



Mayor and City Council Regular Session Minutes

Tuesday, May 05, 2026 at 6:30 PM

City Hall, 875 Main Street, Stone Mountain, Georgia 30083

Minutes

1 **Mayor and Council: Jelani Linder – Mayor | Post 3: Mayor Pro Tem Ryan Smith | Post 1: Council**
2 **Member Anita Bass | Post 2: Council Member Mark Marianos | Post 4: Council Member Kay Nunez**
3 **| Post 5: Council Member Hub Jordan | Post 6: Council Member Elaine Vaughn**

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5 **Staff: Maggie Dimov - City Manager/Economic Development Director/DDA | Shavala Ames - City**
6 **Clerk/Human Resources | Angela Couch - City Attorney**

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8 **Mission Statement:** *The City of Stone Mountain serves our residents, businesses, and visitors by*
9 *providing an enhanced quality of life and a unique sense of place, guided by trust and integrity.*

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11 **I. Call to Order**

12 Mayor Linder called the meeting to order at 6:30 P.M.

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14 **II. Determination of Quorum**

15 PRESENT: Council Member: Post 1 Anita Bass, Council Member: Post 2 Mark Marianos, Mayor Pro
16 Tem: Post 3 Ryan Smith, Council Member: Post 4 Kay Nunez, Council Member: Post 5 Hub Jordan,
17 and Council Member: Post 6 Elaine Vaughn

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19 **III. 30 Second Moment of Silence and Pledge**

20 Mayor Linder led a 30-second moment of silence, followed by the Pledge of Allegiance

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22 **IV. Citizen Comments – Including comments from public/stakeholders (3 minutes per**
23 **comment)**

24 **Citizen Comment 1: Cheryl Hudley** – Stated that comments were on behalf of Joan Monroe.
25 Expressed that creating ways in which to conceal, or erase, or misconstrue public comments is
26 illegal. The public must be heard. Misdocumenting what is said is illegal and refusal to have public
27 comments audible is also a violation of the law. Citizens' comments are to be accurately reported.
28 Discussed details regarding the ordinances. Expressed that the Loitering Ordinance was great.
29 Supports the Curfew Ordinance - anything that makes the City safer. The Urban Camping Ordinance
30 expressed concerns regarding the hour and a half time limit. The City may be violating people's 8th
31 amendment rights. is open to interpretation. Hopes the Police Department will be like good people
32 and not like ICE

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34 **Citizen Comment 2: Ginger Criswell** – Discussed details of a shooting on Saturday night at Willow
35 Lake apartment area. Shortly after that there was a street takeover of JBR. That's a place that they
36 like to do because they can escape down 78. Expressed concerns about being a senior citizen who
37 has 2 apartments that rely on having good tenants. The incident disturbed tenant in the back - it's
38 not conducive to people wanting to live in a place where that type of thing is going on. Urged the
39 County to annex Memorial Drive to have some rights there to deal with drug activity, graffiti and

40 garbage issues. Commissioner Chakira Johnson has been good about cleaning up trash. Need
41 cameras at the intersection, it's very dangerous and accidents happen there all the time. Forest
42 Street, shrubs need to be cleaned out from street, two cars cannot pass at the same time.
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44 **Citizen Comment 3: Karylyn Sanderson** – Stated that her Pastor said that anytime you have to
45 have a difficult conversation to try to get into the shoes of the people that you're addressing. Does
46 not claim to understand what your job in government involves. Expressed concerns regarding
47 housing insecurities, hunger, schools closing. Discussed working in the community garden because
48 it may be a food source one day to feed neighbors and herself. Wants to make sure that we have
49 spaces to open conversation and see complaints addressed and dealt with in real time is very
50 important because our cities are changing so rapidly. Discussed speaking up to represent those who
51 have been unhoused. People will likely retreat to parks to be in shaded areas. They cannot be stuck
52 in their homes with no places to go. Mentioned schools that are closing because kids are afraid to
53 go to school because of ICE. We have asked for Ordinances from our leaders to make sure that
54 people feel safe travelling and to move. Discussed the cost of gas and transportations issues, food
55 desserts and medical desserts. Expressed concern of spending on tourism, Mardi Gras parties, and
56 roads instead of feeding people. Urged the Council to be proactive and not just taking cumulative
57 measures investing in lights and surveillance so when these people who are desperate are forced
58 to steal, there will be cameras and equipment in place.
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60 **V. Review of the Journal (City Clerk)**

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62 1. Consideration of an action on a request to approve April 7, 2026 Meeting Minutes
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64 **ACTION: MOTION TO APPROVE APRIL 7, 2026 MEETING MINUTES AS AMENDED**

65 Motion made by Mayor Pro Tem: Post 3 Ryan Smith, Seconded by Council Member: Post 2 Mark
66 Marianos
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68 **Voting Yea:** Council Member: Post 1 Anita Bass, Council Member: Post 2 Mark Marianos,
69 Mayor Pro Tem: Post 3 Ryan Smith, Council Member: Post 4 Kay Nunez, Council Member: Post
70 5 Hub Jordan, and Council Member: Post 6 Elaine Vaughn
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72 **MOTION PASSED UNANIMOUSLY**

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74 2. Consideration of an action on a request to approve April 21, 2026 Meeting Minutes
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76 **ACTION: MOTION TO APPROVE APRIL 21, 2026 MEETING MINUTES AS AMENDED**

77 Motion made by Council Member: Post 1 Anita Bass, Seconded by Council Member: Post 2 Mark
78 Marianos
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80 **Voting Yea:** Council Member: Post 1 Anita Bass, Council Member: Post 2 Mark Marianos,
81 Mayor Pro Tem: Post 3 Ryan Smith, Council Member: Post 4 Kay Nunez, Council Member: Post
82 5 Hub Jordan, and Council Member: Post 6 Elaine Vaughn
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84 **MOTION PASSED UNANIMOUSLY**
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86 **VI. Reading of Communications**

- 87 1. Proclamation - National Court Employee Appreciation Week - May 3-9, 2026
88 2. Proclamation - Municipal Clerks Week - May 3-9, 2026
89 3. Proclamation - National Police Week - May 10-16, 2026
90 4. Proclamation - National Public Works Week - May 17-23, 2026
91 5. Proclamation – Economic Development Week – May 4-8, 2026
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93 **VII. Adoption of The Agenda of The Day**

94 **ACTION: MOTION TO ADOPT THE AGENDA OF THE DAY WITH THE AMENDED CHANGE**
95 **TO MOVE ORDINANCE 2026-03 AFTER THE CITY MANAGER'S REPORT**

96 Motion made by Mayor Pro Tem: Post 3 Ryan Smith, Seconded by Council Member: Post 1 Anita
97 Bass

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99 **Voting Yea:** Council Member: Post 1 Anita Bass, Council Member: Post 2 Mark Marianos, Mayor
100 Pro Tem: Post 3 Ryan Smith, Council Member: Post 4 Kay Nunez, Council Member: Post 5 Hub
101 Jordan, Council Member: Post 6 Elaine Vaughn

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103 **MOTION PASSED (UNANIMOUSLY)**

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105 **VIII. City Manager's Report**

106 1. Operations Report – City Manager Maggie Dimov – reviewed report as outlined in the meeting packet.

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108 2. Ordinance 2026-03 Urban Camping – Second Reading

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110 Terry Tucker with Frontline provided a presentation regarding the services offered through an
111 Intergovernmental Agreement (IGA) with DeKalb County that benefit the City of Stone Mountain. The
112 presentation included information on outreach efforts, available resources, and Frontline's approach to
113 addressing homelessness through long-term solutions focused on connecting individuals with supportive
114 services and permanent housing opportunities.

115
116 City Council discussed several concerns related to the proposed Urban Camping Ordinance, including
117 the importance of proper officer training and ensuring that enforcement efforts are handled appropriately
118 and consistently. Additional discussion included partnering with churches and community organizations
119 to provide support resources, addressing mental health concerns among vulnerable populations, and
120 balancing public safety and crime prevention efforts with compassionate community-based solutions.

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122 **ACTION: MOTION TO APPROVE ORDINANCE 2026-03 NEW URBAN CAMPING**

123 Motion made by Mayor Pro Tem: Post 3 Ryan Smith, Seconded by Council Member: Post 2 Mark
124 Marianos

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126 **Voting Yea:** Council Member: Post 1 Anita Bass, Council Member: Post 2 Mark Marianos, Mayor
127 Pro Tem: Post 3 Ryan Smith, Council Member: Post 4 Kay Nunez, Council Member: Post 5 Hub
128 Jordan, Council Member: Post 6 Elaine Vaughn

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130 **MOTION PASSED (UNANIMOUSLY)**

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132 3. Discussion update on SPLOST I, SPLOST II, and ARPA.

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134 Michelle Uran, the Finance Consultant for the City of Stone Mountain, came forward to provide an
135 overview of the City's major capital funding sources and what funding is currently available. The
136 overview included information regarding 2025 activity, reconciliation across funds and correction of
137 prior misclassification to present the most accurate picture of available funding.

138
139 City Council members inquired regarding an audit update, the available funding in SPLOST I, as well
140 as the parking lot and fence and setting up a system to prevent issues. Questions were also raised
141 regarding improving antiquated software, whether the expenditures of ARPA exceeding
142 appropriations had been rectified, SPLOST II collections and where SPLOST percentages come
143 from.

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145 **DISCUSSION ONLY NO ACTION TAKEN**

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147 **IX. Council Policy Discussion Topics – None**

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X. **Unfinished Business**

1. Consideration of an action on a request to approve Change Order No. 3 regarding the Zachary Court and Ridgemere Court paving project, requested by City Manager Maggie Dimov

ACTION: MOTION TO APPROVE CHANGE ORDER NO. 3 REGARDING THE RIDGEMERE COURT PAVING PROJECT ONLY, IN THE AMOUNT OF \$251,081.50

Motion made by Mayor Pro Tem: Post 3 Ryan Smith, Seconded by Council Member: Post 1 Anita Bass

Voting Yea: Council Member: Post 1 Anita Bass, Council Member: Post 2 Mark Marianos, Mayor Pro Tem: Post 3 Ryan Smith, Council Member: Post 4 Kay Nunez, Council Member: Post 5 Hub Jordan, Council Member: Post 6 Elaine Vaughn

MOTION PASSED (UNANIMOUSLY)

2. Consideration of an action on a request to approve Change Order #2 for the City Hall parking lot project, closeout of the parking lot project and approval of the fence component removal and material reimbursement, requested by City Manager Maggie Dimov

ACTION: MOTION TO APPROVE CHANGE ORDER #2 FOR THE CITY HALL PARKING LOT PROJECT, CLOSEOUT OF THE PARKING LOT PROJECT AND APPROVAL OF THE FENCE COMPONENT REMOVAL AND MATERIAL REIMBURSEMENT

Motion made by Mayor Pro Tem: Post 3 Ryan Smith, Seconded by Council Member: Post 2 Mark Marianos

Voting Yea: Council Member: Post 1 Anita Bass, Council Member: Post 2 Mark Marianos, Mayor Pro Tem: Post 3 Ryan Smith, Council Member: Post 4 Kay Nunez, Council Member: Post 5 Hub Jordan, Council Member: Post 6 Elaine Vaughn

MOTION PASSED (UNANIMOUSLY)

XI. **New Business**

1. Discussion Item: Review of Presentations from Top Three Finalists - Development Advisory Services for The Lawn on Main Project.

City Attorney Angela Couch outlined the presentation process and logistics for the three firms participating in the discussion regarding professional services for the City. The firms present included CBRE, 4PM, and JLL. Each firm provided an overview of its organization, relevant experience, qualifications, and the scope of services it could provide to the City, as further detailed in the City Council agenda packet. The presentations also included discussion of each firm's approach, prior project experience, and ability to support the City's goals and operational needs.

Following the presentations, members of the governing body engaged in discussion and presented several questions and requests for clarification to the firms regarding their proposals, experience, and service delivery methods. After discussion, it was determined that the firms would require additional time to prepare and submit more detailed responses to certain questions raised during the meeting before further consideration could take place.

ACTION: MOTION TO EXTEND RESPONSE TO CITY COUNCIL'S QUESTIONS TO 10 MINUTES PER FIRM

202 Motion made by Council Member: Post 2 Mark Marianos, Seconded by Council Member: Post 1
203 Anita Bass

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205 **Voting Yea:** Post 1 Anita Bass, Council Member: Post 2 Mark Marianos, Mayor Pro Tem: Post 3
206 Ryan Smith, Council Member: Post 4 Kay Nunez, Council Member: Post 5 Hub Jordan, Council
207 Member: Post 6 Elaine Vaughn

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209 **MOTION PASSED (UNANIMOUSLY)**

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211 Upon completion of the presentations and follow-up questions with each presenting firm, the Mayor and
212 City Council concluded discussion regarding the Development Advisory Services proposals for the Lawn
213 on Main project. Members of the governing body indicated that additional review and consideration of the
214 information presented would be needed before moving forward with any decision. No action taken.

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216 **2.** Consideration of an action on a request to approve JBR street improvements, requested by Public
217 Works Director Mike Helton.

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219 Public Works Director Mike Helton provided a general overview of the request.

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221 City Council discussed the proposal and inquired regarding pipe connections and if repaving was a waste
222 of money. Questions were also raised regarding whether Public Works has worked with Civil before.

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224 **ACTION: MOTION TO APPROVE JBR STREET IMPROVEMENTS IN THE AMOUNT OF**
225 **\$74,223.40**

226 Motion made by Mayor Pro Tem: Post 3 Ryan Smith, Seconded by Council Member: Post 1
227 Anita Bass

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229 **Voting Yea:** Council Member: Post 1 Anita Bass, Council Member: Post 2 Mark Marianos,
230 Mayor Pro Tem: Post 3 Ryan Smith, Council Member: Post 4 Kay Nunez, Council Member: Post
231 5 Hub Jordan, Council Member: Post 6 Elaine Vaughn

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233 **MOTION PASSED (UNANIMOUSLY)**

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235 **3.** Consideration of an action on a request for an agreement with A & A Wildlife and Home Solutions to
236 perform rodent removal and exclusion services for the Historic Depot., requested by Public Works
237 Director Mike Helton.

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239 Public Works Director Mike Helton provided a general overview of the request.

240
241 City Council discussed the proposal and inquired whether there have been other issues with depot and
242 if the entire depot is being done. Questions were also raised regarding whether the rodents have been
243 traveling from side to side or a comment? and if the one time service includes a one year coverage.

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245 **ACTION: MOTION TO APPROVE A & A WILDLIFE AND HOME SOLUTIONS TO PERFORM**
246 **RODENT REMOVAL AND EXCLUSION SERVICES FOR THE HISTORIC DEPOT**

247 Motion made by Council Member: Post 1 Anita Bass, Seconded by Council Member: Post 2
248 Mark Marianos

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250 **Voting Yea:** Council Member: Post 1 Anita Bass, Council Member: Post 2 Mark Marianos,
251 Mayor Pro Tem: Post 3 Ryan Smith, Council Member: Post 4 Kay Nunez, Council Member: Post
252 5 Hub Jordan, Council Member: Post 6 Elaine Vaughn

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254 **MOTION PASSED (UNANIMOUSLY)**

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4. Consideration of approval of an agreement with Casey Tree Experts for the removal of potentially hazardous trees from the area of the fitness court at McCurdy Park, requested by Public Works Director Mike Helton.

Public Works Director Mike Helton provided a general overview of the request.

City Council discussed the proposal and inquired if there is a right quote for the number of trees, the reasoning for removing the trees and if it is compatible with the tree ordinance.

ACTION: MOTION TO APPROVE AN AGREEMENT WITH CASEY TREE EXPERTS FOR THE REMOVAL OF POTENTIALLY HAZARDOUS TREES FROM THE AREA OF FITNESS COURT AT MCCURDY PARK

Motion made by Mayor Pro Tem: Post 3 Ryan Smith, Seconded by Council Member: Post 2 Mark Marianos

Voting Yea: Council Member: Post 1 Anita Bass, Council Member: Post 2 Mark Marianos, Mayor Pro Tem: Post 3 Ryan Smith, Council Member: Post 4 Kay Nunez, Council Member: Post 5 Hub Jordan, Council Member: Post 6 Elaine Vaughn

MOTION PASSED (UNANIMOUSLY)

5. Consideration of an action on a request to declare certain city-owned vehicles as surplus and authorize their sale, requested by Lt. Bob Hillis.

Lt. Bob Hillis provided a general overview of the request.

City Council discussed the proposal and inquired how many vehicles we have that we own and where the funds would be going back to.

ACTION: MOTION TO APPROVE CERTAIN CITY-OWNED VEHICLES AS SURPLUS AND AUTHORIZE THEIR SALE

Motion made by Mayor Pro Tem: Post 3 Ryan Smith, Seconded by Council Member: Post 1 Anita Bass

Voting Yea: Council Member: Post 1 Anita Bass, Council Member: Post 2 Mark Marianos, Mayor Pro Tem: Post 3 Ryan Smith, Council Member: Post 4 Kay Nunez, Council Member: Post 5 Hub Jordan, Council Member: Post 6 Elaine Vaughn

MOTION PASSED (UNANIMOUSLY)

XII. New Ordinances and Resolutions

1. Resolution 2026-07 - Support City of Milton

ACTION: MOTION TO APPROVE RESOLUTION 2026-07 SUPPORT CITY OF MILTON

Motion made by Council Member: Post 2 Mark Marianos, Seconded by Council Member: Post 1 Anita Bass

Voting Yea: Council Member: Post 1 Anita Bass, Council Member: Post 2 Mark Marianos, Mayor Pro Tem: Post 3 Ryan Smith, Council Member: Post 4 Kay Nunez, Council Member: Post 5 Hub Jordan, Council Member: Post 6 Elaine Vaughn

MOTION PASSED (UNANIMOUSLY)

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2. Ordinance 2026-04 - Loitering Amendment

ACTION: MOTION TO APPROVE ORDINANCE 2026-04 LOITERING AMENDMENT

Motion made by Council Member: Post 1 Anita Bass, Seconded by Council Member: Post 2 Mark Marianos

Voting Yea: Council Member: Post 1 Anita Bass, Council Member: Post 2 Mark Marianos, Mayor Pro Tem: Post 3 Ryan Smith, Council Member: Post 4 Kay Nunez, Council Member: Post 5 Hub Jordan, Council Member: Post 6 Elaine Vaughn

MOTION PASSED (UNANIMOUSLY)

3. Ordinance 2026-05 - Curfew Regulations

ACTION: MOTION TO APPROVE ORDINANCE 2026-05 CURFEW REGULATIONS

Motion made by Council Member: Post 2 Mark Marianos, Seconded by Mayor Pro Tem: Post 3 Ryan Smith

Voting Yea: Council Member: Post 1 Anita Bass, Council Member: Post 2 Mark Marianos, Mayor Pro Tem: Post 3 Ryan Smith, Council Member: Post 4 Kay Nunez, Council Member: Post 5 Hub Jordan, Council Member: Post 6 Elaine Vaughn

MOTION PASSED (UNANIMOUSLY)

XIII. Remarks of Privilege

Mayor Pro Tem Ryan Smith gave appreciation to Swisher and Eddie Stephens regarding the new railroad bridge.

XIV. Announcements by The Mayor – Mayor Linder wished Council Member Elaine Vaughn a happy belated birthday.

XV. Executive Session – None

XVI. Adjournment

ACTION: MOTION TO ADJOURN MEETING AT 9:43 P.M.

Motion made by Council Member Bass: Post 1 Anita Bass, Seconded by Council Member: Post 4 Kay Nunez

Voting Yea: Council Member: Post 1 Anita Bass, Council Member: Post 2 Mark Marianos, Mayor Pro Tem: Post 3 Ryan Smith, Council Member: Post 4 Kay Nunez, Council Member: Post 5 Hub Jordan, and Council Member: Post 6 Elaine Vaughn

MOTION PASSED (UNANIMOUSLY)

361 **Jelani Linder, Mayor**

City Clerk, Shavala Ames

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