



## AGENDA

### REGULAR MEETING OF MAYOR AND COUNCIL OF FEBRUARY 19, 2018

#### 6:00 P.M. Work Session

- Call to Order
- City Manager's Report
- Presentation by Governor's Glen Memory Care and Assisted Living Community
- Adjournment

Mayor Butler  
Angela Redding  
Councilwoman  
Bagley

I. Call to Order – 6:30 p.m.

II. Invocation

III. Pledge of Allegiance

IV. Roll Call

V. Comment Period

VI. Approval of Minutes

1. Work Session of Mayor & Council of February 5, 2018
2. Regular Meeting of Mayor & Council of February 5, 2018

VII. Agenda Items

1. Presentation of Proclamation to Forest Park High School Baseball Coach Josh Froneberger.
2. Presentation of Proclamation to Pastor Jeremy C. Tuck, Living Faith Tabernacle, Forest Park, GA.
3. Consider a resolution urging the Georgia General Assembly to oppose de-annexation legislation to create new municipalities; providing for severability, repealing inconsistent resolutions, providing an effective date, and for other purposes.

**BACKGROUND AND SUMMARY:** This Resolution is in support of the entire membership of the Georgia Municipal Association position in the GMA 2018 Legislative Policies that portions of existing municipalities should not be de-annexed to create new municipalities unless consented to by the governing body of the existing municipality or the voters of the existing municipality.

4. Consider a Resolution with respect to the Downtown Development Authority of the City of Forest Park, naming and appointing Directors of the City of the Downtown Development Authority, and designating a Downtown Development Area.

**BACKGROUND AND SUMMARY:** It is proposed that the Downtown Development Authority (DDA) of the City be reactivated and begin operating to finish the development of the Fort Gillem project. The resolution would "reactivate" the DDA and designate a new area which encompasses the Mainstreet area, the City's Opportunity Zone and the Fort Gillem redevelopment area as the City's Downtown Development Area. It also names new members to the DDA.

- VIII. Executive Session for Personnel, Litigation, and Real Estate Matters
- IX. Legal Matters
- X. Comments by Governing Body
- XI. Adjournment



## MINUTES

### WORK SESSION OF MAYOR AND COUNCIL OF FEBRUARY 5, 2018

Call to Order: The Work Session of Mayor and Council of February 5, 2018, was called to order by Mayor Angelyne Butler at 6:00 p.m.

Present: Mayor Angelyne Butler, Councilmembers Kimberly James, Sandra Bagley, Allan Mears, Dabouze Antoine, and Latresa Wells.

Also present were:

Angela Redding	City Manager
Chief Eddie Buckholts	Fire
Colonel Tommy Orr	Police
Major Jamie Reynolds	Police
Mike Blandenburg	Director Finance
Jeff Eady	Director Public Works
Christine Terrell	Director Support Services
Darren Duke	Director IT
Elaine Corley	Director Parks & Recreation
David New	Interim Director PB & Z
Michael Williams	Attorney

City Managers Report: Ms. Redding stated that the Atlanta Journal Constitution published an article in the December 31, 2017 issue in regards to Clayton County becoming a residential destination in the Metro Atlanta area. Mr. Robert Herrig, Atlanta Regional Commission, will be making a presentation on the Comprehensive Plan which is due October, 2018.

Atlanta Regional Commission: Mr. Herrig gave an update on the Comprehensive Plan. The process allows you to develop a vision for your city looking at the future for 25 years out. The City developed a plan back in 2005, did an update in 2010 and you're due for an update now. It allows you to create this vision for the City, set goals and long-term short-term action plan to accomplish that vision. It provides you with plenty of opportunity to receive citizen input with concerns they have, opportunities that they want to see take place, and laying

out a plan for prioritizing the goals and making them happen. Steering committees will be formed and then public meetings will be held to show them our draft ideas and the opportunity to change it if we need to, and hopefully adopt it before the October deadline and give to DCA. The top three required plan elements for all communities: Community goals, Needs and Opportunities, the Action Plan. There are other opt-in elements. The opportunities for engaging the public are: two public meetings, open houses, on-line surveys, and a public website posted with the draft plan. There will be a steering committee meeting next Thursday, February 15, 2018, at 6pm, and one (1) public meeting, steering committee meeting, another public meeting and we can add others if necessary.

City Manager: Ms. Redding publicly thanked the Public Safety and Public Works employees for their hard work during the snow storm.

Public Works: Mr. Eady gave recognition to the Public Works employees who worked through our recent inclement snow weather. Mr. Eady read a letter from the Clorox Corporation commending Public Works for their work during the storm.

Fire: Chief Buckholts gave an update on working with FEMA and will be reimbursed around \$85k city-wide. Chief Buckholts discussed the smoke detector campaign.

Police: Major Reynolds gave an update on the storm damage from the recent inclement snow storm and IRMA.

Salary Increase: Councilman Antoine discussed a twenty percent (20%) pay raise for Mayor & Council. Councilman Antoine stated that Mayor & Council has more than one job and this pay raise would help us because the community work is increasing and because of another job he works, he was unable to leave work to tend to the family that suffered the death. Mr. Antoine stated that we don't want to wait for disaster to happen for us to be able to do our job. Councilman Antoine stated that he's been on the Council the second longest and has not had a raise since he's been here and we need money to help our constituents.

Councilwoman Bagley stated that our needs our passed by the needs of your constituents, the residents, the business owners, and the employees of the City. Councilwoman Bagley stated that we just went round three (3) trying to get a pay increase for our City employees which was frowned upon. She stated that she also has more than one (1) job

and that this Council position should not be your primary source of income. Councilwoman Bagley suggested that this be tabled.

Councilman Mears stated that the City cannot afford to pay a councilmember full-time.

Mayor Butler asked Councilman Antoine how much he was proposing for a pay raise. Councilman Antoine stated twenty percent (20%). Councilman Mears asked for the numbers to be run.

Mayor Butler stated that we would continue this discussion later.

Resolution: Ms. Redding discussed a resolution that supports the GMA  
Stockbridge/ position that portions of existing municipalities should not  
Eagles Landing be de-annexed to create new municipalities. There is an  
effort to create the City of Eagles Landing from portions of  
the City of Stockbridge.

Executive Councilwoman Wells made a motion to recess the Work  
Session: Session and convene into Executive Session at 6:48 p.m. to  
discuss litigation, personnel, and real estate matters.  
Councilman Mears seconded the motion. Voting was  
unanimous in favor of the motion.

Reconvene: Mayor and Council returned from Executive Session at 7:40  
p.m. No action was taken.

Meeting Minutes: Work Session Meeting Minutes of January 2, 2018.  
Regular Meeting Minutes of January 2, 2018.  
Special Called Meeting of January 9, 2018.  
Work Session of Mayor & Council of January 16, 2018.  
Regular Meeting of Mayor & Council of January 16, 2018.

Councilmembers discussed corrections to the minutes.

Agenda Items: *Appointment of a permanent City Manager and all matters  
directly related thereto including the appointment of a City  
Manager, City Manager contract matters, and Resolution and  
or Ordinances to effectuate the will of Council with respect to  
the appointment of a City Manager.*

Councilwoman James stated that she did contact all the candidates that applied for the position and let them know that we did select our final person as a courtesy call and she will be turning over those resumes to the City Manager so

that if there are other positions she may feel they're worthy of, she will have that information.

*An Addendum to the Contract for Probation Supervision and Rehabilitation Services by and between the City of Forest Park and Professional Probation Services, Inc. (PPS).*

Councilwoman James suggested tabling this until we have more information.

Comments were made from Colonel Orr and Major Reynolds from their seat in the Council Chambers. However, the comments could not be heard on the recorder because they did not speak into the microphone at the podium.

*Resolution to adopt the meeting times as 6:00 pm for Work Sessions and 6:30 pm for Regular Meetings of the Mayor and Council on the 1<sup>st</sup> and 3<sup>rd</sup> Mondays in the City Hall Council Chambers.*

No discussion.

*Ordinance to amend Section 9-2-7 (b) to extend the hours of operation for sales of alcoholic beverages for consumption on premises to 3:30 am on Monday through Saturday and 2:55 am on Sunday.*

Councilwoman Wells stated that she is the one that wanted to put this on the agenda. She stated that some business owners came to her a few years ago and asked about the hours being extended. She stated that, at that time, the Interim City Manager, which was our Chief of Police, didn't think it was a good idea. Councilman Wells stated that she is pro-business and she feels like we shouldn't make it harder for them because that is where our revenue comes from but make it more lenient and if it doesn't work out, if the crime rate goes up, we can always change it but we should give them the opportunity. She stated that we have seniors and young people that like to hang out and if it's considered a problem later on then we can change it back.

Councilman Mears discussed businesses that pay extra annually for extended hours.

Councilwoman Bagley stated that she would like to see this tabled for more discussion.

*Proposed rezoning of 4888 College Street from RM-85 to C-1.*

Councilwoman Bagley suggested tabling the proposed rezoning until corrections are made to the rezoning application.

Councilwoman James asked for input from Ms. Redding which in turn, Ms. Redding asked Mr. David New for input.

Mr. David New, Interim PB & Z Director, presented information to the governing body on the rezoning but his comments could not be heard on the recorder because he did not speak into the microphone at the podium.

*Resolution activating the Downtown Development Authority of the City of Forest Park, naming and appointing Directors of the Downtown Development Authority, and designating a downtown development area.*

No discussion.

Legal Matters: None

Adjournment: Councilwoman James made a motion to adjourn the Work Session. Councilwoman Wells seconded the motion. Voting was unanimous in favor of the motion.



## MINUTES

### REGULAR MEETING OF MAYOR AND COUNCIL OF FEBRUARY 5, 2018

Call to Order: The Regular Meeting of Mayor and Council of February 5, 2018, was called to order by Mayor Angelyne Butler at 8:19 p.m.

Invocation: The invocation was given by Rev. Leon Beeler, Forest Park Ministers Association, followed by the Pledge of Allegiance to the American Flag.

Roll Call: Mayor Angelyne Butler, Councilmembers Kimberly James, Dabouze Antoine, Sandra Bagley, Latresa Wells, and Allan Mears.

Also present were:

Angela Redding	City Manager
Chief Eddie Buckholts	Fire
Colonel Tommy Orr	Police
Major Jamie Reynolds	Police
Mike Blandenburg	Director Finance
Jeff Eady	Director Public Works
Christine Terrell	Director Support Services
Darren Duke	Director IT
Elaine Corley	Director Parks & Recreation
David New	Interim Director PB & Z
Michael Williams	Attorney

Comment Period: **Roy Lunsford** discussed moving the Executive Session to the end of the meeting.

**Samuel Ibenez** discussed City business.

**LaWanda Falomi** discussed City business.

**Joe Carn** ask to be able to distribute State Representative Kim Schofield's Legislative Updates.

**Shelley Gawel** discussed City business.



Approval of Minutes: Councilwoman Wells made a motion to group the minutes of January 2, 2018; January 9, 2018; and January 16, 2018, together and approve with changes. Councilwoman James seconded the motion. Motion carries unanimously in favor of the motion.

Public Hearing: Councilwoman Bagley made a motion to close the Regular Meeting of Mayor & Council and open the Public Hearing. Councilwoman James seconded the motion. Motion carries unanimously in favor of the motion.

Jonathan Walchle, President & CEO and owner of 4888 College Street, discussed the rezoning of this property.

Councilwoman Bagley made a motion to close the Public Hearing and reconvene the Regular Meeting of Mayor & Council. Councilwoman James seconded the motion. Motion carries unanimously in favor of the motion.

Agenda Items: City Manager Consider a permanent City Manager and all matters directly related thereto including the appointment of a City Manager. City Manager contract matters and Resolution and or Ordinances to effectuate the will of Council with respect to the appointment of a City Manager.

Councilwoman Wells made a motion to appoint Angela Redding as our permanent City Manager. Councilwoman James seconded the motion. Motion carries unanimously in favor of the motion.

Addendum: PPS Consider an Addendum to the Contract for Probation Supervision and Rehabilitation Services by and between the City of Forest Park and Professional Probation Services, Inc. (PPS).

Councilman Mears made a motion approve the Addendum. Councilwoman Bagley seconded the motion. There was not a call to vote.

Councilwoman Bagley made a motion that we amend the PPS Contract to include the specific expiration date of March 31, 2019. At that time, we can entertain renewing or looking to another provider of that service. Councilwoman Wells

seconded the motion. Motion carries with four (4) yea's and one (1) abstention from Councilwoman James.

Resolution: Resolution to adopt the meeting times of the Council as 6:00  
Meeting Times p.m. for Work Session and 6:30 p.m. for Regular Meeting of the Mayor & Council on the 1<sup>st</sup> and 3<sup>rd</sup> Mondays in the Council Chambers.

Councilwoman Wells made a motion to approve the Resolution. Councilman Antoine seconded the motion. Motion carries unanimously in favor of the motion.

Ordinance: Ordinance to amend Section 9-2-7(b) to extend the hours of  
Sale of Alcohol operation for sales of alcoholic beverages for consumption on premises to 3:30am on Monday through Saturday and 2:55am on Sunday.

Councilwoman Wells made a motion to approve the Ordinance. Councilman Antoine seconded the motion. Motion carries with three (3) yea's and two (2) no votes by Councilmembers Bagley and Mears.

Rezoning: Consider the proposed rezoning of 4888 College Street from  
4888 College St. RM-85 to C-1.

Councilwoman Wells made a motion to approve this rezoning. Councilman Antoine seconded the motion. Motion carries unanimously in favor of the motion.

Resolution: Resolution activating the Downtown Development Authority of  
DDA The City of Forest Park, naming and appointing Directors of the Downtown Development Authority, and designating a downtown development area.

Councilwoman Wells made a motion to table the Resolution. Seconded by Councilwoman Bagley. Motion carries unanimously in favor of the motion.

Amendment: Councilman Antoine made a motion to amend the agenda for the discussion of pay raises for Mayor & Council. Councilwoman James seconded the motion.

Councilwoman Wells suggested putting this off until a later date.

Councilman Mears stated that it will be two (2) years before it goes into effect anyway.

Councilman Antoine withdrew his motion.

Legal Matters: None

Adjournment: Councilwoman Wells made a motion to adjourn.  
Councilwoman James seconded the motion. The motion  
carries unanimously in favor of the motion.

**STATE OF GEORGIA**  
**CITY OF FOREST PARK**

**RESOLUTION URGING THE GEORGIA GENERAL  
ASSEMBLY TO OPPOSE DE-ANNEXATION  
LEGISLATION TO CREATE NEW MUNICIPALITIES;  
PROVIDING FOR SEVERABILITY, REPEALING  
INCONSISTENT RESOLUTIONS, PROVIDING AN  
EFFECTIVE DATE, AND FOR OTHER PURPOSES.**

WHEREAS, the City of Stockbridge is a municipal corporation located within Henry County, Georgia duly organized and existing under the laws of the State of Georgia and is charged with providing public services to residents located within its corporate limits;

WHEREAS, under the Constitution and laws of the State of Georgia, the General Assembly may amend the corporate limits of any municipal corporation;

WHEREAS, legislation has been introduced in the Georgia General Assembly to de-annex portions of the City of Stockbridge in order to create a new municipality;

WHEREAS, neither the governing body of the City of Stockbridge nor the voters of the City of Stockbridge have consented to the introduction or passage of this legislation;

WHEREAS, the entire membership of the Georgia Municipal Association was unanimous in supporting the position in its 2018 Legislative Policies that portions of existing municipalities should not be de-annexed to create new municipalities unless consented to by the governing body of the existing municipality or the voters of the existing municipality; and

WHEREAS, the governing body of the City of Forest Park wishes to express its support for and solidarity with the City of Stockbridge in opposing the de-annexation legislation that has been introduced.

**NOW THEREFORE**, the Council of the City of Forest Park hereby resolves as follows;

**Section 1. Opposition to De-Annexation Legislation to Create New Municipalities.** - The Mayor and Council of the City of Forest Park hereby urges the members of the Georgia General Assembly to oppose any de-annexation legislation that is inconsistent with the 2018 Legislative Policies adopted by the Georgia Municipal Association.

**Section 2. Approval of Execution** - The Mayor is hereby authorized to sign all documents and to perform all other acts necessary to effectuate this Resolution on behalf of the City of. The City Clerk is authorized to execute, attest to, and seal any document which may be necessary to effectuate this Resolution, subject to approval as to form by the City Attorney.

**Section 3. Severability** - To the extent any portion of this Resolution is declared to be invalid, unenforceable, or non-binding, that shall not affect the remaining portions of this Resolution.

**Section 4. Repeal of Conflicting Provisions** - All City resolutions inconsistent with this Resolution are hereby repealed.

**Section 5. Effective Date** - This Resolution shall be effective on the date of its approval by the City Council and Mayor as provided in the City Charter.

**SO RESOLVED**, this the \_\_\_\_\_ day of \_\_\_\_\_, 2018.

**CITY OF FOREST PARK, GEORGIA**

\_\_\_\_\_  
Angelyne Butler, **Mayor**

\_\_\_\_\_  
Kimberly James  
Councilmember, Ward One

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Dabouze Antoine  
Councilmember, Ward Two



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Sandra Bagley  
Councilmember, Ward Three

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Latresa Wells  
Mayor Pro-tem, Ward Four

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Allan Mears  
Councilmember, Ward Five

**ATTEST:**

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**CITY CLERK,** Mike Blandenburg

**APPROVED AS TO FORM:**

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**CITY ATTORNEY**

**STATE OF GEORGIA  
CITY OF FOREST PARK**

**RESOLUTION NO. \_\_\_\_\_**

**A RESOLUTION REGARDING THE DOWNTOWN DEVELOPMENT AUTHORITY OF THE CITY OF FOREST PARK; FILLING CERTAIN EXPIRED TERMS IN THE OFFICES OF THE DIRECTORS OF THE DOWNTOWN DEVELOPMENT AUTHORITY; DESIGNATING A REVISED DOWNTOWN DEVELOPMENT AREA; PROVIDING FOR SEVERABILITY; REPEALING INCONSISTENT RESOLUTIONS; PROVIDING FOR AN EFFECTIVE DATE OF THIS RESOLUTION; AND FOR OTHER PURPOSES.**

WHEREAS, the City of Forest Park ("City") is a municipal corporation located within Clayton County, Georgia duly organized and existing under the laws of the State of Georgia and is charged with providing public services to residents located within the corporate limits of the City;

WHEREAS, O.C.G.A. § 36-42-1 *et seq* (the "Downtown Development Authorities Law") provides a process whereby Georgia cities can activate downtown development authorities in order to assist in the revitalization and redevelopment of central business districts of the municipal corporations of the state;

WHEREAS, the Downtown Development Authorities Law creates in and for each municipal corporation in the State of Georgia a downtown development authority for the purpose of revitalizing and redeveloping the central business district of such municipal corporation and promoting the public good and general welfare, trade, commerce, industry, and employment opportunities, and promoting the general welfare of the State of Georgia;

WHEREAS, O.C.G.A. § 36-42-5(a) requires that in its resolution activating its downtown development authority, the governing body *SHALL* (1) designate as the

downtown development area that geographical area within the municipal corporation which, in the judgment of the governing body, constitutes the central business district and (2) appoint the initial directors of the authority;

WHEREAS, on September 4, 1985, the City adopted a proper resolution (the “1985 Resolution”) activating a downtown development authority;

WHEREAS, on January 20, 2009, the City adopted a resolution purporting to repeal the 1985 Resolution and thus deactivating the City’s downtown development authority;

WHEREAS, there is no provision in the Downton Development Authorities Law for the deactivation or dissolution of a downtown development authority by a municipality;

WHEREAS, it has been determined by the Mayor and Council of the City of Forest Park, Georgia (the “City”) that there is a continuing need in the City for the revitalization and redevelopment of the central business district of the City to develop and promote for the public good and general welfare, trade, commerce, industry, and employment opportunities and to promote the general welfare of the State of Georgia by creating a climate favorable to the location of new industry, trade, and commerce and the development of existing industry, trade, and commerce within the City;

WHEREAS, it has been determined by the Mayor and Council of the City that revitalization and redevelopment of the central business district of the City will develop and promote for the public good and general welfare, trade, commerce, industry, and employment opportunities, and will promote the general welfare of the State of Georgia;



WHEREAS, it has been determined by the Mayor and Council of the City that it is in the public interest and is vital to the public welfare of the people of the City and of the people of the State of Georgia to continue to revitalize and develop the central business district of the City;

WHEREAS, the City finds it necessary to re-designate its downtown development area, finds that there are no incumbent members of its downtown development authority whose terms have not expired, and finds that it is necessary to appoint new members to fill expired terms on the board of its downtown development authority; and

WHEREAS, the City Council finds that this is a proper resolution with respect to the Downtown Development Authority of the City of Forest Park and is necessary and beneficial to its citizens.

NOW THEREFORE, THE MAYOR AND CITY COUNCIL OF THE CITY OF FOREST PARK HEREBY RESOLVE AS FOLLOWS;

**Section 1. Determination of Continuing Need; Name.** – The Mayor and City Council of the City of Forest Park hereby find and determine that there is a continuing need for a downtown development authority to function in such municipal corporation. Said authority was activated on September 4, 1985 and is known as “The Downtown Development Authority of the City of Forest Park.”

**Section 2. Board of Directors** – Pursuant to O.C.G.A. § 36-42-6, the Mayor and City Council of the City of Forest Park resolve that there are hereby named and appointed as members of the Board of Directors of the Downtown Development Authority of the City of Forest Park the following seven (7) named persons, each of whom, in the judgment of the Mayor and City Council, meets the qualifications set forth in the Downtown Development Authorities Law:

<u><b>Names</b></u>	<u><b>Terms of Office</b></u>
_____	Two Years
_____	Two Years
_____	Four Years
_____	Four Years
_____	Six Years
_____	Six Years
_____	Six Years

The Mayor and Council of the City further resolve that commencing with the date of adoption of this resolution each of the persons named above as directors shall serve in such capacity for the term set forth opposite his or her respective name, however, that after the expiration of their initial terms, the terms shall be as provided under the Downtown Development Authorities Law.

**Section 3. Designation of Downtown Development Area** – Pursuant to O.C.G.A. § 36-42-6, the Mayor and City Council hereby designate the area outlined in blue on the map attached hereto as Exhibit A and made a part hereof as if fully set forth herein as the Downtown Development Area of the City of Forest Park.

**Section 4. Documents** – The City Clerk is authorized to execute, attest to, and seal any documents which may be necessary to effectuate this Resolution, subject to approval as to form by the City Attorney.

**Section 5. Severability** - To the extent any portion of this Resolution is declared to be invalid, unenforceable, or non-binding, that shall not affect the remaining portions of this Resolution.

**Section 6.**    **Repeal of Conflicting Provisions** - All City resolutions inconsistent with this Resolution are hereby repealed.

**Section 7.**    **Effective Date** - This Resolution shall be effective immediately upon the date of its adoption by the City Council and Mayor as provided in the City Charter.

**Section 8.**    **Recitals** – The Recitals above are part of this Resolution and are hereby incorporated herein by reference.

**SO RESOLVED**, this the 5<sup>th</sup> day of February, 2018.

**CITY OF FOREST PARK, GEORGIA**

\_\_\_\_\_  
Mayor, Angelyne Butler

\_\_\_\_\_  
Councilmember, Kimberly James, Ward 1

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Councilmember, Dabouze Antoine, Ward 2

\_\_\_\_\_  
Councilmember, Sandra Bagley, Ward 3

\_\_\_\_\_  
Mayor Pro-tem, Latresa Wells, Ward 4

\_\_\_\_\_  
Councilmember, Allan Mears, Ward 5

ATTEST:

\_\_\_\_\_  
City Clerk (SEAL)

APPROVED AS TO FORM:

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City Attorney

**EXHIBIT A**

**DOWNTOWN DEVELOPMENT AREA**



