



Where Community Connects

STOCKBRIDGE

CITY COUNCIL

Mayor

Anthony Ford

Mayor Pro Tem Alphonso Thomas

Councilman Elton Alexander

Councilwoman Yolanda Barber

Councilman John Blount

Councilwoman LaKeisha Gantt

CITY MANAGER

Frederick Gardiner

CITY CLERK

Vanessa Holiday

CITY TREASURER

John Wiggins

CITY ATTORNEY

Quinton G. Washington

Jeremy T. Berry

**Council Meeting
Agenda
August 8, 2022 6:00 PM**



STOCKBRIDGE CITY HALL

4640 NORTH HENRY BLVD.

STOCKBRIDGE, GA 30281

Website: www.cityofstockbridge.com

Phone: 770-389-7900

Fax: 770-389-7912



AGENDA COUNCIL MEETING CITY OF STOCKBRIDGE

MONDAY, AUGUST 8, 2022 6:00 PM

CALL TO ORDER

INVOCATION

PLEDGE OF ALLEGIANCE

ROLL CALL

ADOPTION OF THE AGENDA

ADOPTION OF THE MINUTES

- 1 Draft Minutes June 13, 2022
- 2 Draft Minutes June 29, 2022

PUBLIC COMMENTS - All persons wishing to speak for public comment must sign in with the City Clerk prior to the beginning of the meeting noting your name, address, and phone number. You will be allotted three (3) minutes. Speakers must respect all members of the elected body, officials, and staff. Defamation, unruliness and/or swearing will not be tolerated

CEREMONIAL

- 3 Proclamation - City of Stockbridge 100th Centennial Celebration

PRESENTATION

- 4 FY2022 AUDIT REPORT - Presented by: Hope Pendergrass of Mauldin & Jenkins

- Presented by: John Wiggins

PUBLIC HEARING

- 5 **COMPREHENSIVE PLAN AMENDMENT CASE #CP-2022-01** -- The City of Stockbridge Mayor and City Council will hear a Comprehensive Plan Amendment Request by Remi Rose Development, LLC, the Applicant, represented by Battle Law, P.C., the Agent, to change the future land use designation of certain property from 'Low-Density Vertical Mixed-Use' to 'High-Density Residential' to allow for a mixed-use development. The property contains two parcels, as are listed below, with 68.87 +/- total acres within the Stockbridge City Limits. The City of Stockbridge Planning Commission recommends approval.
- #012-01003000** – The smaller parcel. Contains 3.131 +/- acres and comprises the property at 1036 Highway 138 West, across from Spivey Road. Located in Land Lot 55 of District 12.
- **Parcel #012-01002000** – The larger parcel. Contains 65.743 +/- acres. Situated adjacent to the western side of the smaller parcel, with frontage on Highway 138 West, across from Tributary Parkway. Located in Land Lot 42 of District 12.

- Presented by: Brecca Carter, Ryan Anderson

- 6 **REZONING CASE #RZ-2022-01** -- Remi Rose Development, LLC, the Applicant, represented by Battle Law, P.C., the Agent, requests the rezoning of certain property from the C-1 (Neighborhood Commercial) and C-2 (General Commercial), districts to the PUD (Planned Unit Development) Overlay) district to allow for a mixed-use development. The property contains two parcels, as are listed below, with 68.87 +/- total acres within the Stockbridge City Limits.
- **Parcel #012-01003000** – The smaller parcel. Currently zoned 'C-1' and 'PMU'. Contains 3.131 +/- acres and comprises the property at 1036 Highway 138 West, across from Spivey Road. Located in Land Lot 55 of District 12.
 - **Parcel #012-01002000** – The larger parcel. Currently zoned 'C-2' and 'PMU'. Contains 65.743 +/- acres. Situated adjacent to the western side of the smaller parcel, with frontage on Highway 138 West, across from Tributary Parkway. Located in Land Lot 42 of District 12.
- NOTE: *The Planning Commission recommended the approval of this case with conditions at its meeting on May 26, 2022, and the City Council recommended deferral of the vote on this item at its July 11, 2022 meeting until August 8, 2022.***

- Presented by: Ryan Anderson

- 7 **ANNEXATION CASE #AX-2022-01** -- The City of Stockbridge Planning Commission and the City of Stockbridge Mayor and City Council will hear an Annexation Request by S3 Capital Investments, LLC, the Applicant, represented by Battle Law, P.C., the Agent, to annex a parcel, as described below, into the Stockbridge City limits from unincorporated Henry County in order to allow the parcel to be combined with an adjacent parcel for an age-restricted residential development.
- Parcel #071-01034012** – Subject property is in unincorporated Henry County, with frontage on Highway 42 North, across from Summit View Drive. Currently zoned ‘MU’ (Mixed-Use), with a land use designation of ‘MIX’ (Mixed-Use). Contains 20.00 +/- acres. Located in Land Lot 31 of District 7. Presented by: Ryan Anderson
- NOTE: Request the deferral of the public hearing until the August 25, 2022 Planning Commission meeting and September 12, 2022 City Council Meeting for all three items.***
- Presented by: Ryan Anderson
- 8 **COMPREHENSIVE PLAN AMENDMENT CASE #CP-2022-02** -- The City of Stockbridge Planning Commission and the City of Stockbridge Mayor and City Council will hear a Comprehensive Plan Amendment Request by S3 Capital Investments, LLC, the Applicant, represented by Battle Law, P.C., the Agent, to change the future land use designations of certain parcels, as are described below, from ‘Light Industrial’ and ‘Mixed-Use’ to ‘High-Density Residential’ in order to allow for an age-restricted residential development.
- Parcel #071-01034014**—Located within the Stockbridge City Limits, with frontage on Highway 42 North and situated at the end of Technology Parkway. Applicant proposes to change the current land use designation from ‘Light Industrial’ to ‘High-Density Residential’. Contains 22.01 +/- acres. Located in Land Lot 31 of District 7.
- Parcel #071-01034012** – Subject property is in unincorporated Henry County, with frontage on Highway 42 North, across from Summit View Drive. Applicant proposes to change the current County land use designation of ‘Mixed-Use’ to the City land use designation of ‘High-Density Residential’ after the parcel is annexed into the Stockbridge City Limits. Contains 20.00 +/- acres. Located in Land Lot 31 of District 7.
- NOTE: Request the deferral of the public hearing until the August 25, 2022 Planning Commission meeting and September 12, 2022 City Council Meeting for all three items.***
- Presented by: Ryan Anderson
- 9 **REZONING CASE #RZ-2022-02** -- The City of Stockbridge Planning Commission and the City of Stockbridge Mayor and City Council will hear a Rezoning Request by S3 Capital Investments, LLC, the Applicant, represented by Battle Law, P.C., the Agent, to rezone certain property from ‘OI’ (Office-Institutional) and ‘LI’ (Light Industrial) in the Stockbridge City Limits and ‘MU’ (Mixed-Use) in unincorporated Henry County to ‘PUD’ (Planned Unit Development) to allow for an age-restricted residential development. The property contains two parcels, as are listed below, with 42.01 +/- total acres.

Parcel #071-01034014—Located within the Stockbridge City Limits, with frontage on Highway 42 North and situated at the end of Technology Parkway. Currently zoned OI' (Office-Institutional) and 'LI' (Light Industrial)'. Property lies within the Parkway Mixed-Use Overlay District. Contains 22.01 +/- acres. Located in Land Lot 31 of District 7.

Parcel #071-01034012 – Subject property is in unincorporated Henry County, with frontage on Highway 42 North, across from Summit View Drive. Currently zoned 'MU' (Mixed-Use). Contains 20.00 +/- acres. Located in Land Lot 31 of District 7.

NOTE: Request the deferral of the public hearing until the August 25, 2022 Planning Commission meeting and September 12, 2022 City Council Meeting for all three items. - Presented by: Ryan Anderson

NEW BUSINESS

- 10 Council Consideration to appoint a member to the Citywide Development Authority Board - Presented by: Quinton Washington
- 11 Council Consideration to fill a vacancy and appoint a member to the Downtown Development Authority - Presented by: Quinton Washington

MAYOR'S COMMENTS (Mayor Anthony Ford)

ANNOUNCEMENTS OF UPCOMING MEETINGS & EVENTS - Council meetings will be held in the City Council Chamber. Meeting dates, locations and times are subject to change. Please visit the city's website www.cityofstockbridge.com for the meeting invitation link, Facebook page or contact City Hall offices at 770-389-7900 for updates.

☐ Youth Council Meeting, 5:30 p.m. - 2nd Wednesday of each month Levi Meeting Room - City Hall (Aug 10) ☐ Main Street Advisory Board Meeting, 2nd Friday of each month 9:00 a.m. Via Zoom (Aug 12) ☐ Downtown Development Authority Meeting, 6:00 p.m. Via Zoom - 3rd Tuesday of each month Via Zoom (Aug 16) ☐ Youth Council Advisory Committee Meeting, 6:30 p.m. - 3rd Tuesday of each month Levi Meeting Room - City Hall (Aug 16) ☐ Planning Commission Meeting, 4th Thursday at 6:30 p.m. Via Zoom – (Aug 25) ☐ City Council Work Session Meeting, Tuesday – City Council Chamber (Aug 30) ☐ City Council Meeting, Second Monday of each month – City Council Chamber (Sep 12)

UPCOMING CITY EVENTS/INITIATIVES • A Continuous Salute to Veterans: Please forward pictures of Veterans including name, branch, rank, and years of service as Mayor Pro Tem Thomas presents a special tribute to our local veterans. Pictures should be submitted to: Rosalynd Rawls at rrawls@cityofstockbridge-ga.gov Thank you for your service! • Please join Councilwoman Barber for FREE Zumba on every Saturday morning at Clark Community Park at 8:00 a.m. Come out for fitness in the park! • Join Councilman Alexander for the next Keep Stockbridge Beautiful event taking place Saturday, July 30th from 8am – 10am on Campground Rd; please meet at the Winslow subdivision pool. • Join us for Tasty Tuesday Food Truck Takeover at Clark Park Tuesday, August 9th, August 16th, August 23rd and August 30th, each day from 5:30 – 8:30 p.m. Come out and enjoy great food and family fun! • The City of

Stockbridge will host its next Annexation Town Hall Meeting on Monday, August 15th at 6:30 p.m. at Global Impact Christian Ministries 125 Red Oak Road Stockbridge, GA. Come out and learn the facts about the Annexation Referendum, Neighborhoods in the proposed area, benefits of Stockbridge Annexation and proposed council districts. • Main Street Movie will be hosted on Friday, August 19th on the City Hall Lawn featuring (Spiderman) the fun starts at 7:00 p.m. Bring your lawn chairs and blankets! • Here is your opportunity to Meet the Mayor, and voice your questions and/or concerns Monday, August 22nd from 10 a.m. to noon (In-Person). Please contact Rosalynd Rawls to schedule an appointment. 770-389-7900 ext. 248. UPCOMING CONCERTS □ Fantasia and Johnny Gill – Saturday, August 13th SOLD OUT □ Fantasia and Johnny Gill 2nd Show – Sunday, August 14th □ Ladies Night Out Ft. 112, Blackstreet, Next and Ginuwine, Saturday, August 20th □ Justin Moore w/Spencer Crandall, Saturday, August 27th

EXECUTIVE SESSION (Exemptions to the Georgia Open Meetings Acts)

ADJOURNMENT