

ACTS OF COUNCIL
MAY 12, 2025
7:05 P.M.

The Mayor and Council of the Town of Pine Mountain sat in a regular session on the evening of Monday, May 12, 2025, at approximately 7:05 P.M.

Mayor Keith Pendergrass presided with Councilpersons Thomas E. Scott, James W. Trott, Jr., John W. Hiers, Jr., Christopher B. Boyer, and Curtis Bray in attendance.

APPLICATION FOR A CONDITIONAL USE-PERMIT FOR MAP 056B PARCEL 329-BEE SMART BUILDING, LLC. PURPOSE OF SINGLE-FAMILY LOTS. THIS WOULD CHANGE THE LOT SIZES AND SETBACKS ON THE PARCEL AS DEFINED BY THE ZONING ORDINANCE.

Mr. Taylor Griffin request that there be a special use permit granted for property between Burns Avenue and Georgia Street, for the purpose of single-family lots.

This would change the lot sizes and setbacks on this parcel as defined by the Zoning Ordinances for the Town of Pine Mountain, as follows:

The lot sizes will vary between approximately 4,000 to 7,000 square feet.

The side setbacks of the adjoining units would be 0"; the side setbacks between property lines would be 10'.

The rear setbacks would be 20'. The front setbacks would stay as they exist.

Mr. Griffin further requested that any single-family dwelling built on this parcel be governed by this special use permit.

Mr. Hiers made a motion to approve the application for a conditional use permit.

Mr. Bray seconded the motion.

Mr. Trott, Mr. Scott, and Mr. Boyer voted in favor of the motion.

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PRAYER

Mr. John Hiers opened the meeting with prayer.

PLEDGE OF ALLEGIANCE

Everyone stood and recited the Pledge of Allegiance.

ACTS OF COUNCIL

Mr. Trott made a motion to approve the Acts of Council for the April meeting(s) as written.

Mr. Bray seconded the motion.

Mr. Boyer, Mr. Scott, and Mr. Hiers voted in favor of the motion.

FINANCIAL REPORT

Mayor Pendergrass presented the financial report.

PINE MOUNTAIN TOURISM

Mrs. Keating presented the monthly report for Tourism.

FAULTY METER LEADS TO INFLATED WATER BILL

Mr. Turner explained towards the end of 2022 we saw a significant increase in water consumption between our two dorms, Legacy Hall and Heritage Hall. Both Legacy and Heritage can accommodate nearly the same number of students. Heritage is a little larger but Legacy's water bill was consistently higher than Heritage's.

We pulled our records for 2022, and Legacy consumed \$3,023.70 more than Heritage. Then in 2023 Legacy consumed \$7,521.77 more than Heritage which led to us replacing the meter in Legacy.

The meter replacement brought this back into alignment. In 2024 there was only a \$1,028 difference between Legacy and Heritage and thus far in 2025, the difference is negligible with Legacy just \$241.47 more than Heritage.

We feel the meter replacement demonstrates that we did not consume that much water during 2022 and 2023. We would like to pursue some sort of credit or non-payment to recoup the overages that were billed in 2022 and 2023.

Mayor Pendergrass discussed the water bill issue with Melinda Ziegler, Deputy Clerk. After Melinda went back to 2021, the average was \$4,667.49. In 2023 Impact was billed \$11,511.55. Mayor Pendergrass suggested that we take the difference of \$11,511.55 and \$4,667.49 and give Impact a credit of \$6,844.06 on their bill.

Mr. Scott made a motion to give a credit of \$6,844.06 toward future bills.

Mr. Hiers seconded the motion.

Mr. Trott, Mr. Boyer, and Mr. Bray voted in favor of the motion.

WATER TAP MYHAND ROAD

Alex with BC Stone requested a water tap at 1549 Myhand Road for a single-family home being built by Steve King.

Mr. Scott made a motion to approve the request.

Mr. Boyer seconded the motion.

Mr. Trott, Mr. Hiers, and Mr. Bray voted in favor of the motion.

ABANDONING WELL #1 AT TRIPLE CREEK

Mr. Justin Oliver, Public Works Superintendent, suggested that we abandon Well #1 at Triple Creek instead of fixing the culvert. Mr. Oliver checked with the Environmental Protection Division to see whether we could do so. An email was received stating that if we have 2 sources, there shouldn't be a problem abandoning that one.

Mr. Scott made a motion to table this item.

Mr. Boyer seconded the motion.

Mr. Hiers, Mr. Bray, and Mr. Trott voted in favor of the motion.

DRAINAGE ISSUE AT 125/136 MEADOW SPRINGS DRIVE

The town has a drainage issue at 125/136 Meadow Springs Drive. Precision Planning would need to gather some survey information to work out which option would be the most cost effective and least invasive to the neighborhood. Precision Planning is requesting some direction/authorization from the Town to get this work scheduled.

Mr. Trott made a motion giving Precision Planning permission to have a survey crew come to collect data and to have Precision prepare a preliminary drainage improvements design with options and costs.

Mr. Bray seconded the motion.

Mr. Boyer, Mr. Scott, and Mr. Hiers voted in favor of the motion.

RETAIL ON-PREMISES MALT BEVERAGE AND WINE (CHIPLEY FAMILY RESTAURANT, LLC dba EDDIE MAE'S)(324 N. MAIN AVENUE)-1ST READING-Peter Brochu

Mayor Pendergrass presented the first reading for a retail on-premises malt beverage and wine application for Chipley Family Restaurant, LLC dba Eddie Mae's in the name of Peter Brochu.

RETAIL ON-PREMISES MALT BEVERAGE AND WINE (OYSTER HOUSE)(110 S. MAIN AVENUE)-1ST READING-Peter Brochu

Mayor Pendergrass presented the first reading for a retail on-premises malt beverage and wine application for Oyster House, LLC in the name of Peter Brochu.

2026 SPLOST FOR MERIWETHER COUNTY

OPEN CHECKING ACCOUNT AT FIRST PEOPLES BANK FOR 2026 SPLOST FOR MERIWETHER COUNTY

Mr. Hiers made a motion to approve the following items being used for the 2026 SPLOST for Meriwether County:


Street/Road Repairs

Water Line Improvement

Permission for Betsy Sivell to open an account at First Peoples Bank if approved by voters.

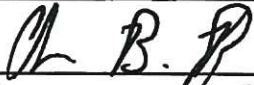
Mr. Scott seconded the motion.
Mr. Trott, Mr. Boyer, and Mr. Bray voted in favor of the motion.

Thereafter, the meeting was adjourned.

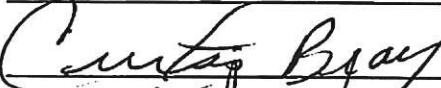


Betsy Sivell
Town Clerk

_____, James W. Trott, Jr.


_____, Christopher B. Boyer


_____, Thomas E. Scott


_____, Curtis Bray


_____, John W. Hiers, Jr.