



Where Community Connects

STOCKBRIDGE CITY COUNCIL

Mayor

Anthony Ford

Mayor Pro Tem John Blount

Councilwoman LaKeisha Gantt

Councilman Elton Alexander

Councilwoman Neat Robinson

Councilman Alphonso Thomas

CITY MANAGER

Randy Knighton

CITY CLERK

Vanessa Holiday

DEPUTY CLERK

Randi Rainey

CITY ATTORNEY

Michael Williams

**Council Meeting
Agenda
September 9, 2019 3:30 PM**



Stockbridge City Hall

4640 N. Henry Blvd.

Stockbridge, GA 30281

Website: www.cityofstockbridge.com

Phone: 770-389-7900

Fax: 770-389-7912



AGENDA COUNCIL MEETING CITY OF STOCKBRIDGE

MONDAY, SEPTEMBER 9, 2019 3:30 PM

Mayor & City Council

Mayor Anthony S. Ford
Mayor Pro Tem John Blount
Councilwoman LaKeisha Gantt
Councilman Elton Alexander
Councilwoman Neat Robinson
Councilman Alphonso Thomas

Administration

Randy Knighton, City Manager
Camilla Moore, Asst. City Mngr.
Vanessa Holiday, City Clerk
Michael Williams, City Attorney
Randi Rainey, Deputy City Clerk

CALL TO ORDER

INVOCATION

PLEDGE OF ALLEGIANCE

ROLL CALL

ADOPTION OF THE AGENDA

ADOPTION OF THE MINUTES FOR THE FOLLOWING MEETINGS: 7/8/2019, 7/15/2019, 7/18/2019, 7/30/2019, 8/12/2019, 8/14/2019, 8/15/2019 & 8/16/2019

- 1 Draft Minutes of July 8, 2019
- 2 Draft Minutes of July 15, 2019
- 3 Draft Minutes of July 18, 2019
- 4 Draft Minutes of July 30, 2019
- 5 Draft Minutes of August 12, 2019
- 6 Draft Minutes of August 14, 2019
- 7 Draft Minutes of August 15, 2019
- 8 Draft Minutes of August 16, 2019

CEREMONIAL REVIEW- Proclamation- Hearing Doctors of Georgia

PUBLIC COMMENTS

PRESENTATION

- 9 Henry County Animal Control Ordinance Update - Presented by: Brad Johnson-Assistant County Manager and Gerri Yoder-Animal Care & Control Director

OLD BUSINESS

- 10 Council Consideration to approve selection of vendor for Towing & Wrecker Services for the City - Presented by: Lindell Miller, Camilla Moore

NEW BUSINESS

- 11 Council Consideration to approve Bid Award Recommendation for Roadway Resurfacing in the amount of \$1,322,458.32 Funding Source:\$291,306.61 Grant Funding \$1,081,151.71 Fund Balance - Presented by: Decius Aaron
- 12 Council Consideration to approve new Public Works facility Construction Bid Award to Pellicano Construction Company in the amount of \$2,120,00.00 - Presented by: Decius Aaron, Lindell Miller
- 13 Council Consideration to approve the amended 2019 Municipal Election Voting Schedule - Presented by: Randi Rainey

14 PUBLIC HEARING

Council Consideration to approve Rezoning Request for Case # RZ-2019-01: Georgia Health Care Association, Inc., Applicant; and YM Hospitality Group, Agent; requests the rezoning of their property from C-2 (General Commercial District) to C-3 (Heavy Commercial District) for the purpose of constructing a hotel. Property is identified by its Parcel ID, 051-01028038, and is located east of 160 Country Club Drive. Property consists of 1.268 acres within Land Lot 20 of District 6 in the City of Stockbridge - Presented by: Camilla Moore

15 PUBLIC HEARING

Council Consideration to approve Rezoning Request for Case #RZ-2019-02: Robbie Moore of Palace Hospitality, LLC. Applicant; representing George P. Harper, III, P.E. of Paramount Engineering, LLC; request of property consists of 3.545 acres within Land Lot 19 of District 6 in the City of Stockbridge - Presented by: Camilla Moore

- 16 Council Consideration to approve Wetland Application for Jodeco South - Presented by: Camilla Moore

DISCUSSION

17 Update on Parking in Subdivisions

CITY MANAGER'S COMMENTS (Randy Knighton)

CITY CLERK'S COMMENTS (Vanessa Holiday)

COMMENTS FROM THE CITY COUNCIL

MAYOR'S COMMENTS (Mayor Anthony Ford)

EXECUTIVE SESSION (Exemptions to the Georgia Open Meetings Acts)

ANNOUNCEMENTS OF UPCOMING MEETINGS & EVENTS

ADJOURNMENT



Where Community Connects

SUMMARY MINUTES COUNCIL MEETING

MONDAY, JULY 8, 2019 6:00 P.M.

Mayor & City Council

Mayor Anthony S. Ford
Councilman Elton Alexander
Mayor Pro Tem John Blount
Councilwoman LaKeisha Gantt
Councilwoman Neat Robinson
Councilman Alphonso Thomas

Administration

Randy Knighton, City Manager
Camilla Moore, Asst. City Manager
Vanessa Holiday, City Clerk
Randi Rainey, Deputy City Clerk
Michael Williams, City Attorney

Mission: To provide visionary leadership and superior municipal services that enhance the quality of life for citizens while creating a welcoming business atmosphere focused on sustainability and expansion of tourism and cultural events.

Call to Order was made by Mayor Ford.

Invocation by Maggie Martinez.

Pledge of Allegiance was recited in unison.

City Clerk, Vanessa Holiday was asked to proceed with a verbal roll call. All members were in attendance except Mayor Pro Tem Blount due to a pre-planned event.

Councilwoman Robinson motioned to approve the Agenda; second by Councilwoman Gantt. The motion passed 4-0.

Councilwoman Gantt motioned to adopt the Minutes for the following meetings: 05/13/2019 & 05/28/2019; second by Councilman Alexander. The motion passed 4-0.

PUBLIC COMMENTS

All persons wishing to speak for public comment must sign in with the City Clerk prior to the beginning of the meeting. You must sign your name, address, and phone number. You will be able to address the Mayor and Council for three (3) minutes. Speakers must respect all members of the elected body, officials, and staff. Defamation, unruliness and/or swearing will not be tolerated while meetings are in session.

- Kathryn Gilbert: Stated she is not in favor of Police Services for the City of Stockbridge, contrary to a post she had seen from a city official who was

advocating in favor, and noted her reasoning was this would result in the duplication of administrative costs for citizens, and rather asked that the City of Stockbridge work with Henry County for better services; noted the County Commission did not deny processing of the City's Code violations, noting the SDS (Strategy Delivery Services) Agreement was not in affect which included Code Enforcement Services, and again asked the City to negotiate with the County in good faith to allow codes to be covered by Henry County.

Mayor Ford noted the City is currently in negotiations regarding the SDS.

City Manager Randy Knighton referenced legal implications and noted comments were not appropriate at this time.

- Ms. Jewetttee McNeal stated she was representing the Holiday Inn Express on Hwy. 138 in Stockbridge near I-75 and is in support of the beautification efforts in the area noting the curb appeal would make a great first impression on those visiting the area and would be inclined to stop and spend *visiting dollars*.
- Kenneth Wilson of K-Piano thanked the City for their support and noted this summer's program produced the largest registration thus far with over 300+ kids; noted he changed the name of his program to *Stockbridge Music & Arts* due to the love that he has for the City and is a proud resident; noted his excitement about the upcoming Youth and Arts centers and asked that the City include the Arts center specifically in the upcoming SPLOST V list of projects; thanked the City for their ongoing support.

CEREMONIAL REVIEW

- Swearing In – Youth Council Advisory Committee Members
- Recognition of New City Businesses
- Recognition of participants in the First Economic Summit

PRESENTATION

3. 2019 Election Update – County SPLOST/Municipal Election
Presented by Tina Lunsford, Henry Council Elections /Superintendent
Ms. Lunsford gave an overview of the Municipal Elections schedule and State Codes; noted changes to polling locations beginning in 2019; noted the City's registered voters to be 24,000 (the highest in Henry County); referenced the City's (9) nine polling locations; noted the residents who vote early can vote in one location, and those who vote on election day must vote at the local polling location (Municipal Court) AND their regular polling location to vote on the SPLOST V Referendum; referenced the various entities being used to spread the word about the upcoming election and polling locations; and recommended creating additional precincts for the 2021 election cycle.

Vanessa Holiday, City Clerk informed the citizens of a polling location flyer available for them to pick up after the meeting; and encourages early voting.

OLD BUSINESS

4. Update – Downtown Parking/Signage/Alleyway & Breezeway Projects
Presented by Camilla Moore – Community Development Director
Ms. Moore recommended staff do an evaluation related to parking issues on M. L. King, Sr. Heritage Trail; noted GRTA and the DOT did not claim ownership of the Park N Ride signage; stated that with the demolition of the old police precinct, the parking spaces should double; monitoring will be provided once towing is onboard; (7) signs for parking should be installed rather quickly and use of the gravel parking lot on the Norfolk Southern side of M L King, Sr. Heritage Trail; staff spoke with Norfolk Southern and noted they said it would be okay as long as no paving, striping or land disturbance takes place.

Attorney Williams stated that he prefers written authorization from Norfolk Southern.

Ms. Moore noted crush and run would be installed as a temporary measure as the area is expected to go vertical; cost of the crush and run will be presented at the July 30th meeting.

Mr. Knighton presented the estimated cost of the Alleyway project of around \$292,325, noting the Council authorized up to \$350,000; noted he is looking at funding sources and current SPLOST, and will begin in earnest to move the project forward.

Councilman Thomas expressed the importance of the City being proactive and these sentiments were echoed by the Council.

5. Update – On-Street Parking
Presented by Camilla Moore – Community Development Director
Ms. Moore noted the RFQ deadline has closed for towing and wrecker services; referenced Falling Waters subdivision being able to regulate towing within their HOA guidelines.
6. Update – Pine Grove Property Maintenance Report
Presented by Camilla Moore – Community Development Director
Ms. Moore noted staff met with the contractors today at 4:45 p.m. and the repairs are 99% complete; staff is pulling permits for the deck which should take 1-2 days and should be complete by Monday; noted the City's Building Inspector had visited the site today; the

report of the findings was mailed out today; and stated residents need to work towards getting the HOA in the hands of its homeowners as soon as possible; referenced the County's Health Department oversight of Health and Wellness of the facilities, and the City of Stockbridge's oversight is Building Inspections and Code.

Ms. Moore also noted a detention pond that was not included in the list of Pineview repairs; and stated the Health Department has cleared the pool for use, and she would forward the documentation to the members of the Pine Grove community.

NEW BUSINESS

PUBLIC HEARING

7. Council Consideration of the following Annexation Request:
Owner(s)/Applicant(s): Alecia K. Waters, Kevin O. Waters, R. Alan Stahl, Judy Stahl - Request: 100% Method Annexation into the City of Stockbridge for the property located at Old Stagecoach Rd. Parcel ID: S15-01023000 Land Lot 92 of the 12th District. The property consists of a Lot and is zoned C-3.

The applicant *withdrew* the following Annexation Request:
Owner(s)/Applicant(s): Alecia K. Waters, Kevin O. Waters, R. Alan Stahl, Judy Stahl - Request: 100% Method Annexation into the City of Stockbridge for the property located at 58 Old Stagecoach Rd. Parcel ID: S15-01015000 Land Lot 92 of the 12th District. The property consists of a Lot and is zoned RA.
Presented by Camilla Moore – Community Development Director

Ms. Moore noted the annexation items were presented before the Henry County Board of Commissioners on June 4, 2019 and before the City's Planning Commission on June 27, 2019 and stated the request to withdraw parcel S15-01015000 was to prevent the creation of an island. Ms. Moore noted staff recommendation is based on zoning and proximity to railroad tracks and C-3 is more consistent than an M-1.

Applicant Alecia K. Waters addressed the Council and stated the property is being used for storage of FEMA supplies with no anticipation of building anything on the property.

Councilman Alexander referenced the County Commissioner's meeting where he noted 5th District Commissioner Holmes' remarks of the property being used as a junkyard.

Ms. Moore noted no County staffer stated that had been presented as

the use and suggested including in the motion conditions of use.

Ms. Waters noted she understood the concerns and stated she does not want to cause harm to the surrounding property owners or the City; and stated the property is for storage of disaster relief supplies, not further noted the empty lot would remain as such due to some drainage issues.

Councilman Alexander asked the application for the reason for the annexation request with the use remaining the same.

Ms Waters stated she spoke with Commissioner Holmes and he is not favoring to commercial properties in this area of his district. Councilwoman Gantt asked the City Attorney if it was appropriate for her to vote on this item due to her work with FEMA.

The applicant responded that she is not affiliated with FEMA.

Councilwoman Gantt asked Ms. Moore if there were any zoning issues.

Ms. Moore stated the property is zoned for storage.

Mayor Ford opened the Public Hearing.

No Speakers in Favor – No Speakers Opposed.

The Public Hearing was closed.

Councilwoman Gantt motioned to approve the annexation; there was no second to the motion. The motion died for lack of a 2nd.

PUBLIC HEARING

8. Council Consideration regarding a text amendment to the Zoning Code of the City of Stockbridge, Georgia regulating Small Box Discount Stores.

Presented by Camilla Moore – Community Development Director
Ms. Moore referenced the request for an Ordinance relating to Small Box Stores due to over saturation of these types of stores and recommends a distance requirement of 3 for every 13 miles (to include neighboring jurisdictions) noting there were currently (7) seven stores as referenced on the map.

Councilwoman Robinson requested additional distance between the stores.

Councilman Alexander disputed the quantity of (7) seven, noting the Dollar Tree Stores and the Zero store that recently closed.

Ms. Moore stated she understood the Ordinance to be directed at stand-alone stores and not those within a strip plaza.

Attorney Williams stated the focus of the ordinance had been placed on the stand-alone buildings, 12000 sq. ft. with the distance separation applying to Henry County and the City of Stockbridge and one (1) mile apart.

Councilman Thomas asked Ms. Moore if the re-write of the Zoning Ordinance would address these issues.

Ms. Moore stated she would re-send the schedule of the Zoning re-write.

Councilman Alexander stated the Zoning re-write is expected to start later this year.

Mayor Ford opened the Public Hearing.

Speakers in Favor:

Kathryn Gilbert who noted this was an opportunity for Stockbridge to be a star of the southside; noting the future is in our hands and prevent Dollar General stores from appearing on every corner.

Jenetta Roberts stated the stores are in proximity of each other; noted there is a new Dollar Tree in McDonough; and stated the stores don't offer quality jobs for a livable wage.

Gordon Gilbert stated he was not sure if he was speaking in favor or opposed because he was afraid that other businesses may be excluded.

No Speakers Opposed.

The Public Hearing was closed.

Councilman Alexander motioned to approve a text amendment to the Zoning Code of the City of Stockbridge, Georgia regulating Small Box Discount Stores; second by Councilwoman Gantt. The motion passed 4-0.

PUBLIC HEARING

9. Council Consideration regarding a text amendment to the Zoning Code of the City of Stockbridge, Georgia regulating Short-Term Rentals of residential properties.
Presented by Camilla Moore – Community Development Director
Ms. Moore noted there has been a tendency for property owners to list their homes as Air BnB's and have become a nuisance to the community. Ms. Moore noted the proposed Ordinance would make sure property owners renting their property will comply with the requirements.

Councilman Alexander noted the parties are getting out of control and stated no one wants these types of party houses in their subdivision; and agreed with Councilman Thomas with the City being proactive. Councilman Thomas questioned the enforcement of the Ordinance.

Ms. Moore noted the Fire Marshal is the only one who could shut down the parties due to the number of people occupying the homes.

Mayor Ford opened the Public Hearing.

Speakers in Favor:

Kenneth McFarland who noted as an HOA Board Member, they can maintain the property, but not what goes on inside and asked for the City's Help. Mr. McFarland also noted it's not the residents having the parties, it's the out of towners having parties which disrupts the community.

Kathryn Gilbert noted the home that is occupant is not owner occupied and is owned by an investment Company based out of Phoenix, AZ. Ms. Gilbert also noted parking was bad, the music was too loud and shuttles to and from the house coming from Benchwarmers.

No speakers opposed.

The Public Hearing was closed.

Councilwoman Gantt motioned to approve a text amendment to the Zoning Code of the City of Stockbridge, Georgia regulating Short-Term Rentals of residential properties; second by Councilman Thomas. The motion passed 4-0.

NEW BUSINESS

10. Council Consideration to approve Falcon Design Consultants Task Order FDC 2019.11: North Henry Blvd. and East Atlanta Rd. Intersection Improvements Design in the amount of \$39,500.00 and Task Order FDC 2019.12: Lee Street and East Atlanta Road Intersection Realignment Design in the amount of \$58,500.00 – Amphitheater Project – Funding Source: Fund Balance Presented by Camilla Moore – Community Development Director Ms. Moore noted both Task Orders are related to the Amphitheater and focuses on road improvements along East Atlanta Road and Lee Street to accommodate the 3,500-seating capacity. Ms. Moore further noted the Task Orders will look at realigning East Atlanta and Lee Street which will include adding accel and deacceleration lanes and will be done simultaneously.

Councilman Alexander motioned to approve Falcon Design Consultants Task Order FDC 2019.11: North Henry Blvd. and East Atlanta Rd. Intersection Improvements Design in the amount of \$39,500.00 and Task Order FDC 2019.12: Lee Street and East Atlanta Road Intersection Realignment Design in the amount of \$58,500.00 – Amphitheater Project; second by Councilwoman Robinson. The motion passed 3-0 (Councilman Thomas was not present on dais for the vote).

11. Council Consideration to approve 1-yr. State Contract for Hwy. 138 Landscaping July 2019 – December 2019 in the amount of \$33,610.94 and January 2020 – June 2020 in the amount of \$33,610.94 Total Contract \$67,221.88. Funding Source: Executive – Landscaping/Right-of-way Beautification Presented by Decius Aaron – Public Works Director Mr. Aaron noted this is an opportunity to have a public/private partnership and a standing agreement with a vendor to beautify Highway 138 West from the interstate past Spivey Road. Mr. Aaron further noted the current goal right now is to keep that location mowed on a routine basis and is seeking approval for a beautification schedule.

Mr. Knighton noted staff has had communication with Clayton County and will continue those conversations and would like to raise the bar and make sure corridors within the city limits are maintained. Mr. Knighton referenced Council's authorization in last year's budget \$50,000 for landscaping and noted this would be a part of that and has had conversation about adding other corridors such as Jodeco, Hudson Bridge and Eagles Landing.

Councilwoman Robinson motioned to approve a State Contract for Hwy. 138 Landscaping July 2019 – December 2019 in the amount of \$33,610.94 and January 2020 – June 2020 in the amount of \$33,610.94 Total Contract \$67,221.88; second by Councilman Alexander. The Motion passed 4-0.

12. Council Consideration to approve the installation of Speed Breakers on Shields Road. Funding Source: Public Works
Presented by Decius Aaron - Public Works Director
Mr. Aaron noted residents have had concerns with speeding on Shields Road and has requested speed breakers. Mr. Aaron went on to explain the FHA (Federal Highway Administration) classifies roads as: Arterial, Collector and Residential, with Shields Road being an Arterial road. Mr. Aaron noted arterial roads are the type of roads that have a higher rate of speed than collectors and residential roads; and, speed breakers are not normally put on those types of roads.

Mr. Aaron recommended not to approve the installation and instead allow signage along the Shields Road.

Councilwoman Gantt motioned to approve the installation of Speed Breakers on Shields Road; second by Councilman Thomas. Following additional discussion, the motion was rescinded by Councilwoman Gantt.

Mayor Ford noted signage can be approved by the City Manager.

No action taken.

13. Council Consideration to approve Allsouth Constructors, Inc. Change Order No. 1 in the amount of \$720,500.00 and Carter & Sloope Engineering Services in the amount of \$66,900.00 less Contingencies in the amount of \$461,539.10 for an overall amendment of \$318,661.90 and total project cost for the WWTP Improvements and Glynn Addy Pump Station Rehabilitation Carter & Sloope Project no. S9100.013 & .014 from \$5,328,692.00 to \$5,599,992.00.
Funding Source: Water & Sewer Fund Balance
Presented by Decius Aaron, Public Works Director
Mr. Aaron noted the issue of the City's sewer system overflowing as the result of heavy rainfall and staff is attempting to use the pump truck. Mr. Aaron noted there is a bid opening on July 24th for the first Phase of the Smith-Barnes Sewer Basin and Rehabilitation to help improve the collection system. Mr. Aaron noted the funding is available in the Sewer Fund Balance.

Councilman Alexander noted HCWA (Henry County Water Authority) is its own entity separate from the County and inquired on what it would take for HCWA to take over the City's water system.

Mr. Aaron noted the City would still have to pay out a large amount of money to repair the system if HCWA took over.

Councilman Alexander requested a full assessment of the system before spending the city's money.

Councilman Thomas expressed his concerns with the bidding process.

Councilwoman Robinson motioned to approve Allsouth Constructors, Inc. Change Order No. 1 in the amount of \$720,500.00 and Carter & Sloope Engineering Services in the amount of \$66,900.00 less Contingencies in the amount of \$461,539.10 for an overall amendment of \$318,661.90 and total project cost for the WWTP Improvements and Glynn Addy Pump Station Rehabilitation Carter & Sloope Project no. S9100.013 & .014 from \$5,328,692.00 to \$5,599,992.00; second by Councilwoman Gantt. The motion passed 4-0.

14. Council Consideration to approve a Resolution to regulate and provide for the calling of an Election to determine whether the City Council of the City of Stockbridge shall be authorized to allow the consumption of alcohol on premises from 11:00 a.m. until 12:00 midnight on Sundays as authorized by Article 7 of Chapter 3 of Title 3 of the Official Code of Georgia Annotated – Brunch Bill
Presented by Michael Williams – City Attorney
Attorney Williams noted the Resolution would call for a referendum for voters to vote on in the fall.

Councilman Alexander motioned to approve a Resolution to regulate and provide for the calling of an Election to determine whether the City Council of the City of Stockbridge shall be authorized to allow the consumption of alcohol on premises from 11:00 a.m. until 12:00 midnight on Sundays as authorized by Article 7 of Chapter 3 of Title 3 of the Official Code of Georgia Annotated – Brunch Bill; second by Councilwoman. The motion passed 4-0.

COMMENTS FROM THE CITY MANAGER

Mr. Knighton noted the demolition of the old Police Station started today and should be completed by the end of the week; noted with the demolition, there was also the demolition of a nuisance home, with more to come in about 2-3 weeks;

stated the restrooms have been updated at Garner Park with renovations at the other City parks to follow along with the installations of larger BBQ grills and will be working towards installing cooling/misting stations and ceiling fans in the pavilions at the parks; noted his appreciation and thanked staff for all of the great work done in the City.

COMMENTS FROM THE CLERK'S OFFICE

Thanked all who worked to put together the recent staff BBQ event; and thanked the Clerk's Office team for doing an amazing job while she was away at training.

COMMENTS FROM THE CITY COUNCIL

Councilman Thomas thanked Mr. Knighton for the employee BBQ event; shared with citizens great things are happening with the City and is trying to put the best products out for citizens; Councilman Thomas noted for citizens to look at all phases and to see how the City is moving forward and is proud of Council and staff members.

Councilwoman Gantt thanked citizens for their continued support and prayers and hopes everyone had a great July 4th; and thinks everyone wants what is best for the City and what's in the best interest in the City, which is the absolute best.

Councilman Alexander thanked everyone for tuning in and those who came and participated in the democratic process as well as the nominees who gave of themselves to serve; noted there were volunteers who showed up today and noted it takes all of us; applauded all citizens who volunteers; mentioned K-Piano changing its program name to Stockbridge which should make everyone beam with joy and needs people to believe in the City and the direction it is taking; thanked those who came out for the *Morning on the Range* golf outing and noted all ages from 2-85 years attended, with one young man receiving instructions due to his natural talent being discovered; and expressed to his colleagues they are halfway through the year and still will continue to move forward with projects throughout the City.

Councilwoman Robinson thanked everyone for coming out and congratulated the newest volunteers for the Youth Council Advisory Committee and the Teen Ambassadors who were in attendance observing the City Council meeting noting they will be compiling a report Thursday at their retreat and will be able to give feedback to local officials on their observations of tonight's meeting; thanked colleagues for a very productive meeting; and stated to staff, they are sincere and know they are doing an excellent job and recognize there's a long going on and that Council is pushing and wants to get things done that was agreed upon in 2016, referencing a Carl Vinson Institute of Government Feasibility Study for the City in 2016 and would like to get things done and believes with a good heart they can get back to the 2016 vision; thanked everyone that volunteered with K-Piano's

Summer Camps and wanted to make sure as a city, they are there being supportive to those who want to be in the community; expressed as elected officials, they should have open arms and wishes everyone a blessed week.

COMMENTS FROM THE MAYOR

Mayor Ford noted he hopes everyone had a great 4th of July and will continue to have a fantastic week; and, mentioned school will be starting back within the next month; wants everyone to keep the faith and noted everyone will continue to move forward together as a team which will take a lot of effort and consistency and would like citizens input and involvement; reminded everyone of the new tagline for the City of Stockbridge is "Stockbridge, Where Community Connects".

Mayor Ford read the following announcements:

UPCOMING MEETINGS

Meeting will be held at City Hall unless otherwise noted. Meeting dates and times are subject to change. Please visit the city's website www.cityofstockbridge.com, Facebook page or contact City Hall offices at 770-389-7900 for updates and detailed information.

- Main Street Advisory Board meeting, Friday, July 12, 2019 at 9:00 a.m./Levi Room
- Downtown Development Authority meeting, Monday, July 15, 2019 at 6:00 p.m./Levi Rm.
- Youth Council Advisory Committee, Wednesday, July 17, 2019 at 6:30 p.m./Levi Room
- Planning Commission meeting, Thursday, July 25, 2019 at 7:00 p.m./Council Chamber
- Work Session meeting, Tuesday July 30, 2019 at 6:00 p.m. at City Hall in the Council Chamber.

UPCOMING EVENT(S) & ANNOUNCEMENTS

- Food Truck Tuesday, Tuesday, July 9, 2019 from 5:30 – 9:00 p.m. at Clark Park 111 Davis Rd. Stockbridge
- Welcoming Stockbridge RoundTable – Thursday, July 11, 2019 at 6:30 p.m. in the Levi Meeting Room - spearheaded by Councilwoman Gantt
- Free Main Street Movie, July 13, 2019 8:00 p.m. on the City Hall Lawn; bring your lawn chairs and blankets. Featured Movie "Spider-man Into the Spider Verse" and Costume Contest for all ages.
- Food Truck Tuesday, Tuesday, July 16, 2019 from 5:30 – 9:00 p.m. at Clark Park 111 Davis Rd. Stockbridge
- FREE Sounds of Summer Concert, Saturday, July 20, 2019 at 8:00 p.m. on the City Hall Lawn; bring your lawn chairs and blankets.

- Food Truck Tuesday, Tuesday, July 23, 2019 from 5:30 – 9:00 p.m. at Clark Park 111 Davis Rd. Stockbridge
- Back to School Kickoff, Saturday, July 27, 2019 from 10:00 a.m. – 1:00 p.m. at the Merle Manders Conference Center – spearheaded by Mayor Pro Tem Blount
- FINAL Food Truck Tuesday of 2019, Tuesday, July 30, 2019 from 5:30 – 9:00 p.m. at Clark Park 111 Davis Rd. Stockbridge
- Monthly Bingo Bash Wednesday, July 31, 2019 from 10:00 a.m. – noon at the Ted Strickland Community Center – spearheaded by Mayor Pro Tem Blount

ONGOING INITIATIVES

- Meet & Greet the Mayor Mondays with Mayor Anthony S. Ford from 10:00 a.m. - noon **every fourth Monday** of the month (appointment required). Please contact LaQuinda Jackson @ 678-833-3348 for more information and scheduling.
- Don't Trash Stockbridge No Litter Campaign – Ongoing – spearheaded by Councilman Thomas. Contact: LaQuinda Jackson @ 678-833-3348 for more information.
- Monthly Bingo Bash from 10:00 a.m. – noon at the Ted Strickland Community Center spearheaded by Mayor Pro Tem Blount. Visit the City's website or Facebook page for dates and information.
- Quarterly Town Hall – Ongoing – spearheaded by Councilman Alexander. Visit the City's website or Facebook page for dates and information.
- Keep Stockbridge Beautiful – Ongoing – spearheaded by Councilman Alexander. Contact LaQuinda Jackson @ 678-833-3348 for more information.
- Quarterly Clergy RoundTable – spearheaded by Councilwoman Robinson. Contact LaQuinda Jackson @ 678-833-3348 for more information.
- Quarterly Welcoming Stockbridge RoundTable every 2nd Thursday in July at 6:30 p.m. in the City Hall Levi Meeting Room – spearheaded by Councilwoman Gantt. Contact LaQuinda Jackson @ 678-833-3348 for more information.
- Quarterly Homeowners and Neighborhood Association RoundTable – spearheaded by Mayor Pro Tem Blount. Contact LaQuinda Jackson @ 678-833-3348 for more information.

Councilwoman Gantt motioned to Adjourn the meeting at 8:30 p.m.; second by Councilwoman Robinson. The motion passed 4-0.

Respectfully submitted by:



Where Community Connects

SUMMARY MINUTES SPECIAL CALLED MEETING

MONDAY, JULY 15, 2019 4:00 P.M.

Mayor & City Council

Mayor Anthony S. Ford
Councilman Elton Alexander
Mayor Pro Tem John Blount
Councilwoman LaKeisha Gantt
Councilwoman Neat Robinson
Councilman Alphonso Thomas

Administration

Randy Knighton, City Manager
Camilla Moore, Asst. City Manager/
Community Development Director
Vanessa Holiday, City Clerk
Randi Rainey, Deputy City Clerk
Michael Williams, City Attorney

Mission: To provide visionary leadership and superior municipal services that enhance the quality of life for citizens while creating a welcoming business atmosphere focused on sustainability and expansion of tourism and cultural events.

Mayor Ford called the meeting to Order.

Invocation by Mayor Ford.

Pledge of Allegiance was recited in unison.

City Clerk, Vanessa Holiday was asked to proceed with a verbal roll call. Mayor Pro Tem Blount and Councilman Thomas was absent during the roll call.

Councilman Alexander motioned to adopt the Agenda; second by Councilwoman Gantt. The motion passed 3-0.

Mayor Pro Tem Blount joined the meeting prior to Executive Session at 4:06 p.m.

EXECUTIVE SESSION

Councilwoman Robinson motioned to Convene Executive Session for Personnel/Litigation and Real Estate; second by Councilman Alexander. The motion passed 4-0.

Councilman Thomas joined the meeting in Executive Session at 4:12 p.m.

Councilwoman Robinson the second. The motion passed 5-0.

Councilwoman Robinson motioned to reconvene the Special Called Meeting; second by Councilwoman Gantt. The motion passed 5-0.

1. SDS Agreement

No Action

2. SPLOST V Project List

Presented by Randy Knighton, City Manager

Mr. Knighton reviewed the City's Vision/Mission Statements and noted the City of Stockbridge is standing firm with the Cities of Hampton, Locust Grove and McDonough for the 70/30 split 6-year SPLOST with an Intergovernmental Agreement in place.

Mr. Knighton noted the current SPLOST collections will end in March 2020 and if the SPLOST V Referendum passes in November 5, 2019, those collections would begin in April 2020; and referenced the two Stockbridge-specific SPLOST V meetings held on April 16, 2019 and May 6, 2019.

Mr. Knighton noted Henry County recently approved the 75/25 6-YR SPLOST with an IGA and w/o Level II Projects and confirmed Councilman Alexander's question where this scenario could cause the County to lose an estimate \$40 million dollars and the City of Stockbridge's estimated SPLOST V funds could be reduced to \$21 million dollars.

Mr. Knighton presented the 6-YR SPLOST V Projections estimated to be \$245 million dollars offering the following Categories and Percentages based on 70/30 and with an IGA:

Civic Projects and /buildings – 48% / \$15 million

Road Projects – 23% / \$7 million

Sewer/Water/Stormwater Infrastructure – 23% / \$7 million

Park Improvements - 6% / \$2.3 million

Total estimated SPLOST FUNDS: \$31.3 million

Mr. Knighton presented the 6-YR SPLOST V Projections estimated to be \$245 million dollars offering the following Categories and Percentages based on 75/25 and with an IGA.

Civic Projects and /buildings – 48% / \$12.4 million

Road Projects – 23% / \$6 million

Sewer/Water/Stormwater Infrastructure – 23% / \$6 million

Park Improvements – 6% / \$1.6 million

Total estimated SPLOST FUNDS: \$26 million

Councilman Alexander requested the Road Projects category be broken out to specifically show Sidewalks and Trails to prevent the funds from being diverted or re-allocated referencing the City's approved Master Trail Plan.

Councilman Alexander motioned for the Youth/Senior Center to be designed by the City's On-Call Architect/Engineer as a Shovel-Ready Project; second by Councilwoman Robinson. The motion failed 2-3 (Blount/Gantt/Thomas opposed).

Councilwoman Gantt motioned to approve the proposed 70/30 6-YR SPLOST V List estimated at \$31.3 million dollars; second by Mayor Pro Tem Blount; the motion passed 5-0.

Councilwoman Gantt motioned to adjourn at 5:50 p.m.; Councilman Thomas provided the second. The motion passed 5-0.

Respectfully submitted by:

Vanessa Holiday, City Clerk CMC

Anthony S. Ford, Mayor



Where Community Connects

SPECIAL CALLED JOINT MEETING

**Henry County, City of Hampton, City of Locust Grove,
City of McDonough, City of Stockbridge**

140 Henry Pkwy. McDonough, GA 30253

Thursday, July 18, 2019

10:00 a.m.

Summary Minutes

In Attendance for the City of Stockbridge:

Mayor Ford, Mayor Pro Tem Blount, Councilwoman Robinson, Councilman Thomas, City Manager Randy Knighton, City Attorney Michael Williams and City Clerk Vanessa Holiday and Attorney Jack Wilson

1. Call to Order – Mayor Billy Copeland
2. Introduction and Opening Statements
3. Executive Session
4. Consideration of SDS Agreement – No Action
5. Adjournment 4: 00 p.m. City of Stockbridge: Blount/Robinson – Passed 3-0.

Respectfully submitted by:

Vanessa Holiday, City Clerk CMC

Anthony S. Ford, Mayor



SUMMARY MINUTES WORK SESSION MEETING

TUESDAY, JULY 30, 2019 6:00 P.M.

Mayor & City Council

**Mayor Anthony S. Ford
Councilman Elton Alexander
Mayor Pro Tem John Blount
Councilwoman LaKeisha Gantt
Councilwoman Neat Robinson
Councilman Alphonso Thomas**

Administration

**Randy Knighton, City Manager
Camilla Moore, Asst. City Manager
Vanessa Holiday, City Clerk
Randi Rainey, Deputy City Clerk
Michael Williams, City Attorney**

Mission: To provide visionary leadership and superior municipal services that enhance the quality of life for citizens while creating a welcoming business atmosphere focused on sustainability and expansion of tourism and cultural events.

Call to Order made by Mayor Ford at 6:15PM.

Invocation was provided by Mildred E. Reed.

Pledge of Allegiance was recited in unison.

City Clerk, Vanessa Holiday was asked to proceed with a verbal roll call. All members were present.

Councilman Alexander motioned to amend the Agenda to: Add Discussion Item #7 – Welcoming America Request; Add Discussion Item #8 – Legislative Update Request from State Senators Jones and Strickland; Add Discussion Item #9 – Resolution Opposing the Closure of Cochran Park; Removing 2nd Qtr. Report for 3 (1) and 3 (4); Councilwoman Robinson provided the second. The motion passed 5-0.

Councilwoman Gantt motioned to amend the Agenda to: Add Discussion Item #10 - Resolution for a Personnel Matter; Councilman Thomas provided the second. The motion passed 3-2 (Alexander/Robinson opposed).

Review of the Minutes for the following meetings:

1. 6/10/2019
2. 06/26/2019
- No Action

PUBLIC COMMENTS

All persons wishing to speak for public comment must sign in with the City Clerk prior to the beginning of the meeting. You must sign your name, address, and phone number. You will be able to address the Mayor and Council for three (3) minutes. Speakers must respect all members of the elected body, officials, and staff. Defamation, unruliness and/or swearing will not be tolerated while meetings are in session.

Ms. Mildred E. Reed noted she was happy to see the City moving forward with the Youth/Senior Center as it much needed in the community; and asked for clarification as to whether or not the County and turned over Cochran Park to the City of Stockbridge at no cost; and asked for maintenance records of any and all repairs to Cochran Park.

Mayor Ford noted the City of Stockbridge has never owned or maintained Cochran Park, and stated the County owns Cochran Park; and further noted any maintenance records would be in the custody of the County.

Mr. Craig Powell made a plea to the City and the County to resolve the issue regarding Cochran Park for the benefit of the youth of Stockbridge to have a facility to continue to play baseball; Mr. Powell referenced Mr. Bill Savage as the baseball forefather of Stockbridge who likewise is in favor of Cochran Park remaining open for kids to play baseball.

Mr. Michael Parrish echoed the sentiments of Mr. Powell; noted he is here for the kids and noted he along with the other coaches not only devote their time, but also personal finances to assist the kids with transportation to and from the park and they do it from the heart, noting moving the teams further north would be an additional burden; noted the coaches are mentors to these young men both on and off the field; noted Cochran Park has 19 teams and Hidden Valley Park only has 4 teams and disputed the logic of the teams being moved; stated he spoke with Commissioner Holmes about the hardship and received no empathy to situation; and ended he comment stating it's about the kids.

Mr. Robert Kolpack showed picture of Hidden Valley Park and referenced a building that was deemed to be damaged from flooding and was instead roof damage due to negligent upkeep; stated Commissioner Holmes had spent \$8 million of taxpayer funds at Village Park while neglecting Hidden Valley and Cochran parks; referenced property owned by 4th District Commissioner Thomas that was dilapidated and in poor condition, stating the standards should be higher from a Commissioner and noted neither Code Enforcement Officer Maddox or Burnett was able to address the property issues nor was the City's See Click Fix app.

PRESENTATIONS

3. (2nd Quarter Summary Reports 2019)

1. Henry County Public Safety – Stockbridge North Precinct
(Removed)

2. Stockbridge Youth Council (Did not present)

3. Downtown Development Authority – Councilwoman Gantt noted the DDA will be attending a conference in Jekyll Island and have

had discussions on how to utilize the old fire station and looking at other projects. Ms. Moore added staff recommends dropping the building and develop a 1st class structure that will give Main Street and the DDA office spaces and allow for commercial spaces.

4. Economic Development- (Removed)
5. Community Development – Presented by Camilla Moore. Ms. Moore noted the City is on track and will have accumulated \$3 million in revenue by the end of the year. Ms. Moore also noted Business Services has received just about all the monies from businesses; Code Enforcement is in the process of updating the Code Ordinance; Planning and Zoning along with Building and Permit are on the right track with growth in numbers; with a request for 7 new hotels by the end of the year. Ms. Moore noted GDOT has cleared for the monument sign with bids going out soon and recommended Force Cleanup Ordinance.
6. Conference Center/Events – Presented by CieCie McGhee. Ms. McGhee noted the Conference Center/ Events has received to date \$129,505 in revenue from rental of the City buildings, event vendor payments and rental of amenities. Ms. McGhee also gave a breakdown of each rental facility revenue; the Merle Manders Ballroom has received \$ 43,800; the Merle Manders meeting room #1,2 and 3 has received \$2,010; Merle Manders meeting room #4 has received \$14,060; Ted Strickland Community Center has received \$20,860, totaling \$68,130. Ms. McGhee noted the estimated total of attendance from January to June is 27,650.
7. Main Street – Presented by Kira Harris-Braggs. Mrs. Harris-Braggs noted April was a busy month for Main Street; staff participated in the Taste of Henry, attended Marketing College and completed in 6 months a historic park preservation presentation on the Green Front Café which received a grant from the State Department of Economic Development. Mrs. Harris-Braggs also noted Main Street celebrated National Preservation month as well as hosted a historic marker and unveiling dedication ceremony during the Carrie Mae Hambrick day celebration. Mrs. Harris-Braggs stated Main Street prepared to host a movie event in June but was postponed due to inclement weather and shown later. Mrs. Harris-Braggs noted Main Street is currently working on the guidelines for the Downtown District.
8. Public Works – Presented by Decius Aaron. Mr. Aaron noted Public Works has participated in the Historic Preservation Marker

Unveiling at the Green Front Café, Memorial march, both Sounds of Summer concerts, Main Street movie night, a Council Initiative at Rum Creek, Back to School event and Tasty Tuesday. Mr. Aaron also noted there are two bid openings, one for the CDBG project at Smith-Barnes and Davis Rd. TE project which will be coming before Council in August for approval. Mr. Aaron stated there will be a bid opening scheduled for the LMIG program and the resurfacing of the Public Works building; and has met with contractors for the HWY 138 beautification program. Mr. Aaron noted Public Works currently has 109 projects being worked on with completing 57 projects; and, the projects in progress are valued at \$12,028,280. Mayor Ford inquired about the additional parking at the trail head on Flippen Rd; Mr. Aaron noted the plans are being reviewed by the Building and Permitting Department and once reviewed, it will be put out for bid. Request Public Works Litter Logs to be distributed from the City Manager to Mayor and Council; Recommendation to put out a bid for Street Sweeper contractor to increase frequency of street cleaning.

9. Finance – Presented by John Wiggins. Mr. Wiggins. Mr. Wiggins noted the audit was submitted on time by June 30th; during the budget retreat, a representative from Mauldin & Jenkins will give information about the audit. Mr. Wiggins noted there are 10 bids out, with a few already awarded; department heads have been given budget worksheet to start the budget process and will be ready at the retreat. Mr. Wiggins noted the budget to actuals total was \$4,873,009, with actual revenue totaling \$4,185,263; expenses was budgeted at \$3,994,231, with the actual totaling 44,895,989. Request for FY2019 Fund Balance Calculations and Projected vs Actual Planning & Zoning Revenues and Expenditures.

Councilman Alexander motioned for a 5-minute recess; Councilwoman Gantt provided the second. The motion passed 5-0.

Mayor Pro Tem Blount motioned to reconvene the meeting; Councilman Alexander provided the second. The motion passed 4-0 (Councilwoman Gantt was not in attendance).

NEW BUSINESS

4. Council Consideration to approve a Resolution to fill a vacancy and appoint a member to the Main Street Advisory Board.
Presented by Kira Harris-Braggs, Main Street Program Manager
Kira Harris-Braggs, Main Street Program Manager noted the Main Street Advisory Board has a candidate, Ms. Anita Johnson of Upscale Fashion to fill the position of Business Owner outside the Main Street

district.

Councilman Alexander motioned to appoint Anita Johnson of Upscale Fashion to the Main Street Advisory Board; Councilman Thomas provided the second. The motion passed 5-0.

5. Council Consideration to approve a Resolution appointing Bond Counsel for the City.

Presented by Attorney Downs – Wilson, Morton & Downs

Mr. Knighton gave a brief description of Mr. Selby's resume and recommend Councils approval.

Mayor Pro Tem Blount motioned to appoint Douglass P. Selby as the Bond Counsel for the City; Councilwoman Gantt provided the second. The motion passed 5-0.

DISCUSSION

6. Alleyway Project funding source - not to exceed \$350,000.00

Funding Source: Various

Presented by Randy Knighton, City Manager

Randy Knighton, City Manager noted staff has been working towards bringing the project into fruition by working with the City's on-call engineer Falcon Design looking at various components to make the project work. Mr. Knighton included the bid would be out in August and would use various funding sources such as SPLOST, available funds in the General Fund and the Fund Balance.

No action taken.

7. Council Consideration to approve The Welcoming America Committee to use of the Merle Manders Conference Center on September 18, 2019 and fund and/or seek sponsorship from \$3,000 to \$5,000 for a Civic Dinner.

Presented by Mayor Ford

Mayor Ford noted the City is apart of the Welcoming America Committee along with 7 other Cities including: The City of Atlanta, The City of Brookhaven, The City of Decatur, The City of Doraville, The City of East Point, The City of Clarkston and the City of Norcross; which will also host Welcoming Week September 12-22nd, with The City of Decatur having the kick-off. Mayor Ford also noted the committee would like to have a sponsor civic dinner on September 18th and will need a venue to handle approximately 200 people which could cost between \$3,000-\$5,000. Mayor Ford suggested using the Merle Manders Conference Center to hold the Civic Dinner. Councilwoman Gantt would like to include the city's own welcoming committee to participate.

Councilwoman Robinson motioned to approve and include City's Welcoming Committee Members and seek sponsorships; Councilman Alexander provided the second. The motion passed 5-0.

8. Council Consideration to approve State Senators Emanuel Jones and Brian Strick to host a Legislative Update at the Merle Manders Conference Center on August 13, 2019.

Mayor Pro Tem Blount motioned to approve State Senators Emanuel Jones and Brian Strick to host a Legislative Update at the Merle Manders Conference Center on August 13, 2019 at 7:00 pm.; Councilwoman Robinson provided the second. The motion passed 5-0.

9. Council Consideration to approve a Resolution opposing the closure of Cochran Park.

Councilman Alexander expressed he has been in contact with several people as Cochran Park including the Cochran family whom gave the park to the County for recreation and baseball purposes. Councilman Alexander noted citizens pay the County taxes, however the County does not use the fund for the park. Councilman Alexander expressed he would like the Henry County park maintained and to open baseball back up.

Councilwoman Robinson noted she spoke on the condition of the park with the Parks and Rec department with the County; had a SPLOST meeting with no mention of the park; The resolution will show opposition to the closure of the park and is asking staff to reach out to the county manager to received data. Mayor Pro Tem Blount is in favor of the motion.

Councilman Alexander motioned to approve a Resolution opposing the closure of Cochran Park; Councilwoman Robinson provided the second. The motion passed 5-0.

10. Council Consideration to approve a Resolution censuring Councilman Elton Alexander

Councilwoman Gantt read a Resolution censuring Councilman Alexander regarding Councilman Alexanders code of conduct involving social media post which includes the youth and senior center.

Councilwoman Gantt motioned to approve a Resolution censuring Councilman Alexander; Mayor Pro Tem Blount provided the second. The motion passed 3-2 (Alexander/Robinson opposed).

Councilman Thomas motioned to adjourn at 10:32 p.m.; Mayor Pro Tem Blount

provided the second. The motion passed 5-0.

COMMENTS FROM THE CITY MANAGER

COMMENTS FROM THE CLERK'S OFFICE

COMMENTS FROM THE CITY COUNCIL

COMMENTS FROM THE MAYOR

UPCOMING MEETINGS

Meeting will be held at City Hall unless otherwise noted. Meeting dates and times are subject to change. Please visit the city's website www.cityofstockbridge.com, Facebook page or contact City Hall offices at 770-389-7900 for updates and detailed information.

- Main Street Advisory Board meeting, Friday, August 9, 2019 at 9:00 a.m./Levi Room
- City of Stockbridge Budget Retreat August 14, 2019 1:00 p.m. – 5:00 p.m.; August 15, 2019 8:00 a.m. – 5:00 p.m. and August 16, 2019 8:00 a.m. – 5:00 p.m.
- Downtown Development Authority meeting, Monday, August 19, 2019 at 6:00 p.m./Levi Rm.
- Henry County Intergovernmental Retreat August 22 – 23, 2019 – Columbus, GA
- Youth Council Advisory Committee, Wednesday, August 21, 2019 at 6:30 p.m./Levi Room
- Planning Commission meeting, Thursday, August 22, 2019 at 7:00 p.m./Council Chamber
- Work Session meeting, Tuesday August 27, 2019 at 6:00 p.m. at City Hall in the Council Chamber.

UPCOMING EVENT(S) & ANNOUNCEMENTS

- Monthly Bingo Bash Wednesday, July 31, 2019 from 10:00 a.m. – noon at the Ted Strickland Community Center 130 M L King, Sr. Heritage Trl – spearheaded by Mayor Pro Tem Blount
- Community Town Hall – Thursday, August 8, 2019 at 7:00 p.m. at Smith-Barnes Elementary School 147 Tye Street Stockbridge– spearheaded by Councilman Thomas

ONGOING INITIATIVES

- Meet & Greet the Mayor Mondays with Mayor Anthony S. Ford from 10:00 a.m. - noon **every fourth Monday** of the month (appointment required). Please contact LaQuinda Jackson @ 678-833-3348 for more information and scheduling.
- Don't Trash Stockbridge No Litter Campaign – Ongoing – spearheaded by Councilman Thomas. Contact: LaQuinda Jackson @ 678-833-3348 for more information.

- Monthly Bingo Bash from 10:00 a.m. – noon at the Ted Strickland Community Center spearheaded by Mayor Pro Tem Blount. Visit the City's website or Facebook page for dates and information.
- Quarterly Town Hall – Ongoing – spearheaded by Councilman Alexander. Visit the City's website or Facebook page for dates and information.
- Keep Stockbridge Beautiful – Ongoing – spearheaded by Councilman Alexander. Contact LaQuinda Jackson @ 678-833-3348 for more information.
- Quarterly Clergy RoundTable – spearheaded by Councilwoman Robinson. Contact LaQuinda Jackson @ 678-833-3348 for more information.
- Quarterly Welcoming Stockbridge RoundTable every 2nd Tuesday at 6:30 p.m. in the City Hall Levi Meeting Room – spearheaded by Councilwoman Gantt. Contact LaQuinda Jackson @ 678-833-3348 for more information.
- Quarterly Homeowners and Neighborhood Association RoundTable – spearheaded by Mayor Pro Tem Blount. Contact LaQuinda Jackson @ 678-833-3348 for more information.



Where Community Connects

SUMMARY MINUTES COUNCIL MEETING

MONDAY, AUGUST 12, 2019 6:00 P.M.

Mayor & City Council

Mayor Anthony S. Ford
Councilman Elton Alexander
Mayor Pro Tem John Blount
Councilwoman LaKeisha Gantt
Councilwoman Neat Robinson
Councilman Alphonso Thomas

Administration

Randy Knighton, City Manager
Camilla Moore, Asst. City Manager
Vanessa Holiday, City Clerk
Randi Rainey, Deputy City Clerk
Michael Williams, City Attorney

Mission: To provide visionary leadership and superior municipal services that enhance the quality of life for citizens while creating a welcoming business atmosphere focused on sustainability and expansion of tourism and cultural events.

Call to Order by Mayor Ford.

Invocation by James Touchton

Pledge of Allegiance was recited in unison.

City Clerk, Vanessa Holiday was asked to proceed with a verbal roll call. All members were present.

Councilwoman Robinson motioned to amend the Agenda to add Item #8 – Western Parallel Connector; second by Councilman Alexander. The motion passed 5-0.

Mayor Pro Tem Blount motioned to Adopt the Minutes for the following meetings: 6/10/2019 and 06/26/2019; second Councilwoman Gantt. The motion passed 5-0.

PUBLIC COMMENTS

All persons wishing to speak for public comment must sign in with the City Clerk prior to the beginning of the meeting. You must sign your name, address, and phone number. You will be able to address the Mayor and Council for three (3) minutes. Speakers must respect all members of the elected body, officials, and staff. Defamation, unruliness and/or swearing will not be tolerated while meetings are in session.

- Mr. Andrew Dixon spoke regarding the City's Moratorium on certain businesses and Economic Development in the City.

- Mr. Lamén Latimore spoke about the need for better communication and cohesiveness between the City and County officials and less social media and in-fighting.
- Mr. Roger Custin stated his concern with the City's decision to move away from the Henry County CVB (Convention & Visitor's Bureau) and the repercussions that may follow.

CEREMONIAL REVIEW

Mayor Ford reviewed the Swearing In of (8) eight Stockbridge Youth Council members.

PRESENTATIONS

3. Jazz Lee-Coley made a presentation to the Mayor & Council Human Trafficking and sought assistance from the City in getting the message out and awareness to Stockbridge residents.
4. (2nd Quarter Summary Reports 2019)
 1. Stockbridge Youth Council was not presented.
 2. James Touchton gave an update on the Economic Development of the City. Mr. Touchton noted the City of Stockbridge will receive its first international headquarters named HEGLA from Germany; along with a few projects in the works.

AGENDA REQUEST

5. Appeal Hearing

Applicant: Daina Cressman

Nature of Request: Appeal the Denial of Business Permit

Location: 1375 Rock Quarry Rd. - Proposed Use: Beauty Salon

Reason for Denial: Moratorium Restriction

Presented by Randy Knighton – City Manager

Mr. Knighton noted a Moratorium was put into place which prohibited certain uses, an appeal process was put into place for certain business owners to appeal the Moratorium; however, Council voted not to hear any more appeals with the exception of the a few that were in the hopper, noting this appeal is one of the ones waiting to be heard.

The Clerk noted the applicant submitted additional information that required redactions shortly before the meeting and has been placed before the Council on the dais.

Ms. Cressman appealed to the Council to allow her business to open citing a lease that she was required to obtain prior to applying for the license, monies spent, and a list over hundreds of customers.

Mayor Pro Tem Blount expressed there needs to be a balance and the City cannot be oversaturated with the same types of businesses.

The Clerk asked for clarification from the applicant if the lease was required to be obtained before receiving the permit, the applicant noted she had to obtain the lease before she could apply for the permit.

Councilman Alexander motioned to uphold the denial; second by Mayor Pro Tem Blount. The motion passed 5-0.

NEW BUSINESS

6. Council Consideration to approve a Resolution for the Davis Road Sidewalk Phase I project in the amount of \$510,700.00
Presented by Decius Aaron – Public Works Director
Mr. Aaron noted staff is seeking approval of the lowest bidder to start Phase I of the Davis Road Sidewalk Project using a TE (Transportation Enhancement) Grant in the amount of \$510,700.00.

Mayor Pro Tem Blount motioned to approve a Resolution for the Davis Road Sidewalk Phase I project in the amount of \$510,700.00; second by Councilman Alexander. The motion passed 5-0.

7. Council Consideration to approve a Resolution for the Smith-Barnes Sewer Basin Rehabilitation Phase I project in the amount of \$140,375.00.
Presented by Decius Aaron – Public Works Director
Mr. Aaron noted this is Phase I out of possible 5 Phase project using CDBG (Community Development Block Grant) funds in the amount of \$140,375.00. Mr. Aaron further noted there have been overflow issues with the basin at the Smith-Barnes Sewer Basin; this project will video and smoke test the sewer basin and will be used as a guideline to make the repairs needed.

Mayor Pro Tem Blount motioned to approve a Resolution for the Smith-Barnes Sewer Basin Rehabilitation Phase I project in the amount of \$140,375.00; second by Councilwoman Gantt. The motion passed 5-0.

8. Council Consideration to approve a Resolution urging immediate funding and commencement of the Western Parallel Connector and of the Jonesboro Road Improvement.
Councilwoman Robinson noted the County Chair and Commissioners voted last week with the hopes of the City of Stockbridge committing to partner in approval for the Western Parallel Connector, connecting from Hudson Bridge Road to Jodeco Road. Councilwoman Robinson noted this is a GDOT (Georgia Department of Transportation) project which will begin in fiscal year 2023; with GDOT indicating it has

insufficient funding to complete the project, noting the Resolution states the City would be in agreeance with the County for GDOT to move forward with the project and is funded 100%.

Councilwoman Robinson motioned to approve a Resolution urging immediate funding and commencement of the Western Parallel Connector and of the Jonesboro Road Improvement; second by Councilman Alexander. The motion passed 5-0.

COMMENTS FROM THE CITY MANAGER

Mr. Knighton thanked staff for their hard work and all the accomplishments of the City and is looking forward to more great things to come.

COMMENTS FROM THE CLERK'S OFFICE

Mrs. Holiday offered condolences to her teammate and staff member, Angela Bryant for the loss of her mother.

COMMENTS FROM THE CITY COUNCIL

Councilman Thomas reiterated that he is in support of the Youth/Senior Center and referenced the collection of Survey Data (up to 300 already received); referenced the recent Town Hall at Smith-Barnes Elementary School with 60+ in attendance who gave input and showed concern and frustration over the timeline of the center and gave assurance the City will get this project done ASAP; noted the Council's agreement on the priority of (3) projects: Amphitheater, Cultural Arts Center and Youth/Senior Center; noted the survey is available online on the City's website; and noted the City is working through the courts via the Nuisance and Abatement process regarding the house on Wilson Avenue.

Attorney Williams noted the attorney made a first-hand visit to the site.

Mr. Knighton thanked the Mayor & Council for their leadership in approving the Nuisance and Abatement program and referenced the recent demolition to a burnt out home on Turning Point, much to the joy of the neighborhood; and noted the City is moving aggressively with these types of issues in the City.

Mayor Pro Tem Blount thanked everyone for coming out; noted the City officials see the needs of the community and emphasized things take time, as Rome was not built in a day; noted the City is still in the healing phase, noting progress is happening; reference the recent HOA Roundtable Initiative and asked all HOA's to sign up on the City's website; noted the Governing Body is available to speak with individuals if there is an issue, ask everyone to reach out to each of them and referenced the contact information on the City's website, noting, he will call you back and will set up a meeting; and stated, there is no City of Stockbridge without you.

Councilwoman Gantt congratulated Attorney Williams on his recent nuptials; offered a sincere thank you to staff for their hard work; referenced the trials the City has been through in the past couple of years; noted tonight was a tough one on business owners and asked that all understand, the Council has to do what is in the best interest of the City in regards to the saturation of certain businesses, the City's Comprehensive Plan and quality of life; asked those who can to volunteer with the City and at the schools; noted she loves the community support and asked that everyone continue to keep the City in your prayers.

Councilman Alexander apologized to the City, and citizens for his role in a recent meeting, noting certain discussions should not have taken place in public and that going forward, he will make sure personnel matters take place in Executive Session; asked everyone to join in the efforts to *Save Cochran Park*, and referenced the 50-year legacy of baseball that included Kyle Davies and others, noted there is an online petition with more than 1,000 names on it, please add your name to the list; noted coaches of Cochran Park are already assisting players with their own personal funds to and from practice and moving the teams to Hidden Valley Park 10 miles north would create an additional hardship; referenced the previous Youth Senior Center comments where he didn't say the center was not supported by the Council, but rather, the Council did not vote to move forward with the design of the center and referred to previous Town Halls and other arenas that could cut off 6-months from the timeline and process; and referenced the Forced Cleanup being brought forward by the City.

Councilwoman Robinson acknowledged coaches in the audience and offered support to saving Cochran Park, asking everyone to sign the petition; noted Stockbridge officials had reached out to County officials to see how everyone could work together to save the park; noted there is so much potential for growth in the City; referenced Piedmont Hospital, and Technology as avenues for young people, noting, Stockbridge is not just about fun and the Amphitheater; referenced the County's transportation concerns, noting the City of Stockbridge is at the table; stated this is not a 9-5, as the Mayor & Council are working 24/7 to get things done; stated to local business owners, there are hard decisions that have to be made and recognizes it is heartbreaking, and stated she is here for the small businesses and at the same time wants the City of Stockbridge to be top-notch, and that's what the City is working towards; emphasized that as was done with Councilman Thomas' Town Hall, we need your input.

COMMENTS FROM THE MAYOR

Mayor Ford referenced the recent ground-breaking for Hegla Corporation, a German Company, building its facility in the City of Stockbridge (first ever international corporation in the City), with a planned ribbon cutting in 2020 during the City's centennial celebrations; thanked Mr. Touchton for his Economic Development report and all of the progress; noted it is Back to School in Henry

County and asked everyone to be mindful of kids and buses; noted the recent ribbon cuttings for new local restaurants: *Chicken Salad Chick* and *Moe's Southwest Grill* both on Eagle's Landing Pkwy.; referenced working with the County in efforts to Save Cochran Park; and asked that everyone keep the faith and continue to listen to the citizens.

Mayor Ford Read the following comments:

UPCOMING MEETINGS

Meeting will be held at City Hall unless otherwise noted. Meeting dates and times are subject to change. Please visit the city's website www.cityofstockbridge.com, Facebook page or contact City Hall offices at 770-389-7900 for updates and detailed information.

- Legislative Town Hall Tuesday, August 13, 2019 at 7:00 p.m. at the Merle Manders Conference Center hosted by Senator Emanuel Jones and Senator Brian Strickland
- City of Stockbridge Budget Retreat August 14, 2019 1:00 p.m. – 5:00 p.m.; August 15, 2019 8:00 a.m. – 5:00 p.m. and August 16, 2019 8:00 a.m. – 5:00 p.m.
- Downtown Development Authority meeting, Monday, August 19, 2019 at 6:00 p.m./Levi Rm.
- Henry County Intergovernmental Retreat August 22 – 23, 2019 – Columbus, GA
- Youth Council Advisory Committee, Wednesday, August 21, 2019 at 6:30 p.m./Levi Room
- Planning Commission meeting, Thursday, August 22, 2019 at 7:00 p.m./Council Chamber
- Work Session meeting, Tuesday August 27, 2019 at 6:00 p.m. at City Hall in the Council Chamber.
- Citizens Academy begins August 29, 2019 (registration has closed).

UPCOMING EVENT(S) & ANNOUNCEMENTS

- Monthly Bingo Bash Wednesday, August 28, 2019 from 10:00 a.m. – noon at the Ted Strickland Community Center 130 M L King, Sr. Heritage Trail – spearheaded by Mayor Pro Tem Blount

ONGOING INITIATIVES

- Meet & Greet the Mayor Mondays with Mayor Anthony S. Ford from 10:00 a.m. - noon **every fourth Monday** of the month (appointment required). Please contact LaQuinda Jackson @ 678-833-3348 for more information and scheduling.
- Don't Trash Stockbridge No Litter Campaign – Ongoing – spearheaded by Councilman Thomas. Contact: LaQuinda Jackson @ 678-833-3348 for more information.

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- Monthly Bingo Bash from 10:00 a.m. – noon at the Ted Strickland Community Center spearheaded by Mayor Pro Tem Blount. Visit the City's website or Facebook page for dates and information.
 - Quarterly Town Hall – Ongoing – spearheaded by Councilman Alexander. Visit the City's website or Facebook page for dates and information.
 - Keep Stockbridge Beautiful – Ongoing – spearheaded by Councilman Alexander. Contact LaQuinda Jackson @ 678-833-3348 for more information.
 - Quarterly Clergy RoundTable – spearheaded by Councilwoman Robinson. Contact LaQuinda Jackson @ 678-833-3348 for more information.
 - Quarterly Welcoming Stockbridge RoundTable every **2nd Tuesday** at 6:30 p.m. in the City Hall Levi Meeting Room – spearheaded by Councilwoman Gantt. Contact LaQuinda Jackson @ 678-833-3348 for more information.
 - Quarterly Homeowners and Neighborhood Association RoundTable – spearheaded by Mayor Pro Tem Blount. Contact LaQuinda Jackson @ 678-833-3348 for more information.

Attorney Williams noted the Mayor & Council had come to an agreement regarding the Coleman/Brown case and asked for a motion to approve the Settlement Agreement: Councilman Thomas motioned to approve an agreement regarding the Coleman/Brown case; second by Mayor Pro Tem Blount. The motion passed 3-0-1(Councilwoman Robinson Abstained and Councilwoman Gantt was not present for the vote).

Councilman Alexander motioned to adjourn the meeting at 7:35 p.m.; second by Councilwoman Robinson. The motion passed 4-0. (Councilwoman Gantt was not in attendance for the vote).

Respectfully submitted by:

Vanessa Holiday, City Clerk CMC

Anthony S. Ford, Mayor



SUMMARY MINUTES FY2020 BUDGET RETREAT (Day One)

WEDNESDAY, AUGUST 14, 2019 1:00 P.M.

Mission: To provide visionary leadership and superior municipal services that enhance the quality of life for citizens while creating a welcoming business atmosphere focused on sustainability and expansion of tourism and cultural events.

Mayor Ford called the meeting to order.

Invocation by Mayor Ford

Pledge of Allegiance was recited by all in attendance.

City Clerk, Vanessa Holiday was asked to proceed with a verbal roll call. Mayor Ford, Mayor Pro Tem Blount, Councilman Alexander and Councilman Thomas were in attendance. Councilwoman Robinson joined the meeting at 2:30 p.m. Councilwoman Gantt was not in attendance.

Also, in attendance: City Manager Randy Knighton, City Clerk Vanessa Holiday, City Attorney Michael Williams, City Treasurer John Wiggins, Senior Accountant Rashonda Favors, Public Works Director Decius Aaron, Economic Development Director James Touchton and Human Resources Manager Renee Wheeler

Motion to adopt the Agenda made by Councilman Thomas; second by Mayor Pro Tem Blount. The motion passed 3-0.

Facilitated by Randy Knighton, City Manager

Following the welcome, Mr. Knighton gave an overview of the goals and objectives of the Retreat, and an outline of Day 1, Day 2 and Day 3.

Benefits Broker – John Leggett of MSI Benefits

Mr. Leggett presented the 2019 renewal numbers, noting the original proposal of a 51.9% increase from Cigna (citing over a million dollars in claims) was reduced by moving all benefits to include Dental, Vision and Life Insurance to Cigna, and change the policy's renewal to January 1 to coincide with the City's Fiscal Year. Mr. Leggett noted the increase in premiums from July 1 to December 31, 2019 to be approximately \$229,000 with an anticipated increase of \$400,000 in FY2020.

Bond Counsel – Doug Selby of Hunton, Andrews, Kurth

Mr. Selby gave an overview of his credentials as an Exclusive Municipal Bond Counsel Executive and advised the Mayor & Council of the City's bonding options through the DDA, DA and PFA, and expressed the responsibilities that come with utilizing these methods.

Financial Advisor – Edmund Wall of Piper Jaffray

Mr. Wall presented the Mayor & Council with financing options for proposed City projects, recommended the City go with a \$12 million-dollar Operating Budget and a \$12 million-dollar Fund Balance; noted the City's Financial Advisor is responsible for having the City's best interest at heart. Mr. Wall recommended the City task TSW to bring a conceptional design of the Sr. Center and/or Youth Activity Center.

Councilman Thomas requested an update of the role of the Project Manager.

Mayor Pro Tem Blount proposed and the Council agreed to funding projects by reducing the bond amount and having a contingency in place based on the outcome of the SPLOST V referendum.

Attorney Williams was tasked with drafting a Resolution stating the intent of the Council to finance the Amphitheater, move the Cultural Arts Center to the next phase of the design and task TSW with a conceptual design for the Senior/Youth Activity Center.

End of Day Recap – Randy Knighton

Mr. Knighton summed up the financial information received today noting why you hire experts in their respective fields.

Motion to adjourn Blount/Thomas passed 4-0.

Respectfully submitted by:

Vanessa Holiday, City Clerk CMC

Anthony S. Ford, Mayor



SUMMARY MINUTES FY2020 BUDGET RETREAT (Day Two)

THURSDAY, AUGUST 15, 2019 8:00 A.M.

Mission: To provide visionary leadership and superior municipal services that enhance the quality of life for citizens while creating a welcoming business atmosphere focused on sustainability and expansion of tourism and cultural events.

Mayor Ford called the meeting to order.

Invocation by Randy Knighton.

Pledge of Allegiance was recited in unison.

City Clerk, Vanessa Holiday was asked to proceed with a verbal roll call. Mayor Ford, Mayor Pro Tem Blount, Councilman Alexander, Councilwoman Gantt, Councilwoman Robinson and Councilman Thomas were all in attendance.

Also, in attendance: City Manager Randy Knighton, City Clerk Vanessa Holiday, City Attorney Michael Williams, City Treasurer John Wiggins, Senior Accountant Rashonda Favors, Public Works Director Decius Aaron, Economic Development Director James Touchton, Human Resources Manager Renee Wheeler and Main Street Manager Kira Harris-Braggs

Motion to adopt the Agenda made by Councilwoman Robinson; second by Councilwoman Gantt. The motion passed 5-0.

Facilitated by Randy Knighton, City Manager

Mr. Knighton noted the meeting on August 14th was both insightful and productive; reviewed the City's SPLOST, Cash, Major Capital Projects and Funding Sources; and further noted the previous day's group discussions bring a different perspective and encouraged good dialogue.

Human Resources/Staffing – Renee Wheeler

Ms. Wheeler presented proposed personnel changes/additions; the Proposed Pay Plan and the Proposed Organizational Chart for FY2020 to include:

Finance/Administration

- Adding funding for the Accountant 1 position @ \$50,908 plus benefits \$11,491.36 = \$60,399.36

- Title change from Inventory Clerk to Procurement Clerk
- Add funding for a 2nd Procurement Clerk @ \$41,600 plus benefits 11,491.36 = \$53,091.36
- Reclassification of the Utility Billing Clerk to Financial Services Technician

Merle Manders Conference Center/Events

- Add funding and position of an Administrative Assistant @ \$31,000 plus benefits \$11,491.36 = \$42,931.36

Proposed change in bringing Temporary Personnel in-house.

- Event Attendants - \$11.00/hr. (part-time). hours will be based on event taking place
- AV Equipment Operator – Hourly rate and hours needed to be determined.

Code Enforcement

- Request to add funding for an 3rd Code Enforcement Officer @\$41,000 + \$11,491.36 (benefits) = \$52,491.60.

Councilman Alexander noted the debt currently being incurred in the Conference Center/Events Department and expenses offset by Fund Balance and asked for an explanation and justification for additional staff.

Ms. Wheeler noted the proposed Administrative Assistant is designed to bring structure and organization and to correct the challenges of the department, noting the Conference Center/Events Department currently utilizes \$100,000 annually for temporary staff support, and further noted Ms. McGhee, the Conference Center/Events Manager would be available to answer any additional questions during her presentation later this afternoon.

Councilwoman Gantt recommended replacing temporary staff in the Events Department with permanent staff to answer phones professionally and give facility tours.

Mayor Pro Tem Blount stated the expectation of staff is to perform the duties in which they were hired to do.

Councilwoman Robinson stated the Events department needs to be restructured and noted there are surrounding cities who manage facilities and put on city events, and market their cities, and asked that management look at how other cities are doing these things successfully.

Councilwoman Gantt suggested the proposed position of Administrative Assistant be changed to Office Manager and it needed to be on a higher level.

Councilman Alexander stated the City hired individuals to do their respective jobs, noting the issue with the Events departments seems to be a lack of organization, and stated it starts from the top down, noted there is an overall issue with the structure and how the department is being managed;

Councilman Alexander also asked the Public Works staff to be more involved in supporting City events and initiatives and is not buying it that the Events staff is overwhelmed.

Councilman Thomas noted he is opposed to adding a 3rd Code Enforcement Officer, contrary to it being stated that he had specifically made the request, he emphatically denied the request and stating it was untrue. Councilman Thomas then asked to see the Daily Logs of the current officers and noted he does not see the newly hired Code Enforcement officer in the field and would like to have an assessment of how Code Enforcement could be improved.

Mr. Knighton stated the City's Codes need to be strengthened, and that Code Enforcement needs a more aggressive approach.

Councilman Thomas asked for a meeting with the Code Enforcement Officers to see how the Council could assist with improvements with enforcing the codes and ordinances.

Councilman Alexander concurred, stating that he had made a request for the Code Enforcement logs noting many warnings have been issued, but no citations going to court; supports updating the code; wants to see the relaxed mode of Code Enforcement go away and operate under a state of zero tolerance with codes being enforced and implement the Force Cleanup approval soon; and asked if Code Enforcement staff has the technology they need to operate in the field. InterDev (IT Support) confirmed technology is in place.

Councilman Thomas noted he does not want to see City's Code Enforcement officers office-bound, but rather in the field, and is okay with citations issued to violators of the code.

Councilwoman Robinson asked if the City has software that allows real-time tracking.

Mr. Knighton noted he is aware of GPS tracking as was used in Hall County.

Councilman Alexander requested staff to put an immediate end to having Code Enforcement staff attend ribbon cuttings, ground-breaking events and used as drivers, noting they were hired as Code Enforcement officers.

Mayor Pro Tem Blount noted there was not enough information to justify the new hires for Code Enforcement or Events, and noted his support of staffing in Finance, and specifically Procurement.

Councilman Alexander stated he has been impressed with the Procurement Department and supports requests for staff in that area.

Clerk's Office – Vanessa Holiday

Ms. Holiday noted there were no significant changes to the Department and referenced the position of Receptionist where Temporary Staffing is currently being utilized in the absence of the permanent employee who is out on leave; noted the proposed budget does include the proposed 3% COLA, 2% YE bonus, and up to 5% Merit Increase for staff. Ms. Holiday also referenced the recent A/V upgrades to the Council Chamber the upcoming website refresh and the city-wide digitizing of documents in the FY2020 budget via the Non-Departmental account, keeping in mind there would be a safety net in place in the event of equipment/technology issues.

Councilwoman Gantt referenced the overall increase in budget for the department of roughly \$36,000.

Councilman Thomas asked for the number of staff members in the department where it was confirmed to be (5) five.

Information Technology – Recardo Tucker of InterDev

Mr. Tucker presented the IT Strategic Direction for FY2020 referencing the Strategic Goals to create a Stable and Progressive Environment, Secure Critical Data, Foster an Environment for Innovation and Implement technology that creates an efficient and effective organization; reviewed the 2018 Initiatives, Initiative Benefits, Proposed FY2020 IT Budget and Projects, City Storage Upgrade, Firewall Upgrades for Security, Disaster Recovery Plan, Complete Windows 10 Upgrade, Amphitheater and Inventory Tracking Software; presented the FY2020 Budget of \$305,749 down from the FY2019 Budget of \$384,553 noting the major Chamber Upgrade having been completed; and referenced the Project Roadmap for Equipment Replacement.

The Council expressed concerns about the City's network and security of the system especially considering the recent breach of the County's system.

Mr. Tucker explained that most breaches occur from a staff member opening a link in an email and noted that the extension of an email may sometimes be changed that looks seemingly familiar email. Mr. Tucker noted education of staff is the key factor, and further noted, InterDev has provided the City with an IT policy. Mr. Tucker proposed adding a Tier 1 member to City hall to handle low level tickets due to high volume and will forward the information to staff for review.

Councilman Alexander inquired about adding Wi-Fi in parks and in the downtown area; asked what the City's speed was; and asked about adding Bookmarking to the Agenda.

Ms. Holiday noted the current Agenda software has the Bookmarking feature and would inquire as to why this feature was not operating.

Mr. Tucker noted the speed @ City Hall is 250; and noted the \$\$ cost savings to move the City's cell phone service and issue new phones at no charge.

Consensus of the Council was to move forward with implementing the new phone service and phones.

Councilman Alexander asked about the Cell Towers in the City.

Attorney Williams noted the City has a 5-year Small Cell Tower Agreement.

Audit/Financials – Hope Pendergrass of Mauldin & Jenkins

Ms. Pendergrass noted the City's FY20189 audit was completed with unmodified opinions which is a great thing; noted the City remains in a strong financial position; with recommendations that did not cause an unrestricted deficit; noted the City's change in net position was \$2.9 million dollars referencing Franchise Fees, Beer & Wine and Alcohol Taxes; noted the Merle Manders Conference Center and Capitol Projects resulted in \$2 million dollars in Transfers, \$1 million dollars associated with the De-Annexation matter,

land acquisitions, HVAC repairs, cost associated with Building/Permitting for net of \$117,000 added to the General Fund; noted the City could collect revenue and continue to operate for two years; noted the City came under budget \$1.4 million under budget and referenced the City's uncertainty of the De-Annexation Referendum and caution of expending funds; noted the audit findings where due to timing; and encourages Reserves.

Governing Body – LaQuinda Jackson

Ms. Jackson presented the Governing Body Budget for FY2020; noted the Financial & Administration line item that will require more dialogue.

Mayor Ford recommended the Financial & Administration account remain unchanged.

Ms. Jackson referenced increases to the Council Initiative account, noting the initiatives were growing in the number of attendees.

Mayor Pro Tem Blount asked the Council to be civic-minded and leave the account levels as is, stating there is no basis to increase the Initiatives fund.

Ms. Jackson noted the donors/sponsors have changed as small businesses are feeling a strain with the number of sponsorship requests coming from the City.

Councilwoman Robinson noted she is adhering to the policy that was put in place by the Council.

Councilman Thomas noted Ms. Jackson had not met with the Mayor & members of Council to prepare the proposed budget and made a request to meet prior to the next presentation noting he is not in favor of placing funds in the budget where in the previous year(s) those funds were not used.

Councilwoman Gantt agreed.

Councilman Thomas also requested a banner to be replaced that was lost or removed.

Governing Body (Youth Council)– Ericka Harvey

Ms. Harvey presented the 2019-2020 Stockbridge Youth Council Calendar of Events and Curriculum; and presented the FY2020 Budget of \$21,500.

Councilman Thomas asked about the Community Impact of the proposed Youth Council activities wanting to see more impact on the City of Stockbridge young citizens.

Councilwoman Robinson referenced the funds previously spent on uniforms.

Ms. Harvey noted the Youth Council would be rebranding.

Councilman Alexander asked about the requirements of the program.

Ms. Harvey noted the participants will be required to fulfill one hour per month of community service.

Mayor Pro Tem Blount asked about the blazers as part of the attire.

Ms. Harvey noted that she had not been able to locate any yet for the group, noting the blazers could be an option.

Councilwoman Robinson noted the blazers had previously been purchased from various Goodwill Centers and distributed to the Youth Council.

Ms. Harvey noted the attire would be taken into consideration; stated the Youth Council activities and budget need the Governing Body's feedback and input; and noted the Youth Council Advisory Committee is a very taxpayer dollar focused board.

Centennial Celebration – Shana Thornton & Members of the Centennial Committee

Ms. Thornton presented a list of proposed activities to celebrate the City's 100-year Centennial celebrations throughout the year with an estimated cost of \$134,000.

Mayor Ford noted he has been speaking about the 100-year anniversary every chance he gets and wants this memory to be captured in a big way.

Councilwoman Robinson stated that while she supports the 100-year Centennial celebration, she cannot support the \$134,000 price tag and asked staff to tap into other organizations that may want to be included.

Councilman Thomas stated he supports the Centennial celebration but needs more information as he fears a great majority of the public may not be aware of the 100-year anniversary.

Councilman Alexander supports the idea of the celebration and suggest moving one of the Summer concerts to coincide with the Centennial celebration.

Ms. Harris-Braggs noted the Centennial Quilt is a Main Street Project under the *Stockbridge Stories* in partnership with Cochran Library to be revealed during the year, along with other events that may take place during Cities Week.

Mr. Knighton referenced \$50,000 in the Events budget as a placeholder for the Centennial Celebration activities.

Councilwoman Gantt noted the 100-year Centennial Celebration is a one-time event and wants to make sure that the activities planned would be something that people want to attend, further noting, whatever decision is made, Council needs to be on the same page.

Events/Conference Center – Cie Cie McGhee

Ms. McGhee noted she had met with the Treasurer, City Manager and Community Development Director to review the proposed FY2020 Budget. Ms. McGhee referenced some of the issues with the Merle Manders Conference Center in need of maintenance and/or repair i.e. painting and door hardware. Ms. McGhee noted the Treasurer recommended moving all Salaries and Benefits related to staff at the Conference Center, Community Center and Events Team to one area in the budget and noted the requested for funding of a new pickup truck as the current F150 assigned to the department is inoperable.

Mayor Ford asked about the golf carts in the department.

Ms. McGhee's response was the one that was donated to the City is not working. All others are rented for each event.

Councilman Alexander noted the YTD revenue through June 30, 2019 was \$48,000 and asked what the City needs to do to get that revenue up.

Ms. McGhee's response was the City's Alcohol Policy has caused several cancellations.

Councilwoman Gantt asked if the policy was industry standard.

Ms. McGhee's response was the City's policy is consistent with the policy at the state level, however, surrounding area facilities are using different policies where you can carry, purchase and pour and in order to compete with that, the City would need to modify its policy.

Ms. McGhee also referenced a \$50,000 place holder in the budget for the Amphitheater opening and noted she recognizes increased budgets don't look good for the Governing Body and noted she has received feedback to increase the level of talent at the Sounds of Summer Concert events.

Councilman Alexander recommended one huge event in August to coincide with the Centennial Anniversary.

Mayor Pro Tem Blount questioned why the proposed budget for this department was so high when funds from previous years went unused.

Councilman Thomas asked if new stages were being proposed in the Events equipment inventory for FY2020.

Ms. McGhee noted, the stages are being purchased from the FY2019 budget and noted there may be audio and hi-tech sound barriers in the MMCC and TSCC to be installed to help with the A/V system and sound issues.

Mr. Aaron noted a Facilities Maintenance Plan is being developed and proposes to bring an Assessment of the Merle Manders Conference Center to the September 24, 2019 Work Session for Council Consideration.

Main Street Program – Kira Harris - Braggs

Ms. Harris-Braggs reviewed the 2019 events and accomplishments and noted the proposed budget increase to include the proposed 3% COLA, 2% bonus and additional merit increase in the amount of \$2,345 specifically be considered for the Main Street Program Coordinator as the request for FY2019 had been denied.

Councilman Thomas stated he supports the merit increase for the Program Coordinator noting the Main Street Program has been in the trenches for years, and recommends the increase go into effect in FY2019.

Ms. Harris-Braggs thanked Councilman Thomas and proceeded to read the Main Street Program's Mission statement.

Councilman Thomas made a recommendation to the Council to move line item 531702 (Historic Preservation) from Planning & Zoning to Main Street citing this to be a natural fit as Main Street has highlighted and made efforts towards preserving the City's history with the M. L. King, Sr. banners and dedication, Floyd Chapel marker and Stockbridge Stories. Councilman Thomas further stated the Historic Preservation Committee has not moved forward in 2+ years and asked who in Planning would be able to do so, whereas, Main Street is already in this arena and it makes sense to move it there to Administer the program.

Councilwoman Gantt noted there needs to be further discussion with the Community Development Director present.

Ms. Harris-Braggs noted there would be an expected salary increase as taking on the administration of the Committee would require approximately 25% of time, and the Main Street Program is poised to take it on stating the HPC has been on the books for 2 years and in order to get money from the state you need an active committee, and noted other cities all are getting money and assistance.

Ms. Holiday noted, there has been one application received and asked the Council to consider amending the Ordinance as was done for the Youth Council Advisory Committee to allow for Henry County residents to be included on the committee.

Councilman Thomas stated Ms. Harris-Braggs has been involved with the City's history for years, and that placing this Committee under the Administration of Ms. Harris Braggs again would be a natural fit, and further stated that Main Street is under Community Development and the HPC would still remain under the Community Development umbrella just moving the administration from Planning & Zoning to Main Street to get something going.

Mayor Pro Tem Blount stated the boundaries would take Ms. Harris-Braggs out of the Main Street area and does not want to circumvent the Director.

Councilman Thomas stated, right now, no one is doing anything with Historic Preservation and we're not getting any funding from the state, and it just makes sense to move it.

Mr. Knighton stated the City needs to move the HPC forward, and further noted that while it is not unusual to fall under Planning & Zoning, it does not mean Main Street can't be involved, while still being under Community Development.

Ms. Harris-Braggs presented the 12-week Operation Hope entrepreneurial program proposed to take place beginning on September 3, 2019 with an estimated 30 students followed by a graduation and noted the Community Development Director has already approved the program and authorized the use of the Merle Manders Conference Center.

Ms. Harris-Braggs noted the workshop is geared toward small business owners and entrepreneurs and that Operation Hope selects the candidates to participate.

Councilwoman Robinson asked if there was anything in writing to confirm the selection process.

Ms. Harris-Braggs stated she did not have anything in writing, at this time.

Councilwoman Gantt made a motion to approve the use of the MMCC for the 12-week Operation Hope Entrepreneur Workshop; second by Councilman Thomas. Passed 5-0.

Councilman Alexander asked for a Wayfinding Signage update.

Ms. Harris-Braggs noted she has reached out to Sky Design, a company she also worked with as the Main Street Manager in Griffin.

Mr. Knighton noted this item is scheduled on the Agenda for tomorrow for discussion.

Community Development

Mr. Knighton noted the Community Development Director Camilla Moore was not in attendance and noted she had reviewed the budgets with individual members of the Governing Body. Mr. Knighton also noted a request for a Principal Planner position has been requested and included in the P & Z proposed salaries, the need for the position is still under review.

Councilman Alexander made the request for each Department be individually discussed.

Business Services

Mr. Knighton noted there were no significant changes in the budget for this department for salaries, benefits and expenses.

Mayor Pro Tem Blount asked about the line item for Business Retention in the amount of \$7,000.

Mr. Knighton noted it is proposed for Business Services to potentially conduct breakfast meetings with business owners/operators along with other business-oriented initiatives.

Councilman Alexander asked what happened to the SAB?

Councilwoman Gantt responded that business owners and operators who had been involved were supposed to present a plan as an outside entity to the City; that plan has yet to materialize. Councilwoman Gantt also stated noted the process was not handled properly by Community Development staff.

Mr. Touchton referenced the KSA (Kennesaw Business Association) as a well defined group where he has a great relationship, and would be more than happy to have the group come down and meet with the business owners of the City to assist with organizing a business association here in the City.

Councilman Alexander concurred and noted the Business Association is under the direction of the Economic Development Director in accordance with the Short-Term Work Program and noted the Economic Development Director would be more suited to engage and have meetings with business owners.

Building/Permits/Inspections

Mr. Knighton noted this Department includes the Fire Marshal, Permit Coordinator, and Building/Permit contractors.

Councilman Thomas referenced several line items such as \$25,000 for Professional Fees, and various other accounts where he would solicit explanations from Ms. Moore.

Mr. Knighton noted the Permitting Budget would be modified.

Planning & Zoning

Mr. Knighton noted the current staffing level consist of the Senior Planner.

Councilman Thomas asked about the re-write of the City's Zoning Codes, noting comments from the City Attorney who has spoken about the Code issues throughout the City and the need for an RFP.

Attorney Williams stated that at some point, those who disagree with the Code can challenge the City.

Councilman Alexander question why no data has been submitted to the Council regarding distance requirements.

Councilwoman Gantt noted there are areas of improvement needed, as the appeal hearings were concerning.

Attorney Williams noted the City could put in place a Stop Gap and adopt a new rule – text amendments to the Zoning Code.

Councilman Alexander stated the Council was proper in voting no and that you can't vote because you like someone, but rather based on facts; and asked how many other applicants were denied and unable to appeal.

Attorney Williams noted an Interim Ordinance with Text Amendments could go to the Planning Commission for adoption.

Attorney Williams noted he would review the Resolution, specifically sections 1-4.

Ms. Holiday advised of the pending expiration of the current Moratorium at the end of August 2019.

Councilman Alexander made a motion to extend the current Moratorium of certain businesses for 60 days; second by Councilwoman Gantt Passed 4-0-1 (Thomas abstained)

GIS Services

No Discussion

Code Enforcement - Force Cleanup

No Discussion

Executive, Administration, Finance, Court

Mr. Wiggins noted the Abatement line item was moved to the Code Enforcement department.

Mr. Knighton noted the Landscaping Improvements (Right-of-Way) was moved to Public Works.

Mr. Wiggins noted the new proposed positions have caused the salary increases in the Financial & Administration budget; Legal was moved to a newly created Non-Departmental budget along with Auto and Truck expenses along with the City's WIX card system. Mr. Wiggins also noted staff training has increased and Dues & Subscriptions has also moved to the Non-Department budget along with Website expenses.

Executive Session (if necessary)

Councilman Alexander asked about Christmas decorations along Eagle's Landing Pkwy.

Mr. Aaron referenced the new Ga. Power poles that were placed do not have electrical outlets.

Ms. Holiday noted the committee had implemented Phase I in 2019 and will implement Phase II in 2020 to include decorations along Eagle's Landing Pkwy., and those may be very festive, but non-lighted because of the pole issue.

Councilman Alexander noted some type of lighted fixture is going to be preferred.

Mr. Aaron was tasked with finding out the cost of add electricity to the poles.

Mr. Knighton thanked the Mayor, Council & staff for their attentiveness during the presentations, and for their due diligence during this budget exercise.

Motion to adjourn made by Mayor Pro Tem Blount; second by Councilwoman Robinson. The motion passed 5-0.

Respectfully submitted by:

Vanessa Holiday, City Clerk CMC

Anthony S. Ford, Mayor



SUMMARY MINUTES FY2020 BUDGET RETREAT (Day Three)

FRIDAY, AUGUST 16, 2019 8:00 A.M.

Mission: To provide visionary leadership Mission: To provide visionary leadership and superior municipal services that enhance the quality of life for citizens while creating a welcoming business atmosphere focused on sustainability and expansion of tourism and cultural events.

Mayor Ford called the meeting to order.

Invocation by Mayor Ford.

Pledge of Allegiance was recited in unison.

City Clerk, Vanessa Holiday was asked to proceed with a verbal roll call. Mayor Ford, Mayor Pro Tem Blount, Councilman Alexander, Councilwoman Gantt, Councilwoman Robinson and Councilman Thomas were all in attendance.

Also, in attendance: City Manager Randy Knighton, City Clerk Vanessa Holiday, City Attorney Michael Williams, City Treasurer John Wiggins, Senior Accountant Rashonda Favors, Public Works Director Decius Aaron, Economic Development Director James Touchton, Human Resources Manager Renee Wheeler and Main Street Manager Kira Harris-Braggs

Motion to adopt the Agenda made by Councilwoman Robinson; second by Mayor Pro Tem Blount. The motion passed 5-0.

Facilitated by Randy Knighton, City Manager

Mr. Knighton recapped that 8/15 meeting noting the budget requests and various presentations will be reviewed and various items will be taken into consideration to bring a balanced budget before the Mayor & Council for adoption.

Public Works (General Maintenance, Facilities Maintenance, Parks, Water & Sewer, Wastewater and Stormwater) – Decius Aaron

Mr. Aaron noted the Department of Public Works is the largest department within the City and is responsible for managing and maintaining streets and sidewalks, water infrastructure, sewer infrastructure, stormwater infrastructure, the production and distribution of water, the collection and treatment of wastewater, maintaining the City's vehicle and equipment fleet, maintenance, repair and construction of city-owned

buildings, maintaining the City's parks and cemeteries, maintaining the City's rights-of-ways ranging from litter pick to mowing and supporting City events, Council Initiatives and other City activities.

Mr. Aaron referenced the Public Works staff experience, job titles and duties, proposed implementing a Career Track Program and developing and implementing an Employee Recognition Program; and cited Public Works goals of providing quality service to the public, maintaining an atmosphere that is conducive to professional growth and development, updating department ordinances, developing and implementing a standard specifications for water, sewer and stormwater Construction Manual; enhance employee safety, build effective work relationships, plan for the future through training and development and strengthen supervisor competencies.

Mr. Aaron noted the following as significant budget issues and challenges: **Infrastructure Street Points:** Stormwater Infrastructure, Wastewater Infrastructure, Water Infrastructure, Streets and Sidewalk Infrastructure, Accessibility Infrastructure, and Facilities (City Buildings). **Operational Stress Points:** Balancing Public Works Functions vs Non-Public Works Functions, Public Works Functions consume 67% of staff time and Non-Public Works Functions consume 33% of staff time. **Financial Stress Points:** Recouping sanitation fees from new residents after tax notices have been mailed; Ensure stormwater rates provide adequate revenues to cover all operational and maintenance costs; Ensure sanitation rates provide adequate revenues to cover all operational and maintenance costs.

Mr. Aaron highlighted FY2019 Accomplishments: Implemented computerized Work Order System, Installation of park surveillance cameras, installations of Pour & Play surfaces at parks, renovations of park restrooms, completed 10 miles of street resurfacing, completed installation of the AMI metering system, met or exceeded all federal and state regulations, received Gold award for plant operations, renovated the Municipal Court building to include space for Building and Permitting services, replaced the HVAC systems at the MMCC and City Hall; and the Municipal Court building is in process.

Mr. Aaron noted the FY2020 proposed budget includes Major Capital Equipment purchases of (1) Landscaping Truck w/Bed, (1) F350 Truck; (1) Transit Van, (3) F150 Trucks, (1) F250 Truck (1) Mini Dump Truck, Two (2) SCAG Mowers and (10) Weed eaters.

Mayor Pro Tem Blount referenced a stormwater issue in the McCain Creek subdivision and made a request that staff make it part of the process to notify homeowners in writing with information to include whether or not the issue is the City's responsibility or the responsibility of the homeowner, and also do its part to correspond with the developers before, during and after construction.

Mr. Aaron noted the department has stormwater inspections over a 5-year period and stressed the limitations of the City as it relates to private property.

Councilman Alexander asked staff to address the issue of delayed billing for new developments and homeowners and bill immediately; and asked if there was any legal recourse the City could take when developers leave homeowners with building issues.

Mayor Ford referenced prior issues with detention ponds.

Attorney Williams response was: Public Infrastructure/Roads (One Year), anything undedicated would be the responsibility of the HOA or the homeowner and further noted the City's Nuisance and Abatement process will help to a certain point.

Councilwoman Robinson expressed the importance of educating the public.

Mr. Aaron recommended increasing Sanitation Fees to \$15.00 up from \$12.00 and recommended the city-wide access control system in the amount of \$366,667.35

Ms. Holiday asked staff to please into the last increase for the merchants of the Transfer Station and will forward the contract to the City Manager, City Attorney and Public Works Director for review.

Mr. Aaron noted Public Works would be implementing a Plan of Action for Maintenance of City facilities.

Councilman Thomas made a request to see the General Maintenance Supervisor in the field and riding the streets; commended the Public Works Plan of Action and wants to see more from the Public Works leadership; asked that the City stop the last-minute calls for Public Works assistance and adhere to the 30-day advance notice in place.

Councilwoman Gantt asked if Public Works was short-staffed in any area.

Mr. Aaron referenced the increase in Non-Public Works duties (i.e. Events).

Mayor Pro Tem Blount stated the Public Works team should complete the tasks as assigned.

Mr. Aaron noted RFP's for Landscaping and Janitorial services for the City were coming forward.

Mr. Knighton noted mowing and litter pickup are tasks primarily carried out by the Temporary Staff, therefore, with the on-call contractors in place, the Temporary Staffing budget will be reduced.

Councilwoman Robinson referenced the issue of Public Work's support of Events and asked staff to speak or meet with surrounding cities who also carry out events and find out what they are doing successfully.

Mr. Knighton noted individual requests require Council consensus

Councilman Alexander noted several issues that are unsatisfactory in the Public Works area that need to be addressed; asked if a vote was required for a Beautification Plan;

asked if there enough funding in the budget to address the lack of general maintenance; asked the City Manager to utilize the \$25,000 spending authority and advise if the amount needs to be increased to carry out the needs of the City; and asked for a dedicated Street Sweeper to be added to the fleet or an on-call contractor.

Civic Projects – Heather Hubbell of TSW

Ms. Hubbell thanked the City for giving TSW the opportunity as the On-Call Architectural contractor and gave an overview of the progress of the Amphitheater noting the total occupancy of 4,185 (staff, security, performers and processions) and 3,498 sold seats.

Ms. Hubbell noted the construction bids will close on September 5, 2019 and information will only be given to the awarded bid recipient.

Ms. Hubbell noted the designed had been updated with the requested pavers, and there is an Acoustical Engineer on board, and noted the vegetation along the stream would help to buffer the sound.

Ms. Hubbell noted the stream has been determined to be a *stream* and has filed for a National Permit.

Councilman Thomas questioned the perimeter of the Amphitheater for non-payers; and the response was the entire venue would be completely enclosed.

Ms. Hubbell noted the scope of work for TSW relates to the Amphitheater and the Detention Pond; Falcon Design is working on parking. Ms. Hubbell referenced the (3) structures that need to be removed, noting the scale for parking is 1 – 4 per seat.

Mr. Knighton reiterated the removal of the (3) three structures and referenced the LCI Land Use Guide for streets.

Ms. Hubbell referenced the concept design of the proposed Cultural Arts Center and noted 250-seat capacity with dressing room, 18 VIP parking spaces, 202 standard parking spaces, 56 angled parking spaces with 2 in/out entrances/exits, great footprint for outdoor events, and noted the building could be expanded towards the back lot and would have a 9-month timeframe with an estimated cost of \$11.5 million + \$500,000 for a total estimated cost of \$12 million dollars.

Councilwoman Robinson asked about the addition of a water feature at the proposed Cultural Arts Center; and use of the meeting rooms at the facility for Senior services.

Councilwoman Gantt noted event space in the Cultural Arts Center could be rented and free up the TSCC for other uses; and agreed with the estimated \$12 million cost.

Mayor Pro Tem Blount expressed concerns about residual maintenance costs for a water feature at the Cultural Arts Center.

Ms. Hubbell noted an Interior Design has been added to the project.

There was discussion about the Youth/Senior Center going more in the direction of an Activity Center/Community Center.

Downtown Development Authority

Mr. Touchton noted the DDA Chair (Raoul Clarke) asked him to present the proposed FY2019 DDA budget of \$45,000 (consistent with prior years) on his behalf.

Councilwoman Gantt noted Mr. Clarke's absent was due to a recently acquired Executive position with Lowe's; noted the old fire station will be the DDA's first project when the building is deeded over to the DDA.

Mr. Touchton recommended a Master Plan; noted the Bridge Project has an estimated cost of \$3.5 million; and noted a developer had informed him of the concern of Burke Street not having enough land for a mixed-use development.

Ms. Harris-Braggs noted the Carl Vinson Institute of Government based the RSVP plan their calculations and is certain the mixed-used development can be done.

Councilwoman Robinson noted the Council approved the RSVP plan and any changes should be brought back to the Council.

Councilwoman Gantt noted there have been no changes to the RSVP plan by the DDA.

Economic Development – James Touchton

Mr. Touchton noted he had been on board with the City as the Economic Development Director for (8) eight months and is happy to have added the tools consisting of the City's DA (Development Authority) and the City's PFA (Public Facilities Authority) as valuable tools in the City's toolbox to move forward with the bonding and financing of projects.

Mr. Touchton noted an increase in the proposed FY2020 budget for Professional Services from \$6,000 to \$25,000 noting it takes funding to make the City successful.

Mr. Touchton also noted a decrease in the proposed FY2020 budget of \$3,000 removing a phone land line as he is out of the office quite office and utilizes his City cell phone.

Mr. Touchton proceeded to present a Draft copy of the City's Marketing Brochure noting all the information was not included as he was waiting for information from staff to include in the brochure and referenced copies of similar brochures from other municipalities that had been included in his presentation.

Mayor Pro Tem Blount asked only completed presentations to be placed on the Agenda.

Councilman Thomas asked for the use and purpose of the proposed brochure.

Mr. Touchton noted this would be a marketing tool to market the City of Stockbridge and referenced different marketing components.

Councilwoman Robinson noted additional funds may need to be added to the Marketing/Hospitality budget for Economic Develop as Mr. Touchton takes over the

outreach to businesses, holding meetings with the business owners, and further stating, if we are not at the table, we are looked over and we need to put more skin in the game.

Mr. Touchton cited other cities who not that long ago were sleepy rural towns such as Kennesaw and Lawrenceville, and both are booming successful cities now was due to their investments in marketing their respective cities.

Mr. Touchton made a request for an RFQ for the Economic Development Strategic Plan for the City of Stockbridge.

Councilwoman Gantt asked for an update on the City's parcel list; Mr. Touchton noted it was being submitted to the members of the DDA very soon.

Mr. Touchton noted he rode the City with a member of DCA and was told the City of Stockbridge does not meet the qualifications of an Opportunity Zone as there is no blight; maybe some not so good-looking buildings and code enforcement issues, but no blight.

Mr. Touchton suggested the City market the fact that there is no City Property Tax and consider a CID in partnership with Clayton and Henry County, noting it would be a monumental task but stressed the importance of the aesthetics of the City and tying the into economic development.

Councilwoman Robinson asked Mr. Touchton what the Economic Development department needs from the Mayor & Council to be successful.

Mayor Ford echoed the sentiments of Councilwoman Robinson and asked what the City can do to set the entire city up for success.

Mr. Touchton requested staff's assistance to get the Marketing Brochure completed in FY2019, move forward with the proposal from Next Site in the amount of \$22,000 that would require a FY2019 budget amendment noting economic development is not just about buildings, but it also about bringing jobs and needs direction from the Council. Councilman Alexander stated emphatically and wanted to make it clear that the Economic Development Director reports directly to the City Manager and asked if there was a need for dedicated staff that needed to be added to the department. There was no response.

CVB/Marketing – James Touchton, Kira Harris-Braggs

Mr. Touchton noted the pros and cons of bringing a CVB (Convention Visitors Bureau) in-house, noting the costs are in upwards of \$500,000 annually to operate and once formed, is set in stone.

Ms. Harris-Braggs gave an overview of Tourism and asked Who? What? And How? Ms. Harris-Braggs noted the FY2017 Tourism funds were \$445,329 and FY2020 is estimated to be \$534,286 and noted the first 3 cents goes to the General Fund leaving an estimated \$300,000.

Mr. Harris-Braggs continued with the Tourism presentation by noting: Main Street assist with tourism by *placing feet on the street* (specifically in the downtown area); Businesses assist with tourism by *placing a face in the place*; and the CVB places heads in beds with

the hotel/motel tax revenue. Ms. Harris-Braggs noted Tourism is defined as follows:
Requires travel from one's local area to another location outside their area to experience something special or unique.

Ms. Harris-Braggs then defined a Tourist as follows: Someone who is not local; travelled to the destination (60-75 miles minimum); had an overnight stay and plans to spend money. (Not just someone passing through – that's defined as a traveler, not a tourist).

Ms. Harris-Braggs noted the must-haves for Tourism: Shopping, Dining, Entertainment, Cultural Experiences, Historic Sites, Venues, Meeting Places, Visit-Worthy Locations and Hotels.

Ms. Harris-Braggs then posed the question as to whether or not the City could do this well with an estimated \$300,000 considering you must have a CVB Board in place, staff to consist of a Director, Welcome/Info Center, Sales, Marketing and Promotions, Tourism Strategy and Tourism Development or working w/Collaborative where the City could partner with other area assets, don't have to provide the salaries, benefits, etc., must be clear about objectives, and must communicate.

Canon Copiers Agreement

Mr. Knighton referenced the request for City Copiers utilizing National IPA contract Number FI-R-0251-189 for Multi-Function Copier Devices and Service Solutions – City of Stockbridge Contract No. 2019-00025P in the amount of \$50,000 through 9/30/2023. Motion to approve made by Councilwoman Robinson; second by Councilman Alexander. The motion passed 4-0 (Mayor Pro Tem Blount was not present for the vote).

Motion to adjourn made by Councilman Alexander; second by Councilwoman Robinson. The motion passed 4-0 (Councilwoman Gantt was not present for the vote).

Respectfully submitted by:

Vanessa Holiday, City Clerk CMC

Anthony S. Ford, Mayor

Henry County Animal
Control Ordinance
Update
Presented by
Brad Johnson –
Assistant County
Manager and
Gerri Yoder –
Animal Care & Control
Director

From: [Lindell Miller](#)
To: [Camilla Moore](#)
Cc: [Randy Knighton](#)
Subject: Towing and Wrecker Services (FY1)
Date: Monday, August 26, 2019 12:35:37 PM



Meeting Date

09/09/2019

City of Stockbridge

Staff/Council Recommendation For Council Approval

☒ Action requested by City Council

☐ For informational purposes only

☐ Budget Amendment Required

FROM ACCOUNT:

TO ACCOUNT:

PRESENTER Camilla Moore

ITEM/PROJECT/EVENT: City-Wide Towing and Wrecker Services

FUNDING SOURCE

- ☐ GENERAL FUND
- ☐ FUND BALANCE
- ☐ SPLOST
- ☐ CDBG
- ☐ GRANT FUNDING
- ☐ COUNCIL INITIATIVE
- ☐ SPONSORSHIP
- ☐ DEPT. FUND BALANCE

DESCRIPTION:

The Procurement Division is requesting approval of the ranking of the qualified firms for Request For Proposals (RFP) No. 2019-0004, Towing and Wrecker Services; the ranked firms are 1 - New Image Towing & Recovery, Inc; 2 - Swanson Towing & Recovery; 3 - Jose Bernal Inc DBA Bernal's Towing, and to authorize staff to proceed with negotiations.

On May 15, 2019, Request For Proposals (RFP) No. 2019-0004, was advertised and closed on August 2, 2019. There were three responses to the solicitation.

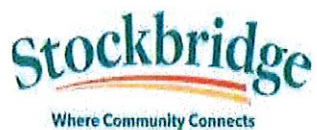
On August 13, 2019, an Evaluation Committee Meeting was held. The Evaluation Committee determined that all three proposers, New Image Towing & Recovery, Inc; Swanson Towing & Recovery; and Jose Bernal Inc DBA Bernal's Towing, were all responsive and responsible to the requirements of the RFP. The Evaluation Committee named New Image Towing & Recovery as the first-ranked firm (Exhibit 1).

APPROVED BY:

FINANCE DEPT. _____

CITY MANAGER _____

AMOUNT



Procurement Division
Summary Score Sheet Selection Committee Meeting
RFP No. 2019-0004 – Towing and Wrecker Services
Tuesday, August 13, 2019

Proposer - Organization Name	Decius Aaron	John Wiggins	Rashonda Favors	Total	Ranking
New Image Towing & Recovery	80	98	70	248	1
Bernal's Towing- Jose' Bernal's Inc.	50	94	80	224	3
Swanson Towing and Recovery	70	97	75	242	2
Total Points:	200	289	225		

Procurement Division
4640 North Henry Boulevard, Stockbridge Georgia 30281 | (770-389-7900) | www.cityofstockbridge.com



City of Stockbridge

Staff/Council Recommendation For Council Approval

Meeting Date

09/09/2019

FUNDING SOURCE

- ☒ Action requested by City Council
- ☐ For informational purposes only
- ☐ Budget Amendment Required

- ☐ GENERAL FUND
- ☐ FUND BALANCE
- ☐ SPLOST
- ☐ CDBG
- ☒ GRANT FUNDING
- ☐ COUNCIL INITIATIVE
- ☐ SPONSORSHIP
- ☐ DEPT. FUND BALANCE

FROM ACCOUNT:

TO ACCOUNT:

PRESENTER Decius T. Aaron/ Lindell Y. Miller

ITEM/PROJECT/EVENT: 2019 LMIG Program Roadway Resurfacing

DESCRIPTION:

The Procurement Division is requesting approval to award a fixed contract to the lowest responsive, responsible bidder, Stewart Brothers, Inc., Invitation To Bid (ITB) Number 2019-00021, for the repair and resurfacing of approximately 4.7 miles of local roadways, in the total amount of \$1,322,458.32.

The Public Works Department has reviewed the bid submitted by the low bidder, Stewart Brothers, Inc, and concurs with the recommendation for award. The bid opened on August 14, 2019; three bids were received (Exhibit I).

Section 3.30.100 - Competitive sealed bids, Approval of Bid. All bid awards for amounts greater than twenty - five thousand dollars (\$25,000.00) (cost or revenue) shall be approved by the City Council.

APPROVED BY:

FINANCE DEPT.

John Higgins

CITY MANAGER

Dwight Wright

AMOUNT

\$1,322,458.32



Where Community Connects

City of Stockbridge Purchasing Division

City of Stockbridge City Hall
4640 North Henry Boulevard
Stockbridge, Ga 30281

BID AWARD RECOMMENDATION

DATE: August 16, 2019

TO: Decius T. Aaron, Public Works Director

RE: Bid/RFP NO: ITB No. 2019-00021

Bid Description: 20019 LMIG Program Project

Bid Opened: August 14, 2019

Attached for your review are copies of bids and descriptive literature received in response to the referenced Invitation To Bid.

☒ We recommend an award be made to Stewart Brothers, Inc.
A copy of the bid Tabulation (Evaluation documents) is attached for your review.

☐ If your evaluation of the bids is in disagreement with our recommendation, please provide explanation below with supporting documentation.

Please supply full details if the low bid fails to meet the quality and functional requirements of the invitation to bid. If literature or samples are needed, please advise as soon as possible.

Sincerely,

Lindell Y. Miller, M.B.A, C.P.P.O
Procurement Department
4640 North Henry Boulevard
Stockbridge, GA 30281

lmiller@cityofstockbridge-ga.gov

YOUR REPLY:

Department Signature



BID TABULATION
CITY OF STOCKBRIDGE
2019 LMIG PROGRAM - ITB NO.: 2019-00021
AUGUST 14, 2019 - 3:00 PM

				Stewart Bros., Inc. 2480 Pleasant Dale Rd. Doraville, GA 30340		C.W. Matthews Contracting Co., Inc. 1600 Kenview Drive Marietta, GA 30060		HEH Paving, Inc. 3384 Almand Road Atlanta, GA 30316	
ITEM NO.	ESTIMATED QUANTITY	UNITS	DESCRIPTION	UNIT PRICE	TOTAL PRICE	UNIT PRICE	TOTAL PRICE	UNIT PRICE	TOTAL PRICE
1	1	L.S.	MOBILIZATION AND TRAFFIC CONTROL	\$ 59,208.65	\$ 59,208.65	\$ 138,807.16	\$ 138,807.16	\$ 147,712.37	\$ 147,712.37
2	45,600	L.F.	6" WIDE EDGE MILLING, 1 1/2" - 2 1/2" DEPTH @ EDGE OF PAVEMENT, FEATHERED TO 0"	\$ 4.25	\$ 193,800.00	\$ 2.43	\$ 110,808.00	\$ 2.88	\$ 131,328.00
3	4,000	S.Y.	1" DEEP ASPHALT SURFACE MILLING	\$ 4.46	\$ 17,840.00	\$ 3.18	\$ 12,720.00	\$ 4.17	\$ 16,680.00
4	2,000	L.F.	ASPHALT JOINT AND CRACK SEALANT INSTALLED INCLUDING CLEANING AND REMOVAL OF VEGETATION	\$ 1.42	\$ 2,840.00	\$ 3.00	\$ 6,000.00	\$ 9.54	\$ 19,080.00
5	200	TON	3"-4" RECYCLED ASPHALTIC CONC. PATCH -19.0 MM SUPERPAVE INCL. BITUMINOUS MATERIAL & H LIME	\$ 305.05	\$ 61,010.00	\$ 449.76	\$ 89,952.00	\$ 187.30	\$ 37,460.00
6	1,250	TON	1" RECYCLED ASPHALTIC CONC. PERMA-FLEX OR EQUIVALENT	\$ 124.91	\$ 156,137.50	\$ 118.92	\$ 148,650.00	\$ 127.93	\$ 159,912.50
7	6,600	TON	1.5" RECYCLED ASPHALTIC CONC. -12.5 MM SUPERPAVE INCL. BITUMINOUS MATERIAL & H LIME	\$ 102.30	\$ 675,180.00	\$ 98.07	\$ 647,262.00	\$ 102.88	\$ 679,008.00
8	25	TON	RECYCLED ASPHALTIC CONC. LEVELING INCL. BITUMINOUS MATERIAL & H LIME	\$ 266.99	\$ 6,674.75	\$ 271.75	\$ 6,793.75	\$ 293.97	\$ 7,349.25
9	4,400	GAL	BITUMINOUS TACK COAT	\$ 3.45	\$ 15,180.00	\$ 0.01	\$ 44.00	\$ 5.05	\$ 22,220.00
10	4	EA.	REPLACEMENT/REPAIR OF TRAFFIC SIGNAL DETECTOR LOOP (COMPLETE INCLUDING SAWCUT, WIRE, SEALANT, ETC.)	\$ 2,310.00	\$ 9,240.00	\$ 1,967.48	\$ 7,869.92	\$ 1,907.42	\$ 7,629.68
11	1,500	L.F.	COMPACTED BACKFILL AGAINST EDGE OF PAVEMENT 4' WIDE MINIMUM ON SHOULDER AND INSTALL PERMANENT GRASSING	\$ 5.72	\$ 8,580.00	\$ 12.44	\$ 18,660.00	\$ 16.59	\$ 24,885.00
12	105	EA.	ADJUST MANHOLE FRAME AND COVER TO FINISHED GRADE	\$ 227.00	\$ 23,835.00	\$ 768.00	\$ 80,640.00	\$ 1,072.92	\$ 112,656.60
13	1	EA.	ADJUST OVERSIZE AT&T MANHOLE FRAME AND COVER TO FINISHED GRADE	\$ 320.00	\$ 320.00	\$ 1,775.00	\$ 1,775.00	\$ 1,549.78	\$ 1,549.78
14	14	EA.	ADJUST WATER VALVE BOX AND COVER TO FINISHED GRADE	\$ 58.00	\$ 812.00	\$ 760.00	\$ 10,640.00	\$ 715.28	\$ 10,013.92
15	1	EA.	ADJUST STORMWATER DROP INLET GRATE TO FINISHED GRADE	\$ 190.00	\$ 190.00	\$ 768.00	\$ 768.00	\$ 1,549.78	\$ 1,549.78
16	550	L.F.	GDOT THERMOPLASTIC STOP BAR, 24" WIDE	\$ 5.15	\$ 2,832.50	\$ 12.00	\$ 6,600.00	\$ 8.35	\$ 4,592.50
17	150	L.F.	GDOT THERMOPLASTIC 7" WIDE CROSSWALK STRIPING COMPLETE	\$ 2.60	\$ 390.00	\$ 30.00	\$ 4,500.00	\$ 11.92	\$ 1,788.00
18	15,000	L.F.	GDOT THERMOPLASTIC SOLID LANE EDGE STRIPING, 5" WIDE WHITE	\$ 0.69	\$ 10,350.00	\$ 0.90	\$ 13,500.00	\$ 1.25	\$ 18,750.00
19	8,000	L.F.	GDOT THERMOPLASTIC TRAFFIC LANE SKIP STRIPING, 5" WIDE WHITE	\$ 0.64	\$ 5,120.00	\$ 0.60	\$ 4,800.00	\$ 1.19	\$ 9,520.00
20	15,000	L.F.	GDOT THERMOPLASTIC SOLID CENTERLINE 5" WIDE YELLOW	\$ 0.69	\$ 10,350.00	\$ 1.00	\$ 15,000.00	\$ 2.38	\$ 35,700.00
21	2,000	L.F.	GDOT THERMOPLASTIC SOLID HATCH LINE 8" WIDE YELLOW	\$ 2.51	\$ 5,020.00	\$ 3.00	\$ 6,000.00	\$ 3.28	\$ 6,560.00
22	1,500	L.F.	GDOT THERMOPLASTIC SOLID HATCH LINE 8" WIDE WHITE	\$ 2.51	\$ 3,765.00	\$ 3.00	\$ 4,500.00	\$ 3.28	\$ 4,920.00
23	2	EA.	GDOT THERMOPLASTIC SOLID WHITE R/R "X-ING" SYMBOL	\$ 429.00	\$ 858.00	\$ 500.00	\$ 1,000.00	\$ 327.74	\$ 655.48
24	4	EA.	GDOT THERMOPLASTIC SOLID WHITE RIGHT TURN ARROW	\$ 121.55	\$ 486.20	\$ 75.00	\$ 300.00	\$ 131.10	\$ 524.40
25	4	EA.	GDOT THERMOPLASTIC SOLID WHITE "LEFT" TURN ARROW	\$ 121.55	\$ 486.20	\$ 75.00	\$ 300.00	\$ 131.10	\$ 524.40
26	2	EA.	GDOT THERMOPLASTIC SOLID WHITE "STRAIGHT" ARROW	\$ 106.26	\$ 212.52	\$ 75.00	\$ 150.00	\$ 131.10	\$ 262.20
27	3	EA.	REMOVE EXISTING TRAFFIC SPEED BUMP AND REPLACE WITH 12" WIDE RECYCLED SOLID RUBBER SPEED BUMP (BLACK/YELLOW) AND END CAPS INSTALLED IN ACCORDANCE WITH MANUFACTURER'S RECOMMENDATIONS FULL WIDTH OF ROADWAY	\$ 580.00	\$ 1,740.00	\$ 1,207.41	\$ 3,622.23	\$ 2,692.58	\$ 8,077.74
28	1	L.S.	PROJECT CONTINGENCY ALLOWANCE (FOR USE BY CITY ONLY)	\$ 50,000.00	\$ 50,000.00	\$ 50,000.00	\$ 50,000.00	\$ 50,000.00	\$ 50,000.00
TOTAL					\$ 1,322,458.32		\$ 1,391,662.06		\$ 1,520,909.60

Note: Figures shown in "RED" in the Bid Tabulation table indicated a correction of an error in the Original Bid.

Falcon Design Consultants, LLC

I hereby certify that this is a correct tabulation for all bids received for this project on August 14, 2019 at 3:00 PM at the City of Stockbridge.

G.A. "Skip" Layton, Jr.



City of Stockbridge

Staff/Council Recommendation For Council Approval

Meeting Date

09/09/2019

FUNDING SOURCE

☒ Action requested by City Council

☐ For informational purposes only

☐ Budget Amendment Required

FROM ACCOUNT:

TO ACCOUNT:

PRESENTER Decius T. Aaron/ Lindell Y. Miller

ITEM/PROJECT/EVENT: New Public Works Facility Construction

- ☐ GENERAL FUND
- ☐ FUND BALANCE
- ☐ SPLOST
- ☐ CDBG
- ☐ GRANT FUNDING
- ☐ COUNCIL INITIATIVE
- ☐ SPONSORSHIP
- ☐ DEPT. FUND BALANCE

DESCRIPTION:

The Procurement Division is requesting approval to award a fixed contract to the lowest responsive, responsible bidder, Pellicano Construction Co., Inc, Invitation To Bid (ITB) Number 2019-00020, for the demolition of three buildings and associated utilities; removal of asphalt and concrete pavement; and construction of a one-story administrative building with office spaces, a training room, and conference room in the total amount of \$2,120,000.00.

The Public Works Department has reviewed the bid submitted by the low bidder, Pellicano Construction Co., Inc, and concurs with the recommendation for award. The bid opened on August 23, 2019; seven bids were received (Exhibit I).

Section 3.30.100 - Competitive sealed bids, Approval of Bid. All bid awards for amounts greater than twenty - five thousand dollars (\$25,000.00) (cost or revenue) shall be approved by the City Council.

APPROVED BY:

FINANCE DEPT.

John Wiggins

CITY MANAGER

Randy Hight

AMOUNT

\$2,120,000.00



City of Stockbridge Purchasing Division

City of Stockbridge City Hall
4640 North Henry Boulevard
Stockbridge, Ga 30281

BID AWARD RECOMMENDATION

Date: August 29, 2019

To: Decius T. Aaron, Public Works Director

RE: Bid/RFP NO: ITB No. 2019-00020

Bid Description: New Public Works Facility

Bid Opened: August 23, 2019

Attached for your review are copies of bids and descriptive literature received in response to the referenced Invitation To Bid.

☒ We recommend an award be made to Pellicano Construction. A copy of the bid Tabulation (Evaluation documents) is attached for your review.

☐ If your evaluation of the bids is in disagreement with our recommendation, please provide explanation below with supporting documentation.

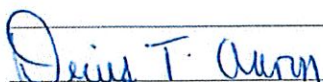
Please supply full details if the low bid fails to meet the quality and functional requirements of the invitation to bid. If literature or samples are needed, please advise as soon as possible.

Sincerely,

Lindell Y. Miller, M.B.A, C.P.P.O
Procurement Department
4640 North Henry Boulevard
Stockbridge, GA 30281

lmiller@cityofstockbridge-ga.gov

YOUR REPLY:


Department Signature



City of Stockbridge

Staff Recommendation Form For Council Approval/Review

Meeting Date

September 9, 2019

- ☒ Action requested by City Council
- ☐ For informational purposes only
- ☐ Discussion Item
- ☐ Budget Amendment Required
- ☐ Presentation

FUNDING SOURCE

- ☒ GENERAL FUND
- ☐ FUND BALANCE
- ☐ SPLOST
- ☐ CDBG
- ☐ GRANT FUNDING
- ☐ COUNCIL INITIATIVE
- ☐ SPONSORSHIP
- ☐ DEPT. FUND BALANCE

FROM ACCOUNT: N/A

TO ACCOUNT: 100-11300-531120

PRESENTER: Randi Rainey Deputy City Clerk

DEPARTMENT: Clerk's Office

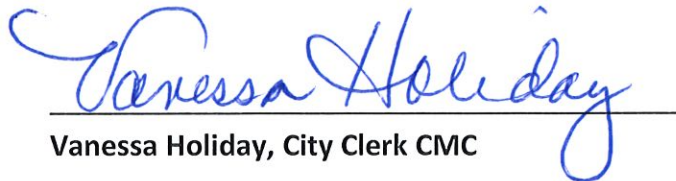
ITEM/PROJECT/EVENT: 2019 Municipal Election Voting Schedule

DESCRIPTION:

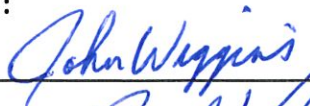
The Henry County Elections Office has amended the 2019 Election Voting Schedule to include Early Voting at the Stockbridge Election Court building effective October 14, 2019 through November 1, 2019.

Staff recommends amending the City of Stockbridge 2019 Municipal Election Voting Schedule to coincide with the County.

Estimated cost is \$14,000 and has been budgeted through the Clerk's Office.


Vanessa Holiday, City Clerk CMC

APPROVED BY:

FINANCE 

CITY MANAGER 

CITY ATTORNEY 

AMOUNT

\$ 14,000.00

ATTACHMENTS:

☒

PUBLIC NOTICE

To be published in a newspaper of appropriate circulation- O.C.G.A. §21-2-2(3)

Notice of advanced voting for the November 5, 2019 Municipal General Election/Referendums/Special Elections. Voting will be conducted at the following locations and times listed below. Last day to register to be eligible to vote in the November 5, 2019 Municipal General Election/ Referendums/ Special Elections is October 7, 2019. Voters may check their voter registration at mvp.sos.ga.gov For further information or to request an absentee ballot call 770-288-6448.

Vote October 14th through October 18th Monday through Friday at these locations:

Elections & Voter Registration (Main Office)
40 Atlanta St.
McDonough
8am – 5pm

Stockbridge Municipal Court Building
4602 N. Henry Blvd.
Stockbridge
8am – 5pm

Vote October 21st through October 25th Monday through Friday at these locations:

Elections & Voter Registration (Main Office)
40 Atlanta St.
McDonough
8am – 5pm

Stockbridge Municipal Court Building
4602 N. Henry Blvd.
Stockbridge
8am – 5pm

Vote Saturday, October 26th at these five (5) locations:

Elections & Voter Registration (Main Office)
40 Atlanta St.
McDonough
8am – 5pm

Fairview Recreation Center
35 Austin Rd
Stockbridge, GA 30281
8am – 5pm

Fortson Library
61 McDonough St.
Hampton, GA 30228
8am – 5pm

Locust Grove Library
115 M.L.K. Jr. Blvd.
Locust Grove, GA 30248
8am – 5pm

Stockbridge Municipal Court Building
4602 N. Henry Blvd.
Stockbridge
8am – 5pm

Vote October 28th through November 1st Monday through Friday at these five (5) locations:

Elections & Voter Registration (Main Office)
40 Atlanta St.
McDonough
7am – 7pm

Fairview Recreation Center
35 Austin Rd
Stockbridge, GA 30281
7am – 7pm

Fortson Library
61 McDonough St.
Hampton, GA 30228
7am – 7pm

Locust Grove Library
115 M.L.K. Jr. Blvd.
Locust Grove, GA 30248
7am – 7pm

Stockbridge Municipal Court Building
4602 N. Henry Blvd.
Stockbridge
7am – 7pm

Municipal polls will be open in each city on Election Day from 7:00am to 7:00pm for municipal voters to vote their city ballot.

County polls will be open on Election Day from 7:00am to 7:00pm for voters to vote their county ballot.

For information or to request an absentee ballot call 770-288-6448.

This the 26th day of August 2019.

**Election Superintendent
County of Henry**



City of Stockbridge

Agenda Request Form For Community Development

Meeting Date

Sept. 9, 2019

- ☒ Action requested by City Council
☐ For informational purposes only
☐ Budget Amendment Required
☐ Attachment (s)

FROM ACCOUNT: N/A

TO ACCOUNT:

PRESENTER: Camilla Moore

ITEM/PROJECT/EVENT: REZONING (RZ-2019-02)

ACTION

- ☒ PUBLIC HEARING
☐ ORDINANCE
☐ RESOLUTION
☐ BID/RFP AWARD
☐ PRESENTATION
☐ DISCUSSION
☐ REPORT
☐ DISCUSSION

DESCRIPTION:

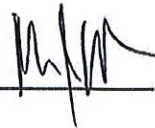
The Applicant proposes the development of a five-story Tru Hotel with 98 rooms, plus an outdoor pool, indoor fitness center, business center, and small conference room for private business meetings along Patrick Henry Parkway.

APPROVED BY:

LEGAL: YES ☒ NO ☐ or N/A

FINANCE DEPT: YES ☐ NO ☒ or N/A

CITY MANAGER: YES ☒ NO ☐

Sig. 

Sig. _____

AMOUNT

\$ N/A

Signature of City Manager: 



Rezoning Evaluation Report
City of Stockbridge Planning & Zoning
RZ—2019-02

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Applicant:	Robbie Moore – Palace Hospitality, LLC
Agent:	Robbie Moore
Location:	2725 Patrick Henry Pkwy
Parcel ID:	051-01028005
Lot Size/Acres:	3.51 acres
Request:	Rezone from: C2 to C3
Proposed Use/ Purpose:	Tru-Hilton Hotel
Current Land Use:	Vacant Land
Future Land Use:	Low Density Vertical Mixed Use
Road Access:	Patrick Henry Pkwy
Sign Posted:	August 1, 2019
ZAB Meeting:	August 22, 2019
Council Meeting:	September 9, 2019
Zoning History:	Annexed into the City of Stockbridge March 16, 1992. Zoning at that time CUD which is a mixed-use zoning. Eagles Landing Master Plan shows this property as a General Commercial Zoning with area marked for Motel use. No record of property being rezoned. No Conditions found. Official Zoning maps going back to 1997 have the property zoned C2. This is believed to be the correct zoning.

Rezoning Evaluation Report
City of Stockbridge Planning & Zoning
RZ—2019-02

Table 1.0 Current Zoning and Land Use of Adjacent Properties		
	Current Zoning	Current Land Use
North	C2	Vacant Land
East	PD	Vacant Land
South	PD	Vacant Land
West	C3	Vacant Land

Executive Summary:

The applicant intends to rezone 3.51 acres on the west side of Patrick Henry Pkwy at 2725 Patrick Henry Pkwy. Property is currently zoned (C2) General Commercial and requires a zoning of (C3) Heavy Commercial for the use of a Hotel.

Development Regulations Relevant to Request:

- City of Stockbridge Unified Development Code.
- All other City Code sections regarding site development standards and requirements.

Analysis of Request (Sec. 12.02.09.C.2):

Criteria point 1: Consistency with the Comprehensive Plan.

While this proposed change differs from the Future Land Use Map it is consistent with the Eagles Landing Master Plan and the surrounding area.

Criteria point 2: The relation that the proposed amendment bears to the purpose of the overall zoning scheme with due consideration given to whether or not the proposed change will help carry out the purposes of the City of Stockbridge Zoning Code.

Proposed amendment is consistent with other uses within this area and the City of Stockbridge Zoning Code.

Criteria Point 3: Potential positive effects of the amendment on the character of the proposed zoning district, a particular piece of property, neighborhood, a particular area, or community.

Growth within the Eagles Landing Area would support this type of use. Rezoning of the property will not affect the character of the Eagles Landing area.

Criteria Point 4: The physical conditions of the site relative to its capability to be developed as requested, including topography, drainage, access, and size and shape of the property.

This site is an ideal location for a Hotel. With visibility from I-75 it will bring new patrons from I-75 to the City of Stockbridge. Any issues with regard to physical conditions will be addressed during the development plan review process.

Criteria Point 5: The impact upon adjacent property owners should the request be granted.

No impact on the surrounding properties. Property to the North and South is undeveloped. I-75 to the west. Area to the east is Office Buildings.

Criteria Point 6: The potential impact of the rezoning on City infrastructure including water and sewage system.

This property is serviced by Henry County Water and Sewer Authority.

Criteria Point 7: The impact of the proposed amendment on adjacent thoroughfares and pedestrian and vehicular circulation and traffic volumes.

Streets and sidewalks: The subject property sits along Patrick Henry Pkwy. As this property and surrounding property is developed, sidewalks will be added.

Criteria Point 8: The merits of the requested change in zoning relative to any other guidelines and policies for development, which the Planning Commission and City Council may use in furthering the objective of the comprehensive plan.

Approval of this request would allow the subject property to be developed as a Hotel. Servicing the Eagles Landing Country Club, Piedmont Hospital and offices within the Eagles Landing Area.

Criteria Point 9: The ability of the subject land to be developed as it is presently zoned.

Property can be developed as zoned without hardship; however, a Hotel could be its best use.

City of Stockbridge Planning & Zoning Department
RECOMMENDATION
Staff recommends approval.

City of Stockbridge Planning Commission
RECOMMENDATION
APPROVAL W/CONDITIONS

CITY OF STOCKBRIDGE MAYOR/COUNCIL
ACTION:

Recommendations

Staff recommends approval of the proposed rezoning request. Should the Planning Commission and Mayor/Council **APPROVE** this Application, it should be subject to the owner's agreement to the following enumerated conditions. Where these conditions conflict with the stipulations and offerings contained in the Letter of Intent, these conditions shall supersede unless specifically stipulated by Mayor and Council.

1. To the owner's agreement to abide by the following:

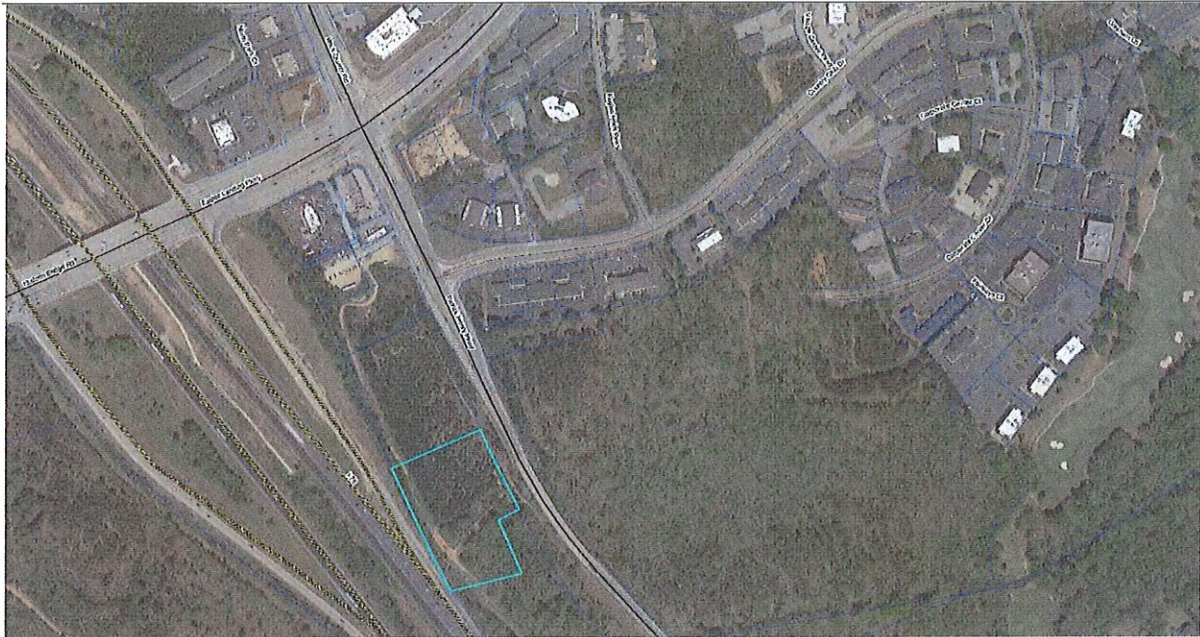
-
- a. To the site plan received by the Department of Community Development on March 26, 2018. Said site plan must meet or exceed the requirements of the Zoning Resolution and these conditions prior to the approval of a Land Disturbance Permit. In the event the Recommended Conditions of Zoning cause the approved site plan to be substantially different, the applicant shall be required to complete the concept review procedure prior to application for a Land Disturbance Permit. Unless otherwise noted herein, compliance with all conditions shall be in place prior to the issuance of the first Certificate of Occupancy.
 2. The use of the subject property shall be for the use of a Tru-Hilton Hotel. Any other use of this property will have to go through the rezoning process.
 3. No weekly or extended stay lodging rentals shall be allowed.
 4. Vehicular parking shall be limited to passenger cars/SUVs/pickup trucks, as well as vans and limousines which may provide transportation services to airports.
 5. Any future development of the property which differs from the current proposal shall require the approval of the Community Development Director.

Attachments:

- Application
- Letter of Intent
- Survey/Site Plan
- Site Photos
- Exhibit Maps

Arial Photo of Site

Rezoning Evaluation Report
City of Stockbridge Planning & Zoning
RZ—2019-02



Zoning Map of Site



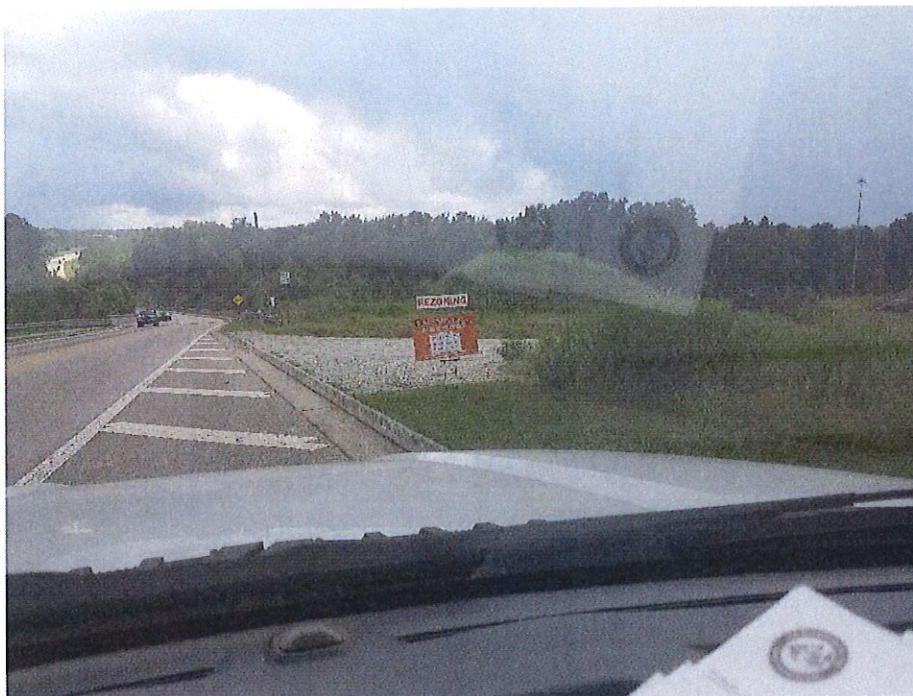
Site view looking to the North



Site view looking to the south



Sign Posted August 1, 2019



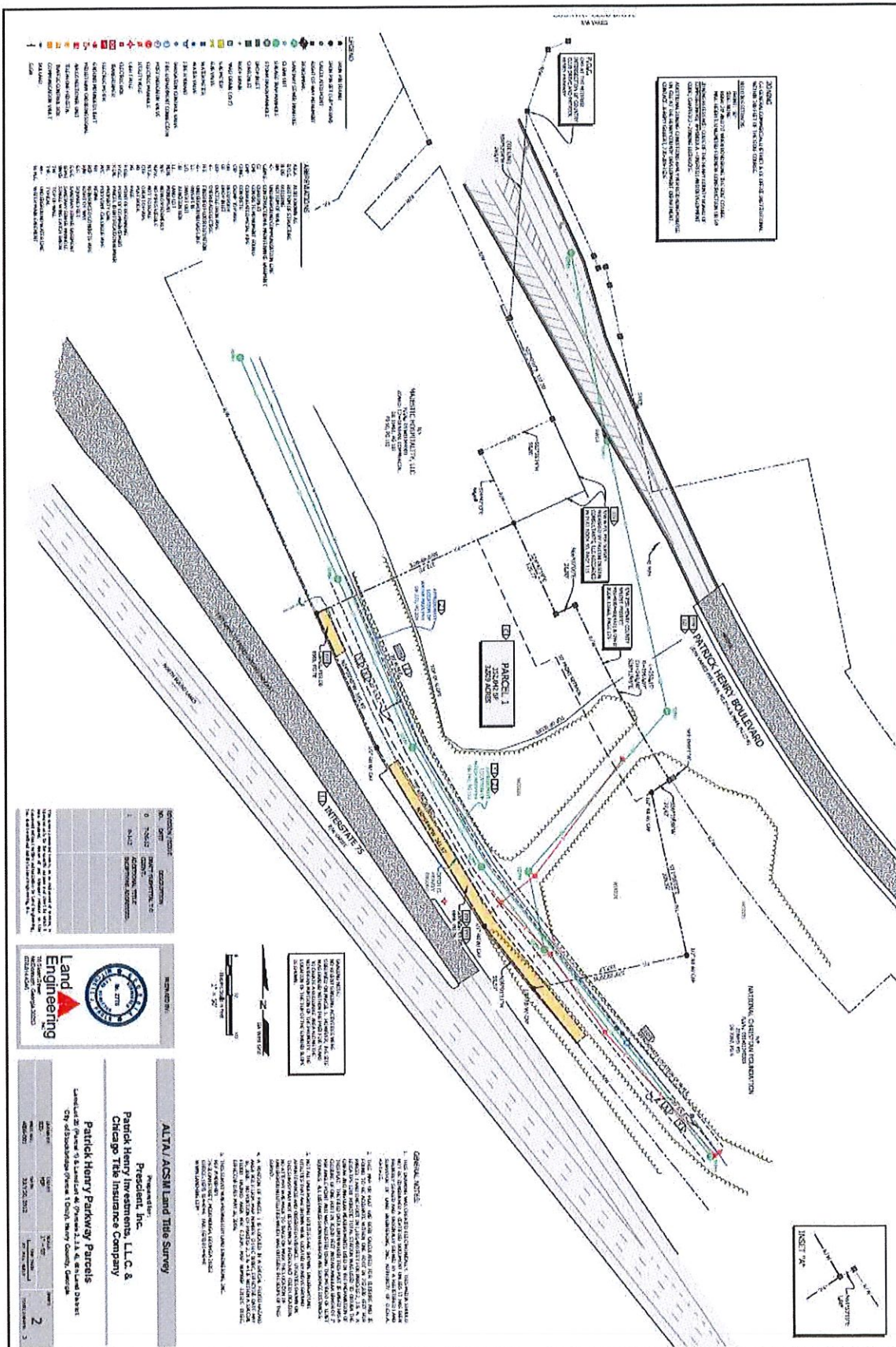
Site Survey

Rezoning Evaluation Report

City of Stockbridge Planning & Zoning

RZ—2019-02

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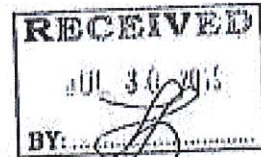
Rezoning Evaluation Report
City of Stockbridge Planning & Zoning
RZ—2019-02

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RZ-2019-02



**City of Stockbridge Planning and Zoning Division,
 Community Development Department
 Rezoning Request Application**



ROBBIE MOORE

Name of Applicant: PALACE HOSPITALITY, LLC. Phone: 404-401-0641 Date: 07-26-19
 Address Applicant: 807 BLACK DIAMOND DR. Fax: _____ Pager/Cell #: 404-401-0641
 City: McDONOUGH State: GA Zip: 30253 E-mail: lincgrp@bellsouth.net
 Name of Agent: ROBBIE MOORE Phone: 404-401-0641 Date: 07-26-19
 Address Agent: 807 BLACK DIAMOND DR. Fax: _____ Pager/Cell #: 404-401-0641
 City: McDONOUGH State: GA Zip: 30253 E-mail: lincgrp@bellsouth.net

THE APPLICANT NAMED ABOVE AFFIRMS THAT THEY ARE THE OWNER OR AGENT OF THE OWNER OF THE PROPERTY DESCRIBED BELOW AND REQUESTS

The property will be POSTED with a City of Stockbridge Planning and Zoning Sign. The sign must remain on the subject property for no less than fifteen days prior to either Planning Commission or City Council meeting(s). The applicant or property owner shall not remove or alter the sign for any reason.

Request from C-2 to _____
(Current Zoning)

C-3
(Requested Zoning)

For the Purpose of HOTEL CONSTRUCTION
(Type of Development)
 Address of Property: 2725 Patrick Henry Parkway Nearest Intersection to the property: Country Club Dr.
(Street Address)

Size of Tract: 3.51 acre(s), Land Lot Number(s): 46 District(s): 6th

Gross Density: n/a units per acre Net Density: n/a units per acre

Property Tax Parcel Number: 051 0102 8005 (Required)

Applicant's Signature

Applicant's Signature

LEE MOORE
Printed Name of Applicant

JAMES STEPHENS - PALACE HOSPITALITY
Printed Name of Applicant

Andrea Nicole Winn
Notary Signature



ANDREA NICOLE WINN
 NOTARY PUBLIC
 Coweta County, Georgia
 My Commission Expires
 August 18, 2022

NOTARY STAMP:
 (For Office Use Only)

Total Amount Paid \$ 917.25 Cash _____ Check # 1633 Received by: _____ (FEES ARE NON-REFUNDABLE)

Application checked by: Linda Date: 7/30/19 Map Number(s): _____

Pre-application meeting: Unknown Date: _____

Recommendation of Planning Commission: _____

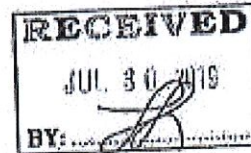
City Council Decision: _____

Community Development Director's Signature: _____ Date: _____

Rezoning Evaluation Report
City of Stockbridge Planning & Zoning
RZ—2019-02

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RZ-2019-02



July 26, 2019

City of Stockbridge
4640 North Henry Blvd.
Stockbridge, GA. 30281

Re: Letter of Intent- Rezoning of Parcel No. 051-01028005

To Whom It May Concern,

This is a letter of request parcel No. 051-1028005 from C-2 to C-3 for a Tru Hilton Hotel construction.

If you have any questions feel free to call me at (770) 473-9576.

Sincerely,

A handwritten signature in black ink, appearing to read 'George P. Harper III', followed by a horizontal line.

George P. Harper III, P.E.



City of Stockbridge

Agenda Request Form For Community Development

Meeting Date

September 9, 2019

- ☒ Action requested by City Council
☐ For informational purposes only
☐ Budget Amendment Required
☐ Attachment (s)

FROM ACCOUNT: N/A

TO ACCOUNT:

PRESENTER: Camilla Moore

ITEM/PROJECT/EVENT:

Jodeco South

ACTION

- ☐ PUBLIC HEARING
☐ ORDINANCE
☒ RESOLUTION
☐ BID/RFP AWARD
☐ PRESENTATION
☐ DISCUSSION
☐ REPORT
☐ DISCUSSION

DESCRIPTION:

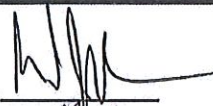
The submittal of a "Wetland Application" to the Army Corp of Engineering permit for the Jodeco Parkway Project. pre-construction notification (PCN) for the construction of the Mount Olive Connector (public transportation project) which provides public access and road connectivity through a proposed planned town development located in west Henry County, Georgia. The use of Regional Permit No. 34 (RP 34 – Construction of roads) is proposed for unavoidable impacts to jurisdictional waters (stream and wetland) resulting from the construction of this public parkway. The Developer will be responsible for all costs associated with the submission of the application.

APPROVED BY:

LEGAL: YES ☒ NO ☐ or N/A

FINANCE DEPT: YES ☒ NO ☐ or N/A

CITY MANAGER: YES ☒ NO ☐

Sig. 

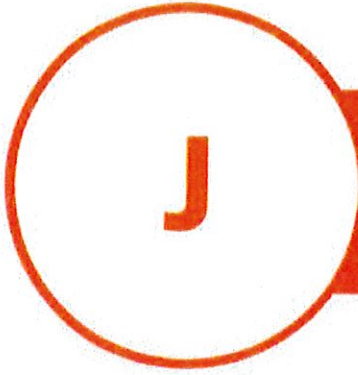
Sig. 

AMOUNT

\$ N/A

Signature of City Manager:





JODECO 158, LLC

**CITY OF
STOCKBRIDGE**

Via email:
cmoore@cityofstockbridge-
ga.gov

CAMILLA MOORE

July 18, 2019

Dear Camilla,

Thank you for pursuing the Army Core of Engineers permits for the Jodeco Parkway Project.

We will gladly cover all costs associated with obtaining the permits needed.

Thanks so much!

Sincerely,

Jeff R. Grant, Managing Member
Jodeco 158, LLC



EMAIL



TWITTER HANDLE



TELEPHONE



LINKEDIN URL



City of Stockbridge

Agenda Request Form For Community Development

Meeting Date

September 9, 2019

- ☐ Action requested by City Council
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☐ Budget Amendment Required
☒ Attachment (s)

FROM ACCOUNT: N/A

TO ACCOUNT:

PRESENTER: Camilla Moore

ITEM/PROJECT/EVENT: Discussion-Update on parking in subdv.

ACTION

- ☐ PUBLIC HEARING
☐ ORDINANCE
☐ RESOLUTION
☐ BID/RFP AWARD
☐ PRESENTATION
☒ DISCUSSION
☐ REPORT
☐ DISCUSSION

DESCRIPTION:

Update on the implementation of on-street parking internal to subdivisions.

APPROVED BY:

LEGAL: YES ☒ NO ☐ or N/A

FINANCE DEPT: YES ☐ NO ☒ or N/A

CITY MANAGER: YES ☒ NO ☐

AMOUNT

\$ N/A

Signature of City Manager:



MEMORANDUM

Mayor and Council adopted Ordinance #OR18-474 to address on-street parking within subdivisions. Since its adoption, Staff has been working on developing guidelines to oversee the implementation and permitting process for parking as follows:

1. *An RFP for a licensed towing service has been advertised specifically for the removal of vehicles from any street where parking is restricted provided that appropriate signage is installed directing owners and operators of motor vehicles where to locate their motor vehicles in the event such motor vehicles are removed. (Mayor/Council to approve the selection of the Vendor 9/9/2019).*
2. *Public Notifications (September 2019).*
3. *Code Enforcement issuance of "Warning Citations" for on-street parking during the day (September/October 2019)*
4. *Towing of vehicles (November 1, 2019)*
5. *Full implementation of Ordinance (January 2020 – based on the ability to have all signage up and citizen input).*