

SUMMARY OF ACTIONS
REGULAR MEETING OF THE VALDOSTA CITY COUNCIL
5:30 P.M., THURSDAY, APRIL 11, 2013
COUNCIL CHAMBERS, CITY HALL

IN ATTENDANCE:

- | | |
|---------------------------------------|-------------------------------|
| (1) Mayor John Gayle | (5) Councilman Robert Yost |
| (2) Councilman Joseph "Sonny" Vickers | (6) Councilman Tim Carroll |
| (3) Councilman Ben Norton | (7) City Manager Larry Hanson |
| (4) Councilwoman Deidra White | (8) Attorney Tim Tanner |

ABSENT:

- (1) Councilman James Wright
- (2) Councilman Alvin Payton
- (3) City Attorney George Talley

AWARDS AND PRESENTATIONS

Conference Center Presentation: Tim Riddle, Executive Director of the James H. Rainwater Conference Center, provided an update on improvements and activities at the Conference Center.

April, 2013 Employee of the Month Award: Steve Carter, Information Technology Manager, presented the Employee of the Month Award to Calvin Graham, Information Technology Department.

APPROVAL OF MINUTES

March 21, 2013 Regular Meeting Minutes: Approved by unanimous consent (5-0) of the Council.

PUBLIC HEARINGS

Ordinance No. 2013-3 - An Ordinance for a Conditional Use Permit for a proposed expansion to an existing church-related facility in a Single-Family Residential (R-10) zoning district as requested by the Valdosta State University Wesley Foundation (File No. CU-2013-01).

Presented by – Matt Martin, Planning & Zoning Administrator – The Wesley Foundation at Valdosta State University (VSU) is requesting a Conditional Use Permit (CUP) for a proposed expansion to an existing church-related facility which consists of .55 acres located at 1601 North Patterson Street. The property contains an existing building (Wesley Foundation) consisting of a small worship space with some offices and a couple upstairs student bedrooms. The applicant is proposing to renovate the existing building and construct a new building in the rear yard area consisting of 12 student bedrooms along with a new gathering/social space. Staff found the request consistent with the Comprehensive Plan and the Conditional Use Review Criteria, and recommended approval with the following conditions: (1) Approval shall be granted for a church-related facility of two buildings consisting of worship space, fellowship/meeting space, administration, and accessory residential space for up to 12 college students. The site layout shall remain consistent with submitted site plan and subject to any Variances approved by the ZBOA. (2) A shared parking agreement shall be maintained with an adjacent property, such as the VSU Alumni House to the north or Christ Episcopal Church to the south, for the use of at least 20 off-site parking spaces. (3) Conditional Use approval for the new building shall expire after five years from the date of approval if no building permit for the development is requested by that time. The Planning Commission reviewed this at their March 25, 2013 meeting, found it consistent with the Comprehensive Plan and the Conditional Use Review Criteria, and recommended approval with the three conditions noted above (7-0 vote).

Motion to Approve - Councilwoman White
Second - Councilman Yost
Adopted - Unanimously (5-0)

SUMMARY OF ACTIONS (CON'T)
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Ordinance No. 2013-4 - An Ordinance to rezone 3.94 acres from Community-Commercial (C-C) to Downtown-Commercial (C-D) as requested by First Baptist Church (File No. VA-213-02).

Presented by – Matt Martin, Planning & Zoning Administrator – The First Baptist Church is requesting to rezone a series of recently combined parcels totaling 3.94 acres from Community-Commercial (C-C) to Downtown-Commercial (C-D). The properties are located at 200 and 201 West Central Avenue. The applicant is proposing to redevelop and expand some of the church facilities in the coming years and is seeking the C-D zoning in order to develop the property in a consistent manner with the rest of central Downtown area. Staff found the request consistent with the Comprehensive Plan and the Standards for the Exercise of Zoning Power (SFEZP), and recommend approval. The Planning Commission reviewed this at their March 25, 2013 meeting, found it consistent with the Comprehensive Plan and the Standards for the Exercise of Zoning Power (SFEZP), and recommended approval (7-0 vote).

Motion to Approve - Councilwoman White
Second - Councilman Carroll
Adopted - Unanimously (5-0)

Ordinance No. 2013-5 – An Ordinance for Text Amendments to Chapter 106 - Definitions and Chapter 218 - Use Regulations in the Land Development Regulations (LDR) as requested by the City of Valdosta (File No. VA-2013-03).

Presented by – Matt Martin, Planning & Zoning Administrator – The City of Valdosta is requesting to amend Chapter 106 - Definitions and Chapter 218 - Use Regulations of the City's Land Development Regulations (LDR) in order to either add or modify a few items in the Use Table and related definitions. The Amendments are minor in scope but are very important in terms of adding clarity as to how the City distinguishes between certain kinds of uses. Staff found the request consistent with the Comprehensive Plan and recommended approval. The Planning Commission reviewed this at their March 25, 2013 meeting, found it consistent with the Comprehensive Plan, and recommended approval (7-0 vote).

Motion to Approve - Councilman Carroll
Second - Councilman Vickers
Adopted - Unanimously (5-0)

ORDINANCES AND RESOLUTIONS

Resolution No. 2013-2 – A Resolution to amend the Urban Redevelopment Plan and Urban Redevelopment Area Boundary.

Presented by – Mara Register, Assistant to the City Manager - An Urban Redevelopment Plan was drafted and adopted by the Mayor and City Council in March, 2009. This Plan enables the City to utilize economic development tools such as Enterprise Zones and Opportunity Zones. The Resolution will amend the Urban Redevelopment Plan by expanding the southern boundaries of the Urban Redevelopment Area in order to extend Enterprise Zone and Opportunity Zone incentives to those areas.

Motion to Approve - Councilman Yost
Second - Councilman Norton
Adopted - Unanimously (5-0)

SUMMARY OF ACTIONS (CON'T)
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ORDINANCES AND RESOLUTIONS (CON'T)

Ordinance No. 2013-6 – An Ordinance to amend the Neighborhood Redevelopment Area Enterprise Zone Ordinance.

Presented by – Mara Register, Assistant to the City Manager - As part of the amendment to expand the existing Urban Redevelopment Plan and Urban Redevelopment Area Boundary, it is also necessary to amend the current geographical areas of the Neighborhood Redevelopment Area Enterprise Zone in order to provide economic development incentives in the expanded areas. The Ordinance will expand the Valdosta Enterprise Zone which suffers from Pervasive Poverty (according to the U.S. Census Data), General Distress, Underdevelopment, Unemployment, and General Blight. Designation of this Zone will allow the City to offer a series of incentives on a case-by-case basis to qualifying businesses locating within the Zone and will also make this area eligible for Opportunity Zone designation which provides job tax credits to new or expanding businesses in this area.

Motion to Approve - Councilman Carroll
Second - Councilman Yost
Adopted - Unanimously (5-0)

ADJOURNMENT

Motion to Adjourn into Executive Session for the purpose of discussing litigation, real estate, and personnel (6:32 p.m.) - Councilman Carroll
Second - Councilman Vickers
Adopted - Unanimously (5-0)

Regular Meeting reconvened at 7:01 p.m. – No action was taken in Executive Session.
Motion to Adjourn (7:01 p.m.) - Councilman Carroll
Second - Councilman Vickers
Adopted - Unanimously (5-0)

PREPARED AND SUBMITTED BY

Teresa S. Bolden, CMC
City Clerk, City of Valdosta