



CITY of POOLER
— GEORGIA —

CITY COUNCIL REGULAR MEETING – MINUTES

June 1, 2026, at 6:00 p.m. | 100 US Highway 80 SW, Pooler, GA 31322

I. CALL TO ORDER

Mayor Karen Williams called the meeting to order at 6:00 p.m.

II. ROLL CALL

Present: Karen Williams, Mayor
Aaron Henry, Mayor Pro Tem
Wesley Bashlor, Councilmember
Michael Carpenter, Councilmember
John Wilcher, Councilmember
Shannon Valim, Councilmember
Craig Call, City Attorney
Heath Lloyd, City Manager
Chris Lightle, Chief Finance Officer
Kiley Fusco, City Clerk

Absent: Tom Hutcherson, Councilmember

III. INVOCATION

Pooler Fire Department Battalion Chief Michael Fort gave the invocation.

IV. PLEDGE OF ALLEGIANCE

Pooler Fire Department Battalion Chief Michael Fort led the pledge.

V. ANNOUNCEMENTS & PROCLAMATIONS

A. Proclamation for Flood Awareness Week

Mayor Karen Williams read the proclamation aloud.

VI. CONSENT AGENDA

A. City Council Workshop Minutes of May 18, 2026

B. City Council Meeting Minutes of May 18, 2026

C. City Council Executive Session Minutes of May 18, 2026

Mayor Pro Tem Aaron Henry moved to approve the Consent Agenda as printed.

Motion to Approve; PASSED (5-0-0)

MOVER: Henry

SECONDER: Wilcher

AYES: Bashlor, Carpenter, Henry, Valim, Wilcher

NAYS:

VII. ORDINANCES & RESOLUTIONS

A. Ordinance O2026-05.A – Hotel-Motel Excise Tax (First Reading)

City Manager Heath Lloyd presented the ordinance for consideration. Member of the public Uma Nagaraj commented. Mayor Pro Tem Aaron Henry moved to approve the first reading of Ordinance O2026-05.A – Hotel-Motel Excise Tax.

Motion to Approve; PASSED (5-0-0)

MOVER: Henry

SECONDER: Bashlor

AYES: Bashlor, Carpenter, Henry, Valim, Wilcher

NAYS:

VIII. PLANNING & DEVELOPMENT

A. Site Plan for a One-Story Commercial Building for Georgia United Credit Union Located in the Savannah Quarters PUD, Phase 7, and Mosaic Town Center at 2221 Pooler Parkway

City Manager Heath Lloyd presented the plan for consideration. Two individuals were present on behalf of the petitioner. Councilmember John Wilcher, upon review of the criteria, moved to approve the Site Plan for a One-Story Commercial Building for Georgia United Credit Union Located in the Savannah Quarters PUD, Phase 7, and Mosaic Town Center at 2221 Pooler Parkway.

Motion to Approve; PASSED (5-0-0)

MOVER: Wilcher

SECONDER: Valim

AYES: Bashlor, Carpenter, Henry, Valim, Wilcher

NAYS:

B. Major Subdivision Plan for Tract W Townhomes, Phase 2, Consisting of 50 Single-Family Townhomes Located in the Jabot PUD at Cross Creek Drive

City Manager Heath Lloyd presented the plan for consideration. Megan Barrs was present on behalf of the petitioner. Mayor Pro Tem Aaron Henry, upon review of the criteria, moved to approve the Major Subdivision Plan for Tract W Townhomes, Phase 2, Consisting of 50 Single-Family Townhomes Located in the Jabot PUD at Cross Creek Drive, contingent upon the developer's continued compliance with all conditions imposed with the site plan approval previously established for Phase 1 of the Tract W Townhomes Development and specifically for this phase, to include:

1. The developer shall cover the full cost of any required improvements to Cross Creek and Pine Barren Roads as outlined in the traffic impact study they had done by Kimley-Horn, not to exceed the total cost identified in the study.
2. Certificates of Occupancy for Phase 2 shall not be issued unless and until the traffic improvements identified in the study are actively underway.
3. The developer shall continue coordination with the U.S. Army Corps of Engineers regarding the emergency access road.

Megan Barrs verbally agreed to the conditions.

Motion to Approve with Conditions; PASSED (4-1-0)

MOVER: Henry

SECONDER: Bashlor
AYES: Bashlor, Carpenter, Henry, Valim
NAYS: Wilcher

C. Zoning Map Amendment to Rezone Property from the I-1 (Light Industrial) Zoning District with Conditions to C-2 (Heavy Commercial) Zoning District to Allow for Construction of a Building Material Supply Company with a Retail Storefront Component at 1400 Jimmy Deloach Parkway (Public Hearing, Action)

City Manager Heath Lloyd presented the plan for consideration. Robert McCorkle was present on behalf of the petitioner. Mayor Karen Williams opened and closed the public hearing without comment. Mayor Pro Tem Aaron Henry, upon review of the criteria, moved to approve the Zoning Map Amendment to Rezone Property from the I-1 (Light Industrial) Zoning District with Conditions to C-2 (Heavy Commercial) Zoning District to Allow for Construction of a Building Material Supply Company with a Retail Storefront Component at 1400 Jimmy Deloach Parkway, subject to the following conditions:

1. The lot line be revised so that the development of the building meets required setbacks and buffers.
2. To permit vehicular access via a driveway through Buffer Zone 2 shown in the exhibit provided.

Motion to Approve with Conditions; PASSED (4-1-0)
MOVER: Henry
SECONDER: Valim
AYES: Bashlor, Carpenter, Henry, Valim
NAYS: Wilcher

D. Conditional Use Request to Allow for a Home Occupation in the Godley Station PUD for a Seamstress Service Specializing in Alterations and Design at 646 Wyndham Way (Public Hearing, Action)

City Manager Heath Lloyd presented the plan for consideration. Petitioner Mary Shelato was present. Mayor Karen Williams opened the public hearing, and members of the public Les Preston and Latricia Brown commented. Mayor Karen Williams closed the public hearing, and Councilmember Michael Carpenter, upon review of the criteria, moved to approve the Conditional Use Request to Allow for a Home Occupation in the Godley Station PUD for a Seamstress Service Specializing in Alterations and Design at 646 Wyndham Way, subject to the following conditions:

1. That the business operate between 7:00 a.m. – 7:00 p.m. only.

Motion to Approve with Conditions; PASSED (5-0-0)
MOVER: Carpenter
SECONDER: Bashlor
AYES: Bashlor, Carpenter, Henry, Valim, Wilcher
NAYS:

E. Conditional Use Request for Remediation and Other Waste Management Services to Allow the Operation of a Tank Wash and Maintenance Facility by Total Clean, LLC, Located at 6 A.J. Garcia Road in the I-2 (Heavy Industrial) Zoning District (Public Hearing, Action)

City Manager Heath Lloyd reported that the item was withdrawn by the petitioner. No action was taken.

IX. EXECUTIVE SESSION

With no further public business to conduct, Mayor Pro Tem Aaron Henry moved to enter Executive Session. Executive Session was entered at 6:43 p.m.

Motion to Enter; PASSED (5-0-0)
MOVER: Henry
SECONDER: Wilcher
AYES: Bashlor, Carpenter, Henry, Valim, Wilcher

Mayor Karen Williams called the meeting back to order at 6:50 p.m.

X. ADJOURNMENT

Councilmember John Wilcher moved to adjourn the meeting.

Motion to Adjourn; PASSED (5-0-0)
MOVER: Wilcher
SECONDER: Bashlor
AYES: Bashlor, Carpenter, Henry, Valim, Wilcher

The meeting adjourned at 6:50 p.m.

The foregoing minutes are true and correct and are approved on this

_____ day of _____, _____.

CITY OF POOLER, GEORGIA

Karen L. Williams, Mayor

ATTEST:

Kiley Fusco, Clerk of Council