



**CITY OF MABLETON, GEORGIA**  
Cobb Worksource Center - 5656 Mableton Pkwy  
SW, Mableton, Georgia 30126  
March 16, 2026 at 9:00 AM

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Jason Gaines, Chairman  
Joel Cope, Vice Chairman  
Dr. Crystal Wyche, Treasurer  
Samuel Culbreath, Secretary  
Corey Ferguson, Board Member  
Erick Harris, Board Member

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**MABLETON DEVELOPMENT AUTHORITY AGENDA**

- 1. OPENING CEREMONIES**
  - a. Call to Order**
  - b. Roll Call**
- 2. AGENDA**
  - a. Approval of additions, deletions, or amendments to the agenda**
- 3. MINUTES**
  - a. Approval of February 2026 minutes**
- 4. TREASURER'S REPORT**
  - a. Approval of December 2025 Treasurer's Report**
  - b. Approval of January 2026 Treasurer's Report**
- 5. PUBLIC COMMENT**
- 6. EXECUTIVE DIRECTOR REPORT**
- 7. FEDERAL, STATE & LOCAL OFFICIALS**
  - a. Federal**
  - b. State**
  - c. Local Officials**
  - d. Economic Development Partners**
- 8. NEW BUSINESS**
  - a. Mableton Development Authority logo review and adoption**
  - b. Mableton Development Authority Resolution adopting the mission statement, vision statement, and core values to guide the work and decision-making of the Authority.**
  - c. Mableton Development Authority review of the 2026 Work Plan**
  - d. Purchase Card Options**
  - e. DevelopMableton Luncheon**

**f. Establishment of an ad hoc finance committee.**

**9. OLD BUSINESS**

**10. EXECUTIVE SESSION (IF NEEDED) FOR LITIGATION (O.C.G.A. 50-14-3(B)(1)(A)REAL ESTATE(O.C.G.A. 50-14-3 (B)(1)) PERSONNEL ( O.C.G.A. 50-14-3 (B)(2)) AND MISC. EXEMPTIONS ( O.C.G.A. 50-14-3 (B)(4)&(5))**

**11. ADJOURNMENT**

**Mableton Development Authority**

**Monthly Treasurer's Report**

**December 31, 2025**

**Checking Account**

**BEGINNING BALANCE (As of December 1, 2025)**

**\$132,705.05**

**INCOME (Deposits)**

<u>Date</u>	<u>Month</u>	<u>Description</u>	<u>Amount</u>
12/3	December	Yancey Rent	\$750.00
29-Dec		ATT Telephone C Payments	\$900.00

**TOTAL DEPOSITS**

**\$1,650.00**

**EXPENSES (Checks Written)**

<u>Date</u>	<u>Check#</u>	<u>Description</u>	<u>Amount</u>
12/3	2069	Cobb Chamber	\$6,240.00

**TOTAL EXPENSES**

**\$6,240.00**

**ENDING BALANCE (As of December 31, 2025)**

**\$128,115.05**



United Processing Center  
P.O. Box 393  
Charleston, WV 25322-0393

Account Number:  
Statement Date:  
Page:

12/31/2025  
1 of 3

4975 W18493REG01012605020 02 000000000 12275 004



MABLETON DEVELOPMENT AUTHORITY  
1100 CIRCLE 75 PKWY 1000  
ATLANTA GA 30339-3038

### Customer Care Information

- Phone: 800.327.9862
- Mailing Address: P.O. Box 393  
Charleston, WV 25322-0393
- Visit Us Online: [BankWithUnited.com](http://BankWithUnited.com)



### Important Message

FOR BUSINESS CUSTOMERS ONLY: Effective February 1, 2026, United Bank will update its Business Fee Schedule. Coin orders will be charged at \$0.20 per roll, and currency orders will be charged at \$2.50 for every \$1,000 ordered.

### PUBLIC FUND ACCOUNT

Account Number:

### Balance Summary

<b>Beginning Balance as of 12/01/25</b>	<b>\$132,705.05</b>
+ Deposits and Credits (2)	\$1,650.00
- Checks Posted (1)	\$6,240.00
- Withdrawals and Debits (0)	\$0.00
<b>Ending Balance as of 12/31/25</b>	<b>\$128,115.05</b>
Number of Days in Statement Period	31
Low Balance	\$127,365.05
Average Balance	\$130,600.21
Average Collected Balance	\$130,576



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**Checks Posted** \* Indicates a break in check sequence  
 R-Check has been returned

Date	Check#	Amount
Dec 17	2069	\$6,240.00

**Debits**

Date	Description	Withdrawals
Dec 17	CHECK 2069	-\$6,240.00

**Credits**

Date	Description	Deposits
Dec 03	ACH DEPOSIT	\$900.00
Dec 29	AT&T Telephone C PAYMENTS 251203 5551768 DEPOSIT	\$750.00

**Balance By Date**

Date	Balance	Date	Balance	Date	Balance
Nov 30	\$132,705.05	Dec 17	\$127,365.05	Dec 29	\$128,115.05
Dec 03	\$133,605.05				

**Overdraft\Return Item Fees**

Fee Type	Total For This Period	Total Year-To-Date
Total Overdraft Fees	\$0.00	\$0.00
Total Returned Item Fees	\$0.00	\$0.00





**Mableton Development Authority**  
**Monthly Treasurer's Report**  
**Bond Proceeds**  
**December 31, 2025**

**BEGINNING BALANCE (As of December 1, 2025)** **\$764,996.98**

**INCOME (Deposits)**

<u>Date</u>	<u>Description</u>	<u>Amount</u>
12/1	Dividends/Interest Income	\$2,255.17

**TOTAL INCOME** **\$2,255.17**

**EXPENSES (Checks Written)**

<u>Date</u>	<u>Description</u>	<u>Amount</u>
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**TOTAL EXPENSES** **\$0.00**

**ENDING BALANCE (As of December 31, 2025)** **\$767,252.15**



**Questions?**

If you have any questions regarding your account or this statement, please contact your **Relationship Manager**.

**Account Number: 261884002**

██████████  
Phone: ██████████  
Email: ██████████

**Operations Specialist**

██████████  
Phone: ██████████  
Email: ██████████

**South Cobb Redevelopment Authority Revenue Bonds (Six Flags Special Services District  
Redevelopment Projects) Series 2015 Bond Proceeds Fund**

**This statement is for the period from December 1, 2025 to December 31, 2025**

00000000583 000638099584508 P  
South Cobb Redevelopment Authority  
ATTN Crystal Wyche  
PO Box 649  
Marietta, GA 30061



Account Name: South Cobb Redevelopment Authority Revenue Bonds (Six Flags Special Services District Redevelopment Projects) Series  
2015 Bond Proceeds Fund  
Account Number: [REDACTED]

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**MARKET VALUE SUMMARY**

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**Current Period**  
**12/01/25 to 12/31/25**

<b>Beginning Market Value</b>	<b>\$764,996.98</b>
<b>Adjusted Market Value</b>	<b>\$764,996.98</b>
<b>Investment Results</b>	
Interest, Dividends and Other Income	2,255.17
<b>Total Investment Results</b>	<b>\$2,255.17</b>
<b>Ending Market Value</b>	<b>\$767,252.15</b>



Account Name: South Cobb Redevelopment Authority Revenue Bonds (Six Flags Special Services District Redevelopment Projects) Series  
2015 Bond Proceeds Fund  
Account Number: [REDACTED]

**ASSET SUMMARY**

<b>Assets</b>	<b>Current Period Market Value</b>	<b>% of Total</b>	<b>Estimated Annual Income</b>
Cash and Cash Equivalents	767,252.15	100.00	25,925.36
<b>Total Market Value</b>	<b>\$767,252.15</b>	<b>100.00</b>	<b>\$25,925.36</b>



Account Name: South Cobb Redevelopment Authority Revenue Bonds (Six Flags Special Services District Redevelopment Projects) Series  
2015 Bond Proceeds Fund  
Account Number: [REDACTED]

**CASH SUMMARY**

	<b>Income Cash</b>	<b>Principal Cash</b>	<b>Total Cash</b>
<b>Beginning Balance 12/01/25</b>	<b>\$13,289.50</b>	<b>-\$13,289.50</b>	<b>\$0.00</b>
Taxable Dividends	2,255.17		2,255.17
Net Money Market Activity		-2,255.17	-2,255.17
<b>Ending Balance 12/31/25</b>	<b>\$15,544.67</b>	<b>-\$15,544.67</b>	<b>\$0.00</b>



Account Name: South Cobb Redevelopment Authority Revenue Bonds (Six Flags Special Services District Redevelopment Projects) Series  
2015 Bond Proceeds Fund  
Account Number: [REDACTED]

**ASSET DETAIL**

**Security Description**

Security Description	Shares/Face Amt	Price	Market Value	Tax Cost/ Unit Cost	Unrealized Gain Loss	Percent of Total Portfolio	Estimated Annual Income	Estimated Current Yield
<b>Cash and Cash Equivalents</b>								
<b>U.S. Money Markets</b>								
FIRST AMERICAN FUNDS INC SHSINSTITUTIONAL GOVERNMENT FUND 3763 31846V203; FGVXX	767,252.150	1.0000	767,252.15	767,252.15 1.00	0.00	100.00	25,925.36	3.38
<b>Total U.S. Money Markets</b>			<b>\$767,252.15</b>	<b>\$767,252.15</b>	<b>\$0.00</b>	<b>100.00</b>	<b>\$25,925.36</b>	
<b>Cash</b>								
Principal Cash			-15,544.67	-15,544.67		-2.03		
Income Cash			15,544.67	15,544.67		2.03		
<b>Total Cash</b>			<b>\$0.00</b>	<b>\$0.00</b>	<b>\$0.00</b>	<b>0.00</b>	<b>\$0.00</b>	
<b>Total Cash and Cash Equivalents</b>			<b>\$767,252.15</b>	<b>\$767,252.15</b>	<b>\$0.00</b>	<b>100.00</b>	<b>\$25,925.36</b>	
<b>Total Assets</b>			<b>\$767,252.15</b>	<b>\$767,252.15</b>	<b>\$0.00</b>	<b>100.00</b>	<b>\$25,925.36</b>	
<b>Estimated Current Yield</b>								<b>3.38</b>

**ASSET DETAIL MESSAGES**

Time of trade execution and trading party (if not disclosed) will be provided upon request.

When reliable third-party pricing cannot be obtained, assets are valued based on internal fair value methodologies. The values shown may not reflect actual market pricing to be realized upon a sale. While U.S. Bank believes its valuation methods are appropriate and consistent with those used by other market participants, the use of different methodologies could lead to a different measurement of fair value at reporting date.

Estimated Current Yield and Estimated Annual Income are estimates provided for informational purposes only and should not be relied on for making investment, trading, or tax decisions. The estimates may not represent the actual value earned by your investments and they provide no guarantee of what your investments may earn in the future.



Account Name: South Cobb Redevelopment Authority Revenue Bonds (Six Flags Special Services District Redevelopment Projects) Series  
 2015 Bond Proceeds Fund  
 Account Number: [REDACTED]

**TRANSACTION DETAIL**

Date	Activity	Description	Income Cash	Principal Cash	Tax Cost	Estimated Gain/Loss
<b>Beginning Balance 12/01/25</b>			<b>\$13,289.50</b>	<b>-\$13,289.50</b>	<b>\$764,996.98</b>	
12/01/25	Asset Income	Daily Rate Income on FIRST AMERICAN FUNDS INC SHSINSTITUTIONAL GOVERNMENT FUND 3763 For Period of 11/01/25 to 11/30/25 Due on 12/01/25, Trade Date 12/01/25, Contractual Settlement Date 12/01/25, CUSIP 31846V203, TICKER FGVXX	2,255.17			
12/01/25	Purchases	Purchase 2,255.17 Units of FIRST AMERICAN FUNDS INC SHSINSTITUTIONAL GOVERNMENT FUND 3763 @ \$1.00, Trade Date 12/01/25, Contractual Settlement Date 12/01/25, CUSIP 31846V203, TICKER FGVXX		-2,255.17	2,255.17	
<b>Ending Balance 12/31/25</b>			<b>\$15,544.67</b>	<b>-\$15,544.67</b>	<b>\$767,252.15</b>	<b>\$0.00</b>

**TRANSACTION DETAIL MESSAGES**

Estimates should not be used for tax purposes





United Processing Center  
P.O. Box 393  
Charleston, WV 25322-0393

Account Number:  
Statement Date:  
Page:

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01/31/2026  
1 of 2

2030 W18493REG01312604414 02 000000000 5704 003



MABLETON DEVELOPMENT AUTHORITY  
1245 VETERANS MEMORIAL HWY SW SUITE  
120  
MABLETON GA 30126-3170

### Customer Care Information

- Phone: 800.327.9862
- Mailing Address: P.O. Box 393  
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- Visit Us Online: BankWithUnited.com



### Important Message

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### PUBLIC FUND ACCOUNT

Account Number: [REDACTED]

### Balance Summary

<b>Beginning Balance as of 01/01/26</b>	<b>\$128,115.05</b>
+ Deposits and Credits (0)	\$0.00
- Checks Posted (0)	\$0.00
- Withdrawals and Debits (0)	\$0.00
<b>Ending Balance as of 01/31/26</b>	<b>\$128,115.05</b>
Number of Days in Statement Period	31
Low Balance	\$128,115.05
Average Balance	\$128,115.05
Average Collected Balance	\$128,115

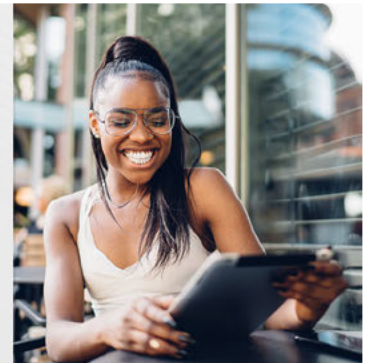


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<b>Overdraft\Return Item Fees</b>		
<b>Fee Type</b>	<b>Total For This Period</b>	<b>Total Year-To-Date</b>
Total Overdraft Fees	\$0.00	\$0.00
Total Returned Item Fees	\$0.00	\$0.00

5704 0029809 0002-0002 00000000000000000000



**Mableton Development Authority**  
**Monthly Treasurer's Report**  
**Bond Proceeds**  
**January 31, 2026**

**BEGINNING BALANCE (As of January 1, 2026)** **\$767,252.15**

**INCOME (Deposits)**

<u>Date</u>	<u>Description</u>	<u>Amount</u>
1/1	Dividends/Interest Income	\$2,224.18

**TOTAL INCOME** **\$2,224.18**

**EXPENSES (Checks Written)**

<u>Date</u>	<u>Description</u>	<u>Amount</u>
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**TOTAL EXPENSES** **\$0.00**

**ENDING BALANCE (As of January 1, 2026)** **\$769,476.33**



1013  
060059203- 2-N-01  
735474718-260131-10200--058129440- 01

**Questions?**

**Account Number:** [REDACTED]

If you have any questions regarding your account or this statement, please contact your **Relationship Manager.**

[REDACTED]  
[REDACTED]  
[REDACTED]

**Operations Specialist**

[REDACTED]  
[REDACTED]  
[REDACTED]

**South Cobb Redevelopment Authority Revenue Bonds (Six Flags Special Services District  
Redevelopment Projects) Series 2015 Bond Proceeds Fund**

**This statement is for the period from January 1, 2026 to January 31, 2026**

00000001013 000638117329915 P  
South Cobb Redevelopment Authority  
ATTN Crystal Wyche  
PO Box 649  
Marietta, GA 30061



Account Name: South Cobb Redevelopment Authority Revenue Bonds (Six Flags Special Services District Redevelopment Projects) Series  
2015 Bond Proceeds Fund  
Account Number: [REDACTED]

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**MARKET VALUE SUMMARY**

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**Current Period**  
**01/01/26 to 01/31/26**

<b>Beginning Market Value</b>	<b>\$767,252.15</b>
<b>Adjusted Market Value</b>	<b>\$767,252.15</b>
<b>Investment Results</b>	
Interest, Dividends and Other Income	2,224.18
<b>Total Investment Results</b>	<b>\$2,224.18</b>
<b>Ending Market Value</b>	<b>\$769,476.33</b>



Account Name: South Cobb Redevelopment Authority Revenue Bonds (Six Flags Special Services District Redevelopment Projects) Series  
2015 Bond Proceeds Fund  
Account Number: [REDACTED]

**ASSET SUMMARY**

<b>Assets</b>	<b>Current Period Market Value</b>	<b>% of Total</b>	<b>Estimated Annual Income</b>
Cash and Cash Equivalents	769,476.33	100.00	25,421.94
<b>Total Market Value</b>	<b>\$769,476.33</b>	<b>100.00</b>	<b>\$25,421.94</b>



Account Name: South Cobb Redevelopment Authority Revenue Bonds (Six Flags Special Services District Redevelopment Projects) Series  
2015 Bond Proceeds Fund  
Account Number: [REDACTED]

**CASH SUMMARY**

	<b>Income Cash</b>	<b>Principal Cash</b>	<b>Total Cash</b>
<b>Beginning Balance 01/01/26</b>	<b>\$15,544.67</b>	<b>-\$15,544.67</b>	<b>\$0.00</b>
Taxable Dividends	2,224.18		2,224.18
Net Money Market Activity		-2,224.18	-2,224.18
<b>Ending Balance 01/31/26</b>	<b>\$17,768.85</b>	<b>-\$17,768.85</b>	<b>\$0.00</b>



Account Name: South Cobb Redevelopment Authority Revenue Bonds (Six Flags Special Services District Redevelopment Projects) Series  
2015 Bond Proceeds Fund  
Account Number: [REDACTED]

**ASSET DETAIL**

**Security Description**

Security Description	Shares/Face Amt	Price	Market Value	Tax Cost/ Unit Cost	Unrealized Gain Loss	Percent of Total Portfolio	Estimated Annual Income	Estimated Current Yield
<b>Cash and Cash Equivalents</b>								
<b>U.S. Money Markets</b>								
FIRST AMERICAN FUNDS INC SHSINSTITUTIONAL GOVERNMENT FUND 3763 31846V203; FGVXX	769,476.330	1.0000	769,476.33	769,476.33 1.00	0.00	100.00	25,421.94	3.30
<b>Total U.S. Money Markets</b>			<b>\$769,476.33</b>	<b>\$769,476.33</b>	<b>\$0.00</b>	<b>100.00</b>	<b>\$25,421.94</b>	
<b>Cash</b>								
Principal Cash			-17,768.85	-17,768.85		-2.31		
Income Cash			17,768.85	17,768.85		2.31		
<b>Total Cash</b>			<b>\$0.00</b>	<b>\$0.00</b>	<b>\$0.00</b>	<b>0.00</b>	<b>\$0.00</b>	
<b>Total Cash and Cash Equivalents</b>			<b>\$769,476.33</b>	<b>\$769,476.33</b>	<b>\$0.00</b>	<b>100.00</b>	<b>\$25,421.94</b>	
<b>Total Assets</b>			<b>\$769,476.33</b>	<b>\$769,476.33</b>	<b>\$0.00</b>	<b>100.00</b>	<b>\$25,421.94</b>	
<b>Estimated Current Yield</b>								<b>3.30</b>

**ASSET DETAIL MESSAGES**

Time of trade execution and trading party (if not disclosed) will be provided upon request.

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Estimated Current Yield and Estimated Annual Income are estimates provided for informational purposes only and should not be relied on for making investment, trading, or tax decisions. The estimates may not represent the actual value earned by your investments and they provide no guarantee of what your investments may earn in the future.



Account Name: South Cobb Redevelopment Authority Revenue Bonds (Six Flags Special Services District Redevelopment Projects) Series  
2015 Bond Proceeds Fund  
Account Number: [REDACTED]

**TRANSACTION DETAIL**

<b>Date</b>	<b>Activity</b>	<b>Description</b>	<b>Income Cash</b>	<b>Principal Cash</b>	<b>Tax Cost</b>	<b>Estimated Gain/Loss</b>
<b>Beginning Balance 01/01/26</b>			<b>\$15,544.67</b>	<b>-\$15,544.67</b>	<b>\$767,252.15</b>	
01/02/26	Asset Income	Daily Rate Income on FIRST AMERICAN FUNDS INC SHSINSTITUTIONAL GOVERNMENT FUND 3763 For Period of 12/01/25 to 12/31/25 Due on 01/02/26, Trade Date 01/02/26, Contractual Settlement Date 01/02/26, CUSIP 31846V203, TICKER FGVXX	2,224.18			
01/02/26	Purchases	Purchase 2,224.18 Units of FIRST AMERICAN FUNDS INC SHSINSTITUTIONAL GOVERNMENT FUND 3763 @ \$1.00, Trade Date 01/02/26, Contractual Settlement Date 01/02/26, CUSIP 31846V203, TICKER FGVXX		-2,224.18	2,224.18	
<b>Ending Balance 01/31/26</b>			<b>\$17,768.85</b>	<b>-\$17,768.85</b>	<b>\$769,476.33</b>	<b>\$0.00</b>

**TRANSACTION DETAIL MESSAGES**

Estimates should not be used for tax purposes



**AGENDA ITEM MEMORANDUM**

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**MEETING OF:** March 16, 2026

**DEPARTMENT:** [DEPARTMENT]

**ISSUE/AGENDA ITEM TITLE:** Mableton Development Authority logo review and adoption

**BACKGROUND/SUMMARY:**

**BUDGETED/FINANCIAL IMPACT – FUND:**

**RECOMMENDATION:**

**ATTACHMENTS:** None



## **AGENDA ITEM MEMORANDUM**

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**MEETING OF:** March 16, 2026

**DEPARTMENT:** [DEPARTMENT]

**ISSUE/AGENDA ITEM TITLE:** Mableton Development Authority Resolution adopting the mission statement, vision statement, and core values to guide the work and decision-making of the Authority.

**BACKGROUND/SUMMARY:**

**BUDGETED/FINANCIAL IMPACT – FUND:**

**RECOMMENDATION:**

**ATTACHMENTS:** None



## **AGENDA ITEM MEMORANDUM**

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**MEETING OF:** March 16, 2026

**DEPARTMENT:** [DEPARTMENT]

**ISSUE/AGENDA ITEM TITLE:** Mableton Development Authority review of the 2026 Work Plan

**BACKGROUND/SUMMARY:**

**BUDGETED/FINANCIAL IMPACT – FUND:**

**RECOMMENDATION:**

**ATTACHMENTS:** None



## **AGENDA ITEM MEMORANDUM**

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**MEETING OF:** March 16, 2026

**DEPARTMENT:** [DEPARTMENT]

**ISSUE/AGENDA ITEM TITLE:** Purchase Card Options

**BACKGROUND/SUMMARY:**

**BUDGETED/FINANCIAL IMPACT – FUND:**

**RECOMMENDATION:**

**ATTACHMENTS:** None



## **AGENDA ITEM MEMORANDUM**

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**MEETING OF:** March 16, 2026

**DEPARTMENT:** [DEPARTMENT]

**ISSUE/AGENDA ITEM TITLE:** DevelopMableton Luncheon

**BACKGROUND/SUMMARY:**

**BUDGETED/FINANCIAL IMPACT – FUND:**

**RECOMMENDATION:**

**ATTACHMENTS:** None



## **AGENDA ITEM MEMORANDUM**

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**MEETING OF:** March 16, 2026

**DEPARTMENT:** [DEPARTMENT]

**ISSUE/AGENDA ITEM TITLE:** Establishment of an ad hoc finance committee.

**BACKGROUND/SUMMARY:**

**BUDGETED/FINANCIAL IMPACT – FUND:**

**RECOMMENDATION:**

**ATTACHMENTS:** None