



Where Community Connects

**CITY COUNCIL WORK SESSION MEETING
SUMMARY MINUTES
TUESDAY, OCTOBER 28, 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

Shawn Edmondson – City Manager
Frank Milazi – City Treasurer
Vanessa Holiday – City Clerk
Quinton Washington – City Attorney
Megan McCullough – Associate 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 6:12 p.m.

Invocation by: Mr. Tony Pope

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.

Mayor Pro Tem Gantt joined the meeting at 6:16 p.m.

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

There were no public comments.

REVIEW OF THE MINUTES

1. Review of the September 24, 2025 Council Budget Retreat Meeting Minutes
Review of the September 25, 2025 Council Budget Retreat Meeting Minutes
Review of the September 26, 2025 Council Budget Retreat Meeting Minutes

CITY MANAGER'S 3RD QUARTER REPORT

2. Mr. Edmondson reviewed activities and statistics for City Departments and Boards for 3rd Quarter 2025.

CONSENT AGENDA

Council consideration to approve the annual contract (RFP 2025-0004) for on-call sidewalk repairs and replacement to CGS, LLC in the amount of \$300,000.00. Funding from SPLOST VI. Contract to begin January 1, 2026. Councilmember Barber requested the item be removed from the Consent Agenda and placed on the Regular Agenda as Old Business.

OLD BUSINESS

3. Council consideration to approve the annual contract (RFP 2025-0004) for on-call sidewalk repairs and replacement to CGS, LLC in the amount of \$300,000.00. Funding from SPLOST VI. Contract to begin January 1, 2026. Presented by: Decius Aaron, Public Works Director
Mr. Aaron noted this is the third time the item has been presented for approval, and that all required documentation has been attached.

Councilmember Barber referenced the policies and procedures regarding evaluation committee selection, and asked Staff Attorney McCulloch if the amendments had addressed.

Mr. Edmondson noted there was a point of contention and conflict in the Code and asked that the item be approved to move forward, with the intent to make certain that procedurally all items presented to the Governing Body would comply in accordance with the Code, policies, and procedures.

Councilmember Alexander noted the City Clerk forwarded the referenced ordinance, video, and Minutes from the Council meeting of May 31, 2022, and has not seen a record that relates to the committee rule, agreeing with the City Manager to move forward with the approval of the Agenda item request.

Mayor Pro Tem Gantt noted she had also reviewed the Minutes, video, and ordinance, noting the city must abide by the approved ordinance.

Motion to approve a Resolution for the annual contract (RFP 2025-0004) for on-call sidewalk repairs and replacement to CGS, LLC in the amount of \$300,000 was made by Councilmember Alexander; seconded by Mayor Pro Tem Gantt. The motion passed 3-1 (Barber Opposed, citing failure to follow policy and procedure as adopted by ordinance on May 31, 2022).

NEW BUSINESS

4. Council Consideration to approve the Downtown Container Project.
Presented by: Lisa Fareed, Downtown Manager & Tony Pope, CEO of Atelier 7
Ms. Fareed noted the proposed project is to engage spaces in the downtown district that can help to launch new entrepreneurs and amplify the downtown retail and restaurant energy and appeal and introduced Mr. Pope for the presentation.

Mr. Pope presented the MLK Heritage Container District proposal, noting this is a unique opportunity to blend economic development with cultural preservation, offering a sustainable model for local entrepreneurship that aligns with Stockbridge community values.

Mr. Pope noted the areas under the bridge are ideal locations and container placements in this area would generate revenue and support local businesses, noting the Three Jewel-Box Suites would feature suites constructed from 20-foot and 40-foot shipping containers, catering to coffee, artisan bites, and curated retail, and will provide a vibrant and attractive environment for both customers and entrepreneurs.

Mr. Pope noted there will be costs associated with the business start-up, and that this should be considered baby steps towards a brick-and-mortar building; and referenced the Beltline project along Freedom Parkway, and the Pittsburgh Yards, scheduled to open within two weeks with ten containers and fourteen businesses.

Mr. Pope noted the container project will transform the area, and the costs for the containers are \$50,000 for a shell unit, under \$100,000 for premade sandwich shops and up to \$150,000 with grease and hood features, recommending this project stay away from the oils; and noted the payback could be 5 – 8 years, based on the rental rates and depending on the rental rate structure; and noted the businesses could be year-round, giving the example of an ice cream shop converting to a specialty soup shop during the winter months, noting the containers can also become permanent locations.

Mayor Pro Tem Gantt noted the city's DDA or Main Street could purchase and lease the containers.

Mr. Pope noted there may be grant opportunities as well that need to be researched, and noted this project could also be an educational tool for entrepreneurs on how to run and operate a business through the city's Economic Development Department and in partnership with local/area colleges.

Councilmember Barber noted she is excited about the project, and noted the proposed Container District is located in City Council District 4, the area that she represents.

Councilmember Berry expressed support of the project and asked about the utilities and infrastructure requirements.

Mr. Pope noted he has not done a deep dive on the infrastructure, noting the bridge is a DOT Bridge, and would be similar to the Freedom Parkway project, and would complete a study.

Councilmember Berry asked about the timeframe to complete the study, and asked about the costs to modify a container if a different type of business wants to occupy the space used by a previous business.

Mr. Pope noted each container has baseline amenities, such as a sink, and that the infrastructure to support utilities are on the outside walls of the container.

Councilmember Alexander referenced the BBQ business currently operating just on the other side of the bridge, and agreed the city should stay away from the oils and regulatory businesses; and agrees with the economic impact; noted the previous presentation a few years ago did not focus on the bridge area for the container location and agrees with the proposed location of this project in the heart of the downtown district with artificial turf and glass fronts; and referenced SPLOST funding for the project which can be deemed the business incubator with two containers and three businesses at a cost of around \$100,000.00.

Councilmember Barber made a motion to support the Staff Recommendation to move forward with the Container Project in partnership with Tony Pope, of Atelier 7 and his team to devise strategies to further enhance placemaking and transform the urban fabric of downtown into an even more desirable destination to visit and do business; seconded by Councilmember Berry. The motion passed unanimously 4-0.

5. Council Consideration to fill a vacancy and appoint a member to the Downtown Development Authority. Term expires: December 31, 2025.

Presented by: Shawn Edmondson, City Manager

Mr. Edmondson noted there were two applicants for consideration to fill the vacancy on the Downtown Development Authority Board.

Motion to appoint Toseika Thomas to fill the DDA Board vacancy through December 31, 2025 was made by Councilmember Alexander; seconded by Mayor Pro Tem Gantt. The motion passed 3-0-1 (Alexander, Berry, Gantt Approved); (Barber Abstained, citing the term ends December 31, 2025, and questioned why the appointment was being made so close to the term ending).

Councilmember Alexander noted there were two recent abrupt resignations, and there needs to be a full board to operate.

6. Public Works is requesting Council approval to award RFP 2025-0007 Right of Way Maintenance Services to Crabapple LandscapExperts, in compliance with the solicitation conditions as described in the RFP, Crabapple LandscapExperts was deemed the most responsive proposer. The annual service will commence on January 1, 2026 in the amount of \$158,700.00. Funding source is from Public Works Department budgeted funds.

Presented by: Decius Aaron

Mr. Aaron noted the city's landscaping services was placed out for bid and received twelve responses, with Crabapple being the lowest responsive bidder with all required documents included in the package for Council review and asked for approval to award the contract to Crabapple.

Motion to approve was made by Councilmember Alexander; seconded by Mayor Pro Tem Gantt. The motion passed 3-1. (Alexander/Gantt Approved) (Barber Opposed, citing the city does not have a Procurement Manager in place, and is therefore not confident that the city's policies and procedures are being adhered to.)

7. Council consideration to approve KTM Roofing Company, Inc. to provide emergency roof repairs to the Police Department, Merle Manders Conference Center, and Tag Office in the amount of \$150,712.80. Funding source from SPLOST VI.

Presented by: Decius Aaron, Public Works Director

Mr. Aaron noted the request is to approve the ratification of the work done to repair the roofs of the Merle Manders Conference Center, the Tag Office, and the Police Department building.

Councilmember Alexander noted the Police Department received \$4 million dollars to renovate the building and asked why the roof was not replaced at that time.

Chief Trammer noted the roof was not included in the scope of work, and there was no visible damage at that time.

Motion to approve was made by Mayor Pro Tem Gantt; seconded by Councilmember Berry. The motion passed unanimously 4-0.

8. Council consideration for the Police Department to piggyback off of an existing contract with the Georgia Department of Public Safety for the purchase and installation of emergency equipment needed to upfit the police vehicles previously approved during the last Council meeting in the amount of \$109,000. Funding source will be the approved FY2025 Traffic Camera Funds. Utilizing this contract will allow the department to expedite the upfitting process, ensure consistency with our current fleet standards, and achieve cost savings through established government pricing.

Presented by: Frank Trammer, Police Chief & Richard Godfrey, Asst. Chief
Assistant Chief Godfrey noted the request is to purchase equipment to outfit the vehicles approved during the last City Council meeting.

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

9. Council Consideration to approve the renewal to piggyback on OMNIA Partners Public Sector Contract with Prince William County Public Schools Contract R-TC-1006, City of Stockbridge Contract No. RFP-2021-001p with Amazon Services, LLC Piggyback Amazon Contract. Estimated annual amount \$100,000.00
Various Department Funding.

Presented by: Frank Milazi, City Treasurer/CFO

Mr. Milazi noted the request is to piggyback on the Prince William County Public Schools contract for Amazon purchases through OMNIA Partners.

Mayor Pro Tem Gantt asked if the contract was available through Henry County Schools.

Mr. Milazi stated it is not, at this time, and noted the purchase amount requested is to increase from \$50,000 to \$100,000 city wide.

Motion to approve was made by Mayor Pro Tem Gantt; seconded by Councilmember Barber. 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.

- Youth Council Meeting, First Monday of each month, at 6:00 p.m. — City Hall Levi Meeting Room (Nov 3.)
- Citizens Police Advisory, First Thursday of each month, at 6:00 p.m. at the Stockbridge Police Department Community Meeting Room. 4545 N. Henry Blvd. ((Nov 6)
- City Council Meeting, Second Monday of each month, at 6:00 p.m. — City Hall Council Chamber (Nov 10)
- Citywide Development Authority Meeting, SPECIAL MEETING DATE, Wednesday, November 12th at 6:00 p.m. — City Hall Levi Meeting Room (Nov 12)
- Community Zoning and Information Meeting (CZIM) Wednesday, November 12th at 6:00 p.m. — City Hall Council Chamber (Nov 12)
- Main Street Advisory Board Meeting, Second Friday of each Month, November 14th at 9:00 a.m. at the Downtown Connection Center 130 M L King Sr. Heritage Trail (Nov 14)
- City Council Work Session Meeting, SPECIAL MEETING DATE, November 18th at 6:00 p.m. — City Hall Council Chamber (Nov 18)
- Youth Council Advisory Committee Meeting, Third Thursday of each month, at 6:30 p.m. — City Hall Levi Meeting Room (Nov 20)
- Downtown Development Authority Board Meeting, Third Tuesday of each month, at 6:00 p.m. at the Downtown Connection Center, 130 M L King Sr. Heritage Trail (Nov 20)

- Planning Commission Meeting, Thursday, November 20th at 6:30 p.m. — City Hall Council Chamber (Nov 20)

UPCOMING CITY EVENTS/INITIATIVES

- Join Mayor Pro Tem Gantt for Free Line Dance Class on Wednesday, October 29th at the Merle Manders Conference Center from 6pm - 8pm.
- Stockbridge Main Street is hosting a Diabetes Awareness Walk and Health Fair on Saturday, November 1st. Registration begins at 7:30 a.m. the 5k walk will begin at 8:30 a.m. at Clark Park; the Health Fair will take place from 10am - noon at various locations throughout the park (weather permitting) or at the Merle Manders Conference Center lower level.
- Join Councilman Alexander for the District 5 Community Cleanup on Saturday, November 8, 2025, from 9am - 11am. Please meet at the COSTCO parking lot on Jodeco Rd.
- Join Mayor Anthony Ford for the monthly Meet the Mayor — Monday, November 17th from 10am – noon at City Hall. Meetings are by appointment.
- Join Councilman Thomas & Councilman Berry in partnership for the monthly Bingo Bash on Wednesday, November 19th from 10am – noon at the Merle Manders Conference Center. Lots of fun to be had by all.
- Join Councilwoman Barber for the District 4 Community Town Hall on Thursday, November 20th at 7:00 p.m. at the Merle Manders Conference Center.
- The Economic Development Department hosts a FREE Business Health Clinic on the 2nd Thursday of every month from 9am – 12pm at the Stockbridge Connection Center, 130 M L King Sr. Heritage Trail. Check the Health of Your Business with the FREE Clinic.
- 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.
- Sign Up for real-time alerts about severe weather, road closures and emergencies on the Regroup App. Visit the city's website or social media pages for more information on how and where to sign up. Stay Safe!

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

Mayor Ford wished everyone a safe and happy Halloween; noted this is cold/flu season and encouraged everyone to get their shots and boosters; and reminded everyone that Tuesday, November 4th is Election Day and that it is your Constitutional Right to vote.

Motion to convene Executive Session for Personnel, Real Estate, Litigation and CyberSecurity was made by Mayor Pro Tem Gantt; seconded by Councilmember Alexander. The motion passed 3-0-1 (Alexander, Berry, Gantt Approved) (Barber Abstained, citing she had not been made aware of the items to be presented in Executive Session).

Motion to adjourn Executive Session was made by Councilmember Berry; seconded by Mayor Pro Tem Gantt. The motion passed 3-0. (Alexander was not present for the vote).

Motion to reconvene the meeting and sign an Executive Session Affidavit was made by Councilmember Berry; seconded by Mayor Pro Tem Gantt. The motion passed unanimously 3-0. (Alexander was not present for the vote).

Motion to approve the proposed changes to the Organizational Chart for FY2026 was made by Councilmember Berry; seconded by Mayor Pro Tem Gantt.

Position & Salary Changes FY26		
DEPARTMENT	POSITION TITLE BEFORE PROPOSED CHANGE	PROPOSED NEW POSITION TITLE
COMMUNITY DEVELOPMENT	BUSINESS SERVICES SUPERVISOR	<i>BUSINESS SERVICES MANAGER</i>
COMMUNITY DEVELOPMENT	BUILDING PERMIT COORDINATOR	<i>BUILDING, PERMITTING & INSPECTIONS MANAGER</i>
COMMUNITY DEVELOPMENT	BUILDING INSPECTOR	<i>SR. BUILDING INSPECTOR</i>
COMMUNITY DEVELOPMENT	OCCUPATIONAL TAX CLERK	<i>BUSINESS SERVICES COORDINATOR</i>
COMMUNITY DEVELOPMENT	PERMIT TECH	<i>BUILDING, INSPECTIONS & PERMITTING COORDINATOR</i>
COMMUNITY DEVELOPMENT	PRINCIPAL PLANNER	<i>POTENTIAL PROMOTIONAL OPPORTUNITY FOR SENIOR PLANNER</i>
FINANCE	UTILITIES SUPERVISOR	<i>UTILITIES MANAGER</i>
FINANCE	UTILITY BILLING CLERK (2)	<i>FINANCIAL SERVICES TECHNICIAN (2)</i>

Newly Added Positions FY2026	
DEPARTMENT	POSITION TITLE
EVENTS	<i>EVENTS DIRECTOR</i>
EVENTS	<i>EVENTS SUPPORT SPECIALIST</i>
EVENTS	<i>OPERATIONS SUPERVISOR</i>
EVENTS	<i>EVENTS COORDINATOR</i>
EVENTS	<i>GENERAL MANAGER</i>

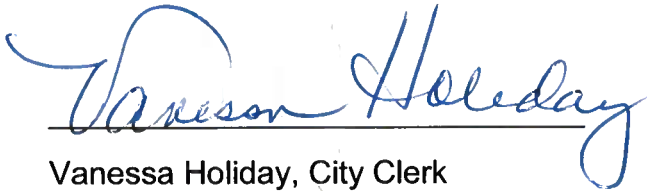
FINANCE	<i>BUDGET MANAGER</i>
HUMAN RESOURCES	<i>HR DIRECTOR</i>
COMMUNICATIONS	<i>COMMUNICATIONS MANAGER</i>
COMMUNICATIONS	<i>COMMUNICATIONS SPECIALIST</i>

The motion passed 3-1 (Alexander, Berry, Gantt Approved) (Barber Opposed, citing there was no Pay and Classification, Salaries or Job Descriptions provided to the Council.

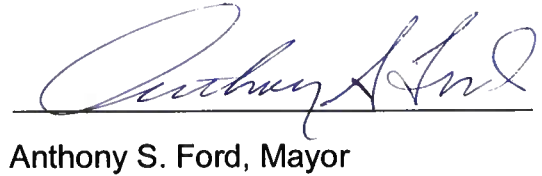
Mayor Pro Tem Gantt noted the positions would be presented in the FY2026 Proposed Budget and be brought back to the Mayor & Council for approval.

Motion to adjourn the meeting at 9:42 p.m. was made by Councilmember Alexander; seconded by Councilmember Berry. The motion passed unanimously 4-0.

Respectfully submitted by:



Vanessa Holiday, City Clerk



Anthony S. Ford, Mayor