

CITY OF MABLETON, GEORGIA

Riverside EpiCenter
135 Riverside Pkwy, Austell, GA 30168
December 18, 2023 @ 6:30PM

The Honorable Michael Owens, Mayor - Present
The Honorable Ron Davis, District 1 Councilmember - Present
The Honorable Dami Oladapo, District 2 Councilmember - Present
The Honorable Keisha Jeffcoat, District 3 Councilmember - Present
The Honorable Patricia Auch, District 4 Councilmember - Absent
The Honorable TJ Ferguson, District 5 Councilmember - Present
The Honorable Debora Herndon, District 6 Councilmember - Present

SPECIAL CALLED

TRANSITIONAL CITY COUNCIL MEETING MINUTES

1. **CALL TO ORDER** Mayor Michael Owens
Mayor Owens explained the reason for the meeting was that the State of Georgia was requiring the City to comply with a newer version of the City's insurance premium ordinance. The City's ordinance was passed some time ago. The city had used Cobb County's version, but since the City was a new city, the state required a newer version.
2. **ROLL CALL** - City Clerk Susan Hiott called roll. Quorum was present. Mayor Owens wished Councilmember Auch a speedy recovery and stated he hoped to see her back soon.
3. **INVOCATION** - Led by Councilmember Davis.
4. **PLEDGE OF ALLEGIANCE** – Led by Councilmember Ferguson.
5. **APPROVAL OF AGENDA**

Motion was made by Councilmember Herndon to approve the agenda. The motion was seconded by Councilmember Davis. The motion to accept the agenda was approved by the council unanimously.

6. **PUBLIC COMMENTS** - City Clerk Hiott announced information about the time limit and asked those who spoke to announce their address and district. Those who spoke were:
 - Monica Delancey of District 2 spoke about good things that happened on Riverside Parkway with the creation of the non-profit Riverside Rent Association. She named various awards and grants that had a significant impact in the

community. She spoke about issues of concern of apartment complexes since COVID.

- Jo Lahmon, Regional Manager for South Cobb Region, stated the library community was asking why Mableton's meetings were held at the EpiCenter and not at the South Cobb Regional Library. She offered use of the South Cobb Regional Library for meetings. It was located centrally in the City of Mableton.
- Michael Murphy of District 4 spoke about the meeting of the South Cobb Redevelopment Authority that day. He had asked them for an open meeting. He asked Council for support of the fifty acres that is a diamond in the rough. He spoke about there not being any warming centers in South Cobb.
- Barry Krebs of District 3 spoke about Keep Cobb Beautiful Appreciation Awards Gala. He named the winners from the Mableton area. KCB Executive Director Kimberly Whate was the winner of the 2023 National Sue Smith Award. As Mr. Krebs sat down, it was noted that he also had won an award.

7. NEW BUSINESS:

- a. *FIRST READ: An Ordinance Amending Chapter 7, Article 2, Insurance Companies, of the City of Mableton Code of Ordinances* – No action taken.

Mayor Owens announced the item and recognized City Attorney Emilia Walker-Ashby to provide additional background information. Ms. Walker-Ashby stated she was contacted by the Office of Insurance Commissioner and asked that the City use their insurance taxation collection template. The State collects the premiums and distributes based on the City's population. This is the second source of revenue for the city. She recommended the City adopt the State's template. She looked at the template and it was legally compliant. The ordinance should be adopted by January 1st. Councilmember Ferguson asked about Section 7.2.5 and asked about a grace period. The mayor has authorized a grace period. The attorney will add to the ordinance for the second read.

She explained one additional adjustment about the ongoing communication with the County regarding the schedules. She explained the range of discretion and probability schedules. The County gave her profitability ratios. She can make the scheduled amendment in the ordinance for second read the following day. Discussion followed about the profitability ratios and business codes and fee assessments and analysis. The City will match the County's process now since they have provided the analysis. Questions and explanation continued.

- b. *FIRST READ: An Ordinance Authorizing the City's Participation in the Georgia Municipal Employees Benefit System* – No action taken – First Read.

Mayor Owens explained the benefit package was approved last week by a resolution. He explained how GMA has been a partner and assisting with the benefits. When

going through the execution of the documents, GMA wanted an ordinance instead of a resolution. Mayor Owens asked for discussion or questions. There was none.

Motion was made by Councilmember Jeffcoat to move item #9 to #8. Councilmember Oladapo seconded the motion. The motion passed unanimously.

8. CITY COUNCIL COMMENTS (REARRANGED – WAS #9)

The Mayor and Council expressed their appreciation for those who attended the meeting and wished everyone Merry Christmas and Happy Holidays and Happy New Year. Mayor Owens commented about the many community activities over the weekend. It was great to see a vibrant community. He looked forward to the City partnering with the non-profits in the future. He addressed his concerns for homeless and veterans.

9. EXECUTIVE SESSION (IF NEEDED) FOR: (REARRANGED- WAS #8)

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)
Exemptions O.C.G.A. 50-14-3 (b)(4)&(5)

Motion was made by Councilmember Jeffcoat to go into executive session for litigation, real estate, personnel, and exemptions related matters. Councilmember Herndon seconded the motion. The motion carried unanimously. **Yeas:** Davis, Oladapo, Jeffcoat, Owens, Ferguson, and Herndon (7:18 p.m.)

Motion was made by Councilmember Oladapo to close executive session. Councilmember Ferguson seconded the motion. The motion carried unanimously. **Yeas:** Davis, Oladapo, Jeffcoat, Owens, Ferguson, and Herndon (8:40 p.m.)

10. ADJOURNMENT

Motion was made by Councilmember Jeffcoat and seconded by Councilmember Herndon to adjourn. The motion carried unanimously. (8:40 p.m.)

Mayor Michael Owens

ATTEST:

City Clerk Susan Hiott