



Where Community Connects

COUNCIL WORK SESSION MEETING SUMMARY MINUTES

February 25, 2025 6:00 P.M.

Mayor & City Council

Mayor Anthony S. Ford At-Large
Mayor Pro Tem LaKeisha Gantt – Council District 1
Councilmember Alphonso Thomas – Council District 2
Councilmember Kyle D. Berry, Sr. – Council District 3
Councilmember Yolanda Barber – Council District 4
Councilmember Elton Alexander – Council District 5

Administration

Vacant – City Manager
Vanessa Holiday – City Clerk
Cassandra Lester – Deputy City Clerk
Frank Milazi – City Treasurer
Quinton Washington – 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.

The meeting was called to order by Mayor Ford at 6:07 p.m.

Invocation by: Mayor Ford

The Pledge of Allegiance was recited by all in attendance.

City Clerk, Vanessa Holiday was asked to proceed with a verbal roll call. All members were present except Mayor Pro Tem Gantt and Councilmember Thomas.

AMENDMENT OF THE AGENDA

Councilmember Barber motioned to amend the Agenda to rescind the motion and her vote from the February 10, 2025 Council Meeting to award a contract item to resurface the grassy area of the Amphitheater considering none of the supporting documents were provided to the Council during the meeting that it was stated that the contract would piggyback off of a State Sourcwell and was not, and that Procurement was not involved in the process, and erroneous information was provided. The motion failed for lack of a second.

Councilmember Barber requested an amendment to the Agenda for use of the Merle Manders Conference Center on Sunday, March 3, 2025 from 2-6 p.m.; seconded by Councilmember Alexander. The motion passed 3-0. Mayor Ford noted the item would be added to New Business.

Councilmember Barber requested an amendment to the Agenda to Discuss a Citywide Initiative – Code Cares.

Mayor Ford reviewed the actions of the Council, noting the request to add Code Cares Discussion item to the February 10, 2025 Agenda failed 2-3, and that the item has been placed on the upcoming Council Retreat Agenda for discussion.

Councilmember Barber stated that she requested the votes of the members of Council to be stated, and acknowledged the votes where the motion was opposed, noting Councilmember Gantt agreed the item should be placed on the next Agenda, noting the lengthy items on the February 10th Agenda, Councilmember Barber stated that she made a request for the Code Cares item be placed on the February 25, 2025 Agenda as Discussion where she is seeking approval to meet with staff to share the vision and discuss the initiative,

Mayor Pro Tem Gantt joined the meeting at 6:15 p.m.

Councilmember Alexander stated members of Council can meet and have discussion with staff at any time, and noted the Council has requested a 6-month Action Plan from Code Enforcement, and that the initiative sounds like a worthy program and wants to allow for a full discussion at the Retreat where the Council can take action and vote, unlike tonight where there would be no vote taken on the matter.

Councilmember Barber restated her request to add the Discussion item Code Cares initiative, noting volunteers and partnerships are already in place and ready to assist.

The motion failed for lack of a second.

ADOPTION OF THE AGENDA

Motion to adopt the Agenda was made by Councilmember Alexander; seconded by Councilmember Berry. The motion passed unanimously 4-0.

PUBLIC COMMENTS

There were no public comments.

REVIEW OF THE MINUTES

Review of the February 10, 2025 Council Meeting Minutes
No Action

PRESENTATION

Henry County Transportation Advisory Group Update

Presented by: Eniel Gonzalez, Stockbridge Representative

Mr. Gonzalez provided the Fourth Quarter 2024 Update reviewing Henry County Road Projects, Transit Service and Transportation Planning updates. Mr. Gonzalez noted Major Roadway Projects Underway include the North Henry Blvd. Pedestrian Bridge (TSPLOST) where scoping is in progress; Rock Quarry Road (TSPLOST & GDOT) where the bid has been advertised; and the Western Parallel Connector (GDOT) is under construction; US 23/State Route 42 Widening (GDOT), noted the project from SR 138 / North Henry Blvd. to I-675 is under construction with a completion date of 2027; and US 23 / State Route 42 Widening (GDOT) from downtown McDonough to SR 138 / North

Henry Blvd. in Stockbridge is in the preliminary phase with right-of-way acquisitions in 2027 – 2028 and an estimated construction start date in 2030.

Mr. Gonzalez noted the County has received \$7.1 million dollars year to date in grant funding with \$750,000 for the SR 42 widening scoping study and \$850,000 for East Atlanta Road resurfacing; reviewed the Transit Service Update noting a new fixed-route local bus service will start in the spring of 2025 between McDonough and Stockbridge, noting bus shelter in the Stockbridge city limits and the Bus Stops Creative Placemaking Plan will be presented to the Henry County BOC in March where the Stockbridge shelter could have a customized design; and noted the Microtransit or on-demand service, similar to rideshare services, has been available in the City of McDonough since January 2024, and the one-way fare is \$2.50 and \$1.00 for seniors, and that discussions are underway to add service to and from the Stockbridge Amphitheater during the concert season, and noted the shelter that will be placed in the city will have a unique theme.

Mr. Gonzalez noted Henry County executed an agreement with USDOT and will receive a \$200k grant for a Comprehensive Safety Action Plan; noting Stockbridge has participated in the Transportation Safety Action Plan with comments and survey responses and community engagement with two meetings, and a third meeting proposed in April; and noted the SPLOST VI was passed by the voters in November 2024, and collections will start in April 2025.

Mayor Ford requested the date of the next meeting to be sent to city officials and asked what is required for approval of the Amphitheater bus route during concert season.

Mr. Gonzalez noted Mr. Ty Salter runs the program and would need approval from the County Manager.

Councilmember Alexander referenced the Rock Quarry Rd. Road Widening Project and asked Mr. Gonzalez to advise the city of the Project Manager, noting the area should have beautification features in the area to include a 10'wide multi-use path, and signalization with the black decorative metal poles, and pavers in the crosswalk at N. Henry Blvd. and Eagles Landing Pkwy, and perhaps the funding could come from the next TSPLOST. The Council agreed and thanked Mr. Gonzalez for the updates.

CONSENT AGENDA

1. Council Consideration to appoint Dr. Scott Huges to the Stockbridge Citywide Development Authority for a four-year term.
Mayor Pro Tem Gantt motioned to Table the item to allow for an opportunity to review the application with the CDA Chair; seconded by Councilmember Alexander. The motion passed unanimously 4-0.

OLD BUSINESS

2. Council approval of PATH Foundation's Strategic Implementation & Master Plan for Trails
Presented by Decius Aaron, Public Works Director
Mr. Aaron noted the Master Plan was presented during the January 10th meeting and requested approval of the Master Plan.
Motion to approve was made by Mayor Pro Tem Gantt; seconded by Councilmember Alexander. The motion passed unanimously 4-0.

3. Council consideration for approval to replace the grassy seating area at the Amphitheater with FBI Flexi Pave in the amount of \$165,000.00. Yellowstone Landscape \$58,953.00 and KBI Industries, Inc. \$98,095.00. The funding source is SPLOST.

Mr. Aaron requested the Council rescind the actions of the approval for the project stating the vendor informed staff they were a Sourcewell vendor, and offered three options to move the project forward:

1. To allow the city's current landscape contractor, Yellowstone Landscaping to complete the project turnkey in the amount of \$229,694.
2. To allow the city's current landscape contractor, Yellowstone Landscaping to prep the area and city purchase the materials with a cost of \$190,100.
3. Place the project out for bid.

Mr. Aaron noted staff was directed to complete the project prior to the upcoming concert season and asked the Council for a directive on one of the proposed options.

Councilmember Barber asked if a contract were to be awarded, how long the project would take to complete.

Mr. Aaron responded the material would require approximately 10 days for the material to be cured, and the project's completion would be estimated at three weeks, noting the first concert is May 3rd.

Councilmember Barber stressed the city's processes must be fair and transparent, and the city must operate within the guidelines of state and federal laws that govern how we procure goods and services, and follow the procurement process, and noted exceptions would be an emergency, and this project is not an emergency, but more so a lack of planning, and asked that staff not circumvent the procurement process, and instead asked if it is possible that staff could post a solicitation for 30 days, evaluate the responses, and bring the responses back to the Council with a recommendation to award at the April 14th meeting, and doing so, Procurement would have been able to completely award properly.

Mr. Aaron stated staff did not circumvent the process, noting the police department renovated the public safety building by piggybacking on a Sourcewell contract, where the vendor has already been vetted, and referenced the Campground Rd/Hudson Bridge Rd. landscaping project where the project was not put out for bid, and stated staff received a request to complete the project before a certain deadline, and tried to meet that deadline, and has since learned the vendor is not a Sourcewell contract vendor.

Councilmember Barber stated the city's Procurement Manager is familiar with the process, this is her area of expertise, and believes it is reasonable to post the project for 30 days and bring back to award on April 14th, noting we don't know of the unknowns, and that you cannot award without

being transparent. Councilmember Barber asked Mr. Milazi if Procurement could post a solicitation for thirty days and use one week to evaluate the proposals submitted and to bring back a Recommendation to Award a Contract by our April 14th Council meeting.

Mayor Pro Tem Gantt asked if there was a deadline, was bidding required, and should the project have gone through the Procurement process.

Mr. Milazi confirmed the project should have gone through the Procurement process, specifically due to the amount of the project.

Mayor Pro Tem Gantt agreed the project should follow the Procurement process, noting the project is cosmetic, even though the deadline may be met prior to the concert season.

Councilmember Alexander agreed with the statements from the members of Council, and questioned how incorrect information was provided to the Council.

Mr. Barnes, Public Works Operations Manager, stated the vendor and manufacturer of the material, who attended a Public Works conference, provided information where work was done at other municipalities, and was listed on the Procurement Registry; however, it was later learned that the vendor was not a Sourcewell state contractor, but a supplier of the materials, who also trains other contractors on how to install the materials they manufacture.

Mayor Pro Tem Gantt asked if the product is unique, noting it is the vendor's product.

Mr. Barnes' response was that the material is unique to that vendor as the manufacturer.

Mr. Aaron responded there are other equivalent products from other sources.

Councilmember Alexander asked the City Treasurer if the project should have come through the Procurement process.

Mr. Milazi confirmed the project should have gone through the Procurement process.

Councilmember Alexander stated the deadline cannot trump the process and motioned to rescind the prior vote of the Council from the January 10, 2025 meeting to award a contract, and to place the project out for bid adhering to the city's procurement process was made by Councilmember Alexander; seconded by Mayor Pro Tem Gantt. The motion passed unanimously 4-0.

Councilmember Barber stated that at the start of the meeting, she made a motion to amend the Agenda to rescind her vote and noted she sent an email to the Council and staff requested supporting documents and sent a 2nd email requesting supporting documents and a 3rd email to Mr. Milazi and Ms. Hall, the Procurement Manager asking if they had been involved in the process for this item. Ms. Hall responded advising that Procurement was not involved, and the vendor was not a Sourcewell vendor.

Councilmember Barber stated the Council is to be provided with all documents that can be verified on site at the meeting and has made this request for five years, and noted procurement is her profession, and the Council needs supporting documents to make an informed decision and needs adequate information.

Councilmember Barber agreed the grassy areas needs to be replaced, however, staff needs to plan better, and leave it to the expert, Ms. Hall, to draft and post solicitations, noting it may come back at a lesser cost and shorter timeframe, and other vendors need to have an opportunity.

Mayor Ford noted he had conversations with the former City Manager, Fred Gardiner, Mr. Barnes and the Amphitheater Consultant, Mr. Young, about replacing the grassy area, noting the labor cost involved in moving the chairs to cut the grass, and was seeking a remedy.

Councilmember Berry agreed with the comments made and agrees the item should be properly overseen through the city's Procurement process.

NEW BUSINESS

4. Council Consideration to approve Right-of-Way Abandonment Policy.

Presented by: Decius Aaron, Public Works Director

Mr. Aaron noted the city does not currently have a policy in place for right-of-way abandonment, noting future projects are coming, referring to Nolan Street, and stated other roads may be coming forward for roads that are obsolete and no longer useful to the city.

Councilmember Alexander stated policies should be in place for the greater good of the city and not based on what may happen.

Mayor Pro Tem Gantt asked who drafted the policy, noting it does not appear to favor or protect the city.

Attorney Washington noted the city's Real Estate Attorney took the lead on drafting the policy.

Councilmember Gantt stated the Council needs more flexibility to deny if needed, and the policy in its current form needs further review.

Councilmember Alexander agreed, and stated there is nothing wrong with the way the city currently operates.

Councilmember Barber asked what is driving the policy.

Mr. Aaron referenced the recent Old Atlanta Rd. Abandonment request and wants to get ahead of the next request.

Councilmember Barber stated the Council should continue having the discretion to make decisions.

Councilmember Gantt agreed, noting the Council should be able to decide without restrictions.

Councilmember Alexander referenced a gas station on Peach Drive as a result of the County granting a right-of-way abandonment.

Councilmember Berry stated there should not be a catch all, and the Council should be allowed to weigh each scenario one by one and not remove the decision from the Council.

Councilmember Alexander agreed, noting the power of the Council should not be removed.

Motion to Deny and to continue with the current Right-of-Way Abandonment items on a case-by-case basis was made by Councilmember Alexander; seconded by Mayor Pro Tem Gantt. The motion passed unanimously 4-0.

5. Council Consideration to adopt an Ordinance for Finance Department Policies and Procedures.

Presented by: Frank Milazi, City Treasurer

Mr. Milazi stated there are no policies and procedures or financial guidelines in place for the city's Finance department and is making a request for Council approval to implement effective immediately.

Mr. Milazi stated the importance of appropriating funds based on revenue; always having a Fund Balance; and setting a foundation with policies and procedures; and noted the Internal Controls would be discussed at the Council Retreat.

Motion to approve was made by Councilmember Gantt; seconded by Councilmember Barber. The motion passed unanimously 4-0.

6. Council Consideration to approve use of the Merle Manders Conference Center Lower Level on Sunday, March 2, 2025 from 2-6 pm for a Free Prom Dress Give Away Initiative.

Presented by: Councilmember Barber

Councilmember Barber noted a second Free Prom Dress Give Away is needed noting schools were closed for Winter Break last week, and she wants all young ladies who need a prom dress to be able to have the opportunity to come out and select a free dress.

Motion to approve was made by Councilmember Barber; seconded by Councilmember Alexander. The motion passed unanimously 4-0.

UPCOMING MEETINGS & ANNOUNCEMENTS: Council meetings will be held in the City Council Chamber. Meeting dates, locations and times are subject to change or contact City Hall offices at 770-389-7900 or visit the website www.stockbridgega.org for updates.

- City Council Meeting, **Special Meeting Date - Monday March 3rd** at 6:00 p.m. - City Hall Council Chamber (Mar 3 – **SPECIAL MEETING DATE**)
- Youth Council Meeting 1st Monday of each month at 6:30 p.m. - City Hall Levi Meeting Room (Mar 3)
- Stockbridge Citizens-Police Advisory Council meeting 1st Thursday of each month at 6:30 p.m. at the Stockbridge Police Community Room 4545 N. Henry Blvd. – (Mar 6)
- Citywide Development Authority Meeting 2nd Tuesday of each month at City Hall in the Levi Meeting Room at 6pm (Mar 11).
- Community Zoning and Information Meeting: Thursday, March 12th from 6:00 p.m. – 7:00 p.m. at City Hall in the Council Chamber (Mar 12)
- The Main Street Advisory Board Meeting on the 2nd Friday of each month at 9am – Location is the Downtown Connection Center 130 M L King Sr. Heritage Trail. (Mar 14)
- Downtown Development Authority Meeting, 3rd Tuesday of each month at the Downtown Connection Center 130 M L King, Sr. Heritage Trail (Mar 18)
- Youth Council Advisory Committee Meeting, 6:30 p.m.- 3rd Tuesday of each month Levi Meeting Room - City Hall (Mar 18)
- City Council Retreat March 19, March 20 & March 21, 2025 – Tru Hilton Hotel – Patrick Henry Pkwy. Stockbridge, GA
- Planning Commission Meeting, 3rd Thursday of each month, 6:30 p.m. - City Hall Council Chamber - (Mar 20)
- City Council Work Session Meeting held on the last Tuesday of the month at 6:00 p.m. - City Hall Council Chamber (Mar 25)

UPCOMING CITY EVENTS/INITIATIVES

- Join Councilman Alexander for 10th Annual Women's History Month Celebration, Sunday, March 2nd from 3pm – 5pm at the Merle Manders Conference Center in Stockbridge.
- Join Councilman Thomas for the Inaugural Honors Program taking place on Thursday, March 22nd at the Merle Manders Conference Center.
- Join Mayor Ford for the monthly *Meet the Mayor* on Monday, March 24th from 10am – noon at City Hall. Meetings are by appointment.
- Join Councilman Thomas & Councilman Berry for the monthly Bingo Bash on Wednesday, March 26th from 10am – noon at the Merle Manders Conference Center. Lots of fun to be had by all.

- Join the Stockbridge Youth Council for the 2nd Annual Youth Entrepreneur Expo at Clark Park on Saturday, March 29th from noon to 4 PM. Enjoy an egg hunt, food trucks, and games while supporting local youth entrepreneurs. Bring your friends and family for a day of community fun!
- Councilman Thomas is honoring Veterans with a Continuous Salute all year long. Please send your pictures of Veterans with their name, branch, rank, and years of service.
- Join Councilman Thomas for the *Don't Trash Stockbridge* initiative centered around education highlighting the causes and effects of Littering and Illegal Dumping. More information to follow.

Please contact Rosalynd Rawls to schedule an appointment for *Meet the Mayor* and for more information on Council Initiatives at 678-833-3348 or via email: rrawls@stockbridgega.org

2025 CONCERT SEASON SCHEDULE

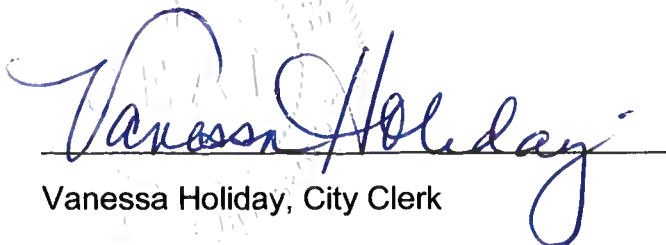
- Saturday, May 3rd – My Girls Night featuring Xscape.
- Saturday, May 10th – Mother's Day Weekend Show featuring 112, Dru Hill, Silk and Carl Thomas
- Saturday, May 24th – Memorial Day Weekend – Dirty South Yeek Crunk Fest featuring Pastor Troy, MC Shy'D, D J Raheem the Dream, Mook B Trillville, Eastside Boyz.
- Saturday, June 14th – Ladies of the 80's- featuring Regina Belle, Karen White, Deniece Williams, Evelyn "Champagne" King, Shanice, and Beverly Crawford with Special Guest Appearance by: The Silver Fox Squad
- Saturday, June 28th - Ledisi

MAYOR'S COMMENTS

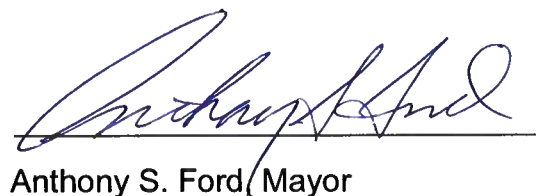
Mayor Ford noted the Amphitheater payoff will happen in October and looks forward to that event; reminded everyone that we are in the midst of cold/flu season and recommended everyone to get their flu shots, boosters, and COVID kits before the program ends.

Motion to adjourn the meeting at 7:50 p.m. was made by Councilmember Gantt; seconded by Mayor Pro Tem Berry. The motion passed unanimously 4-0.

Respectfully submitted by:



Vanessa Holiday, City Clerk



Anthony S. Ford, Mayor