

CITY OF BROOKLET

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Joe Grooms III, Mayor  
Bradley Anderson, Mayor Pro-Term  
Nicky Gwinnett, Councilman  
Rebecca Kelly, Councilwoman  
James Harrison, Councilman  
Johnathan Graham, Councilman

City Attorney  
Hugh Hunter

City Clerk  
Lori Phillips

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**CITY COUNCIL  
MEETING  
&  
PUBLIC HEARING  
JULY 20, 2023  
7:00 pm  
MINUTES**

**1. PLANNING & ZONING PUBLIC HEARING ITEMS(S):**

**1. APPLICATION RZ 2023-009:**

G3 Ventures LLC. submitted an application to rezone from an R-1 (Single-Family Residential) zoning district to a C-2 (General Commercial) zoning district to be used as a rental property on the 0.25 acres. The property is located at 320 North Cromley Road.

The Planning Commission recommends approval of the rezoning application proposing a motion that if this property goes to an office or some type of commercial business, the off-street parking be provided necessary for this and gets a fair opportunity to be looked at.

**Discussion from the Mayor and City Council.**

Councilman Gwinnett recused himself due to this request being his personal.

**Discussion and questions from the Public who have requested to speak.**

Dave Bircher lives at 318 N Crowley Rd. the house on the right side of 320 N Cromley Rd. He was at the planning and zoning meeting and he has talked to

several people on the committee already at the end of the meeting they were requiring them to do something in writing to explain these questions they have and as he talked to several of the council about this, it never happened. Mr. Bircher feels like it is a little bit of a slap in the face as he explained, as well as a little dishonesty from that committee. Mr. Bircher is the main spokesman of his neighborhood and they stand behind him. They invited the mayor to a little meeting here only a few days ago with our legal people as well to kind of see where we need to ask and what we need to be doing on this. Mr. Bircher stated, "this was a very devious act by the zoning committee, and since they have not answered what they said they would give us, my first question would be to this committee that this should happen. It sounds like even from our mayor who is trying to catch up on this. There are a lot of questions that really need to be answered about this, like, when and how it would be if the committee decided to be commercial. Mr. Bircher feels like it is going to be residential right now, and feels it is not necessary right now to vote on until such time there is a plan.

Clerk Phillips stated that she was present at the P & Z meeting and the commission made the motion to recommend approval of the rezoning request proposing that if this property is rented as an office or some type of commercial business, the parking be considered and gets a fair opportunity to be investigated, so there is no off-street parking allowed because of the safety concern on that road and that road being very narrow. The neighborhood residents want to be sure that the parking will not become an issue if this property goes commercial.

Councilwoman Kelly asked, "Can you be commercial and residential? Don't you have to be one or the other?"

Mayor Pro-Tem Anderson stated that he asked Attorney Hunter that question and as he understands it, whenever a change of zoning is requested, it then becomes that zoning and you live by those rules and if it is commercial, it can only be commercial.

Attorney Hunter stated, "Under the ordinance, the way it is drafted presently, that is true."

Mayor Pro-Tem Anderson, "So for example, whenever the city did its master plan in zoning, somewhere in the early 2000s, the city of Brooklet assigned zoning to properties, at that point in time, you do not have to follow, as I understand it, for example, let's use the C-2 if you have a C-2 which requires a buffer between you and your neighbor when the city assigned that zoning, that property may not have that buffer and doesn't have to have that buffer, because it would be grandfathered, however, if I request that it be changed to C-2, I then have to comply with C-2 and after reading the zoning ordinance, I didn't see where you can be both residential and commercial. So, if they want to rent it as residential, you are better off withdrawing the application and letting it stay residential until

you are ready to become commercial. One of the things that concerned me with the planning and zoning committee was that there was some level of guidance for discussion about parking when we have an ordinance that addresses the parking, so I think our planning and zoning committee needs to study up on our own zoning ordinances, but that is my interpretation.”

Mr. Bircher's wife stated, “There was also a question about the barrier wall right beside the property they are trying to turn into commercial, we are right beside the barrier wall, that day that we asked the planning commission about the barrier, whether it is shrubbery or whether it is a fence or what, it may not be what it was going to be, they said that is new commercial only. We read that ordinance very thoroughly and it says nowhere in there that there needs to be a new commercial, only with the barrier wall.”

Mr. Bircher stated, “that it specifically says when it changes into commercial, that barrier wall has to apply.”

Mrs. Bircher stated, “If it goes commercial, we are asking for some sort of barrier wall to go from our house to this house, being residential to commercial.”

Mayor Grooms stated, “Mr. Bircher, when I spoke to you, I was confused. I did not know that we were speaking of this property when we were on the telephone because I was thinking about the other property and now, I understand more about what we were speaking of. I had kind of idea, but I did not know about this, unfortunately, so I apologize now I understand quite clearly.”

Mr. Bircher replied, “And that is okay. My question is, since we brought up the barrier wall, in the ordinance, it must be 10 feet from my property line and currently, there is a building sitting four feet from my property line. This is one of the reasons why, at the zoning meeting, as well as now, we are asking for what is the plan. The plan is, is that the building would have to be either moved or torn down. There is a ton of questions. The other questions are, like you guys brought up parking, this is a 960 square-foot building, which under the ordinance, basically only allows four cars and there are only four rooms in the house. So, we are talking, at least if you had three employees, that only leaves one room. There are no zoning rules as far as handicapped parking spaces, but the state and the federal government require commercial property to be handicapped accessible, which would also require one parking spot to be deemed handicapped, now we are down to three. How many people are we going to put in a business that is only going to be allowed three parking? I mean, to be no disrespect to anyone here, I really respect Nickey very well and his family have known him for over 25 years. The question here is, is this even feasible possible? The other question is, is this committee and the zoning of the building that sits right beside 320, which is a Barbershop, and I am here again, not trying to get anyone in trouble, I have seen as many as eight cars parked there, in a building that has less square footage than the one we are talking about. These rules were created by this committee and the City of Brooklet. The concern that the

neighborhood has is, if we are going to expand commercial, it should be more than the fact that we are going to require you to honor the rules that are set, I have explained and have talked to the mayor and several others, even Nicky as well, yes, I mean some of the rules need to be change, but if we are not here today to do that. We are here today to go by, what is here. The border wall that is there, if you go by your residential regulations, can only be 4 feet or must be 6 feet from the house where the fence would have to be. If it is zoned commercial and residential, that would mean that the fence must be 10 feet off my property, which would put it less than 4 feet from the house. Therefore, it could not meet either zoning rules or regulations on it. This is the reason why we are more concerned about the planning of what is going on here than anything else. There seems to be no plan if it is deemed right now to stay residential, as I think we've all heard that he needs to stay residential until there is a plan or a desire to make it commercial, and then we can readdress it.

Councilwoman Kelly received an email from Vonda Newman, who lives across the street from 320 North Cromley Road, she is not present because her daughter had surgery and she asked her if she would share the information with the mayor and council. Ms. Newman stated in her email the following, "Section 7.3 about parking spaces, drainage constructions, etcetera. and it does say in the ordinance, that you must have at least one handicap parking space that is concrete or asphalt. She is also concerned about off-street parking because it is such a dangerous road. She is also concerned that, if we make it into commercial, then you do not have any latitude for the next person who wants to be commercial, it is just going to keep going down and then you have ruined the residential part of the neighborhood."

Councilwoman Kelley stated, "If you enter that property from Hwy. 80, and exited from Hwy. 80, that would at least front Hwy. 80 and you say commercial and leave crawling residential, I understand that feeling too because I would want the same thing. But anyway, I wanted to share her concerns because she could not be her."

Per Mayor Pro-Tem Anderson, "Mr. Bircher, I completely understand in terms of where you at. I think we as a city, I really do believe we need to have some level of master planning, because in fairness, up and down Hwy. 80, you are going to have commercial development and I think as we grow, you are going to have that. One of the problems with our city is most of our city lots, especially those older city lots are extremely small, so they are never going to meet those setbacks or those requirements of the newer zoning requirements that were put in place in the early 2000s. So I mean I guess I do understand both sides there that we really do need some sort of master plan that really talks about what are we going to do long-term zoning because we're going to be faced with this in the next five to seven years and I know most of those lots that front on Hwy. 80 are extremely small and they're going to incorporate other lots behind them as they change but I want to acknowledge I'm sensitive to that and I do understand that."



Per Mr. Bircher, "And that is the reason why the main thing to me is that there should not be a vote tonight. None of us have an idea of what he wants to do. We are not so much against what Nicky would bring, and he has been a City Councilman, he has brought many, many nice things and done many nice things for Brooklet, but I also have a business in Savannah and deal with, you know, committees in Savannah, none of this would even be taking place without a written plan and I am wondering why we are not doing that. I understand we are a smaller community, but the community is more knowledgeable about what we need in order to be doing things. This should not even be voted on tonight because even by all of you, nobody knows what we are dealing with and we are not trying to shoot him down, we are just trying to say, what can we hold you to? There is a pollution, it could be a gas station in five years. There is a pollution thing here. We do not know; it could be a restaurant. We do not know anything, there are no restrictions at all. We are basically giving, not Nicky per se, anyone that would step behind this, and look to see what we did here today, to want to do it again. We give them an open slate. No town does that and I do not understand why this committee hasn't even thought of this at this point, so my disappointment in the fact is, why haven't we asked for this already? So that way the people and the committee would be able to know what is going on. Thank you."

Per Councilwoman Kelley, "The only thing I would say is, if you want to be residential for now, then wait till you figure out all this other stuff and decide to be commercial and then bring it back and do it then."

Mayor Grooms asked, "Mrs. Gwinnett, a written plan, because actually, well, just like what Councilwoman Kelley was saying, that right now it can still be used as a rental as far as residential."

Mrs. Gwinnett replied, "I do not have a problem with that. I was really hoping the other one would come up first."

Mayor Grooms stated, "It is further down in the meeting, but it and I am like Mr. Bircher, give us something and we can go from there, so what would be the best thing, Mayor Pro-Tem? Just to table it currently?"

Mayor Pro-Tem replied, "I do not know if we can table it. I think Brad's opinion, but Brad's opinion is what I Mrs. Gwinnett say, is, we want to use it for two purposes initially, but I understand you are..."

Mrs. Gwinnett stated, "No, not two purposes."

Mayor Pro-Tem Anderson replied, "Well I think either or, I think that is what was in the application, either residential or commercial, and I do not think we are

capable of that. What is your pleasure? At this point do you want to use it as a residential rental? Would that be your preference?"

Mrs. Gwinnett stated, "Right now, there is no other choice but that."

Per Councilman Anderson, "Then I think if that is the case, then we as Council need to vote on, what you say we need to..."

Per Attorney Hunter, "Or allow them to withdraw their application because they can't bring it back up for six months."

Per Mrs. Gwinnett, "Well, I would really rather Nicky make his decision on that than me, because you know, he's the..."

Per Councilman Anderson, "that vote is coming, it is item# 13.b., so between now and that time, why don't you do a sidebar with Mr. Gwinnett and say, hey, listen, what is your plan, at that point in time? Then, before the vote, I think we could allow her to either withdraw my zoning request, and that way you are able to do that or if that is not what you want to do, then we can vote on it. Is council okay with that?"

Council agreed.

Per Mayor Pro-Tem, "I think that is fair and reasonable."

Mayor Grooms asked, "So we are going to hold it at this time?"

Mayor Pro-Tem replied, "We are going to leave it in place, she's going to get with Nicky between now and that point."

**Motion to Close the Public Hearing and go into the Regular Session.**

**Motion to Approve**

**MOTION:** Brad Anderson

**SECOND:** Johnathan Graham

**AYES:** Rebecca Kelly, Brad Anderson, James Harrison, and Johnathan Graham

**NAYES:** None

**Motion carried 4-0**

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1. **Call to order and welcome - Mayor Grooms, III**
    - a. Invocation was at the beginning of the Public Hearing.
  2. **Pledge of Allegiance to the United States Flag - Mayor Grooms, III**

3. **Consideration of a Motion to Approve or Amend the Agenda**  
**Motion to Amend the Agenda to add under Old Business Item# 13.G. which will be to approve the amended FY23 Budget.**

**MOTION:** Brad Anderson

**SECOND:** Johnathan Graham

**AYES:** Rebecca Kelly, Brad Anderson, James Harrison, Nicky Gwinnett,  
and Johnathan Graham

**NAYES:** None

**Motion carried 5-0**

4. **Consideration of a Motion to Approve the Consent Agenda**

a. RCR Services Invoice# 3004 in the amount of \$3,379.55 for replacing the wheel seal on the Sanitation Truck

b. Review of a quote received from Core & Main for a 3" C2 Omni Chamber in the amount of \$1,190.00

**Motion to Approve**

**MOTION:** Nicky Gwinnett

**SECOND:** Brad Anderson

**AYES:** Rebecca Kelly, Brad Anderson, James Harrison, Nicky Gwinnett,  
and Johnathan Graham

**NAYES:** None

**Motion carried 5-0**

5. **Consideration of a Motion to Approve the Minutes of the following City Council Meetings:**

a. June 8, 2023 Work Session

b. June 15, 2023 City Council Meeting

c. June 27, 2023 Called Meeting

**Motion to Table**

**MOTION:** Nicky Gwinnett

**SECOND:** Brad Anderson

**AYES:** Rebecca Kelly, Brad Anderson, James Harrison, Nicky Gwinnett,  
and Johnathan Graham

**NAYES:** None

**Motion carried 5-0**

6. **Consideration of a Motion to Approve the June Financial Reports as presented:**

Mayor Pro-Tem Anderson reminded the council that taxes do not come in until December, so step lightly with your purchases.

**Motion to Approve**

**MOTION:** Brad Anderson

**SECOND:** Rebecca Kelly

**AYES:** Rebecca Kelly, Brad Anderson, James Harrison, Nicky Gwinnett,  
and Johnathan Graham

**NAYES:** None

**Motion carried 5-0**

**7. Recognition of guest**

- a. Report from City Engineer, Wesley Parker – Projects Update  
Per Wesley Parker, “The main update we have today is the well project 8-inch well. We have been waiting on EPD to review it and they have reviewed it and they issued four or five comments that were easily answered so we then resubmitted it back to EPD, now we are waiting on them to approve it and then we can send it out for bids. The approval could take up to a month. We need to begin the design from the well to the water tank and the line needs to be upsized because it will be increasing high pressure around the well. Regarding the North Cromley Road project, there has been no change since my last report, same thing with Gin Lane. The Brooklet to Statesboro Sewer Project, Matt Morrison will give more detail about that when he talks to you about the IGA that has been signed by the city of Statesboro. The next step would be to, on Matt’s, to start working on the easements. I know that Attorney Hunter said from a legal perspective or point of view, we must have plats, labeled descriptions, and a written agreement filed at the courthouse and we cannot do that now until we have a design to show where it is going to be.
- b. Report from City Consultant, Matthew Morris – Water/Sewer Project  
Mr. Morris will be reporting under item 13.c. of the agenda.

**8. Recognition of guests who signed in to speak**

**9. Reports from committee members**

- a. **Mayor Pro-Tem Anderson**  
Per Mayor Pro-Tem Anderson, “I had the opportunity to meet with a few of the residents in Leefield Preserve. After, listening to the comments and concerns, I followed up with Clerk Phillips with the number of concerns that came out of the neighborhood, specifically, the drainage in the front area and there is a desire by the neighborhood or the residents in that neighborhood, to clean the sewer pipes out, and dig the dirt out. The rock used to be in front of the actual sewer pipe to sort of serve as a filter. Their request is obviously based on the dirt in the pipe, is obviously we go back to that approach. The back part, where there are three easement areas where drainage from that subdivision rolls back and obviously goes into a low, low-lying area at the back of that property. In short, their concern is, all those drainage areas have grown up. I think Councilman Gwinnett went out and looked at it or had his staff go out and look at it and I think in that, his comment was we did not have the equipment to do what needed to be



done. My proposal to the Council is there are several people who have equipment that we can contract with. It is extremely grown up. I tried to walk down through the area. There really is no walking down through the area. If we annex that property in the city, obviously we need to service that property since it's in the city, so my proposal to the Council would be that we obtain estimates to get somebody to clean out two things, clean out the three drains areas in the back of the neighborhood, but then also shovel out the dirt in the in the front drainage pipe and then put the put the riff raft back in front of the drainage pipe, that is what I propose. The other thing is, whenever the hydro dig is working, and hopefully, it will work again if you will take and dig out the ditch so that it tapers on down, I think you will get decent drainage there and the residents of the neighborhood would get a little more service. I think it is a simple fix for the neighborhood. I really do, and I think we can probably get the back drains cleared out for not a significant amount of money, but I think it is the right thing to do for the neighborhood.

Patrick Couch, a resident of Leefield Preserve stated, "the part that is raised up is from the dirt that passed through and it is built up right at that high part. It used to free flow and now there is a stoppage because of all that dirt from the construction down the road and let alone, our neighborhoods are newly developed, and there is not a lot of grass there to prevent erosion, but it prevents a blockage where it did use to freely flow and as for the riff-raff, a lot of it that was it is also buried, you could possibly add a little bit more because there was not enough there, to begin with."

Per Mayor Pro-Tem Anderson, "The second thing, I had one more resident who reached out to me, whom I indicated I'll bring it before the council and council knows this gentleman, Russell Davis, he used to be a council member, I advised Russell to follow the process, but Russell has inherited his mother's property, in short, he is deeply concerned about the setbacks and I think, it goes back to some of the other comments that we had on and rules that apply to old lots, the new setbacks on houses push it back way on back, and so it would sit significantly behind the other homes if he builds a new one in that area. I told him and assured him, number one, I'm not a legal advisor, but my advice to you is this, come before the council, ask for a variance on the setback so that it conforms to the other houses in that neighborhood and so, I assured him I was going to mention it to council and that we would take and if council is ok that advice, I'm not approving it, I'm not saying we're going to approve it, but he needs to follow the process. I think that process will help him and I told him that we as the Council would be reasonable with that."

**b. Councilman Gwinnett**

Per Councilman Gwinnett, "The biggest thing we got into this week was the water problem here at City Hall. First District Resa had a bad water leak and we had to cut off both buildings due to them both being on one tap. We had to re-tap city hall and we got finished about 7:38 Monday night and all went well except for Resa's meter leaking and now we must replace their meter, but that's kind of normal around here. So other than that, we are moving along, still waiting on equipment to get repaired. We still have three pieces down so we still cannot pick up limbs, but please don't call in any work orders for picking up limbs, we already know that we're very behind but until the mechanics can get the parts to fix this stuff, there's nothing we can do about it because we have no backup equipment."

**c. Councilwoman Kelly**

Per Councilwoman Kelly, "Well we thought we were getting the last door installed Monday or Tuesday and we were excited to move in but they never showed up. Chief has done a really good job of making the repairs around the doors, but you know, once we got the doors put in, they had sections that needed to be fixed and painted. I have been working on the shrubbery out front of city hall. We talked about roads that needed to be repaired at the last work session and I have my list." I have had all the Phone calls about the trash pickup and we should not have to pay for stuff that is not happening, I have tried to explain that you are not paying for yard trash pickup yet, but one of the suggestions I have is, using the community service workers, they can use the rakes and load the debris in a truck or trailer and let one of the public work employees drive while they are picking up. It is an idea. Another question was, why are we not mowing the side of the roads, I do not know the answer to that. I know we do not have the piece of equipment that mows the side of the ditch, but I do not know about the other part."

**d. Councilman Harrison**

Per Councilman Harrison, "Nicky and I met about the trees in front of the Ball field and I will start working on getting a couple of quotes for trimming them or taking them down for safety reasons and I will have that ready for the next council meeting."

**e. Councilman Graham**

Councilman Graham passed out a work order document showing completed and uncompleted work orders and the process.

**10. Report from Police Chief**

**a. Gary M. Roberts**

Per Chief Roberts, "We're just waiting to move and waiting for the door come in. When the heat goes, so does the call for service, which have almost doubled from last month. A lot of that is trespassing calls. Also, I'd

like to remind the citizens that there is a no soliciting ordinance in Brooklet. If somebody comes knocking on the door, give us a call. We would be glad to come and visit them and find them out what they're up to.

**11. Report from the Safety Coordinator**

a. Jim Stanoff

Per Jim Stanoff, "the generator application grant application was submitted early 2020, it is still in the hands of FEMA, there is no progress. The current safety grant for 2023 will be submitted by the end of the month, as soon as we get a few more items from public works. The state asked me to remind everybody about this heat, please be careful with pets and children in your vehicles. The temperature in that vehicle goes right up. So please remember that one other item, if you are out shopping or running to Lowe's or what have, and you are getting pressurized cans of some kind, whether it be household or for working, those are very dangerous when left in extreme heat. One last thing at Cone and East Lane, you can now see again where the cross ties were from the old railroad all the way through the intersection so you may make a note of that, I would appreciate it."

**12. New Business**

- a. Motion to approve the resignation of Planning and Zoning Chairman, Bill Griffith, effective July 13, 2023.
- b. Motion to approve the resignation of Planning and Zoning Commissioner, Greg Schlierf, effective August 8, 2023.
- c. Motion to approve the resignation of Planning and Zoning Vice Chairman, Jim Stanoff, effective July 17, 2023.

**Motion to Approve**

**MOTION:** Rebecca Kelly

**SECOND:** Brad Anderson

**AYES:** Rebecca Kelly, Brad Anderson, James Harrison, Nicky Gwinnett, and Johnathan Graham

**NAYES:** None

**Motion carried 5-0**

**13. Old Business**

- a. **Tabled from June City Council Meeting** - APPLICATION RZ 2023-006: G3 Ventures LLC. submitted an application to rezone from the R-1 (single-family residential) zoning district to the C-2 (General Commercial) zoning district to allow for a cabinet business on the 0.65 acres. The property is located at 407 North Cromley Road.

The Planning and Zoning Commission recommends approval of the zoning request.



- a.1. **Motion to Approve or deny the recommendation from the Planning and Zoning Commission for Application RZ2023-006.**  
Per Mayor Pro-Tem Anderson, “I make the motion to Deny for three reasons, first, a motion to approve would conflict with what our attorney's advice had been. The zoning of that piece of property, which is proposed to be commercial is completely surrounded by residential properties. Finally, after much discussion, we truly need to vote on it, if I understand, Mr. Hunter, I think there is a potential claim out there that the property owner wants to establish some rights under the non-conforming use component of our ordinances. That is a completely separate issue, so the council has to vote on the zoning piece As I understand it.”

**MOTION:** Brad Anderson

**SECOND:** Rebecca Kelly

**AYES:**

**NAYES:**

**RECUSED:**

**Motion carried**

**Motion on the floor.**

**Discussion:**

Per Sandra Gwinnett, “I am a property owner and a resident of Brooklet for 28 years and these are my words, not Mr. Gwinnett's, I would just like to say I know that minds are already made up to deny the rezoning request for 407 and 320 Cromley Rd. I know from experience from being fined for moving into the house we previously lived in, to attempts to force us to pay for services that we did not want and being issued a remodel permit for the house we live in now and a month later, getting a stop work order. All of which were dropped because the town was legally proven wrong. You cannot use zoning to cause financial hardship. You cannot force someone to pay for a service they do not want. You cannot issue someone a building permit and accept their money for it, knowing their intentions for that permit. Then, after spending a fortune toward those intentions' months later, tell them they can't do it. I would suggest someone approve the use of the property before issuing and accepting payment for a permit, then months later after the money has been invested, tell them they cannot do it. I understand if 320 is denied, no permit has been issued and I know there is disapproval from surrounding property owners, unlike 407, a building permit was issued on January 30th, 2023 six months ago. A lot of money and time was invested in doing exactly what everyone knew the permit was issued for. Also, no objections from surrounding property owners only objections from some who are not impacted by this in any way based on their personal opinions. Rather than facts. Thank you, mayor, and council.”

Per Mayor Pro-Tem Andreson, "I was going to say I am an investor. I completely understand, I will say this, that piece of property and that rezone request is a pretty clear, when you look at it. If we allow that to happen, I think it is pretty clear that it's spot zoning, which has been..."

Per Sandra Gwinnett, "I have already stated that I knew it would be denied. I didn't expect any different."

Per Mayor Pro-Tem Andreson, "Yes ma'am. I am concerned about the legal issues for Brooklet."

Per Sandra Gwinnett, "You have no, let me hush."

Per Mayor Pro-Tem Anderson, "Yes ma'am, thank you."

Per Mayor Grooms, "Anyone else on the council? Now is the time to speak."

Per Dave Bircher, "Is there any chance I can speak to what we just discussed?"

Per Mayor Pro-Tem Anderson, "I think, she was next and then, yes."

Per Dave Bircher, "Ok, I do apologize. I thought you were getting ready to vote."

Per Becky Hodges, "I am not going to stand up, I kind of give out of breath when I do. As Sandra mentioned, I am sure that your minds are already made up on this."

Per Sandra Gwinnett, "You want me to read it?"

Per Becky Hodges, "Yes."

Per Sandra Gwinnett, reading for Becky Hodges, "I want you to step back a minute and put yourself in Nikki's shoes. He started helping our step dad build cabinets in 1971 at the young age of 12, in the very same location that this zoning request is about. He worked, listened, and learned everything he could about building cabinets. In 1985, an opportunity presented itself for him to purchase the old Shaw Grain Building on Hwy. 80, he renovated it and it became kitchen crafts to make a long story short, he started that business from the ground up, and through many trials and tribulations, it became very successful. Both of his children came to work in the family business. In 2016, he gave the business and the property to his children so they could avoid the headache of dealing with an estate. It was agreed that things would continue as they were until he



was ready to retire. However, they both walked out around May of 2022, neither caring for their jobs to be finished or employees to get paid. Nikki was left there to make sure those things were handled. In June of 2022, Andrew dissolved the corporation. So, the company Nicky built, no longer existed. In November 2022, Nikki went to work one morning to find that he was locked out, and had no access to anything. How was he supposed to make a living? His only recourse was to go back to where it started all those years ago and try to start over, and now some people do not want commercial zoning for a property that has always been a cabinet shop. Imagine if you found yourself in a similar situation. How would you feel? Most people have no idea how much this town means to Nikki, and I personally feel that he goes above and beyond his duty as a councilman by devoting his personal time helping public works. He is probably one of the few council members who was born and raised here and worked here all his life.

Per Becky Hodges, "He is not using that property for anything other than what it has always been. I grew up in that shop, I worked in that shop myself. To deny this request, I think it's wrong."

Per Sandra Gwinnett, "and it's never not been used. It's never been abandoned. It's never sat empty."

Per Becky Hodges, "It's never been."

Per Sandra Gwinnett, "It's never been anything else. It's never been ruthless."

Per Becky Hodges, "How can you have a residential property with no running water, no bathroom, facilities? How was it even zoned residential?"

Per Sandra Gwinnett, "When the zoning was done, the property owners had no say so, no input, so they did it with their magic marker based on their opinion."

Per Becky Hodges, "It's always been a cabinet shop."

Per Councilwoman Kelly, "I have a question, so somebody needs to clarify. Are these not two separate issues? Is one issue whether or not you're going to rezone it too commercial? That is one issue which seems to be spot zoning, but the other issue is, is it grandfathered in, and so it is two different issues. You know, you might meet one, you might not meet the other, and I think we are kind of convoluting them together. We are going to have to do one and then the other is the way I am understanding it."

Per Attorney Hunter, “they are two separate issues, and what she’s arguing for is the non-conforming use issue that would need to be applied for and go through the procedural process under your ordinance and it may be that, that carries today, or it may not, depending on the evidence, but it’s a separate issue from the rezoning issue.”

Per Councilwoman Kelly, “So it could be that your answer is no, you can’t be zoned commercial, but the answer could be, but it might be grandfathered in for the non-conforming use issue. But it is just two separate issues, so it is not like it is that clear at least it isn’t to me.”

Per Becky Hodges, “Well my thing is, that’s his life legally, because the other was taken away from him.”

Per Sandra Gwinnett, “legally stolen.”

Per Attorney Hunter, “So y’all are not voting to deny the non-conforming use request because that’s not even before you yet, it hasn’t gotten that far. Y’all are being asked to grant or deny the rezoning request.”

Per Mayor Grooms, “And I will personally tell you that I know the man that, that works in our city and he loves this place and he goes far well beyond what a council member should do. I know that because I talked to him on a regular basis about what is happening with the tractors and so I mean, I want to say, my heart breaks for what has happened. I must pass it to the council. That is their decision. I am the one who throws the tennis ball out and watches it go over the net back and forth. But I do, I appreciate everything that Nikki has done for this town and is doing for this town and done when my father was here sitting in the same seat where I am right now, so I want y’all to know that comes out of my mouth. There is one thing that I can say, I wish I could tell you yes and we can just be finished with this but I do not vote.”

Per David Bircher, “I would just like to address, that Nicky has been a very wonderful person. We’ve all agreed he is a very wonderful person. I also feel very sorry for this and hope that that place can be worked out. I just want to stress not only to the family, also well as to Nicky as well, that the neighborhood problem is not so much of the commercial, it is the process that we are working on here. As I looked at even that application, there’s a lack of knowledge for, as I’m speaking for the neighborhood now. So we are on the side that we do not want to see Nicky hurt. We do not want to see Nicky fail and as a neighborhood feel very sorry for the things that have happened to him and would like to see Nicky succeed. Our issue just as we said before, is on the other property. There has been no outline of what and how this is going to look. This and the reason we say this as a neighborhood, it is going to affect us a year, two years, and five years down the road, whether it is our property values, pollution control,

handicaps, or parking, these are all issues that really need to be addressed long before even the neighborhood would not even agree or disagree, even at that time, but we have nothing to go by. So, we are only asking.”

Per Sandra Gwinnett, “We withdraw both the zoning requests and y’all can shove it.” (*Mrs. Gwinnett exited the council chambers*)

Per David Bircher, “Well, I am trying to help you.”

Per Sandra Gwinnett, “Yeah, everybody in here is trying to help me.”

Per Mayor Pro-Tem Anderson, “I was going to say, to address your concerns, I think the council as a whole understands that the concerns you’re bringing and actually Item F, I think you may get some level of satisfaction or at least a hint that there is going to be some level of review and change moving forward.”

Per David Bircher, “I am thankful for that. I just don’t want the people, and ma’am, you too, as I know Nicky loves this town. We’re not asking for the fact of this to be shot down so quickly and so fast, but we are asking the fact is there has been no outline of what’s going to happen to this property.”

Per Becky Hodges, “It is going to be a cabinet shop.”

Per David Bircher, “Like I said, all I am trying to do is follow the process.”

Per Rodger Guerrero, “That intersection is extremely dangerous. That piece of property is smaller than 205 South Croley, which is my home. If you see a cabinet shop, that’s smaller than my piece of property and seeing semis coming in and out of that corner with, you know, school getting out, it’s just going to be even more dangerous. There is no traffic light there. How is he going to get equipment moving in and out of that piece of property, half an acre makes no sense.”

Per Becky Hodges, “For 407?”

Per Rodger Guerrero, “From what I can see, it is half an acre, .65 acres. How are you going to get trucks and equipment delivered, materials delivered?”

Per Mayor Pro-Tem Anderson, “Alright, I call the question, and I think it is time to vote.”

Per Mayor Grooms, “Where are we going?”

Per Mayor Pro-Tem Anderson, "We got a first, we got a second."

Per Attorney Hunter, "Well, did she say something about withdrawing both of them?"

Per Councilman Graham, "She did say that."

Per Mayor Pro-Tem Anderson, "I think it is a motion on the table. I think we need to vote, so."

Per Attorney Hunter, "Well, okay."

Per Councilman Harrison, "I second."

Per Mayor Pro-Tem Anderson, "Okay we got a second, all those in favor?"

Per Councilwoman Kelly, "Okay, tell us what the motion is."

Per Mayor Pro-Tem Anderson, "the motion was to deny going from residential to commercial for 407."

Per Mayor Grooms, "Councilman Graham, how do you vote?"

Per Councilman Graham, "I support the motion, yes."

Mayor Grooms, "Pro-Tem?"

Per Mayor Pro-Tem Anderson, "I make the motion, and the motion was to deny."

Councilwoman Kelly, "motion to deny."

Councilman Harrison, "motion to deny."

Per Mayor Grooms, "All in favor, motion carries."

Per Becky Hodges, "So now can they apply for non-conforming use?"

Per Mayor Grooms, "Yes, that is correct."

Per Mayor Pro-Tem Anderson, "Okay, B."

Per Councilman Graham, "Well didn't she just ask to pull that one out?"



Per Mayor Pro-Tem Anderson, "For the organization of the meeting, we just need to vote on it."

Per Mayor Grooms, "Yeah, we need to go through this because it's on the agenda."

**b. Motion to Approve or deny the recommendation from the Planning and Zoning Commission for Application RZ2023-009.**

**Motion to Deny**

**MOTION:** Rebecca Kelly

**SECOND:** Brad Anderson

**AYES:** Rebecca Kelly, Brad Anderson, James Harrison, and Johnathan Graham

**NAYES:** None

**RECUSED:** Councilman Gwinnett

**Motion carried 4-0**

**c. Discussion and Consideration of a Motion to approve a proposed Intergovernmental Agreement regarding Wastewater Treatment between the City of Brooklet and the City of Statesboro.**

Per Matthew Morris, City Consultant, stated, "Statesboro has agreed to the IGA, and hopefully you will agree with it tonight. Attorney Hunter, Councilman Gwinnett, and I had a conversation with Statesboro and we revised the language, thanks to Attorney Hunter, it made it much more clear as to when the payments are made, how much less your financial ramifications, all of which have been calculated into the cost estimates that we've seen in the past, those have been updated and it looks quite promising as we move forward with the IGA. I think the next steps are we need to establish that easement and I believe that would be along my shoulders or whistling, whatever you decide, but with the easement through Bulloch County, should that end up being an area we cannot go through, then we will find another route."

Per Mayor Grooms, "I hope we do not have to find another route. I believe that some things can be worked out once I think we sit down and ask some simple questions and maybe some simple answers. But everything that we had went through that we were working on is in the IGA as we want it, which turns out to be quite well, better, better than expected. Council, does anybody have a question for Matthew?"

Per Councilman Graham, "So when you speak of an easement, is that the path that it's going to take to get there?"

Per Matt Morris, "That is correct."



Per Councilman Graham, "So wouldn't this hit a sore subject that was prior to when I came onto City Council?"

Per Mayor Grooms, "We already have a written agreement with Roy Thompson that said that he would be willing to work with us and there was no problem with that. I think there is some, well it is just hearsay, here say does not change anything. That is something we are going to work on. I think it is just some bad communication. Really. That is what I am hoping for."

Per Mayor Pro-Tem Anderson, "What kind of timeline are you needing?"

Per Matt Morris, "Well you have already started to encumber some of the funds, that really is the thresh hole for the federal monies, you must encumber them. You would like to encumber all your grant money prior to December of 2024 and I think we are probably getting close to the point where once the easement is flushed out at that point we finalize the cost estimate, go to the bond market for your bond. At that point, you have encumbered your money. So now if you wanted to close that bond this year, you would need to make decisions by the end of August early September to have that bond closed out, so you are going to look at closing that first quarter of 24 is where I am thinking that will fall. So, you close your bond early 24, you would go to bid probably April of 24 for this project and at that point you have done everything you need to do to use your grant funds and your sewer system would be under construction."

Per Mayor Pro-Tem Anderson, "Do you think we can get that timeline with Bulloch County?"

Councilman Gwinnett replied, "I feel like we can. I see no reason why we cannot."

Per Mayor Grooms, "And one thing too, that I would urge, there's been a lot of questions on exactly what the sewer system was going to start operating on and there are just a lot of questions being asked and I think the citizens need to know."

Per Mayor Pro-Tem Anderson, "Well, I think this fall, we need to put out a newsletter, some sort of communication that helps the public understand what we are doing. Obviously, bonds, the public is going to be a part of that process, but I think we need to give the public in advance of that. Which is why I think somewhere in the fall we need to do a newsletter update on the town, but ideally, these are the major things that are going on. The sewer project needs to be part of that, but also these road paving's, those things, to make sure they understand the broader picture."

Per Councilwoman Kelly, "When that article came out in the newspaper today, my phone started ringing because people have questions."

Per Matt Morrison, "I am sure they do. When you run the bond process, you have at least two public hearings and the bonds validated through superior court, so it is a very public process as far as how you're consuming that debt and how it's going to be used, dept is part of the funding mechanism, you can not do this without it."

Per Councilman Gwinnett, "Maybe it will go better than the walking trail did."

Per Councilman Graham, "Well, that was my concern because it's going in the same path, correct?"

Per Mayor Pro-Tem Anderson, "yes."

Per Matt Morris, "It is just another negotiation."

Per Mayor Pro-Tem Anderson, "Matt is optimistic, good."

Per Mayor Grooms, "I appreciate everything y'all have done, especially as very quickly that you have moved on it and Wesley, I so much appreciate what y'all do. It has been a lot less stressful to see the things that are going on. I mean this is not a joke, this is not something that we just come up with. The numbers are sustainable. We have already looked at and now we can get the right of way deal started and then be able to have a meeting as Pro-Tem said, so we can inform the community, that is one thing we need to do is making sure everybody can ask questions, and we have the answers to be able to do so within reason, that puts away a lot of fear."

Per Mayor Pro-Tem Anderson, "Matt, if I could, specifically, let's talk about prioritize, what do you need, you need this easement agreement and you need ideally by the end of August?"

Mat Morris replied, "We need a letter of intent as soon as possible from Bulloch County."

Attorney Hunter asked, "When will the survey be finished, Wesley?"

Per Wesley Parker, City Engineer, "They are working on it now, they know where it is going to be. I think you could as the lawyer, could probably write an agreement to say, we need to get an easement somewhere in there, but they may say, well, you need to show us exactly where you want

it and then you cannot do that until you design it, so there has to be some kind of mechanism to say, that we can go ahead with it, we are giving you assurances, we are going to give you this easement, so you can spend your money on designing it or I have seen easements written where you are granting an easement somewhere in this 100 foot.”

Per Attorney Hunter, “That’s right, but do you think they will grant an easement like that? You could do it that way, you are right, but if I was Bulloch County, I would want to know exactly where that pipe is going to be so they can plan other things within that area.”

Per Councilman Gwinnett, “That’s got a lot to do with where the walking trail was going to be.”

Per Attorney Hunter, “Matt, will that be what you will be talking to them about, about what they want and if the county attorney is going to draft an easement or if I am going to draft it? I mean, I do not care, but let them draft it if they are going to draft it.”

Per Wesley Parker, “They will probably want us to draft it.”

Per Attorney Hunter, “Okay, either one of us can do it, it is not that hard once you get the survey.”

Per Councilman Gwinnett, “Mr. Hugh, you got the IGA done without any kickback at all, they didn’t even make comments, we ought to be able to handle that.”

Per Mayor Pro-Tem Anderson, “So you and Hugh are going to work to get this letter of intent moving?”

Per Matt Morris, “I think Hugh and I can work together to get the letter of intent and in the meantime, Wesley can continue his survey work. We can use a rough schematic from Wesley as a placeholder in that easement, so I do not know what his timeline is, but yes, I would imagine by September you are done with easements.”

Per Matt Morris, “Voting on a letter of intent would be great, assuming Bulloch County would do that. I am sure they will, it seems like they will.”

Per Councilman Graham, “Does anyone know the timeline on the counties walking trail?”

Wesley Parker replied, “We do not, but based on what I have heard, because of wetlands, permits, and their long process, we would be there before then.”



Per Councilman Graham, "That's what I am saying, maybe it can help Bulloch County come along if we say we are going ahead and y'all can come right behind us, maybe that could help with the agreement and help with their process also, so you're not tracking through there with two pieces of equipment at two different times you come through there."

Per Councilman Gwinnett, "The only thing that's going to help the county is that we are going to get to clear the woods for them."

Per Councilman Graham, "That is what I am saying and maybe I am getting over my head, but yes, I'm not saying try to come to an agreement with that, but maybe say, hey, we now got two birds with one stone and they could pave, right behind us as far as the walking trail goes. "

Per Mayor Grooms, "You always tried to bring up the bright ideas."

Per Wesley Parker, "It is going to work out, I think because if we get in there before them, it is always better to be first."

Per Attorney Hunter, "So Statesboro voted Tuesday to approve the IGA that was sent to them as draft SB1. So, I did a little short resolution for y'all to pass a resolution to approve the IGA and to authorize the mayor to sign it and their mayor is out of town until next week. What we told them is assuming y'all approve it, that we can go ahead and get our mayor to sign and Lori can transport it to their mayor and get him to sign it next week and get it back, so that will be a done deal. So that is what I guess we need, would be a motion to pass a resolution approving the Intergovernmental Agreement, substantially the form is the draft, SB1, and to authorize the mayor to sign it and then when he signs it, we've got a new draft that doesn't have draft SB1, it's just a clean copy of the contract and Statesboro has given us their contact information that was left blank in there and we put that in there."

**Councilman Gwinnett made the motion to pass a resolution to approve the Intergovernmental Agreement, substantially the form is the draft, SB1, and to authorize the mayor to sign it, and then when he signs it, we have got a new draft that does not have draft SB1, it's just a clean copy of the contract and Statesboro has given us their contact information that was left blank in there and we put that in there.**

**Motion to Approve**

**MOTION:** Nicky Gwinnett

**SECOND:** James Harrison

**AYES:** Rebecca Kelly, Brad Anderson, James Harrison, Nicky Gwinnett, and Johnathan Graham

**NAYES:** None

**Motion carried 5-0**

**d. Relocation of the Brooklet Precinct for conducting the County Elections.**

Currently, the county pays \$250.00 per election to each precinct they have a contract with. The mayor and council discussed an Intergovernmental Agreement for the use of the facility and for the use of the Recreation Department. A rate was not decided tonight; however, all has agreed that county can use the building, in the meantime we will try to establish a rate and we will discuss further at the September work session.

**e. Liquor by the Package Referendum**

Per Mayor Pro-Tem Anderson, "At the work session, which is not the first time we have discussed it. We all know that based on our current tax collections, we do not have the loss that goes to Bulloch County schools, we are always going to be operating behind, and so one of the things that I think council fought whenever they made the referendum in 2021, to accommodate liquor by the drink, I think the council thought they were approving liquor by the package as well. I think that is what council thought and obviously we did not know. It is kind of like maybe that other stuff, you passed it and you do not know what you passed. So what I was going to say is, we need every stream of revenue, I think we as a body have done everything reasonably we can do to keep taxes, we have not raised taxes in four years, we have accepted the rollback rate, which I'm really pleased that we have, but our expenses are growing exponentially and we need every revenue source we can get, so in our discussion at the work session you have I think, Springfield, Rincon, you have other municipalities, Statesboro, who've opened that door and between the licenses, fees, and the alcohol taxes, another revenue stream that we don't have, and we don't end up passing that burden on to our taxpayers, so that was the was the rationale. So, in our work session, what the recommendation was, was to empower our attorney to draft the necessary documents so that we then pass that approval process on to the citizens in the next election."

**f. Zoning Ordinance Review**

Per Mayor Pro-Tem Anderson, "In short, I think couple of different things and this is, I was the one that recommended this be put on the agenda. I think a couple of different things. Obviously, when you review our ordinances, I would agree that we need better, we need more details and what's being asked of the zoning changes, but even more than that, I think the members we currently have, and Mr. Hunter, please correct any of my missed statements, if it's okay, but as I understand it, our zoning process



requires additional steps that are not necessarily required by law. One of the things that I would like for us to do is take and narrow that and make it as streamlined and as simple as it can be but also provide more detail and even better than that, I think the people that serve on any such committee as well as council, needs adequate training and understanding of number one, your own ordinances and what does that mean? We took and for example, in this particular case, I read the transcripts of both zoning hearings and some bad information was provided in both cases, some by people who were in charge of the zoning process, some by an implied level in that process and so I think in short, we need to make sure we all understand our own zoning ordinances, we need to also make sure that the people, if we're going to have that group, make recommendations, number one, they need to be recommendations that are legally solid and not going to get the city of Brooklet in trouble first, that's the first concern to me, but then the second part of that is make sure that the people understand. if I'm the homeowner next door, I understand what's coming next to me and I understand what the limitations are. I think that's a fair and reasonable process. So, what we've asked is, and we've reached out to two organizations that serve rural governments and rule cities, so to speak, to help us first review what we got, make recommendations, and then in the process, let's get the new ordinances drafted and get them approved and get them in place. I personally am not for what Bulloch County did in putting a moratorium on zoning, I don't think that's our responsibility as a government. It's what we should do, but I think we can take and crosswalk that so to speak until we get the ordinances that we, the right ordinances in place and make reasonable decisions, but I don't think we should, I think that does the citizens a disservice and I think that does the people who are investors disservice, whenever we decide that we're just going to put a moratorium on something and not do our job for a period of six months, I didn't want that, I didn't like that, so, that's my recommendation for whatever it is worth. But the attorney has agreed to help us. I think one of the assignments and let me finish that, the assignments that we all had was to go through our current zoning ordinances and anything that you just can't live without, that you think we have to have, to please bring that tonight. I will commend Becky; Becky did draft a synopsis of."

Per Councilwoman Kelly, "I just took the rules that they had in here and try to just minimally meet the rules and not, you know, you need to do it within a 60-day timeline, we need to make sure that you put the notices out, you need to make sure that you put it in the newspaper, and then I just gave steps. Until we can get a new planning and zoning board together and we get some training, to go forward, we got to have something in place to do in the meantime. So I sent it to Lori and I said, does this look workable, and as I told her, and I'll tell the rest of you, I'm not married to this, I mean it's a starting place and you can change whatever you like, but we have to some place to get started so we can have something in place to keep moving."

Per Mayor Pro-Tem Anderson, "And I think the intent is, at this point, Mr. Hunter is going to write, or the potential to redraft the ordinance so that it removes the planning and zoning committee or committee, commission, whatever it's called in there, and still meet the statutory requirements, but ultimately, it's this body that makes that decision, it's who makes that decision. So, it would still come before this body, citizens still have the ability to speak in opposition or in favor or whatever else they want to do, but I think temporarily what it would do would remove the commission that is really sort of defunct at the moment, but you still have some pieces of it. We have what, two or three committee members left?"

Per Clerk Phillips, "Two."

Per Attorney Hunter, "All right, so let me just give you a little overview, historically I think I'm remembering this right back in the 50s, the Georgia legislature passed a zoning procedural statute, that counties and cities had to comply with, and I think I'm remembering right, required that you had to have a planning commission like y'all have. So, you'll see a lot of ordinances around the state in fact a whole lot of them, would have a planning commission, and of course, the reason you might want a planning commission is you want to have people with some expertise that have training in zoning and they're familiar with your zoning ordinance and can, in turn, make recommendations to council as to what you should do in a particular zoning matter. The legislature changed that after some constitutional amendments in Georgia, so that now the law requires that you comply with these zoning procedures law and it gives you the option of having a planning commission. You can have one, and it's probably, arguably still desirable to have one, but I guess the problem in smaller places like we find ourselves in, is you have volunteer boards, and sometimes they have training, sometimes they don't, those kinds of things and so it just becomes problematic, and so you don't have to have a planning commission. Now, to comply with the minimum procedures, like in a zoning amendment, you've got to at least have a hearing, post it, advertise it, and at least have a hearing before the council, you don't have to have a hearing before a planning commission if you don't have one. So, I'm hearing you say that you want to delete the requirement for the planning commission, is that what I'm hearing or you are considering it?"

Per Mayor Pro-Tem Anderson, "In this case, we have struggled to meet those requirements for several months and I really think that we need another process that helps the people, and helps zoning request flow through the system, but you know, I guess for me, if I want somebody making a recommendation to me, #1 and I want it to be legally sound, first and the other thing is this, it needs to be based on the rules. I do not want something that's going back me in a corner that I'm going to become personally liable for something or decisions that are made from people who don't read, so want it sane. That was direct, sorry."

Per Attorney Hunter, "Well, what are the marching orders I get? I guess if you want me to draft something, what is it that you want me to draft?"

Per Mayor Pro-Tem Anderson, "I think our intent was to provide Lori, some relief on trying to hunt down and hold a planning commission for a committee that don't show half the time. So, I think the simplest thing was to delete the committee but allow the process to work for the, you know, in terms of, for those people that need the zoning process."

Per Attorney Hunter, "Okay."

Per David Bircher, "So, I agree, and I disagree with you. One of the problems we've seen is the committee not having the proper training and you touched on it yourself. If it was to turn it over to you all making that decision, what guidelines would it be required for you guys to know what you're doing and what you're talking about? So, we as citizens know that you guys understand the rules and stuff too, because your planning commission, well, if the consensus when we left that night is, it seemed like we knew more than what they did, so it would be very important that we have the confidence in the people that are making these decisions that know what these rules are. Then with Councilwoman Kelly making things shorter and easier to simple read, sometimes is a back step on that as well, because it's going to create more confusion, having somebody with the knowledge to write this stuff up so it can be easily explained, but also in depth, so we understand it, it would be very important as well."

Per Mayor Grooms, "I like the very simple language telling me straight to the point, exactly what we're supposed to be looking at because I'm planning on some zoning myself for some commercial property, and I want to make sure that we don't run into this."

Per Mayor Pro-Tem Anderson, "Mr. Hunter, is that clear enough?"

Per Attorney Hunter, "Well, I think I'm here to say draft it to comply with the zoning procedure statute that the Georgia legislature passed without the option of the planning commission."

Per Mayor Pro-Tem Anderson, "Yes sir."

Per Councilman Graham, "So it dissolves then."

Per Mayor Pro-Tem Anderson, "Until then, we're going to do a broader, more comprehensive review of our ordinances and go from there."

**g. Approval of the Amended FY23 Budget Motion to Approve**

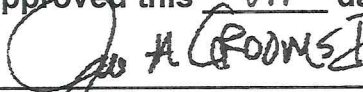
**MOTION:** Brad Anderson  
**SECOND:** Johnathan Graham  
**AYES:** Rebecca Kelly, Brad Anderson, James Harrison, Nicky Gwinnett, and Johnathan Graham  
**NAYES:** None  
**Motion carried 5-0**

**14. Consideration of a Motion to adjourn**

**Motion to Approve**

**MOTION:** Johnathan Graham  
**SECOND:** Brad Anderson  
**AYES:** Rebecca Kelly, Brad Anderson, James Harrison, Nicky Gwinnett, and Johnathan Graham  
**NAYES:** None  
**Motion carried 5-0**

Approved this 21<sup>st</sup> day of September, 2023.

  
\_\_\_\_\_  
Joe A. Grooms, III, Mayor

  
\_\_\_\_\_  
Lori Phillips, City Clerk

