



CITY OF KINGSLAND, GEORGIA

CITY COUNCIL

AGENDA • MARCH 14, 2022

Regular Meeting

City Council Chamber

6:00 PM

107 South Lee Street - City Hall, Kingsland, GA 31548

I. PUBLIC HEARING - STARTS AT 6:00PM

1. Public Hearing for De-Annexation-Map & Parcel 094 019N -

Michael Tomko & Debra Tomko have applied for a De-Annexation of their property located at Brazell Lane containing approximately 12.21 acres. The parcel is undeveloped at this time. There is no water or sewer availability in the immediate area. It would not be feasible for the city or the applicants to install water and sewer to the parcel. The parcel as shown, is on an island with no adjacent city parcels. The de-annexation would only have a negative effect on the tax digest of the city. Zoning is R-1.

2. Public Hearing for Re-Zoning - 580 East King Avenue - Map & Parcel K22 01 003 -

Cortney Taylor, acting agent for the property owners' Barbara & Patrick LeBlanc has applied for a re-zoning of parcel K22 01 003 containing a total of approximately 1.01 acres located at 580 E. King Ave. The applicant will be leasing the property with intent of purchasing for the purpose of an Event Planning Center and eventually a full service restaurant. The applicant is requesting the property be zoned to C-2 (General Commercial). Current Zoning is MU (Mixed Use) and is in the C-1A District.

3. Public Hearing for the Purpose of Considering the Application for an Alcohol License for M & a Seafood Market -

Alkina Daniels, acting agent for M & A Seafood Market, is applying for an alcohol license for packaged retail sales of beer/wine. The business is located at 100 North Lee Street.

II. CALL TO ORDER AND WELCOME GUESTS

III. ROLL CALL

Charles Grayson Day Jr.
James W Galloway
Farran Fullilove
Kristy Chance

Mayor
Councilman
Councilman
Councilwoman

Alex Blount

Mayor Pro Tem

IV. INVOCATION AND PLEDGE TO THE FLAG**V. CONSENT DOCKET**

- 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. GRANTING AUDIENCE TO THE PUBLIC**VII. OLD BUSINESS****VIII. PLANNING AND ZONING**

1. Approval of Ordinance 2022-03 - De-Annexation-Map & Parcel 094 019N -

Michael Tomko & Debra Tomko have applied for a De-Annexation of their property located at Brazell Lane containing approximately 12.21 acres. The parcel is undeveloped at this time. There is no water or sewer availability in the immediate area. It would not be feasible for the city or the applicants to install water and sewer to the parcel. The parcel as shown, is on an island with no adjacent city parcels. The de-annexation would only have a negative effect on the tax digest of the city. Zoning is R-1. *Planning Commission recommends approval.*

2. Approval of Re-Zoning - 580 East King Avenue - Map & Parcel K22 01 003 -

Cortney Taylor, acting agent for the property owners' Barbara & Patrick LeBlanc has applied for a re-zoning of parcel K22 01 003 containing a total of approximately 1.01 acres located at 580 East King Avenue. The applicant will be leasing the property with intent of purchasing for the purpose of an Event Planning Center and eventually a full service restaurant. The applicant is requesting the property be zoned to C-2 (General Commercial).

Current Zoning is MU (Mixed Use) and is in the C-1A District.

Staff recommends approval with the following condition:

- 1) Opaque fencing will be required along the west and south sides of the property that are adjacent to residential property.

Planning Commission recommends approval.

3. 3815 : Approval of Home Occupation-133 Greentree Circle - Map & Parcel 095F 017A -

Deborah Gordon has applied for a Home Occupation Permit for a decorative sign business known as "Beach Creek Outfitters & Designs, LLC". 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.*

4. Approval of Home Occupation Permit - 103 East Lilly Street - Map & Parcel K16 03 003 -

Paula Chamberlin has applied for a Home Occupation Permit for a wooden door hanger business known as "Coastal Drifter". The applicant has been notified and agrees to the requirements of a Home Occupation as noted in KLADO. Zoning is C-1. *Planning Commission recommends approval.*

5. Approval of Home Occupation Permit - 102 Summerbrook Trail - Map & Parcel 095D 077 -

Shaniqua Taylor has applied for a Home Occupation Permit for an alteration business know as "Shaniqua Taylor's Alterations". 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.*

6. Approval of Home Occupation-108 Castle Oak Ct.-Map & Parcel 082H 042 -

Vincent Volpe has applied for a Home Occupation Permit for an on-line firearms business known as "Storm Firearms, LLC". The applicant has been notified and agrees to the requirements of a Home Occupation as noted in KLADO. The applicant also understands that a business license will not be granted until the applicant submits his Federal Firearms License to the Planning Department. Zoning is PD/R-1. *Planning Commission recommends approval.*

7. Approval of Final Plat - Lake Victoria Phase V -

The final plat for Lake Victoria Phase V will consist of 10 single family lots on a total of 2.85 acres. All engineering and planning reviews have been completed and approved and the developer, Soncel, Inc., will still abide by the original PD that was approved in 2006 by City Council. Zoning is PD/R-1. *Planning Commission recommends approval.*

8. Approval of Amendment to Original PD for Crooked River Estates -

The original PD for Crooked River Estates was approved by the City Council in 2008 that was submitted by Prospectus, LLC. The property was never completely developed and no lots were ever sold. Prospectus, LLC has submitted an amended PD and is now planning on developing the property for a 306 lot subdivision. If the amended PD is approved, Prospectus, LLC will then submit a Preliminary Plat within the next few months. The Planning, Building and Public Works staff met with the Prospectus, LLC team members on two occasions and all departments have reviewed the amended PD along with the E-One sewer system information and design details. Staff sees no issues with the Amended PD and Public Works is in agreement for the development to use the E-One sewer system. Zoning is PD-R-1. *Planning Commission recommends approval.*

IX. NEW BUSINESS

1. Approval Of: Alcohol License for M & A Seafood Market -

Alkina Daniels, acting agent for M & A Seafood Market, is applying for an alcohol license for packaged retail sales of beer/wine. The business is located at 100 North Lee Street.

2. Proclamation Honoring the Partnership and Commitment of Radio Kings Bay Inc. to the Citizens of Kingsland and the Camden County Community -

3. Bid Award: Email Hosting Services -

Approval of Computer Discount Warehouse (CDW) Customer Service Order for the purchase of 120 Google Workspace Business Starter Licenses that includes but is not limited to Gmail, Docs, Forms, Drive, and Calendar. The Google platform meets cyber security standards for our insurance requirements under GIRMA.

Staff recommends lowest cost per user CDW-Google Workspace at \$5.24/user for 120 users at an annual cost of \$7,539.60.

4. Bid Award: Purchase of One 1/2 Ton Super Crew Cab for Fire Department -

Staff recommends 2022 Ford F150 SuperCrew Cab, (4X4) from Wade Ford for \$34,627 (includes delivery). Wade Ford's quote qualified under the City's local vendor policy to match the low bid and has agreed to do so. Council was polled on March 1, 2022 to move forward with the award. A majority vote in favor was received.

5. Approval Of: Amendment to the Kingsland Redevelopment Powers Policy -

Proposed amendments include adding the definition of "Applicant" which was missing from the original document, consolidating all definitions into one section, and revising Item "B" under Section IV reserving the city's right to determine the amount and allocation of TAD increment generated by the project. *Staff recommends approval.*

6. Approval Of: Resolution #2022-03 - Adopting Schedule of Fines and Forfeitures
-

A resolution to replace our current fines and forfeitures schedule to be more in line with similarly situated jurisdictions. *Staff recommends approval.*

7. Approval Of: Ordinance #2022-04 - Amendment to Ordinance Chapter 13, Sec 13-1 Schedule of Fines and Forfeitures -

An amendment to adopt the new schedule of fines and forfeitures. *Staff recommends approval.*

8. Approval Of: Intergovernment Service Agreement for Interim Chief of Police -

An IGA between the City of Kingsland and the Camden County Sheriff Department and Camden County Board of Commissioners (Sheriff et al.) for Interim Chief of Police Services and to establish compensation for said services.

9. Approval Of: Georgia Recreational Trails Grant Application Resolution -

A Resolution by the Mayor and Council authorizing the application for a grant under the Georgia Recreational Trails Program. This grant requires a 20% match (in-kind services) and will fund Phase I of the Trailhead at the Sanctuary at Kingsland Reserve. *Staff recommends approval.*

X. MAYOR AND COUNCIL ANNOUNCEMENT

XI. ADJOURNED