



CITY OF KINGSLAND, GEORGIA

CITY COUNCIL

MINUTES • DECEMBER 13, 2021

Regular Meeting

Webex

6:00 PM

Online Meeting Via WEBEX, Kingsland, GA 31548

I. PUBLIC HEARING - STARTS AT 6:00PM

Mayor Day called the Public Hearing to order at 6:00 PM via WEBEX.

1. Public Hearing for the Purpose of Considering the Application for an Alcohol License for Unleashed Camden, LLC -

Tiffany Acebo, acting agent for Unleashed Camden, LLC, is applying for an alcohol license for consumption of beer and wine on premise. The business is located at 258 Haddock Road.

No one came forward to speak.

2. Public Hearing for the Purpose of Considering the Application for an Alcohol License for Ruby Tuesday Operations, LLC -

Benjamin Renberg, acting agent for Ruby Tuesday Operations, LLC is applying for an alcohol license for the sale of beer/wine/liquor by the drink to be consumed on premise. The business is located at 100 Crown Pointe Parkway.

No one came forward to speak.

3. Public Hearing for Re-Zoning - Parcel 120 008J -

Joss Josselyn with Josselyn Homes, Inc. has applied for a re-zoning of parcel 120 008J containing approximately 12.50 acres located on the east side of Marsh Harbour Parkway. The applicant is requesting the parcel be re-zoned to PD/R-2 (Planned Development/Low Density Residential) for the purpose of a duplex community development. Zoning is currently PD/R-3.

No one came forward to speak.

II. CALL TO ORDER AND WELCOME GUESTS

Mayor Day called the regularly scheduled meeting to order at 6:04 PM via WEBEX.

III. ROLL CALL

James W Galloway

Farran Fullilove

Kristy Chance

Councilman (Remote)

Councilman (Remote)

Councilwoman (Remote)

Alex Blount
Charles Grayson Day Jr.

Mayor Pro Tem (Remote)
Mayor (Remote)

IV. INVOCATION AND PLEDGE TO THE FLAG

Councilwoman Chance gave the Invocation and led in the Pledge to the Flag.

V. CONSENT DOCKET

Mayor Day stated that Mr. Rodney Holmes Jr., who was to give a presentation at the meeting, was unable to attend and that the presentation would be postponed.

RESULT:	APPROVED [UNANIMOUS]
MOVER:	Farran Fullilove, Councilman
SECONDER:	James W Galloway, Councilman
AYES:	Galloway, Fullilove, Chance, Blount

- A. Approve the Council Minutes of the last regular Council Meeting
- B. Approve the Agenda as Presented
- C. Approve the Payments of Accounts Payable as Due and Funds Available

VI. PRESENTATION

Presentation was postponed per the presenter.

VII. GRANTING AUDIENCE TO THE PUBLIC

No one came forward to speak.

VIII. OLD BUSINESS

There was no old business.

IX. PLANNING AND ZONING

1. Approval of Re-Zoning - Parcel 120 008J -

Joss Josselyn with Josselyn Homes, Inc. has applied for a re-zoning of parcel 120 008J containing approximately 12.50 acres located on the east side of Marsh Harbour Parkway. The applicant is requesting the parcel be re-zoned to PD/R-2 (Planned Development/Low Density Residential) for the purpose of a duplex community development. The applicant submitted a PD that has been reviewed and approved by the Planning Director and Building Official. Zoning is PD/R-3. *Planning Commission recommends approval.*

RESULT: **APPROVED [UNANIMOUS]**
MOVER: Alex Blount, Mayor Pro Tem
SECONDER: James W Galloway, Councilman
AYES: Galloway, Fullilove, Chance, Blount

2. Approval of Preliminary Plat - Marsh Harbour -

Bennett Surveying, Inc., acting agent for Joss Josselyn, has submitted an application for a preliminary plat approval for Marsh Harbour Subdivision that will consist of 22 duplex lots on approximately 12.50 acres. The preliminary plat has been reviewed by the Planning Department and staff sees no issues at this time. The developer will follow the PD that has been submitted and approved. Zoning is PD/R-2.

Staff recommends approval if re-zoning of PD/ R-2 is approved. *Planning Commission recommends approval.*

RESULT: **APPROVED [UNANIMOUS]**
MOVER: Farran Fullilove, Councilman
SECONDER: Alex Blount, Mayor Pro Tem
AYES: Galloway, Fullilove, Chance, Blount

3. Approval of Home Occupation-103 Cypress Bend-Map & Parcel 107W 016A -

John Sweat has applied for a Home Occupation Permit for a pressure washing business known as "Camden Pro Wash". The applicant has been notified and agrees to the requirements of a Home Occupation as noted in KLADO. Zoning is PD/R-1. *Planning Commission recommends approval.*

RESULT: **APPROVED [UNANIMOUS]**
MOVER: James W Galloway, Councilman
SECONDER: Farran Fullilove, Councilman
AYES: Galloway, Fullilove, Chance, Blount

4. Approval of Home Occupation - 989 May Creek Drive - Map & Parcel 095A 029 -

Joshua Prosen has applied for a Home Occupation Permit for a gutter installation business known as "Freedom Gutters". The applicant has been notified and agrees to the requirements of a Home Occupation as noted in KLADO. Zoning is R-1. *Planning Commission recommends approval.*

Councilman Blount asked Planning Director Scott Kimball how they were addressing concerns from the neighbors. Mr. Kimball stated that he and the code enforcement officer had been to the property to check it. He stated that currently the truck and enclosed trailer are parked on the side of the home. Mr. Kimball also stated that Mr. Prosen had stated he had plans to build a fence to park the truck and trailer behind in the future. Mr. Kimball also stated that this development does not have a homeowners association (HOA), so there is no way to hold Mr. Prosen to the standards being asked for by neighbors. Councilman Fullilove stated that demands being asked of Mr. Prosen were excessive considering he has just moved into the home earlier this year. Councilman Galloway asked where employees would be parking. Mr. Kimball stated that Mr. Prosen was the only employee and that there was no need for additional parking. Councilman Blount asked that these concerns be noted in the minutes in case there was issues in the future.

RESULT:	APPROVED [UNANIMOUS]
MOVER:	Farran Fullilove, Councilman
SECONDER:	Kristy Chance, Councilwoman
AYES:	Galloway, Fullilove, Chance, Blount

X. NEW BUSINESS

1. Approval Of: Alcohol License for Unleashed Camden, LLC -

Tiffany Acebo, acting agent for Unleashed Camden, LLC, is applying for an alcohol license for consumption of beer and wine on premise. The business is located at 258 Haddock Road.

RESULT:	APPROVED [UNANIMOUS]
MOVER:	Kristy Chance, Councilwoman
SECONDER:	James W Galloway, Councilman
AYES:	Galloway, Fullilove, Chance, Blount

2. Approval Of: Alcohol License for Ruby Tuesday Operations, LLC -

Benjamin Renberg, acting agent for Ruby Tuesday Operations, LLC is applying for an alcohol license for the sale of beer/wine/liquor by the drink to be consumed on premise. The business is located at 100 Crown Pointe Parkway.

RESULT: **APPROVED [UNANIMOUS]**
MOVER: James W Galloway, Councilman
SECONDER: Farran Fullilove, Councilman
AYES: Galloway, Fullilove, Chance, Blount

3. Approval Of: 2022 Alcohol Beverage License Renewals -

RESULT: **APPROVED [UNANIMOUS]**
MOVER: James W Galloway, Councilman
SECONDER: Alex Blount, Mayor Pro Tem
AYES: Galloway, Fullilove, Chance, Blount

4. Mayor and Council Appointment to the Camden County Joint Development Authority - Reappointment of Danny Wheeler -

RESULT: **APPROVED [UNANIMOUS]**
MOVER: Alex Blount, Mayor Pro Tem
SECONDER: James W Galloway, Councilman
AYES: Galloway, Fullilove, Chance, Blount

5. Approval Of: 2022 IGA with Camden County Board of Elections & Registration -

An agreement between the City of Kingsland and the Camden County Board of Elections (BOE) to provide that the BOE will conduct all 2022 municipal election(s) according to the terms listed in the agreement, in all respects as required by the election laws set forth in Title 21 of the Official Code of Georgia Annotated. *Staff recommends approval.*

Councilwoman Chance asked if this included any new polling locations. City Manager Lee Spell stated that he would check and let her know.

RESULT: **APPROVED [UNANIMOUS]**
MOVER: Farran Fullilove, Councilman
SECONDER: Alex Blount, Mayor Pro Tem
AYES: Galloway, Fullilove, Chance, Blount

6. Resolution #2021-15: FY2020-21 Year End Budget Revisions -

A resolution to amend the Fiscal Year 2020-2021 budget. *Staff recommends approval.*

RESULT: **APPROVED [UNANIMOUS]**
MOVER: Alex Blount, Mayor Pro Tem
SECONDER: Farran Fullilove, Councilman
AYES: Galloway, Fullilove, Chance, Blount

7. Approval Of: Ordinance 2021-10 Urban Camping -

An ordinance establishing the prohibition of specific defined uses of a public park, public street, city owned property, or private property for a living accommodation using a mobile, movable, or temporary shelter; and other matters. *Staff recommends approval.*

Councilwoman Chance stated that she had concerns with how this ordinance was written. She stated that by adding fines or possible arrests to those individuals effected would only add additional hardships. Councilwoman Chance stated she would like to see the ordinance be solution based, but understands that would not be easy to do. Mayor Day stated that the city needs to provide a safe environment for it's citizens and that setting up encampments on public property could potentially lead to a bunch of bad things happening. Mayor Day also pointed out Section E of the ordinance that stated that no person could be arrested for this violation until that individual has received prior written or verbal warnings. Councilman Blount stated that this was the first time writing this kind of ordinance and that there was no reason to think it was perfect. Mayor Day asked Police Chief Robert Jones to provide updates 6 months and 12 months from this passing to see what may need amending.

RESULT: **APPROVED [UNANIMOUS]**
MOVER: James W Galloway, Councilman
SECONDER: Farran Fullilove, Councilman
AYES: Galloway, Fullilove, Chance, Blount

8. Approval Of: First Amendment to Subrecipient Agreement Grant # MITINF-2-007 -

An amendment to the CDBG-MIT Infrastructure Grant Sub-Recipient Agreement to 1) Correct the Point of Contact to Dr. C. Grayson Day, Jr., and 2) Move Special Conditions 1 & 2 to General Conditions 10 and 11. These Special Conditions were moved to General Conditions because they will be on-going for the duration of the grant. *Staff recommends approval.*

RESULT: **APPROVED [UNANIMOUS]**
MOVER: Farran Fullilove, Councilman
SECONDER: Kristy Chance, Councilwoman
AYES: Galloway, Fullilove, Chance, Blount

XI. AUDIENCE REMARKS

Mr. Keith Johnston, of 105 Harvard Court, Kingsland, asked to speak to council about his concerns on two items. City Manager Lee Spell stated that he should have spoken during the "Granting Audience to the Public" section of the meeting but asked Mayor Day if he would consider allowing Mr. Johnston to speak. Mayor Day stated this is was not normally approved, but he would allow it this time. Mr. Johnston first spoke on the Urban Camping Ordinance. He stated that he works with Pastor Ham with Missions for Camden. Mr. Johnston stated that Pastor Ham had been trying to get city approval for him to open a homeless shelter and that the city needs to work with them on getting this approved. Mr. Johnston also addressed council about the home occupation permit for Mr. Joshua Prosen at 989 Maycreek Drive, Kingsland. Mr. Johnston stated that we was not opposed the approval of the permit, but he was opposed to Mr. Prosen parking the truck and trailer in the grass beside his home. Mr. Johnston stated that there are no other commercial vehicles in the neighborhood that park in the grass and he feels this will degrade the landscaping in the area.

XII. MAYOR AND COUNCIL ANNOUNCEMENT

Councilman Fullilove stated that he would not be at the January 10, 2022 meeting. Mayor Day gave kudos to Mrs. Paula Chamberlin and the KDDA for a great Christmas event on December 9, 2021.

XIII. ADJOURNED

Councilman Fullilove made a motion to adjourn the meeting.
Councilman Blount seconded the motion.

The meeting adjourned at 6:43 PM.