

**Town of Clermont
Town Council Meeting
July 2, 2024**

The Clermont Town Council met on July 2, 2024. The Mayor called the meeting to order at 7:00 p.m. Present: Mayor James Nix, Council Members James Castleberry, Marcia Kesler and John Brady. Town Clerk Amy Lomax also attended.

APPROVAL OF THE AGENDA: James Castleberry motioned to approve the agenda. Marcia Kesler seconded, and all Council Members present voted in favor. The motion passed.

INVOCATION AND PLEDGE OF ALLEGIANCE: James Castleberry led the invocation, and Mayor James Nix the Pledge of Allegiance.

MINUTES-JUNE 4, 2024: John Brady motioned to accept the June 4, 2024, minutes. Marcia Kesler seconded the motion, and all Council members present voted in favor. Motion passed.

FINANCIAL STATEMENT: The Mayor and Council reviewed the May 2024 Financial Report.

PLANNING AND ZONING REPORT: The Mayor and Council reviewed the June 2024 Planning and Zoning report.

SECOND READING OF ORDINANCE NO. 82-2024-04-04: The Mayor gave the second reading of Ordinance No. 82-2024-04-04 an Ordinance amending the Zoning Map of the Town of Clermont, Georgia, by granting a variance to allow a 30' x 30' accessory building to be located on that lot designated as tax map parcel # 12063 000052 within the Town of Clermont, Georgia, and owned currently or formerly by Cole Cantrell and Lauren Cantrell, and being more particularly described on plats or deeds, which are attached hereto and, which are incorporated by reference into this ordinance, and providing that the zoning classification upon said property shall be subject to a certain variance; repealing conflicting ordinances to the extent of the conflict; to provide for severability; to provide for an effective date; and for other purposes. John Brady motioned to approve Ordinance No. 82-2024-04-04. James Castleberry seconded, and all Council Members present voted in favor. Motion passed.

BUFFER REQUEST 325 HOLLY SPRINGS ROAD: (Tabled from June 4, 2024, meeting)

James Castleberry motioned to remove the buffer request at 325 Holly Springs Road from the table. John Brady seconded the motion. All Council Members present voted in favor. Motion passed.

James Castleberry informed the Council that he and Seth Weaver met with Mr. Carillo and a Georgia Environmental Protection Agency representative on June 27th at Mr. Carillo's property. The Environmental Protection Agency requested that Mr. Carillo install sediment traps, which was on the original plan, and Mr. Carillo had already planned to do this. John Brady asked if the EPA had said anything about the vegetated barrier requirement. James said no, that the EPA representative had stated it was not an EPA issue. James and Seth spoke with Mr. Carillo and he still contends that installing the 6ft privacy fence is the best he can do for a buffer at this time. He

said Mr. Carillo feels the 6ft. privacy fence would provide security for his property and the neighbors. Several property owners from the adjoining property attended the meeting. They voiced their concerns about the property and preference for a vegetated buffer rather than a fence due to the height of the fence not being high enough. There was much discussion among the Council and the public in attendance. The Council stated that if Mr. Carillo would like to build a fence on his property for the benefit of himself and the neighbors, he is free to do so. When the property is developed, he must install a buffer that meets the Town's planning and zoning regulations.

FIRST READING OF ORDINANCE: 82-2024-07-01 -The Mayor gave the first reading of Ordinance 82-2024-07-01. This is an ordinance to fix the ad valorem tax rate for the Town of Clermont for the calendar year 2024 and for use in the fiscal year of 2024-2025; to levy said tax upon all property subject to taxation by the Town of Clermont; to provide for the time of payment of said taxes; to repeal conflicting ordinances and for other purposes. The second reading of the Ordinance will be at the August 2024 Town Council Meeting.

NEW TOWN HALL: The Mayor informed the Council that he has received preliminary plans from the architect for the new Town Hall. He has had consultations with the architect and a local contractor, and based on the initial plans, we should be able to build the Town Hall within our budget for the new Town Hall. The Town Hall will be built on the property that the Town owns adjacent to 639 Main Street. He asked if any Council objected to moving forward with plans to build the new Town Hall. The Council had no objections.

PROJECT UPDATES: The Mayor mentioned to the Council that the Department of Transportation is looking at a study of the 129 and Holly Springs Road intersection. Based on the study, the intersection does not meet the requirements for a traffic light, but a roundabout is possible. The project is still in the study phase. An engineer from the DOT contacted the Mayor and asked if The Town of Clermont Town Council would support the possibility of a roundabout at the intersection. Several Council Members and the public spoke in support of a roundabout.

John Brady asked the Council for permission to speak with the property owner beside the Grover and Lucille Hood Community Center to see if he would be interested in selling it to the Town. If the Town owned the property, we could clean it up so you can see the Community Center better. The Council had no objection.

PUBLIC COMMENTS: Scott Hembree addressed the Council and said that if Mr. Carillo is not going to do anything at this time on the property at 325 Holly Springs Road, the adjoining property owners present at the meeting collectively agree that they would like the 6' installed. John Brady said that we would relay the message to Mr. Carillo.

The Mayor asked if anyone else had any comments. James Castleberry asked if the Town could place a sign at the new park/pavilion at the intersection of King and Carter Street to identify it as Clermont Park so that the public knows they can use it. The Council agreed.

ADJOURN: James Castleberry motioned to adjourn at 7:42 p.m., and Marcia Kesler seconded the motion. All Council members present voted in favor, and the motion passed.

Amy Lomax

Amy Lomax, Town Clerk

James E. Nix

James

Marcus Bush
[Signature]