

**City of Locust Grove**  
**Council Workshop Meeting Minutes**  
**Public Safety Building – Courtroom Chamber**  
**3640 Highway 42 S. – Locust Grove, GA 30248**  
**Monday, June 7, 2021**  
**6:00 PM**

<b>Members Present:</b>	<b>Staff Present:</b>
Robert Price – Mayor	Tim Young – City Manager
Carlos Greer – Councilman	Bert Foster – Assistant City Manager
Willie Taylor – Councilman	Misty Spurling – City Clerk
Keith Boone – Councilman	Jennifer Adkins – Assistant City Clerk
Rod Shearouse – Councilman	Gewel Richardson – Planner II
Rudy Breedlove – Councilman	Derrick Austin - Police Chief
Vincent Williams – Councilman	Jack Rose – Public Works Director
	Anna W. Ogg – Main Street Director
	Andy Welch - Attorney
	<b>Staff not present:</b>
	Daunte’ Gibbs – Community Development Director

Mayor Price called the meeting to order at 6:00 PM

Invocation given by Chief Derrick Austin

Councilman Shearouse led the Pledge of Allegiance.

**APPROVAL OF AGENDA** –

Mayor Price asked for a motion. Councilman Greer made the motion to approve the June 7, 2021 meeting agenda.

RESULT	APPROVED AGENDA
MADE MOTION	COUNCILMAN GREER
2 <sup>ND</sup> MOTION	COUNCILMAN BREEDLOVE
VOTE	MOTION CARRIED - ALL IN FAVOR

**PUBLIC COMMENTS** –

Mayor Price opened to public comments.

Mrs. Carol Maker, agent for Sunrise Builders, Inc. stepped forward to comment. Mrs. Maker said she wanted to clarify the process with their plan of development and pricing of homes going forward. Mrs. Maker said they will not price the home or enter a contract unless the home has the framing package and/or in process of being framed. Discussion took place, and Mrs. Maker said she hopes this will ease some concerns that were brought up in the last meeting. Nothing further.

**PUBLIC HEARING ITEMS** – NONE

**APPROVAL OF THE MINUTES –**

**1. MAY 3, 2021- REGULAR MEETING MINUTES –**

Mayor Price asked for a motion. Councilman Greer made the motion to approve the May 3, 2021 regular meeting minutes.

RESULT	APPROVED MAY 3, 2021 REGULAR MEETING MINUTES
MADE MOTION	COUNCILMAN GREER
2 <sup>ND</sup> MOTION	COUNCILMAN TAYLOR
FAVOR	MOTION CARRIED – ALL IN FAVOR

**2. MAY 17, 2021- WORKSHOP MEETING MINUTES –**

Councilman Shearouse made a comment to note Councilman Williams was present at this meeting.

Mayor Price asked for a motion. Councilman Taylor made the motion to approve the May 17, 2021 workshop meeting minutes as noted.

RESULT	APPROVED MAY 17, 2021 WORKSHOP MEETING MINUTES
MADE MOTION	COUNCILMAN TAYLOR
2 <sup>ND</sup> MOTION	COUNCILMAN BREEDLOVE
FAVOR	MOTION CARRIED – ALL IN FAVOR

**3. MAY 17, 2021 EXECUTIVE SESSION MEETING MINUTES –**

Mayor Price asked for a motion. Councilman Greer made the motion to approve the May 17, 2021 executive session meeting minutes.

RESULT	APPROVED MAY 17, 2021 EXECUTIVE SESSION MEETING MINUTES
MADE MOTION	COUNCILMAN GREER
2 <sup>ND</sup> MOTION	COUNCILMAN BREEDLOVE
FAVOR	MOTION CARRIED – ALL IN FAVOR

**ACCEPTANCE OF THE FINANCIAL STATEMENT –**

**4. APRIL 2021 FINANCIAL STATEMENT –**

Mayor Price asked for a motion. Councilman Williams made the motion to approve the April 2021 Financial Statement.

RESULT	APPROVED APRIL 2021 FINANCIAL STATEMENT
MADE MOTION	COUNCILMAN WILLIAMS
2 <sup>ND</sup> MOTION	COUNCILMAN GREER
FAVOR	MOTION CARRIED – ALL IN FAVOR

**5. MAY 2021 FINANCIAL STATEMENT –**

Mayor Price asked for a motion. Councilman Taylor made the motion to approve the May 2021 Financial Statement.

RESULT	APPROVED MAY 2021 FINANCIAL STATEMENT
MADE MOTION	COUNCILMAN TAYLOR
2 <sup>ND</sup> MOTION	COUNCILMAN GREER
FAVOR	MOTION CARRIED – ALL IN FAVOR

**UNFINISHED BUSINESS/ACTION ITEMS –**

**6. Ordinance to rezone 17.78 +/- acres located at 209 Bowden Street (Parcel ID: 128-02017000) in LL 199 of the 2<sup>nd</sup> district -**

Mayor Price asked for a motion. Councilman Shearouse made the motion to approve the request by approving ordinance #21-06-035.

RESULT	APPROVED ORDINANCE #21-06-035
MADE MOTION	COUNCILMAN SHEAROUSE
2 <sup>ND</sup> MOTION	COUNCILMAN BREEDLOVE
VOTE	MOTION CARRIED – FIVE IN FAVOR (SHEAROUSE, BOONE, TAYLOR, WILLIAMS, BREEDLOVE) AND ONE OPPOSED (GREER)

**7. Ordinance to amend Section 17.04.060 (D)(9), entitled multi-family residential district, of the City of Locust Grove Code of Ordinances –**

Mayor Price said he was aware of a request by Mr. Lang of a written request for items seven and eight be tabled tonight, but we are not proceeding with tabling. However, will be denying the requests tonight. Attorney Andy Welch made a comment the request to table does not have to be granted.

Mayor Price asked for a motion. Councilman Shearouse made the motion to deny the request.

RESULT	REQUEST DENIED
MADE MOTION	COUNCILMAN SHEAROUSE
2 <sup>ND</sup> MOTION	COUNCILMAN TAYLOR
FAVOR	MOTION CARRIED – ALL IN FAVOR

Discussion took place and Mr. Young confirmed the applicant cannot apply again for six months.

**8. Ordinance to rezone 37.953 +/- acres located at 300-590 Market Place Blvd (Parcel ID: 112-01013000) in LL 201 of the 2<sup>nd</sup> district –**

Mayor Price asked for a motion. Councilman Shearouse made the motion to deny the request.

RESULT	REQUEST DENIED
MADE MOTION	COUNCILMAN SHEAROUSE
2 <sup>ND</sup> MOTION	COUNCILMAN GREER
FAVOR	MOTION CARRIED – ALL IN FAVOR

Mayor Price made a comment we will be working diligently within the next six to twelve months to come to an agreement that will be beneficial to the city and developer. Our goal is to be mindful of the growth of the City of Locust Grove and make good decisions for all.

**9. Resolution to approve the 2021-2022 Memorandum of Understanding with GA Department of Community Affairs for Main Street Program –**

Mayor Price asked for a motion. Councilman Greer made the motion to approve the request by approving resolution 21-06-036.

RESULT	APPROVED RESOLUTION #21-06-036
MADE MOTION	COUNCILMAN GREER
2 <sup>ND</sup> MOTION	COUNCILMAN SHEAROUSE
FAVOR	MOTION CARRIED – ALL IN FAVOR

**10. Ordinance to approve the addition of a newly created position class to the Police Department –**

Mayor Price asked for a motion. Councilman Williams made the motion to approve the request by approving ordinance #21-06-037.

RESULT	APPROVED ORDINANCE #21-06-037
MADE MOTION	COUNCILMAN WILLIAMS
2 <sup>ND</sup> MOTION	COUNCILMAN BREEDLOVE
FAVOR	MOTION CARRIED – ALL IN FAVOR

**11. Ordinance to approve the final design concept for the Locust Grove Scatter Garden/Veteran’s Memorial –**

Mayor Price asked for a motion. Councilman Williams made the motion to approve the request by approving ordinance 21-06-038.

RESULT	APPROVED ORDINANCE #21-06-038
MADE MOTION	COUNCILMAN WILLIAMS
2 <sup>ND</sup> MOTION	COUNCILMAN SHEAROUSE
FAVOR	MOTION CARRIED – ALL IN FAVOR

**12. Approval of a Special Event Permit for a fireworks sale for TNT Fireworks –**

Mayor Price asked for a motion. Councilman Breedlove made the motion to approve the request.

RESULT	APPROVED SPECIAL EVENT
MADE MOTION	COUNCILMAN BREEDLOVE
2 <sup>ND</sup> MOTION	COUNCILMAN SHEAROUSE
FAVOR	MOTION CARRIED – ALL IN FAVOR

**13. Resolution approving the architectural plans submitted for Dollar General, located at the corner of Stanley K. Tanger Blvd and Elementary Drive –**

Mayor Price asked for a motion. Councilman Taylor made the motion to approve the request by approving resolution 21-06-039.

RESULT	APPROVED RESOLUTION #21-06-039
MADE MOTION	COUNCILMAN TAYLOR
2 <sup>ND</sup> MOTION	COUNCILMAN SHEAROUSE
FAVOR	MOTION CARRIED – ALL IN FAVOR

**NEW BUSINESS/ACTION ITEMS –**

**14. Resolution to award the bid for services associated with the installation of lightning arrestors for City Hall and the Public Safety Building –**

Assistant City Manager Bert Foster said this is a request for permission to award the bid for services associated with the installation of lightning arrestors on City Hall and the Public Safety Building. Two companies performed onsite evaluations and provided estimates, including the lowest from Vickery Lightning Protection in the amount of \$78,075.00. The city recommends awarding the bid to Vickery Lightning Protection of Dahlonega, GA.

Mayor Price asked for a motion. Councilman Williams made the motion to approve the request by approving resolution #21-06-040.

RESULT	APPROVED RESOLUTION #21-06-040
MADE MOTION	COUNCILMAN WILLIAMS
2 <sup>ND</sup> MOTION	COUNCILMAN BOONE
FAVOR	MOTION CARRIED – ALL IN FAVOR

**15. An Ordinance to adopt a Moratorium on accepting zoning map amendment applications, building permit applications, development plans, preliminary plats and/or final plat applications for the creation of new multi-family residential developments in the city for a period of one-hundred eighty (180) days –**

Assistant City Manager Bert Foster led discussion staff is seeking a 180-day moratorium on multifamily developments to allow time to review and revise the City’s growth management strategy. The multifamily development is exceeding all other housing options and the density provisions are not feasible as currently written.

Councilman Greer asked why contemplating amending residential growth regulation ordinance and not the ordinance related to warehouses too? Councilman Greer said he agrees with growth management; however, said he feels like the growth is not being managed. Mr. Foster replied the revisions were made to the M-1 and R-3 ordinance and this is the next step to look at how we compare to other jurisdictions. Mr. Young made a comment we do not have an ordinance to accommodate the request per the Gateway Town Center area. Mr. Young said we want to review our growth ordinance as well to make sure we address medium/low-density and single family to avoid overbuilding of apartments and an imbalance in the area. Multifamily is the goal and in the most demand, and the best thing right now is to not approve until we have a better plan.

Councilman Greer asked if all aspects of the city’s growth are multi-family and single family and Mr. Young replied yes.

Councilman Shearouse asked the reason to rewrite the ordinance. Discussion took place and Mr. Foster replied to find balance with the product.

Mayor Price asked for a motion. Councilman Breedlove made the motion to approve the request by approving ordinance #21-06-041.

RESULT	APPROVED ORDINANCE #21-06-041
MADE MOTION	COUNCILMAN BREEDLOVE
2 <sup>ND</sup> MOTION	COUNCILMAN SHEAROUSE
FAVOR	MOTION CARRIED – ALL IN FAVOR

**CITY MANAGER’S COMMENTS –**

Mr. Young stepped forward and asked for everyone to remember those families dealing with loss or illness. Also, remember we need the information for the GMA Conference tonight so that we can be ready for registration tomorrow. We will be away tomorrow and Wednesday for the mini retreat in Hampton. Nothing further.

**MAYOR’S COMMENTS – NONE**

**EXECUTIVE SESSION – NONE**

**ADJOURNMENT –**

Mayor Price asked for a motion to adjourn. Councilman Breedlove made the motion to adjourn.

RESULT	APPROVED – ADJOURN MEETING
MADE MOTION	COUNCILMAN BREEDLOVE
2 <sup>ND</sup> MOTION	COUNCILMAN SHEAROUSE
FAVOR	MOTION CARRIED MEETING ADJOURNED @ 6:27 PM.

Notes taken by:

\_\_\_\_\_  
Misty Spurling, City Clerk