

CALL TO ORDER

Mayor Pro Tem Brenda Thompson called to order the regular meeting of the Rutledge City Council on the above date. Council members Tim Smith and Bruce Altnauer were present as were members of the public. Council member Chad Cook was absent.

PLEDGE OF ALLEGIANCE

The council and citizens all stood and recited the Pledge of Allegiance to America.

APPROVAL OF MINUTES

Tim Smith made motion to approve the minutes of the August 17, 2015 minutes as submitted. Bruce Altnauer seconded, all voted in favor and motion carried.

PETITION FILED BY TOM AND MICHELLE STROTT FOR TEXT AMENDMENT OF CITY ZONING ORDINANCE CHAPTER 12.17 REGARDING EVENT FACILITIES

Tara Cooner the planner for Morgan County addressed the council and said she wanted to clarify comments from the Planning and zoning meeting in regards to comparisons. She said comparisons should be avoided.

She stated some comments were based on fears and not facts. She said the purpose of the petition filed is to add event facilities as a conditional use to R1 and R2 zoning districts, and to change the minimum acreage of event facilities from 5 acres to 2.5 acres.

She said the Planning and Zoning Commission voted unanimously to deny the petition for the text amendment.

She said this will affect all R1 and R2 property so it should not just be about 160 Fairplay.

Michelle Strott stated we are asking to reduce the acreage to begin with.

The property as it is can host a bed and breakfast.

We can't move forward without the text amendment.

Tara Cooner stated this has to do with two ordinances instead of one.

PUBLIC COMMENT FOR TEXT AMENDMENT

Tara Cooner asked if there was anyone that wanted to speak in favor of the petition. Tom Strott spoke in favor and said there are all kinds of events in Rutledge that are more invasive than this would be.

Linda Alexander spoke in favor stating she lived next door.

She said I have had crowds at my house and handled them just fine.

George Alexander spoke in favor and stated Rutledge had more problems to worry about than that.

Carol Britt spoke in favor and stated it was a dream of her and her daughters to have an event venue.

I would like to include the Bailey property and add cottages so they would have a place to stay.

Cindy Ferguson spoke in favor and said she would hate to just see it pushed away.

Peter Dora spoke in favor of the text change.

Brenda Thompson asked if anyone wanted to speak in opposition of the petition. John Piscello addressed Tara Cooner and said you can't say there will not be any impact on the infrastructure.

I did not hear anything about security.

I don't think you could limit the events without a carefully written ordinance.

Keep in mind you are changing this for every property not just the Strott's.

My property is almost 2.50 acres. I don't see the benefit to Rutledge.

It is not an increase in the tax base. What benefit would it bring.

I think there has to be a balance.

It would not improve the quality of life in Rutledge. Brian Collins stated my property joined with the lot next door would be close to that.

What about the next person that wants to drop it to 1.50 acres.

It is scary remember the small but special.

If they don't have the acreage they don't have it.

Debora Drummond said it states 5 acres. You must maintain the integrity of our residential areas.

facilities.

residential areas.

places with 5 acres.

I can't give a better argument than Mrs. Britt.

She said they are planning on having cottages, they went to a venue in Las Vegas, this is not going to be a small operation.

You already adequately provide for event

You will be chipping away at the

There are plenty of

Planning and Zoning voted against it because of all the conditions.

Keith Rex stated that they don't live in Rutledge but are trying to sell their house and said he took a survey asking the people would they purchase a house next to an event facility and they answered no.

Linda Alexander said I did speak in favor of the text amendment for 2.50 acres.

Debora Drummond stated if you reduce to 2.50 the next person will come back for one acre and you have already set a precedent.

Council member Tim Smith said we have been talking and talking is there anyone else that wants to speak.

Council member Bruce Alznauer said this is a twostep process we have to vote on this one before we hear the other one, and the Planning Commission unanimously denied it.

Tara Cooner said yes.

Tim Smith made motion to follow the recommendation of the Planning Commission to deny the petition for the text amendment to reduce the acreage for event facilities and adding it as a conditional use in the R1 and R2 Districts.

Bruce Alznauer seconded, all voted in favor and motion carried.

PETITION FILED BY TOM AND MICHELLE STROTT FOR A CONDITONAL USE PERMIT TO OPERATE AN EVENT FACILITY

Tara Cooner stated that even though the text amendment was denied they still needed to make a motion on the conditional use permit. Tim Smith made motion to deny the petition filed for the conditional use permit for event facility.

Bruce Alznauer

seconded, all voted in favor and motion carried.

PUBLIC COMMENT

N/A

ACCEPTANCE OF REAL PROPERTY AND IMPROVEMENTS FROM WREDCO AND AUTHORIZATION OF RELEASE – FEARS ROAD WELL PROPERTY

Debbie Kilgore advised the council that WREDCO had met everything required except the waterline loop and that was due to the subdivision not being built. She stated if another developer comes in they would have to loop the waterline in order to get the pressure needed for fire protection required by the county.

Tim Smith made motion to accept the real property and improvements and approve the authorization of release.

Bruce Alznauer seconded, all voted in favor and motion carried.

GREGG SHERRILL – COMMUNITY DEVELOPMENT

Not present.

REQUEST TO INSTALL METAL STRUCTURE IN PARK FLOWER BED – GARDEN CLUB

Cindy Ferguson addressed the council and stated that the Garden club had been maintaining the flower bed in the park and came up with a better way by putting up something more permanent. She said it would be a tree with hooks about eight feet tall and could be decorated throughout the different seasons. It will make it a lot easier. Hilda Chilton came up with the plan. We will

take out the pots and plant lantana and put up the metal tree.

It will be something that no other town has.

The garden club will be taking on the project.

She said the ornaments will be painted and Blue said if you didn't like it we could take it down.

She said the dirt girls will pay Blue Chilton to do this.

Tim Smith made motion for the Dirt Girls to install the metal tree.

Bruce Alznauer seconded, all voted in favor and motion carried.

APPROVAL FOR UTILITY SERVICE WIRELESS COMMUNICATIONS AGREEMENT

Debbie Kilgore advised the council that she spoke to the engineer and the 70/30 split is the standard agreement. He said we really have nothing to lose we are not earning anything on the tank now and have potential to gain 70 percent of revenue that we are currently not making.

Tim Smith made motion to approve the agreement with the stipulation any changes the City attorney request are meet.

Bruce Alznauer seconded, all voted in favor and motion carried.

APPROVAL OF ORDINANCE TO AMEND SECTION 2-31 OF ARTICLE II OF CHAPTER 2 OF THE CITY OF RUTLEDGE, GEORGIA CODE OF ORDINANCES, AS AMENDED, SO AS TO AMEND THE DAY FOR REGULAR MONTHLY MEETINGS; AND FOR OTHER PURPOSES

Brenda Thompson stated that we have to change our regular meetings from Monday to Tuesday three times a year and that Monday is such a heavy work day that it only made sense

to change it for the entire year. Tim Smith made motion to approve the ordinance to amend section 2-31 of article II of chapter 2 of the Rutledge code of ordinances to amend the day of regular monthly meetings from the third Monday to the third Tuesday and waive second reading. Bruce Alznauer seconded, all voted in favor and motion carried.

APPROVAL TO DISBURSE RECREATION CHECK

Debbie Kilgore advised the council that the recreation director Ed Hogan needed his check. She said she needed to clarify if it was to be the normal \$2000.00. The council agreed to disburse check and have paper signed agreeing to turn in receipts and invoices monthly.

APPROVAL FOR LAWN MOWER PURCHASE

Debbie Kilgore advised the council that they had budgeted a new lawn mower and to let them know that the expenditure would be \$8342.00. She said it will be purchased from TK auto. The council agreed to the budgeted expenditure.

EXECUTIVE SESSION

Tim Smith made motion to adjourn regular session at 8:15. Bruce Alznauer seconded, all voted in favor and motion carried. Tim

Smith made motion to enter executive session for the purpose of discussing personnel.

Bruce seconded, all voted in favor and motion carried.

Tim Smith made motion to exit executive session.

Bruce seconded, all voted in favor and motion carried.

ADJOURN

