



City of Powder Springs

City of Powder Springs
4426 Marietta Street
Powder Springs, GA 30127

Meeting Minutes - Final Council Work Session

Wednesday, August 16, 2023

5:00 PM

Ford Center Reception Hall
4181 Atlanta Street, Building 2
Powder Springs, GA 30127

Location Information:

Onsite: Ford Center Reception Hall, 4181 Atlanta St., Powder Springs, GA 30127

Join Zoom Meeting - <https://us06web.zoom.us/j/86463851466>

Meeting ID: 864 6385 1466 Dial: 1-929-205-6099

Call to Order

Mayor Thurman called the meeting to order at 5:00 pm. Mayor Thurman left the work session meeting at 7:30pm. Council Members Dawkins, Green (arrived at 5:20pm), Lust and Wisdom were present on site. Council Member Bordelon was absent. Also present on site were City Attorney Julie Livingston, City Manager Pam Conner, and City Clerk Kelly Axt.

Staff in attendance: John Brown (Zoom), Lane Cadwell, Tina Garver (Zoom), Travis Landrum (Zoom), Erick Meyer (Zoom), Shaun Myers (Zoom), Rosalyn Nealy (Zoom), Tamara Newkirt, Chris Pike (Zoom), Travis Sims (Zoom), Bill Tanks, Marsellas Williams (Zoom).

Mayor's Comments

Mayor Thurman made not comments.

Work Session Matters

Public Services, Equity and Inclusion Agency Executive Director Bill Tanks led the meeting.

[RES0 23-149](#)

A RESOLUTION APPROVING AND RATIFYING EXECUTION OF A MERCHANT PROCESSING AGREEMENT TO PURCHASE AND DELIVER A REPLACEMENT CREDIT CARD MACHINE FOR USE BY THE CITY OF POWDER SPRINGS IN PROCESSING PAYMENTS; PROVIDING FOR AN EFFECTIVE DATE; AND FOR OTHER PURPOSES.

Attachments: [UCB Merchant Agreement 7-27-23 Redacted](#)
[RESOLUTION 2023 - 149 Ratify agreement to purchase replacement credit card machine](#)

Travis Sims, Finance Director, discussed the replacement of a credit card machine damaged by lightening. Mr. Sims added that the old machines were out of date and the new machines required a new merchant agreement and the terms remained the same.

The Council body asked is there a monthly fee. City Manager Pam Conner answered that the agreement does state a standard fee.

[RPT 23-067](#) (Lane C presenting) REPORT - Police Dept Update

Lane Cadwell, Chief of Police, provided updates on hiring seven new officers, the increased community engagement, completing the State certification in 2023, improved officer morale, increased productivity, and improving training.

The Council body asked how many officers does the department currently have; and how many more officers will you need. Chief Cadwell replied that the department currently has 27 officers with 3 of those officers being part time; and the department currently has six open positions.

[RES0 23-147](#) A RESOLUTION APPROVING AND AUTHORIZING THE PURCHASE OF 34 HANDGUNS TO EQUIP PUBLIC SAFETY PERSONNEL; AUTHORIZING THE MAYOR TO EXECUTE AN AGREEMENT OR DOCUMENTATION REQUIRED TO EFFECTUATE SAID PURCHASE; ESTABLISHING AN EFFECTIVE DATE; AND FOR OTHER PURPOSES.

Attachments: [New Handguns quote Redacted](#)
[RESOLUTION 2023 - 147 Handguns](#)

Lane Cadwell, Chief of Police, discussed the purchasing of new handguns, optics, red dot sights, lights and holsters that were already budgeted for weapons previously traded in and utilizing the credit of the store where the weapons will be purchased.

No discussion was held.

[RPT 23-068](#) (Travis L presenting) REPORT - Parks Dept Update

Attachments: [Monthly Report - July 2023 Parks](#)

Travis Landrum, Park and Recreation Director, provided updates on senior center services, park permits and reservations, being fully staffed, recreation services, future events and park development.

The Mayor asked how do you evaluate the success of an event or program; and how

much work has been done on vendor/resident fees for events at Thurman Springs Park.

Mr. Landrum replied that the department currently uses data from Georgia Power to pin point the average visitation during an event; and would like to look into doing surveys in the future. Agency Director Bill Tanks answered that he and the Parks team has submitted a proposal for recommendation of a change of fees that will reflect a graduated scale for recognition of local businesses and those that want to have non-tourism events.

[RES0 23-153](#) A RESOLUTION RENEWING A CONTRACT WITH SEASONAL DESIGN FOR THE INSTALLATION, REMOVAL AND STORAGE OF THE CHRISTMAS TREE AND DECORATIONS FOR USE IN THURMAN SPRINGS PARK AND STORE AND INSTALL HOLIDAY STREET LIGHTS FOR AN AMOUNT UP TO \$20,000; AUTHORIZING THE MAYOR TO SIGN A RENEWAL AGREEMENT FOR SAID SERVICES; PROVIDING AN EFFECTIVE DATE; AND FOR OTHER PURPOSES.

Attachments: [RESOLUTION 2023 - 153 Seasonal design decorations](#)

Pam Conner, City Manager, discussed the contract with Seasonal Design to store, install and remove decorations for the year at a cost of \$20,000.

No discussion was held.

[RES0 23-156](#) A RESOLUTION AUTHORIZING THE MAYOR TO EXECUTE A RENEWAL AGREEMENT WITH WHAT'S POPPIN' GOURMET POPCORN AND SWEET TREATS TO PROVIDE CERTAIN CONCESSION SERVICES AT THE SILVER COMET TRAIL LINEAR PARK PAVILION; PROVIDING AN EFFECTIVE DATE; AND FOR OTHER PURPOSES.

Attachments: [Whats Poppin 2023 Contract Proposal](#)
[RESOLUTION 2023 - 156 Concession Agreement renewal](#)

Pam Conner, City Manager, discussed the contract to renew as it exists for vendor services at Linear Park of What's Poppin Gourmet Popcorn through the next summer.

The Mayor asked should the City upgrade the contract to reflect the activity of the new skate park. Parks and Recreation Director Travis Landrum replied that the vendor is currently charged 10% on what he collects.

[RES0 23-158](#) A RESOLUTION APPROVING AND AUTHORIZING THE USE OF THURMAN SPRINGS PARK ON SEPTEMBER 9, 2023 FROM 1PM TO 8PM FOR A TEMPORARY EVENT HOSTED BY TEMPLO DE ADORACION MANANAIM; PROVIDING FOR AN EFFECTIVE DATE; AND FOR OTHER PURPOSES.

Attachments: [RESOLUTION 2023 - 158 Tempo de Adoracion Man temp event](#)

Pam Conner, City Manager, discussed the temporary event permit to hold worship services September 9th in Thurman Springs Park.

No discussion was held.

[RES0 23-163](#) A RESOLUTION APPROVING AND AUTHORIZING THE MAYOR TO EXECUTE A CONTRACT WITH RCS PRODUCTIONS FOR AN AMOUNT OF \$11,250 FOR PROFESSIONAL SERVICES TO BE PERFORMED FOR AND AT THE HISPANIC HERITAGE FIESTA AND CONCERT ON OCTOBER 7, 2023; PROVIDING FOR AN EFFECTIVE DATE; AND FOR OTHER PURPOSES.

Attachments: [PSPRINGSHHERITAG2023 Redacted](#)
[RESOLUTION 2023 - 163 Hispanic Heritage](#)

Pam Conner, City Manager, discussed the contract for band services for the Hispanic Heritage Fiesta October 7th in Thurman Springs Park at a cost of \$11,250.

No discussion was held.

[RES0 23-165](#) A RESOLUTION APPROVING AND AUTHORIZING THE ISSUANCE OF AN EVENT PERMIT FOR AN EXOTIC CAR SHOW IN THURMAN SPRINGS PARK ON SEPTEMBER 23, 2023 FROM 4PM TO 7PM PRIOR TO THE FINAL 2023 CONCERT SERIES STARTING AT 7:30 PM PROVIDING FOR AN EFFECTIVE DATE; AND FOR OTHER PURPOSES.

Attachments: [Exotic Car Show Proposal-072823_v1](#)
[RESOLUTION 2023 - 165 Car Show Sept 23](#)

Pam Conner, City Manager, discussed expanding the last Concert Series show to include a car show.

No discussion was held.

[RES0 23-146](#) A RESOLUTION APPROVING AND AUTHORIZING THE MAYOR TO EXECUTE A RENEWAL AGREEMENT WITH ROBIN ROBERTS PROMOTIONS LLC TO PRODUCE THE 4th ANNUAL BRINGING THE SEA TO THE SPRINGS SEAFOOD FESTIVAL FROM MAY 17 TO MAY 19, 2024; PROVIDING FOR AN EFFECTIVE DATE; AND FOR OTHER PURPOSES.

Attachments: [RESOLUTION 2023 - 146 Robin Roberts Seafood Festival](#)

Bill Tanks, Agency Executive Director, discussed the contract to allow Robin Roberts Promotions to produce the 4th Annual Bringing the Sea to the Springs Seafood Festival.

The Mayor and Council body asked for an assessment of the last seafood festival; and how would the businesses not be affected by the layout next year. Mr. Tanks replied that attendance held up, next year's date is not on Mother's Day weekend, this year was the first year the City collected vendor fees and the use of more local vendors. He added that parking and traffic remained an issue and that there were a few police incidents; Mr. Tanks stated that the City did engage the businesses early and often, and these business will be involved in the planning for next year. City Manager Pam Conner answered that the planning will also look at some of the technical areas.

[RES0 23-148](#) A RESOLUTION DECLARING AS SURPLUS AND AUTHORIZING THE DISPOSITION OF PUBLIC WORKS VEHICLES; PROVIDING FOR AN EFFECTIVE DATE; AND FOR OTHER PURPOSES.

Attachments: [Surplus Vehicles 2023](#)

[RESOLUTION 2023 - 148 Surplus PW Vehicle](#)

Pam Conner, City Manager, discussed that several vehicles in Public Works are beyond usable and are recommended for surplus.

The Council body asked will these vehicles be replaced. Mrs. Conner answered that she does anticipate a vehicle replacement next year but not this year.

[RES0 23-152](#) A RESOLUTION APPROVING AND AUTHORIZING THE MAYOR TO EXECUTE AN AGREEMENT WITH GOLDEN RULE PLUMBING, INC. IN THE AMOUNT OF \$17,600 TO CLEAN STORM WATER STRUCTURES LOCATED ON RICHARD D. SAILORS PARKWAY; PROVIDING FOR AN EFFECTIVE DATE; AND FOR OTHER PURPOSES.

Attachments: [RDS SW structure cleaning - Golden Rule memo](#)

[RESOLUTION 2023 - 152 RDS cleanout Golden Rule Plumbing](#)

Wayne Wright, ARPA Program Manager, discussed that Hydro Excavators who was originally awarded the contract are not able to move forward with the work. Mr. Wright added that the recommendation is to disqualify Hydro Excavators for failing to complete the contracting process and to award the contract to Golden Rule Plumbing at a slightly higher cost.

No discussion was held.

[RPT 23-066](#) (Wayne Wright presenting) REPORT - ARPA - Update

Attachments: [ARPA update for Work Session 08-16-23](#)

Wayne Wright, ARPA Program Manager, provided an update on the accomplishments of using the ARPA funds. Mr. Wright added that there have been some safety improvements, addressing food insecurity, assisting in the education gap, providing storm water needs, and assisting in mental health co-responses with the Police Department.

No discussion was held.

[RES0 23-150](#) A RESOLUTION APPROVING AND AUTHORIZING THE MAYOR TO EXECUTE AMENDMENT NO. 1 TO THE AGREEMENT WITH COMMUNITIES IN SCHOOLS OF GEORGIA IN MARIETTA/COBB COUNTY TO PERFORM TUTORING SERVICES; PROVIDING FOR AN EFFECTIVE DATE; AND FOR OTHER PURPOSES.

Attachments: [CIS contract renewal memo](#)
[RESOLUTION 2023 - 150 Community in Schools renewal](#)

Wayne Wright, ARPA Program Manager, discussed the Communities in Schools of Georgia contract that requires authorization to extend it for a second year, with no changes to the contract.

No discussion was held.

[RES0 23-164](#) A RESOLUTION APPROVING AND AUTHORIZING THE MAYOR TO EXECUTE AN AMENDMENT TO THE AGREEMENT WITH S.H. CREEL CONTRACTING, LLC TO EXTEND THE COMPLETION DATE UNDER THE AGREEMENT AND CLOSE THE PROJECT; APPROVING AND AUTHORIZING THE MAYOR TO EXECUTE AN AMENDMENT TO THE AGREEMENT WITH CROY ENGINEERING FOR ADDITIONAL OVERSIGHT AND MANAGEMENT OF THE STORMWATER PROJECT COMPLETED BY S.H. CREEL CONTRACTING, LLC IN THE AMOUNT OF \$; PROVIDING FOR AN EFFECTIVE DATE; AND FOR OTHER PURPOSES.

Attachments: [RESOLUTION 2023 - 164 Stormwater repair ARPA project amendment Creel and Croy](#)

Wayne Wright, ARPA Program Manager, discussed closing out the contract for storm water projects with S.H. Creel. Mr. Wright added to close out the contract two contract changes would have to take place 1.) adjust the contract time in the agreement to reflect the actual time and 2.) amend the agreement with Croy Engineering for the construction inspections to add an extra \$5,512 to cover their time for delays in the project.

No discussion was held.

[RES0 23-155](#) A RESOLUTION APPROVING AND AUTHORIZING THE MAYOR TO EXECUTE A MEMORANDUM OF UNDERSTANDING BY AND BETWEEN

COBB COUNTY, GEORGIA AND THE COBB COUNTY COMMUNITY SERVICES BOARD; PROVIDING FOR AN EFFECTIVE DATE; AND FOR OTHER PURPOSES.

Attachments: [Cobb County PATH MOU memo](#)
[CCCSB - CRT MOU 6.28.23](#)
[RESOLUTION 2023 - 155 MOU WITH COBB PATH](#)

Wayne Wright, ARPA Program Manager, discussed partnering with Cobb County's PATH (Partnership for Assistance, Treatment, and Health) Unit. Mr. Wright added that if the City could fund overtime for a Powder Springs Officer for one shift per week using ARPA funds.

The Mayor and Council body asked will this partnership cross boundary lines; and how does the City engage the PATH Unit.

Agency Executive Director Bill Tanks answered that the PATH clinicians are setup to respond city-wide; and 911 dispatch does the screening of the calls.

[RES0 23-160](#) A RESOLUTION APPROVING AND AUTHORIZING THE MAYOR TO EXECUTE AN AGREEMENT WITH GEORGIA DEPARTMENT OF TRANSPORTATION TO ADVANCE TRANSPORTATION IMPROVEMENTS AT THE INTERSECTION OF AUSTELL POWDER SPRINGS ROAD AND MARIETTA STREET FOR AN AMOUNT OF \$700,000.00, SUBJECT TO CERTAIN CONDITIONS; PROVIDING AN EFFECTIVE DATE; AND FOR OTHER PURPOSES.

Attachments: [0019781 Cobb 2023.07.27 PFA Redacted](#)
[RESOLUTION 2023 - 160 Roundabout](#)

Eric Meyer, Development & Infrastructure Agency Executive Director, discussed the agreement with Georgia Department of Transportation (GDOT) to formally accept the grant funds for the roundabout project at Austell Powder Springs Road and Marietta Street.

City Manager Pam Conner added that the application was based on the Georgia Tech recommendation for a roundabout that will tie into the trail.

[RPT 23-071](#) (Tina G presenting) REPORT - Cobb Zoning Actions - Comments

Attachments: [Zoning Notification Powder Springs Z-29 2023 09 Redacted](#)
[Zoning Notification Powder Springs LUP 22 2023 10 Redacted](#)
[Zoning Notification Powder Springs LUP 21 2023 09 Redacted](#)

Tina Garver, Community Development Director, discussed three applications sent from Cobb County for review and to provide any comments of three applications that

are close to City boundaries.

The Mayor and Council body indicated that they were all okay with the Staff comments as it pertained to those three applications.

[RES0 23-159](#) A RESOLUTION AND PUBLIC HEARING TO ADOPT AN AMENDMENT TO THE CITY OF POWDER SPRINGS CAPITAL IMPROVEMENT ELEMENT OF THE COMPREHENSIVE PLAN AS APPROVED BY THE ATLANTA REGIONAL COMMISSION AND THE DEPARTMENT OF COMMUNITY AFFAIRS; PROVIDING AN EFFECTIVE DATE; AND FOR OTHER PURPOSES.

Attachments: [FW City of Powder Springs CIE Approved Redacted](#)

[CIE Amendment](#)

[RESOLUTION 2023 - 159 Adoption of Amendment to Comp Plan CIE](#)

Tina Garver, Community Development Director, discussed the proposed adoption of the Capital Improvement Element reflecting the growth projections and current park inventory.

No discussion was held.

[RES0 23-161](#) A RESOLUTION APPROVING CERTAIN ENCROACHMENT IN THE RIGHT OF WAY; AUTHORIZING THE MAYOR TO EXECUTE AN ENCROACHMENT AGREEMENT; PROVIDING FOR AN EFFECTIVE DATE; AND FOR OTHER PURPOSES.

Attachments: [New Macland - Layout \(2023.07.21\) Redacted](#)

[LDP - New Macland \(2023.05.30\) Landscaping Redacted](#)

[RESOLUTION 2023 - 161 Enroachment Permit New Macland](#)

Tina Garver, Community Development Director, discussed that during the review of the Land Disturbance Permit and the engineering of the site it was determined that New Macland did not have sufficient right of way per code and required an additional 10 feet of encroachment into the right of way of the City. The HOA will be responsible for the landscaping and maintenance. Mrs. Garver added that Staff did recommend approval.

No discussion was held.

[RES0 23-162](#) A RESOLUTION APPROVING AND AUTHORIZING THE MAYOR TO EXECUTE AN AGREEMENT WITH MAULDIN AND COOK FENCE COMPANY TO REPAIR AND REPLACE FENCING AT CERTAIN DETENTION PONDS FOR AN AMOUNT OF \$6405 FOLLOWING

COLLECTION OF FUNDS FROM OWNERS OF PROPERTIES WITHIN SUBDIVISION; PROVIDING FOR AN EFFECTIVE DATE; AND FOR OTHER PURPOSES.

Attachments: [RESOLUTION 2023 - 162 Fence repairs at detention ponds](#)
[Powder Springs Pond Repairs Redacted](#)

Tina Garver, Community Development Director, discussed the recommendation to allow Mauldin and Cook to repair fencing at detention ponds maintained by the City at a total cost of \$6,405. Mrs. Garver added that the detention ponds in question are one in Whispering Glen Subdivision, two in Wildhorse Hills, and one Bagley Forest.

The Mayor asked if all of these ponds are working properly. Mrs. Garver replied that the City is maintaining the vegetation annually and have had inspections of inlets and outlets, and have recognized that there are a few in need of structural repairs or sediment removal.

[ORD 23](#)
[-008](#)

AN ORDINANCE TO AMEND THE UNIFIED DEVELOPMENT CODE RELATING TO PERMITTED USES, ZONING PROCEDURES, AND STANDARDS RELATING TO DESIGN AND DEVELOPMENT; TO PROVIDE FOR AN EFFECTIVE DATE; AND FOR OTHER PURPOSES.

1st reading July 17, 2023; 2nd reading August 21, 2023

Attachments: [ORDINANCE 2023 - 008 UDC Amendments](#)
[Exhibits ORD 23-008](#)
[Summary of Revisions](#)

Tina Garver, Community Development Director, discussed the proposed code amendments such as multi family inspections, allowing gas stations by right in CRC districts, and zoning procedure compliance.

Nathan Brown, of TSW, discussed the changes to the PUD in terms site design requirements and open space requirements in residential.

The Mayor or Council body asked for clarity on food truck park requirements; will these changes be retroactive; would a pending application be affected; and are there boundaries for rent or ownership homes. Mrs. Garver replied that the current ordinance notes food trucks on an individual basis, the proposed language lists out that a food truck park is permitted in the CRC district with requirements. Mr. Brown answered that these changes would apply to new development and not retroactive; typically a pending application would be vested at the time the application was submitted to the City; and these changes would be applicable to any development.

[ORD 23](#)
[-009](#)

AN ORDINANCE TO AMEND THE CODE OF ORDINANCES RELATING TO THE ALCOHOL BEVERAGE ORDINANCE; TO REPEAL CONFLICTING

ORDINANCES; TO PROVIDE FOR AN EFFECTIVE DATE; AND FOR OTHER PURPOSES.

1st reading July 17, 2023 (Motion to Table on 07/17/2023); 2nd reading August 21, 2023

Tabled 1st reading to August 21, 2023; 2nd reading September 18, 2023

Attachments: [ORDINANCE 2023 - 009 Code of Ordinance Amendments Exhibit A](#)

Tina Garver, Community Development Director, discussed the proposed expansion of the entertainment district, and catering and special event permits.

The Council body asked if the City is considering other parts of Powder Springs as an entertainment district. Mrs. Garver replied that typically an entertainment district is the core of a City and at this time the goal is to keep it downtown.

[ORD 23](#)
[-010](#)

AN ORDINANCE BY THE CITY OF POWDER SPRINGS, GEORGIA, RELATING TO A REQUEST TO DE ANNEX PROPERTY FROM THE CITY OF POWDER SPRINGS; TO REPEAL CONFLICTING ORDINANCES; TO PROVIDE FOR AN EFFECTIVE DATE; AND FOR OTHER PURPOSES.

1st reading July 17 2023. 2nd reading and Public Hearing August 21 2023.

Attachments: [De-annex. application. Story Rd Redacted Vicinity Map](#)
[Legal Description. Northern Tract - 2.50 acres](#)
[Legal Description. Southern Tract - 1.25 acres](#)
[ORDINANCE 2023 - 010 DEANNEX STORY ROAD](#)
[SIGNED Notice of Non-Objection 5550 Story Rd 2022 01 \(1\) Redacted](#)
[Signed Resolution of County Consent](#)

Tina Garver, Community Development Director, discussed the homeowners desire to de-annex after the City's annexation of the Story Road subdivision. Mrs. Garver added that Cobb County has approved the de-annexation request.

No discussion was held.

[ORD 23](#)
[-011](#)

AN ORDINANCE OF THE COUNCIL OF THE CITY OF POWDER SPRINGS, GEORGIA, UPDATING AND ADOPTING THE OFFICIAL ZONING MAP OF THE CITY OF POWDER SPRINGS; INDICATING, RATIFYING AND AFFIRMING ALL ZONING CHANGES THAT HAVE BEEN APPROVED SINCE THE LAST UPDATE TO THE OFFICIAL ZONING MAP THROUGH THE EFFECTIVE DATE; REPEALING CONFLICTING ORDINANCES, RESOLUTIONS, AND MAPS; AND FOR OTHER PURPOSES.

1st reading 7/17/23 2nd Reading 8/21/23

Attachments: [ORDINANCE 2023 - 011 ZONING MAP](#)
[Zoning Map 07122023](#)

Tina Garver, Community Development Director, discussed the adoption of the zoning map that reflects recent rezoning and annexation actions that took place.

No discussion was held.

[ORD 23](#)
[-013](#)

AN ORDINANCE AMENDING THE CODE OF ORDINANCES REGARDING HEALTH SPAS; TO REPEAL CONFLICTING ORDINANCES; TO PROVIDE FOR AN EFFECTIVE DATE; AND FOR OTHER PURPOSES.

1st reading August 21, 2023; 2nd reading September 18, 2023

Attachments: [ORDINANCE 2023 - 013 Code of Ordinances Health Spas](#)
[Chapter 12 HEALTH SPA](#)

Tina Garver, Community Development Director, discussed the adoption requirements for health spas.

No discussions was held.

[ORD 23](#)
[-014](#)

AN ORDINANCE TO AMEND THE UNIFIED DEVELOPMENT CODE RELATING TO LAND DEVELOPMENT REQUIREMENTS FOR ROADS, STREETLIGHTS, AND GENERAL PROVISIONS FOR RESIDENTIAL DEVELOPMENTS; TO PROVIDE FOR AN EFFECTIVE DATE; AND FOR OTHER PURPOSES.

1st reading August 21, 2023; 2nd reading September 18, 2023

Attachments: [ORDINANCE 2023 - 014 UDC Amendments land use](#)
[Exhibits](#)

Tina Garver, Community Development Director, discussed the text amendments on rental cap, requiring the covenant naming the City as a third party beneficiary, reviewing the street lighting process, and requiring turn lanes during new construction.

No discussion was held.

[PZ 23--014](#)

Variance Request to UDC Table 2-2 related to minimum setback requirements for accessory structures. The property is located at 3220 Caley Mill Drive, within land lot 720 of the 19th District, 2nd Section, Cobb County, Georgia. PIN: 19072000710.

- Attachments: [PZ 23-014. Motion to Approve. 08212023](#)
[PZ 23-014. Motion to Table. 07172023](#)
[Variance Application. 3220 Caley Mill Dr Redacted](#)
[Existing conditions](#)
[Executed PZ 2023-014 to table to August 21, 2023](#)

Tina Garver, Community Development Director, introduced the application for a shed that was originally placed in a determined detention pond and requires a variance to the side setback for relocation.

Shaun Myers, Planning and Zoning Manager, added that Staff and Planning and Zoning Commission recommends approval with conditions.

Susana Ortiz, variance applicant, stated that the measurements will be 8 feet by 33 feet from the back.

The Council body asked if the shed had already been moved. Ms. Oriz replied that it has not been moved yet.

[PZ 23--015](#) Special Use Request, per article 2, to construct an Accessory Dwelling Unit and detached garage. The property is located at 3665 Forest Hill Rd, within land lot 832 of the 19th District, 2nd Section, Cobb County, Georgia. PIN: 19083200100.

- Attachments: [PZ 23-015. Motion to Approve. 08212023](#)
[PZ 23-015. Motion to Table. 07172023](#)
[Special Use Application. 3665 Forest Hill Rd Redacted](#)
[Plans. 3665 Forest Hill Rd](#)
[Survey](#)
[Site Plan](#)
[Elevations](#)
[Executed PZ 23-015 to table to August 21, 2023](#)

Shaun Myers, Planning and Zoning Manager, introduced the special use application to build an accessory unit. Mr. Myers added that Staff and the Planning and Zoning Commission recommend approval with conditions.

Brandon Kimbell, on behalf of the property owner Carlton Stephens, is requesting to build a garage with an accessory unit for Mr. Stephens' daughter and her children.

Related to item PZ 23-017.

No discussion was held.

[PZ 23--017](#) Variance Request, to section 4-10, to construct an Accessory Dwelling Unit and detached garage. The property is located at 3665 Forest Hill Rd, within land lot 832 of the 19th District, 2nd Section, Cobb County, Georgia. PIN: 19083200100.

Attachments: [PZ 23-017. Motion to Approve. 08212023](#)

[PZ 23-017. Motion to Table. 07172023](#)

[PZ23-017. Variance Application. Redacted](#)

[Executed PZ 23-017 to table to August 21, 2023](#)

Shaun Myers, Planning and Zoning Manager, introduced the variance application to allow a heated floor area of 1,200 square feet and the maximum allowed is 1,000 square feet. Mr. Myers added that Staff and the Planning and Zoning Commission recommend approval with conditions.

Related to item PZ 23-015.

No discussion was held.

[PZ 23--022](#) Variance Request. BJ Package Inc., Balbir Sahdra
To vary minimum distance from certain locations, per code of ordinances Sec. 3-120 - Alcohol License distance separation requirements for alcohol package sales. The property is located at 4481 Hiram Lithia Springs Road SW, within land lot 1046 of the 19th District, 2nd Section, Cobb County, Georgia. PIN: 19104600250.

Attachments: [PZ 23-022. Motion to Approve. 08212023](#)

[Variance Application Packet Redacted](#)

[Alcohol Distance Survey - 4481 Hiram Lithia Springs Road SW \(Updated\)](#)

[Redacted](#)

[Property Survey Redacted](#)

Shaun Myers, Planning and Zoning Manager, introduced the variance request of the distance of the alcohol ordinance to allow the relocation of the applicants current business to within 300 feet of residential in the County.

Maurion Watkins, Commercial Real Estate Advisor on behalf of the applicants, stated the applicants are under contract to purchase the building and expand their current liquor business.

The Mayor and Council body asked how much larger is the new building from their current location; will there be any upgrades to the property; has signage been addressed; and are there any stipulations on the application. Mr. Watkins replied that the new building is 8,640 square feet and the current location is just under 3,000 square feet; there will be some interior renovations needed to transform it's current layout to meet the needs of the liquor business and only cosmetic changes on the

exterior; there won't be any relocating of the existing monument sign. Planning and Zoning Manager Shaun Myers answered that the stipulations are that the applicants go through the process and re-apply for their alcohol license for the new location.

[RPT 23-072](#)

REPORT - Development Update from Trilogy
3500 Trillium Drive

Tina Garver, Community Development Director, introduced Matt Cotton to allow his development update on the project.

Matt Cotton, representative of Trilogy, presented an overview and renderings of the Trillum project from May 2022 to present.

The Council body asked what is the solution to the Kinder Morgan gas line solution; and how close are they to closing the deal with Kinder Morgan. Mr. Cotton replied that the solution is to go over the Kinder Morgan gas line with a smaller flow splitter pipe; and it depends on how many cycles Kinder Morgan have maybe another two months.

[RPT 23-073](#)

REPORT - Development Update from Trilogy
Hill Road

Tina Garver, Community Development Director, introduced Matt Cotton to allow his development update on the project.

Matt Cotton, representative of Trilogy, presented an overview and renderings of the Hill Road project from May 2022 to present.

The Council body asked are they currently pursuing tenants for the commercial units; and can they estimate when they will receive the land disturbance permit. Mr. Cotton replied that the biggest comments he has received from potential tenants they would like to see the homes built, and tenants in the homes before any decisions can be made; and the hope is that they receive the land disturbance permit in October.

[RES0 23-151](#)

A RESOLUTION APPROVING AND AUTHORIZING THE MAYOR TO EXECUTE AN AGREEMENT WITH GALLAGHER BASSETT TO REVIEW THE CITY OF POWDER SPRINGS 401(A) AND 457 PLANS ADMINISTERED BY MISSIONSQUARE; PROVIDING FOR AN EFFECTIVE DATE; AND FOR OTHER PURPOSES.

Attachments: [RESOLUTION 2023 - 151 Review of 401a 457 plans](#)
[43917 GBS 2023 FRS Secure 2.0 Act_FLY FINAL Fillable_R1](#)

Pam Conner, City Manager, discussed the resolution that allows Gallagher Bassett to review the City's retirement plans and to advise what federal laws are recommended for a cost \$10,000.

No discussion was held.

[RES0 23-157](#) A RESOLUTION APPROVING AND AUTHORIZING THE MAYOR TO EXECUTE AN AGREEMENT WITH GEORGIA POWER AND ALL UTILITIES ON ITS POWER POLE LOCATED ON PINEVIEW DRIVE TO RELOCATE THE POWER POLE AND UTILITY LINES FOR A COMBINED AMOUNT UP TO \$50,000; PROVIDING FOR AN EFFECTIVE DATE; AND FOR OTHER PURPOSES.

Attachments: [Pineview Dr pole relocation](#)

[RESOLUTION 2023 - 157 utility relocation Pineview](#)

Pam Conner, City Manager, discussed the agreement with Georgia Power to relocate power poles located on Pineview Drive at an estimated cost of up to \$50,000.

The Council body asked if the cost is budgeted into the Pineview Trail Project. Mrs. Conner replied that the funding will come from SPLOST.

[2023 -059](#) Proclamation-Fentanyl Prevention & Awareness

Attachments: [Proclamation Fentanyl Prevention Awareness](#)

Pam Conner, City Manager, discussed the proclamation on the impacts and awareness of fentanyl. Mrs. Conner added that a representative from Cobb Douglas Health will be in attendance at Monday's Council Agenda Meeting.

No discussion was held.

[2023 -060](#) Proclamation-National Emergency Preparedness

Attachments: [National Preparedness](#)

Pam Conner, City Manager, discussed that September is Nation Preparedness Month and a representative from Cobb Emergency Management Association will in attendance at Monday's Council Agenda Meeting.

No discussion was held.

[RPT 23-069](#) REPORT - Oaths of Office - Police Officer and PZ Commissioner

Pam Conner, City Manager, stated that there will be two Oaths of Offices administered at Monday's Council Agenda Meeting.

No discussion was held.

[RPT 23-070](#) REPORT- Municipal Building Update

Pam Conner, City Manager, stated that the guaranteed price contract with McCallan will be ready to present at Monday's Council Agenda Meeting. Mrs. Conner added that McCallan has all their permits for the building and the parking deck.

No discussion was held.

Dinner Recess was called at 6:30PM

A motion was made by Council Member - Ward 2 Dawkins, seconded by Council Member - Ward 3 Green, that this Dinner Recess at 6:30PM be approved. The motion carried by the following vote:

Yes: 4 - Henry Lust, Doris Dawkins, Dwayne Green, and Patricia Wisdom

Absent: 1 - Patrick Bordelon

Dinner Recess concluded at 7:00PM

A motion was made by Council Member - Ward 2 Dawkins, seconded by Council Member - At Large Post 2 Wisdom, that this Dinner Recess conclude at 7:00PM be approved. The motion carried by the following vote:

Yes: 4 - Henry Lust, Doris Dawkins, Dwayne Green, and Patricia Wisdom

Absent: 1 - Patrick Bordelon

Executive Session was called for the purpose of Real Estate, Litigation and Personnel Matters

A motion was made by Council Member - Ward 2 Dawkins, seconded by Council Member - Ward 3 Green, that this Executive Session called for the purpose of Real Estate, Litigation and Personnel be approved. The motion carried by the following vote:

Yes: 4 - Henry Lust, Doris Dawkins, Dwayne Green, and Patricia Wisdom

Absent: 2 - Al Thurman, and Patrick Bordelon

Executive Session was concluded from the purpose of Real Estate, Litigation and Personnel Matters

A motion was made by Council Member - Ward 2 Dawkins, seconded by Council Member - At Large Post 2 Wisdom, that this conclusion of the Executive Session called for the purpose of Real Estate, Litigation and Personnel be approved. The motion carried by the following vote:

Yes: 4 - Henry Lust, Doris Dawkins, Dwayne Green, and Patricia Wisdom

Absent: 2 - Al Thurman, and Patrick Bordelon

City Manager and Council Reports

City Manager Pam Conner had no reports.

Council Member Wisdom provided updates from Keep Powder Springs Beautiful and the Planning and Zoning Commission. Ms. Wisdom also commented on signage

for the Novare project for the public notice and on Powder Springs Road showing city limits; she attended the Cobb Municipal Association dinner at the Green Magnolia in Powder Springs.

Council Member Green had no reports.

Council Member Dawkins had no reports.

Council Member Lust thanked Council Member Green for hosting the Cobb Municipal Association dinner at the Green Magnolia.

Recess to Next Scheduled City Council Meeting

A motion was made by Council Member - Ward 2 Dawkins, seconded by Council Member - Ward 3 Green, that this Recess to Monday August 21, 2023 at 5:30PM be approved. The motion carried by the following vote:

Yes: 4 - Henry Lust, Doris Dawkins, Dwayne Green, and Patricia Wisdom

Absent: 2 - Al Thurman, and Patrick Bordelon