

# TOWN OF SHARPSBURG

TOWN COUNCIL MEETING  
A & O Bridges Community Center  
105 Main Street, Sharpsburg GA

November 14, 2022

## MINUTES

**6:00PM**

### **Call Council Meeting to Order**

Mayor Cole called the November 14, 2022 Council Meeting to order at 5:58 p.m.

### **Pledge of Allegiance**

Mayor Cole led all in attendance in the Pledge of Allegiance.

### **Establish Quorum**

Town Administrator Floyd Jones stated that a Quorum of Council was present.

**Those Present:** Blue Cole- Mayor; Standley D. Parten- Post 1; Alexander Edge- Post 2; Tom Teagle- Post 3; Elizabeth Good- Post 4

### **Proclamations**

There were no Proclamations.

### **Review/Approval of Minutes:**

1. **September 12, 2022 Council Meeting Minutes**
2. **September 19, 2022 Work Session Minutes**
3. **October 17, 2022 Work Session Minutes**

Council reviewed all three sets of minutes provided to it.

Councilmember Good moved to approve the September 12, September 19, and October 17, 2022 Minutes. Councilmember Teagle seconded the motion. The motion passed unanimously.

### **Public Hearing:**

1. **Transfer Alcohol License- Poonam Investment, Incorporated**

Town Administrator Jones asked that the Transfer of Alcohol License be considered first due to a timeframe matter. Council agreed to the request.

Town Administrator Jones introduced Ms. Poonam Samnani to Council and stated she was taking over the convenience store at the intersection of Highway 54 and Highway 154. He stated Ms. Samnani had already applied for the transfer of alcohol license, that she had a clear criminal history record, but that her application was still under review by the State of Georgia. He

recommended approval of the transfer of alcohol license pending approval by the State of Georgia. Mr. Jones further requested Council to waive all fees except for the administrative fee due to the proximity of end of year. He stated there was precedence for waiving the fees and that, based on precedence, it would be appropriate to waive the fees as requested. Mayor Cole agreed with the recommendation stating it would prevent Ms. Samnani from making double payments for alcohol licenses in November and December.

Mayor Cole opened the floor for Public Hearing. No one spoke in favor of or in opposition to the matter. Mayor Cole closed Public Hearing.

Councilmember Good moved to approve the Transfer of an Alcohol License, to waive all fees except for the administrative fee, and for approval to be contingent upon registration with the State of Georgia. Councilmember Parten seconded the motion. The motion passed unanimously.

## **New Business:**

### **1. LOST Mediation Agreement**

Mayor Cole briefed Council on the results of the Local Option Sales Tax (LOST) Mediation. He explained on October 17, 2022 Coweta County and its municipalities met to discuss LOST proceeds. He stated that the agreement only needed to be approved by Coweta County and the City of Newnan- so while the Town of Sharpsburg were not signatories to the agreement it was engaged in the discussion. He explained that most of the discussion regarding reallocation of funds. He stated this reallocation occurs every ten (10) years and that this agreement was an effort to find common ground. Mayor Cole stated that the allocations for the Town of Sharpsburg is that it will remain at .320 percent for the next two years and then the percent will drop to .260 percent for the remaining years. He wished the town would have received a higher percentage, but he stated that while the percentage amount dropped the economic growth will provide more available funds- meaning the town would still likely receive more LOST income than in previous years. He clarified that while the slice will be smaller the pie will be larger. He emphasized that this agreement is as equitable as possible- especially when it is understood that Sharpsburg is not even a required signatory of the agreement.

Mayor Cole stated that the town's Special Purpose Local Option Sales Tax (SPLOST) percentage remains at .26 percent as it has been since the past seven years.

Attorney Sears recommended that Council approve the LOST Agreement since the agreement included SPLOST revenue although the SPLOST revenues will not become applicable unless SPLOST is approved by the voters in 2023. Mr. Sears stated that all the municipalities except for Senoia and Palmetto took percentage losses. Mr. Sears explained that all jurisdictions will remain with the same percentage in years one and two- but years three through ten will show the changes for all jurisdictions. Mr. Sears stated that the current LOST distribution ends at the close of December 2022, but the new negotiations resume LOST distributions starting January 2023.

Mayor Cole stated the town will have to adjust its budget for Fiscal Year 2025. He added that LOST funds apply to operations and maintenance. Mr. Sears stated that LOST is provided to help with millage rate rollbacks and that in recent years Sharpsburg has adopted full millage rate rollbacks. He added that LOST funds can be used for operations.

Councilmember Parten moved to authorize the mayor to sign the LOST Mediation Agreement. Councilmember Edge seconded the motion. The motion passed unanimously.

### **2. October 2022 Budget Review**

Town Administrator Jones briefed Council on the October 2022 Budget. He stated that Revenue Budget remains strong since during October the town exceeded over 100% of its projected revenue. He added that the town's expenses are at 60% for the year. He attributed the healthy budget to ongoing conservative monetary practices. Mr. Jones further mentioned that the 2023 Town Budget would be provided for the first reading at the December Council meeting.

Councilmember Teagle asked if the projected Fiscal Year 2023 budget included additional funds for code enforcement and municipal court expenses. Mr. Jones stated he had increase both line items.

Mayor Cole stated that the budget would include increases to personnel by splitting one position into two and did increase funds for code enforcement and municipal court funds. Mayor Cole added that the projected budget will also include costs for lawn care and right of way cuttings. Mr. Jones added that there are projected costs for cleaning due to the number of events being held at the Community Center.

Council did not vote or provide direction on this matter.

### **3. ADA Sidewalks**

Mayor Cole briefed Council on the findings regarding ADA compliance for the sidewalks. Mayor Cole stated at the last meeting Mr. Bridges came to the Council meeting and made a request to review the town's sidewalks to see if they conform to the Americans with Disabilities Act (ADA) requirements. He stated that the town reached out to Safebuilt to look at the sidewalks, and in doing so Safebuilt identified seven locations and gave pictures. He stated he spoke to Attorney Sears about Safebuilt's findings to determine what steps the town needs to take. He stated that there will need to be a discussion with Mr. Bridges since the right of way goes right up to his buildings- meaning any effort will involve having to discuss the matter with him. Town Administrator Jones added that Safebuilt had provided an email basically stating this work was outside of their purview and they recommended an engineer be consulted. Council reviewed the provided pictures and commented on them.

Attorney Sears stated there is an agreement on record allowing Mr. Bridges to leave awnings over the sidewalk, and so if they are found to be in violation of ADA requirements then it would be up to Mr. Bridges to take them down. Councilmember Edge stated he did not think there would be an issue in fixing the town's problems, if any.

Attorney Sears stated that the sidewalks were ADA compliant since they were GDOT approved. He stated that the sidewalks are grandfathered unless the town goes in and starts making changes. Mr. Sears stated that the project was approved in 2016, but someone mentioned that the sidewalk project was approved in either 2006 or 2007. He added that he has a copy of the approved plans. He stated that this matter was a part of the litigation with Mr. Bridges and Mr. Bridges was paid \$100,000 to settle the litigation. Mr. Sears stated that Mr. Bridges concerns appear to be a part of maintenance issues. He suggested that if this matter goes into the town's right-of-way, then the town could just go in, pull up the bricks, and pave it sidewalk. It all is a matter of the right of way.

Mayor Cole summarized that this needs to start with determining the right of way. Mr. Sears stated this appeared to be more about maintenance issues. The issue was the maintenance would have to be determined by who owns the property or on right-of-way. Mr. Sears stated this would be a maintenance issue but not necessarily an ADA issue.

Mayor Cole stated the town would find someone who is able to provide additional information on the ADA matter.

Council decided not to act on this matter until additional information could be provided. Council did not vote on this matter.

### **4. 2023 Public Meeting Calendar**

Town Administrator Jones presented Council with the 2023 Public Meeting Calendar. He also mentioned the December 5, 2022 Council Meeting would have to be delayed to accommodate the upcoming runoff Election. Council agreed to move its December 5, 2022 meeting to December 12, 2022. It was also noted that the last Work Session Meeting was scheduled for December 19, 2022.

Council agreed to reschedule the next Council meeting from December 5 to December 12, but it did not vote on this matter.

### **Old Business:**

## 1. 39 Main Street- Home Inspection

Mayor Cole stated that both he and Councilmember Parten will talk with the Beckom family in the coming weeks and, once that conversation is held, quotes will be obtained on the next steps based on the conversation with the family.

Council did not vote or provide direction on this matter.

## 2. Back Parking Lot Update

Mayor Cole stated the work on the back parking lot is almost complete with additional paving and striping to be concluded in the following weeks. He stated that parts of the fence will be reinstalled once the parking lot is completed, and that additional discussion for more fencing would have to be had and considered by Council. Mayor Cole stated that the issue is not to provide security from the premises, but rather to provide a visual barrier with a fence. Councilmember Teagle suggested a roughcut fence would be appropriate. Councilmember Edge added that the fence should be wooden and not chain link. It was noted that bids would be sought after it was determined what fencing is placed after the parking lot is completed.

Mayor Cole stated that the playground and how it is placed will require insight from Council. He explained that the paving work revealed that there was not as much room for the playground as first believed since the slope was not right and since the parking lot extended further than was first understood. He stated that there would have to be some contingency planning for the playground and that there are options that will give a better idea of where what equipment could be placed. Mayor Cole stated that a member from Crossroads Church came by and had some suggestions, and he was appreciative that the church was willing to work with the town and be a community partner. He concluded he was open to any ideas.

Mayor Cole stated the town has received a quote for Indian River Rock to dress up the ditch. He said another option is to plant plants in the ditch, but those plants would have to be annuals since the roots should not be able to reach into the drainage. He said there would have to be discussions on what needs to be planted and maintained- especially in the area close to the railroad tracks. Mayor Cole stated that eventually there will be pine straw or sod laid but there will not be bare dirt.

Council did not vote or provide direction on this matter.

### Public Comments:

**Joint Police Force:** Ms. Garlington asked if the status of the discussion in a workshop meeting about the joint police force with the Town of Turin. Councilmember Edge stated he had spoken to a councilmember from Turin and Turin did not have any such plans.

Mayor Cole mentioned he had heard rumors that the work on the roundabout at the intersection of Highway 16 and Highway 54 had been delayed due to another redesign. He said he had spoken to Senator Matt Brass about the roundabout, but since this is back to redesign there is little that can be done to advance the work quicker.

### Polling of Council:

**Councilmember Teagle:** Councilmember Teagle stated that the interior and exterior work at the Library and Community Center would likely begin next week. He also asked about the status of ordering holiday banners. There was some discussion on how the existing banners would be hung on poles along Main Street and Terrentine Road.

### Administrator's Minutes:

**Squirrels at Library:** Town Administrator Jones stated the Town's Librarian Angie Moore reported there are squirrels in the library's attic. He stated he had a pest control company inspect the library and there was evidence of squirrels in the attic. He stated that the pest control company provided a quote of approximately \$800 to seal the attic and humanely remove the squirrels. He stated he would obtain additional quotes for the removal of the squirrels and sealing of the attic.



Councilmember Edge moved to authorize the Town Administrator to spend up to \$1,000 for the removal of the squirrels and sealing of the attic. Councilmember Parten seconded the motion. The motion passed unanimously.

**Mayor's Updates:**

There were no updates.

**Executive Session:**

There was no Executive Session.

**Adjournment:**

Councilmember Parten moved to adjourn the November 14, 2022 Council meeting. Councilmember Teagle seconded the motion. The motion passed unanimously.

The November 14, 2022 Council meeting adjourned at 7:02 p.m.

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Floyd L. Jones, Town Administrator

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Blue Cole, Mayor

The foregoing minutes were duly approved at an official meeting of the Sharpsburg Town Council, in Sharpsburg, Georgia, on the twelfth day of December 2022.

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Floyd L. Jones, Town Administrator

