



City of Smyrna

2800 King Street
Smyrna, Georgia 30080

Meeting Minutes - Final City Council

Monday, August 20, 2018

7:00 PM

Council Chambers

Roll Call

Present: 8 - Mayor Max Bacon, Councilmember Derek Norton, Councilmember Maryline Blackburn, Councilmember Andrea Blustein, Councilmember Charles Welch, Councilmember Susan Wilkinson, Councilmember Tim Gould and Councilmember Ron Fennel

Also Present: 7 - Scott Cochran, Tammi Saddler Jones, Terri Graham, Ken Suddreth, Russell Martin, Frank Martin and Ashley Youmans

Call to Order

Mayor A. Max Bacon called the August 20, 2018 meeting of the Mayor and Council to order at 7:00 PM

1. Invocation and Pledge:

Justin Kier of Int'l Gospel Outreach Church located at 1101 Windy Hill Road gave the invocation and led all in the Pledge of Allegiance.

2. Agenda Changes:

Mayor Bacon mentioned that item 4 (A) under Land Issues/Zonings/Annexations would be tabled.

3. Mayoral Report:

A. Proclamation in Recognition of Smyrna Little League 11U All-Stars - 2018 Regional Champions

Sponsors: Fennel

The Smyrna Little League 11 and under traveled to Greenville, NC on August 1, 2018 where they played in the regional playoffs and won the regional championship. This was the first Little League in this age group to win the regional championship. Councilmember Ron Fennel and Mayor and Council congratulated the team and their coaches for their victorious season.

Councilmember Ron Fennel read a proclamation, proclaiming August 20, 2018 as Smyrna Little League 11U All Stars Day. He called each player's name as they came forward to line up.

Players: Nicolas DeNapoli, Bryce Dozier, Benjamin Homansky, Robert Hicks, Joel James, Alex Johns, Braden Lightsey, Connor Mason, Jordan Miller, Jackson Ramon, Peyton Robidoux, Deacon Smith, Kyle Wright, and Honorary All-Star Ryan Alarcon
Coaches: Eric Homansky, Jason Wright, Jabar Dozier, Eric Johns

Mr. Fennel congratulated each of the players and the coaches for their successful regional championship and a great season. Coach Homansky thanked the Mayor and Council for the recognition. One player asked that it be recorded that they are good.

B. Mayor's assignment of Council Committees

Sponsors: Bacon

Mayor Bacon announced that he had handed out the committee assignments to Council.

4. Land Issues/Zonings/Annexations:

A. Public Hearing - Zoning Request Z18-011 - Modification of approved site plan and building elevations - 61.88 Acres - Land Lots 61, 171, 172, 174, 175, 176, 289 - Riverview Landing on Riverview Road between Nichols Drive and Dickerson Drive - Ardent Companies -

Sponsors: Fennel

A motion was made by Councilmember Ron Fennel to table Public Hearing for Zoning Request Z18-011 to the September 17, 2018 Mayor and Council Meeting at the request of the applicant for modification of approved site plan and building elevations on 61.88 Acres in Land Lots 61, 171, 172, 174, 175, 176, 289 at Riverview Landing on Riverview Road between Nichols Drive and Dickerson Drive by Ardent Companies; a second was made by Councilmember Derek Norton.

The motion to table to September 17, 2018 carried by the following vote:

Aye: 7 - Councilmember Norton, Councilmember Blackburn, Councilmember Blustein, Councilmember Welch, Councilmember Wilkinson, Councilmember Gould and Councilmember Fennel

B. Public Hearing - Zoning Request Z18-012 - Approval of a Special Land Use Permit for a modular classroom building - 8.83 Acres - Land Lots 595, 596 and 597 - 3130 Atlanta Road - Covenant Christian School

Sponsors: Gould

The Mayor called on City Administrator Tammi Saddler Jones to provide the background on the request. Covenant Christian Schools was seeking a renewal of their Special Land Use Permit for use of a modular classroom building. The modular building will allow Covenant Christian School to provide additional classroom space until the school constructs a permanent school building on-site. The modular building is located along Collier Drive next to several existing buildings. The current Special Land Use Permit was heard by the Planning and Zoning Board at the July 9, 2018 meeting and was recommended for approval by vote of 7-0. Community Development recommended approval of the requested modular building with one following condition.

The Mayor called for a Public Hearing and no one came forward to speak.

Councilmember Tim Gould called on Senior Planner Rusty Martin to discuss the details of the permit. The Planning and Zoning Commission recommended approval of the request at the July 9, 2018 meeting. The school is asking for a renewal of their current permit. The renewal has to be reapplied for every twenty-four months. The

Site Plan, Building Elevations were shown. Community Development recommended approval of the requested modular building with the following condition:

1. The modular building shall only be allowed for a period 24 months after the date of approval. If the applicant shall need the modular building for a longer period of time, the applicant shall reapply for approval of the modular building.

The Mayor called the applicant to come forward. Max Stephens, who was the president of the trustees for Covenant Christian School and the Headmaster, Dr. Barber came to speak. They thanked the Council for the consideration and were willing to answer any questions.

Councilmember Gould asked what the function was for the building. Mr. Stephens said that currently there were four classrooms in the building. It is the plan of the school to continue to use it for that until they can raise enough money to build a new building. Councilmember Fennel asked how many students are at the school. Mr. Stephens replied that there were 160 students attending the school. The Mayor asked if they will be back in 2 years, Mr. Stephens stated that at this point, it looks like they would be. The Mayor stated that he had seen the building and it didn't really look like a modular building. He said they are good neighbors to the City office's at Brawner Hall.

A motion was made by Councilmember Tim Gould to approve Zoning Request Z18-012, a Special Land Use Permit for a modular classroom building on 8.83 Acres in Land Lots 595, 596 and 597 at 3130 Atlanta Road by Covenant Christian School; a second was made by Councilmember Ron Fennel.

The motion to approve carried by the following vote:

Aye: 7 - Councilmember Norton, Councilmember Blackburn, Councilmember Blustein, Councilmember Welch, Councilmember Wilkinson, Councilmember Gould and Councilmember Fennel

5. Privilege Licenses:

There were no Privilege Licenses

6. Formal Business:

- A.** Award RFP #19-001 Smyrna History Museum Renovation Project to the second lowest bidder Building Four Fabrication, 3555 Broad Street, Chamblee, GA 30341, for \$185,000 and authorize the Mayor to execute any related documents.

Sponsors: Welch

City Administrator Tammi Saddler Jones provided the background. The City requested proposals from qualified firms to provide professional exhibit design, fabrication and installation services for the redesign of the interpretive exhibits at the Smyrna History Museum. Thirty-five (35) firms requested the RFP and four (4) submitted proposals. The proposals were reviewed and scored by a seven member staff board and it was recommended by the board, the Purchasing Manager and the Museum Director that the RFP be awarded to Building Four Fabrication in the amount of \$185,000 and this would be funded through the fiscal year operating budget. Building Four Fabrication was the second lowest bidder. The project is scheduled to be completed in

approximately seven months.

Councilmember Charles "Corkey" Welch commented that the City had approached Mr. Harold Smith, who was operating the Museum about its status and the decline in the number of volunteers. An agreement was made for the City to take over the Museum. Mr. Welch hoped that with the improvements, they would be able to use it for educational purposes and for citizens to enjoy and learn about the City's history. He stated that Mr. Smith had done a great job with it, and he looked forward to the new Museum. Essentially, there will be seven stations depicting timeframes of Smyrna's history.

Councilmember Ron Fennel made note that this is a seminal moment and commended Harold Smith, a former Mayor, on behalf of the City for his longstanding service and his volunteer efforts to collect and preserve articles that represent Smyrna's history.

A motion was made by Councilmember Charles (Corkey) Welch to approve the award of RFP #19-001 Smyrna History Museum Renovation Project to the second lowest bidder Building Four Fabrication, 3555 Broad Street, Chamblee, GA 30341, for \$185,000 and authorize the Mayor to execute any related documents; a second was made by Councilmember Derek Norton.

The motion to approve carried by the following vote:

Aye: 5 - Councilmember Norton, Councilmember Blackburn, Councilmember Welch, Councilmember Gould and Councilmember Fennel

Nay: 2 - Councilmember Blustein and Councilmember Wilkinson

B.

Award RFP 19-003 City of Smyrna Community Center Roof Replacement to Ben Hill Roofing and Siding Co, Inc., 6811 Bankhead Hwy, Douglasville, GA 30134 for \$1,077,812 and authorize the Mayor to execute any related documents.

Sponsors: Welch

Ms. Saddler Jones provided the details of the bid proposal for a complete roof replacement. Three proposals were received and one proposal was received late and was not opened. Ben Hill Roofing and Siding was the only bidder that submitted required documentation and met all required criteria within the proposal documents. Staff specifically requested a detailed project schedule and safety plan, along with references confirming similar roof installations of scope, size and magnitude. The most responsive bidder was Ben Hill Roofing and Siding Company, Inc. It was the recommendation of the Purchasing Manager and Public Works to award the Community Center roofing replacement RFP to Ben Hill Roofing and Siding Company, Inc. in the amount of \$1,077,812 with funding out of previous years' surplus. This project is expected to be completed within 180 days.

Councilmember Welch noted that the current roof was 27 years old and needed to be replaced.

A motion was made by Councilmember Charles (Corkey) Welch to approve the award of RFP 19-003 City of Smyrna Community Center Roof Replacement to Ben Hill Roofing and Siding Co, Inc., 6811 Bankhead Hwy, Douglasville, GA 30134 for \$1,077,812 and authorize the Mayor to execute any related documents; there was a second made by Councilmember Ron Fennel.

The motion to approve carried by the following vote:

Aye: 7 - Councilmember Norton, Councilmember Blackburn, Councilmember Blustein, Councilmember Welch, Councilmember Wilkinson, Councilmember Gould and Councilmember Fennel

- C.** Approval to purchase 6 (six) equipped Ford Explorers and 2 (two) admin. equipped Ford Explorers as part of the FY19 Vehicle Replacement Fund at a total cost of \$322,993.90. This vehicle purchase will be through state contract - Wade Ford 3860 S Cobb Drive, SE, Smyrna GA 30082.

Sponsors: Norton

City Administrator Tammi Saddler Jones provided the background for the purchase. The Police Department budgeted to purchase six Ford Explorer pursuit utility vehicles and two Ford Explorer administrative utility vehicles. The vehicles will be purchased through a state contract with Wade Ford and other needed equipment from Diversified Electronics, which is a Cobb County contract and Insight Public Sector, a US Communities contract, and Grafix, which is a sole source vendor. It is the recommendation of the Purchasing Manager and the Police Department that these eight vehicles be purchased from Wade Ford with funding from the Vehicle Replacement Fund in the amount of \$322,993.90.

Councilmember Norton added that these are budgeted items for the Police Department.

A motion was made by Councilmember Derek Norton to approve the purchase of 6 (six) equipped Ford Explorers and 2 (two) admin. equipped Ford Explorers as part of the FY19 Vehicle Replacement Fund at a total cost of \$322,993.90. This vehicle purchase will be through state contract - Wade Ford 3860 S Cobb Drive, SE, Smyrna GA 30082; a second was made by Councilmember Ron Fennel.

The motion to approve carried by the following vote:

Aye: 7 - Councilmember Norton, Councilmember Blackburn, Councilmember Blustein, Councilmember Welch, Councilmember Wilkinson, Councilmember Gould and Councilmember Fennel

7. Commercial Building Permits:

There were no Commercial Building Permits.

8. Consent Agenda:

A motion was made by Councilmember Derek Norton to approve the Consent Agenda as read aloud by City Administrator Tammi Saddler Jones; a second was made by Councilmember Maryline Blackburn.

The motion to approve carried by the following vote:

Aye: 7 - Councilmember Norton, Councilmember Blackburn, Councilmember Blustein, Councilmember Welch, Councilmember Wilkinson, Councilmember Gould and Councilmember Fennel

- A.** Approval of the August 6, 2018 Mayor and Council Meeting Minutes

Sponsors: City Council

B. Approval of the August 2, 2018 Committee of the Whole Meeting Minutes

C. Approval of the August 6, 2018 Pre-Council Meeting Minutes

Sponsors: City Council

D. Approval to revise Personnel Policy EMP 6-01 Shift Differential Pay and authorize the Mayor to execute related document

Sponsors: Blackburn

E. Approval of 2019 Smyrna Community Event dates

Sponsors: Fennel

9. Committee Reports:

Councilmember Norton had no report.

Councilmember Blustein brought to attention that high school students can sign up for the Smyrna Youth Council, which is an opportunity for them to engage in a government leadership opportunity and represent youth in the community. Beginning in October, selected members will meet twice monthly throughout the school year to discuss youth priorities and learn about their local government. Applications are open until September 12, 2018 at 5:00. She encouraged interested students to obtain details on the City's website.

Councilmember Blackburn congratulated Smyrna Little League for doing an exceptional job. She also congratulated the Public Safety Foundation for their Gala which raised over \$20,000.

Councilmember Welch announced the Shred Fest on September 8 at the Wolfe Center, sponsored by Keep Smyrna Beautiful. There will be a Grand Reopening Ceremony at the Smyrna Century Garden on October 6, from 10:00 – 11:00am hosted by Keep Smyrna Beautiful.

Councilmember Wilkinson announced the Smyrna Library has started a new collection of early literacy materials for parents of babies and toddlers. The collection is called "Let's Talk About It." The Library encouraged parents to read books to their children as a great way to expose children to words and concepts.

Councilmember Gould reported that he has had many meetings with department heads. This week he had the opportunity to meet with Keep Smyrna Beautiful. He also took a Fire Department tour with Chief Acree and Deputy Chief Marcos, who reminded him that Smyrna has the number one fire department in the state. He reminded the community that Keep Smyrna Beautiful is offering \$1000 in grants to schools.

Councilmember Fennel congratulated Public Safety Foundation and their successful fund raising event. He also congratulated Brian Marcos for his election to a statewide post within the Fire Service Association. He noted that coyote sightings in Smyrna are to be reported to the State Department of Natural Resources. Police officers can be called for unruly pets or Cobb County Animal Control. Lastly, he reminded that it is playoff time for the Atlanta Braves who are at the top.

City Administrator Saddler Jones noted that City offices will be closed on Monday, September 3 in observance of Labor Day.

10. Show Cause Hearings:

There were no Show Cause Hearings.

11. Citizen Input:

The Mayor stated that no one had signed up to speak for Citizens input.

12. Adjournment:

Mayor A. Max Bacon adjourned the August 20, 2018 meeting of the Mayor and Council at 7:33 PM.