

CITY OF SOUTH FULTON, GEORGIA

Alcohol License and Zoning Public Hearings

City Hall

Tuesday, January 27, 2026, 5:00 PM



Alcohol License and Zoning Public Hearings Minutes

I. Meeting Called to Order - Mayor Gumbs

Mayor Carmalitha Gumbs called the meeting to order at 5:10 PM.

The meeting is being conducted under special emergency circumstances due to the Emergency Order issued by the Georgia Governor regarding Winter Storm Fern, dated January 22, 2026. City Council members and staff are participating via conference call (Zoom). The meeting is being simulcast in realtime via the City's YouTube channel.

II. Roll Call - Corey Adams, City Clerk

Present: Mayor Carmalitha Gumbs
Councilmember Catherine F. Rowell
Councilmember Aaron V. Johnson
Councilmember Helen Z. Willis
Councilmember Jacey Sebastian
Councilmember Keosha B. Bell
Councilmember Linda B. Pritchett
Councilmember Natasha Williams-Brown

Following the roll call by the City Clerk, a quorum was established.

III. Alcohol Licenses, Rezoning, Variance and Modification Cases (For Presentation and Public Hearing Only)

- A. 4. Z25-036/CDP25-015 (Public Hearing): An application by BTR Group C/O Hakim Hilliard requests a rezoning from AG -1 (Agricultural District/Cliftdale Overlay District) to A -L (Apartment Limited Dwelling District/Cliftdale Overlay District) to develop 162 units on 6.3 acres at **5090, 5050, & 0 Southwood Road** (Parcel Ids: 09F310001390713, 09F310001391281, 09F310001390945, 09F310001390929 & 09F310001391489). A Future Land Use Amendment from Agricultural Neighborhood to Suburban Neighborhood II is also requested. City Council District: 3.

Staff Recommendation: DENIAL
Planning Commission Recommendation:

A motion was made to recess for five minutes at 5:20 PM. The motion was approved, 7-0.

Motion (Recess): Councilmember Williams-Brown
Second: Councilmember Willis
(Motion Passed)

Yea: 7 Councilmember Rowell, Councilmember Johnson, Councilmember Willis, Councilmember Sebastian, Councilmember Bell, Councilmember Williams-Brown, Councilmember Pritchett
Nay: 0 None
Abstain: 0 None
Not Voting: 3 Mayor Carmalitha Gumbs, Assistant City Attorney Sara Kelly, City Manager Sharon Subadan

A motion to reconvene was made at 5:26 PM. The motion was approved, 7-0.

Motion (Reconvene): Councilmember Williams-Brown
Second: Councilmember Bell
(Motion Passed)

Yea: 7 Councilmember Rowell, Councilmember Johnson, Councilmember Willis, Councilmember Sebastian, Councilmember Bell, Councilmember Williams-Brown, Councilmember Pritchett
Nay: 0 None
Abstain: 0 None
Not Voting: 3 Mayor Carmalitha Gumbs, Assistant City Attorney Sara Kelly, City Manager Sharon Subadan

Public Hearing:
Favor - None
Opposition- None

IV. Executive Session, if necessary

A motion was made to recess for the Executive Session for Real Estate, Personnel, Litigation, and CyberSecurity at 5:44 PM. The motion was approved 7-0.

Motion (Recess): Councilmember Willis
Second: Councilmember Sebastian
(Motion Passed)

Yea: 7 Councilmember Rowell, Councilmember Johnson, Councilmember Willis, Councilmember Sebastian, Councilmember Bell, Councilmember Williams-Brown, Councilmember Pritchett

Nay: 0 None
Abstain: 0 None
Not Voting: 3 Mayor Carmalitha Gumbs, Assistant City Attorney Sara Kelly, City Manager Sharon Subadan

Mayor Carmalitha Gumbs reconvened the meeting from the Executive Session at 7:02 PM.

V. Adjournment of Meeting

Mayor Carmalitha Gumbs adjourned the Alcohol License and Zoning Public Hearing Meeting at 7:02 PM.