

**MINUTES OF CITY COUNCIL MEETING
CITY OF KENNESAW
Council Chambers
(2529 J.O. Stephenson Avenue, Kennesaw, GA 30144)
May 6, 2024
6:30 PM**

Present	Mayor Derek Easterling Mayor Pro Tem Antonio Jones Councilmember Madelyn Orochena Councilmember Tracey Viars Councilmember Pat Ferris Deputy City Clerk Christie Burgner City Manager Jeff Drobney City Attorney Randall Bentley, Sr.
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1. Invocation

City Attorney Randall Bentley, Sr. led the invocation.

2. Pledge of Allegiance

Andrew Bramlett led the Pledge of Allegiance.

3. Call to Order

Mayor Easterling called the meeting to order at 6:30 p.m.

4. Announcements

- A. This public meeting is being conducted via the use of real-time telephonic technology allowing the public simultaneous access to the public meeting. You may also attend in person with limited seating available at both the Council Chambers and the Ben Robertson Community Center, if needed. Mayor and Council will be conducting their meeting via real-time telephonic technology using Zoom Meeting and Facebook Live. You can access the meeting via the following link: <https://www.facebook.com/CityofKennesaw/>
- B. If you are not able to attend a meeting in-person and would like to provide public comment on a specific agenda item, you can email kennesawcouncil@kennesaw-ga.gov no later than 6:00 PM the night of the regular meeting. Your comments on a specific agenda item will be read aloud or grouped into categories for the record. **Facebook Live is not monitored for public comment.**

5. Presentations

6. Public Comment/Business from the Floor

6:31 p.m. Floor Open for Public Comments

SARAH TORRES [Candidate for Post 5]: Ms. Torres stated she had a meet and greet on May 1st, answered questions about her platform, heard from residents about their concerns, and had a nice evening. To hear more about her commitment and passion for the city, please email her at votesarahtorres@gmail.com.

JASON ACREE [Candidate for Post 5]: Mr. Acree advised he had run for office before and learned a lot. He is honored that people would vote for him. He will be having a meet and greet on Saturday after the race at Tacos del Chavo where he looks forward to meeting people. Contact him via email or Facebook. Mr. Acree advised that citizens want to discuss development opportunities and traffic.

ANTHONY GUTIERREZ [Candidate for Post 5]: Mr. Gutierrez wanted to highlight a few issues that residents have reached out to him about: the scoreboard at Adams Park is malfunctioning and causing larger issues, the potholes on Ben King Road should be a priority, and developers are not following through on their promises during construction (such as the pool at Galt Commons). To learn more about Mr. Gutierrez, his email is Anthony4Kennesaw@gmail.com or visit his website, Facebook, Instagram or Next Door.

Mayor Easterling then read an email he sent in response to recent comments he received about the Adams Park scoreboard. (See Exhibit A)

KAY MORGAN [Candidate for Cobb Commission Chair]: Ms. Morgan advised she is a mother, wife, grandmother, neighbor, and friend and has chosen Cobb County as her home for over four decades. She is against the thirty year proposed transportation tax as it is a 19th century solution to a 20th century problem, and would instead like roads repaired. Ms. Morgan stated she was also against spending money on outside consultants who do not live here, do not know the county or the lifestyle. Her background as a banker, a business woman and in real estate helps her with these issues. Find out more about her at her website kayforcobbchair.com

SHEILA EDWARDS [Candidate for Cobb Commission Chair]: Ms. Edwards advised she is a homeowner and tax payer and does not want to be triple taxed. Last year citizens asked the Cobb Board to rollback the millage rate and were denied; meanwhile, the commissioners gave themselves a slushfund of one million dollars. Ms. Edwards advised the current commission wants a rain tax when residents already pay into the water fund, and now a thirty year tax is on the ballot. The county should tighten their belt, use staff instead of consultants, and do something different to change the trajectory the county is headed. Ms. Edwards advised she is concerned for seniors and working families and how they will incorporate more taxes in their budget. Ms. Edwards advised that if elected she will govern with humanity, not by race, sex or color.

Mayor Easterling thanked Ms. Morgan and Ms. Edwards for meeting with him before tonight's meeting.

6:43 p.m. Floor Closed for Public Comment

7. Old Business

8. New Business

A. Resolution: Special Counsel Representation for SDS

Consideration for approval of Resolution to appoint and authorize special counsel to represent the City of Kennesaw to negotiate, prepare, and mediate a service delivery strategy (SDS).

City Manager Jeff Drobney presented information on the proposed resolution for special counsel representation with other Cobb cities for negotiations with Cobb County.

Motion by Councilmember Viars to approve [RESOLUTION NO. 2024-21, 2024](#) to appoint and authorize special counsel to represent the City of Kennesaw to negotiate, prepare, and mediate a service delivery strategy (SDS)., as presented. Seconded by Councilmember Ferris.

Vote taken, motion unanimously approved 4-0. Motion passed

9. Committee and Board Reports

10. Public Hearing(s)

11. Consent Agenda

Motion by Mayor Pro Tem Jones to approve the Consent Agenda. Seconded by Councilmember Orochena.

Vote taken, motion unanimously approved 4-0. Motion passed.

A. Minutes: April 08, 2024, City Council Work Session

Approval of the April 08, 2024, City Council work session minutes.

B. Minutes: April 15, 2024, City Council Meeting

Approval of the April 15, 2024, City Council regular meeting minutes.

C. URA Bond: Consent to Dual Representation and Waiver of Conflict of Interest

Approval to authorize the Mayor to sign the Consent to Dual Representation and Waiver of Conflict of Interest regarding proposed representation of the Urban Redevelopment Agency (URA) and the City of Kennesaw, GA by Nelson Mullins Riley & Scarborough LLP for the URA bond refinancing.

D. Surplus: City Vehicles

Approval to surplus and disposal of seven (7) City vehicles.

E. Resolution: Award Bid and Contract for Replacement of the Southern Museum's HVAC Roof Top Unit (RTU)

Approval of Resolution to award the bid and contract to T&T Commercial

Equipment for the replacement of the Southern Museum's 17.5 ton HVAC RTU.

RESOLUTION 2024-22, 2024

F. Budget Adjustment

Approval of a budget adjustment of \$117,607.03 to replace the Audio/Visual system in the Court/Council Chambers and for the mayor to sign the CCS proposal.

G. Kennesaw Concert Series: Entertainment Schedule and Fees

Approval of the 2024 Kennesaw Concert Series entertainment schedule and fees and to authorize the Mayor to sign the attached contract.

H. Final Plat Application: 2550 Cobb Parkway

Approval of final plat application submitted by Arris Kennesaw, LLC for 2550 Cobb Parkway; this plat will combine 17 parcels into 5 tracts for the development of a mixed-use project. Case# FP2022-12.

12. General and Administrative

13. Public Safety

14. Information Technology

15. Public Works and Building Maintenance

16. Recreation and Culture

17. Community Development

18. Public Comment/Business from the Floor

ANDREW BRAMLETT [City Resident]: Mr. Bramlett presented a local history story about a visit to Kennesaw by Johnny Cash in 1974 for a documentary. (See Exhibit B)

MARTY HUGHES [Assistant City Manager]: Mr. Hughes shared emails received at kennesawcouncil@kennesaw-ga.gov from Jeff Perlaky and "Some Body" regarding the treehouse matter from the April 19 meeting. (See Exhibit C)

ANN PRATT [Resident]: Ms. Pratt congratulated the city on the First Friday concert which had an unbelievable crowd and event. She saw the mayor there, but he was not dancing this time. Ms. Pratt advised she spoke with a lady in a wheelchair who lives in Revival and was having the best time at the concert. There seem to never be enough people to help with these events and Ms. Pratt wanted to point out that she saw Councilmember Viars, Mark Allen, and Mary helping with clean up. This was a great time for the people of Kennesaw. Ms. Pratt also wondered where the tunnel would lead.

JASON ACREE [Resident]: Mr. Acree thanked the city and public works for the work that has recently been completed on Mack Dobbs Road as it is safer.

JOHN LITTLE [Resident]: Mr. Little advised that while he's not on a lot of social media, he does look at his neighborhood What's App and has noticed trash talk about different citizens and candidates. Don't read it, delete it suggests Mr. Little. All the candidates are open to discussion and you shouldn't believe everything you see on social media.

6:53 p.m. Floor Closed for Public Comment

19. City Manager's Report

A. Reports, Discussions, and Updates

Dr. Drobney mentioned Ms. Pratt's comment about the volunteers and thanked the members of the Downtown Merchant Association and Downtown Development Authority for their hard work. He advised he likes this event because it is put together by the merchants of downtown. The concert was a wonderful kickoff to Kennesaw's summer events. The tunnel entrance/exit is not changing; while it is still closed for safety reasons, it will be cleaned and reopened. Dr. Drobney responded to Mr. Acree's comments about Mack Dobbs Road; this was a long-term project which required lots of time and energy with the city using SPLOST dollars with county funds as well to repair stormwater and create sidewalks. Ben King Road is also a long-term project that the city knows it needs to correct and will do so as planned. Dr. Drobney spoke of Depot Park and how its transformation began over ten years ago, which would help change the downtown into a multi-destination park with a walkable location with a park, streams and amphitheater. The metamorphosis of that area is incredible. The ribbon cutting for the amphitheater is scheduled for June 14 and the entertainment for the amphitheater was approved on tonight's consent agenda. Dr. Drobney advised that some of the First Friday concerts will be moved to the amphitheater.

20. Mayor's Report

- A. Mayor and Council (re)appointments to Boards and Commissions. This item is for (re)appointments made by the Mayor to any Board, Committee, Authority, or Commission requiring an appointment to fill any vacancies, resignations, and to create or dissolve boards and commissions, as deemed necessary.

21. Council Reports & Discussions

Mayor Pro Tem Jones joked that he was glad of an insurance policy for his phone as it fell into a bottle warmer. Mr. Jones thanked the Church of Jesus Christ of Latter Day Saints for inviting him to their roundtable. It is good to be able to meet and talk with people of different religions to discuss issues in a safe space. Mr. Jones advised that his son Isaac was brought home from the hospital and is doing well. Mr. Jones stated it was good to see Dr. Shock in attendance at tonight's meeting. Dr. Shock is a professor at Kennesaw State University and was once the Chairman of the Citizens Advisory Committee.

Councilmember Orochena stated the First Friday concert was great and wanted to send a special thank you to the adults who placed themselves between the children playing and the road. She saw this happen and deeply appreciated it. Ms. Orochena appreciates the sidewalks on Mack Dobbs and reminisced about her youthful days of traveling down Mack Dobbs Road with no sidewalk.

Councilmember Ferris commented on all the going ons in Kennesaw. He advised that the city and council do the best job they can to share that news on Facebook and through the newsletter, but perhaps we could up our game a bit better. Ultimately, he is happy with the way things are operating and how we serve our citizens.

Councilmember Viars congratulated Mayor Pro Tem Jones on his son coming home from the hospital. She pointed out that the Kennesaw Farmer's Market opened today which is located at Moon Station and Main Street. She advised that more things coming.

22. Executive Session

Pursuant to the provisions of O.C.G.A 50-14-3, the City Council could, at any time during the meeting, vote to close the public meeting and move to executive session to discuss matters relating to litigation, legal actions and/or communications from the City Attorney; and/or personnel matters; and/or real estate matters.

23. Adjourn

Mayor Easterling adjourned the meeting at 7:05 p.m. The next regularly scheduled meeting will be held on Monday, May 13, 2024, at 6:30 p.m. in the Council Chambers. The public is encouraged to attend or view via Facebook Live.

Christie Burgner

From: Derek Easterling
Sent: Wednesday, May 8, 2024 4:48 AM
To: Christie Burgner
Subject: SCOREBOARD RESPONSE

Christie —

Below is the response you requested:

We are aware of the scoreboard issue and have communicated this information to your Board for further dissemination. All scoreboards have been ordered and are being produced by the manufacturer. We have nearly \$60,000 dollars invested in new scoreboards for Adams Park. Since the scoreboards are customized for Adams Park, we have to depend on the manufacturer for delivery and installation. They have assured us that they will work to get them built and installed as soon as possible.

The time line we have been provided is late summer/early fall as manufacturers are still facing critical supply issues related to electronic components.

We are required to follow state and local bidding laws and in doing so this project was originally put out to bid in December and there were no bidders. The RFP (request for proposal) was revised and put out to bid again in January. Again there were no bidders. Finally, we were forced to go to a state contract, received two bids. Contracts were signed and orders placed in March.

I was going to leave it at that, but the tone of the comments from many of you leave me wanting to say more. When I played baseball back in the day, number placards were used to keep score. It was the spirit of the game that brought us together and made it special, not a fancy scoreboard.

Also, the employees at the City of Kennesaw are dedicated and committed professionals who are passionate about serving our community. The Parks and Recreation Department continually provides exceptional facilities, programming, and services to our community year round. It is very disheartening to hear all of the negative comments when I know these professionals put forth tremendous effort day in and day out to enhance your experiences with our programming.

Please let me know if you have any questions.

Derek Easterling

C. Derek Easterling
Mayor
City of Kennesaw
2529 J.O. Stephenson Avenue
Kennesaw, GA. 30144
(W) 770.424.8274 x3100
(M) 404.496.2563

KENNESAW HISTORY

Johnny Cash

September 19, 1974
Kennesaw Neighbor

Johnny Cash with Ray Cash
and Mayor Johnny Adams



In September 1974, the one and only Johnny Cash arrived in Kennesaw. Cash was a lifelong fan of railroad history, and decided to create a one-hour documentary about the role of trains in American History. As part of this, Cash decided to feature the story of the Great Locomotive Chase.

On September 12, 1974, Cash and his father Ray arrived in Kennesaw to much fanfare. The mayor, Johnny Adams met Cash at the depot. While Cash filmed there, newspapers said a variety of local residents came out to see the singer, including the Jaycees and a kindergarten class. After filming in Kennesaw, he went to Six Flags and Stone Mountain.

The documentary, “Riding the Rails: The Great American Train Story,” aired on November 22, 1974. The final documentary did feature footage of Cash standing on the depot’s platform, along with the story of the Great Locomotive Chase. The full film can be found on YouTube by scanning the QR code .



Presented by Andrew J. Bramlett at the May 6, 2024,
City of Kennesaw Mayor & Council Meeting

Lea Alvarez

From: Jeff Perlaky [REDACTED]
Sent: Friday, April 19, 2024 10:42 AM
To: kennesawcouncil
Subject: Guy who has to tear down treehouse

CAUTION: This email originated from outside the organization. Do not click links or open attachments unless you recognize the sender and know the content is safe.

Hello,

Having just watched this online, I just want to let you know how much your city sucks!!

I have never been to Kennesaw and most certainly now have no desire to go.

I do believe somebody told the guy he didn't need a permit to build this treehouse and to add insult to injury make him apply for a demolition permit??

Your city Sucks! That is the nicest thing I have to say about Kennesaw.

Sincerely,

Jeff Perlaky

Lea Alvarez

From: Some Body [REDACTED]
Sent: Friday, April 19, 2024 12:19 PM
To: kennesawcouncil
Subject: Treehouse code complaint

CAUTION: This email originated from outside the organization. Do not click links or open attachments unless you recognize the sender and know the content is safe.

If you make him tear down the treehouse rental then I will never spend another dime in your city again, and will divert all of our company vehicles to never buy gas in your city again.

**Names and Addresses will be disclosed in the Permanent Minutes of the
City of Kennesaw**

PLEASE MAKE SURE YOUR NAME IS LEGIBLE AND CLEAR

**Mayor & Council Regular Meeting
5/6/2024
Public Comment Sign-in**

Name	Address	Topic
1 <u>Andrew J. Bramlett</u>	<u>2990 Cornersfield Ct, Kennesaw, GA</u>	<u>Local history</u>
2 <u>Shelia Edwards</u>	<u>6314 Coney Park for Mableton</u>	<u>Cobb's Government</u>
3 <u>Jason Acree</u>	<u>2803 Sumner St, Kennesaw</u>	<u>Candidate 11/23</u>
4 <u>Sara Torrey</u>	<u>2008 Chesterfield Dr NW</u>	<u>Kenn. Council Candidate</u>
5 <u>Anthony Gutierrez</u>	<u>4016 Paloverde Dr</u>	<u>Camp. Speech</u>
6 <u>Ann Platt</u>	<u>Kennesaw, Ga 30142</u>	
7 <u>JOAN LITTLE</u>	<u>BRICKMAN'S ART</u>	
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