



CITY OF KINGSLAND, GEORGIA

CITY COUNCIL

AGENDA • JUNE 10, 2024

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 the Purpose of Considering an Alcohol License for Parker's Kitchen Store #120 -

Gregory Michael Parker, owner of Gregory M. Parker, Inc. and Lucy L. Oglesbee, Store Manager, are applying for an alcohol license for the sale of retail packaged beer/wine at the Parker's Kitchen Store #120. The business is located at 1215 East King Avenue.

II. CALL TO ORDER AND WELCOME GUESTS

III. ROLL CALL

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

Mayor
Councilman
Councilman
Councilwoman
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 Home Occupation - 836 East Hilton Avenue - Map & Parcel K17A 01 001E -

Howard Day has applied for a Home Occupation Permit for a handyman/construction service business known as "Brighter Day's Handyman/Construction Service, 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.

2. Approval of ROW Acceptance - Settler's Hammock Phase 3 -

Lamar Smith with LSSD Settler's Hammock, LLC has submitted a Quit-Claim Deed requesting the City of Kingsland to accept a 50' ROW with all infrastructure within Settler's Hammock Phase 3 that includes Daniel Trent Way and Olson Way. An inspection of the infrastructure was completed by the Planning Department and Public Works in April of 2024 and no issues were found, all infrastructure was in good working order. The submitted Quit Claim Deed is attached to this report. Zoning is PD/R-1.

Planning Commission recommends approval.

3. Approval of Special Use Permit-1801 Harrietts Bluff Rd.-Map & Parcel 093 017A -

Chunlan Zhao has applied for a Special Use Permit for parcel 093 017A located at 1801 Harrietts Bluff Road. The purpose of the Special Use Permit is for the applicant to be able to operate a retail business that includes the sale of decorative steel gates, roof panels, and other building materials in a C-4 zoning district. The Kingsland Zoning and Land Development Ordinance, Sec.61.4.2- C-4, Interchange Commercial Permitted Uses does not allow for this type of business.

Planning Commission recommends approval.

4. Approval of Re-Zoning-Parcels 093 054O, 093 054R, and 093 054S -

James Coughlin with Camden County JDA is requesting parcels 093 054O, 093 054R, and 093 054S be re-zoned to I-G (General Industrial) for the purpose of allowing additional types of business uses other than what the existing zoning I-L (Light Industrial) allows. The parcels are located in the Camden County Industrial Park containing a total of approximately 29 acres.

Planning Commission recommends approval.

IX. NEW BUSINESS

1. Approval Of: GMEBS Defined Benefit Ordinance and Adoption Agreement -

An Ordinance to amend and restate the Retirement Plan for the Employees of the City of Kingsland, Georgia, in accordance with and subject to the terms and conditions set forth in the Adoption Agreement, any Addendum to the Adoption Agreement, the Georgia Municipal Employees Benefit System (GMEBS) Basic Plan Document, and the GMEBS Trust Agreement.

Staff recommends approval.

2. Approval of: MainPoint Employee Wellness Clinic MOU FY 2024-2025 -

A Memorandum of Understanding (MOU) establishing a cooperative partnership between the Camden County Board of Commissioners and the City of Kingsland, Georgia for providing onsite clinical medical services by Camden County to employees of the City of Kingsland. The city's pro-rata funding remains at 12% of the \$621,221 FY 24-25 budget, an increase of \$386 per month.

Staff recommends approval.

3. Approval of: Resolution 2024-08 - Establishing Qualifying Dates and Time -

This will set the date and time for qualifying for the 2024 election for City Council Posts #1 and #2.

4. Approval of: Resolution 2024-10 - Level 1 Freeport Exemption for Fulfillment Centers -

This provides a Level 1 Freeport Tax Exemption for Fulfillment Centers as authorized by O.C.G.A. 45-5-48.2. This exemption does not add any tax burden to the citizens of Kingsland or Camden County and makes Kingsland more competitive for companies bringing jobs to our community. This exemption was approved by voter referendum on May 21, 2024.

5. BID AWARD: Sewer Pump -

Staff recommends sole bidder, Southern Civil, for \$793,684. Estimated start date is 3/04/2025.

6. Approval of: Alcohol License for Parker's Kitchen Store #120 -

Gregory Michael Parker, owner of Gregory M. Parker, Inc. and Lucy L. Oglesbee, Store Manager, are applying for an alcohol license for the sale of retail packaged beer/wine at the Parker's Kitchen Store #120. The business is located at 1215 East King Avenue.

X. MAYOR AND COUNCIL ANNOUNCEMENT

XI. ADJOURNED