



CITY of POOLER
— GEORGIA —

CITY COUNCIL REGULAR MEETING – MINUTES

June 2, 2025 at 6:00 p.m. | 100 US Highway 80 SW, Pooler, GA 31322

I. ROLL CALL

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

Absent:

II. CALL TO ORDER

Mayor Karen Williams called the meeting to order at 6:02 p.m.

III. INVOCATION

Executive Pastor Shirlinia Daniel gave the invocation.

IV. PLEDGE OF ALLEGIANCE

Executive Pastor Shirlinia Daniel led the pledge.

V. ANNOUNCEMENTS

Councilmember Michael Carpenter congratulated the Children's Museum on their reopening. Mayor Pro Tem Aaron Henry and Councilmember Tom Hutcherson reminded those present of the upcoming Pooler Juneteenth Festival on June 14, 2025 at Tanger Outlets and the Pooler Juneteenth Run on June 19, 2025 at the Pooler Recreation Complex.

VI. CONSENT AGENDA

A. City Council Workshop Minutes of May 19, 2025

B. City Council Meeting Minutes of May 19, 2025

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

Motion to Approve; PASSED (6-0-0)
MOVER: Henry
SECONDER: Wilcher
AYES: Bashlor, Carpenter, Henry, Hutcherson, Valim, Wilcher
NAYS:

VII. SPECIAL EVENTS

A. Special Event Permit Application (No Alcohol) for Field Day with Father on June 13, 2025 at 605 West Highway 80, Seeking Fee Waiver

Maribeth Lindler was present on behalf of the petitioner. Councilmember Tom Hutcherson moved to approve the Special Event Permit Application (No Alcohol) for Field Day with Father on June 13, 2025 at 605 West Highway 80 with fee waiver.

Motion to Approve; PASSED (6-0-0)
MOVER: Hutcherson
SECONDER: Wilcher
AYES: Bashlor, Carpenter, Henry, Hutcherson, Valim, Wilcher
NAYS:

B. Special Event Permit Application (No Alcohol) for the Farm & Feast Fridays at The Magnolia Retreat on June 27 and July 4, 2025 at 1336 South Rogers Street

Angel Ratcliffe and Vanessa Withers were present on behalf of the petitioner. Mayor Pro Tem Aaron Henry moved to approve the Special Event Permit Application (No Alcohol) for the Farm & Feast Fridays at The Magnolia Retreat on June 27 and July 4, 2025 at 1336 South Rogers Street.

Motion to Approve; PASSED (6-0-0)
MOVER: Henry
SECONDER: Bashlor
AYES: Bashlor, Carpenter, Henry, Hutcherson, Valim, Wilcher
NAYS:

C. Special Event Permit Application (No Alcohol) for the Back to School Dash & Splash 5k Mini Color Run on July 19, 2025 at Tanger Outlets

Keli Reynolds was present on behalf of the petitioner. Mayor Pro Tem Aaron Henry moved to approve the Special Event Permit Application (No Alcohol) for the Back to School Dash & Splash 5k Mini Color Run on July 19, 2025 at Tanger Outlets.

Motion to Approve; PASSED (6-0-0)
MOVER: Henry
SECONDER: Wilcher
AYES: Bashlor, Carpenter, Henry, Hutcherson, Valim, Wilcher
NAYS:

VIII. ORDINANCES, PROCLAMATIONS, RESOLUTIONS

A. Proclamation for the 250th Birthday of the United States Army

Mayor Karen Williams read aloud the proclamation and presented it to Colonel Austin, Fort Stewart Garrison Commander.

~~B. Resolution R2025-05.A To Establish the Downtown Development Authority of Pooler, Appoint Its Initial Board Member(s), Formally Adopt Its Governing Bylaws, and Other Purposes (Postponed Indefinitely by Mayor)~~

No action was taken.

IX. OUTSTANDING BUSINESS

A. Site Development Plan for Tract W Townhomes, Phase 1, within the Jabot PUD

City Manager Heath Lloyd presented the plan for consideration. Neil McKenzie and Brian Wardlaw were present on behalf of the petitioner. Members of the public Maribeth Lindler, John Morris, Dominic Catavio, Anthony Bagnoli, Renee Higgins, Amy Gilliam, Ernie Hagan, and Maria Williams commented. Mayor Pro Tem Aaron Henry, upon review of the criteria, moved to approve the Site Development Plan for Tract W Townhomes, Phase 1, within the Jabot PUD, subject to the following conditions:

1. A total of 38 units may receive Certificates of Occupancy
2. The Developer will fund a traffic study by a firm chosen by the City and will cover the cost of improvements to Cross Creek and Pine Barren Roads, up to the total amount identified in the study
3. Certificates of Occupancy shall not be issued by the end of Phase 2 unless the traffic improvements identified in the study are actively underway
4. The traffic study shall, at a minimum, comply with the Georgia Department of Transportation's (GDOT) Intersection Control Evaluation (ICE) analysis standards to determine intersection control
5. The Developer shall continue coordination with the U.S. Army Corps of Engineers on the emergency access road

Brian Wardlaw verbally agreed to the conditions.

Motion to Approve with Stipulations; PASSED (4-3-0)

MOVER: Henry

SECONDER: Wilcher

AYES: Bashlor, Henry, Hutcherson, Williams

NAYS: Carpenter, Valim, Wilcher

B. Site Development Plan for 510 Pooler Parkway - Fifth Third Bank

City Manager Heath Lloyd presented the plan for consideration. Stewart Rahm was present on behalf of the petitioner. Councilmember John Wilcher, upon review of the criteria, moved to approve the Site Development Plan for 510 Pooler Parkway - Fifth Third Bank.

Motion to Approve; PASSED (6-0-0)

MOVER: Wilcher

SECONDER: Bashlor

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

**C. ~~Variance Request for 15 Commons Way—Sunshine House~~
(Public Hearing Advertised; Request Withdrawn by Petitioner)**

No action was taken.

X. NEW BUSINESS

A. Award Contract for Pooler Recreation Park Basketball Court Renovation Engineering Services and Authorize City Manager to Execute, Subject to City Attorney Approval

City Manager Heath Lloyd presented the proposals for consideration. Samuel Watkins was present on behalf of JQOL. Mayor Pro Tem Aaron Henry moved to Award the Contract for for Pooler Recreation Park Basketball Court Renovation Engineering Services to JQOL, in an amount not to exceed \$17,500, and Authorize City Manager to Execute, Subject to City Attorney Approval, including correction of the address in the proposal.

Motion to Approve; PASSED (6-0-0)

MOVER: Henry

SECONDER: Wilcher

AYES: Bashlor, Carpenter, Henry, Hutcherson, Valim, Wilcher

NAYS:

B. Purchase of Real Property at 103 South Chestnut Street

City Manager Heath Lloyd requested postponement of the item. Councilmember John Wilcher moved to postpone indefinitely the Purchase of Real Property at 103 South Chestnut Street.

Motion to Postpone; PASSED (6-0-0)

MOVER: Wilcher

SECONDER: Hutcherson

AYES: Bashlor, Carpenter, Henry, Hutcherson, Valim, Wilcher

NAYS:

XI. PUBLIC COMMENT

Members of public Amy Gilliam, Kimberly O'Connell, Chip Avery, Maribeth Lindler, Dominic Catavio, Christian Sampson commented. Nicole Johnson, Director of Planning & Development, noted that there will be a Flood Insurance Forum held for the public at 5:30 p.m. on June 16, 2025 prior to the Council Meeting. Mayor Karen Williams congratulated Councilmember Michael Carpenter on receiving The Warrior Alliance's 2025 Veteran Impact Award in the Public Service category.

XII. EXECUTIVE SESSION

With no further public business to conduct, Mayor Pro Tem Aaron Henry moved to enter Executive Session. Mayor and Council entered at 7:43 p.m.

Motion to Enter; PASSED (6-0-0)

MOVER: Henry

SECONDER: Wilcher

AYES: Bashlor, Carpenter, Henry, Hutcherson, Valim, Wilcher

NAYS:

Mayor Karen Williams called the meeting back to order at 7:50 p.m.

XIII. ADJOURNMENT

Councilmember John Wilcher moved to adjourn the meeting.

Motion to Adjourn; PASSED (6-0-0)

MOVER: Wilcher

SECONDER: Bashlor

AYES: Bashlor, Carpenter, Henry, Hutcherson, Valim, Wilcher

NAYS:

The meeting adjourned at 7:51 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, City Clerk