

**CITY OF JONESBORO
REGULAR MEETING
170 SOUTH MAIN STREET
March 8, 2021 – 6:00 PM**

MINUTES

The City of Jonesboro Mayor & Council held their Regular Meeting on Monday, March 8, 2021. The meeting was held at 6:00 PM at the Jonesboro Police Station, 170 South Main Street, Jonesboro, Georgia.

I. CALL TO ORDER - MAYOR JOY B. DAY

II. ROLL CALL - RICKY L. CLARK, JR., CITY MANAGER

Attendee Name	Title	Status	Arrived
Pat Sebo-Hand	Mayor Pro-Tem	Present	
Bobby Lester	Councilmember	Present	
Tracey Messick	Councilmember	Present	
Billy Powell	Councilmember	Present	
Donya Sartor	Councilmember	Present	
Ed Wise	Councilmember	Present	
Joy B. Day	Mayor	Present	
Ricky L. Clark	City Manager	Present	
Pat Daniel	Assistant City Clerk	Present	
David Allen	Community Development Director	Present	
Joe Nettleton	Public Works Director	Present	
Cable Glenn-Brooks	Executive Assistant	Present	
Derry Walker	Chief Code Officer	Present	
Tommy Henderson	Chief of Police	Present	
Richard Godfrey	Assistant Chief of Police	Present	
Kelli Duffy	Municipal Court Clerk	Present	
Maria Wetherington	Assistant	Present	

III. INVOCATION - READING FROM MOTHER THERESA, LED BY MAYOR JOY B. DAY

IV. PLEDGE OF ALLEGIANCE

V. ADOPTION OF AGENDA

1. Motion to accept the agenda as presented.

RESULT:	APPROVED [UNANIMOUS]
MOVER:	Pat Sebo-Hand, Mayor Pro-Tem
SECONDER:	Ed Wise, Councilmember
AYES:	Sebo-Hand, Lester, Messick, Powell, Sartor, Wise

VI. PRESENTATIONS - NONE

VII. PUBLIC HEARING

1. Public Hearing regarding a Variance Application, 21-VAR-001, concerning building setback encroachments for a proposed townhome building, by McKinley Homes, for property located at 8364, 8362, 8360, and 8358 Douglass Trail (portion of Parcel No. 12017D B007), Jonesboro, Georgia 30236.

RESULT:	CLOSED
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At this time Mayor Day opened the Public Hearing. As none were present to speak, the Public Hearing was duly adjourned.

2. Public Hearing regarding a Conditional Use Permit Application, 21-CU-002, for an event center by Willie Middleton II, McKenzie Brothers Realty Group, property owner, for property located at 120 North McDonough Street (Parcel No. 13241B F003A), Jonesboro, Georgia 30236.

RESULT:	CLOSED
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At this time Mayor Day opened the Public Hearing. As none were present to speak, the Public Hearing was duly adjourned.

VIII. PUBLIC COMMENT (PLEASE LIMIT COMMENTS TO THREE (3) MINUTES) - NONE

IX. MINUTES

1. Consideration of the Minutes of the March 1, 2021 Work Session.

X. CONSENT AGENDA

RESULT:	ADOPTED [UNANIMOUS]
MOVER:	Donya Sartor, Councilmember
SECONDER:	Pat Sebo-Hand, Mayor Pro-Tem
AYES:	Sebo-Hand, Lester, Messick, Powell, Sartor, Wise

1. Discussion regarding the approval of SOP Chapter 3, Organization/Meetings.
2. Discussion regarding the approval of SOP Chapter 11, Use of Force
3. Council to consider approval of the addition of concrete walkways across Broad Street.

XI. OLD BUSINESS

1. Council to consider a Conditional Use Permit Application, 21-CU-002, for an event center by Willie Middleton II, McKenzie Brothers Realty Group, property owner, for property located at 120 North McDonough Street (Parcel No. 13241B F003A), Jonesboro, Georgia 30236.

RESULT:	APPROVED [UNANIMOUS]
MOVER:	Pat Sebo-Hand, Mayor Pro-Tem
SECONDER:	Tracey Messick, Councilmember
AYES:	Sebo-Hand, Lester, Messick, Powell, Sartor, Wise

At this time, David Allen, Community Development Director reminded Council of updated notes added to the staff report.

2. Council to consider a Variance Application, 21-VAR-001, concerning building setback encroachments for a proposed townhome building, by McKinley Homes, for property located at 8364, 8362, 8360, and 8358 Douglass Trail (portion of Parcel No. 12017D B007), Jonesboro, Georgia 30236.

RESULT:	APPROVED [UNANIMOUS]
MOVER:	Pat Sebo-Hand, Mayor Pro-Tem
SECONDER:	Tracey Messick, Councilmember
AYES:	Sebo-Hand, Lester, Messick, Powell, Sartor, Wise

At this time, David Allen, Community Development Director advised that the prohibited uses submitted by Councilmember Messick were incorporated into the Conditional Use section - mainly motion picture theater, zoos or botanical gardens, golf courses/mini golf, golf cart rental, mobile food services, nursery and flower production.

Mayor Day clarified that the Gateway South District Overlay does include Turner Road.

3. Council to consider a revised text amendment, 21-TA-005, Ord. 2021-005, to the City of Jonesboro Code of Ordinances, with the addition of Section 86-118 "Gateway South District Overlay" to Chapter 86 - Zoning, Article V – District Standards and Permitted Uses, of the City of Jonesboro Code of Ordinances.

RESULT:	APPROVED [UNANIMOUS]
MOVER:	Pat Sebo-Hand, Mayor Pro-Tem
SECONDER:	Ed Wise, Councilmember
AYES:	Sebo-Hand, Lester, Messick, Powell, Sartor, Wise

4. Council to consider approval regarding the installation of Public Art within the Broad Street Plaza.

RESULT:	APPROVED [UNANIMOUS]
MOVER:	Pat Sebo-Hand, Mayor Pro-Tem
SECONDER:	Tracey Messick, Councilmember
AYES:	Sebo-Hand, Lester, Messick, Powell, Sartor, Wise

At this time, Mr. Clark added the incorporation of decorative trash cans to be added to the downtown district. As a result, the following locations have been identified.

Marta Stops

Smith Street and Fayetteville Road
Jonesboro Road just North of the North Avenue Intersection
N. Main Street across from 217 North Main Street

Smith Street and Fayetteville Road - 2 cans
Jodeco Road around the Citgo gas station
Jodeco Road in between East College and Carriage Lane
Stockbridge Road and Moore Street

Lee Street and Smith Street Corner
Lee Street and Spring Street Corner
Johnson Street and McDonough Street

Will conduct an initial trial run in the Broad Street within the Arts and Entertainment area. This project will be a cost share between the City of Jonesboro and the Mainstreet Program.

5. Council to consider establishment of Council Zones relative to the N.E.A.T. initiative in the City of Jonesboro. (Neighbors Engaging Assisting and Teaming Up to Keep our Streets Clean)

RESULT:	APPROVED [UNANIMOUS]
MOVER:	Donya Sartor, Councilmember
SECONDER:	Ed Wise, Councilmember
AYES:	Sebo-Hand, Lester, Messick, Powell, Sartor, Wise

At this time, Mr. Clark advised Councilmembers of the four (4) Proposed Zones. As councilmembers did not express the assignment of a specific zone, at least two members will be assigned to a zone. The Beautification Commission Members will assist with each clean up.

XII. NEW BUSINESS

1. Council to consider fee waiver for usage of Lee Street Park by the Jonesboro High School Band Booster Inc., on behalf of the Majestic Marching Cardinal Band for their annual awards ceremony to be held on April 17, 2021.

RESULT:	APPROVED [UNANIMOUS]
MOVER:	Tracey Messick, Councilmember
SECONDER:	Donya Sartor, Councilmember
AYES:	Sebo-Hand, Lester, Messick, Powell, Sartor, Wise

2. Council to consider approval of a Guaranteed Fixed Price Construction Contract by and between the City of Jonesboro and Hogan Construction Group LLC for the Phase 1 construction of the Jonesboro City Center.

RESULT:	APPROVED [UNANIMOUS]
MOVER:	Pat Sebo-Hand, Mayor Pro-Tem
SECONDER:	Tracey Messick, Councilmember
AYES:	Sebo-Hand, Lester, Messick, Powell, Sartor, Wise

At this time, Kirby Glaze of 4PM advised Mayor and Council that we are 90% complete on the construction design and hope to be at 95% by tomorrow.

Mr. Glaze advised that the city received the approval from the state and county for the site development and recommended moving forward with Phase 1 and move forward with obtaining a land disturbance permit. The current schedule, should Council approve, contractors will be on site by the end of the month.

Additionally, Mr. Clark advised that asbestos testing was completed on the property located 156 Smith Street and asbestos was found in the brick mortar. Once the final price for abatement and demolition are determined, Council will be informed.

This actual contract requires approval of the Urban Redevelopment Agency. We amended the plan to include the area around the City Center. Legal Approval of the Urban Redevelopment Agency is required as they were the legal entity that effectuated the loan agreement.

Mr. Clark added that he will move forward with planning a Groundbreaking Ceremony this month.

3. Council to consider approval of an agreement by and between the City of Jonesboro and the Atlanta Regional Commission for purposes of updating the Local Comprehensive Plan.

RESULT:	APPROVED [UNANIMOUS]
MOVER:	Ed Wise, Councilmember
SECONDER:	Billy Powell, Councilmember
AYES:	Sebo-Hand, Lester, Messick, Powell, Sartor, Wise

4. Council to consider approval of **Resolution No. 2021-003**, "Authorizing the Contract with PropertyRoom.com to Dispose of Surplus and Evidence Room Property and Equipment."

RESULT:	APPROVED [UNANIMOUS]
MOVER:	Pat Sebo-Hand, Mayor Pro-Tem
SECONDER:	Ed Wise, Councilmember
AYES:	Sebo-Hand, Lester, Messick, Powell, Sartor, Wise

5. Council to consider approval of a revision to the Jonesboro Police Department's Standard Operating Procedures Chapter 12, Vehicle Pursuits.

RESULT:	APPROVED [UNANIMOUS]
MOVER:	Pat Sebo-Hand, Mayor Pro-Tem
SECONDER:	Ed Wise, Councilmember
AYES:	Sebo-Hand, Lester, Messick, Powell, Sartor, Wise

XIII. REPORT OF MAYOR - NONE AT THIS TIME.

XIV. REPORT OF CITY MANAGER

- Saturday March 20, 2021 - Georgia Representative Sandra Scott will honor Clayton County COVID victims. The event will take place on the lawn of the Historic Courthouse at 10:00 am, a white flag will be displayed for each COVID victim.
- Saturday March 13, 2021 - B. June's Dance Studio, located 272 N. Main Street, will hold their Grand Opening from 3:30 to 6:00 pm.
- Wednesday March 17, 2021 - Jonesboro Town Hall meeting will be held on Facebook Live.
- Friday March 26, 2021 is the 2021 Virtual Strategic Planning Retreat from 9:00 am to 5:00 pm.
- 2021 Golf Cart decals have been ordered. Motorists will have a sixty (60) day grace period to renew once the notice has been sent out.
- Mother's Day Weekend is coming up; Council please consider what you would like to do relative to planning an event if any.
- Main Street Membership renewals are now due.

XV. REPORT OF CITY COUNCILMEMBERS

Councilmember Sebo-Hand - Farmers Market opening May 8, 2021.

Councilmember Sartor - Community Food Box Giveaway on March 16, 2021. Everyone is encourage to come out to assist.

Councilmember Messick - None

Councilmember Wise - None

Councilmember Lester - None

XVI. OTHER BUSINESS

1. Executive Session for the purpose of discussing the conveyance of real estate at 7:19 PM.

RESULT:	APPROVED [UNANIMOUS]
MOVER:	Donya Sartor, Councilmember
SECONDER:	Tracey Messick, Councilmember
AYES:	Sebo-Hand, Lester, Messick, Powell, Sartor, Wise

2. Motion to adjourn Executive Session and resume Regular Session at 7:22 PM.

RESULT:	APPROVED [UNANIMOUS]
MOVER:	Pat Sebo-Hand, Mayor Pro-Tem
SECONDER:	Ed Wise, Councilmember
AYES:	Sebo-Hand, Lester, Messick, Powell, Sartor, Wise

3. Consider any action(s) if necessary based on decision(s) made in the Executive Session

RESULT:	APPROVED [UNANIMOUS]
MOVER:	Ed Wise, Councilmember
SECONDER:	Pat Sebo-Hand, Mayor Pro-Tem
AYES:	Sebo-Hand, Lester, Messick, Powell, Sartor, Wise

Purchase of 160 Smith in the amount of \$20,000.00.

XVII. ADJOURNMENT

1. Motion to adjourn at 7:23 PM

RESULT:	APPROVED [UNANIMOUS]
MOVER:	Ed Wise, Councilmember
SECONDER:	Donya Sartor, Councilmember
AYES:	Sebo-Hand, Lester, Messick, Powell, Sartor, Wise

JOY B. DAY – MAYOR

RICKY L. CLARK, JR. – CITY MANAGER