

**TOWN OF SHARPSBURG  
MINUTES OF THE TOWN COUNCIL MEETING**

**April 6, 2015**

A called meeting of the Sharpsburg Town Council was held Monday, April 6, 2015, at 7:00pm, in the Town of Sharpsburg at the Sharpsburg Recreation Center.

Present were the following: Wendell Staley, Mayor; Derrick McElwaney, Council Member; Keith Rhodes, Council Member; Clay Cole, Council Member; Celene Davenport, Council Member; Donna Camp, Town Clerk.

Also in attendance were: Sherri Woods, Tony Crunklton, Turin Council Member; Cindy Purcell, Turin Council Member; Eric Richards, David Mullins, Polly and Shelby Garlington.

Mayor Staley called to order the public hearing for the variance submitted by Sherri Woods of The Frigid Frog & The Toasty Toad. They are asking to be allowed a temporary/mobile building on a Traditional Highway Commercial (THC) lot for a period of one year until a permanent structure is completed. The following comments and questions were asked:

- Council Member Cole - Timeline for the start of a permanent structure - Oct/Nov 2015
- Tony Crunklton - It's a positive business for the town and good for the kids and youth to go.
- David Mullins - Need an established business on the lot and it's a health for the kids.
- Eric Richards - It's a great place, wish it was on his commercial lot.
- Cindy Purcell - All for new business and hopes it's a nice looking building.

Mayor Staley called the regular scheduled meeting to order.

The clerk verified there was a quorum present.

The minutes of the March 2, 2015 Council Meeting were reviewed and approved by unanimous vote, and were filed in the minute book of the Town.

Mayor Staley called for a motion to approve the variance for Sherri Woods of The Frigid Frog & The Toasty Toad. They are asking to be allowed a temporary/mobile building on a Traditional Highway Commercial (THC) lot for a period of one year until a permanent structure is completed. Council Member Davenport motioned to approve the variance, Council Member Cole seconded. Motion carried by show of hands, unanimously.

Polly Garlington asked to address the Mayor and Council - see the notes attached to these minutes.

David Mullins asked to address the Mayor and Council -

- Zoning was adopted to preserve the property values
- Property values have been going down the last 5 years
- The Town needs to enforce the zoning ordinance and maintenance in the town and the laws of Georgia and the Federal government
- Primary purpose is to work as a community and not against each other
- When there are zoning changes a bulk mailing would get the word out better than just posting notices at the town hall
- Need to adopt the property maintenance code

- The new development proposed in Turin and Sharpsburg would be great for raising property values in Turin and Sharpsburg along with the other new/planned subdivisions outside the town limits

Public Comments -

- Tony Crunklton - Would like to see the Town of Turin and Sharpsburg work together and thinks it will be beneficial to both
- Cindy Purcell -
  - Thank you to Mr. Mullins for his comments about property values and maintenance.
  - Need to be proactive and not reactive between the towns
  - Keep the aesthetics of small town and can move forward without changing the past

Polling of the Council -

- Clay Cole - n/a
- Celene Davenport - House was robbed last week and would also like to know where we are on the water contract with Turin. Waiting on the finalization of the contract between Turin and Coweta County Water and Sewer Authority
- Keith Rhodes - n/a
- Derrick McElwaney - n/a

Clerks Comments - n/a

Mayor's Minutes - If anyone would like to discuss the Main Street Park plans they are on the table and will be glad to answer questions after the meeting.

There being no further business coming before the Council, the meeting was adjourned.

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Donna M. Camp  
Town Clerk

During the last few years I have attend Public Hearings preceding a vote on annexations and zoning. It is just recently that I realized that I did not know many of the considerations and requirements for either and perhaps expressed my opinions or views without the knowledge necessary to make an informed comment.

It has become pretty apparent that there will be a Public Hearing in Sharpsburg concerning the Briarwood Commons Proposal . I have read the Planning and Zoning ordinance and find there are some important things I need to know.

The most important things I need to know is the process that is followed before the matter is brought before the entire Mayor and Council for a vote.

In the absence of a Planning & Zoning Committee, how does the Mayor and Town Council make the decision:

1. The Zoning Ordinance states how the application is presented to the Town Clerk.....after that the procedure is pretty vague in the absence of a Planning and Zoning Committee!  
How is the proposal presented to the Council Members?
2. Can I presume the matter is discussed with the Mayor and one Council Member at a time?
3. Is the Town Clerk present at any or all such meetings?
4. Are any minutes or notes kept of such meetings?
5. If not, how can the resident be sure that the proposal was properly considered by all the Council Members and their view and opinions are considered? The Council Members are all pretty quiet at the Public Hearings and when the vote is held.
6. If the Mayor speaks with only one Council Member at a time, how can there be any discussion or any way to express varying views and ideas and to come to a consensus? (I have never seen any discussion by the Council at any Public Hearing in Sharpsburg I have attended.)
7. At what point in the process is the public made aware of a proposal?
8. Does the Mayor have special training in making such decisions.
9. Does any Council Member have special training in making such decisions.

**10. How does the Mayor and Council consider the remarks and opinions of those attending the Public Hearing.**

**11. How much weight is given to the opinions stated at a Public Hearing?**

**I believe it is entirely reasonable for the residents of Sharpsburg to know how any decision is made on the Briarwood Commons proposal or any other for that matter.**

**It has been my observation that in the past that the Town Council proceeded with major annexations and rezoning AGAINST the wishes of very large groups that appeared before the Council....that would be Pathways and Oak Hall residential developments.**

**In the absence of a Planning and Zoning Commission where residents can hear the pros and cons of a proposal, I would suggest that if the Mayor and Town Council commit to open communication with the residents and merchants and if truly interested in the residents' comments, that a couple of work sessions –one day and one night- be held for an open discussion between the Mayor and Council Members when the Briarwood Commons proposal is received by the town.**

**If the Briarwood Commons is such a good idea, what is there to fear of public involvement!**

**If views and concerns of the residents are not considered then the only purpose of a Public Hearing to satisfy the legal requirement!..... as it appears has been the case in the past.**

**Mayor, we have talked about how many people attend the Public Hearings in Sharpsburg. It later dawned on me that the decisions being made most often affect just a few people in the immediate area and these are the people that do show up; these are the people that should be heard and not dismissed as “problems”.**

**I request that you give the people a chance to be heard BEFORE the matter comes before the Public Hearing as would happen if the town had a Planning & Zoning Committee and before the Council makes its decision and votes.**

**Mayor, when one is elected as a Town Official and the Mayor in particular, it is not about CONTROL but LEADERSHIP!**

**THANK YOU!**

A handwritten signature in black ink, appearing to be 'M. J. ...', is written over the 'LEADERSHIP!' text and extends upwards and to the right, crossing over the 'THANK YOU!' text.