

**City Council of Peachtree City**  
**Meeting Minutes**  
**Thursday, October 21, 2021**  
**6:30 p.m.**

The Mayor and Council of Peachtree City met in regular session on Thursday, October 21, 2021. Mayor Vanessa Fleisch called the meeting to order at 6:30 p.m. Others attending: Terry Ernst, Mike King, Kevin Madden, and Phil Prebor.

**Announcements, Awards, Special Recognition**

None

**Public Comment**

Leticia Lynn Biester of Tyrone, representing LLB of Fairfield and Stone Crest Preserve, asked that her statement be read into the record:

*Crabapple Lane provides the property owners of PTC a constant perpetual income stream from golf cart decal sales. Today, 40 properties purchase annual golf cart decals. There are currently 90 lots approved for building in the Stone Crest communities on Dogwood Trail. Once built out in approximately five years, annual gross potential income ranges from \$10K to \$20K for decals in the neighborhoods that can only use Crabapple for access to the PTC multi-use path system. That range is from only 25% to 90% of the properties having golf carts. With the close proximity to restaurants, shopping, and golf, I think we can all agree more than 50% of the homes will own a golf cart. At 50%, that's north of \$14K annual GPI at \$165. However, you have had discussions on raising the fringe community decal cost by at least \$50 annually. If done, GPI ranges would change to \$14K to \$26K. Closing access by golf carts to PTC on Crabapple Lane is fiscally irresponsible. Not considering the gross potential income in valuing the Crabapple in-stub is egregious. Mayor and Mr. Meeker, the stub was appraised at \$17,100. That amount does not pass the sniff test. With a projected income stream in perpetuity, that gateway sends the value of the stub upwards in the hundreds of thousands, even when factoring in path and stub maintenance. The appraiser was not given all pertinent information related to the property when asked to perform the appraisal. Mayor, do not give away a valuable income stream to the property owners of Peachtree City. Taking that action would be fiscally irresponsible. Fix the real problem—decal fees.*

Suzanne Brown expressed her concern about the legality of Dominion voting machines because they did not produce paper ballots that the voter could read. She had written to Council asking that they procure paper ballots for use in the upcoming municipal elections, but was told the County handled elections for the City. She said she contacted that office, and it replied they would do whatever the City instructed them to do. Brown asked for a hand count of all ballots in next month's City election. If there was a discrepancy between the machine count and the hand count, the City should ask the County to hire a team of professional forensic auditors and not certify the results until the audit was complete.

Jane Young also asked the City to keep Crabapple Lane open as a connection between Peachtree City and Tyrone, saying many people moved to that area with the expectation of maintaining an easy golf cart route to friends, family, and shopping in Peachtree City.

Chris Taylor also opposed the closing of Crabapple Lane to Kedron Hills. He said this was not an equitable or neighborly solution to the problem of increased traffic.

Chip Glazier addressed Council about election integrity, mentioning he heard about "shenanigans" in the 2018 mayoral race and had followed a related court case. He asked Council to review documents related to that Federal court case and said he would be glad to return to discuss the topic. He reminded citizens of the upcoming election and asked them to do their homework and choose wisely.

### **Agenda Changes**

None

### **Minutes**

King moved to approve the October 7, 2021, regular meeting and executive session minutes. Madden seconded. Motion carried unanimously.

### **Quarterly Reports**

Fleisch said she liked the new format.

### **Consent Agenda**

- 1. DOT Lighting Resolution & Agreement for SR 54/74 DLT Project**
- 2. FY2022 Fayette County Development Authority (FCDA) Contract for Services**
- 3. 2021 Safety Grant Acceptance**
- 4. Amendment to the Defined Benefit Pension Plan**

Ernst moved to approve Consent Agenda items 1-4. King seconded. Motion carried unanimously.

### **Old Agenda items**

None

### **New Agenda items**

None

### **Council/Staff Topics**

#### **Follow-up on the Proposed Administrative Variance Text Amendment**

Planning and Development Director Robin Cailloux said she wanted to provide Council with a brief reminder of what they had discussed previously before this amendment moved to the public hearing stage. There were three types of variances in the ordinance. The standard variance called for a public hearing and proof of hardship if Council did not grant the variance. The special exception variance also called for a public hearing but did not require proof of hardship. An administrative variance had some limitations and was reviewed by the City Manager, the City Planner, and at least one City Council member, but there was no public hearing.

The recommendation was to combine both the special exception and administrative variance into an administrative package in order to provide a streamlined review, but yet have oversight by Council. There would be a variance committee with all the members she previously mentioned and all the conditions would still apply. There was no removing of any requirements to get those variances.

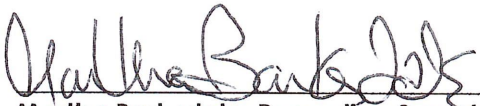
At the last Council meeting, Cailloux recalled that she had said a variance request for a side setback could fall under the administrative category, but after hearing concerns from Council and the Fire Department, they had removed that. However, a rear setback could still qualify as administrative if it was for 15 feet or less. There would be several requirements in order to qualify for review by the variance committee: obtaining the written approval of adjacent property owners and the homeowners association (HOA), if one existed, along with ensuring the addition conformed to the existing structure in terms of materials, colors, and roof pitch.

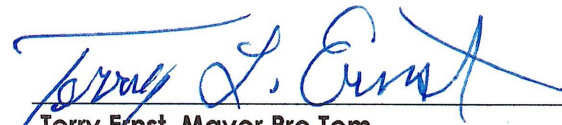
Cailloux said they would begin the public hearing process for this text amendment in late November and bring this before Council in December. She asked if Council had any questions or comments, and they did not.

King moved to adjourn to executive session at 6:45 p.m. to discuss pending or threatened litigation and the acquisition or sale of real estate. Prebor seconded. Motion carried unanimously.

King moved to reconvene in regular session at 7:02 p.m. Madden seconded. Motion carried unanimously.

There being no further business, King moved to adjourn the meeting. Ernst seconded. Motion carried unanimously. The meeting adjourned at 7:02 p.m.

  
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**Martha Barksdale, Recording Secretary**

  
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**Terry Ernst, Mayor Pro Tem**