



PUBLIC HEARING & REGULAR BUSINESS MEETING  
OF MAYOR AND COUNCIL  
CITY OF SNELLVILLE, GEORGIA  
MONDAY, APRIL 12, 2021

Present: Mayor Barbara Bender, Mayor Pro Tem Dave Emanuel, Council Members Solange Destang, Cristy Lenski, Gretchen Schulz, and Tod Warner. Also present City Manager Butch Sanders, City Attorney Chuck Ross and Attorney Jay Crowley with Powell and Edwards Attorneys at Law, Chief Roy Whitehead, Assistant Chief Greg Perry, Public Information Officer Brian Arrington, Economic Development Manager Eric Van Otteren and City Clerk Melisa Arnold.

**CALL TO ORDER**

Mayor Bender called the meeting to order at 7:33 p.m.

**INVOCATION**

Former Council Member Mike Sabbagh gave the invocation.

**PLEDGE TO THE FLAG**

Trase Lee led the Pledge of Allegiance.

**CEREMONIAL MATTERS**

PRO 2021-05 – Arab American Heritage Month

Mayor Bender read the proclamation into the record and presented it to Mike Sabbagh.

Presentation of a Youth Business License to Trase Lee for Tray Productions

Eric Van Otteren gave a brief overview of the Shark Tank Program for Youth and then Mayor Bender presented Trase Lee with the Youth Business License.

**MINUTES**

Approve the Minutes of the March 22, 2021 Meetings

Council Member Destang made a motion to approve the minutes of the March 22, 2021 meetings, 2<sup>nd</sup> by Council Member Lenski; voted 6 in favor and 0 opposed, motion approved.

**INVITED GUESTS**

None

**COMMITTEE / DEPARTMENT REPORTS**

None

**APPROVAL OF THE AGENDA**

Mayor Pro Tem Emanuel a motion to approve the agenda with the addition of New Business item d, Motion to Approve Architect for Towne Center Mercantile Building, 2<sup>nd</sup> by Council Member Destang; voted 6 in favor and 0 opposed, motion approved.

**PUBLIC HEARING**

2nd Reading - RZ 21-01 LUP 21-01 – Consideration and Recommendation on applications by AXIS Infrastructure, LLC (applicant) and Britt and Camp, LLC (property owner) requesting to amend the Snellville 2040 Comprehensive Plan Future Land Use Map from Low-Density Residential to Medium-Density Residential and Official Zoning Map amendment from RS30 (Single-family Residential) District to RS-5 (Single-family Residential) District for a 13- lot single-family (detached) residential subdivision on a 2.765± acre site having a gross density of 4.7 units per acre, located at 2706 Lenora Church Road, Snellville, Georgia (Tax Parcel 5028 001)

Mayor Bender explained that the applicant has requested this item be postponed for thirty days. Mayor Pro Tem Emanuel made a motion to table until the May 10, 2021 meeting, 2<sup>nd</sup> by Council Member Schulz; voted 6 in favor and 0 opposed, motion approved.

1<sup>st</sup> Reading - RZ 21-02 LUP 21-02 – Consideration and Action on applications by Patrick Mallory Companies (applicant) and Summit Chase Country Club, Inc. (property owner) requesting: 1) to amend the Snellville 2040 Comprehensive Plan Future Land Use Map from Park-Recreation to Low-Density Residential; 2) to amend the Official Zoning Map from RS-30 (Single-family Residential) District to RO (Residential for Older Persons) District; and 3) variances from the RO District regulations and General Architectural and Small Building Standards for 21-lot single-family (detached) residential lots on a 5.58± acre site and located at the intersection of Rosebud Road and Temple Johnson Road, Snellville, Georgia (Tax Parcel 5094 327). The subject property is to be incorporated into the adjoining 75.29 acre site, zoned RO (Residential for Older Persons) District for a combined 274-lot age-restricted single-family detached residential community

Council Member Schulz made a motion to waive the first reading and place on the April 26, 2021 agenda for the second reading and public hearing, 2<sup>nd</sup> by Mayor Pro Tem Emanuel; voted 6 in favor and 0 opposed, motion approved.

1<sup>st</sup> Reading - RZ 21-03 LUP 21-03 – Consideration and Action on applications by Roger Fisher (applicant) and Oak Road, LLC (property owner) requesting: 1) to amend the Snellville 2040 Comprehensive Plan Future Land Use Map from Office-Professional to Medium-Density Residential; 2) to amend the Official Zoning Map from OP (Office Professional) District to RS-5 (Single-family Residential) District; and 3) variance from the Small Building Standards and required garage setback from the front elevation for a 5-lot single-family (detached) residential development on a 1.17± acre site located at 1736 Oak Road, Snellville, Georgia (Tax Parcel 5024 075)

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Council Member Lenski made a motion to waive the first reading and place on the April 26, 2021 agenda for the second reading and public hearing, 2<sup>nd</sup> by Council Member Warner; voted 6 in favor and 0 opposed, motion approved.

1<sup>st</sup> Reading - ANX 21-01 RZ 21-04 LUP 21-04 – Consideration and Action on applications by TOMCO2 Systems Company (applicant) and Stephen & Walter Moon (property owners) requesting: 1) to amend the Snellville 2040 Comprehensive Plan Future Land Use Map to Industrial Mixed-Use; and 2) to amend the Official Zoning Map to LM (Light Manufacturing) District for a 2.7± site located at 3320 Brushy Fork Road, Loganville for expansion of the TOMCO2 System facility and development of an office building with associated parking. (Tax Parcel 5099 003)

Council Member Lenski made a motion to waive the first reading and place on the April 26, 2021 agenda for the second reading and public hearing, 2<sup>nd</sup> by Mayor Pro Tem Emanuel; voted 6 in favor and 0 opposed, motion approved.

**CONSENT AGENDA**

- a) Consideration and Action on Quit Claim Deed between City of Snellville and Downtown Development Authority for all Permanent and Temporary Construction Easements [Bender]
- b) Consideration and Action on Right of Way Deed for the City of Snellville on Three Tracts of Land [Bender]
- c) Consideration and Action on Intergovernmental Agreement for the Construction, Development, and Operation of Certain Components of the Grove at Towne Center In The City Of Snellville [Bender]
- d) Consideration and Action on Intergovernmental Agency Agreement Between the Downtown Development Authority and the City of Snellville for the Issuing of Town Center Project Taxable Revenue Bonds, Series 2021A [Bender]

Mayor Bender read the consent agenda into the record.

Mayor Pro Tem Emanuel made a motion to approve the consent agenda, 2<sup>nd</sup> by Council Member Destang; voted 6 in favor and 0 opposed, motion approved.

**OLD BUSINESS**

None

**NEW BUSINESS**

Mayor's Nomination and Council Confirmation of Michael Kissel to Planning Commission Post 6 with an Expiration Date of June 30, 2021 [Bender]

Mayor Bender nominated Michael Kissel to Planning Commission Post 6, confirmed 6 in favor and 0 opposed, nomination confirmed.

Mayor Bender administered the Oath of Office to Mr. Kissel.

Consideration and Action on Award of Bid for Property and Casualty Insurance [Bender]

City Manager Sanders reviewed the bid information from Travelers and explained it would be about a \$30,000 savings.

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Council Member Schulz made a motion to approve the bid from Travelers in the amount of \$287,626, 2<sup>nd</sup> by Mayor Pro Tem Emanuel; voted 6 in favor and 0 opposed, motion approved.

Consideration and Action on Surplus of Old Snowflake Decorations for Public Works [Bender]

Mayor Pro Tem Emanuel made a motion to approve the surplus 127 old snowflake decorations, 2<sup>nd</sup> by Council Member Lenski; voted 6 in favor and 0 opposed, motion approved.

Consideration and Action on Selection of Architect Firm for Towne Center Mercantile Building [Bender]

Mayor Pro Tem Emanuel made a motion to approve Place Maker Design as the architect for the Market Building, 2<sup>nd</sup> by Council Member Warner; voted 6 in favor and 0 opposed, motion approved.

**COUNCIL REPORTS**

Council Members Destang, Warner, Lenski, Schulz and Mayor Pro Tem Emanuel each gave a report.

**MAYOR'S REPORT**

Mayor Bender gave a report.

**PUBLIC COMMENTS**

None

**EXECUTIVE SESSION**

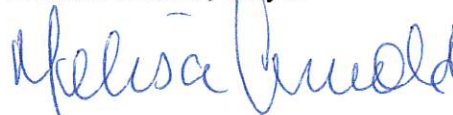
None

**ADJOURNMENT**

Mayor Pro Tem Emanuel made a motion to adjourn, 2<sup>nd</sup> by Council Member Destang; voted 6 in favor and 0 opposed, motion approved. The meeting adjourned at 8:10 p.m.



Barbara Bender, Mayor



Melisa Arnold, City Clerk