



CITY COUNCIL

Regular Meeting – Summary

September 21, 2020 at 6:00 p.m. | Pooler City Hall | 100 SW US HW 80, Pooler, GA 31322

I. ATTENDANCE/QUORUM

ATTENDEE	TITLE	STATUS
Rebecca Benton	Mayor	Present
Tom Hutcherson	Mayor Pro Tem	Present
Shannon Black	Councilmember	Present
Aaron Higgins	Councilmember	Present
Stevie Wall	Councilmember	Present
John Wilcher	Councilmember	Present
Karen Williams	Councilmember	Present
Robert Byrd	City Manager	Present
Steve Scheer	City Attorney	Present
Chris Lightle	Finance Officer	Present
Shannon Kirby	Interim City Clerk	Present

II. CALL TO ORDER

Mayor Rebecca Benton called the meeting to order at 6:00 p.m.

III. INVOCATION

Pastor Bryan Parrish of the First Baptist Church gave the invocation.

IV. PLEDGE OF ALLEGIANCE

Councilmember John Wilcher led the pledge.

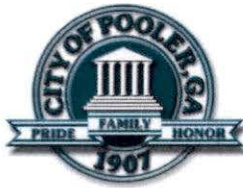
V. ADOPTION OF MINUTES

A. City Council Meeting Minutes of September 8, 2020

RESULT: ADOPTED [UNANIMOUS]
MOVER: Aaron Higgins, Councilmember
SECONDER: Shannon Black, Councilmember
AYES: Black, Higgins, Hutcherson, Wall, Wilcher, Williams

B. City Council Meeting Executive Session Minutes of September 8, 2020

RESULT: ADOPTED [UNANIMOUS]
MOVER: Aaron Higgins, Councilmember
SECONDER: John Wilcher, Councilmember
AYES: Black, Higgins, Hutcherson, Wall, Wilcher, Williams

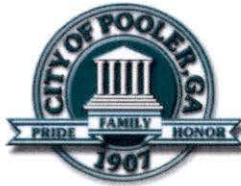


VI. DEPARTMENT & COMMITTEE REPORTS

- A. **The Public Works Report** was presented by Matt Saxon. Public Works has reviewed one set of site plans and conducted two pre-construction meetings. The street sweeper covered 220 miles of streets and the Storm Water Department conducted routine maintenance. The Water Department installed seven new construction meters and performed 345 line locates.
- B. **The Finance Report** was presented by Chris Lightle. City staff members are beginning the 2021 budget process. Revenues are behind with the exception of property tax. Financial statements are currently distributed quarterly, with the goal of distributing monthly after the software migration is complete.
- C. **The Fire Department Report** was presented by Chief Wade Simmons. From September 1-20, there were 261 responses, totaling 3,050 year to date. This is an increase of 32 calls compared to the same date in 2019. The Mayor thanked Fire department staff who assisted at the recent USDA produce giveaway where over 1,600 boxes were donated.
- D. **The Police Department Report** was presented by Chief Ashley Brown. From September 1-15, there were 21 Part I crimes, totaling 469 year to date, showing an 11.84% decrease compared to 2019. Calls for service for the year have increased 2% while arrests and citations have decreased due to the pandemic. There has been a 7% increase in DUI arrests and enforcement this year.
- E. **The Recreation Department Report** was presented by Hugh Elton. Youth fall activities continue; games and practices are being held. The tennis program meets weekly. There are still openings for the October 1 dance and gymnastics sessions; these will be held indoors. During the coming two weeks, both Savannah Christian and New Hampstead stadium games will be held. The senior center remains closed and the Parks Department has just completed routine maintenance.
- F. **The Building/Zoning Report** was presented by Phillip Claxton. From September 8-21, the following permits were issued: nine single family detached and one commercial. During this period, 179 inspections were performed.

VII. SPECIAL GUESTS

- A. **Mr. Chester Ellis**, current 8th District Commissioner and Vice Chair, is running for Chatham County Commission Chair.
- B. **Mrs. Meg Heap**, District Attorney, is running for reelection.
- C. **Mr. Jason Buelterman**, former Mayor of Tybee Island, is running for Chatham County Commission Chair.
- D. **Mr. Chuck Head**, CEO and President of Center Parc Credit Union, was joined by both Chief Strategy Officer Amy Fuller and Community Liaison Donna Williams, and shared that a new



branch will be opening in Walmart.

VIII. REMINDERS & ANNOUNCEMENTS

Mayor Rebecca Benton reminded all residents to complete their census forms, and to be respectful of political signs. The Board of Registrars will have early voting prior to November 3, 2020 in the gym at Rogers Street in Pooler. Specific times to be determined.

IX. APPOINTMENTS

A. City Clerk

Councilmember Stevie Wall moved to appoint Kiley Fusco as City Clerk.

RESULT:	APPROVED [UNANIMOUS]
MOVER:	Stevie Wall, Councilmember
SECONDER:	Aaron Higgins, Councilmember
AYES:	Black, Higgins, Hutcherson, Wall, Wilcher, Williams

X. OLD BUSINESS

A. Second Reading of Proposed Amendment to the Zoning Ordinance of the City of Pooler

Mr. Robert Byrd recommended the second reading be postponed until the October 5, 2020 meeting. Councilmember Aaron Higgins moved to postpone the second reading until the October 5, 2020 meeting.

RESULT:	APPROVED [UNANIMOUS]
MOVER:	Aaron Higgins, Councilmember
SECONDER:	Tom Hutcherson, Mayor Pro Tem
AYES:	Black, Higgins, Hutcherson, Wall, Wilcher, Williams

B. Second Reading of an Ordinance to Amend Chapter 26 – Business, Article II, Occupation Taxes and Regulatory Fees, Section 26-50, Levy Determination; Filing of Return; To Provide for an Effective Date; To Repeal all Ordinances in Conflict Herewith; and for Other Purposes

Mr. Robert Byrd presented the second reading for approval. Councilmember Stevie Wall moved to approve the second reading.

RESULT:	APPROVED [UNANIMOUS]
MOVER:	Stevie Wall, Councilmember
SECONDER:	Karen Williams, Councilmember
AYES:	Black, Higgins, Hutcherson, Wall, Wilcher, Williams

C. Second Reading of an Ordinance to Amend Chapter 26 – Business, Article II, Occupation Taxes and Regulatory Fees, Section 26-53, Filing of Return showing Actual Full-Time Equivalent Employees During Calendar Year; Overpayment/Underpayment; To Repeal all Ordinances in Conflict Herewith; and for Other Purposes

Mr. Robert Byrd presented the second reading for approval. Councilmember Karen Williams moved to approve the second reading.



RESULT: APPROVED [UNANIMOUS]
MOVER: Karen Williams, Councilmember
SECONDER: Tom Hutcherson, Mayor Pro Tem
AYES: Black, Higgins, Hutcherson, Wall, Wilcher, Williams

D. Zoning Map Amendment for 5.00 acres on Quacco Road from R-A to C-1

Mr. Robert Byrd recommended the amendment be tabled until the October 19, 2020 meeting. Councilmember Karen Williams moved to table the amendment until the October 19, 2020 meeting.

RESULT: APPROVED [UNANIMOUS]
MOVER: Karen Williams, Councilmember
SECONDER: Aaron Higgins, Councilmember
AYES: Black, Higgins, Hutcherson, Wall, Wilcher, Williams

XI. NEW BUSINESS

A. Alcoholic Beverage License Application for Retail Wine & Beer or Other Malt Beverages for Nguyen-Hightower, LLC dba Lax Luxury Wax Lounge, Located at 240 Tanger Outlets Blvd. Unit 104

Mr. Robert Byrd presented the application for approval. A brief discussion followed. Councilmember John Wilcher moved to approve the application.

RESULT: APPROVED [UNANIMOUS]
MOVER: John Wilcher, Councilmember
SECONDER: Shannon Black, Councilmember
AYES: Black, Higgins, Hutcherson, Wall, Wilcher, Williams

B. Zoning Map Amendment of 5210, 5212, 5214 & 5218 Old Louisville Road from RA-1 to 1-1

Mr. Robert Byrd presented the map amendment for approval. Councilmember Stevie Wall moved to approve the amendment. Petitioner representative Greg Coleman spoke during the public hearing. Resident Beverly Waters also spoke, having questions regarding the water utility for this site and the use of the right-of-way to widen the roadway. Resident Mary Louise Lanier followed with a question about potential right-of-way use on her private properties and a request to have the city clean the adjacent canal.

RESULT: APPROVED [5-1]
MOVER: Stevie Wall, Councilmember
SECONDER: Shannon Black, Councilmember
AYES: Black, Hutcherson, Wall, Wilcher, Williams
NAYS: Higgins

C. Zoning Map Amendment of 516 & 527 Pine Barren Road from MH-1 and MH-2B to R-

Mr. Robert Byrd noted that while the petitioner requested that the amendment be tabled until the October 19, 2020 meeting, a public hearing had been advertised. Petitioner representative Terry Coleman spoke during the public hearing, as did concerned residents



Kenneth Chappell, who inquired about the rezoning, and Tony Williams, who inquired about the road and the canal/stormwater runoff. Resident Harmon J. Williams also shared his concerns about the road and drainage issues. Mr. Robert Byrd advised that the mobile home residents attend the October 19 meeting for additional information. Following the hearing and a discussion, Councilmember Stevie Wall moved to table the amendment until the October 19, 2020 meeting.

RESULT: APPROVED [UNANIMOUS]
MOVER: Stevie Wall, Councilmember
SECONDER: Tom Hutcherson, Mayor Pro Tem
AYES: Black, Higgins, Hutcherson, Wall, Wilcher, Williams

D. Approval of Site Plan/Landscape Plan for Lot 1, 100 Distribution Drive

Mr. Robert Byrd recommended the plan be tabled until the October 5, 2020 meeting. Councilmember Stevie Wall moved to table the item until the October 5, 2020 meeting.

RESULT: APPROVED [UNANIMOUS]
MOVER: Stevie Wall, Councilmember
SECONDER: Aaron Higgins, Councilmember
AYES: Black, Higgins, Hutcherson, Wall, Wilcher, Williams

E. Approval of Site Development Plan/Landscape Plan for Memorial Blvd. – Western Access Road

Mr. Robert Byrd presented the plan for approval. Councilmember Stevie Wall moved to approve the plan contingent upon review of site plan approval standards in addition to the following:

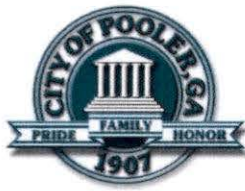
1. The access easement be shown as private
2. Utility easements be separately delineated on the plans
3. The tree planting requirement - eight (8) preferred species trees - for the disturbed acreage on this site be added to Eastern Access Road project upcoming on this council agenda

RESULT: APPROVED [UNANIMOUS]
MOVER: Stevie Wall, Councilmember
SECONDER: Shannon Black, Councilmember
AYES: Black, Higgins, Hutcherson, Wall, Wilcher, Williams

F. Approval of Site Development Plan/Landscape Plan for Memorial Blvd. – Eastern Access Road

Mr. Robert Byrd presented the plan for approval. Councilmember Aaron Higgins moved to approve the plan contingent upon review of site plan approval standards, NCRS approval, and the following:

1. The access easement be shown as private
2. Utility easements be separately delineated on the plans



3. The landscape plan including a total of 60 trees from the preferred tree list being planted, which includes the additional eight (8) preferred species trees from the Western Access Road project on this council agenda

Note: the current landscape plan shows eastern red cedar, which is not an allowed species for the minimum coverage requirement.

RESULT: APPROVED [UNANIMOUS]
MOVER: Aaron Higgins, Councilmember
SECONDER: Shannon Black, Councilmember
AYES: Black, Higgins, Hutcherson, Wall, Wilcher, Williams

G. First Reading of an Ordinance to Amend Chapter 42 Environment, Article VI. Tree Protection, Section 42-198

Mr. Robert Byrd presented the first reading for approval. Councilmember Karen Williams recommended the following revision:

- Line 19: replace “valued” with “significant”

RESULT: APPROVED [UNANIMOUS]
MOVER: Aaron Higgins, Councilmember
SECONDER: Shannon Black, Councilmember
AYES: Black, Higgins, Hutcherson, Wall, Wilcher, Williams

H. First Reading of an Ordinance to Amend Chapter 42- Environment, Article VI. Tree Protection, Section 42-199

Mr. Robert Byrd presented the first reading for approval. Councilmember Karen Williams recommended the following revision:

- Line 15: replace “hardwood” with “preferred replacement”
- Line 17: replace “hardwood” with “species”
- Line 19: insert “For all sites one (1) acre or larger, no more than 50% of trees planted shall be of the same species in order to increase species diversity. Tree species must be on approved preferred replacement tree list.” before “All trees planted or located...”
- Line 22, Section 1: insert “replacement” between “preferred” and “trees”

RESULT: APPROVED [UNANIMOUS]
MOVER: Karen Williams, Councilmember
SECONDER: Aaron Higgins, Councilmember
AYES: Black, Higgins, Hutcherson, Wall, Wilcher, Williams

I. First Reading of an Ordinance to Amend Chapter 42- Environment, Article VI. – Tree Protection, Section 42-204

Mr. Robert Byrd presented the first reading for approval. Councilmember Stevie Wall moved to approve the first reading.



RESULT: APPROVED [UNANIMOUS]
MOVER: Stevie Wall, Councilmember
SECONDER: Aaron Higgins, Councilmember
AYES: Black, Higgins, Hutcherson, Wall, Wilcher, Williams

J. First Reading of an Ordinance to Amend Chapter 42- Environment, Article VI. – Tree Protection, Section 42-204.1

Mr. Robert Byrd presented the first reading for approval. Councilmember Karen Williams recommended the following revision:

- Line 5: correct the spelling of “certificate”
- Line 30: replace “zoning administrator” with “city”

RESULT: APPROVED [UNANIMOUS]
MOVER: Karen Williams, Councilmember
SECONDER: John Wilcher, Councilmember
AYES: Black, Higgins, Hutcherson, Wall, Wilcher, Williams

K. First Reading of an Ordinance to Amend Chapter 42- Environment, Article VI.1 – Tree Board

Mr. Robert Byrd presented the first reading for approval. Savannah Tree Foundation Director Zoe Rinker spoke during public comment. Councilmember Stevie Wall moved to approve the ordinance amendment.

RESULT: APPROVED [4-3]
MOVER: Stevie Wall, Councilmember
SECONDER: Shannon Black, Councilmember
AYES: Benton, Black, Hutcherson, Wall
NAYS: Higgins, Hutcherson, Williams

L. First Reading of an Ordinance to Amend Article IV. Section 82.111 of the Code of Ordinances

Mr. Robert Byrd presented the first reading for approval. Councilmember Stevie Wall moved to approve the ordinance.

RESULT: APPROVED [UNANIMOUS]
MOVER: Stevie Wall, Councilmember
SECONDER: John Wilcher, Councilmember
AYES: Black, Higgins, Hutcherson, Wall, Wilcher, Williams

M. Approval of Resolution for Budget Amendment 2020-02

Mr. Robert Byrd presented the resolution for approval. Mayor Pro Tem Tom Hutcherson moved to approve the resolution.

RESULT: APPROVED [UNANIMOUS]
MOVER: Tom Hutcherson, Mayor Pro Tem



SECONDER: Aaron Higgins, Councilmember
AYES: Black, Higgins, Hutcherson, Wall, Wilcher, Williams

XII. ADJOURNMENT TO EXECUTIVE SESSION

Councilmember Karen Williams moved to adjourn to executive session.

RESULT: APPROVED [UNANIMOUS]
MOVER: Karen Williams, Councilmember
SECONDER: Aaron Higgins, Councilmember
AYES: Black, Higgins, Hutcherson, Wall, Wilcher, Williams

XIII. RETURN TO REGULAR SESSION

Mayor Rebecca Benton called the meeting back to order at 7:33 p.m.

N. First Amendment to the Agenda - Planning and Zoning Commission Appointments

Council Member Stevie Wall moved to approve the agenda addition.

RESULT: APPROVED [UNANIMOUS]
MOVER: Stevie Wall, Councilmember
SECONDER: Shannon Black, Councilmember
AYES: Black, Higgins, Hutcherson, Wall, Wilcher, Williams

O. Planning and Zoning Commission Appointments

Shannon Black moved to have the following individuals be appointed to the Planning and Zoning Commission:

1. Shirlenia Daniel
2. Chelsea Henneman
3. Falgun Patel
4. Pete Chaison, alternate

RESULT: APPROVED [4-3]
MOVER: Shannon Black, Councilmember
SECONDER: John Wilcher, Councilmember
AYES: Benton, Black, Wall, Wilcher
NAYS: Higgins, Hutcherson, Williams

P. Second Amendment to the Agenda - Resolution of the Mayor and Council of the City of Pooler, GA for the Ratification of the Establishment of Office of Municipal Court Solicitor

Councilmember Shannon Black moved to approve the agenda addition.

RESULT: APPROVED [UNANIMOUS]
MOVER: Shannon Black, Councilmember
SECONDER: John Wilcher, Councilmember
AYES: Black, Higgins, Hutcherson, Wilcher, Williams
NOT PRESENT: Wall



Q. Resolution of the Mayor and Council of the City of Pooler, GA for the Ratification of the Establishment of Office of Municipal Court Solicitor

Councilmember Aaron Higgins move to approve the resolution.

RESULT: APPROVED [UNANIMOUS]
MOVER: Aaron Higgins, Councilmember
SECONDER: John Wilcher, Councilmember
AYES: Black, Higgins, Hutcherson, Wilcher, Williams
NOT PRESENT: Wall

XIV. ADJOURNMENT

Councilmember Shannon Black moved to adjourn the meeting.

RESULT: APPROVED [UNANIMOUS]
MOVER: Shannon Black, Councilmember
SECONDER: John Wilcher, Councilmember
AYES: Black, Higgins, Hutcherson, Wilcher, Williams
NOT PRESENT: Wall

The meeting adjourned at 7:36 p.m.



Rebecca Benton, Mayor

The foregoing minutes are true and correct and approved by me on this 5th day of October, 2020.

Attest:



Shannon Kirby, Interim City Clerk