

City Council Meeting
City Hall – Council Chambers
February 5, 2026
6:00 PM – Work Session / 7:00 PM – Council Meeting

WORK SESSION

Mayor Matthew J. Santini opened the Work Session at 6:00 PM. Council Members discussed each item on the agenda with the corresponding staff members.

Mayor Santini closed the Work Session at 6:18 PM

OPENING MEETING

Mayor Santini called the Council Meeting to order at 7:00 PM.

Invocation by Council Member Cooley.

Pledge of Allegiance led by Council Member Stepp.

The City Council met in a Regular Session with Matthew J. Santini, Mayor, presiding, and the following present: Jayce Stepp, Council Member Ward Two; Cary Roth, Council Member Ward Three; Calvin Cooley, Council Member Ward Four; Gary Fox, Council Member Ward Five; Alyssa Cordell, Council Member Ward Six; Freddy Morgan, Assistant City Manager; Julia Drake, City Clerk; and Keith Lovell, City Attorney.

Absent: Kari Hodge, Council Member Ward One

COUNCIL MEETING MINUTES

1. January 22, 2026

Council Member Cordell made a motion to approve the City Council Meeting Minutes from January 22, 2026. Council Member Cooley seconded the motion. Motion carried unanimously. Vote: 5-0

Council Member Roth made a motion to add one (1) item to the agenda. Council Member Fox seconded the motion. Motion carried unanimously. Vote: 5-0

ADDED ITEM

2. Homestead Exemption Resolution

Keith Lovell, City Attorney, stated this resolution is to propose submission to the General Assembly to proposed Homestead Exemption which would allow the City of Cartersville residents to vote on the exemption. If passed by the voters, it would become effective January 1, 2027.

Council Member Roth made a motion to approve the Homestead Exemption Resolution. Council Member Fox seconded the motion. Motion carried unanimously. Vote: 5-0

Reference Resolution: 04-26

PUBLIC HEARING – 2nd READING OF ZONING/ANNEXATION REQUESTS

3. Z26-01: 407 Old Mill Rd.

Applicant: Jackson Trust Properties

Zack Arnold, Assistant City Planner, stated the applicant requests a zoning change from O-C (Office-Commercial) to G-C (General Commercial) to allow for the operation of an automotive garage specializing in classic car fabrication and restoration. Staff does not oppose the application. The Planning Commission recommended approval by a 4-0 vote.

Mayor Santini opened the public hearing and stated that all comments from the first reading are a part of the record.

With no one to come forward to speak for or against the application, the public hearing was closed.

Council Member Fox made a motion to approve Z26-01. Council Member Roth seconded the motion. Motion carried unanimously. Vote: 5-0

Reference Ordinance: 05-26

SECOND READING OF ORDINANCES

4. Supplemental Series 2026 Water and Sewer Bond Ordinance

Mr. Lovell stated this item is the second reading of a supplemental ordinance to set the final terms for the City's Water and Sewer Revenue Bonds, Series 2026. The ordinance sets forth the principal amounts, interest rates, maturities, and redemption provisions and has been substantially amended since the first reading.

Gabe Agan came forward to give an overview of the process.

Council Member Fox made a motion to approve Supplemental Series 2026 Water and Sewer Bond Ordinance. Council Member Roth seconded the motion. Motion carried unanimously. Vote: 5-0

Reference Ordinance: 06-26

CONTRACTS/AGREEMENTS

5. Relocation Agreement

Michael Dickson, Gas Department Director, stated this agreement between the City and Chick-Fil-A, Inc., states that all costs associated with the relocation of the natural gas main infrastructure in conflict with the development of this project will be paid by the developer. The estimated cost of this relocation is \$45,842.01 and Council's approval of this agreement was recommended.

Council Member Fox made a motion to approve Relocation Agreement. Council Member Roth seconded the motion. Motion carried unanimously. Vote: 5-0

6. Dellinger Park Softball Project Change Order #1

David Archer, Jr., Parks and Recreation Department Director, stated the Cartersville School System has requested an additional 40' x 10' storage room be constructed between the dugout and the hitting/locker room facility. This space will be used to store uniforms, bats, balls, and other softball equipment, and will include access control.

Council Member Cordell made a motion to approve Dellinger Park Softball Project Change Order #1. Council Member Fox seconded the motion. Motion carried unanimously. Vote: 5-0

BID AWARD/PURCHASES

7. Three-Phase Padmount Transformer Purchase

Tom McKee, Electric Department Engineer, stated the Electric Department is requesting approval to purchase two (2) 150kVA, 3-Phase, Padmounted Transformers for stock. Six (6) quotes were received and deemed the offer from Gresco Utility Supply, Inc. to be the best based upon price and/or lead time. It was requested to authorize the purchase of these units from Gresco Utility Supply, Inc. for a total of \$28,010. This is a budgeted expense.

Council Member Cordell made a motion to approve the Three-Phase Padmount Transformer Purchase. Council Member Fox seconded the motion. Motion carried unanimously. Vote: 5-0

8. Utility Pole Storage Bunk Purchase

Mr. McKee stated the Electric Department is requesting approval to purchase seventeen (17) Utility Pole Storage Bunks for our new pole yard location. A total of two (2) quotes and two (2) "No-Quotes" were received and deemed the offer from Steel Materials, Inc. to be the best based upon price. We request authorization to purchase these bunks from Steel Materials, Inc. for a total of \$46,631.99. This is a budgeted expense.

Council Member Cordell made a motion to approve the Utility Pole Storage Bunk Purchase. Council Member Fox seconded the motion. Motion carried unanimously. Vote: 5-0

FIRST READING OF ORDINANCES

9. Emergency Ordinance – Correct Street Name in No Parking Zone (Pointe North Drive)

Mr. Lovell stated Mayor and Council Members were provided with an emergency ordinance to correct the name of a street listed in the City's no-parking ordinance (Pointe North Drive).

Council Member Fox made a motion to approve the Emergency Ordinance – Correct Street Name in No Parking Zone (Pointe North Drive). Council Member Cordell seconded the motion. Motion carried unanimously. Vote: 5-0

Reference Ordinance: 07-26

OTHER

10. FY2025 Audit Presentation

Ryan Jones with Mauldin and Jenkins gave a presentation on the city’s FY 2025 annual audit.

OTHER BUSINESS

Connie Hannah, 274 Briar Patch Lane, came forward to ask Mayor and Council Members for assistance. She stated that juveniles in the area have begun trespassing and vandalizing her property causes significant repair costs. Continuing, she commended the Cartersville Police Department and Code Enforcement Department for their attentive nature to this situation. However, despite the help, the vandalism and trespassing continue with each occurrence escalating.

Mayor Santini stated that Administration would obtain her information and efforts would be made to ensure that her safety was the utmost priority.

ADJOURNMENT

With no other business to discuss, Council Member Cooley made a motion to adjourn.

Meeting Adjourned at 7:32 PM

/s/ _____
Matthew J. Santini
Mayor

ATTEST:
/s/ _____
Julia Drake
City Clerk