

City of Fayetteville
Regular Mayor and City Council Meeting
Minutes
October 20, 2016

Call to Order

The Mayor and City Council of Fayetteville met in regular session on October 20, 2016 at 6:00 p.m. in the Council Chambers at City Hall. Mayor Edward Johnson called the meeting to order, followed by Opening Prayer and led those attending in the Pledge of Allegiance to the Flag. Council members present were: Harlan Shirley, Kathaleen Brewer, Paul Oddo, and Scott Stacy. Councilmember Jim Williams was absent. Staff members present were City Manager Ray Gibson and City Clerk Anne Barksdale.

Shirley moved to approve the agenda as presented. Stacy seconded the motion. Motion carried unanimously.

Stacy moved to approve the minutes of the Regular City Council Meeting of October 6, 2016. Brewer seconded the motion. Motion carried unanimously.

Recognitions and Presentations:

Bob Ross, Secretary of the Fayette County Republican Party and Dunnchadn Straud, Chairman of the Teenage Republican Party presented a plaque to the City of Fayetteville Police Department for their efforts in raising \$1000.00 to benefit Deputy Toby Daily of the Fayette County Sheriff's Dept. in his battle against cancer. Officer Josh Riviere and Lt. Craig Harper were present to accept the award.

Public Hearings:

Mayor Johnson called Consider Beer, Wine, and Distilled Spirits License for GMRI, Inc., d/b/a The Olive Garden Italian Restaurant #4404 – located at 1380 Highway 85 North, for Grier T. Smith.

City Clerk Anne Barksdale stated this is a new owner and licensee for Olive Garden and all paperwork has been submitted and approved.

There were no public comments.

Oddo moved to approve Beer, Wine, and Distilled Spirits License for GMRI, Inc., d/b/a The Olive Garden Italian Restaurant #4404 – located at 1380 Highway 85 North, for Grier T. Smith. Stacy seconded the motion. Motion carried unanimously.

Mayor Johnson called Consider Beer and Wine License for Tour de Italy – located at 1240 Highway 54 West, Bldg. 200, Ste. 201 for Sophia Dayani.

City Clerk, Anne Barksdale stated this is a new owner/licensee for Tour de Italy and all paperwork has been submitted and approved.

There were no public comments.

Brewer moved to approve Beer and Wine License for Tour de Italy – located at 1240 Highway 54 West, Bldg. 200, Ste. 201 for Sophia Dayani. Shirley seconded the motion. Motion carried unanimously.

New Business:

Mayor Johnson called Consider R-34-16 – Adoption of Downtown Market Analysis Study (Noell Consulting Group).

Brian Wismer, Director of Economic Development stated in March, the City contracted the services of the Noell Consulting Group to conduct an independent assessment of the greater Fayetteville area market, with a specific focus on the downtown and its immediate surroundings. He said from this assessment, the study seeks to identify the most appropriate development program for downtown Fayetteville; one that maximizes potential market appeal and creates long-term value.

The results of the study are now completed and published for Council review and approval. Based on extensive data analysis coupled with site tours of the study area, the findings include future demand estimates for a variety of residential and commercial product types, such as residential for-sale and rental housing, office, retail and restaurant development.

He added, a downtown SWOT analysis is also included that identifies areas to capitalize upon, as well as challenges to overcome. Specific case studies of other metro-suburban downtowns are presented to showcase common obstacles to avoid and successes to be modeled.

Lastly, he said a strategic infrastructure plan for downtown Fayetteville is presented that makes recommendations that include the elimination of one-way streets and the creation of a linear path system and greenways that increase walkability and connections between residential development to the downtown area.

This study utilizes empirical data and expertise which will be beneficial in providing guidance to the final development and refinement of the Downtown Master Plan, and therefore Staff recommends approval of these findings as presented.

Mr. Ben King with Noell Consulting elaborated on the Downtown Market Analysis Study. He highlighted strengths such as greenspace, pocket parks, walkability, boulevards, interwoven neighborhoods, and added one-way streets downtown would take away from the ease of movement in the area. He said we should begin the project on the square; continue what we have started. The center of downtown should be the “epicenter”. Mr. King also suggested we should create activity centers and our housing should be such that it attracts different audiences to Fayetteville.

There was one public comment by Steering Committee member Brett Nolan, reminding the audience of the first public hearing for the Comp Plan on November 1st and he also asked why Fayetteville does not have a Parks Department to which he was told our Public Works department handles maintenance of that kind. He also said he was not happy with the idea of so many new apartments coming to Fayetteville.

Councilmember Shirley said he still wants to see a water feature in Fayetteville's future and thinks that type of attraction will bring more people to our area which in turn will increase our tax base.

Mayor Johnson added we could do a tax impact analysis to study this idea.

Oddo moved to approve R-34-16 – Adoption of Downtown Market Analysis Study (Noell Consulting Group). Stacy seconded the motion. Motion carried unanimously.

City Manager and Staff Reports:

City Manager Ray Gibson stated there will be an employee work day for the Ridge Nature Center on October 28th beginning at 9:00am.

The Public Safety Fall Festival is October 21st from 5:30pm – 8:00pm at the Justice Center and the Cemetery Walk is October 21st and 22nd from 6:30pm – 9:00pm.

The Fire Department will have an open house on October 29th from 10:00am – 4:00pm. Also on that day will be the Chili Fest, Market Day, and Trick or Treat on Main Street.

The City Comp Plan workshop is November 1st at City Hall.

Mayor's Comments:

Mayor Johnson said he did an Atlanta Community Profiles Radio interview which will air on biz1190.com this Saturday at 1:00pm.

He also visited Sandy Creek High School's Social Circle club which is for 10th – 12th graders and includes civic and social community involvement.

Stacy moved to adjourn the meeting. Shirley seconded the motion. The motion carried unanimously.

Respectfully submitted,

Anne Barksdale, City Clerk