



CITY COUNCIL Regular Meeting – Minutes

June 6, 2022 at 6:00 PM | City Hall | 100 US Hwy 80 SW, Pooler, GA 31322

I. ROLL CALL/DECLARATION OF QUORUM

Present: Rebecca C. Benton, Mayor
Tom Hutcherson, Mayor Pro Tem
Shannon Black, Councilmember
Aaron Higgins, Councilmember
Stevie Wall, Councilmember
John Wilcher, Councilmember
Karen Williams, Councilmember
Matthew Saxon, Assistant City Manager
Steve Scheer, City Attorney
Craig Call, City Attorney
Chris Lightle, Finance Officer
Kiley Fusco, Clerk of Council

Absent: Robert Byrd, City Manager

II. CALL TO ORDER

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

III. INVOCATION

Dr. Shirlenia Daniel gave the invocation.

IV. PLEDGE OF ALLEGIANCE

Dr. Shirlenia Daniel led the pledge.

V. ANNOUNCEMENTS

Mayor Rebecca C. Benton recognized those who attended the City's Memorial Day Remembrance Ceremony including Councilmember Karen Williams, her husband LTC (Ret.) T.C. Williams, Councilmember Aaron Higgins, and Mayor Pro Tem Tom Hutcherson. She also welcomed Courtney Rawlins, new Executive Director of the Greater Pooler Area Chamber of Commerce, and Matthew Roach, Director of the Healthy Kids Running Series. Visit healthykidsrunningseries.org for more information or to become a sponsor. Councilmember Stevie Wall reported that the quarterly Chatham Municipal Association Meeting was held on Wednesday, June 1, 2022 and was hosted by the City of Pooler, as well as that Pooler residents voted down the Chatham Area Transit referendum in every precinct. He then announced

the birth of his grandchild, Sofia Elise Bonacia. Judge Joe Huffman was present to announce that he is running for Chatham County Records' Court Judge with early voting from June 13-17 and regular voting June 21, 2022. He currently serves as a Pro Tem Judge for the Pooler Municipal Court.

VI. CONSENT AGENDA

Assistant City Manager Matthew Saxon presented the consent agenda for consideration.

- A. **City Council Meeting Minutes of May 16, 2022**
- B. **Special Event Permit Application for OTG Certified Car Club on July 2, 2022**
- C. **Special Event Permit Application for S2S Facts, Inc. on July 20, 2022**
- D. **Special Event Permit Application for Tic Tic Boom Fireworks from June 23 - July 26, 2022**
- E. **Special Event Permit Application for Greater Pooler Area Chamber of Commerce on September 10, 2022**
- F. **Temporary Special Event Permit Application Serving Alcohol for Barbara Harris on June 10, 2022**
- G. **Temporary Special Event Permit Application Serving Alcohol for Barbara Harris on June 17, 2022**
- H. **Temporary Special Event Permit Application Serving Alcohol for Barbara Harris on June 18, 2022**
- I. **Alcoholic Beverage License Application for Boston's Pooler, Inc.**

Councilmember Aaron Higgins moved to approve the consent agenda.

Motion to Approve; PASSED (UNANIMOUS)

MOVER: Higgins

SECONDER: Wilcher

AYES: Black, Higgins, Hutcherson, Wall, Wilcher, Williams

NAYS:

VII. OLD BUSINESS

A. **Zoning Map Amendment for DAI Pine Barren, LLC for 14.4 Acres on Pine Barren Road**

Assistant City Manager Matthew Saxon presented the amendment for consideration, and Mayor Rebecca C. Benton opened the public hearing. Attorney Robert McCorkle was present on behalf of the petitioner to answer questions. Pooler resident Terry Carter asked for clarification regarding the Planning & Zoning Commission's recommendation to deny the item. Mayor Rebecca C. Benton closed the public hearing and Councilmember John Wilcher, upon review of the criteria, moved to deny the Zoning Map Amendment for DAI Pine Barren, LLC for 14.4 Acres on Pine Barren Road.

Motion to Deny; PASSED (4-3)

MOVER: Wilcher

SECONDER: Wall

AYES: Benton, Wall, Wilcher, Williams

NAYS: Black, Higgins, Hutcherson

VIII. NEW BUSINESS

A. **Conditional Use Request to Construct Two (2) Warehouses with Truck Transportation and Storage at 1485 Pine Barren Road**

Assistant City Manager Matthew Saxon presented the amendment for consideration, and Mayor Rebecca C. Benton opened the public hearing. Doug Faircloth of Coleman Company was present on behalf of the petitioner to answer questions. There being no public comment, Mayor Rebecca C. Benton closed the public hearing. Councilmember Karen Williams, upon review of the criteria, moved to approve the Conditional Use Request to Construct Two (2) Warehouses with Truck Transportation and Storage at 1485 Pine Barren Road.

Motion to Approve; PASSED (UNANIMOUS)

MOVER: Williams

SECONDER: Higgins

AYES: Black, Higgins, Hutcherson, Wall, Wilcher, Williams

NAYS:

B. **Site Plan for HIG Property Management (Hayman Warehouse) Located on Old Louisville Road**

Assistant City Manager Matthew Saxon presented the site plan for consideration. Doug Faircloth of Coleman Company was present on behalf of the petitioner. Councilmember Karen Williams, upon review of the criteria, moved to approve the Site Plan for HIG Property Management (Hayman Warehouse) Located on Old Louisville Road subject to the following:

1. Payment into the Tree Fund not to exceed \$49,200.00 pending revision of

the number/location of trees at the preconstruction meeting
2. Recording of the stormwater agreement prior to the preconstruction meeting

Doug Faircloth verbally agreed to the contingencies on behalf of the petitioner.

Motion to Approve with Stipulations; PASSED (UNANIMOUS)

MOVER: Williams

SECONDER: Wilcher

AYES: Black, Higgins, Hutcherson, Wall, Wilcher, Williams

NAYS:

C. **Site Plan for 360 Communities at Clearlake Off Pooler Parkway**

Assistant City Manager Matthew Saxon presented the site plan for consideration. Nathan Long of Thomas & Hutton was present on behalf of the petitioner to answer questions. Councilmember Karen Williams, upon review of the criteria, moved to approve the Site Plan for 360 Communities at Clearlake Off Pooler Parkway subject to the following:

1. Recording of the stormwater agreement prior to the preconstruction meeting
2. Construction of all amenities as part of Phase 1
3. The community will be gated with private streets

Nathan Long verbally agreed to the contingencies on behalf of the petitioner.

Motion to Approve with Stipulations; PASSED (UNANIMOUS)

MOVER: Williams

SECONDER: Wall

AYES: Black, Higgins, Hutcherson, Wall, Wilcher, Williams

NAYS:

D. **Acceptance of Maintenance Bond, Sidewalk Performance Bond, and Final Plat for Telfair Park, Phase 1 (AKA Easthaven, Area D)**

Assistant City Manager Matthew Saxon presented the bonds and plat for consideration. Councilmember John Wilcher moved to accept the Maintenance Bond in the amount of \$380,246.03, accept the Sidewalk Performance Bond in the amount of \$75,735.00, and approve the Final Plat for Telfair Park, Phase 1 (AKA Easthaven, Area D) subject to the following:

1. Recording of the stormwater agreement
2. City Attorney approval

Motion to Approve with Stipulations; PASSED (UNANIMOUS)

MOVER: Wilcher

SECONDER: Hutcherson

AYES: Black, Higgins, Hutcherson, Wall, Wilcher, Williams

NAYS:

E. Accept Proposal for Wastewater Treatment Plant 6.223 MGD Expansion Special Inspections Services with ECS

Assistant City Manager Matthew Saxon presented the proposal for consideration. Councilmember Stevie Wall moved to accept the proposal as amended by the City Attorney for Wastewater Treatment Plant 6.223 MGD Expansion Special Inspections Services with ECS in the amount of \$193,328.00.

Motion to Approve; PASSED (UNANIMOUS)

MOVER: Wall

SECONDER: Wilcher

AYES: Black, Higgins, Hutcherson, Wall, Wilcher, Williams

NAYS:

F. Change Order for Pipemakers Canal Improvements with Savannah River Utilities Co.

Assistant City Manager Matthew Saxon presented the change order for consideration. Councilmember Aaron Higgins moved to approve the Change Order for Pipemakers Canal Improvements with Savannah River Utilities Co. in the amount of \$258,310.00.

Motion to Approve; PASSED (UNANIMOUS)

MOVER: Higgins

SECONDER: Hutcherson

AYES: Black, Higgins, Hutcherson, Wall, Wilcher, Williams

NAYS:

G. Juneteenth Event Sponsorship in the Amount of \$2,500.00

No action was taken.

IX. EXECUTIVE SESSION

With no further public business to conduct, Councilmember Aaron Higgins moved to enter Executive Session. Council entered Executive Session at 7:15 p.m.

Motion to Enter Executive Session; PASSED (UNANIMOUS)

MOVER: Higgins

SECONDER: Williams

AYES: Black, Higgins Hutcherson, Wall, Wilcher, Williams

NAYS:

Mayor Rebecca C. Benton called the meeting back to order at 7:29 p.m. Mayor Pro Tem Tom Hutcherson moved to amend the agenda, adding Item G.

Juneteenth Event Sponsorship in the Amount of \$2,500.00 under New Business.

Motion to Amend; PASSED (UNANIMOUS)

MOVER: Hutcherson

SECONDER: Higgins

AYES: Black, Higgins, Hutcherson, Wall, Wilcher, Williams

NAYS:

X. ADJOURNMENT

Councilmember Stevie Wall moved to adjourn the meeting.

Motion to Adjourn; PASSED (UNANIMOUS)

MOVER: Wall

SECONDER: Higgins

AYES: Black, Higgins, Hutcherson, Wall, Wilcher, Williams

NAYS:

The meeting adjourned at 7:34 p.m.

The foregoing minutes are true and correct and approved by me on this _____ day of _____, 2022.

Rebecca C. Benton, Mayor

Attest:

Kiley Fusco, Clerk of Council