

**REGULAR COUNCIL MEETING
CITY OF SKY VALLEY, GEORGIA
JULY 28, 2015
TUESDAY, 10:00 AM
FELLOWSHIP HALL, 817 SKY VALLEY WAY**

MINUTES

Mayor Goodgame called the meeting to order.

Those present: Mayor Goodgame, Council President Carr, Councilors Howard, Larsen, and Lively, Attorney Dickerson, City Manager Lapeyrouse, and City Clerk Cantrell.

Helen Kleiber gave the invocation. Mayor Goodgame led the Pledge of Allegiance.

Councilor Larsen made a motion to adopt the June 23, 2015 Regular Council Meeting minutes, 2nd Councilor Howard, unanimously approved.

Councilor Howard made a motion to adopt the agenda, 2nd Councilor Lively, unanimously approved.

MAYOR'S REMARKS

Mayor Goodgame gave the following updates.

Cell Tower: He received an email from Verizon early last week that stated they have put off construction until next year. We have contacted companies regarding the mini cell network and discovered that those are installed by the cell companies when they want to install service but not install a tower in an area. He said that when you install a booster, it greatly helps cell service. He said that we installed one at city hall, and we went from one bar to a full bar. You can order boosters from your cell provider, and they come with easy installation instructions.

Sewer: He has a meeting scheduled Monday with the Executive Director of the Rabun County Water and Sewer Authority. He and Ray Becker, who serves on the Board, have put together some information to present to their Board. His goal is to have a commitment on sewer installation by the end of the year.

Visitor Center: The building is being painted. We will pave and stripe the parking lot and will be landscaping as well. We are also installing a new, functional flag pole so that we can raise and lower the flag in that location.

COUNCIL REMARKS

Councilor Howard said he was excited to see the striping completed on Bald Mountain Road. City Manager Lapeyrouse added that she spoke to DOT regarding Hwy 246. They agreed to install some reflectors along the highway, but striping is not in their budget for this year.

Councilor Lively thanked City Manager Lapeyrouse for sending out the email explaining why the flags were at half-mast.

Councilor Carr said that at the GMA convention she attended, along with Mayor Goodgame and Councilor Lively, some of the training was on flags. She said she also attended a class on risk management and that she wants to meet with the City Manager and Mayor to discuss what she learned, such as employees being properly trained to operate equipment.

CITY MANAGER & DEPARTMENT REPORTS – EXCEPTIONS AND QUESTIONS

City Manager Lapeyrouse announced that on the Saturday of Labor Day weekend, we will have a BBQ dinner, concert, and fireworks. We will send out information as soon as tickets are available.

The City's ISO rating was recently reevaluated and went from a six down to a five. This will be effective September 1st, and this rating can hopefully save residents on their homeowners insurance.

PUBLIC HEARINGS

Attorney Dickerson said that we have two proposed ordinances which fall under zoning. He said that we can hold the public hearings simultaneously. He asked anyone who wishes to speak, to state their name and give comments citing the specific ordinance.

- Ordinance to Establish Standards for Driveways & Parking Areas
- Ordinance to Establish Standards for Fences, Walls, Gates, & Columns

Dottie Haney, 623 Overlook Way, said that she is concerned because we are trying to micromanage people and become more like a private, gated community, not a rural, mountain community.

Delano Moore, 195 Saddleback, said that 12 feet for a paved, concrete, asphalt, or paver stone, is very wide. He does not believe we should require people to pave their driveways. We are spending a lot of money on marketing, and he believes restrictions like this adversely impact our marketing efforts. The ordinance should state that existing driveways are grandfathered in. He said he believes the fence ordinance is also overkill and mentioned that it doesn't speak to split-rail fencing.

Carolyn Burgess said that she believes paving increases heat and that gravel is much more conducive to our environment.

Dick Parrott spoke in opposition to both ordinances.

Rick Masi said that he appreciates everything the city is doing. He said he has an asphalt driveway so he will not be impacted by this change, but that he isn't sure it's a good change.

Bob MacNair said that we are talking about drainage from the driveways. The City dumps water from the roads and drains on private property. We need to address the City's problems before we start applying rules to residents.

Don Rice, 824 Ridgepole, said that he generally supports the actions of the Council. He has some questions of the definitions such as the 45% front yard definition. He said that he supports the paving of driveways, but that the way the ordinance is written, it also requires paving in other areas that are not visible from the street.

Rick Masi, 381 W. Sugarbush, said that he has also had the City Manager at his house and has spoken to the Mayor regarding the water eroding his property. As Mr. MacNair said, we should address this prior to addressing driveways.

Attorney Dickerson asked for any further comments.

City Manager Lapeyrouse read the portion of the P & Z meeting minutes with their recommendations. Mayor Goodgame added that there were only a couple of people who came to the P & Z meeting where the draft ordinances were first reviewed and discussed. He said that these are drafts of ordinances he believes we need in some form, and that he would like to see public input as early as possible in the drafting process. There being no further comments, the public hearing was adjourned.

NEW BUSINESS

- Ordinance to Establish Standards for Driveways & Parking Areas

Mayor Goodgame said he attended the Planning & Zoning Commission meeting. He believes this ordinance addresses the fact that our current ordinances require you to pave what is on the right-of-way, but does not require you to pave the portion of your driveway on private property. This creates a problem because gravel washes out onto the roads and we have to clean it up. He said we may want to look at additional considerations such as gravel on a flat parking area. If we have future growth, such as a small hotel, we have nothing now that would prevent them from having a gravel parking lot. He wants to protect the future and the appearance of Sky Valley. He said that with the chains across driveways, it is very unappealing and unfriendly.

Mayor Goodgame asked for a motion to approve. No motion made.

- Ordinance to Establish Standards for Fences, Walls, Gates, & Columns

Mayor Goodgame asked for a motion to approve. No motion made.

Councilor Howard said that he believes we need to hold a workshop, possibly more than one, so that we can get more of a consensus from the public. He said there is need for an ordinance.

Mayor Goodgame said that some of the problem we have is lack of community participation.

Only five people attended the Planning & Zoning Commission meeting. He said we get almost no attendance at these meetings or workshops. People wait until the Council meeting to object. We need them to help get the ordinances drafted the way they want to see them.

Councilor Carr said that we do need to establish these ordinances to protect the community, and she encouraged people to take a more active role.

Questions about lack of notification regarding these ordinances arose. City Clerk Cantrell said that there was a public hearing and discussion of these draft ordinances at the Planning and Zoning Commission meeting on July 14th. There was a notice published in the paper and notices posted in the City two weeks prior to this meeting. An email was also sent to the city's email list. All of the notices mentioned the P & Z public hearing and the Council public hearing and stated that copies of draft ordinances were available at city hall.

Bob MacNair said the Council needs to table these items. Mayor Goodgame said that is what is happening because we did not make a motion or have a vote to approve them but are scheduling a workshop.

Councilor Carr asked what we can do to address the drainage concerns. City Manager Lapeyrouse said that we address individual concerns as they are brought to our attention. She said that the City has been working with Mr. MacNair to try to address his concerns. She has also taken pictures and measurements at the ditch in front of Mr. Masi's house to make sure that the erosion does not get any worse. Mayor Goodgame added that sometimes when we clean out a ditch it makes a higher volume of water flow through the ditch and runoff on properties.

- Variance Request – 2276 Ridgepole – Kingery

Mayor Goodgame said that the Planning and Zoning Commission recommends denying this request. Councilor Larsen made a motion to deny the request, 2nd Council President Carr, unanimously approved.

- Variance Request – 123 Ridgeview – Wickersham

Mayor Goodgame said this request is to construct a carport where it is least invasive on the property. There is a problem because the city has a water line going through this area. We will have to address this at the time a permit is applied for. The Planning & Zoning Commission recommends approving. Councilor Lively made a motion to approve, 2nd Councilor Larsen. Councilor Larsen asked what we would do if we need access to the water line. Mayor Goodgame said that the homeowner would not be able to have a concrete floor. Councilor Howard requested that we have the application amended to correctly state that it is a carport instead of a garage as stated. Attorney Dickerson said that the applicant can amend his application and initial the change. The motion passed unanimously.

- Georgia Power Governmental Pole Attachment License Agreement

Mayor Goodgame presented the agreement. Attorney Dickerson has reviewed the agreement,

and it is their standard agreement. This allows us to put banners on approved Georgia Power poles. Councilor Howard made a motion to approve the agreement, 2nd Councilor Lively, unanimously approved.

- Water Bill Adjustment Request – Turcotte

Mayor Goodgame explained that there was a major water leak resulting in a very large water bill. Councilor Larsen made a motion to deny the request for an additional adjustment, 2nd Councilor Larsen. A resident asked about a monitoring system to notify residents of a leak before it gets this bad. City Manager Lapeyrouse said that we read meters monthly during the summer and more frequently during winter months. Mayor Goodgame read a portion of the letter written by Mr. Turcotte requesting the adjustment. It was leaking under his foundation. Mayor Goodgame said that we have to decide if we want to vary from the ordinance. The motion passed unanimously. No further adjustment will be given.

- Property Donation – 058A 525 – Handley

Mayor Goodgame said that Ms. Handley would like to donate a lot that she owns to the City, located on LaBelle Circle. There are no overdue taxes on this lot. Councilor Larsen made a motion to accept the donation, 2nd Councilor Carr. Councilor Howard asked if this is a lot the city can use. City Manager Lapeyrouse said that it is not something the city can use. She added that it could be declared as surplus and sold in the future. The motion passed unanimously.

- 2014 Audit

Mayor Goodgame said that the auditor had a conflict and was unable to attend. He presented her audit report. A “clean” audit report was received and there were no findings. Revenues in the general fund exceeded expenditures by \$65,000. In enterprise funds, water lost \$2,900 and garbage lost \$485. Revenues remained stable. The general fund has strong reserves. Water department has been able to show it is capable of covering depreciation to be used for replacement costs when equipment and infrastructure needs replaced. The complete audit report is posted on the city’s website. Mayor Goodgame said he is proud to say that the city did well financially in 2014. We are also under budget for 2015. Council President Carr made a motion to approve the 2014 audit, 2nd Councilor Howard, unanimously approved.

- Election Resolution

Mayor Goodgame said that this is the Resolution set annually for each year’s General Election. Councilor Howard made a motion to approve, 2nd Councilor Larsen, unanimously approved.

PUBLIC FORUM AND GENERAL COMMENTS

Rick Masi said he wanted to praise the city workers and officers who were on-site making repairs to the water line last week. He said we should be able to charge the company who cut the water line for the work we had to do to repair it.

Helen Kleiber invited everyone to participate in the upcoming Rummikub fund raiser. She also announced that August 9th is the Sid Weber Golf Tournament and asked people to let her know if they are interested in signing up.

Dick Wilcox suggested contacting Verizon to request a special reduced rate on the boosters because they have delayed installation of the tower. Mayor Goodgame said we would try. Rick Masi said he doesn't believe Verizon realizes how many customers they have in this area.

Mark Gramlich, Sky Valley/Scaly Mountain Fire Department, said that this also touches on their communication concerns. They are having trouble communicating in their response area and would like the City's permission to evaluate other locations for installation of a radio repeater. Mayor Goodgame said that SouthernLINC is in the process of completing an application to install a taller tower at their current location. Mayor Goodgame said for Mr. Gramlich to work with City Manager Lapeyrouse on a location.

Councilor Howard thanked everyone who came to the meeting today.

Councilor Carr asked everyone to look at the new pole banner. Mayor Goodgame highlighted that we changed the skier on the snow to a sledder.

Council President Carr made a motion to adjourn, 2nd Councilor Howard, unanimously approved.

Respectfully submitted:



Hughel Goodgame, Mayor

Attested:


Mandi Cantrell, City Clerk