

A G E N D A
City Council Meeting
Monday, February 7, 2022 – 6:00 p.m.

➤ **OPENING**

- Call to Order
- Invocation: Pastor Dale Simmons from Jasper Springs Baptist Church
- Pledge of Allegiance
- Roll Call

➤ **FORMAL PUBLIC COMMENT**

Formal Public Comment – City Council Agenda Protocol

The City of Garden City has identified this portion of the meeting to allow individuals an opportunity to formally address the City Council on issues of importance. Garden City requires that individuals who desire to formally address the City Council submit a written request form outlining the subject matter that they intend to discuss so that they can be placed on the meeting agenda. Members of the public desiring to be placed on the agenda to present or address matters to the City Council must submit a formal ***“REQUEST TO BE PLACED ON THE CITY COUNCIL AGENDA”*** form to the Office of the City Manager at least 10 days prior to the requested City Council meeting date that you wish to speak. City Council meetings are held on the first and third Monday of each month so the request must be submitted no later than 5:00 pm on the Friday which constitutes 10 days prior. The request can be done in person, regular mail, fax or e-mail and the speaker should obtain acknowledgement of the request from the City to demonstrate that the 10 day requirement has been met. The request form may be obtained from the Office of the City Manager and on the City’s website www.gardencity-ga.gov. The request should state the name of the individual(s) desiring to be heard and the subject matter to be presented to City Council. Requests may be referred at the discretion of the City Manager, to appropriate staff for mediation prior to being placed on the public agenda. Please be advised the completion of a request form does not entitle the speaker to be added to the agenda.

➤ PUBLIC HEARINGS

Speaking to a Public Hearing Item Protocol

In the interests of time and to ensure fairness of all persons who appear before the City Council to speak for or against a public hearing item, speakers will be limited to three (3) minutes each to address City Council except as described herein. One speaker for the Petitioner may address the City Council for no more than 10 minutes, unless extended by the Mayor. In an effort help the City Council and the general public to better understand the issues, the Mayor may request that a City staff member address the City Council from the podium. Speakers from the general public may only speak when recognized by the Mayor during the public hearing. Speakers will be asked to come to the podium to address the City Council for three (3) minutes and they shall state their name and resident address for the record.

Speakers addressing City Council on a public hearing item should coordinate comments to respect City Council's time limits. Groups should select a spokesperson to present the major points that summarize their position and opinions. Speakers are urged to be brief and non-repetitive with their comments. Comments shall specifically address the public hearing item before the City Council, and the speaker shall maintain appropriate tone and decorum when addressing the City Council. City Council may ask questions of the applicant, speakers, or staff during these proceedings only for the purpose of clarifying information. The speaker shall not direct derogatory comments to any individual, organization, or business. At the conclusion of the three (3) minute time period, the speaker will be notified that his/her time has elapsed and the next speaker will be recognized to come forward to the podium and address the City Council. Once the public hearing is closed on an item, there will be no further opportunity for formal or informal public input at a City Council meeting.

***PROCEDURES FOR CONDUCTING PUBLIC HEARINGS ON PROPOSED ZONING DECISIONS BEFORE
GARDEN CITY'S MAYOR AND COUNCIL AND STANDARDS GOVERNING THE EXERCISE OF
CITY COUNCIL'S ZONING POWER***

Procedures for Conducting Public Hearings on Proposed Zoning Decisions:

All public hearings conducted by the Mayor and Council on Garden City, Georgia, on proposed zoning decisions shall be conducted as follows:

- (1) All public hearings by the Mayor and Council on zoning amendments shall be chaired by the Mayor.
- (2) The Mayor shall open the hearing by stating the specific zoning amendment being considered at the public hearing and further stating that printed copies of the adopted standards governing the exercise of the Mayor and Council's zoning power and the procedures governing the hearing are available to the public.
- (3) The Director of the City's Planning and Zoning Department shall advise the Mayor and Council of the recommendation of the Planning Commission when applicable.
- (4) The Mayor shall determine the number of attendees who desire to testify or present evidence at the hearing.
- (5) When there is a large number of individuals wishing to testify at a hearing, the Mayor may invoke time limits on individual speakers. In such cases, these time limits shall apply to all speakers. Proponents, including the petitioner or the petitioner's agent requesting the zoning decision, shall have no less than ten (10) minutes for the presentation of data, evidence, and expert opinions; opponents of the proposed decision shall have an equal minimum period of time. The Mayor may grant additional time; provided, however, an equal period of time shall be granted both sides.
- (6) The petitioner requesting such zoning decision, or the applicant's agent, shall be recognized first and shall be permitted to present and explain the request for the zoning decision. Thereafter, all individuals who so desire shall be permitted to speak in favor of the zoning decision.
- (7) After all individuals have had an opportunity to speak in accordance with subparagraph (6) above, those individuals present at the public hearing who wish to speak in opposition to the requested zoning decision shall have an opportunity to speak.
- (8) The Mayor may limit repetitious comments in the interest of time and may call for a show of hands of those persons present in favor of or opposed to the proposed decision.
- (9) It shall be the duty of the Mayor to maintain decorum and to assure the public hearing on the proposed decision is conducted in a fair and orderly manner.
- (10) Once all parties have concluded their testimony, the Mayor shall adjourn the public hearing.

Standards Governing the Exercise of The Zoning Powers of Garden City's Mayor and Council:

Prior to making a zoning amendment, the Mayor and Council shall evaluate the merits of a proposed amendment according to the following criteria:

- (1) Is this request a logical extension of a zoning boundary which would improve the pattern of uses in the general area?
- (2) Is this spot zoning and generally unrelated to either existing zoning or the pattern of development of the area?
- (3) Could traffic created by the proposed use or other uses permissible under the zoning sought traverse established single-family neighborhoods on minor streets, leading to congestion, noise, and traffic hazards?
- (4) Will this request place irreversible limitations or cause material detriment on the area similarly zoned as it is or on future plans for it?
- (5) Is there an imminent need for the rezoning and is the property likely to be used for the use requested?
- (6) Would the proposed use precipitate similar requests which would generate or accelerate adverse land use changes in the zone or neighborhood?

➤ **Public Hearings**

- **PC2126, Rezoning Request:** Receipt of public comment on a request by Chad Zittrouer, Kern & Company, LLC to rezone 4713 Old Louisville Road, 4711 Old Louisville Road and US Highway 80 from R-1 to I-1.
- **PC2127, Rezoning Request:** Receipt of public comment on a request by Chad Zittrouer, Kern & Company, LLC to rezone 4709 Old Louisville Road from R-1 to I-1.

➤ **Approval of City Council Minutes**

- Consideration of the January 18, 2022 Pre-Agenda Session Minutes and Council Meeting Minutes.

City Manager's Report

- Updates and/or announcements

➤ **ITEMS FOR CONSIDERATION**

- **Resolution, FY2021 Year-End General Fund Budget Amendment:** A resolution to amend the fiscal year 2021 General Operating Fund Budget; to adjust for the differences between the originally adopted and presently projected revenues and expenditures for certain various line items in the City's General Fund Budget.
- **Resolution, FY2021 Year-End Enterprise Funds Budget Amendments:** A resolution to amend the fiscal year 2021 Budgets for the four Enterprise Funds; to adjust for the difference between the originally adopted and presently projected revenues and expenses for certain various line items in the budgets of the City's four Enterprise Funds.
- **Resolution, FY2021 Year-End SPLOST Fund Budget Amendment:** A resolution to amend the fiscal year 2021 SPLOST Fund Budget; to adjust for the difference between the originally adopted and presently projected revenues and expenses for certain various line items in the SPLOST Fund Budget.
- **Resolution, FY2021 Year-End Special Revenue Funds Budget Amendments:** A resolution to amend the fiscal year 2021 Budgets for the three Special Revenue Funds; to adjust for the differences between the originally adopted and presently projected revenues and expenses for certain various line items in the budgets of the three Special Revenue Funds.
- **Resolution, FY2021 Year-End ARPA Fund Budget Amendment:** A resolution to amend the fiscal year 2021 ARPA Fund; to adjust for the differences between the originally adopted and presently projected revenues and expenses in the ARPA Fund Budget.
- **Resolution, Fire Department Staffing Level Amendment:** A resolution to amend the fiscal year 2022 Staffing Level Chart of the City of Garden City, Georgia, to provide for two additional full-time firefighter positions in the Fire Department through the elimination of four part-time firefighter positions in the Fire Department.
- **Resolution, Ethics Committee Member's Appointment:** A resolution to appoint the selection made by Ethic Committee members Gwyn Hall and Lisa Bohler Hunter for Pastor Eric Mason to serve as the third member of the Committee for a two-year term running from the effective date of this resolution until his successor is appointed.

➤ **RECEIPT OF INFORMAL PUBLIC COMMENT:**

- **Procedure:** In an effort to best manage this section of the meeting, any person that desires to address the City Council must sign up using the process outlined on the website where this meeting is advertised. Once recognized by the Mayor, the person will be allowed to speak in accordance with the Informal Public Comment – Speaker Protocols outlined below.

Informal Public Comment – Speaker Protocol

The City of Garden City believes that any member of the general public should be afforded the opportunity to address the City Council provided that designated rules are followed by the speaker. Any member of the public who wishes to address the City Council and offer public comment on items within the City Council's jurisdiction, may do so during the Informal Public Comment period of the meeting. However, no formal action will be taken on matters that are not part of the posted agenda. Informal Public Comments are scheduled for a total of fifteen (15) minutes and each person will be limited to three (3) minutes. In order to ensure the opportunity for all those desiring to speak before the Council, there is no yielding of time to another speaker. Speakers not heard during the limited fifteen (15) minute period will be first to present their comments at the next Council meeting. The opportunity to address City Council on a topic of his/her choice shall be used by an individual only one (1) time per month. It may not be used to continue discussion on an agenda item that has already been held as a public hearing. Matters under negotiation, litigation, or related to personnel will not be discussed. If a member of the general public would like to address the City Council during the Informal Public Comment portion of the meeting, please respectfully indicate your desire to address the City Council when the Mayor solicits members of the general public to come forward and speak. You will be recognized by the Mayor and asked to come forward to the podium so that you can address the City Council in accordance with the rules outlined herein. Once the speaker has been recognized to speak, he/she will be given three (3) minutes to address the City Council. The speaker should not attempt to engage the City Council and/or Staff in a discussion/dialogue and the speaker should not ask specific questions with the expectation that an immediate answer will be provided as part of the three (3) minute time frame since that is not the intent of the Informal Public Comment period. If the speaker poses a question or makes a request of the City, the Mayor may refer the issue or request to the City Manager for follow up. At the conclusion of the three (3) minute time period, the speaker will be notified that his/her time has elapsed and the next speaker will be recognized to come forward to the podium and address the City Council. The Mayor may rule out of order any Speaker who uses abusive or indecorous language, if the subject matter does not pertain to the City of Garden City, or if the Speaker(s) attempts to engage the City Council Members in a discussion or dialogue on issues. City Council shall not discuss non-agendized matters because it does not give the public adequate notice. Accordingly, City Council shall be limited to asking factual and clarifying questions of staff, and when appropriate, the Council may consider placing a matter on a future agenda. In addition, it is not reasonable to expect staff to respond to any of a variety of issues on which they may or may not be prepared to respond to on a moment's notice, so the City Manager may respond, or direct staff to respond at a later time.

➤ **ADJOURN**



MEMORANDUM

To: Garden City Planning Commission & Board of Appeals
From: Scott Robider – Deputy City Manager
Date: December 10, 2021
Re: PC2126- Kern & Co, LLC

The petitioner Chad Zittrouer, with Kern & Company, is seeking to develop a commercial warehouse for a logistics operation on 10 +/- AC located at 4713, 4711 and 0 Old Louisville Road. The purpose of this petition is to rezone several parcels that are currently zoned R-1 to I-1. The proposed development is to be located adjacent to Griffin Avenue (Woodlawn) which is zoned R-1.

The proposed request has been evaluated against the standards governing the exercise of the Board of Zoning Appeals/Planning Commission powers of Garden City which are as follows;

- 1) Is this request a logical extension of a zoning boundary which would improve the pattern of uses in the general area?
Yes. The current zoning posture of the area is a mixture of R-1, I-1 and I-2 and the proposed development will be a reflection of the general area.
- 2) Is this spot zoning and generally unrelated to either existing zoning or the pattern of development of the area?
No. The property is located within a cluster of existing properties currently zoned I-1 and I-2.
- 3) Could traffic be created by the proposed use or other uses permissible under the zoning sought traverse established single-family neighborhoods on minor streets, leading to congestion, noise and traffic hazards?
Yes. Based on the review by the City Staff the location currently has an elevated commercial traffic volume and based on the location of the adjacent neighborhood minor streets will very likely experience a higher incursion of commercial traffic. The proposed warehouse does produce operational noise but it is typically lower than a truck yard or trucking terminal.
- 4) Will this request place irreversible limitations or cause material detriment on the area similarly zoned as it is or on future plans for it?
Yes. The property is currently zoned R-1 which may be used for further residential development and other approved uses permitted within the R-1 zoning classification. Although the requested rezoning to I-1 is reflective of the Future Land Use Map (FLUM) the zoning change may have negative



implications for the adjacent neighborhood resulting in quality-of-life issues for the community at this present time.

- 5) Is there an imminent need for the rezoning and is the property likely to be used for the use requested?

Yes. The development and the rezoning request are compatible with the existing uses in the area. The rezoning is also necessary so that the proposed warehouse can be built if approved.

- 6) Would the proposed use precipitate similar requests which would generate or accelerate adverse land use changes in the zone or neighborhood?

Yes. The proposed rezoning and development of this property by the petitioner for commercial warehousing will likely create an adverse impact in the immediate area. This plan will likely generate operational noise, truck traffic and significant related safety concerns above that which currently exist.

City Staff Position: The proposed rezoning request is reflective of the Future Land Use Map (FLUM) which shows this property as I-1.

The City Staff has reviewed the above criteria and would recommend further consideration of this request by the Planning Commission.

The Planning Commission's approval of the site plan only constitutes the initial step in the overall process and additional requirements still must be met prior to commencement of any construction activities. The Petitioner should note that final approval of the site plan will require City staff approval of the detailed engineering plans for the project through the City's standard process and a Land Disturbance Activity (LDA) Permit must be issued prior to construction. The Petitioner should also note that final approval of the site architectural plans will require City staff approval via its standard process and a building permit must be issued before vertical construction shall commence.

Rezoning Narrative-

The rezoning applications for PIN #'s 6-0925-02-008, 6-0925-02-007A, 6-0926-05-017 & 6-0925-02-011 are a combined 14.1 Acres located off of Old Louisville Road. 3 of the parcels are currently owned by Nick and Rose Sanders and the 4th parcel is owned by Mark and Wendy Backiel. The specific use for the property is unknown at this time, however, the general use is a logistics operation to support the supply chain needs of the area. The property is bordered to the North by Old Louisville Road, to the west by Snider Fleet Solutions (Industrial Use), the property to the south is a planned multi-purpose recreation center and the property to the east is residential. The intent is to provide fencing and security measures in order to protect the development from the proposed recreation use to the south as well as provide a 50' buffer to the adjacent residential properties to the east. It should be noted the Garden City Comprehensive Plan and associated Future Land Use Plan Identify all 4 of the parcels as Industrial.

City of Garden City Rezoning Application



Development Information

Development Name (If applicable)

To Be Determined

Property Address

4713 Old Louisville Rd & 4711 Old Louisville Rd & Rear Parcel

Current Zoning

R-1

Current Use

Residential

Parcel ID

60925 02008 & 60925 02007A & 60926 05017

Proposed Water Supply

☒ Public ☐ Private

Proposed Zoning

I-1

Proposed Use

Logistics Operation

Total Site Acreage

10.5 acres

Proposed Sewage Disposal

☒ Public ☐ Private

Describe the current use of the property you wish to rezone, including property characteristics (developed, wooded, cleared, etc.)

Residential structures with remaining areas wooded/undeveloped- one home is in disrepair

Describe the use that you propose to make of the land after rezoning

Logistics Operations - Subject to site plan approval by the Planning Commission

Describe the uses of the other property in the vicinity of the property you wish to rezone

Adjacent property to the West is zoned I-1 with an active transportation facility in operation at this time and the

adjacent property to the East is zoned R-1 and is primarily wooded

Describe how your rezoning proposal will allow a use that is suitable in view of the uses and development of adjacent and nearby property

The property adjacent to the west is zoned I-1 with additional I-1 and I-2 present in further towards Dean Forest Rd which makes the proposed Sanders property rezoning a logical extension of the industrial zoning for this area. Additionally the future land use plan adopted by the City identifies the various Sanders parcels as "Industrial". The future site operations and traffic patterns will be designed for western access to and from Dean Forest Rd

Will the proposed zoning change result in a use of the property, which could cause an excessive or burdensome use of existing streets, transportation facilities, utilities, or schools? Describe the proposed access.

Proposed use of the property will limit the impact on City streets and adjacent areas to the East by designing site traffic

and operations to the west towards Dean Forest Rd

Please provide any additional information that you deem relevant.

The developer is agreeable to provide enhanced measures to the properties east of the Sanders parcels via earthen berm with vegetation to screen and buffer these areas to address an potential visual or noise concerns. Further, the two R-1 properties adjacent to the east provide approximately 150ft of undisturbed wooded buffer between the cluster of homes on Griffin Avenue.

City of Garden City Rezoning Application



Applicant Information

Owner	
Name	Address
Nick and Rose Sanders	4713 Old Louisville Rd., Garden City
Phone	Email
912-657-5847	roseandnick45@yahoo.com
Nature of Ownership Interest	
Is the Owner an: <input checked="" type="checkbox"/> Individual <input type="checkbox"/> Partnership <input type="checkbox"/> Sole Proprietor <input type="checkbox"/> Firm <input type="checkbox"/> Corporation <input type="checkbox"/> Association	
Note: If a corporation, submit a list of officers, directors & major stockholders with name, address and title.	
If a partnership: Submit list of all partners with name, address and title.	
Engineer/Surveyor <input type="checkbox"/> Same as authorized agent <input type="checkbox"/> Check here to receive staff review comments via email	
Company Name	Contact (Individual Name)
Kern & Co., LLC	Chad Zittrouer
Phone	Email
912-547-5894	czittrouer@kernengineering.com
Authorized Agent (Requires Authorized Agent Form) <input type="checkbox"/> Check here to receive staff review comments via email	
Company Name	Contact (Individual Name)
Kern & Co., LLC	Chad Zittrouer
Phone	Email
912-547-5894	czittrouer@kernengineering.com
Campaign Contribution	
List below the names of local government officials, Garden City City Council, to whom campaign contributions were made, within two (2) years immediately preceding the filing of this application, which campaign contributions total \$250.00 or more or to whom gifts were made having a total value of \$250.00 or more.	
Elected Official's Name	Amount or Description of Gift

I understand that I will need to attend or be represented by a duly authorized agent at the meeting of the Planning Commission and City Council and that my application cannot be approved unless I am represented.

Chad Zittrouer
Print Name

Signature

Date

OFFICE USE ONLY		
Received By	Date Received	Case Number
Submittal Format <input type="checkbox"/> Electronic <input type="checkbox"/> Paper <input type="checkbox"/> Both	Fee Amount Paid	Invoice Number

- (1) Is this request a logical extension of a zoning boundary which would improve the pattern of uses in the general area?
- (2) Is this spot zoning and generally unrelated to either existing zoning or the pattern of development of the area?
- (3) Could traffic created by the proposed use or other uses permissible under the zoning sought traverse established single-family neighborhoods on minor streets, leading to congestion, noise and traffic hazards?
- (4) Will this request place irreversible limitations or cause material detriment on the area similarly zoned as it is or on future plans for it?
- (5) Is there an imminent need for the rezoning and is the property likely to be used for the use requested?
- (6) Would the proposed use precipitate similar requests which would generate or accelerate adverse land use changes in the zone or neighborhood?

PC2126



12/8/2021, 3:12:32 PM

Chatham County Parcels Zoning Classifications

Garden City Limits

C-2A = Heavy Commercial with Alcoholic Sales

I-1 = Industrial

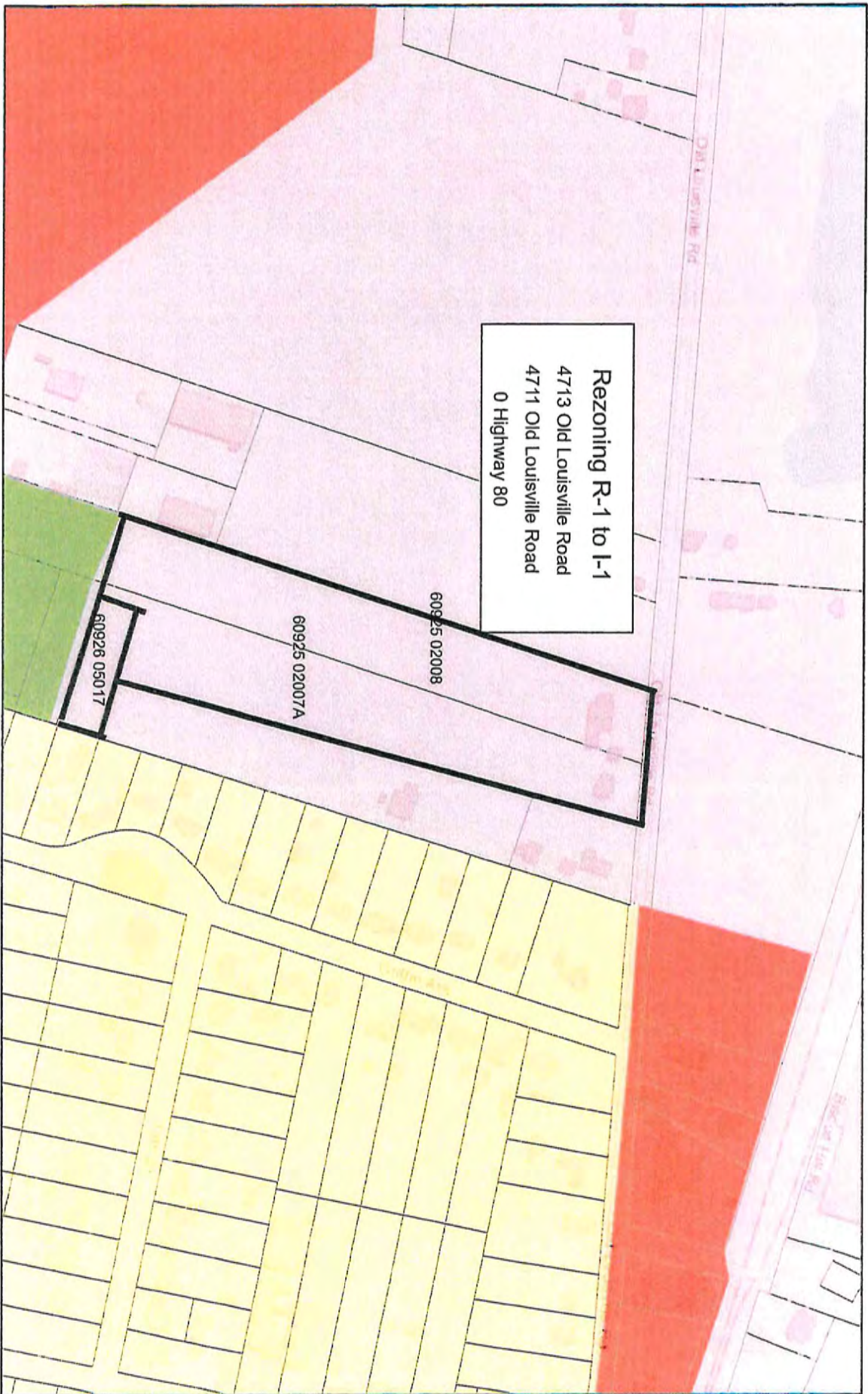
I-2 = Industrial

R-1 = Residential

R-2 = Residential

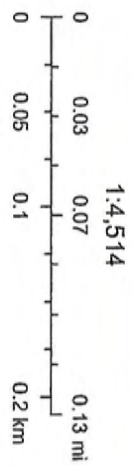
Savannah Area GIS, Esri, HERE, Garmin, INCREMENT P, USGS, EPA,

Savannah Area GIS, Esri, HERE, Garmin, INCREMENT P, USGS, EPA, USDA | Geo Rec



12/8/2021, 3:30:07 PM

- Chatham County Parcels
- Garden City Limits
- Future Land Use
- Residential
- Commercial
- Industrial
- Greenspace





MEMORANDUM

To: Garden City Planning Commission & Board of Appeals
From: Scott Robider – Deputy City Manager
Date: December 10, 2021
Re: PC2127 - Kern & Co, LLC

The petitioner Chad Zittrouer, with Kern & Company, is seeking to develop a commercial warehouse for a logistics operation on 4 +/- AC located at 47089-B Old Louisville Road. The purpose of this petition is to rezone several parcels that are currently zoned R-1 to I-1. The proposed development is to be located adjacent to Griffin Avenue (Woodlawn) which is zoned R-1.

The proposed request has been evaluated against the standards governing the exercise of the Board of Zoning Appeals/Planning Commission powers of Garden City which are as follows;

- 1) Is this request a logical extension of a zoning boundary which would improve the pattern of uses in the general area?
Yes. The current zoning posture of the area is a mixture of R-1, I-1 and I-2 and the proposed development will be a reflection of the general area.
- 2) Is this spot zoning and generally unrelated to either existing zoning or the pattern of development of the area?
No. The property is located within a cluster of existing properties currently zoned I-1 and I-2.
- 3) Could traffic be created by the proposed use or other uses permissible under the zoning sought traverse established single-family neighborhoods on minor streets, leading to congestion, noise and traffic hazards?
Yes. Based on the review by the City Staff the location currently has an elevated commercial traffic volume and based on the location of the adjacent neighborhood minor streets will very likely experience a higher incursion of commercial traffic. The proposed warehouse does produce operational noise but it is typically lower than a truck yard or trucking terminal.
- 4) Will this request place irreversible limitations or cause material detriment on the area similarly zoned as it is or on future plans for it?
Yes. The property is currently zoned R-1 which may be used for further residential development and other approved uses permitted within the R-1 zoning classification. Although the requested rezoning to I-1 is reflective of the Future Land Use Map (FLUM) the zoning change may have negative



implications for the adjacent neighborhood resulting in quality-of-life issues for the community at this present time.

- 5) Is there an imminent need for the rezoning and is the property likely to be used for the use requested?

Yes. The development and the rezoning request are compatible with the existing uses in the area. The rezoning is also necessary so that the proposed warehouse can be built if approved.

- 6) Would the proposed use precipitate similar requests which would generate or accelerate adverse land use changes in the zone or neighborhood?

Yes. The proposed rezoning and development of this property by the petitioner for commercial warehousing will likely create an adverse impact in the immediate area. This plan will likely generate operational noise, truck traffic and significant related safety concerns above that which currently exist.

City Staff Position: The proposed rezoning request is reflective of the Future Land Use Map (FLUM) which shows this property as I-1.

The City Staff has reviewed the above criteria and would recommend further consideration of this request by the Planning Commission.

The Planning Commission's approval of the site plan only constitutes the initial step in the overall process and additional requirements still must be met prior to commencement of any construction activities. The Petitioner should note that final approval of the site plan will require City staff approval of the detailed engineering plans for the project through the City's standard process and a Land Disturbance Activity (LDA) Permit must be issued prior to construction. The Petitioner should also note that final approval of the site architectural plans will require City staff approval via its standard process and a building permit must be issued before vertical construction shall commence.

City of Garden City Rezoning Application



Development Information

Development Name (if applicable) _____

To Be Determined _____

Property Address _____

4709 Old Louisville Rd (4709 B) JB

Current Zoning _____

R-1 _____

Current Use _____

Residential _____

Parcel ID _____

60925 02011 _____

Proposed Water Supply _____

☒ Public ☐ Private _____

Proposed Zoning _____

I-1 _____

Proposed Use _____

Logistics Operation _____

Total Site Acreage _____

~~3.62 acres~~ 3.99 acres JB

Proposed Sewage Disposal _____

☒ Public ☐ Private _____

Describe the current use of the property you wish to rezone, including property characteristics (developed, wooded, cleared, etc.) _____

Residential structure with remaining areas wooded/undeveloped _____

Describe the use that you propose to make of the land after rezoning _____

Logistics Operations - Subject to site plan approval by the Planning Commission _____

Describe the uses of the other property in the vicinity of the property you wish to rezone _____

Adjacent property to the West of the project is zoned I-1 with an active transportation facility in operation at this time and the adjacent property to the East is zoned R-1 and is primarily wooded

Describe how your rezoning proposal will allow a use that is suitable in view of the uses and development of adjacent and nearby property

The property adjacent to the west is zoned I-1 with additional I-1 and I-2 present in further towards Dean Forest Rd which makes the proposed Backiel property rezoning a logical extension of the industrial zoning for this area. Additionally the future land use plan adopted by the City identifies the various Backiel parcels as "Industrial". The future site operations and traffic patterns will be designed for western access to and from Dean Forest Rd

Will the proposed zoning change result in a use of the property, which could cause an excessive or burdensome use of existing streets, transportation facilities, utilities, or schools? Describe the proposed access.

Proposed use of the property will limit the impact on City streets and adjacent areas to the East by designing site traffic and operations to the west towards Dean Forest Rd

Please provide any additional information that you deem relevant.

The Developer is agreeable to provide enhanced measures to buffer the properties east of the Backiel parcels via an earthen berm with vegetation specifically designed to screen and buffer these residential areas

Rezoning Narrative-

The rezoning applications for PIN #'s 6-0925-02-008, 6-0925-02-007A, 6-0926-05-017 & 6-0925-02-011 are a combined 14.1 Acres located off of Old Louisville Road. 3 of the parcels are currently owned by Nick and Rose Sanders and the 4th parcel is owned by Mark and Wendy Backiel. The specific use for the property is unknown at this time, however, the general use is a logistics operation to support the supply chain needs of the area. The property is bordered to the North by Old Louisville Road, to the west by Snider Fleet Solutions (Industrial Use), the property to the south is a planned multi-purpose recreation center and the property to the east is residential. The intent is to provide fencing and security measures in order to protect the development from the proposed recreation use to the south as well as provide a 50' buffer to the adjacent residential properties to the east. It should be noted the Garden City Comprehensive Plan and associated Future Land Use Plan Identify all 4 of the parcels as Industrial.

City of Garden City Rezoning Application



Applicant Information

Owner	
Name	Address
Mark and Wendy Backiel	4709 Old Louisville Rd (4709 B)
Phone	Email
912-655-4259	markid0890@aol.com
Nature of Ownership Interest	
Is the Owner an: <input checked="" type="checkbox"/> Individual <input type="checkbox"/> Partnership <input type="checkbox"/> Sole Proprietor <input type="checkbox"/> Firm <input type="checkbox"/> Corporation <input type="checkbox"/> Association	
Note: If a corporation, submit a list of officers, directors & major stockholders with name, address and title.	
If a partnership: Submit list of all partners with name, address and title.	
Engineer/Surveyor <input type="checkbox"/> Same as authorized agent <input type="checkbox"/> Check here to receive staff review comments via email	
Company Name	Contact (Individual Name)
Kern & Co, LLC	Chad Zittrouer
Phone	Email
912-547-5894	czittrouer@kernengineering.com
Authorized Agent (Requires Authorized Agent Form) <input type="checkbox"/> Check here to receive staff review comments via email	
Company Name	Contact (Individual Name)
Kern & Co, LLC	Chad Zittrouer
Phone	Email
912-547-5894	czittrouer@kernengineering.com
Campaign Contribution	
List below the names of local government officials, Garden City City Council, to whom campaign contributions were made, within two (2) years immediately preceding the filing of this application, which campaign contributions total \$250.00 or more or to whom gifts were made having a total value of \$250.00 or more.	
Elected Official's Name	Amount or Description of Gift

I understand that I will need to attend or be represented by a duly authorized agent at the meeting of the Planning Commission and City Council and that my application cannot be approved unless I am represented.

Chad Zittrouer
Print Name

Signature

Date

11/24/21

OFFICE USE ONLY			
Received By	Date Received	Case Number	
Submital Format	Fee Amount Paid	Invoice Number	
<input type="checkbox"/> Electronic <input type="checkbox"/> Paper <input type="checkbox"/> Both			

- (e) *Criteria for enactment.* Prior to making a zoning amendment, the mayor and council shall evaluate the merits of a proposed amendment according to the following criteria:
- (1) Is this request a logical extension of a zoning boundary which would improve the pattern of uses in the general area?
 - (2) Is this spot zoning and generally unrelated to either existing zoning or the pattern of development of the area?
 - (3) Could traffic created by the proposed use or other uses permissible under the zoning sought traverse established single-family neighborhoods on minor streets, leading to congestion, noise and traffic hazards?
 - (4) Will this request place irreversible limitations or cause material detriment on the area similarly zoned as it is or on future plans for it?
 - (5) Is there an imminent need for the rezoning and is the property likely to be used for the use requested?
 - (6) Would the proposed use precipitate similar requests which would generate or accelerate adverse land use changes in the zone or neighborhood?

PC2127

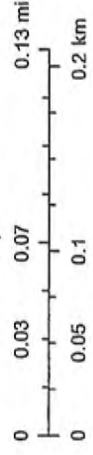


12/8/2021, 3:41:23 PM

- Chatham County Parcels Zoning Classifications
- Garden City Limits
 - C-2A = Heavy Commercial with Alcoholic Sales
 - I-1 = Industrial

- R-1 = Residential
- R-2 = Residential
- R-A = Residential - Agricultural

1:4,514



Savannah Area GIS, Esri, HERE, Garmin, INCREMENT P, USGS, EPA,
Savannah Area GIS, Esri, HERE, Garmin, INCREMENT P, USGS, EPA, USDA | Geo Rec

PC2127

Rezoning R-1 to I-1
4709 Old Louisville Road

60925 02011

12/8/2021, 3:39:43 PM

- Chatham County Parcels
- Garden City Limits
- Future Land Use
 - Industrial
 - Residential
 - Commercial
 - Greenspace

1:4,514

0 0.03 0.07 0.13 mi

0 0.05 0.1 0.2 km

Savannah Area GIS, Esri, HERE, Garmin, INCREMENT P, USGS, EPA,

Savannah Area GIS, Esri, HERE, Garmin, INCREMENT P, USGS, EPA, USDA I

Geo Rec

SYNOPSIS

City Council Pre-Agenda Session Tuesday, January 18, 2022 – 5:00 p.m.

Call to Order: Mayor Bethune called the pre-agenda session to order at approximately 5:00 p.m.

Attendees:

Council Members: Mayor Don Bethune, Mayor Pro-tem Bruce Campbell, Councilmember Marcia Daniel, Councilmember Richard Lassiter, Councilmember Natalyn Morris, Councilmember Debbie Ruiz and Councilmember Kim Tice.

Staff Members: Scott Robider, City Manager; James P. Gerard, City Attorney; Rhonda Ferrell-Bowles, Finance Director/Clerk of Council; Ben Brengman, IT Director; Gil Ballard, Chief of Police; Mike Dick, Fire Chief; Jon Bayer, Public Works Director; and Cliff Ducey, Recreation Director.

City Manager provided an overview of the council agenda items. He stated that the public hearings for the two rezoning requests (PC2126 & PC2127) to rezone certain properties on Old Louisville Road have been pulled from the agenda. He stated that the petitioner has requested a continuance.

City Attorney stated that Councilmember Ruiz needs to write a letter publicly recusing herself because of her interest. He stated that she must refrain from participating in any discussion of the matter and from voting on the matter.

Councilmember Ruiz stated that she would put something in writing and submit it to Jim or Scott.

City Manager gave an update on TSPLOST. City Attorney stated that TSPLOST may not happen, because all of the municipalities have to negotiate the LOST this year. He stated that everyone feels we need to figure out LOST before TSPLOST. He stated that the County is probably going to tell the cities that its best to wait until November instead of trying to do something in May.

City Manager gave a brief update on the final rule for ARPA funds. He stated we have until 2026. He stated that the next funding allocation should come in March.

Mayor Bethune stated that he would like to look at holding an all-day council retreat at the Mighty Eighth to discuss all of the different projects. The majority of Council stated that a Tuesday would work best for the retreat. Councilmember Morris stated Tuesdays or Fridays are not good for her. Councilmember Lassiter suggested holding the retreat on Saturday.

Chief of Police introduced Officer Scott who serves as the Traffic Unit Officer. He also introduced Officer David Johnson as the department's Officer of the Year.

There being no further items to discuss, the Mayor and Council adjourned the pre-agenda session at approximately 5:42 p.m.

Transcribed & submitted by: Clerk of Council

Accepted & approved by: City Council 2/7/22

MINUTES

City Council Meeting Tuesday, January 18, 2022 – 6:00 p.m.

Call to Order: Mayor Bethune called the meeting to order at approximately 6:00 p.m.

Opening: Pastor Bruce Campbell from Oak Grove Missionary Baptist Church gave the invocation and Mayor Bethune led City Council in the pledge of allegiance to the flag.

Roll Call

Council Members: Mayor Don Bethune, Mayor Pro-tem Bruce Campbell, Councilmember Marcia Daniel, Councilmember Richard Lassiter, Councilmember Natalyn Morris, Councilmember Debbie Ruiz and Councilmember Kim Tice.

Staff Members: Scott Robider, City Manager; James P. Gerard, City Attorney; Rhonda Ferrell-Bowles, Finance Director/Clerk of Council; Ben Brengman, IT Director; Gil Ballard, Chief of Police; Mike Dick, Fire Chief; Jon Bayer, Public Works Director; and Cliff Ducey, Recreation Director.

Presentation: Mayor Bethune presented a Proclamation recognizing January 23 – 29, 2022 as School Choice Week in Garden City.

Formal Public Comment

Robert W. Groves High School FBLA: Mayor Bethune stated that Mr. Sterling Guess submitted a request to address City Council, but he did not attend the meeting.

Public Hearings

PC2126, Rezoning Request: Mayor Bethune stated that we have a request by Chad Zittrouer, Kern & Company, LLC to rezone 4713 Old Louisville Road, 4711 Old Louisville Road and US Highway 80 from R-1 to I-1. He stated that the petitioner has asked for a continuance until the next council meeting on 2/7/22.

PC2127, Rezoning Request: Mayor Bethune stated that we have a request by Chad Zittrouer, Kern & Company, LLC to rezone 4709 Old Louisville Road from R-1 to I-1. He stated that the petitioner has asked for a continuance until the next council meeting on 2/7/22.

Alcoholic Beverage License Application (Love's Travel Stop): Mayor Bethune opened the public hearing to receive public comment on an alcoholic beverage license application made by Amy Elizabeth Guzzy to sell wines, beer and/or malt beverages at Love's Travel Stop #893, 2 Sonny Perdue Drive, Garden City.

There being no speakers for or against the application, Mayor Bethune closed the public hearing.

Alcoholic Beverage License Manager's Application (Love's Travel Stop): Mayor Bethune opened the public hearing to receive public comment on an alcoholic beverage license manager's application made by Donald Andrew Grinde III to sell wines, beer and/or malt beverages at Love's Travel Stop #893, 2 Sonny Perdue Drive, Garden City.

There being no speakers for or against the application, Mayor Bethune closed the public hearing.

City Council Minutes: A motion was made by Councilmember Tice to approve the November 15, 2021 Pre-Agenda Session Minutes and City Council Minutes; January 3, 2022 Inaugural Council Meeting Minutes; January 10, 2022 Workshop Synopsis and Executive Session Minutes. The motion was seconded by Councilmember Daniel and passed without opposition.

City Manager's Report: City Manager stated that the department's year-end 2021 reports were included with the agenda packet. Councilmember Lassiter asked for a breakdown on the crime statistics by district.

Resolution, Chief Judge Agreement (Tomlinson): Clerk of Council read the heading of a resolution by the City Council to authorize the Mayor to execute an agreement between the City and Billy Tomlinson which sets forth the terms of Mr. Tomlinson's appointment as the Chief Judge of the Garden City Municipal Court.

A motion was made by Councilmember Daniel to adopt the resolution. The motion was seconded by Councilmember Tice and passed without opposition.

Resolution, Associate Judge Agreement (Huffman): Clerk of Council read the heading of a resolution by the City Council to authorize the Mayor to execute an agreement between the City and Brian Joseph Huffman, Jr., which sets forth the terms of Mr. Huffman's appointment as the Associate Judge of the Garden City Municipal Court.

A motion was made by Councilmember Campbell to adopt the resolution. The motion was seconded by Councilmember Daniel and passed without opposition.

Resolution, Judge Pro Tem Agreement (Sanders): Clerk of Council read the heading of a resolution by the City Council to authorize the Mayor to execute an agreement between the City and Richard Sanders, Jr., which sets forth the terms of Mr. Sanders appointment as Judge Pro Tem of the Garden City Municipal Court.

A motion was made by Councilmember Lassiter to adopt the resolution. The motion was seconded by Councilmember Morris and passed without opposition.

Resolution, Prosecuting Attorney Agreement (Moody): Clerk of Council read the heading of a resolution by the City Council to authorize the Mayor to execute an agreement between the City and Lindy Moody which sets forth the terms of Ms. Moody's appointment as the City's Prosecuting Attorney.

A motion was made by Councilmember Tice to adopt the resolution. The motion was seconded by Councilmember Lassiter and passed without opposition.

Resolution, Public Defender Agreement (Harmon): Clerk of Council read the heading of a resolution by the City Council to authorize the Mayor to execute an agreement between the City and Crystal D. Harmon which sets forth the terms of Ms. Harmon's appointment as the City's Public Defender on a part-time basis.

A motion was made by Councilmember Daniel to adopt the resolution. The motion was seconded by Councilmember Ruiz and passed without opposition.

Resolution, Judge Pro Tem Appointment (Andrews): Clerk of Council read the heading of a resolution by the Mayor and Council to appoint Douglas G. Andrews to serve as Judge Pro Tem of the Garden City Municipal Court.

A motion was made by Councilmember Tice to adopt the resolution. The motion was seconded by Councilmember Morris and passed without opposition.

Resolution, Judge Pro Tem Appointment (Gerard): Clerk of Council read the heading of a resolution by the Mayor and Council to appoint James P. Gerard to serve as Judge Pro Tem of the Garden City Municipal Court.

A motion was made by Councilmember Tice to adopt the resolution. The motion was seconded by Councilmember Campbell and passed without opposition.

Resolution, Board of Zoning Appeals / Planning Commission Appointments: Clerk of Council read the heading of a resolution by the Mayor and Council to reappoint Billy Jackson, Misty Selph, Jenecia Perry and Jeff Ashely to serve on the City's consolidated Board of Zoning Appeals/Planning Commission for a four (4) year term running from the effective date of this resolution until their respective successors are appointed at Council's first regular meeting in January 2026.

A motion was made by Councilmember Tice to adopt the resolution. The motion was seconded by Councilmember Campbell and passed without opposition.

Resolution, GCCVB Joint Appointment by Mayor and Council: Clerk of Council read the heading of a resolution by the Mayor and Council to jointly reappoint Patt Gunn and Ed Chapman to serve on the Garden City Area Convention and Visitors Bureau Authority (GCCVB) from the effective date of this resolution until their respective successors are appointed within 45 days of the first meeting of the Mayor and City Council in January 2024.

A motion was made by Councilmember Campbell to adopt the resolution. The motion was seconded by Councilmember Daniel and passed without opposition.

GCCVB Appointment by At Large Councilmember: Councilmember Bruce Campbell appointed Curtis Faircloth, Manager/Operator of Grainger Nissan, to serve on the Garden City Area Convention and Visitors Bureau Authority (GCCVB) during his term of office as Councilmember.

Ethics Committee Appointments: Clerk of Council stated that we have nominations by the Mayor and Council for appointment to serve on the City's Ethics Committee.

Mayor Bethune appointed Lisa Bohler Hunter to serve on the City's Ethics Committee for a two (2) year term.

Mayor Bethune asked for nominations from Council for appointment to the City's Ethics Committee. Councilmember Daniel nominated Mr. Gwyn Hall and Councilmember Morris nominated Pastor Eric Mason to appoint to the City's Ethics Committee.

Councilmember Campbell, Councilmember Daniel, Councilmember Ruiz, Councilmember Tice, and Mayor Bethune voted to appoint Mr. Gwyn Hall. Councilmember Lassiter and Councilmember Morris voted to appoint Pastor Eric Mason. Mayor Bethune stated we have five votes for Gwyn Hall and two votes for Pastor Eric Mason. He stated that by a vote of 5/2, Gwyn Hall is hereby appointed to serve on the City's Ethics Committee for a two (2) year term.

City Attorney Appointment: A motion was made by Councilmember Daniel to appoint James P. Gerard to serve as City Attorney. The motion was seconded by Councilmember Ruiz. Councilmember Campbell, Councilmember Daniel, Councilmember Ruiz, Councilmember Tice, and Mayor Bethune voted in favor with Councilmember Lassiter and Councilmember Morris opposed.

Mayor Bethune asked Councilmember Lassiter and Councilmember Morris to state why they voted against appointing Jim Gerard to serve as City Attorney. He stated that Jim has been with us a long time and has done a good job for the City and I feel he has a right to know why you didn't vote for him.

Councilmember Lassiter stated that it's nothing personal, but I feel we need a younger attorney that can move us forward.

Councilmember Morris stated that it's nothing personal, but I feel we need new leadership to move us forward. Someone younger who hasn't been here for fifty years. We need new blood to make progress.

City Attorney stated that I don't make policy you all do. He stated that I am here to help carry out your vision.

Councilmember Lassiter asked Mayor Bethune why he didn't ask for an explanation last year? Mayor Bethune stated that it was a mistake on his part that he didn't ask last time.

President of Council Appointment: Mayor Bethune asked for nominations from Council for President of Council. Councilmember Campbell nominated Councilmember Daniel and Councilmember Lassiter nominated Councilmember Morris to appoint as President of Council.

Councilmember Campbell, Councilmember Daniel, Councilmember Ruiz, Councilmember Tice, and Mayor Bethune voted in favor of Councilmember Daniel. Councilmember Lassiter and Councilmember Morris voted in favor of Councilmember Morris. Mayor Bethune stated that we have five votes for Councilmember Daniel and two votes for Councilmember Morris. He stated that by a vote of 5/2, Councilmember Daniel is hereby appointed to serve a two (2) year-term commencing January 2022 and expiring when a successor is appointed by City Council at the first regular Council meeting in January 2024.

Resolution, Paving Assessment Engineering Services: Clerk of Council read the heading of a resolution authorizing the city to engage the services of CHA Consulting, Inc., for the provision of engineering services to inspect, evaluate and rate the paving needs of 163 roadways within the City and to develop and recommend paving or road repair options and authorizing the City Manager to execute a work order for such services.

A motion was made by Councilmember Ruiz to adopt the resolution. The motion was seconded by Councilmember Campbell and passed without opposition.

Resolution, 2021 Byrne Justice Assistance Grant Program Award: Clerk of Council read the heading of a resolution of the Mayor and Council authorizing the application for, and acceptance of, a grant award from the City of Savannah for the 2021 Byrne Justice Assistance Grant Program and authorizing the City Manager to execute a memorandum of understanding with the City of Savannah in connection with such acceptance.

A motion was made by Councilmember Tice to adopt the resolution. The motion was seconded by Councilmember Daniel and passed without opposition.

Councilmember Lassiter asked the amount of funds the city would receive. Police Chief stated that Garden City's allocation is \$13,294 from the City of Savannah's allocation. He stated that we plan to use the funds to purchase Bola wrap devices.

Resolution, TSPLOST Intergovernmental Agreement: Clerk of Council read the heading of a resolution to accept that certain "Intergovernmental Agreement for the use and distribution of proceeds from the 2022 Transportation Special Purpose Local Option Sales Tax (TSPOST) for capital transportation projects" as proposed by Chatham County; to identify the City's capital transportation projects to be funded by TSPLOST; to authorize the seeking of approval from the Garden City Electorate for the City's incurring general obligation debt of up to \$18,434,220.00 to initially fund the cost of such projects.

A motion was made by Councilmember Daniel to adopt the resolution. The motion was seconded by Councilmember Ruiz and passed without opposition.

FY2022 Fee Schedule Update: Clerk of Council said we have for approval by the Mayor and Council certain updates to the fiscal year 2022 fee schedule.

A motion was made by Councilmember Campbell to approve the updates to the fiscal year 2022 schedule of fees. The motion was seconded by Councilmember Daniel and passed without opposition.

Alcoholic Beverage License Application (Love's Travel Stop): Clerk of Council said we have for approval by the Mayor and City Council an alcoholic beverage license application made by Amy Elizabeth Guzzy to sell wines, beer and/or malt beverages at Love's Travel Stop #893, 2 Sonny Perdue Drive, Garden City.

A motion was made by Councilmember Tice to approve the application. The motion was seconded by Councilmember Campbell and passed without opposition.

Alcoholic Beverage License Manager's Application (Love's Travel Stop): Clerk of Council said we have for approval by the Mayor and Council an alcoholic beverage license manager's application made by Donald Andrew Grinde III to sell wines, beer and/or malt beverages at Love's Travel Stop #893, 2 Sonny Perdue Drive, Garden City.

A motion was made by Councilmember Campbell to approve the application. The motion was seconded by Councilmember Ruiz and passed without opposition.

Informal Public Comment: Mayor Bethune stated that no speakers signed up to address City Council.

Adjournment: There being no further items to discuss, Mayor Bethune called for a motion to adjourn the meeting. A motion was made by Councilmember Lassiter to adjourn the meeting at approximately 6:33 p.m. The motion was seconded by Councilmember Campbell and passed without opposition.

Transcribed & submitted by: Clerk of Council

Accepted & approved by: City Council 2/7/22

RESOLUTION

A RESOLUTION TO AMEND THE FISCAL YEAR 2021 GENERAL OPERATING FUND BUDGET; TO ADJUST FOR THE DIFFERENCES BETWEEN THE ORIGINALLY ADOPTED AND PRESENTLY PROJECTED REVENUES AND EXPENDITURES FOR CERTAIN VARIOUS LINE ITEMS IN THE CITY'S GENERAL FUND BUDGET.

WHEREAS, an amendment in the General Fund Budget is needed to adjust for the differences between the originally adopted revenues and expenditures for various line items as set forth in the attached Exhibit "A" after taking into account money actually received and spent as of December 31, 2021 from the FY2021 General Operating Fund Budget, as opposed to the originally budgeted revenues and expenditures.

NOW, THEREFORE, BE IT RESOLVED, the Mayor and Council of Garden City, Georgia in regular session assembled, do approve an amendment to the FY2021 General Fund Operating Budget to accurately reflect the difference between the originally adopted revenues and expenditures and the amended revenues and expenditures based on actual revenues and expenditures as of December 31, 2021, with respect to each of the City's various departments as set forth on the attached Exhibit "A".

ADOPTED BY the Mayor and Council of the City of Garden City, Georgia, this 7th day of February, 2022.

RHONDA FERRELL BOWLES, Clerk of Council

Received and approved this 7th day of February, 2022

DON BETHUNE, Mayor

EXHIBIT “A”

General Fund

FY21 Unaudited Year-End General Fund Budget Amendment Summary

<u>GENERAL FUND</u>	2021 Adopted	2021 Amended	\$ Change	% Change
Revenues				
General Fund Operating Revenue	8,851,837	11,222,342	2,370,505	27%
Operating Revenues	8,851,837	11,222,342	2,370,505	27%
Appropriation of Prior Year's Fund Balance	1,228,621	-	(1,228,621)	
General Fund Revenue Total	10,080,458	11,222,342	1,141,884	11%
Operating & Capital Expenditures				
Legislative	\$ 88,750	81,400	(7,350)	-8%
Executive	450,300	531,100	80,800	18%
Information Technology/ Bldg. Maint.	664,125	747,505	83,380	13%
Finance	218,415	166,515	(51,900)	-24%
Human Resources	231,827	244,500	12,673	5%
Municipal Court	234,220	221,075	(13,145)	-6%
Police	4,337,472	4,292,430	(45,042)	-1%
Emergency Management	11,500	4,000	(7,500)	-65%
Public Works	1,064,059	1,110,746	46,687	4%
Senior Center	157,800	173,450	15,650	10%
Parks and Recreation	931,900	992,950	61,050	7%
Planning, Zoning & Building	422,650	506,800	84,150	20%
Operating & Capital Expenditures	\$ 8,813,018	9,072,471	259,453	3%
Transfers Out				
Transfer Out From General Fund to Fire Protection Fund	1,267,440	1,214,975	(52,465)	-4%
Transfers Out	\$ 1,267,440	1,214,975	(52,465)	-4%
GENERAL FUND BUDGET TOTAL	\$ 10,080,458	10,287,446	206,988	2%
Net Surplus (Loss)	\$ -	934,896		

RESOLUTION

A RESOLUTION TO AMEND THE FY2021 BUDGETS FOR THE FOUR ENTERPRISE FUNDS; TO ADJUST FOR THE DIFFERENCES BETWEEN THE ORIGINALLY ADOPTED AND PRESENTLY PROJECTED REVENUES AND EXPENSES FOR CERTAIN VARIOUS LINE ITEMS IN THE BUDGETS OF THE FOUR DIFFERENT ENTERPRISE FUNDS.

WHEREAS, an amendment in the Fire Protection Fund Budget, the Stormwater Fund Budget, Sanitation Fund Budget, and the Water/Sewer Fund Budget is needed to adjust for the differences between the originally adopted revenues and expenditures for various line items as set forth in the attached Exhibit “A” after taking into account money actually received and spent as of December 31, 2021 from the FY2021 Budget for the four Enterprise Funds, as opposed to the originally budgeted revenues and expenditures.

NOW, THEREFORE, BE IT RESOLVED, the Mayor and Council of Garden City, Georgia in regular session assembled, do approve an amendment in the Fire Protection Fund Budget, the Stormwater Fund Budget, the Sanitation Fund Budget, and the Water/Sewer Fund Budget in order to accurately reflect the differences between the originally adopted revenues and expenses and the amended revenues and expenses for the FY2021 Enterprise Funds based on actual income and expenses as of December 31, 2021, with respect to each of the City’s various departments as set forth on the attached Exhibit “A”.

ADOPTED BY the Mayor and Council of the City of Garden City, Georgia, this 7th day of February, 2022.

RHONDA FERRELL BOWLES
Clerk of Council

Received and approved this 7th day of February, 2022

DON BETHUNE
Mayor

EXHIBIT “A”

Enterprise Funds

FY21 Unaudited Year-End Fire Protection Fund Budget Amendment Summary

<u>Fire Protection Fund</u>				
	2021 Adopted	2021 Amended	\$ Change	% Change
Revenue				
Operating Revenue	754,500	782,304	27,804	4%
Operating Revenues	754,500	782,304	27,804	4%
Transfer in from SPLOST Fund	152,715	152,715	-	0%
Transfer in from General Fund	1,267,440	1,214,975	(52,465)	-4%
Transfer In From Other Funds	1,420,155	1,367,690	(52,465)	-4%
Revenue Total	2,174,655	2,149,994	(24,661)	-1%
Expenditures				
Operating	2,174,655	2,143,120	(31,535)	-1%
Capital Outlay Expenditures	-	6,874	6,874	
Operating & Capital Expenditures Subtotal	2,174,655	2,149,994	(24,661)	-1%
Operating & Capital Budget Total	2,174,655	2,149,994	(24,661)	-1%
Net Surplus (Loss)	-	-	-	

FY21 Unaudited Year-End Stormwater Fund Budget Amendment Summary

<u>Stormwater Fund</u>				
	2021 Adopted	2021 Amended	\$ Change	% Change
Revenue				
Revenue	938,200	1,010,200	72,000	8%
Total Revenue	938,200	1,010,200	72,000	8%
Expenditures				
Operating	908,770	859,923	(48,847)	-5%
Capital Improvement Expenditures	29,430	29,430	-	
Total Operating & Capital Expenditures	938,200	889,353	(48,847)	-5%
Total Expenditures	938,200	889,353	(48,847)	-5%
Net Surplus (Loss)	-	120,847		

FY21 Unaudited Year-End Sanitation Fund Budget Amendment

<u>Sanitation Fund</u>				
Expenditure Description	2021 Adopted	2021 Amended	\$ Change	% Change
Revenue				
Revenue	398,012	416,903	18,891	5%
Transfer in From Stormwater Fund	45,000	45,000	-	0%
Total Revenue	443,012	461,903	18,891	4%
Expenditures				
Operating	403,012	416,053	13,041	3%
Dry Trash Disposal	40,000	37,000	(3,000)	-8%
Total Expenditures	443,012	453,053	10,041	2%
Net Surplus (Loss)	-	8,850		

Exhibit “A”

Enterprise Funds (Continued)

FY21 Unaudited Year-End Water/Sewer Fund Budget Amendment Summary

<u>Water/Sewer Fund</u>				
Expenditure Description	2021 Adopted	2021 Amended	\$ Change	% Change
Revenue				
Operating Revenue	4,138,113	4,733,143	595,030	14%
Contributions From Private Sources - Developer's Fee Prosperity CIP	1,675,000	1,286,479	(388,521)	-23%
FEMA Reimbursement	694,824	-	(694,824)	-100%
Total Revenue	6,507,937	6,019,622	(488,315)	-8%
Operating Expenditures:				
Wastewater Treatment & Collection	937,027	837,605	(99,422)	-11%
Water Treatment	529,427	569,127	39,700	7%
W/S Distribution, Billing & Repair	1,404,028	1,414,542	10,514	1%
Debt Service	773,094	763,683	(9,411)	-1%
Total Operating Expenditures	3,643,576	3,584,957	(58,619)	-2%
Capital Improvement Project Expenditures				
WWTP Headworks Replacement	700,000	-	(700,000)	
GPA Joint Force Main Relocation	280,500	-	(280,500)	
SCADA System Replacement	-	-	-	
3rd Street Lift Station Rehab @ Hwy. 80	150,000	-	(150,000)	
Prosperity Water/Sewer System Project	1,675,000	1,286,479	(388,521)	
Oaks Subdivision Sewer Improvements	-	82,008	82,008	
Vehicles	58,861	63,500	4,639	
Total Capital Expenditures	2,864,361	1,431,987	(1,432,374)	
Total Expenditures	6,507,937	5,016,944	(1,490,993)	-23%
Net Surplus (Loss)	-	1,002,678		

RESOLUTION

A RESOLUTION TO AMEND THE FISCAL YEAR 2021 SPLOST FUND BUDGET; TO ADJUST FOR THE DIFFERENCES BETWEEN THE ORIGINALLY ADOPTED AND PRESENTLY PROJECTED REVENUES AND EXPENSES FOR CERTAIN VARIOUS LINE ITEMS IN THE SPLOST FUND BUDGET.

WHEREAS, an amendment in the SPLOST Fund Budget is needed to adjust for the differences between the originally adopted revenues and expenditures for various line items as set forth in the attached Exhibit “A” after taking into account money actually received and spent as of December 31, 2021 from the FY2021 SPLOST Fund Budget, as opposed to the originally budgeted revenues and expenditures.

NOW, THEREFORE, BE IT RESOLVED, the Mayor and Council of Garden City, Georgia in regular session assembled, do approve an amendment in the SPLOST Fund Budget to accurately reflect the differences between the originally adopted revenues and expenses and the amended revenues and expenses for the FY2021 SPLOST Fund based on actual income and expenses as of December 31, 2021, as set forth on the attached Exhibit “A”.

ADOPTED BY the Mayor and Council of the City of Garden City, Georgia, this 7th day of February, 2022.

RHONDA FERRELL BOWLES, Clerk of Council

Received and approved this 7th day of February, 2022

DON BETHUNE, Mayor

EXHIBIT “A”

SPLOST FUND

FY21 Unaudited Year-End SPLOST Fund Budget Amendment Summary

<u>SPLOST FUND</u>		
Description	2021 Adopted	2021 Amended
SPLOST Revenue	1,670,000	2,000,000
State Aid (LMIG) (\$100,000)	1,000,000	100,000
Prior Year Fund Balance	507,840	-
Total Revenues	3,177,840	2,100,000
Town Center Development	200,000	100,000
Recreation Site & Building Improvements	-	-
SCCPSS Robert W. Groves K-12 Project	10,000	10,000
City Street Paving & Right of Way Improvements:	-	-
Chatham Parkway Improvements	-	90,000
Wheathill Road/Priscilla D. Thomas Way Construction	1,200,000	-
Dean Forest Road/Prosperity Drive Traffic Signal	300,000	-
Public Works Street Paving & ROW Improvements	250,000	250,000
Fire Department Vehicles & Equipment:	-	-
FY21 GCFD 1.75 Fire Hose	8,800	-
FY21 Gear Waster	9,000	-
FY22 GCFD Vehicle Computers / CAD Integration	35,000	-
FY22 Bi-Directional (Radio Coverage in Station)	-	-
Police Department Vehicles & Equipment:	-	-
GCPD Vehicles +Equipment (FY22 (5) Vehicles)	170,000	170,000
GCPD Other Equipment	-	-
Debt Service:	-	-
City Hall Debt Service (FY20 - FY27)	615,000	615,000
City Hall Loan Interest	23,868	47,658
GCPD FY18 (6) Vehicles - Capital Lease Payment (FY18-FY21)	96,685	96,685
GCPD Vehicles Interest - FY18 Capital Lease	2,494	2,494
GCPD FY20 (6) Vehicles - Capital Lease Payment (FY20-FY23)	100,401	100,401
GCPD Vehicles Interest - FY20 Capital Lease	3,877	3,877
Transfer Out to Fire Protection Fund:	-	-
Pumper Trucks Debt Service (\$152,715) (FY16-FY22)	152,715	152,715
Total Expenditures	3,177,840	1,638,830
Net Surplus (Loss)	-	461,170

RESOLUTION

A RESOLUTION TO AMEND THE FY2021 BUDGETS FOR THE THREE SPECIAL REVENUE FUNDS; TO ADJUST FOR THE DIFFERENCES BETWEEN THE ORIGINALLY ADOPTED AND PRESENTLY PROJECTED REVENUES AND EXPENSES FOR CERTAIN VARIOUS LINE ITEMS IN THE BUDGETS OF THE THREE DIFFERENT SPECIAL REVENUE FUNDS.

WHEREAS, an amendment in the Confiscated Assets Fund Budget, the Hotel/Motel Tax Fund Budget, and Tourism Fund Budget is needed to adjust for the differences between the originally adopted revenues and expenditures for various line items as set forth in the attached Exhibit “A” after taking into account money actually received and spent as of December 31, 2021 from the FY2021 Budget for the three Special Revenue Funds, as opposed to the originally budgeted revenues and expenditures.

NOW, THEREFORE, BE IT RESOLVED, the Mayor and Council of Garden City, Georgia in regular session assembled, do approve an amendment in the Confiscated Assets Fund Budget, the Hotel/Motel Tax Fund Budget, and the Tourism Fund Budget in order to accurately reflect the differences between the originally adopted revenues and expenses and the amended revenues and expenses for the FY2021 Special Revenue Funds based on actual income and expenses as of December 31, 2021, with respect to each of the City’s various line items as set forth on the attached Exhibit “A”.

ADOPTED BY the Mayor and Council of the City of Garden City, Georgia, this 7th day of February, 2022.

RHONDA FERRELL BOWLES
Clerk of Council

Received and approved this 7th day of February, 2022

DON BETHUNE
Mayor

EXHIBIT “A”

Special Revenue Funds

FY21 Unaudited Year-End Confiscated Assets Fund Budget Amendment Summary

<u>Confiscated Assets Fund</u>		
	2021 Budget	2021 Amended
Cash Confiscation	2,500	15,053
Other Refunds	2,500	-
Total Revenue	5,000	15,053
Dues & Fees	-	2,500
Education & Training	-	3,500
Supplies	1,000	3,053
Small Equipment	1,000	1,500
Canine Supplies	3,000	4,500
Total Expenditures	5,000	15,053
Net Surplus (Loss)	-	-

FY21 Unaudited Year-End Hotel/Motel Tax Fund Budget Amendment Summary

<u>Hotel/Motel Tax Fund</u>		
Description	2021 Budget	2021 Amended
Hotel/Motel Taxes	260,000	439,679
Hotel/Motel Penalties & Interes	-	61
Interest Revenues	-	3
Total Revenue	260,000	439,743
Payments to Other Agencies (<i>Sav. Trade Ctr.</i>)	43,342	67,117
Payments to CVB (<i>Garden City Convention Visitors Bureau</i>)	86,658	134,321
Transfers Out to General Fund	130,000	238,305
Transfers Out to Tourism Board	-	-
Total Expenditures	260,000	439,743
Net Surplus (Loss)	-	-

FY21 Unaudited Year-End Tourism Fund Budget Amendment Summary

<u>Tourism Board Fund</u>		
	2021 Adopted	2021 Amended
Hotel/Motel Taxes	86,658	-
Tourism Board Interest Earned Income	5	2
Other Revenues	36,549	-
Prior Year Fund Balance	120,000	-
Total Revenue	243,212	2
Advertising	-	-
Dues & Fees	-	2
Contracts & Agreements	86,663	-
General Supplies & Materials	36,549	-
Food, Flowers & Banquets (Special Events, etc.)	120,000	-
Total Expenditures	243,212	2
Net Surplus (Loss)	-	-

RESOLUTION

A RESOLUTION TO AMEND THE FISCAL YEAR 2021 ARPA FUND BUDGET; TO ADJUST FOR THE DIFFERENCES BETWEEN THE ORIGINALLY ADOPTED AND PRESENTLY PROJECTED REVENUES AND EXPENSES IN THE ARPA FUND BUDGET.

WHEREAS, an amendment in the ARPA Fund Budget is needed to adjust for the differences between the originally adopted revenues and expenditures for various line items as set forth in the attached Exhibit “A” after taking into account money actually received and spent as of December 31, 2021 from the FY2021 ARPA Fund Budget, as opposed to the originally budgeted revenues and expenditures.

NOW, THEREFORE, BE IT RESOLVED, the Mayor and Council of Garden City, Georgia in regular session assembled, do approve an amendment in the ARPA Fund Budget to accurately reflect the differences between the originally adopted revenues and expenses and the amended revenues and expenses for the FY2021 ARPA Fund based on actual income and expenses as of December 31, 2021, as set forth on the attached Exhibit “A”.

ADOPTED BY the Mayor and Council of the City of Garden City, Georgia, this 7th day of February, 2022.

RHONDA FERRELL BOWLES, Clerk of Council

Received and approved this 7th day of February, 2022

DON BETHUNE, Mayor

EXHIBIT “A”

ARPA FUND

FY21 Unaudited Year-End ARPA Fund Budget Amendment Summary

<u>ARPA Funds</u>		
	2021 Adopted	2021 Amended
Revenue		
ARPA Fiscal Recovery Funds	-	1,626,876
Interest Revenues	-	233
Total Revenue	-	1,627,108
Expenditures	-	-
Projects TBD based upon final rule eligible uses		
Total Expenditures	-	-
Net Surplus (Loss)	-	1,627,108

RESOLUTION

A RESOLUTION OF THE MAYOR AND COUNCIL FOR GARDEN CITY, GEORGIA, TO AMEND THE FY2022 STAFFING LEVEL CHART OF THE CITY OF GARDEN CITY, GEORGIA, TO PROVIDE FOR TWO ADDITIONAL FULL-TIME FIREFIGHTER POSITIONS IN THE FIRE DEPARTMENT THROUGH THE ELIMINATION OF FOUR PART-TIME FIREFIGHTER POSITIONS IN THE FIRE DEPARTMENT.

WHEREAS, in its adoption of the FY2022 Budget the City Council approved a Staffing Level Chart for the City providing the staffing levels for each of the departments and divisions of the City; and,

WHEREAS, City Council wishes to amend said Staffing Level Chart of the Fire Protection Fund to add two (2) full-time firefighter positions and eliminate four (4) part-time firefighter positions as reflected in Exhibit "A"; and,

WHEREAS, the approximate total salary/benefit costs for the two (2) full-time firefighter positions is estimated to be \$82,680, which is to be offset by the elimination of four (4) part-time firefighter positions (estimated at \$20,670 each);

NOW THEREFORE, BE IT RESOLVED by the Mayor and Council of the City of Garden City, Georgia:

- 1) That City Council does hereby amend the FY2022 Staffing Level Chart of the Fire Protection Fund to add two (2) full-time Firefighter positions to bring the total number of authorized full-time positions for the Fire Department to twenty-three.
- 2) That City Council does hereby amend the Staffing Chart of the Fire Protection Fund to eliminate four (4) part-time Firefighter positions to reduce the total number of authorized part-time positions for the Fire Department to six.
- 3) That City Council does hereby instruct the Finance Director to make increase / decrease adjustments to various certain funding levels in the FY2022 Fire Protection Fund's budget line items for salaries/benefits to reflect the changes in staffing level in order to balance the budget through the City's customary mid-year or end-of-the year budget amendment.

ADOPTED by the Mayor and Council of Garden City, Georgia, this 7th day of February, 2022.

RHONDA FERRELL-BOWLES, Clerk of Council

Received and approved this 7th day of February, 2022.

DON BETHUNE, Mayor

EXHIBIT "A"

**Fire Protection Fund /Fire Department
FY2022 Budget Staffing Level Chart**

FY2022 Fire Protection Fund Budgeted Positions

<u>Fire</u>	2019 Actual	2020 Actual	2021 Budget	2022 Adopted	2022 Amended	Pay Status Budget
Fire Chief	1	1	1	1	1	Exempt
Deputy Fire Chief	1	1	1	1	1	Exempt
Fire Captain	1	3	3	3	3	Exempt
Fire Marshal	0	1	1	1	1	Exempt
Deputy Fire Marshal	0	0	1	1	1	Exempt
Administration / Safety Coordinator	1	1	1	1	1	Non-Exempt
Firefighter	14	12	13	13	15	Non-Exempt
Total Fire FTE Budgeted Positions	18	19	21	21	23	
Total Fire PTE Budgeted Positions	10	10	10	10	6	

Notes:

Full-time Employee (FTE)

Part-time Employee (PTE)

A RESOLUTION

BE IT RESOLVED BY THE MAYOR AND COUNCIL OF GARDEN CITY, GEORGIA, in regular session assembled, that pursuant to Section 2-100.1 of the City's Code of Ethics (Code Chapter 2, Article II, Division 4, Code Sections 2-81 et seq.), they do hereby approve the selection made by Gywn Hall (the Council-appointed member on the City's Ethic Committee) and Lisa Bohler Hunter (the Mayor-appointed member on the City' Ethics Committee) for PASTOR ERIC MASON, a resident of Garden City, to serve as the third member of Committee for a two (2) year term running from the effective date of this resolution until his successor is appointed.

IN OPEN SESSION this 7th day of February, 2022.

RHONDA FERRELL BOWLES,
Clerk of Council

Received and Approved this 7th day of February, 2022

DON BETHUNE, Mayor