

APRIL 21, 2005

TOWN OF BROOKLET  
COUNCIL MEETING

1. CALL MEETING TO ORDER, MAYOR GROOMS  
MEMBERS PRESENT: Mayor Grooms, Councilmembers, Fred Rich, Russell Davis, Sylvia Prosser,, Randy Newman and Aubrey Wynn. Attorney Hube did not attend this meeting.
2. INVOCATION: PASTOR BROWN.
3. APPROVAL OF MARCH MINUTES:  
Councilwoman Prosser made a motion to approve the minutes as written. Motion seconded by Councilman Rich and passed with all ayes.
4. APPROVAL OF MARCH FINANCIAL STATEMENTS;  
Councilman Rich presented information from the financial statements to council. He reported the largest portion of Property Taxes and Business License revenues have been received. He explained the delay in receiving our Audit Report for the year ending 2004. All members were provided a copy of the letter from accountant, Richard Deal. Councilman Rich presented this as a motion to accept the statements as prepared. Motion seconded by Councilman Wynn.
5. RECOGNITION OF GUEST;
  1. Michael Brown attended the meeting as a requirement of his Boy Scout group. Other guest Brian Nutter, Charles Mallard, Mr. Jiles, William Griffith and Gary Redden.
  2. MR. JAMES B. LANIER PUBLIC HEARING.  
AGENT FOR MRS. J.H. HINTON  
Mr. Lanier presented a brief review of his plans. The two parcels are zoned R-1, one facing North Cone Street and the other lot faces East Lane Street. He would like the N. Cone Street lot to be rezoned to C-1 for his business office and leave the W. Lane Street R-1. for a single family dwelling to put on the market. Mr. Lanier was appreciative of the favorable recommendation made by the Zoning Commission. Councilman Newman explained that a variance shall not be granted for a reduction of minimum lot size.

Substandard lots of record (section 3-17) any lot of record existing at the time of the adoption of the ordinance which is less than required by this ordinance, which has an area or width which is less than required by this ordinance, shall be subject to the following exceptions and modifications. 1) The adjoining lots are owned by the same person, but if you combine these two lots, and divide them in half, you would have two unusable lots. The only way to be able to use the lots of conforming use is to do the minimum allowed for a septic tank and the balance will go with the residential lot. Mr. Lanier asked for a variance on parking spaces from 13 to 10. Planning & Zoning recommendation to council was to honor the request of parcel B from R-1 to C-2 with a variance on the front set back from 60' to 30' and the South side yard from 10' to 5'. Rezone a portion of parcel A from R-1 to C-2, which is 29.7 feet wide by 107.2 feet deep for the purpose of creating parcel B large enough to allow the building they plan to build. Also a variance from 13 parking spaces to 10, with the intent of building a single family dwelling on approximately 21780 square feet on Lot A which faces East Lane Street. (Ref; 3-12.1) Making the property two useable lots. Councilman Newman made a motion to accept Planning & Zoning recommendation to honor the request. Motion seconded by Councilwoman Prosser and passed with all ayes.

3. BARNEY SINEATH; QUESTION ON SHERWOOD R. R. R.O.W.  
It is Mr. Sineath's understanding that Mr. Bradford needed the R.R. Right of Way for uses of front set backs. The Town of Brooklet transferred this property to him. Mr. Sineath would assume the Town of Brooklet has made a sizeable donation by making this transfer. Council feels this is like a trade out as Mr. Bradford will pave the road off of North Parker Ave to allow the City vehicles to go to the dump.

6. COMMITTEE REPORTS;

1. COUNCILMAN RICH; No further report.

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2. COUNCILMAN DAVIS reported on the completion of the curb repairs on W. Lee and W. Lane Streets. West Lane Street is ready for L A R P to do the paving. Councilman Davis had a quote from O. D. B. on a light foot P. T. O Sweeper which will fit behind our tractor, delivered for \$3,300.00. Councilman Davis made a motion to purchase the sweeper for \$3,300.00. Motion seconded by Councilman Rich and passed with all ayes. Councilman Davis is working on bids for Julius Circle. Councilman Newman talked about an agreement with Scott Wood about the paving of Julius Circle being paid for out of SPLOST Fund. He has talked to the County Manager and he cannot o k this. We can pay the County out of SPLOST to do the work or write a letter asking the County Commissioners if they would agree to do the work for free. Councilman Newman will get with Belle and write a letter asking the county for their help. Councilman Davis and Councilman Newman have looked at the downtown area sidewalks and curbs. The bid from Georgia Power on the light poles for downtown was good for 90 days.

3. COUNCILWOMAN PROSSER had been told they put brakes on the truck and she asked if you spend over \$500.00 you are supposed to talk about it. This work was done on the old black ford truck and Billy had contacted Councilman Wynn about the problem which was no brakes.

4. COUNCILMAN NEWMAN gave a report on the new City Hall progress. Attorney Hube has met with the County Attorney and they have determined that furnishings can be funded by SPLOST money. He had contacted Gary Denmark for a bid on the needed furniture. Pictures and a list of prices were passed out. Councilman Newman presented this as a motion to go with the bid from Denmark Furniture for \$19,321.00. Motion seconded by Councilman Rich and passed with all ayes. They found a drafting table for the map room for \$699.00. Councilman Newman made a motion to plan for this purchase unless something else comes up. Motion seconded by Councilman Rich and passed with all ayes. Councilman Newman had information on all types of flag poles and flags. He felt the best was from Hemco, Inc. A kit of a 25 foot pole with all the hardware delivered for \$983.00. This is a local company. Councilman Newman made a motion to go with Hemco, Inc. for the kit and we do the installation. Motion seconded by Councilman Rich and passed with all ayes.

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Wood Paving has laid out the parking lot at the new City Hall. The Telephone Company needs to run lines. Councilman Newman will meet with Georgia Power to get wires run underground for the parking lot lights. He thinks we need to run waterlines for irrigation before the parking lot is paved. We also need to have a computer system installed. Councilman Newman presented pictures made from old post cards. BCDA will present these framed pictures to the new City Hall.

5. COUNCILMAN WYNN plans for the installation of water lines on Highway 80 from Cromley to Parker Avenue has been slowed down due to a problem with the R.O. W. Attorney Hube is in the process of locating the property owners in order to have an easement on their property. Billy Taylor needs a pipe locator. He has seen one that works that he would like to have. Councilman Wynn recommended we purchase the locator Billy needs at \$695.00 Motion seconded by Councilman Prosser and passed with all ayes.

6. CHIEF MUNDY in taking Cpl. Catto and Officer Mascarello are attending the S.E.T.E.N. meeting in Sylvania on Friday and assisting with a road check following the meeting. Chief Mundy introduced Scott Robadaux, owner of Red Dot Uniforms in Savannah. He advised Mayor and Council that the present uniform is no longer available. Tonight he is offering a uniform superior in quality and save the town a considerable amount of money, which are now in stock. He offered to provide every officer 2 free sets at their expense for a wear test. If a decision is made to purchase this uniform, he will offer it at their cost plus \$1.00. After the transition, there will be an agreed price, which will be less than what we pay now, which would be \$100.00 a set. All members were in favor of the plan.

7. BILL DECHRISTOPHER, Assistant P & Z Administrator report. On March 30th, he contacted Mr. Jiles at J & J Car Wash concerning tires and other trash piled up. He took care of this within a few days, but there is still an extensive amount of cars parked there. His application for a Car Wash and Auto Mechanic Shop is on hold at this time, pending removal of cars. Mr. Jiles attended the meeting and advised council some would be moved by Friday, April 29th. Mr. Dechristopher is checking on two topographic maps and wants permission to purchase these from Savannah Blueprint.

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7. OLD UNFINISHED BUSINESS;

1. LETTER TO MR. CARSON, DEADLINE APRIL 10.

Council Request a citation be sent to Mr. Carson.

2. DISCUSSION OF ANNEXING PROPERTY INTO CITY LIMITS.

JONES LIGHT INDUSTRIAL PARK, HWY 80 EAST.

Councilman Newman thinks this should be annexed into the town. The light industry would not call for a lot of water. Councilman Wynn's opinion, if you annex is one thing, if you supply the water, how do you turn everything else down that wants water for commercial or industry development. If you give it to one, you have to give to all. Councilman Rich made mention of the proposed increase and demand for the high school increase with 250 families moving to Bulloch County in the South East School district. Mr. Tyson has plans for another subdivision on West Lane Street. We need to look hard at projected consumption rates to see how close we are to the withdrawal limit. Councilman Rich feels this is a real issue that revolves around a resource but it also becomes an ethical issue. At this time we are able to provide for all the needs within the city, but we may not be able to continue to do this if we invite more people to use the resources we have. Councilwoman Prosser was concerned about the 250 families moving into this school district and feels this should have been checked into before it ever happened. There was also a discussion on furnishing fire protection. Councilman Newman advised when the County rezoned this property to Light Industrial, one of the requirements was they have proper flow for fire protection for the area. Mayor Grooms advised we had done the discussion and we will table this matter.

3. REVIEW OF SECTION 15-1: CREATION OF PLANNING COMMISSION AND DUTIES.

Councilman Newman had spoke with Attorney Hube and he has done some research and ours is not set up as others he has reviewed. We need to add a chairman as the present ordinance calls for four members and one Commission Chairman, who shall be the Zoning Administrator. Amended to read: shall consist of five members, one of which shall be the Commission Chairman and one Zoning Administrator. Councilman Rich made a motion to amend Section 15-1 to have five members, one of which shall be the Chairman and do the public hearing, and advertisement. Motion seconded by Councilwoman Prosser and passed with all ayes. Mr. William Griffith spoke of his interest on becoming a member.

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4. WELCOME TO BROOKLET ENTRANCE SIGN.

The property we had previously discussed is up for sale, so there will be a waiting period. This will be discussed again at a later meeting.

8. NEW BUSINESS;

Motion to adjourn by Councilman Rich, Seconded by Councilman Davis and passed with all ayes.