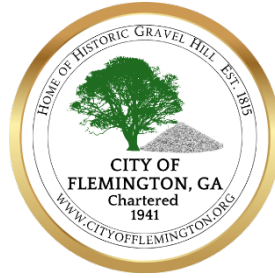


*"Preserving Our Heritage,
Shaping Our Future"*

Historic Home of Gravel Hill
Est. 1815

Timothy Byler, MAYOR



City Hall

156 Old Sunbury Rd.
Flemington, GA 31313

912.877.3223
cityhall@cityofflemington.org

COUNCIL WORKSHOP AGENDA

January 26th, 2026 AT 10:00 AM.
FLEMINGTON CITY HALL • 156 OLD SUNBURY RD.
PUBLIC PARTICIPATION VIA FACEBOOK LIVE

1. Call the Meeting to Order
2. Welcome/Introductions
3. New Downtown Corridor
 - Overlay
 - What Businesses
 - What Architectural Standards
 - Historic District
 - Downtown Development Authority
 - Aspinwall Property
4. Annexation
5. Business Licenses
 - Transient/Peddlers
 - Alcohol
 - Standard Operating Procedures
 - Referendums
6. Ordinance Update
 - Gun
 - Urban Camper
 - Mobile Home
 - Nuisance Abatement/Blight
 - Parking
 - HOA
 - Setbacks
- *BREAK FOR LUNCH***
7. Infrastructure
 - Water/Sewer
 - Park Planning
 - Grant Design

8. Logo Design

9. Measure Progress and Establish Key Performance Indicators

10. **Adjourn**



Individuals with disabilities who require certain accommodations to allow them to observe and/or participate in this meeting, or who have questions regarding the accessibility of the meeting or the facilities are required to contact the ADA Coordinator at 912-877-3223 promptly to allow the city to make reasonable accommodations for those persons.



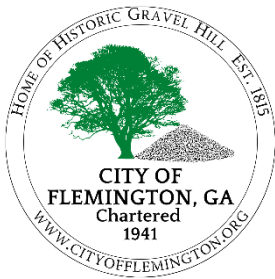
COASTAL
REAL ESTATE SERVICES



McLarry's Curve



P.C. Simonton
& Associates, Inc.
Consulting Engineers



CITY OF FLEMINGTON

156 Old Sunbury Rd.
Flemington, GA 31313

912-877-3223

cityhall@cityofflemington.org

APPLICATION TYPE:

☐ NEW

☐ RENEWAL

APPLICATION FOR OCCUPATION TAX CERTIFICATE (BUSINESS LICENSE)

NAME OF BUSINESS

BUSINESS ADDRESS

MAILING ADDRESS

FEDERAL ID# OR SSN#

E-VERIFY #

SALES TAX #

TYPE OF BUSINESS

MANAGER NAME

MANAGER PHONE #

MANAGER EMAIL

OF EMPLOYEES

☐ I ELECT TO PAY A FLAT FEE FOR PROFESSIONALS. **See Definition on Supporting Documentation.*

☐ I AM A PEDDLER/TRANSIENT MERCHANT. (3 CONSECUTIVE DAYS & UP TO 3 EMPLOYEES)

OWNER'S NAME

OWNER'S ADDRESS

OWNER'S PHONE #

OWNER'S EMAIL

(For more than one owner, please use a separate sheet of paper.)

IF YOU ARE REQUIRED TO HAVE STATE CERTIFICATION, A COPY OF THAT CERTIFICATION MUST BE SUBMITTED WITH THIS FORM.

NUMBER OF EMPLOYEES	TAX	ADMIN FEE	TOTAL DUE
1-5	\$100.00	\$25.00	\$125.00
6-15	\$200.00	\$25.00	\$225.00
16-30	\$300.00	\$25.00	\$325.00
31-50	\$400.00	\$25.00	\$425.00
51+	\$500.00	\$25.00	\$525.00
PROFESSIONALS	\$300.00	\$25.00	\$325.00
PEDDLER/TRANSIENT	\$250.00	\$25.00	\$275.00



ALCOHOL CLASS WORKSHEET

*Required for all

The City of Flemington has six classes of alcohol licenses with varying allowable sales hours. Alcohol is restricted from sale on an election day within 250 feet of a polling location. Sales are allowable on all holidays.

Please check the type of license(s) you are applying for.

☐ Class I – HOTELS

(with a minimum of 60 rooms)

Alcohol Sale Hours:

Monday – Saturday 8:00 am – 11:45 pm
Sunday 12:30 pm to 11:30 pm

ON PREMISE Consumption – Hotel Bar

- ☐ Beer - \$850
- ☐ Wine - \$750
- ☐ Liquor - \$3000

No Sunday Sales

OFF PREMISE Consumption – In-Room

- ☐ Beer - \$850
- ☐ Wine - \$750
- ☐ Liquor - \$3000
- ☐ Sunday Sales - \$500

☐ Class II – RESTAURANTS

ON PREMISE Consumption *(with full kitchen)*

Monday – Saturday – 60% food sales required
Sunday – 70% food sales required

Alcohol Sale Hours:

Monday – Saturday 11:00 am – 1:00 am
Sunday 12:30 pm to 11:30 pm

**There is an application for Class II Sunday Sales that must to accompany this application.*

- ☐ Beer - \$850
- ☐ Wine - \$550
- ☐ Liquor - \$2600
- ☐ Sunday Sales - \$500*

☐ Class III – RECREATION FACILITIES

ON PREMISE Consumption *(venues with food)*

65% food sales required

Alcohol Sale Hours:

Monday – Saturday 11:00 am – 1:00 am
Sunday 12:30 pm to 11:30 pm

- ☐ Beer - \$850
- ☐ Wine - \$550
- ☐ Liquor - \$2600
- ☐ Sunday Sales - \$500

☐ Class IV – CLUBS, LOUNGES & BARS

ON PREMISE Consumption

Alcohol Sale Hours:

Monday – Saturday 11:00 am – 1:00 am
Sunday 12:30 pm to 11:30 pm

- ☐ Beer - \$850
- ☐ Wine - \$750
- ☐ Liquor - \$3000
- ☐ Sunday Sales - \$500

☐ Class V – RETAIL & PACKAGE STORES

OFF PREMISE Consumption

Alcohol Sale Hours:

Monday – Saturday 8:00 am – 11:45 pm
Sunday 12:30 pm to 11:30 pm

- ☐ Beer - \$850
- ☐ Wine - \$550
- ☐ Liquor - \$2500
- ☐ Sunday Sales - \$500

☐ Class VI – CATERED OR NON-PROFIT EVENT FUNCTION

ON PREMISE Consumption *(up to 2 days)*

Alcohol Sale Hours:

Monday – Saturday 11:00 am – 1:00 am
Sunday 12:30 pm to 11:30 pm

- ☐ Beer - \$50
- ☐ Wine - \$50
- ☐ Liquor - \$100
- ☐ Sunday Sales - \$500

Sec. 30-36. - Prohibited conduct.

Unless otherwise provided in section 30-37, it shall be unlawful for any person within the unincorporated areas of the county to discharge a firearm:

- (1) On any property within the unincorporated area of the county, except that the discharge of firearms shall be permitted consistent with this article on property zoned dunes and marshland (DM-1) and on any single lot, tract, or parcel of land, consisting of no less than two acres and wholly located within one or more of the following zoning districts: agricultural (A-1), agricultural residential (AR-1), single-family residential (R-1), two-family residential (R-2), and one- and two-family residential (R-2A);
- (2) Within 1,000 feet of any schoolhouse or any dwelling or structure intended and suitable for residential occupancy, the conduct of in-person business, or as a place of regular worship or public meeting, without the express permission of the owner of said dwelling or structure;
- (3) On any park or other property owned or controlled by the Board of Commissioners of Liberty County, without the prior written consent of said board or its designated department, agency, or official;
- (4) On the property of another, without the express permission of the owner of said property;
- (5) So as to fire across, or cause any bullet, ball, shot, or other projectile from said firearm to land on, the property of another, without the express permission of the owner of said property;
- (6) At night, the same being the period beginning 30 minutes after sunset until 30 minutes before sunrise; or
- (7) When target shooting, without taking the following safety precautions: (a) use of an appropriate natural or man-made backstop (e.g. upland slope, berm, timbers, etc.) of such material, size, and orientation that will safely stop and render harmless the bullet or other projectile being fired; and (b) use of targets of such material and placed at such height and relation to a backstop so as to significantly minimize any overshoot or ricochet.

(Ord. No. 2021-004, § I, 8-19-2021, eff. 9-1-2021)

Sec. 30-37. - Regulatory exceptions.

Notwithstanding section 30-36, this article and the prohibitions contained herein shall not apply:

- (1) To any person acting with legal justification in the defense of person or property;
- (2) To any property owned or controlled by the United States or the State of Georgia, or any department or authority thereof, including, without limitation, the United States Army;
- (3) To law enforcement officers, animal control officers, or other government employees or agents authorized to carry a firearm when in the performance of their official duties; or

- (4) With respect to section 30-36(1) and (2), the (a) business location of a duly licensed firearms dealer or indoor or outdoor sport shooting range, or (b) lands regularly and actively used as of September 1, 2021 as a hunting club, hunting preserve, shooting preserve, or similar operations, whether public or private, and the activities thereon, so long as said lands are continuously or seasonally used for such purposes in compliance with applicable law, including, without limitation, the Georgia Game and Fish Code, O.C.G.A. § 27-1-1 and related regulations of the Georgia Board of Natural Resources; or
- (5) With respect to section 30-36(2), lands regularly and actively used as a hunting club, hunting preserve, shooting preserve, sport shooting range, or similar operations, whether public or private, and the activities thereon, which violate said section 30-36(2) solely as a result of changed conditions in or around the locality of such lands and so long as said lands have been used for such purposes for at least a year prior to said changed conditions and are continuously or seasonally used thereafter for the same purposes in compliance with applicable law, including, without limitation, the Georgia Game and Fish Code, O.C.G.A. § 27-1-1 and related regulations of the Georgia Board of Natural Resources; or
- (6) With respect to section 30-36(6), any person holding a duly issued hunting license and engaged in the night hunting of permitted species in accordance with law.

(Ord. No. 2021-004, § I, 8-19-2021, eff. 9-1-2021)

Sec. 30-38. - Cumulative of state law.

This article shall be subject to all existing and future laws of the State of Georgia regulating firearms and their discharge, and shall remain in full force and effect to the extent not preempted or otherwise prohibited by said laws.

(Ord. No. 2021-004, § I, 8-19-2021, eff. 9-1-2021)

Sec. 22-5. - Weapons; discharge in city.

It shall be unlawful for any person to discharge a firearm, including pistol, rifle and shotgun, or to shoot an air gun, including BB gun and pellet gun, within the city, except by law enforcement officers in the line of duty, and the military when on drill or parade, or at a funeral in honor of the dead; provided, however, it shall not be unlawful for any person to shoot a BB gun upon private property if that person shall have first obtained the express permission of the owner of that property to do so.

(Code 1955, § 9-1-5)

Sec. 16-93. - Definitions.

For purposes of this section:

Camp or camping shall mean occupying or using a public park, public area, square, or parking area servicing a public park/area/square/building as defined herein for living-accommodation purposes such as sleeping activities or making preparations to sleep (including the laying down of bedding for the purpose of sleeping), or storing personal property or storing other belongings, making a fire, carrying on cooking activities, or using a tent, or other structure for habitation. These activities constitute camping if, in light of all the circumstances, it reasonably appears that in conducting one or more of these activities, the person is in fact using the area as a living accommodation, regardless of the intent of the person or the nature of any other activities in which the person may also be engaging.

Inappropriate use of public area shall mean the use of public areas, or the improvements located thereon, for any personal or otherwise unlawful use not otherwise authorized by this article or any chapter of the city. This shall include, but is not limited to, the use of public parks, fountains, and/or utilities for bathing, hygienic care, or elimination.

Interference with ingress or egress shall mean camping, storing personal property, standing, sitting, lying down, using personal property, or performing any other activity where such activity:

- (1) Materially interferes with the ingress into or egress from buildings, driveways, streets, sidewalks, alleys, or any other real property that has a limited number of entrances or exits, regardless of whether the property is owned in whole or in part by the city, a private owner, or another public entity, unless having received the prior express written permission of the property owner; or
- (2) Reasonably appears, in light of all of the circumstances, to have the purpose or effect of blocking ingress into or egress from buildings, driveways, streets, sidewalks, alleys, or any other real property that has a limited number of entrances or exits, regardless of whether the property is owned in whole or in part by the city, a private owner, or another public entity, unless having received the prior express written permission of the property owner.

Public area(s) shall mean an area to which the public or a substantial group of persons has access, including, but not limited to, streets, highways, roadways (including shoulders and medians), bridges, the area above and below any bridge, sidewalks, alleys, parking lots and decks, plazas, parks, public greenspace areas, playgrounds, schools, transportation facilities, within a public-transportation vehicle, an area owned in whole or in part by, operated by, for, or under the custody and control of the city, and other public property, including all areas in the immediate vicinity of public buildings and any other property where public gatherings occur on a regular basis, and any other property where public meetings are conducted.

Storing personal property shall mean leaving one's personal effects, such as, but not limited to, clothing, bedrolls, cookware, sleeping bags, luggage, knapsacks, or backpacks, unattended for any substantial prolonged length of time. This term shall not include parking a bicycle or other mode of transportation.

(Ord. No. 1075, § 1, 10-5-2022)

Sec. 16-94. - Prohibited acts.

Unless acting under a valid permit issued by the city or otherwise authorized by the city through its agencies or authorities, it shall be unlawful for any person within the corporate limits of the city to commit any of the following acts.

- (1) No person shall camp in a public area.
- (2) No person shall interfere with ingress or egress of any building, private property, or public area.
- (3) No person shall inappropriately use a public area as defined herein.

(Ord. No. 1075, § 1, 10-5-2022)

Sec. 16-95. - Prohibited use of private property.

It shall be unlawful for anyone other than the owner of a private property, a leaseholder of such private property, or other rightful occupant of such private property to camp, sleep, reside, store personal property, or lie upon, any private property without the owner's or leaseholder's permission. Any such use of private property authorized by and consented to by the owner or leaseholder of such private property must be in conformity with the provisions of this Code, including, but not limited to, the zoning and land use provisions of said Code, which are applicable to such private property, and if such use is a violation of said Code, an authorization of such use by the landowner or leaseholder shall not nullify a violation of any provision of this section.

(Ord. No. 1075, § 1, 10-5-2022)

Sec. 16-96. - Warning.

No person may be arrested for violating this section until such person has received a verbal or written warning to cease the unlawful conduct. If the violator fails to promptly comply with the warning issued, then that person may be issued a citation or arrested.

(Ord. No. 1075, § 1, 10-5-2022)

Sec. 16-97. - Exceptions.

This section shall not be construed to prohibit any of the following behaviors:

- (1) Uses of public parks or public streets authorized by the mayor and commission of the city or an authority delegated to authorize such use;
- (2) A person or persons sitting or lying down as a result of a medical emergency; and
- (3) A person or persons, sitting, or resting in a public park, public street, or private property where such activity does not constitute camping as herein defined, and such activity does not interfere with ingress and egress as defined herein.

(Ord. No. 1075, § 1, 10-5-2022)

Sec. 16-98. - Reserved.

Sec. 16-99. - Abandoned personal property.

Any personal property used to camp, in which a citation was issued, or being stored, as defined above, may be deemed abandoned by the city police department or the city enforcement department and may be confiscated by the same without prior warning. This Code section shall apply to the confiscation of abandoned personal property regardless of whether the personal property relates to the issuance of a citation or arrest as a result of a violation of this chapter. The city police department or the city code enforcement department shall retain the property in a manner consistent with the handling of other confiscated or abandoned property. The city police department or the city code enforcement department shall not be liable for the disposal of abandoned personal property as defined herein.

(Ord. No. 1075, § 1, 10-5-2022)