CITY OF MABLETON, GEORGIA

Riverside EpiCenter
135 Riverside Pkwy, Austell, GA 30168
June 25, 2025 at 6:30 PM

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

CITY COUNCIL REGULAR MEETING MINUTES

1. CALL TO ORDER

Mayor Owens called the meeting to order at 6:47 pm.

2. ROLL CALL

City Clerk Hiott called the roll. Mayor Owens and Council were present. A quorum was present.

3. INVOCATION

Councilmember Davis led the Invocation.

4. PLEDGE OF ALLEGIANCE

Councilmember Ferguson led the Pledge of Allegiance.

5. APPROVAL OF AGENDA

Motion was initiated by Councilmember Ferguson to approve the agenda as written. Councilmember Jeffcoat seconded.

City Attorney Walker-Ashby asked Council to recess the regular meeting to close the work session and the executive session held in the previous work session before continuing the regular meeting.

Motion was made by Councilmember Oladapo to recess the regular meeting. Councilmember Davis seconded. The motion passed unanimously.

Motion was made by Councilmember Oladapo to exit executive session. Councilmember Auch seconded. The motion passed unanimously.

Motion was made by Councilmember Jeffcoat to adjourn the Work Session. Councilmember Davis seconded. The motion passed unanimously.

Motion was made by Councilmember Ferguson to reopen the Regular Meeting. Councilmember Herndon seconded. The motion passed unanimously.

The vote for the motion that was previously made by Councilmember Ferguson and seconded by Councilmember Jeffcoat to approve the regular meeting agenda as written passed unanimously.

6. PUBLIC HEARINGS

Mayor Owens announced item and recognized Finance Director Karen Ellis. This is brief presentation and only one change.
Presentation:
calendar
etc. from power point
Special Services District Fund - Six Flags, approx 240 parcels - added

a. Second Public Hearing on FY 2026 Budget and Consideration and Approval of Second Read of Ordinance - Finance Director Karen Ellis

Mayor Owens announced the item and recognized Finance Director Karen Ellis who provided a summary of the proposed FY 2026 Budget:

- This was the final presentation, and there have not been any changes since the first presentation on June 11th.
- The total General Fund Budget is $16,026,093.
- The Tree Fund is $160,000.
- The Six Flags Special Services District is $1,250,000.
- The Hotel Motel Fund is $375,000.
- The Capital Projects Fund is $1,400,000.
- The total proposed balanced budget for all operating, special revenue, and capital funds total $19,211,093.

Mayor Owens asked the Council if they had any questions. Councilmember Ferguson asked for the location in the agenda packet of the numbers just referenced.

Mayor Owens opened the Public Hearing and asked if there was anyone who wanted to speak in favor of the proposed FY 2026 Budget.

Mayor Owens asked if there was anyone against the proposed FY2026.

A gentleman (name not stated clearly) who lived in the Six Flags area had concerns about the $150,000 for beautification for planting trees when trees were being cut down by development. He asked about the $16 million expenditures/spending when revenue taken in was just $13 million. He asked how the City would make up the deficit without property taxes.

Denny Wilson referenced that there were rumors in the community that the Council were considering purchasing land. She opined that the City should satisfy the debt of $9.5

million with the County for law public safety and DOT services before purchasing land.

Mr. Tanks added that the Council and public are always welcome to contact staff to go over the budget in detail.

Mayor Owens asked Director Ellis to come back to the podium. Ms. Ellis explained the budget is a balanced budget. The City is using the prior year's fund balance. It is a one-time use. The City has more than adequate reserves.

Mayor Owens asked if there were any more questions. There was none.

Motion was made by Councilmember Ferguson and seconded by Councilmember Davis to approve the Ordinance approving the FY 2026 Budget, to establish an effective date, to repeal conflicting ordinances, and for other purposes. The motion passed unanimously.

Mayor Owens congratulated Director Ellis and Mr. Tanks for their work in getting the first official budget adopted.

b. Rezoning Case 2025-001 - TKHC Ministries - Rezone Tax Parcel 17010700480 and 17010700100 from GC (General Commercial) to R-20 (Residential Single-Family) District for construction of a Church - Public Hearing - Community Development Director Michael Hughes

Mayor Owens announced the item Z-2025-001 and recognized Community Development Director Michael Hughes who asked Planning and Zoning Manager Chris Wheeler to present the application. Mr. Hughes gave the Council a paper presentation from the applicant. The information is available in the agenda packet. City Attorney Emilia Walker-Ashby asked that the public hearing be heard that night, but the consideration of the vote will take place at another meeting on July 16.

Mr. Wheeler presented Case Number Z-2025-001, applicant TKHC Ministries. Mr. Wheeler reported the applicant was requesting rezoning from General Commercial (GC) to R-20 (Single Family District) for property located at 550 Lions Club Drive and Lions Club Drive to establish a church facility. He referenced the map and site plan displayed on the screen and located within the agenda packet record. The church will be 4800 square feet with 71 parking spaces. There is a 35-foot landscape buffer located to the north and east of the subject property. The property has access off of Lions Club Drive. The property is not tied to the Cobb County sewer. It will have septic, and the applicant will get approval from Cobb County Water and Sewer and Cobb County Douglas Public Health. The property is located in the Veterans Memorial Design Overlay and will have to adhere to the design standards and Mableton's Zoning Code. The conceptual landscape map was shown. The proposed elevation was shown and is available in the record.

Mr. Wheeler stated staff recommended approval with 11 conditions. The Planning Commission recommended approval with additional conditions, totaling 13 conditions. The list of conditions is located in the agenda packet and public record.

Mayor Owens opened the public hearing and recognized the applicant, Pastor Teresa M. Goggins, who spoke about the unique blend of marketplace and ministries. She referenced the hand out presentation that was given to the Mayor and Council. There are almost five acres to build with a tremendous vision for the City. She thanked the Mayor and Council for the time to speak.

Mayor Owens asked if there was anyone else who would like to speak in favor of the zoning application. Those who spoke:

- Chasity commented on how the THKC ministries would be a dependable asset to Mableton.
- Latoria Harris, who served as a minister, spoke with deep respect and humble heart about the continued investment and impact of the church in the City of Mableton. She named the various ways the ministry has touched the lives of the Mableton community.

Mayor Owens asked if there were any comments in opposition to the application. The following spoke:

- Steve Young of the Mableton Improvement Coalition spoke in general support, but wanted to make sure the elevations are accurate, and they adhere to the Mableton Veterans Memorial guidelines.
- Denny Wilson was not in opposition, but asked how a church was zoned for a single family.
- Brenda Nash of District 3 was not in opposition to the church, but she commented that there seemed to be more details given to the Planning and Zoning commissioners and council, and the residents were not seeing enough information in the packet. All residents need to be involved in this information.

A gentleman (name not stated clearly) expressed concern about the size of the church being on a septic tank. He stated the information was not presented for the public to see.

Mayor Owens asked if there were any additional comments. There was none. Mayor Owens closed the public hearing.

Mr. Wheeler explained the supplemental information provided by the applicant was not for the Council to base their decision upon. Decisions should be based on the staff report and other information that is made online. The information is on the City's website. As far as a septic tank, the applicant will still have to get approval from the Cobb and Douglas County Public Health Department. The septic tank had been addressed to Cobb County. Mr. Wheeler stated it was not unusual for churches to be in single-family zoned districts. Additional explanations ensued. Councilmember Oladapo thanked Mr. Wheeler for explaining.

Councilmember Auch pointed out that the Veterans Memorial Highway Overlay required new buildings to be predominately brick, and the elevation submitted appears to be stucco. Mr. Wheeler explained that this is a rezoning and Council could make an exception. Mr. Wheeler addressed how there is a limitation money-wise, and the building is in the node of the Veterans Memorial Highway District. He addressed not doing all brick and that a water table could be considered. Staff would have to adhere to the regulations of the Veterans Memorial corridor.

Councilmember Jeffcoat asked about being close to the power grid. She saw the unhoused in the information. Mr. Wheeler stated he was not aware of any environmental issues related to the power grid.
Councilmember Auch asked if the site plan was the current up-to-date site plan. Mr. Wheeler replied yes.

Councilmember Ferguson asked questions about other plans for the site, such as the homeless. Ms. Goggins explained the church's vision regarding the unhoused. Councilmember Oladapo asked if there was a marketplace component. Ms. Goggins stated a lot of staff were in corporate marketing. Councilmember Herdon asked if code enforcement would be involved with the unhoused. Ms. Toggins stated they have been working with the County and Police Departments. They have been removed, but they come back and wreck the area with trash and litter. Code Enforcement Superivisor Al Ferrell explained there are some concerns to be considered by social services, government, police, and fire, and all will have to be discussed at some point. Staff will have to work with applicant to address the concerns. Homelessness is a problem throughout the nation.

Councilmember Ferguson asked about the timeline for the project. Ms. Goggins stated the septic and soil have been approved by the County. But, now the applicant is dealing with zoning with the City of Mableton.

Councilmember Auch asked why the vote was being postponed to July 16th, and Attorney Walker-Ashby explained how the format was changed to an ordinance. She wanted to make sure the staff were comfortable with the change. Councilmember Herndon asked Mr. Wheeler to summarize the staff and Planning Commission conditions.

Mr. Wheeler summarized the 13 conditions listed in the staff report:

On Tuesday June 5th 2025 the Mableton Planning Commission recommends the approval of
SLUP-2025-01, subject to specific conditions;
1. The property shall be used for a church and related accessory uses only.
2. The development shall abide by all applicable standards of the City of Mableton Zoning Ordinance unless otherwise specified in these conditions or through approval of a variance by the Zoning Board of Appeals.
3. Property to be developed in accordance with the site plan submitted March 13, 2025.
4. No expansion of the proposed building or additional building due to the lack of sewer capacity.
5. Building Architectural Design will follow the Veterans Memorial Highway Design Guidelines, and final approval by the Community Development Director.
6. Ground signage shall be limited to monument-type sign(s) and shall be subject to review and approval by the Director of Community Development. The sign shall include a minimum two-foot high brick or stacked stone base, complementing the building's architectural treatment. The masonry base shall extend at least the full width of the sign cabinet, and the sign cabinet shall be fully recessed and surrounded by the same materials. Ground sign(s) shall not exceed six feet in height.
7. Final site plan shall be reviewed and approved by the Planning & Zoning Division

prior to building permit issuance.
8. Landscape plan subject to review and approved by the Planning and Zoning Division prior to building permit issuance.
9. Cobb County Fire Department recommendations and conditions.
10. Cobb County Water/Sewer Department recommendations and conditions.
11. Cobb County Stormwater recommendations and conditions.
12. Cobb County Department Transportation recommendations with modifications to recommendation number three, removing "paying fee in lieu to comply with recommended County standards if constraints exist and subject to City of Mableton approval".
13. Building architectural design to be substantially similar to the design prese

Councilmember Auch wanted the applicant to adhere to Veterans Memorial Guidelines and architectural standards. The City wants the applicant to provide sidewalk and gutter. Mayor Owens addressed with the elevation shown has stucco and brick. Mr. Wheeler added the Planning Commission recommended having a hybrid, trying to do a little bit of both. Applicant will need to submit engineered architectural plans. Mayor Owens noted the elevation is partially brick. Mr. Wheeler clarified that there would be majority brick, but play around with the 51% threshold. The applicant will provide architectural plans and staff will determine if it meets the guidelines. Applicant wants to adhere to Veterans Memorial Guidelines but wants some wiggle room. Discussion continued.

Mr. Hughes explained how when the application goes through staff review, staff will make sure the applicant is going through the guidelines.

Ms. Goggins, the applicant, stated if the project were to go all brick, it would be over budget. She described the area, noting there are no houses in the area. That type of budget changes everything. The City Attorney asked Community Development to provide the wording for the ordinance to come back to the Council. Mr. Hughes said the Planning Commission meets on the first Thursday of the month. There are usually stipulations already identified before coming to the Planning Commission.

Michael Hughes explained how the public hearing is the second step in the process. The Planning Commission hears the application first. The public is welcome to attend the meetings.

7. PRESENTATIONS/ACKNOWLEDGEMENTS/PROCLAMATIONS

None.

8. APPOINTMENTS

a. Appointment of Communications Director - Mayor Owens

Mayor Owens announced the appointment of the City's inaugural Communications Director, describing it as a long-anticipated and essential role. He shared that the City conducted a nationwide search and followed a hiring process consistent with that used for other director-level positions.

He officially nominated Mr. Gregory Woods for the role, noting that Council has had the opportunity to meet him and review his background. He also confirmed that the City

Manager supports and recommends this appointment.

Motion was made by Councilmember Auch to appoint Gregory Woods, as the Inaugural Communications Director. Councilmember Herndon seconded. The motion passed unanimously.

Mr. Woods expressed gratitude to City leadership for the opportunity to continue the important work already underway. He affirmed his commitment to promoting transparency, building public trust, and engaging with residents, and shared that he is excited to join the team. He also highlighted that his bilingual capabilities will enable him to effectively reach a wider range of the City's population.

b. Appointment of the Municipal Court Administrator - Mayor Owens

Mayor Owens announced the appointment of the City's first Municipal Court Administrator, stating that the selected candidate stood out among all applicants. He proudly nominated Ms. Mallory Minor, noting that her reputation and work speak for themselves.

Motion was made by Councilmember Jeffcoat to appoint Mallory Minor as the Inaugural Municipal Court Administrator. Councilmember Oladapo seconded. The motion passed unanimously.

Ms. Minor thanked the Mayor, Council, staff, and citizens, expressed that she is truly honored to serve as the City's first Municipal Court Administrator. She spoke about the responsibility of building the court from the ground up and emphasized that collaboration will be essential in shaping a court that reflects the values and needs of the community.

c. Swearing in of Board of Zoning Appeals - Mayor Owens

Mayor Owens announced that the Board of Zoning Appeals had held its first meeting and noted that a few members had not yet been sworn in. He acknowledged the District 2 appointee, Ms.Gerri Alridge, and officially administered her oath.

He concluded by congratulating all the evening's appointees.

9. PUBLIC COMMENTS - 2 minutes per speaker - no more than 30 minutes for all speakers. Anyone wishing to make a public comment should complete and submit the public comment card to the City Clerk prior to the start of the meeting.

Ms.Denny Wilson requested a breakdown of public service expenditures by district from the Cobb County Board of Commissioners. She presented a document to the Council that was previously provided during the establishment of the Six Flags Special Service District and explained its contents in detail. She emphasized that while the County has the capability to provide similar information specific to the City of Mableton, it has not done so.

Ms.Cassandra Brown shared that she has lived in the community for 23 years and has observed an increase in homelessness. She urged the Mayor and Council to engage with community partners to help address the issue and emphasized the importance of connecting individuals experiencing homelessness with necessary resources. She also highlighted a hotel on Lions Club Drive, explaining its role in the ongoing cycle of homelessness in that area.

Brenda Nash spoke on the importance of zoning, noting that Mableton residents chose cityhood to gain greater control over zoning decisions. She shared that she had contacted City staff regarding how to access zoning information but had not received a response. Ms. Nash pointed out that residents were previously accustomed to detailed zoning information from the County and stressed the need to adhere to clear zoning rules and regulations. She expressed ongoing concerns and confusion about the City's zoning processes and urged the City to keep residents informed and engaged.

Mayor Owens asked City Manager Tanks to provide an update on the City's current position in the zoning process. City Manager Tanks explained that there have been several challenges with Mableton assuming zoning responsibilities. He explained that in the City's Charter it states that the Council should not hear any zoning cases until the information has been shared with the public. He detailed the differences between the City and County's zoning processes. He noted that while the City currently lacks the capacity to implement certain aspects of the County's zoning process, it is actively working to build that capacity as the City continues to grow. He will work with the City Clerk and Community Development department to better communicate zoning information to the public.

Director Hughes described the City's current Zoning processes. He expressed interest in exploring the publication of completed zoning applications online to enhance public access and transparency. He also shared Rob Hosack's recommendation for Planning Commission training, suggesting the Mayor, Council, and BZA may attend future training sessions. City Clerk Hiott clarified the information that is available on her page of the City's website and how to find it. Councilmember Ferguson and Mayor Owens discussed website functionality.

Mayor Owens expressed appreciation for all the comments. He reported that he had a recent discussion with the Georgia Municipal Association about exploring other options to host a planning and zoning training for the City and other interested cities. There are still opportunities for additional training.

10. CONSENT AGENDA

Motion was made by Councilmember Ferguson to approve the Consent Agenda. Councilmember Herndon seconded. The motion passed unanimously.

a. Approval of June 11, 2025 Regular Meeting Minutes

11. UNFINISHED BUSINESS

12. NEW BUSINESS

a. Consideration and Approval of RFQ for On-Call Engineering Services to Atlas Engineers, Croy Engineering, American Engineers Inc. DBA STV Services, and,Patterson & Dewar and to authorize the mayor to finalize and execute the

agreements - City Manager Bill Tanks

Mayor Owens announced the item and recognized City Manager Tanks to provide additional information. Mr. Tanks explained how the Finance Department and Purchasing Manager conducted a thorough vetting process for the engineering services. The RFQ submittals were evaluated on a set of criteria and those who met qualifications were selected as top four firms. The on-call engineering services can be called upon for services such as transportation, civil, environmental, structural, stormwater, and utility design. He asked Council to approve the firms.

Motion was made by Councilmember Ferguson to approve the RFQ for on-call engineering services to Atlas Engineers, Croy Engineering, American Engineers, Inc. DBA STV Services, and Patterson & Dewar and to authorize the mayor to finalize and execute the agreements.

b. Consideration of a Resolution of the City of Mableton Georgia to Apply for a Georgia Beverage Association Community Grant - Sustainability, Waste, and Beautification Director Emily Groth

Mayor Owens announced the item and recognized Sustainability, Waste and Beautification Director Emily Groth. The presentation is available in the record.

Highlights of the presentation:

- The grant is for a health and wellness or environmentally-based initiative.
- The financial award is $25,000 or less.
- No match is required.
- The proposed project could be a branded recycling trailer for mobile collection at events and as needed.
- The City can partner with local recyclers to drop-off collected items.
- The steps included approval of the resolution to apply, and submit the application.
- Awards determined by the Georgia Beverage Board of Directors and the Keep Georgia Beautiful Foundation.

Motion was made by Councilmember Auch and seconded by Councilmember Herndon to approve the Resolution of the City to apply for a Georgia Beverage Association Community Grant. The motion passed unanimously.

c. Consideration of a Resolution of the City of Mableton Georgia to Apply for a Safe Streets and Roads For All (SS4A) Grant - Sustainability, Waste, and Beautification Director Emily Groth

Mayor Owens announced the item and recognized Sustainability, Waste and Beautification Director Emily Groth. The presentation is available in the agenda packet record.

Highlights of the presentation:

- The grant is a Federal Grant.
- Metropolitan planning organizations, local governments, or tribal governments may apply.
- Grant requests are estimated at $300,000.

- There is a 20% minimum match.
- A targeted traffic safety study & implementation plan conducted city-wide to prevent roadway fatalities and serious injuries.
- The implementation would be to begin procurement process for planning consultant once grant funds have been confirmed.
- The next steps include approve the resolution to apply, submit the application, and the expected time for planning grants is between 12 months and 5 years depending on the scope and extent of the grant activities.

Mayor Owens noted he had spoken with the City's grant writer about this grant. Mayor Owens directly asked the Department of Transportation in Washington DC what the City could do to get Federal funds to find out what the City of Mableton needs from a safe streets and roads perspective. The grant was suggested.

Councilmember Ferguson asked who would do the work if the grant was awarded. Mayor Owens explained the City would find someone to do this. If the City gets the Comprehensive Safety Action Plan grant and can get the action plan, the City would apply for another grant to get the work completed. The grant would allow the City to execute such plans for pedestrian activity, how to better connect corridors and neighborhoods, pedestrian crossings and allow people to safely navigate throughout the City. Councilmember Ferguson asked how the grant would be considered in regard to the Comprehensive Plan. Community Development Director Michael Hughes added the Comp Plan will, in addition to land use, address transportation as well. There is a transportation consultant on the team that will look at major arterial roads and local streets. The end product Comp Plan has a short-term work program and will have specific projects, with some additional studies to be done. This grant could provide the funding.

Director Grant reported the grant writer would be available for a presentation at the July 16th meeting.

Motion was made by Councilmember Oladapo and seconded by Councilmember Jeffcoat to approve the Resolution to apply for the Safe Streets and Roads for All Grant. The motion passed unanimously.

13. OTHER BUSINESS/DISCUSSION

a. Consideration and Discussion of Switching Summer Break of July 9th (No Meeting) to a Regularly held Meeting and having a Summer Break at the July 23, 2025 (No Meeting) - Mayor Owens

Mayor Owens and Council agreed to hold only one City Council meeting in July, scheduled for July 16th at 6:30 PM at the EpiCenter. Mayor Owens will exercise his authority to call a URA meeting if necessary. If the EpiCenter is unavailable to host the meeting on that day, alternative accommodations will be arranged. City Clerk Hiott was directed to confirm the EpiCenter's availability.

b. OZI-2025-002: To consider amending the stipulations of United Security Services Agency c/o Matthew Herbert regarding rezoning application Z-13 of 2009 - located at 1140 Old Powders Springs RD SW in Land Lot 36 of the 18th District -

Public Hearing - Community Development Director Michael Hughes

Mayor Owens introduced the item and provided the case details, then recognized Director Hughes. Director Hughes, in turn, acknowledged Planning and Zoning Manager Chris Wheeler to present.

Mr. Wheeler announced that he would forgo his presentation, explaining that the Mableton Improvement Coalition was not notified two weeks in advance of the hearing, as required. As a result, he recommended deferring the case to the next regularly scheduled meeting, at which time the public hearing will also take place.

Mayor Owens asked City Clerk Hiott to note the deferment and opened the floor to Council for discussion. Councilmember Ferguson requested an explanation of the zoning application process, which Mr. Wheeler provided this in detail. Councilmember Ferguson also asked for clarification regarding the Mableton Improvement Coalition (MIC) notification requirement. Mr. Wheeler explained and highlighted that the notice requirement applies only to this specific zoning application.

Motion was made by Councilmember Jeffcoat to defer this item to the next regular meeting on July 16th. Councilmember Ferguson seconded. The motion passed unanimously.

c. OZI-2025-003: To consider amending the stipulations for Kingdom Business c/o Tommy Orok regarding rezoning application Z-30 of 2014, property located at 4511 Austell Rd SW in Land Lot 1067 of the 19th District - Public Hearing - Community Development Director Michael Hughes

Mayor Owens introduced the item, provided the case details, and recognized Plannig and Zoning Manager Chris Wheeler.

Mr. Wheeler requested that this item be deferred to the next regularly scheduled meeting. He explained that staff had asked the applicant to provide a traffic circulation plan for the proposed new use of the facility, to be reviewed by Cobb DOT. The applicant has prepared the requested materials and is ready to present them to City staff. City Attorney Walker-Ashby requested a motion to defer.

Motion was made by Councilmember Oladapo to defer this item to the next regular meeting on July 16th. Councilmember Ferguson seconded. The motion passed unanimously.

14. CITY MANAGER'S ANNOUNCEMENTS/COMMENTS

City Manager Tanks reflected on the goals he set upon being appointed to the position. He shared that his three primary objectives were to:

1. Achieve active city status by establishing three operational city services,
2. Prepare and support Council through service negotiations,
3. Lead the City in formally adopting an official budget.

He proudly noted that, as of tonight, all three goals have been accomplished. He extended his sincere thanks to Director Ellis and her team.

City Manager Tanks expressed heartfelt gratitude to the Mayor, Council, and City Team for their support and continued efforts during his time away as he mourned the loss of his beloved wife, Lee Ann Tanks. Lastly, he mentioned that he and Mayor Owens attended the first SPLOST meeting held by the County, where Mableton was formally acknowledged. He emphasized that moving forward, his primary focus will be on building a strong team and implementing efficient city processes and policies. He also highlighted to the Council that, pending the approval of the engineering firms tonight, he will be able to advance the SPLOST project and move the process forward.

15. CITY ATTORNEY/CITY CLERK/STAFF ANNOUNCEMENTS/COMMENTS

City Attorney Walker-Ashby addressed a prior Council inquiry regarding accessory dwelling units (ADUs) in the zoning code. She conducted a brief audit and explained that ITBS was hired to amend the code using a "lift, sift, and shift" approach based on Cobb County's code. She noted that the draft, including ADU language, was previously presented to Council with corresponding dates.

She clarified that the City's zoning code closely mirrors Cobb County's, with the primary difference being formatting—Cobb enumerated ADUs in each subsection, while Rob and his team consolidated identical language. She referred Council to page 6 of the Table of Contents for details.

If Council wishes to remove the ADU language, she recommended scheduling a conference call with her and Community Development to structure a proposal for future Council consideration.

16. MAYOR AND COUNCIL ANNOUNCEMENTS/COMMENTS

Councilmember Davis congratulated Mayor Owens on his appointment to the Georgia Municipal Association Board of Directors and recognized Mayor Pro Tem Jeffcoat for earning her Certificate of Recognition for completing GMA's required training hours. He asked everyone to pray for the nation, acknowledging the challenges ahead and expressing gratitude for the Nation's resilience. He emphasized the importance of supporting the armed forces and government leaders through prayer and concluded by wishing everyone a good night.

Councilmember Oladapo congratulated her appointee, Ms. Gerri Aldridge, on her swearing-in to the Board of Zoning Appeals. She also congratulated the newly appointed directors, Ms. Mallory Minor and Mr. Gregory Woods.

Councilmember Jeffcoat thanked everyone for attending and acknowledged the summer season, encouraging seasonal activities. She extended her congratulations to the newly appointed directors. She also addressed the zoning process, expressing gratitude for the public's patience. She noted that the City is actively working to improve communication, provide more information, and resolve any outstanding issues.

Councilmember Jeffcoat highlighted the Juneteenth holiday and its importance. She mentioned the GMA Conference that Council was able to attend. She emphasized the importance of training and noted the opportunity to create relationships with cities across the state of Georgia. Lastly, she wished a Happy belated Birthday to Councilmember Auch.

Councilmember Auch thanked Director Ellis for her work on the City's first budget and expressed appreciation to City Manager Tanks for his leadership and efforts. She welcomed the new directors and commended all department directors for their contributions. She acknowledged the dedicated individuals who make the City's progress possible, specifically recognizing the "feet on the ground" efforts of City staff. She also thanked the City Manager for assembling an outstanding team.

Councilmember Ferguson thanked everyone for showing up and continuing to support the City. He mentioned that he loved to see staff growing in number. He expressed gratitude for the support of staff. Lastly, he acknowledged the ongoing growth and development of the City.

Councilmember Herndon thanked everyone for attending and gave special acknowledgment to the 15 online viewers. She extended her congratulations to the newly appointed directors and welcomed them to the City of Mableton, noting that there is much work ahead. She concluded by wishing everyone a good night and safe travels.

Mayor Owens shared that the GMA Conference was both enjoyable and productive, noting that most members of the Council and some staff were able to attend. He emphasized that Mableton was well represented throughout the event. He recognized Mayor Pro Tem Jeffcoat for receiving training recognition and expressed his gratitude for being appointed to the GMA Board of Directors, where he will serve for the upcoming year. Mayor Owens highlighted the value of the GMA Conference, noting that it offers informative classes and meaningful discussions, providing cities across Georgia with opportunities to learn from one another.

Mayor Owens shared that he led a well-attended discussion on artificial intelligence and technology during the GMA Conference, and he recognized the panelists who contributed to the discussion. He encouraged Mableton to position itself as a model city and recognized initiatives aimed at enhancing citizen access to information.

Mayor Owens noted that Mableton has the unique advantage of learning from the experiences of other cities and emphasized the importance of using that insight to guide the City's growth. He expressed pride in Mableton's progress, stating that "the best is yet to come," and concluded by encouraging everyone to enjoy their summer and have a happy July 4th holiday.

17. 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))

No Executive Session was held.

18. ADJOURNMENT

Motion was made by Councilmember Jeffcoat and seconded by Councilmember Oladapo to adjourn. The motion passed unanimously.

Mayor Owens adjourned the meeting at 9:00pm.

Dr. Michael Owens, Mayor

Susan Hiott, City Clerk