

CITY OF LAGRANGE, GEORGIA  
REGULAR MEETING OF THE MAYOR AND COUNCIL

May 28, 2019

Present: Mayor Jim Thornton; Council Members Willie Edmondson, Nathan Gaskin, Tom Gore, LeGree McCamey, Jim Arrington and Mark Mitchell

Also Present: City Manager Meg Kelsey; City Clerk Sue Olson; City Attorney Jeff Todd; Communications Manager Katie Van Schoor; Senior Planner Leigh Threadgill

The meeting was called to order by Mayor Thornton, the invocation was given by Rev. Cade Farris, First Baptist Church on the Square, and Mayor Thornton led the Pledge of Allegiance to the Flag.

On a motion by Mr. McCamey seconded by Mr. Gaskin, Council unanimously approved the minutes of the regular Council meeting held on May 14, 2019.

On a motion by Mr. Edmondson seconded by Mr. McCamey, Council voted unanimously to call for a public hearing on June 11, 2019 to gain citizen input on the 2019-2020 City Budget.

On a motion by Mr. Gore seconded by Mr. McCamey Council voted unanimously to approve the following ordinance contingent upon receiving all signatures for the Notice of Conditional Zoning within two weeks:

**AN ORDINANCE**

AN ORDINANCE OF THE MAYOR AND COUNCIL OF THE CITY OF LAGRANGE TO AMEND THE CODE OF THE CITY; TO AMEND THE ZONING MAP AND ORDINANCES OF THE CITY SO AS TO RECLASSIFY WITH CERTAIN CONDITIONS THE USE ZONE OF REAL ESTATE LOCATED ADJACENT TO HILLS AND DALES FARM ROAD AND OWNED BY SYNOVUS TRUST COMPANY, N.A. AS SUCCESSOR TRUSTEE FOR ALICE HAND CALLAWAY, ET AL., AND SYNOVUS TRUST COMPANY, N.A. IN ITS CAPACITY AS SUCCESSOR TRUSTEE OF THE TRUST CREATED UNDER THE WILL OF FULLER E. CALLAWAY, JR. FOR THE BENEFIT OF CHARLES D. HUDSON, JR., ET AL.; TO REPEAL CONFLICTING ORDINANCES; TO FIX AN EFFECTIVE; AND FOR OTHER PURPOSES.

THE MAYOR AND COUNCIL OF THE CITY OF LAGRANGE, GEORGIA HEREBY  
ORDAIN AS FOLLOWS:

**SECTION 1:**

That the zoning map and ordinances of the City of LaGrange be amended so as to re-classify as C-1 (neighborhood commercial district) the following described real estate, to wit:

All that tract or parcel of land located in Land Lots 112 and 113 of the 6<sup>th</sup> Land District of Troup County, Georgia, containing 14.103 acres, more or less, and more particularly described on the plat of survey attached hereto as Exhibit "A" and the legal description attached hereto as Exhibit "B," each of which is incorporated herewith for the purposes of a more complete description.

**SECTION 2:**

Pursuant to the police power of the City of LaGrange, the Mayor and Council hereby impose and establish certain conditions as a requirement for the rezoning of the property referenced above in Section 1. The following conditions are imposed for the protection or benefit of neighboring landowners in order to ameliorate the effects of rezoning this property to C-1 and shall apply to any development to occur on said property, to wit:

- a) Exterior materials shall be constructed or clad in either stone, wood, stucco, brick or hardiplank (vinyl may be incorporated around the soffit, gables, eaves and window area for trim). No exterior veneers or facades may be constructed of vinyl or aluminum.
- b) Roof materials shall be asphalt, fiberglass shingle, cedar, slate or standing seam metal.
- c) All utilities shall be underground.
- d) Sidewalks shall be provided throughout the development for interior pedestrian circulation and connection to the sidewalk on Hills and Dales Farm Road.

**SECTION 3:**

All ordinances or parts of ordinances in conflict with this ordinance are hereby repealed.

**SECTION 4:**

All parts, portions, sections, paragraphs, sentences, clauses, and phrases of this Ordinance are each hereby declared to be severable from each other and if any such part, portion, section, paragraph, sentence, clause or phrase of this Ordinance shall be declared unconstitutional or otherwise invalid by a court of competent jurisdiction, such invalidity shall not affect any remaining parts, portions, sections, paragraphs, sentences, clauses or phrases thereof and the Mayor and Council of the City of LaGrange hereby declare that had they known that any such provision was or would be invalid, they would not have adopted that portion or part of the Ordinance but would have nevertheless adopted the remaining portions thereof.

**SECTION 5:**

This ordinance, after adoption by the Council and upon approval by the Mayor, shall become effective immediately.

INTRODUCED AND FIRST READING \_\_\_\_\_ May 14, 2019

SECOND READING AND ADOPTED \_\_\_\_\_ May 28, 2019

SUBMITTED TO MAYOR AND APPROVED \_\_\_\_\_ May 28, 2019

BY: /s/ James C. Thornton, Mayor

ATTEST: /s/ Sue Olson, City Clerk

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On a motion by Mr. McCamey seconded by Mr. Edmondson Council voted unanimously to approve the following ordinance contingent upon receiving all signatures for the Notice of Conditional Zoning within two weeks:

## AN ORDINANCE

AN ORDINANCE OF THE MAYOR AND COUNCIL OF THE CITY OF LAGRANGE TO AMEND THE CODE OF THE CITY; TO AMEND THE ZONING MAP AND ORDINANCES OF THE CITY SO AS TO RECLASSIFY WITH CERTAIN CONDITIONS THE USE ZONE OF REAL ESTATE LOCATED ON PEGASUS PARKWAY AT ORCHARD HILL ROAD AND OWNED BY SOUTHPOINT REALTY GROUP, LLC; TO REPEAL CONFLICTING ORDINANCES; TO FIX AN EFFECTIVE DATE; AND FOR OTHER PURPOSES.

THE MAYOR AND COUNCIL OF THE CITY OF LAGRANGE, GEORGIA HEREBY ORDAIN AS FOLLOWS:

### **SECTION 1:**

That the zoning map and ordinances of the City of LaGrange be amended so as to re-classify as R-3 (residential district) with the conditions outlined herein below the following described real estate, to wit:

All that tract or parcel of land lying and being in Land Lot 205 of the 6<sup>th</sup> Land District of Troup County, Georgia, containing 31.9829 acres, more or less, and more particularly shown as “Tract 2A-F” on that plat of survey entitled “Re-zoning Drawing for Southpoint Realty Group LLC” prepared by B. Shawn Gray, Georgia Registered Land Surveyor Number: 2879, dated September 10, 2018, a true and correct reduced copy of which is attached hereto as Exhibit “A” and incorporated herewith for the purpose of a more complete description.

### **SECTION 2:**

Pursuant to the police power of the City of LaGrange, the Mayor and Council hereby impose and establish certain conditions as a requirement for the rezoning of the property referenced above in Section 1. The following conditions are imposed for the protection or benefit of neighboring landowners in order to ameliorate the effects of rezoning this property to R-3 and shall apply to any development to occur on said property, to wit:

- a) Exterior materials shall be constructed of or clad in either stone, wood, stucco, brick or hardiplank (vinyl may be incorporated around the soffit, gables, eaves and window area for trim). No exterior veneers or facades may be constructed of vinyl or aluminum.
- b) Roof materials shall be asphalt, fiberglass shingle, cedar, slate or standing seam metal.
- c) All utilities shall be underground.
- d) At least five percent (5%) of the project area shall be reserved and provided as public/community open space to include a children’s playground.
- e) Sidewalks shall be provided for safe pedestrian circulation within the development and shall provide connection to Orchard Hill Road.

### **SECTION 3:**

Pursuant to the police power of the City of LaGrange, and as required by City Code Section 25-35-62(9) and (10), the Mayor and Council hereby impose and establish further conditions as a requirement for the rezoning as referenced above in Section 1, said conditions being more fully

set forth on the site plan attached hereto as **Exhibit “B.”** More specifically, the following information as set forth in the site plan are conditions as a requirement for the rezoning as referenced herein, to wit:

- d. Boundaries of the subject property, all existing and proposed streets, including right-of-way and street pavement widths, buildings, water courses, parking and loading areas, building setbacks, buffers, landscape strips, green space areas to be retained, and other physical characteristics of the property and proposed development as shown on said exhibit.

**SECTION 4:**

All ordinances or parts of ordinances in conflict with this ordinance are hereby repealed.

**SECTION 5:**

All parts, portions, sections, paragraphs, sentences, clauses, and phrases of this Ordinance are each hereby declared to be severable from each other and if any such part, portion, section, paragraph, sentence, clause or phrase of this Ordinance shall be declared unconstitutional or otherwise invalid by a court of competent jurisdiction, such invalidity shall not affect any remaining parts, portions, sections, paragraphs, sentences, clauses or phrases thereof and the Mayor and Council of the City of LaGrange hereby declare that had they known that any such provision was or would be invalid, they would not have adopted that portion or part of the Ordinance but would have nevertheless adopted the remaining portions thereof.

**SECTION 6:**

This ordinance, after adoption by the Council and upon approval by the Mayor, shall become effective immediately.

INTRODUCED AND FIRST READING \_\_\_\_\_ May 14, 2019 \_\_\_\_\_

SECOND READING AND ADOPTED \_\_\_\_\_ May 28, 2019 \_\_\_\_\_

SUBMITTED TO MAYOR AND APPROVED \_\_\_\_\_ May 28, 2019 \_\_\_\_\_

BY: /s/ James C. Thornton, Mayor

ATTEST: /s/ Sue Olson, City Clerk

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On a motion by Mr. Gaskin seconded by Mr. McCamey, Council voted unanimously to reschedule the July 9, 2019 regular Work Session and Council Meeting to July 11, 2019.

On a motion by Mr. Edmondson seconded by Mr. McCamey, Council voted to instruct staff to prepare the necessary ordinances to raise the salary for the Mayor and Council Members by \$200 per month and to raise the retirement by \$15 per month. Council Members Mitchell and Gore opposed the recommendation and the vote passed 4–2.

In good news closing comments, Ms. Van Schoor showed a video featuring improvements to Jones Street Park and the recent demolition to the concession building. The video gave an overview of all of the improvements going on in the Bell Line community.

There was no other business and the meeting was adjourned by Mayor Thornton.

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Mayor

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City Clerk