

**CITY OF PINE LAKE**  
**CITY COUNCIL WORK SESSION MINUTES**  
**JULY 29, 2014**  
**7:30 PM**

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The City Council Work Session meeting was called to order at 7:31 PM by Mayor Kathie deNobriga. Present were Mayor Pro-Tem Megan Pulsts and Council Members George Chidi, Mike Stuckey, Lynn Ehrlicher and Erika Brown. Also present was City Administrator Valerie Caldwell and Chief Sarai Y'Hudah Green.

**ANNOUNCEMENTS AND COMMUNICATONS**

Mayor deNobriga communicated that she and Council member Brown had a meeting with Chief Appraiser Kelvin Hicks regarding appraisals performed by DeKalb County and he stated that a copy of all permits needs to be submitted to them to assure correct property values.

The Mayor communicated that the Georgia Department of Community Affairs had a site visit and tour of the public facilities and were impressed with especially the Beach House and its marketability to generate revenue. She also stated that there are grants available that the city can apply for in 2015.

Mayor deNobriga communicated that Bernard R. Bethea, DeKalb County Compliance Inspector of the FOG Program and Paul Kent, Kent Construction Company had a meeting on July 29<sup>th</sup> with Raoul Martinez, Public Works Supervisor regarding the current state of the Beach House. A waiver will be submitted to list the beach house as a historical building to move matters along and afterwards the Fire Marshall will be notified for final inspection.

Mayor Pro-Tem announced that the Neighborhood Watch National Night Out will have the Annual Luau on Tuesday, August 5<sup>th</sup> from 7:00 PM – 9:00 PM at the Beach.

**ADOPTION OF AGENDA**

Mayor deNobriga made the following amendments to the agenda:  
To amend the agenda and remove the Consideration of Bids for Replacement of Clubhouse Roof and to add the upcoming Town Hall Meeting to new business. Pulsts moved to accept the amended agenda, seconded by Chidi and approved 5-0.

**PUBLIC COMMENTS**

Tommy Conlon 603 Iris Road asked about the sand trap at the Beach House. He also inquired about the benchmark review of Russell Rockwell, Facilities Coordinator. The Mayor said that Mr. Rockwell will be evaluated in the fall. Conlon also asked about the building permits process and requested a threshold for projects that require permits. The Mayor also stated that the process will be investigated and reviewed.

Mayor Pro-Tem Pulsts stated that the Architecture Review Board is working on a two-step cleanup for the building permits process.

**OLD BUSINESS**

**DISCUSSION OF ORDINANCE FOR DANGEROUS, UNINHABITABLE AND UNFIT BUILDINGS**

Council Member Ehrlicher presented the Ordinance and Mayor deNobriga provided the 1<sup>st</sup> reading followed by discussion and revisions. Caldwell will contact Safe Built regarding the process of the proposed ordinance.

Melanie Hammet 648 Laurel Road commented about the proposed ordinance and said that the city has been held hostage by the crap shacks in the city that drives property values down. She also inquired about access to private properties regarding the proposed ordinance. Hammet also asked about vacant and abandon properties in the city.

Council member Brown asked if DeKalb County has a specific inspector that performs inspections and the city using their inspectors.

Citizen Karen Burkmier inquired about the number of homes that are considered uninhabitable in the city.

Colon stated that most of the homes were built years back and talked about current status of building standards. He also said that court cost must be considered for Safe Built to attend on the cases that go to court if the owners were issued citations. He stated that the property at 4613 Ridge Drive is an eyesore.

Linda Orgain 4607 Ridge Drive thanked council for considering because she lives next to an uninhabitable house on 4616 Ridge Drive that is dangerous and unhealthy.

Pulsts talked about rebuilding on the same foot print per code prior to 2008 in the event a house was demolished.

The Mayor stated that the ordinance will be placed the August agenda for further discussion.

#### **COMMENDATION FOR GEORGIA POWER FOR OUTAGE AND FIRE**

Council Member Chidi stated that Georgia Power's emergency crew handled the emergency very well when the power went out and that the city council should do more commendations as a whole. The Mayor will submit the commendation for a job well done.

#### **ARC 2040 PLAN – HOUSING AND COMMUNITY DEVELOPMENT**

Council Member Chidi provided a summary and recommended establishing a resolution to support and integrate a lifelong community principles to make the community better for the elderly, healthy living and aging. He talked about planning principles for building disability and accessibility needs. The Mayor said that the visibility ordinance could be incorporated into the planning principles. He recommended a long term plan promoting housing and transportation options and to encourage healthy lifestyles.

#### **DISCUSSION OF CAMERA PROPOSALS**

Chief Green presented the three camera proposals and recommended Data 911. The proposal was discussed however no vote was taken to purchase the cameras for the Police Department.

Chief Green gave the Police Department's monthly report followed by discussion. Chief gave an update on the police vehicle computers and the repairs of the tennis court fence. A copy of the police report is on file in City Hall. The Mayor complimented on the good job that Larry Williams is doing for Court Services and getting the department up to date. Chief stated that repairs was scheduled for Rockbridge Road & Algood Road on July 30<sup>th</sup>. Chidi inquire about the status of officers working off duty. The Chief provided information regarding the off duty working policy.

#### **DEPARTMENTAL REPORTS**

Missye Varner, Administrative Assistant handed out the Administration Department monthly report. Varner pointed out that the Local Issuing Report was included for the first time.

The Financial Report was presented and questions will be addressed at the August 11<sup>th</sup> meeting. Pulsts asked if the Audit Report could be presented before voting on the millage rate in the future.

#### **NEW BUSINESS**

#### **CONSIDERATION OF BIDS FOR REPLACEMENT OF CLUBHOUSE ROOF**

This item was removed from the agenda.

#### **ESTABLISHMENT OF DATES FOR COUNCIL / ARCHITECTURAL REVIEW BOARD MEETING**

Mayor Pro-Tem stated that ARB desires to have two joint meetings per year with Council and recommended a retreat. The dates will be determined for late August and early September. The Saturday meetings will be 9:00 am – 12:00 p.m. and the Sunday meetings will be from 1:00 p.m. – 4:00 p.m.

Stuckey departed at 9:16 PM.

**PUBLIC COMMENTS**

Karen Burkmier gave a compliment that Russell Rockwell, Facilities Coordinator was doing a good job. She stated that the house had been purchased next to her.

**COUNCIL COMMENTS**

The Town Hall Meeting will held on Saturday, August 2<sup>nd</sup> from 10:30 a.m. – 12:00 p.m. in the Clubhouse. The discussion will be the status of the Beach House and blighted properties.

**EXECUTIVE SESSON-PERSONNEL**

Brown motioned to adjourn to go into executive session at 9:32 p.m. to discuss a personnel matter, seconded by Pulsts and approved 4-0.

**ADJOURNMENT**

Pulsts motioned to reconvene into regular session seconded by Ehrlicher and unanimously approved at 10:50 p.m.

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Missye Varner, Administrative Assistant

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