



## Mayor and City Council Regular Session

Tuesday, August 06, 2024 at 6:30 PM

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

### Minutes

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**Mayor and Council:** Dr. Beverly Jones – Mayor | Ryan Smith - Mayor Pro Tem

Anita Bass | Mark Marianos | Gil Freeman | Shawnette Bryant | Teresa Crowe

**Staff:** Darnetta Tyus - City Manager | Shawn Edmondson - Assistant City Manager - City Clerk |

Danny Mai - Assistant City Clerk | Jeff Strickland - City Attorney

**City of Stone Mountain, GA Facebook page:** <https://www.facebook.com/CityofStoneMtn/>

**Link to join Webinar:** [<https://us06web.zoom.us/j/82926013751>]

#### Call to Order

#### Determination of Quorum

PRESENT

Council Member: Post 1 Anita Bass

Council Member: Post 2 Mark Marianos

Mayor Pro Tem: Post 3 Ryan Smith

Council Member: Post 5 Shawnette Bryant

Council Member: Post 6 Teresa Crowe

Mayor Beverly Jones

PRESENT

Council Member: Post 4 Gil Freeman (Arrived at 07:08 PM ET).

#### Invocation and Pledge

Mayor Jones led the Pledge at 06:37 PM ET. Rev Orea Parker led the Invocation at 06:37 PM ET.

#### Citizen Comments – Including comments from public/stakeholders (3 minutes per comment)

*Comments from the Public*

*The public comments are reserved exclusively for comments from the public and not for immediate reply. The purpose of public comment is to allow the public to voice city related requests, concerns or opinions only during the public comment portion of the City Council meeting. I. The Mayor and City Council reserves the right to extend or limit the length of public comments based on: (1) the issue under discussion; (2) the number of items on the agenda; and (3) the extent to which the speaker remains constructive in their comments and questions. II. The public may not directly confront the public speaker but must direct all comments and questions to the Mayor and City Council. III. Public harassment of or confrontation with a public speaker will not be tolerated. Members of the public violating tenets two or three will be asked to sit down or leave the premises.*

**Citizen Comment #1 (Sharon Frierson):** Frierson mentioned that there was a major fire & explosion within the city. Frierson noted that she would like to have quicker response times to emergency situations. Frierson asked what the city's emergency response plans were in the event that a peril occurs.

**Citizen Comment #2 (Theresa Thomas):** Thomas opened discussion with a prayer. Thomas noted that there is not enough transparency within the city, specifically regarding the zoning. Thomas noted that there are changes to MR1's within the city (Commercial Businesses). Thomas noted the Georgia Law in regard to conflict of interest within the city.

**Citizen Comment #3 (Cheryl Dudley):** Dudley noted the importance of having an emergency plan within the city in the event of a peril. Dudley also noted that she would be speaking in regard to the Baptist Lawn. Dudley also noted that the events that have occurred within the lawn have been great but is hoping that the lawn will be opened for the public. Dudley also noted that the GMC building would be purchased for the public to use as well.

**Citizen Comment #4 (A Thomas):** Thomas spoke on the rezoning of townhomes within the city. Thomas specifically noted that the DeKalb County website notes that the zoning is different from the City of Stone Mountain's rezoning.

**Citizen Comment #5 (Carl Wright):** Wright spoke in regard to the vacant buildings within Mainstreet. Wright mentions the risks and perils to public safety and health. Wright mentions that there is a building within Mainstreet that one of the windows are cardboard. Wright mentions that these buildings are keeping the city from reaching their potential, and suggests a \$1000.00 fine per month, for vacant buildings. Wright additionally mentions various different cities that have implemented such vacancy controls.

**Citizen Comment #6 (Waini Buggs):** Buggs spoke in regard to the rezoning that is occurring within the city. Buggs noted that she is concerned that the city is working for the benefit of investors.

**Citizen Comment #7 (Anthonia Amadi-Emina):** Amadi-Emina spoke in regard to the rezoning that is occurring within the city. She also mentioned that the seniors who live within the city should be spending the rest of their lives living in peace rather than anxiety.

**Citizen Comment #8 (Courtney Veasey):** Veasey spoke in regard to the rezoning that is occurring within the city. Veasey requests that there are meetings in regard to the zoning situation. She also speaks regarding the abundance of vacant buildings within the city.

**Citizen Comment #9 (Everett White):** White spoke in regard to the rezoning that is occurring within the city. White spoke questioned the benefits that the rezoning has to the city and residents. White requested that the plans be made public for the citizens so that that citizens may make educated opinions on the changes. White additionally mentioned that citizen comments should occur after the agenda items.

**Citizen Comment #10 (Vanessa Walls):** Walls spoke representing Stone Mountain Elementary School, noting that the council has no authority to call forth the principle to speak to them. The Stone Mountain Elementary has since then noted that they would not like to be considered for the adaptation of Stone Mountain. Walls thanked City Manager Tyus, the Police Department, and various council members for their efforts to support the school. Walls noted that the council works for the citizens of the City of Stone Mountain.

**Citizen Comment #11 (Clint Monroe):** Monroe wanted to speak in regard to the installation of the new LED lights within the city. Monroe spoke on the positive benefits that these lights bring to the city, specifically noting that around 100 lights are being installed. Monroe also spoke on the benefits that the adaption would bring to the community.

**Citizen Comment #12 (Tequilla Hunts):** Hunts spoke in regard to the rezoning that is occurring within the city. Hunts specifically mentioned the importance of protecting the churches within the City.

#### **Review of the Journal (Assistant City Manager & City Clerk Edmondson)**

1. Request Minutes from City Council Meeting [07.16.2024] be approved

Assistant City Manager Edmondson spoke to council, requesting the minutes be approved.

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

Voting Yea: Council Member: Post 1 Bass, Council Member: Post 2 Marianos, Mayor Pro Tem: Post 3 Smith, Council Member: Post 6 Crowe

Voting Nay: Council Member: Post 5 Bryant

#### **Reading of Communications**

#### **Adoption of The Agenda of The Day**

Motion made by Mayor Pro Tem: Post 3 Smith, Seconded by Council Member: Post 6 Crowe.

Voting Yea: Council Member: Post 1 Bass, Council Member: Post 2 Marianos, Mayor Pro Tem: Post 3 Smith, Council Member: Post 5 Bryant, Council Member: Post 6 Crowe

## **City Manager's Report**

### **2. City Manager - Darnetta Tyus**

Mayor Jones announced the former City Manager Tyus has since resigned from her role. in the Interim, Assistant City Manager will take her place.

Assistant City Manager spoke in regard to the City Manager's Report found within the agenda. Assistant City Manager also announced Renata Boyd to council as a new member of the city staff.

(CITY MANAGER REPORT IS IN THE AGENDA PACK)

## **Council Policy Discussion Topics**

### **Unfinished Business**

#### **3. Discussion on updates on City Finances: -Monthly Financial Report -SPLOST I Update - SPLOST II Update -ARPA Update -ARPA Opinion Update -Grants Report Update -Budget Amendment (City Manager Tyus)**

City Attorney spoke in regard to the mayors' credit card usage, and the legality of such. The Attorney noted that he provided opinions based on the documents that were provided to council prior to the meeting. The Attorney noted that the credit cards that were provided to the other council members should immediately be terminated and turned into the Assistant City Clerk.

CM Freeman noted that he believes that the City Council Members should pay back the city and get reimbursed after the matter. After discussion with CM Freeman, City Attorney Strickland noted that proper procedure was not followed.

Mayor requested that a forensic audit occurs to ensure that the city is in compliant with the law. Mayor additionally noted that she would like to ensure that the budget is done legally and proper. Discussion ensued regarding the budget.

#### **4. Discussion and Approval of a budget Amendment Resolution (City Manager Darnetta Tyus)** **ITEM TABLED UNTIL NEXT SESSION UNTIL AUGUST 20th. Mayor noted that the council will vote on that session.**

**PRESENT**

Council Member: Post 1 Anita Bass

Council Member: Post 2 Mark Marianos

Mayor Pro Tem: Post 3 Ryan Smith

Council Member: Post 4 Gil Freeman

Council Member: Post 5 Shawnette Bryant

Council Member: Post 6 Teresa Crowe

Mayor Beverly Jones

5. Approval of the Purchase and Installation of the 4th Street Traffic Calming Device(s) totaling \$24,973.01 using ARPA Funds. The following items are being purchased:

-5 3'x18' speed bumps with pins

-5 installation of the 5 speed bumps with traffic control

-8 Temporary Traffic Measure (Signs)

-2 Residential speed controls (Signs)

-2 Speed bumps ahead (Signs)

-8 Speed bump (Signs)

(City Manager Darnetta Tyus)

MOTION TO APPROVE THE PURCHASE

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

Voting Yea: Council Member: Post 1 Bass, Council Member: Post 2 Marianos, Mayor Pro Tem: Post 3 Smith, Council Member: Post 4 Freeman, Council Member: Post 5 Bryant, Council Member: Post 6 Crowe

6. Discussion on The City of Stone Mountain's 2021 Comprehensive Plan; specifically focusing on, (1) What has been accomplished since its adoption AND (2) What are the top 3 items that still need to be completed. (CM Anita Bass)

Assistant City Manager spoke to council and reinforced council of what is relevant to the city since 2020.

City Mayor asked what has been accomplished, and what has been completed. City Mayor noted that this will be an item in a future agenda. CM Bass noted that by completing these items in phases, this will be better manageable.

CM Freeman noted that he would like to have discussions prior to having public discussions. Mayor noted that there will be a workshop with an individual who does not have an interest in the city.

**MOTION TO CANCEL THE MEETINGS FOR THE PUBLIC HEARING August 20th & SEPTEMBER 3rd**

Motion made by Council Member: Post 4 Freeman, Seconded by Council Member: Post 2 Marianos.

Voting Yea: Council Member: Post 1 Bass, Council Member: Post 2 Marianos, Mayor Pro Tem: Post 3 Smith, Council Member: Post 4 Freeman, Council Member: Post 5 Bryant, Council Member: Post 6 Crowe

7. Discussion on a Traffic Calming for Mountain View Drive. (CM Anita Bass)

**NO ACTION ITEM - CITY TO HOST A TOWNHALL**

8. Discussion in regards to the Baptist lawn (Rules on the Lawn with Chief Westerfield, What days it would be open, Potentially hiring a consultant to compile citizen comments regarding the Baptist lawn, Presenting the findings in a special called). (CM Anita Bass)

Chief Westerfield passed around City Ordinances in regard to Park rules. Chief is asking that council revises and updates the park ordinances.

Mayor Jones noted that she would like Chief to work with the Parks and Recreations committee. Discussion occurred between staff and administration regarding policing of the Baptist Lawn, administration of the Lawn, and the engagement of the public into the Lawn CM Freeman noted that he would like to have 2 police officers stationed at the Baptist Lawn at all times.

**MOTION TO DIRECT ADMINISTRATION TO CREATE RFP'S IN REGARD TO THE BAPTIST LAWN**

Motion made by Council Member: Post 6 Crowe, Seconded by Council Member: Post 2 Marianos.

Voting Yea: Council Member: Post 1 Bass, Council Member: Post 2 Marianos, Mayor Pro Tem: Post 3 Smith, Council Member: Post 4 Freeman, Council Member: Post 5 Bryant, Council Member: Post 6 Crowe

9. Discussion on the completion of Rockbrough Signage (CM Shawnette Bryant)

**MOTION TO RECESS FOR 5 MINUTES**

**UNANIMOUS VOTE YES; Reconvene at 10:06 PM ET**

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NO ACTION TAKEN.

10. Discussion on the City Budget regarding street paving and traffic calming study for Rockbrough Subdivision (CM Shawnette Bryant)

NO ACTION TAKEN

11. Discussion regarding the re-naming of the "Baptist Lawn" (MPT Ryan Smith)

NO ACTION TAKEN.

12. Discussion regarding the "Baptist Lawn's" maintenance & month-to-month contract (CM Teresa Crowe)

NO ACTION TAKEN

13. Discussion and Vote on Opening Baptist Lawn (5305 West Mountain Street, Stone Mountain, Georgia 30083) for Public Use (CM Teresa Crowe)

NO ACTION TAKEN

14. Discussion regarding the DDA (CM Gil Freeman)

NO ACTION TAKEN

#### **New Business**

15. Discussion and Approval of the contract with DebtBook Services for a premium of \$3,000.00 a year; for a 3 year term; totaling \$9,000.00 total. This is to ensure that the city is complying with the Governmental Accounting Standards Board (GASB; Statement #96; subscriptions). (City Manager Darnetta Tyus)

MOTION TO APPROVE ITEM AS IS

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

Voting Yea: Council Member: Post 1 Bass, Council Member: Post 2 Marianos, Mayor Pro Tem: Post 3 Smith, Council Member: Post 4 Freeman, Council Member: Post 5 Bryant, Council Member: Post 6 Crowe

16. Ratification of Main Street Paving change order for a total of \$14,793.60 using SPLOT I Funds (City Manager Darnetta Tyus)

MOTION TO APPROVE ITEM AS IS

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

Voting Yea: Council Member: Post 1 Bass, Council Member: Post 2 Marianos, Mayor Pro

Tem: Post 3 Smith, Council Member: Post 5 Bryant, Council Member: Post 6 Crowe  
Voting Nay: Council Member: Post 4 Freeman

17. Consideration of the appointment of Rebecca Spring to the Historic Preservation Commission (City Planner Richard Edwards)

Applicant spoke to council and explained their background to council. Applicant noted that she is an archeologist and further explained additional information regarding her experiences.

-----COUNCIL DISCUSSION-----

CM Freeman asked applicant on their experience regarding the HPC. Applicant noted that she is familiar with the federal and state laws but is working on memorizing local ordinances. CM Freeman asked applicant if the new developments affect Historical Preservation. CM Freeman asked applicant if she has any relations to any officials in the City. Applicant stated no.

Motion made by Mayor Pro Tem: Post 3 Smith, Seconded by Council Member: Post 1 Bass.  
Voting Yea: Council Member: Post 1 Bass, Council Member: Post 2 Marianos, Mayor Pro Tem: Post 3 Smith, Council Member: Post 4 Freeman, Council Member: Post 5 Bryant, Council Member: Post 6 Crowe

18. Proposed Text Amendments to Article 3, 5, 16, and 17 of Appendix A – Zoning and Article 2 of Chapter 12 – Licenses and Business Regulations to further define and regulate short-term lodging in the City of Stone Mountain. (City Planner Richard Edwards)

NO ACTION TAKEN

19. Proposed Text Amendments to Article 3 and 5 of Appendix A – Zoning to create definitions and commercial uses for convenience stores, alcohol outlets, package stores, and smoke shops. (City Planner Richard Edwards)

NO ACTION TAKEN

20. Approval of the appointment of Tom Zimmerman as a new member to the Stone Mountain Community Garden Committee (Assistant City Manager & City Clerk Shawn Edmondson)  
Assistant City Manager & City Clerk Shawn Edmondson spoke to council regarding the item.

MOTION TO APPROVE.

SUBSEQUENT MOTION TO TABLE.

-----COUNCIL DISCUSSION-----

CM Freeman noted that since there were no committee members present, he would like to table all appointments for the Community Garden Commission.

SUBSEQUENT MOTION TO TABLE ALL APPOINTMENTS



NO SECOND... FAILED

MOTION TO TABLE APPLICANT

Voting Yea: Council Member: Post 1 Bass, Council Member: Post 4 Freeman, Council Member: Post 5 Bryant, Mayor Jones

Voting Nay: Council Member: Post 2 Marianos, Mayor Pro Tem: Post 3 Smith, Council Member: Post 6 Crowe,

MOTION TO TABLE PASSES... MOVED

TO NEXT AGENDA.

21. Approval and reappointment of Columbus Brown to the Stone Mountain Community Garden Committee (Assistant City Manager & City Clerk Shawn Edmondson)

MOTION TO APPROVE AS IS

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

Voting Yea: Council Member: Post 1 Bass, Council Member: Post 2 Marianos, Mayor Pro Tem: Post 3 Smith, Council Member: Post 6 Crowe

Voting Nay: Council Member: Post 4 Freeman, Council Member: Post 5 Bryant

MOTION PASSES

22. Approval and reappointment of Chakira Johnson to the Stone Mountain Community Garden Committee (Assistant City Manager & City Clerk Shawn Edmondson)

MOTION TO APPROVE AS IS

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

Voting Yea: Council Member: Post 1 Bass, Council Member: Post 2 Marianos, Mayor Pro Tem: Post 3 Smith, Council Member: Post 5 Bryant, Council Member: Post 6 Crowe

Voting Nay: Council Member: Post 4 Freeman

23. Approval and reappointment of Laurette Jackson to the Stone Mountain Community Garden Committee (Assistant City Manager & City Clerk Shawn Edmondson)

MOTION TO APPROVE AS IS

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

Voting Yea: Council Member: Post 1 Bass, Council Member: Post 2 Marianos, Mayor Pro Tem: Post 3 Smith, Council Member: Post 6 Crowe

Voting Nay: Council Member: Post 4 Freeman, Council Member: Post 5 Bryant

24. Approval and reappointment of Juliana Pierre to the Stone Mountain Community Garden Committee (Assistant City Manager & City Clerk Shawn Edmondson)

MOTION TO APPROVE AS IS

Motion made by Mayor Pro Tem: Post 3 Smith, Seconded by Council Member: Post 1 Bass.  
Voting Yea: Council Member: Post 1 Bass, Council Member: Post 2 Marianos, Mayor Pro  
Tem: Post 3 Smith, Council Member: Post 6 Crowe  
Voting Nay: Council Member: Post 4 Freeman, Council Member: Post 5 Bryant

25. Discussion and Approval of the purchase of the following items from ULINE utilizing ARPA Funds, for a total of \$5,050.00:

- 15 Portable Safety Barrier(s)
- 25 8' A-Frame Barrier(s)
- 50 A-Frame Legs

(Chief James Westerfield)

MOTION TO APPROVE THE ITEM AS IS

Motion made by Mayor Pro Tem: Post 3 Smith, Seconded by Council Member: Post 5 Bryant.  
Voting Yea: Council Member: Post 1 Bass, Council Member: Post 2 Marianos, Mayor Pro  
Tem: Post 3 Smith, Council Member: Post 4 Freeman, Council Member: Post 5 Bryant,  
Council Member: Post 6 Crowe

26. Discussion and Approval of a 100kW Generator through ESSE for \$139,230.00 through ARPA Funds. This Generator is going to be used to protect City Hall in the event of a Power Outage. The total price includes:

- Startup
- Freight
- Training
- Installation

(Chief James Westerfield)

MOTION TO APPROVE AS IS

Motion made by Mayor Pro Tem: Post 3 Smith, Seconded by Council Member: Post 2 Marianos.  
Voting Yea: Council Member: Post 1 Bass, Council Member: Post 2 Marianos, Mayor Pro  
Tem: Post 3 Smith, Council Member: Post 4 Freeman, Council Member: Post 5 Bryant,  
Council Member: Post 6 Crowe

27. Discussion on re-mapping the DDA Map (CM Gil Freeman)

NO ACTION TAKEN

**New Ordinances and Resolutions**

**Remarks of Privilege**

**Announcements by The Mayor**

**Executive Session to Discuss Personnel, Legal, and/or Real Estate (if needed)**

Executive session at 11:47 PM ET

Motion made by Mayor Pro Tem: Post 3 Smith, Seconded by Council Member: Post 5 Bryant.

Voting Yea: Council Member: Post 1 Bass, Council Member: Post 2 Marianos, Mayor Pro Tem: Post 3 Smith, Council Member: Post 4 Freeman, Council Member: Post 5 Bryant, Council Member: Post 6 Crowe

**Adjournment**

MOTION TO ADJOURN 12:23 AM ET

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

Voting Yea: Council Member: Post 1 Bass, Council Member: Post 2 Marianos, Mayor Pro Tem: Post 3 Smith, Council Member: Post 4 Freeman, Council Member: Post 5 Bryant, Council Member: Post 6 Crowe