

**City of Varnell  
Council Meeting Minutes  
April 24, 2018**

**Members Present:** Mayor – Tom Dickson  
**Council Members:** Mayor Pro Tem – Ashlee Godfrey, Bill Caylor,  
Bob Roche, Clyde Williams

**City Administrator:** Mike Brown  
**City Clerk:** Pam Garrison  
**Absent:** David Owens

The City Council meeting was called to order at 5:50 pm and a quorum was confirmed by Mayor, Tom Dickson.

Invocation was given by Reverend Charlie Bridges from Grove Level Baptist Church. The Pledge to the Flag was given by local Boy Scouts, Gregory and Landon Nations.

**Reports from City Administrator**

City Administrator Mike Brown gave update on the following projects:

- Liability Insurance for the city for 2018 dropped in cost of \$10,000.00.
- If SPLOST is passed, the city should receive around 1.4 million.

**AGENDA, MINUTES AND FINANCIAL REPORT**

A motion was made by Bob Roche to approve the Agenda. The motion was seconded by Bill Caylor and carried unanimously.

A motion was made by Ashlee Godfrey to approve the March 20, 2018 Minutes. The motion was seconded by Bill Caylor and the motion carried unanimously.

A motion was made by Ashlee Godfrey to approve financial reports for March 20, 2018. The motion was seconded by Clyde Williams, and the motion carried unanimously.

**COMMITTEE REPORTS**

- Finance & Budget – Everything is within budget per Ashlee Godfrey. The budget planning for The year 2019 will possibly begin in mid-September.
- Charter & Long-Range Planning – the “Views & Values” video is still in review and talks of The future Long- Range planning are being implemented for reviewed and will be presented at a later date.
- Annexations - Bob Roche and David Owens met with Highland Forest HOA president, Alan Steinle regarding possibilities of more properties in Highland Forest being annexed into the city. Mr. Steinle will address the topic with his HOA leadership team and get back with Bob and David to give them feedback.
- Recreation & Community Outreach – Bob Roche & David Owens met with Mr. Sammy Rogers whom was referred to them by Recreation Director, Brian Chastain. Mr. Rogers is putting

together a quote on various options to repair and renovate the fields. A safety issue was noted with the light poles. There are approximately 18 poles with half of those needing to be replaced as soon as possible. Ashlee Godfrey will check with North GA Electric and report replacement price for the poles in order to utilize our ball fields behind the Elementary School. The fields are in need of some work as in re-leveling the fields also.

- Public Safety - Clyde Williams & Chief Lyle Grant presented figures of local arrest for the month of March 2018 (see attached).

Discussion was held on what special use permits would be necessary to implement on the use of the Cricket field. (See below)

1. Limit of 55 vehicles at any given time
2. No vehicle parking shall occur within 25 feet of the right of way of Tunnel Hill-Varnell Road
3. No food shall be served on the premises
4. At least 3 port-a-toilets shall be properly spaced on the site with full screening shields, and shall be serviced on a regular basis
5. There shall be no disturbance of current vegetative barriers
6. An adequate number of city trash cans shall be placed on the premises
7. No lighting and no scoreboards shall be allowed
8. Hours of field time shall be limited to Saturday/Sunday -- 10:00 AM to 8:30 PM and Monday thru Friday 3:00 pm – 8:30 pm

Bob Roche did a study on all the housing which is built on property adjoining the Cricket field. With each dwelling already established, in the recent property value assessment, none of the 11 houses had a decrease in the property value. The Cricket property owner, Mr. Patel still has plans on developing a subdivision on the property when the housing market improves. The Council suggested to the Mr. Patel that road signage be implemented as to entrance/exit areas to avoid traffic congestion and confusion. A motion was made by Ashlee Godfrey to allow the Cricket field to use for games with the above listed restrictions. A second to the motion was made by Clyde Williams and the motion carried unanimously. An amendment to the first original motion would be to include the drawing of the field layout. Ashlee made a motion to include the amendment layout with a second to the motion by Clyde Williams. The motion was carried unanimously.

Mr. Ethan Calhoun presented a recommendation regarding the Unified Zoning Ordinance amendment for the Whitfield, Dalton and Varnell Planning Commissions proposed Unified Zoning Ordinance text amendments Under the recommendation, it allows transitional housing in all applicable districts.

Mr. Calhoun presented a text amendment to allow group homes or transitional housing in a mixed use (MU) district. This review requires the applicant to submit preliminary site plans as part of their application. There might be instances where the use may be applicable within the district given the proper circumstances. A motion was made by Ashlee Godfrey to approve the text amendments on the Comprehensive plan with a second from Bob Roche. The motion carried unanimously.

The floor was then open for public comment. Several non-city residents who have adjacent property to the Cricket Field voiced their opinion regarding the special use permit.

There being no further business, Bill Caylor made a motion to adjourn. A second was given by Clyde Williams and the vote was unanimously.

Respectfully submitted by  
Pam Garrison  
City Clerk