



CITY OF KINGSLAND, GEORGIA

CITY COUNCIL

MINUTES • DECEMBER 12, 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

Mayor Day opened the Public Hearing at 6:00 PM.

1. Public Hearing for the Purpose of Considering an Alcohol License for The Makery on Lee -

Angela Haliwell, acting agent for The Makery on Lee is applying for an alcohol license for the sale of beer/wine by the drink to be consumed on premises. The business is located at 111 South Lee Street.

No one came forward to speak.

II. CALL TO ORDER AND WELCOME GUESTS

Mayor Day called the regularly scheduled meeting to order at 6:01 PM.

III. ROLL CALL

James W Galloway	Councilman	
Farran Fullilove	Councilman	
Kristy Chance	Councilwoman	(Absent)
Alex Blount	Mayor Pro Tem	(Remote)
Charles Grayson Day Jr.	Mayor	

IV. INVOCATION AND PLEDGE TO THE FLAG

Councilman Fullilove gave the Invocation and led in the Pledge to the Flag.

V. CONSENT DOCKET

The Camden House presentation was removed per Ms. Marcie Costello's request.

RESULT: **APPROVED AS AMENDED [UNANIMOUS]**

MOVER: Farran Fullilove, Councilman

SECONDER: James W Galloway, Councilman

AYES: Galloway, Fullilove, Blount

ABSENT: Chance

- 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

1. Presentation: Water and Sewer Utility Master Plan -

Carter and Sloope

Jared Wozny with Carter and Sloope, Consulting Engineers, gave an update on new and upcoming water and sewer projects for the city.

VII. GRANTING AUDIENCE TO THE PUBLIC

1. Mr. Steve Fahey with Habitat for Humanity Camden County told council he was there for the variance request item on the agenda and was available for any questions.
2. Ms. Kiisa Kennedy, 602 North Camden Street, Kingsland, spoke in opposition of these variances. Ms. Kennedy stated that this area needed sidewalks and street lights and if the variances are granted, there won't be any yard left for the homeowners.
3. Mr. Nelson Cummings, 233 Woodbridge Road, Kingsland, addressed council and asked if mayor and council had considered the citizen review board he has asked about when he last spoke to council. Mayor Day stated that with the new police chief in place, council was going to let Chief Evans decide if he would like to pursue it. Mr. Cummings also asked if mayor and council had looked at the areas he given when he last spoke to council. He stated that North Orange Edwards Boulevard needs drastic help. City Manager Lee Spell asked for specific items that needed help. Mr. Cummings stated they needed street lighting and sidewalks along the side streets. Mr. Cummings also stated the children needed a playground and that they currently play basketball in the street. Mayor Day stated that the Camden County Public Service Authority(PSA) handles the parks in the county and that he would bring the need to the PSA board.

VIII. OLD BUSINESS

There was no old business.

IX. PLANNING AND ZONING

1. Approval of Variance - Parcel K07 05 003 - 605 North Georgia Street -

Steve Fahey, with Habitat for Humanity is requesting two variances to KLADO. The first Variance is to Article VII, Section 70-1.1 #1 -Minimum Lot size of 10,000 square feet in an R-1 Zoning District. Applicant is requesting to be able to build a single family residence on each of the two newly created parcels, with each parcel being 6,767 square feet in size. The second variance is to Article VII, Section 70.1.1 #5b -15' rear set back requirement in a R-1 Zoning District. Applicant is requesting a 6.5' variance to the rear set back requirements. The proposed building plans cannot meet the rear setback requirements due to the lot size. Zoning is R-1. *Planning Commission recommends approval.*

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

2. Approval of Home Occupation - 212 Jake Colton Drive -Map & Parcel 106D 045 -

Chi Brngh has applied for a Home Occupation Permit for an online retail business known as "CB SHOP US, LLC". 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:	Farran Fullilove, Councilman
SECONDER:	James W Galloway, Councilman
AYES:	Galloway, Fullilove, Blount
ABSENT:	Chance

3. Approval of Home Occupation - 103 Bluebell Drive - Map & Parcel 107O 024 -

Melissa Young has applied for a Home Occupation Permit for an online T-Shirt business known as "The Sweet Tee Y'all". 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: Farran Fullilove, Councilman
SECONDER: James W Galloway, Councilman
AYES: Galloway, Fullilove, Blount
ABSENT: Chance

X. NEW BUSINESS

1. Approval Of: Alcohol License for The Makery on Lee -

Angela Haliwell, acting agent for The Makery on Lee is applying for an alcohol license for the sale of beer/wine by the drink to be consumed on premises. The business is located at 111 South Lee Street.

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

2. Approval Of: 2023 Alcohol License Renewals -

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

3. Council Appointments to the Kingsland Planning Commission -

Each Member of the Board serves for a two year term -

Mayor Day - two (2) appointments -

Councilman Blount - one (1) appointment -

Councilman Fullilove - one (1) appointment -

Councilman Galloway - one (1) appointment -

Councilwoman Chance - one (1) appointment -

Council - one (1) appointment -

Mayor Day re-appointed Matthew Hooks and appointed Kathy Markes.

Councilman Blount appointed Brad Shucks.

Councilman Fullilove appointed Walter Fuller Jr.

Councilman Galloway re-appointed Fyrth Morris
Council collectively re-appointed Bryant Shepard.

Councilwoman Chance will make her appointment at the next regular scheduled meeting.

4. Approval Of: Intergovernmental Agreement with Camden County Board of Education for in the City of Kingsland TAD #2 - Camden Woods -

An intergovernmental agreement between the City of Kingsland and the Camden County Board of Education for inclusion in the City of Kingsland Tax Allocation District #2 - Camden Woods.

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

5. Approval Of: Camden County Board of Education TAD #2 Resolution -

Resolution by the Camden County Board of Education giving consent to the inclusion of education ad valorem taxes within the City of Kingsland TAD #2 - Camden Woods in accordance with Redevelopment Powers Law, O.C.G.A. 36-449(b).

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

6. Resolution #2022-11: FY2021-2022 Year End Budget Revisions -

A resolution to amend the Fiscal Year 2021-2022 budget. *Staff recommends approval.*

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

7. Approval Of: Resolution 2022-12 Establishment and Maintenance of Certificate of Deposits Authorized -

Resolution authorizing establishing and maintaining certificate of deposits with Multi-Bank Securities, Inc.

Councilman Blount asked if this just reestablished our current CD's. Finance Director Filiz Morrow stated that in 2016, the city moved money from these when the rates dropped. Now that rates have increased, we are moving some money back over to CD's.

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

8. Acceptance Of: Ryan's Cove Phase 2 - Right of Way -

Ronald Sawyer with Live Oak Coastal Homes, LLC has submitted a Quit Claim Deed requesting the City to accept the 50' Right of Way with all infrastructure of Ryan's Cove Phase 2. The final plat was approved December 2020 and the one year warranty period ended in April 2022. An inspection of the infrastructure was completed with no issues found.

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

9. Approval Of: Boone Street Traffic Signal Warrant Study -

Atlas Technical Consultants, LLC Service Agreement for Traffic Signal Warrant Study at 5 locations on Boone Street. Atlas proposes to perform traffic engineering services in City of Kingsland for a signal warrant analysis at the intersections of Boone Street at I-95 Northbound Ramp, I-95 Southbound Ramp, Crown Pointe Parkway, Haddock Road, and Middle School Road. All the intersections are existing 3-way, stop-controlled intersections and are proposed to become signalized. Proposed lump sum fee is \$17,500.00

Councilman Blount asked if the Transportation Alternatives Program (TAP) would cover the cost of this study. City Manager Lee Spell stated that he had reached out to see if the TAP grant would cover this, but had not heard back. Councilman Blount then asked if the Department of Transportation (DOT) would accept a third party recommendation. Mr. Spell stated he wasn't sure. A motion was made to postpone this item until answers were received from DOT.

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

10. Bid Award: Purchase of Side Load Refuse Truck with Cab Chassis -

Staff recommends the 2023 Heil DuraPack from Associated Fuel Systems, Inc for \$365,156. This is the only one available immediately with the other ones being 10 to 12 months out. Budget amount is \$350,000; \$15,156 will come from contingency. Price includes delivery.

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

11. Bid Award: Purchase of Used Vehicles -

Council previously authorized staff to move forward with the purchase of used vehicles for various departments. Five vehicles totaled \$162,040 with a budgeted amount of \$156,000. \$6,040 will need to move from contingency to cover the excess. *Staff recommends approval.*

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

12. Bid Award: Purchase of Residential Trash Cans -

Bids were received for residential trash cans for half load (approx. 300 cans) and full load (approx. 580 cans). *Staff recommends purchasing a full load from the qualified low bidder, Toter, LLC, for a total price of \$36,360.76(includes delivery). The other bidder did not meet the specifications in the RFP.*

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

XI. MAYOR AND COUNCIL ANNOUNCEMENT

Councilman Galloway wished everyone a safe and Merry Christmas.

Councilman Blount wanted to recognized Assistant Finance Director for getting the online payments up and going for Business License.

Councilman Fullilove wished everyone a Merry Christmas and reminded everyone to come out to the Home Grown Market held downtown.

Mayor Day stated that the Catfish Festival was phenomenal and the Christmas in Downtown was better than last year. He thanked Paul and Paula Chamberlin and all of the Downtown Development Authority for all of their hard work.

XII. ADJOURNED

Councilman Fullilove made a motion to adjourn the meeting.

Councilman Galloway seconded the motion.

The motion passed unanimously.

The meeting adjourned at 6:39 PM.