

City of Jenkinsburg  
Regular Council Meeting  
Monday, March 13, 2017

With a quorum present, Mayor Eddie Ford called the City of Jenkinsburg's Council meeting to order at 7:00 pm. Attending were Council Members: Mayor Pro-Tem Richard Weaver, Jason Watts, Joye England, Susan Barabas, Kenneth Rooks, City Clerk Clair Jones, and City Attorney Kent Lawrence.

Mayor Pro Tem Richard Weaver gave the invocation and Mayor Eddie Ford led the Pledge to the Flag.

Adopt Agenda - A motion was made by Richard Weaver to adopt the agenda as presented. The motion was seconded by Jason Watts. Council voted: Richard Weaver - yes, Joye England - yes, Jason Watts – yes, Susan Barabas – yes, Kenneth Rooks - yes. The motion passed.

Approve Minutes from the February 27, 2017 Meeting - A motion was made by Kenneth Rooks to approve the minutes as presented. The motion was seconded by Richard Weaver. Council voted: Richard Weaver - yes, Joye England - yes, Jason Watts – yes, Susan Barabas – yes, Kenneth Rooks - yes. The motion passed.

Financial Report – A motion was made by Jason Watts to accept the financial report as presented. The motion was seconded by Kenneth Rooks. Council voted: Richard Weaver - yes, Joye England - yes, Jason Watts – yes, Susan Barabas – yes, Kenneth Rooks - yes. The motion passed.

Staff Report – Mrs. Jones informed the council that Mr. Reese will be taking C.E. classes Wed., March 15, 2017 for his Water Distribution Certification. Mr. Reese will need an additional 6 hrs. by June 30, 2017. It was also mentioned that the Club House was rented the past weekend, the city was awarded a Wellbeing Incentive Grant from GMA and will be holding a First Aid training class on Thursday, March 16<sup>th</sup> and a CPR class on Wednesday March 22<sup>nd</sup> as part of the incentive program. She informed them that the April 1<sup>st</sup> 5K run has had a poor response and if more people don't sign up by Friday the run will be postponed to a later date.

Old Business:

Case # 12(01)2016 – Westbury Enterprises, Inc. Jackson, GA is requesting a rezoning from County AR – Agricultural-Residential to City of Jenkinsburg M-1 Manufacturing and Light Industrial District for property located at 559 England Chapel Road (Map 8 – Parcel 42), Jenkinsburg, GA 30234 in the Second Land District, Land Lot 128.

Motion on the table from February 27, 2017 meeting to consider approval and make a decision of the annexation and rezoning of property referenced in case #12(01)2016.

Councilman Watts questioned how we can make sure all fencing/slats and other requirements are completed before operations begin on the property. The Mayor stated this would come back to Code Enforcement. The Mayor requested a legal opinion as to should this be specified in the conditions. City Attorney Kent Lawrence stated he didn't feel that it was necessary to specify and that the mayor was correct that Code Enforcement would make sure the conditions are met before issue a CO for work to begin.

Councilman Rooks asked if the city process and procedures were in operation to enforce the code and regulations. The Mayor responded yes, Section 20, Article 19 of the Code of Ordinances outlines the process. Discussion was made of the amount that could be charged toward violations of the Code of Ordinance. The Mayor requested City Attorney, Mr. Lawrence for his opinion. Charter \$500 is criminal penalty, civil penalties are meant usually to make people comply.

Ordinance JBGO 17-01 Ordinance of Annexation 559 England Chapel Road. A motion was made by Jason Watts to amend the main motion to read as follows, "A motion to adopt Ordinance JBGO 17-01 to annex property contiguous to the City of Jenkinsburg as described and attached as appendix "A" to this ordinance". The motion was seconded by Susan Barabas. Council voted: Richard Weaver – no, Joye England – abstained, Jason Watts – yes, Susan Barabas – yes, Kenneth Rooks – yes. The motion carried to annex the property.

Resolution JBGR 17-02 to Amend Zoning Map RE: 559 England Chapel Road to be initially zoned as M1-C. A motion was made by Kenneth Rooks to adopt the Resolution to Amend the Zoning Map JBGR 17-02 with the attached conditions. The motion was seconded by Jason Watts. Council voted: Richard Weaver – no, Joye England – abstained, Jason Watts – yes, Susan Barabas – yes, Kenneth Rooks – yes. Motion carried.

Mayor's Report – The Mayor stated that a lot of time has been put into this annexation – initial zoning, and assures everyone that the council will do their best to make sure all conditions are met.

Public Comments – Mr. David Massey spoke of Code Enforcement and Zoning Ordinances. He mentioned a trucking company, home office business, inside the Ranch subdivision is part of the reason the city is having to make road repairs in the subdivision. He also spoke of property on Hwy 42N that he feels has not complied with the zoning ordinances and required permits. He stated the city has the ordinances in place, he feels they are not enforced.

The Mayor did respond by saying that the city is aware of the issues. The Mayor stated it has only been a few years since there was an enforcing arm to enforce any ordinances. The city is working to remedy these situations. We have never had an enforcing arm of court, although it was assumed. It has only been in the past few years that we have had a court of record. Home office occupations are allowed, parking equipment on the street is not allowed.

Mrs. Judy Varner stated she was really disappointed that the council did not require that the conditions be met before business could begin. She stated that the slating of the fence on LKQ property facing Hwy 42 has not started. Who is going to make sure the conditions are met?

Adjourn - Mayor adjourned the council meeting at 7:45 pm. Recorded by: Clair Jones – City Clerk