



City of Powder Springs

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

Meeting Minutes - Final Council Work Session

Thursday, September 28, 2023

5:00 PM

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

Special Called City Council Work Session On Site Only

**Public Comments are reserved for City Council Public Hearings.
No Public Comments are heard during work Session Agenda Meetings.**

Present 6 - Mayor Al Thurman, Mayor Pro Tem - Ward 1 Henry Lust, Council Member - Ward 2 Doris Dawkins, Council Member - Ward 3 Dwayne Green, Council Member - At Large Post 1 Patrick Bordelon, and Council Member - At Large Post 2 Patricia Wisdom

Call to Order

The Mayor called the meeting to order at 5:00 pm. All council members were present. Also present were City Attorney Julie Livingston, City Manager Pam Conner and City Clerk Kelly Axt.

Also in attendance: Travis Sims, Finance Director and Kirby Glaze, 4PM - City's Project Manager for the Municipal Complex

Work Session Matters

[RES0 23-154](#) A RESOLUTION APPROVING AND AUTHORIZING THE REPLACEMENT OF THE PHASE 1 CONSTRUCTION CONTRACT WITH THE MACALLAN GROUP FOR CERTAIN MUNICIPAL COMPLEX IMPROVEMENTS WITH A GUARANTEED MAXIMUM PRICE CONTRACT FOR A CONSTRUCTION AMOUNT OF \$13,109.993.00 AND ALLOWANCES; AUTHORIZING THE MAYOR TO EXECUTE SAID CONTRACT; PROVIDING FOR AN EFFECTIVE DATE; AND FOR OTHER PURPOSES.

Report Only by Kirby Glaze with 4PM with Mayor and Council Discussion.

Vote on RESO 23-154 will be part of the Regular City Council meeting Consent Agenda on 10/2/23.

Mr. Glaze presented an overview of the timeline, scope and pricing for the amended contract with McCallan Construction. He provided an update on the cost (\$13,109,993) and why increases are reflected in the amended contract for consideration. Also provided was a explanation that this amended contract replaces/assimulates the phase one contract already in place. This leaves one master contract for the City to manage. There will be additional costs outside of the McCallan contract that include technology (IT/AV); Furniture, Fixtures and Equipment (FFE); fees for services(4PM, etc) and any additional changes to the existing interior finishes.

Mayor and Council specifically discussed the displayed renderings (See RESO 23-154) as it relates to the existing building's exterior and funding for the project with Finance Director Travis Sims.

Executive Session, if called for the purpose of Real Estate, Litigation or Personnel Matters

No Executive Session Held.

Adjournment

A motion was made by Mayor Pro Tem - Ward 1 Lust, seconded by Council Member - Ward 2 Dawkins, that this adjournment at 5:39 PM was approved. The motion carried by the following vote:

Yes: 5 - Henry Lust, Doris Dawkins, Dwayne Green, Patrick Bordelon, and Patricia Wisdom