TYRONE TOWN COUNCIL MEETING

MINUTES
August 07, 2025 at 7:00 PM

Eric Dial, Mayor
Gloria Furr, Mayor Pro Tem, Post 4

Jessica Whelan, Post 1
Dia Hunter, Post 2
Billy Campbell, Post 3

Brandon Perkins, Town Manager
Dee Baker, Town Clerk
Dennis Davenport, Town Attorney

Also present:
Terry Noble, Planning Commissioner
Absent: Council Member Furr

I. CALL TO ORDER

II. INVOCATION

III. PLEDGE OF ALLEGIANCE

IV. PUBLIC COMMENTS: *Comments are limited to three (3) minutes. Please state your name & address. Comments that require a response may not be answered during this time. The Council or staff may respond at a later date.*

Mr. Jack Dye, who lives on Laurelwood Drive, spoke regarding the multi-use path. He shared that he has lived on the corner of Laurelwood Briarwood for 27 years, and his concerns were that the path would devalue his home by $20,000, and that a 12-foot-wide multi-use path was too wide; a 10-foot path would be optimum, plus save the citizens the extra cost.

Ms. Brenda Houston, who lives on Briarwood Road, shared her concerns regarding the cart path. She added that an 8-foot or 10-foot path should suffice. The new path on Tyrone Road from Julie Road was not 12 feet. She was also concerned about the path and right-of-way being maintained by the Town. Her family has lived in Tyrone for 60 years and has always maintained their right-of-way.

Mr. William Wynn, who lives on Windchime Way, returned from a previous meeting asking for updates regarding their requests to lower the speed limit along Senoia Road near West Dogwood Trail to allow carts on Senoia Road. He wished to speak to someone after the meeting.

V. APPROVAL OF AGENDA

A motion was made to approve the agenda.

Motion made by Council Member Campbell, Seconded by Council Member Hunter.
Voting Yea: Council Member Campbell, Council Member Whelan, Council Member Hunter.

VI. CONSENT AGENDA: *All matters listed under this item are considered to be routine by the Town Council and will be enacted by one motion. There will not be separate discussion of these items. If discussion is desired, that item will be removed from the consent agenda and will be considered separately.*

1. Approval of the July 17, 2025 minutes.

2. Consideration of an updated user agreement with PowerDMS. Brandon Perkins, Town Manager

3. Consideration to designate various Town assets as surplus property. Brandon Perkins, Town Manager

4. Approval of a contract with Deep South to provide fireworks for Founders Day on October 4, 2025, in the amount of $8,000.00.

   A motion was made to approve the consent agenda.

   Motion made by Council Member Whelan, Seconded by Council Member Campbell. Voting Yea: Council Member Campbell, Council Member Whelan, Council Member Hunter.

VII. PRESENTATIONS

VIII. PUBLIC HEARINGS

IX. OLD BUSINESS

5. Consideration to approve the 2025 Lake Pendleton Dam Upgrades project PW-2021-05 plans. Scott Langford, Public Works Director & Town Engineer

   Mr. Langford stated that the Pendleton Dam was upgraded to a Category I Dam, which meant that failure or improper operation would result in probable loss of life. He stated that the Town contracted with an engineer for the design and evaluation of the upgrades. The grant timeline had begun and would be funded through the General Fund; he recommended approval of the plans.

   Council Member Campbell inquired if the cost would remain the same. Mr. Langford shared that the construction would go out for bid on August 19th, and the cost should remain the same. Council Member Whelan asked if the plans met the Georgia Safe Dams requirements. Mr. Langford stated that they did. Mr. Perkins added that $2.1 million was budgeted, and the grant would fund 75%. The bids could come in over budget. Staff would get Council's approval to approve the construction bid.

   A motion was made to approve the construction plan for the 2025 Pendleton Lake Dam upgrades, project number PW-2021-05.

Motion made by Council Member Hunter, Seconded by Council Member Campbell.
Voting Yea: Council Member Campbell, Council Member Whelan, Council Member Hunter.

6. Consideration to approve the revised floor plan of 881 Senoia Road - Recreation Department facility, project PW-2024-04. Scott Langford, Public Works Director & Town Engineer

   Mr. Langford reminded everyone that during a December frost, the pipes burst in the administrative section of the former Town Hall. The plans before them had a few revisions pertaining to doorways, offering more secure areas for the future use of elections being held and night-time classes. He reviewed the plans and shared that the water plans were at 80% completion, and the wastewater plans were at 60%.

   Council Member Hunter asked for a timeline. Mr. Langford stated that water and sewer should be completed in two months, and a large section should be completed in November. Council Member Campbell inquired about insurance and the cost. Mr. Langford stated that the largest portion would be plumbing. Insurance paid $100,000, which should be more than enough. He added that staff was completing most of the work. Council Member Whelan asked if elections were satisfied with the configuration. Mr. Perkins stated that he met Elections Director, Brieanna Garrett, on site and that they were satisfied and added that cameras would also be installed.

   A motion was made to approve the revised floor plan of the 881 Senoia Road Recreation Department facility, project number PW-2024-04.

   Motion made by Council Member Campbell, Seconded by Council Member Whelan.
   Voting Yea: Council Member Campbell, Council Member Whelan, Council Member Hunter.

X. NEW BUSINESS

7. Consideration of an update to the Town's Tourist Accommodation ordinance (Sec. 22-662). - Brandon Perkins, Town Manager

   Mr. Perkins stated that three years ago, an ordinance was adopted that allowed those wishing to rent a portion of their home for less than 30 days to apply for a permit. The update would allow those to rent their home for less than 14 days per calendar year to do so without applying for a permit for special events such as the FIFA World Cup. Council Member Campbell inquired about paying taxes. Mr. Perkins stated that there would be county-wide registration through the soccer housing bureau. Council Member Whelan asked Mr. Davenport if there were any unseen ramifications. Mr. Davenport stated that everything should be handled through the soccer registration bureau, it was like renting your home for the Golf Masters event.

A motion was made to approve an update to Section 22-662 of the Tourist Accommodation ordinance.

Motion made by Council Member Hunter, Seconded by Council Member Whelan.
Voting Yea: Council Member Campbell, Council Member Whelan, Council Member Hunter.

8. Consideration to approve the land acquisition plans for the 2024 East Crestwood Resurfacing and Multi-Use Path, Project Number PW-2024-15. Scott Langford, Public Works Director & Town Engineer

Mr. Langford stated that there were two funding sources for the project. The 2023 SPLOST would fund the path, and the paving of East Crestwood and Huntingdon would be funded through the General Fund. There would be 667 square feet of right-of-way, 26,214 square feet of temporary construction easement, and 3,891 square feet of temporary driveway easement acquired. The path would connect the Tullamore and Ashpark subdivisions and the properties along East Crestwood to the Senoia Road multi-use path.

Council Member Campbell asked if the affected citizens had been contacted. Mr. Langford explained that after tonight's vote, it would give staff a better understanding of what to discuss with the homeowners. He added that legal staff could now work on legal descriptions and title evaluations. Mr. Trocquet added that all of the property acquisitions were temporary easements and should not increase the estimated costs.

Council Member Hunter inquired about directional signage for those who would utilize the new path. Mr. Trocquet stated that signage was being acquired with the county's design. Council Member Whelan inquired if the County's master cart path plan had a suggested path width. Mr. Trocquet stated that it did and that it was 12 feet.

A motion was made to approve the Land Acquisition plans for the 2024 East Crestwood Resurfacing and Multi-Use Path, project number PW-2024-15.

Motion made by Council Member Campbell, Seconded by Council Member Whelan.
Voting Yea: Council Member Campbell, Council Member Whelan, Council Member Hunter.

XI. PUBLIC COMMENTS: *The second public comment period is for any issue. Comments are limited to three (3) minutes. Please state your name & address. Comments that require a response may not be answered during this time. The Council or staff may respond at a later date.*

XII. STAFF COMMENTS

Ms. Baker shared that the Tyrone November election qualifying for Council Posts 3 and 4 would begin Monday, August 18th at 8:30 a.m. and end Wednesday, August 20th at 4:30 p.m. Citizens must have lived in their home for at least 1 year before the election and must be 21 years old. The last day to register to vote is October 6th. The qualifying amount is $216.

She also gave a shout-out to Miguel Pabon from Safebuilt, our contracted Code Enforcement Officer, for assisting in the acquisition of delinquent occupational taxes. We have one remaining, and they are submitting paperwork.

Mr. Trocquet updated everyone regarding two forthcoming rezonings, one on Brentwood Road, the other on Senoia Road. Both would be heard during the Planning Commission meeting on August 14th and at the Council meeting on September 4th.

Chief Mundy gave a shout-out to Detective Koranda for diligent work and the use of the Flock cameras which were able to return two Skid Steers to their owners, totaling approximately $200,000. Also, he would introduce the new hire at the next Council meeting.

Mr. Perkins opened a discussion regarding a donation request. A business in town had asked if they could donate $200 a month to the Town. The discussion included how the money should be allocated and if it should be accepted. Council Member Whelan stated that it would muddy the waters if a project arose. Council Member Hunter shared that the Town has worked with other businesses that have sponsored portions of Founders Day and have made other donations. Mr. Perkins shared that he would have a conversation with the business owner for a more precise item for donation and come back to Council with his findings.

XIII. COUNCIL COMMENTS

Mayor Dial shared that a prominent business inquired about upgrading their monument sign to include a digital function. Mr. Trocquet shared that he would bring back an administrative analysis on the sign ordinance and include options if Council wished to make changes. Council Member Hunter also asked for clarity on how a business located on Highway 74 could make its signage more visible.

Mayor Dial introduced Boy Scout Jack Grieson. Mr. Gieson shared that he was there to observe and acquire badges. Mr. Perkins shared that he should stick with it to become an Eagle Scout and that he would answer any questions he may have.

XIV. EXECUTIVE SESSION

A motion was made to approve the Executive Session minutes from July 17, 2025.

Motion made by Council Member Campbell, Seconded by Council Member Whelan.
Voting Yea: Council Member Campbell, Council Member Whelan, Council Member Hunter.

XV. ADJOURNMENT

A motion was made to adjourn.

Motion made by Council Member Campbell.
Voting Yea: Council Member Campbell, Council Member Whelan, Council Member Hunter.

The meeting adjourned at 7:51 p.m.

By: ______________________________ Attest: ______________________________

Eric Dial, Mayor Dee Baker, Town Clerk