

OFFICIAL MINUTES
COMMISSION OF THE CITY OF BRUNSWICK,
GEORGIA
REGULAR MEETING
8:30 A.M., NOVEMBER 7, 2001

PRESENT: His Honor Mayor Bradford S. Brown, Commissioners
Roosevelt
"" Lawrence, Harold E. Jennings, Jonathan Williams and Doris A.
Davis.

INVOCATION: Commissioner Harold E. Jennings gave the invocation.

PLEDGE OF ALLEGIANCE: The Pledge of Allegiance was recited by
everyone in attendance.

MINUTES: Rescheduled meeting of October 10, 2001 and the regular
meeting of October 17, 2001.

Commissioner Lawrence made a motion and Commissioner Jennings
seconded the
motion approving the rescheduled Commission meeting of October
10, 2001 and
the Regular Commission meeting of October 17, 2001. The motion
passed.

REZONING APPLICATION (S):

Accept application to rezone the Mary Miller Travel Building,
located at 2217
Gloucester Street, from Office Commercial to Local Commercial,
for Carol
,--, Dumas to operate a furniture restoration business.

William "Bill" Brown representing William Brown Realty stated that
he had an
opportunity to bring a business from St. Simons Island over to
Brunswick.

Restoring an old home that is slightly out of the Historical
District. He mentioned

that the owners of the business would like to move in the old May
Miller Travel

location and live in the home. In order to do that it would
require a rezoning from

OC Office Commercial to LC local Commercial. Mr. Brown felt that
the rezoning

would be appropriate to the zoning in the immediate area.

Carol Dumas stated that they looked long and hard struggling
trying to find a place

to relocate their business. She pointed out that their restoration
business would be

operated by Mr. and Mrs. Dumas. Mrs. Dumas once lived in a
historic home in

New England. She mentioned that letters were written by two people who lived in their neighborhood on St. Simons where they performed their crafts. Their neighbors did not object.

She stated that the neighbors around the old Mary Miller Travel building was ----- campaigned and no one objected to the use of the property. The concern she felt was more of what would happen to the property if it remains empty and not productive. Mrs. Dumus mentioned she felt well received by everyone who owned property in that area. She spoke about a friend who wrote a very nice letter and was concerned about noise. In the letter it was stated that a buzz of the saw is not comparison to the decibel levels generated by vehicle traffic and sirens on Gloucester Street and besides the sweet sounds of renewals of renovation should be warmly embraced and encouraged. She stated that the property was perfect for them as a retirement future.

Mayor Brown announced that this is the first public hearing and opened up the floor to anyone present who would like to make a comment for or against this particular rezoning.

Ann Harland North stated that the old Mary Miller Travel Building was the home she grew up in and lived behind the property. Mrs. Harland stated that her family owned all of that property. She did not object to the proposed rezoning and hoped that it would be approved.

Ernest Craft stated that he was representing Jerry Spencer who is currently the president of the Old town Preservation Association and could not be present because of his work schedule. Mr. Craft mentioned that Mr. Spencer authorized him to make the following statement: Old Town Preservation Association feels that the zoning change is in keeping with our overall objective even though the building is outside of our jurisdiction, Old Town. We would still like to see you considered for the rezoning in a positive manner.

Janet Powers and husband Paul Stanton stated that they own the Gallery downtown on Newcastle Street and spent a lot of time and energy trying to make it a viable business and bring some culture and art in downtown. They basically improved the elements downtown and they felt that their business would enhance downtown Brunswick with good crafts and artwork, which would be good for this City.

Kitty Gutierrez stated that she lives on St. Simons and has known the Dumas's for about a year. She mentioned that she just wanted to support them because they are very fine people who do excellent work that will benefit Brunswick.

Commissioner Lawrence asked the Dumas's if they were going to move their business from the Island to Brunswick and place it in a historical home?

Carol Dumas stated that the Mary Miller Travel building was probably built anywhere from 1900 to 1920. She pointed out that the original craftsman house is inside of a block commercial addition where the travel business was installed and

the front porch was removed around 1966 according to the assessors' records. She stated that the bulk of their business would be in the concrete block section and the office would be in the house and if time permits the house would be restored at a later date. She mentioned that the house is very nice and intact. Parking is at the rear of the building and the entrance is separate from the commercial front door. The square footage of the home is greater than the house they occupy now.

Mrs. Dumas spoke about the type of work she and Mr. Dumas will perform somewhat of an artist. She pointed out that their work is not threatened, but something that enhances their life style. She stated that this type of business is less intrusive to the neighborhood than the office that existed there before because they had a staff and walk in traffic. Their business is almost a wholesale client base company right now and they hope to expand into the retail sales.

Mayor Brown pointed out that it was a drawing of the property and house under tab 1.

Commissioner Lawrence asked the City Attorney to explain the difference between a commercial zoning and a residential zoning and the difference of the zoning the Dumas's is applying for and the current zoning of the property.

The City Attorney explained that the current house is zoned office commercial, which fits in with the master plan in that area. The business would also fit in with the commercial master plan the difference being that they can actually work on furniture in a way that they would not be able to do so if the property remains office commercial. That's why a zoning change is required for working on furniture.

Mayor Brown asked the City Manager if an antique shop could be placed in the building under the office commercial zoning right now.

The City Attorney stated that he was not sure if they could sell antique furniture under the current zoning. In order to repair furniture the zoning would have to be changed to Local Commercial.

Carolyn Siegers representing Glynn County Planning and Zoning stated that she was fulfilling the duties of the Zoning Administrator. She presented the following statement of findings and fact: there are major points that are generally considered in making a recommendation for a rezoning based on Georgia Case. Law.

1. What are the zoning proposal that will permit a use that is suitable in view of the use and development of adjacent and nearby property in the OC Office Commercial and R9 Residential Districts? In which both of these districts are adjacent to the property.

2. Whether the zoning proposal would adversely affect the existing use or usability of property described in the application would not have an adverse effect on existing use or usability of the adjacent property as currently zoned. The proposed zoning classification of LC Local Commercial allows many uses which could have an adverse effect on existing use or usability of the adjacent property as currently zoned.

3. Whether the property to be affected by the zoning proposal has a reasonable economic use as currently zoned.

4. Whether the zoning proposal will result in a use, which will or could

cause an excessive or burdensome use of existing streets,
transportation
facilities, utilities, or schools. The proposed use of the
property, as
described in there zoning application, does not describe a use
which will
or could cause an excessive or burdensome use of existing
streets,
transportation facilities, utilities, or schools. While the
proposed zoning
classification could include a use which would cause an excessive
or
burdensome use of existing streets, it is unlikely given the
limited size
of property.

5. Whether the zoning proposal is in conformity with the policy and
intent
of the Comprehensive Land Use Plan. The future land use map
identifies this area as commercial

6. Whether there are other existing or changing conditions
affecting the
use and development of the property, which give supporting
grounds for
approval or disapproval.

The proposed renovation and use of the existing historic residence would be beneficial to the immediate area in view of bringing a vacant building into active use and good repair.

Commissioner Lawrence asked if the conditions would be restricted to the type of furniture business that is in operation. He next asked if a car dealership could be placed in that Local Commercial zone.

The City Attorney pointed out that the zoning should be based on the type of business in that area.

Commissioner Williams mentioned that most of this concerns and questions were answered by the Zoning Administrator.

Commissioner Jennings welcomed Mr. and Mrs. Dumas to Brunswick. He pointed out that Brunswick is attracting more businesses near the downtown area. He stated that the City need to specify exactly what type of furniture restoration business would occupy the old Mary Miller Travel building.

Commissioner Davis stated that she would like it specified because it was close by her area. She stated that the kind of furniture business that would be placed there would not cause any problems.

Commissioner Lawrence asked if there would be any delivery trucks going to this type of business.

Mrs. Dumas stated that they get deliveries from two trucks a year. The trucks that deliver are not bigger than a boxed van.

Commissioner Lawrence stated that his only concern was to make sure all the stones are turned just to be aware that the business will not be receiving items by tractor-trailer trucks.

Mrs. Dumas explained that there is an alley behind the property and that is one thing that makes the property and that is one thing that makes the property attractive. The front door of the property is actually the back door and the bulk of

the business would be at the rear of the property. She stated that they use a small trailer to transport and deliver for people who are residential clients. They never do a whole load of furniture at once the biggest piece of furniture may be a chest of drawers or something of that nature.

Commissioner Lawrence stated that the size of the delivery trucks should be identified up front so that the City would not experience any problems.

Mr. Dumas mentioned that the largest delivery that they have would be a lumber truck from Jacksonville or Lang Planning Mill or something like that. The truck is a fiat bed tractor no trailers and it come out on a regular basis, but not often at all. HE stated that they stock up well when the trucks deliver. It is very un-intrusive; it is not noisy and a lot of people will not be running in and out of the business. The customers are mostly decorators and Sea Island residents.

The City Attorney asked if there would be any exterior storage.

Mrs. Dumas stated no not right now. She pointed out that if they do it would be a totally enclosed garage, which would be an asset to the house.

Commissioner Williams congratulated Mr. and Mrs. Dumas for selecting the City as a place to do business. He stated that the City is looking forward to getting people to move to the downtown area. He told the Dumas's that he hoped their stay in Brunswick would be a pleasant one and thanked them.

Mayor Brown stated that this is the first public hearing and no approval would be made today. A second public hearing will be held and everyone would be given an opportunity to make a statement.

Mrs. Dumas thanked the Commission for their support. She stated that they would love to be downtown and that they had been trying since January.

The City Attorney thanked the County staff for working on the rezoning.
DELEGATION (S~:

Dale Broussard, Manager of Adelphia Cable, to update Franchise Agreement.

Dale Broussard congratulated the winners and the candidates who did not win. Mr. Broussard reported on the changes in the channel line up and the changes in the mega hertz system. He pointed out that they came into some problems with the electric power poles and must get permission from the power company. He mentioned that there would be a rate adjustment in 2002, but not on basic services, and Interact services will be offered to Brunswick residents.

Commissioner Lawrence asked specific questions concerning service calls received from City residents.

Mr. Broussard stated that the cable company is working on speeding up the response on service calls and installation of cable.

Commissioner Davis stated that cable cost is very low in this area compared to other cities.

Commissioner Williams asked questions concerning service calls. Why do the caller always get a busy signal when a call is made for emergency services and the operator offers to call again for \$.90. He pointed out that it is very difficult to get

to a cable representative when a problem occurs with the cable.

Mr. Broussard stated that the cable company in the near future would have someone to handle all customer service calls.

Commissioner Jennings suggested that the cable company place some type of recording on the line to alert callers when a wind storm knocks the cable out
out
assuring the callers that the problem is being taken care of at the time they call.

Mr. Broussard pointed out that he does not believe in having answering machines
machines
or voice mail, just people to answer service calls.

APPROVALS:

1. Bid recommendation on purchasing a 2002 Tahoe Special Law Enforcement package for the Police Department with a 2000 LLEBG Grant.

The following bid was received to purchase a vehicle for the Police Department:

Vendor	Comments	Total
Dan Vaden Chevrolet 121 Altama Conn. Brunswick, GA 31525	Delivery - 60 days	* \$23,963.03
Nalley 178 Altama Conn. Brunswick, GA 31525	GMC Does Not Make "NO BID" The Police Package	
Bill Heard Chevrolet 3615 Manchester Express Columbus, GA 31909	Delivery - 90 days	\$23,974.00

The City Manager recommended the low bid of Dan Vaden Chevrolet.

Commissioner Jennings made the motion and Commissioner Lawrence seconded the motion to accept the low bid of Dan Vaden Chevrolet in the amount \$23,963.03. The motion passed.

2. Consider approving the attached 2002 Alcoholic Beverage License Renewals.

The following year 2002 alcoholic beverage license renewals were submitted and approved by the Chief of Police and City Manager. On motion of Commissioner Lawrence and seconded by Commissioner Davis the license renewals were unanimously granted.

To Retail Package Including Distilled Spirits For Consumption off Premises:

Bobbie E. Lee at Dixville Package Store, 1509 ½ London Street;

Phillip E. Bluestein at the Grogg Shoppe, 1701 Norwich Street;

To Retail Consumption, Dealers Including Distilled Spirits:

Sandra L. Webb at Bamboo Lounge II, Inc., 2717-R Glynn Avenue;

Alfredo Jaime at El Potro Mexican Restaurant, 3460 Cypress Mill Road;

Louis N. Dyer, Jr. at Golden Isles Cruise Lines, Inc., 1701 Newcastle Street;

Barbara and Peter G. Archibald at P. G. Archibald's Inc., d/b/a P.G. Archibald's at

Brunswick, 1618 Newcastle Street;

Paul L. Marshall at Veterans of Foreign War Post #2588, 2120 Davis
Street

To Retail Package Dealer Beer and Wine:

Dale W. Cardwell at Eckerd Drugs # 439, 3487 Cypress Mill Road;

Michelle St. Clair at Eckerd Drugs # 2341, 1945 Glynn Avenue;

To Retail Consumption Dealers, Beer Only:

Dennis J. Sullivan at King & Prince Seafood Corporation, 1 King & Prince Blvd.;

To Wholesale Dealers including Beer and Wine:

F. S. Drawdy at Sheffield Distributing Co., Inc., 2129 Line Street;

3. Joe Conville and Jack Lissner, Contractors, asking approval to temporarily place a construction trailer on building site in Riverside Subdivision.

Joe Conville appeared before the Commission to request approval to temporarily place a trailer on property for bad weather and meetings with contractors on Riverside Drive until March 1, 2002.

Commissioner Jennings made a motion and Commissioner Davis seconded the motion approving placing a construction trailer temporarily on Riverside Drive until March 1, 2002. The motion passed.

DISCUSSION (S):

Re-scheduling January 2, 2002 meeting due to the holidays.

Commissioner Jennings suggested that the elected officials select a date to be sworn in after the upcoming run-off election. He congratulated the candidates who were re-elected.

Commissioner Davis made a motion and Commissioner Jennings seconded the motion to reschedule the January 2, 2002 meeting to January 9, 2002 at 8:30 a.m. and to hold the swearing in of elected officials at the rescheduled meeting of December 12, 2001 at 8:30 a.m. The motion passed.

CITY MANAGERS ITEM (S):

Results of the Brunswick Stew Cook-Off Contest held in Richmond, Virginia.

The City Manager reported that he attended the Brunswick Stew Cook-Off in

Virginia and served as a judge. He stated that the City of Brunswick did not come in first, but won second place. The entry was made for the City of Brunswick by Bluebird Restaurant.

Commissioner Williams recommended that the City give a token of appreciation to Blue Bird Restaurant for representing the City of Brunswick and winning second place.

Commissioner Williams made the motion and Commissioner Davis seconded the motion to recognize the second place Brunswick Stew Cook-Off winner Blue Bird Restaurant at the next meeting and present a plaque. The motion passed.

UPDATE S:

1. Howard Coffin Park Pool update.

The City Manager reported that he is still looking for resources to help fund the pool at Howard Coffin Park. He stated that there are many citizens who are interested in making a contribution.

He stated that the City Recreation Director and The Community Development Director are currently looking for grant resources so that the City would have a pool by the summer. The cost for the pool is \$225,000.00 to \$250,000.00.

Commissioner Lawrence mentioned that he would like the City to have an Olympic size pool. The City Manager stated that he would look into having that size pool.

2. Security Overall

The City Manager reported that he asked the Chief of Police to come up with security plans for the inside of City Hall. He pointed out that cameras are already outside the building and cameras would be installed inside the building.

Entry points for the third floor would be placed in Human Resources and persons would have to be escorted in and out of the building. Keys would be given to Commissioners to come in and out of City Hall. All Police Officers in City Hall will have security monitors on their desk.

Commissioner Jennings requested that the City Manager look for grants to purchase metal detectors. Commissioner Jennings pointed out that the public should not know about City Hall security. He felt that this discussion should take place in private.

The City Attorney stated that this matter couldn't be discussed in an Executive Session.

COMMISSIONER LAWRENCE'S ITEM (S):

Discuss Trash Ordinance.

Commissioner Lawrence stated that he had three or four major concerns. He - mentioned that citizens are cleaning their yards and placing the yard trash to be picked up. It has been brought to his attention that citizens are being asked to pay for their trash that is piled up in front of their residence.

The Director of Public Works explained that the City Ordinance requires that the residents must pay for piles of trash to be picked up.

Commissioner Lawrence pointed out that residents place trash outside of their home and it is not picked up on a weekly basis by Public Works. He stated if the

trash is being picked up on a weekly basis then the trash would not accumulate to such a big pile. He mentioned if the trash were picked up regularly other residents would not place trash upon piles that already exist.

The Public Works Director stated that he would look into the problem and check to make sure that the trash is being picked up on a weekly basis.

Commissioner Lawrence mentioned that limbs are not being picked up on a weekly basis.

The City Manager reported that there are cases in the City where landscapers are placing trash in alleys and on the streets this includes yard debris.

Following a discussion the Public Works Director was instructed to find a way to inform residents about trash and garbage services. Help senior citizen with their garbage and trash problems by placing something in the ordinance. Speed up the process of cleaning up areas that have old appliances and trash within 10 to 12 days. Come up with a solution for disposing used tires.

Commissioner Williams made a motion and Commissioner Jennings seconded the motion to adjourn the meeting.

MEETING ADJOURNED.

/s/ Bradford S. Brown
Mayor

Attest:/s/Georgian E. Marion
City Clerk