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**CITY OF MORROW, GEORGIA**  
**MAYOR AND CITY COUNCILMEMBERS**

**Mayor Jeffrey DeTar**  
**Mayor Pro Tem Jeanell Bridges**  
**Councilwoman Hang Tran**  
**Councilman Larry Ferguson**  
**Councilman Christopher Mills**

**Regular Meeting**

**October 25, 2016**

**Minutes**

**7:33 pm**

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**Mayor Jeffrey DeTar** called the Regular Council Meeting of the Morrow City Council to order at 7:33pm on October 25, 2016. The meeting took place in the Council Chambers of the Morrow Municipal Complex located at: 1500 Morrow Road, Morrow, GA, 30260.

**Mayor Jeffrey DeTar** asked everyone to stand for the Pledge of Allegiance followed by a moment of silent reflection.

**ROLL CALL:**

**Mayor Jeffrey DeTar** asked **City Clerk Yasmin Julio** to call the roll.

**City Clerk Yasmin Julio** called the roll and those present were **Mayor Jeffrey DeTar, Mayor Pro Tem Jeanell Bridges, Councilman Christopher Mills, Councilwoman Hang Tran and Councilman Larry Ferguson**. She stated there was a quorum present.

**CONSENT AGENDA:**

**Mayor Jeffrey DeTar** called for a motion to approve the consent agenda.

1. Approval of October 11, 2016, Regular Meeting Minutes
2. Approval of October 11, 2016, Work Session Minutes
3. Approval of October 11, 2016, Executive Session Minutes (during Regular Meeting)
4. Approval of October 11, 2016, Executive Session Minutes (during Work Session)

**MOTION AND VOTE: Councilman Larry Ferguson** made the motion to approve the consent agenda, seconded by **Mayor Pro Tem Jeanell Bridges**. The motion passed unanimously, 4-0.

**MEETING AGENDA:**



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**Mayor Jeffrey DeTar** called for a motion to approve the **October 25, 2016 Meeting Agenda**.

**MOTION AND VOTE:** **Mayor Pro Tem Jeanell Bridges** made the motion to approve the meeting agenda with the following amendments; the addition of item#2 Resolution 2016-05 Enterprise Zone under #8 Ordinances & Resolutions and removing wording real estate under item #10 Executive Session seconded by **Councilman Larry Ferguson**. The motion passed, 3-1 with **Councilman Larry Ferguson, Mayor Pro Tem Jeanell Bridges** and **Councilman Christopher Mills** in favor of and **Councilwoman Hang Tran** opposed.

**AWARDS AND RECOGNITION:**

1. Clayton County 2016 Public Safety Officer of the Year- Sergeant Richard Beard  
*(Presented by: Police Chief James Callaway)*

**PRESENTATION:**

1. Planning and Zoning Board Meeting Recap  
*(Presented by Zoning Administrator Marti Tracy)*

**Zoning Administrator Marti Tracy** advised Council that during the latest Planning and Zoning Board meeting nominations were conducted for Chair and Vice Chair. Gilda Hutcheson accepted her nomination as Chair and Wayne Collins accepted his nomination for Vice Chair. She also stated that new resident **City Manager Sylvia Redic** was welcomed during the meeting.

**PUBLIC COMMENTS ON AGENDA ITEMS:**

**Citizen Comments:**  
**Bob Huie**

**PUBLIC HEARING (Actionable Items):**

1. Conditional Use request submitted by property owner Larry Holtzman, regarding the subject property at 1830 Mount Zion Road. The requested use is that of an automotive paint and body work shop.  
*(Presented by Zoning Administrator Marti Tracy)*

**Zoning Administrator Marti Tracy** provided Council with a Planning & Zoning Conditional Use Public Hearing report handout. **Zoning Administrator Marti Tracy** advised the following;



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The Planning & Zoning Board is recommending APPROVAL of the applicant's request with the following considerations and stipulations:

- The property is located in the General Business (BG) district
- The property is compliant with zoning dimension and size requirements. The property is 4.08 acres.
- Long-term lease tenant is national franchise with quality standards and corporate over-sight.
- EPA (Environmental Protection Agency) regulates hazardous materials handling for the business type; interior containment of painting activity will be present.
- Expected vehicle activity will have minimal impact to surrounding properties and roadways. Customer vehicles will be transported by customer or courier.
- The existing pedestrian ramp will be replaced with an ADA (Americans with Disabilities Act) compliant ramp. Subject to Compliance Inspections by Building inspector and Morrow Fire Marshal.
- The existing parking lot will be repaired and restriped.
- All redevelopment requirements will be completed. Requirements include but are not limited to sidewalk and pedestrian lighting at street frontage.
- Overnight parking of vehicles will be restricted to a paved, fenced (vinyl coated chain link), lighted area behind the building. As required by code, the area will not be visible from a public or private right-of-way.
- The Conditional Use will be granted for the building with the postal designation of 1830 Mount Zion Road ONLY.
- A "Class C" license for vehicle service will be granted, however, approved activity is limited to paint and body work ONLY. No other major services or repairs will be permitted.
- Granting of a Conditional Use does not negate the responsibility of the tenant and property owner to comply with all applicable local, state and federal laws. All permits must be obtained prior to any construction or other regulated activities.

The Planning & Zoning Board also recommends the APPROVAL of the applicant's plan to install an additional bay door at the rear of the property and two permanent vehicle ramps to provide access to the existing bay doors on the east side of the building. These changes shall be made only after the submission, approval and issuance of all required plans and permits.

#### **Public Hearing Comments**

**Applicant Larry Holtzman**

**Atticus Group/ MAACO representative Randy Novick**

**Citizen Cherie Crisp**

**Planning & Zoning Board Vice Chair Wayne Collins**

**Mayor Jeffrey DeTar** stated that the public hearing period is now closed.



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**Mayor Jeffrey DeTar** called for a motion to approve or deny the Conditional Use Request.

**MOTION AND VOTE:** **Mayor Pro Tem Jeanell Bridges** made a motion to approve the Conditional Request for 1830 Mt. Zion Rd, seconded by **Councilman Larry Ferguson**. The motion passed unanimously, 4-0.

**ORDINANCES & RESOLUTIONS:**

1. First Reading of Ordinance 2016-08

AN ORDINANCE AMENDING TITLE 4, PUBLIC SAFETY, CHAPTER 1, LAW ENFORCEMENT, SECTION 4-1-2, OF THE CODE OF ORDINANCES OF THE CITY OF MORROW, TO UPDATE THE CITY'S PROCEDURE AS TO POLICE DEPARTMENT RULES AND REGULATIONS; TO PROVIDE FOR SEVERABILITY; TO REPEAL CONFLICTING ORDINANCES; TO PROVIDE AN EFFECTIVE DATE; AND FOR OTHER PURPOSES.

*(Presented by Steve Fincher, City Attorney)*

**Mayor Jeffrey DeTar** stated that this was the first reading and no action was to be taken at this time.

2. Resolution 2016-05- Enterprise Zone

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF MORROW, GEORGIA, PROVIDING SUPPORT FOR THE COUNTY'S APPLICATION TO THE DEPARTMENT OF COMMUNITY AFFAIRS FOR THE CREATION OF AN ENTERPRISE ZONE; TO REPEAL CONFLICTING RESOLUTIONS; TO PROVIDE FOR AN EFFECTIVE DATE; AND FOR OTHER PURPOSES.

*(Presented by Steve Fincher, City Attorney)*

**Mayor Jeffrey DeTar** called for a motion to approve this item.

**MOTION AND VOTE:** **Councilman Larry Ferguson** made the motion to table this item, seconded by **Councilwoman Hang Tran**. The motion passed unanimously, 4-0.

**GENERAL COMMENTS:**

**Citizen Comments:**

**Dorothy Dean**

**Staff Comments:**

**Chief James Callaway**

**City Manager Sylvia Redic**

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**Council members Comments:**

**Councilman Christopher Mills**  
**Councilman Larry Ferguson**  
**Councilwoman Hang Tran**  
**Mayor Pro Tem Jeanell Bridges**  
**Mayor Jeffrey DeTar**

**ADJOURNMENT:**

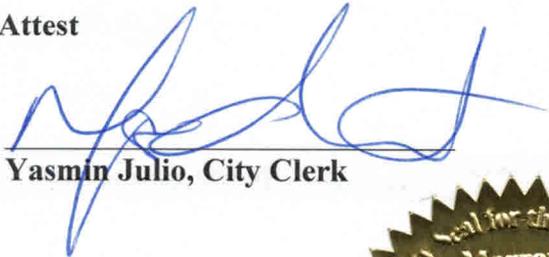
**Mayor Jeffrey DeTar** called for a motion to adjourn the **October 25, 2016 Regular Council Meeting.**

**MOTION AND VOTE: Mayor Pro Tem Jeanell Bridges** made the motion, seconded by **Councilman Christopher Mills**, the motion passed unanimously, 4-0.

The Regular Council Meeting was adjourned at 8:18pm.

Approved this 8th day of November, 2016.

Attest

  
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**Yasmin Julio, City Clerk**

**CITY OF MORROW, GEORGIA**

  
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**Jeffrey A. DeTar, Mayor**



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