

**MINUTES OF CITY COUNCIL MEETING
CITY OF KENNESAW
Council Chambers
(2529 J.O. Stephenson Avenue, Kennesaw, GA 30144)**

**Livestream: www.kennesaw-ga.gov/publicmeetings/
May 19, 2025
6:30 PM**

Present	Mayor Derek Easterling Mayor Pro Tem Pat Ferris Councilmember Madelyn Orochena Councilmember Tracey Viars Councilmember Antonio Jones Councilmember Anthony Gutierrez City Clerk Lea Alvarez City Manager Jeff Drobney City Attorney Sam Hensley, Jr.
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1. Invocation

City resident Carlene Fregeolle led the Invocation.

2. Pledge of Allegiance

City resident 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

Mayor Easterling asked the Council to add an item to the agenda to approve a resolution authorizing emergency stormwater repairs at 2500 Cobb International Boulevard as proposed by Proshot Concrete, Inc.

Motion by Councilmember Jones to add item 15.C as presented. Seconded by Councilmember Orochena.

Vote taken, motion unanimously approved 5-0. Motion passed.

Mayor Easterling also announced that he would be requesting a motion to remove item 15. A from the agenda.

5. Presentations

6. Public Comment (Items on the Agenda)

This section is for comment on any item on the agenda.

6:32 p.m. Floor Open for Public Comments

No comments.

6:33 p.m. Floor Closed for Public Comments

7. Old Business

8. New Business

9. Committee and Board Reports

10. Public Hearing(s)

11. Consent Agenda

A. Minutes: April 28, 2025 Work Session

Approval of the April 28, 2025, City Council work session minutes.

B. Minutes: May 5, 2025 Regular Meeting

Approval of the May 5, 2025, City Council regular meeting minutes.

C. Minutes: May 5, 2025 Executive Session

Approval of the May 5, 2025, City Council executive session minutes.

D. Resolution: Temporary Co-Location of Polling Locations - K4A at K3A

Consideration to approve a Resolution authorizing to temporarily change the polling location for Kennesaw 4A to be co-located with the polling place at Kennesaw 3A at Ben Robertson Community Center through the end of 2025.

Resolution No. 2025-32

E. Surplus: City Vehicles and Equipment

Consideration to approve the surplus and disposal of select vehicles and equipment.

F. Resolution: Framework Agreement with Cobb County

Consideration for approval of a Resolution authorizing the execution of a Framework Agreement between the City of Kennesaw and Cobb County for a reclamation project on Cobb International Blvd.

Resolution No. 2025-33

G. Resolution: Temporary Construction Easement and Bank Protection Easement

Consideration for approval of a Resolution authorizing a Temporary Construction Easement and Bank Protection Easement to Cobb County.

Resolution No. 2025-34

Motion by Councilmember Gutierrez to approve the Consent Agenda engross.

Seconded by Councilmember Viars.

Vote taken, motion unanimously approved 5-0. Motion passed.

12. General and Administrative

13. Public Safety

A. Crime Statistics: April 2025

Consideration to accept the April 2025 Crime Statistics.

Chief Westenberger presented the April 2025 crime statistics [see **Exhibit A**].

Motion by Councilmember Viars to accept the April 2025 crime statistics as presented.
Seconded by Councilmember Jones.

Vote taken, motion unanimously approved 5-0. Motion passed.

14. Information Technology

15. Public Works and Building Maintenance

A. Resolution: Construction Material Testing Services for Public Safety Facility

Consideration for approval of a Resolution accepting a proposal from Geo-Hydro Engineers for Construction Material Testing Services for the Kennesaw Public Safety Facility.

Motion by Councilmember Jones to remove item 15. A from the agenda. Seconded by Councilmember Orochena.

Vote taken, motion unanimously approved 5-0. Motion passed.

B. Resolution: Offer for Abandoned Right-of-Way at 2995 and 2997 North Main Street

Consideration for approval of a Resolution accepting the second offer for the purchase of the right-of-way at 2995 and 2997 North Main Street.

[Councilmember Orochena recused herself from discussing and voting on the item due to her parents owning the subject property].

Public Works Director Ricky Stewart presented a resolution accepting the second offer for the purchase of the right-of-way at 2995 and 2997 North Main Street. The property owner of 2995 and 2997 North Main Street offered \$7,000, with the City to pay the recording and/or attorney fees necessary to complete the transaction.

Councilmember Viars' suggestion was to accept the \$7,000, but the buyer pays all typical buyers' costs as well.

Motion by Councilmember Jones to approve [Resolution No. 2025-35](#) accepting an offer of \$7,000 with the buyer paying all typical buyers' fees for the right-of-way at 2995 and 2997 North Main Street. Seconded by Councilmember Viars.

Vote taken, motion approved 4-0-1 [Councilmember Orochena recused]. Motion passed.

Mayor Easterling asked City Attorney Sam Hensley, Jr. that when the City transfers the property, the rights of way at both addresses are merged to reflect one parcel under R-30, so the property owner does not have to come back to the City down the line. Mr. Hensley, Jr. responded he would see to that.

Add On: 15. C Resolution: Emergency Stormwater Repair

Consideration for approval of a Resolution authorizing emergency stormwater repairs at 2500 Cobb International Boulevard as proposed by Proshot Concrete.

Mr. Stewart stated that in March, Public Works was notified of a sinkhole that was developing on the shoulder of Cobb International near 2500 Cobb International Boulevard. Public Works responded to the issue and started investigating the location of the sinkhole and with whom the responsibility for repairing it lay. In the meantime, staff was in conversation with Atlanta Bonded Warehouse because if the sinkhole was not on city property, it would be on their property. The City put Atlanta Bonded Warehouse in touch with Proshot Concrete to try to get an estimate to get a repair done. Mr. Stewart stated that staff has been trying to develop an RFP to do the repair through the bid process, but with the amount of rain we have had over the last month and a half, the sinkhole has widened to the point that it is threatening Atlanta Bonded Warehouses' retaining wall that holds up their parking lot. Additionally, there is fiber optic that is exposed in the sinkhole, gas will be next, and then water as the sinkhole moves towards the road. Mr. Stewart's opinion is that we do not have time to finish going through the RFP process, which could take another couple of months at least. The City reached out to Proshot Concrete regarding the original proposal, which now has the City of Kennesaw as the recipient of the proposal. The price has increased due to the worsening of the sinkhole. The cost is now \$194,000.

Mr. Stewart mentioned that the City is working with Atlanta Bonded Warehouse and some of the other properties that are contributing to the flow that is within the pipe to try to develop some sort of assessment so that the City is not bearing the full cost of the repair. The City will pay to do the repair, but in the meantime, Public Works will go back to the properties that should contribute to the cost.

Motion by Councilmember Jones to approve [Resolution No. 2025-36](#) authorizing the emergency stormwater repairs at 2500 Cobb International Boulevard as proposed by Proshot Concrete, Inc. for \$194,000, as presented. Seconded by Councilmember Orochena.

Mayor Pro Tem Ferris shared he drove out to look at the sinkhole and almost all of it looked to be on private property. Mr. Stewart shared that a large portion of the sinkhole is now on private property. The junction box that failed initially receives street water, so the City is contributing to the structure. The pipe sees the City's water, Atlanta Bonded's

water, and multiple parcels along Cobb International Boulevard. Mayor Pro Tem Ferris said he knows this sinkhole needs to be fixed as soon as possible, but the thing he keeps going back to is that, as a City, we are not supposed to be spending money on private property. However, he understands the unusual circumstances regarding this issue. He asked Mr. Stewart how much money Atlanta Bonded Warehouse would be willing to contribute to the repair. Mr. Stewart responded that Atlanta Bonded Warehouse would be willing to contribute their fair share of the cost.

Mayor Pro Tem Ferris asked how we would assess the property owners and what would be considered their fair share. He said he had not heard of the City ever doing an assessment. Mr. Stewart said his use of his word "assessment" is more along the lines of an agreement to be able to equally and fairly distribute the cost of this repair.

Mayor Pro Tem Ferris reassured that he is not totally against the City doing this as he knows these repairs have to be made. He wants assurances from staff that they will pursue getting some of the money recovered. Mr. Stewart stated he had already had preliminary discussions with the Bentleys about it. The City would have to find some legal mechanism to be able to do that.

Mayor Pro Tem Ferris asked Mr. Hensley, Jr. about his thoughts. Mr. Hensley, Jr. responded that the firm had had preliminary talks, but he wondered if Mr. Stewart knew if the property owner had any property insurance. Mr. Stewart is sure the property owner has insurance and that could be an avenue that the City pursues. What is causing such an issue with this project is that Cobb International no longer has a Property Owners' Association. Each property owner is standing individually instead of an association.

Mayor Pro Tem Ferris asked the Public Works Director, City Manager, Mayor, and City Attorney to pursue everything legally possible to recoup some of the cost.

Councilmember Jones asked if the issue was in our right-of-way or not. Mr. Stewart responded that the junction box is 25 feet deep. There is a pipe coming from the street to that box and one coming from the private property side. The issue is the pipe from the box going back to the road is ours. Whether the failure is at the box or one section of pipe under the right of way cannot be determined until Proshot Concrete begins the work. All that Public Works knows is based on the surface investigation.

Councilmember Jones asked how long the pipe is that Proshot Concrete is relining. Mr. Stewart said they are estimating the entire length of the pipe under the road. Ultimately, Public Works is erring to the safe side of fixing it all, if necessary.

Councilmember Jones asked if the price could go beyond the proposed \$194,000. Mr. Stewart stated that he believed Proshot Concrete provided a safe proposal, but if they go down there and identify any issue that goes beyond the \$194,000, Mr. Stewart will bring it back to the Council.

Vote taken, motion unanimously approved 5-0. Motion passed.

16. Recreation and Culture

17. Community Development

18. Public Comment (General)

This section is for general comment.

7:01 p.m. Floor Open for Public Comments

ANDREW BRAMLETT [City Resident]: Mr. Bramlett shared a local history story about the Blue Ridge Parkway [See **Exhibit B**].

7:02 p.m. Floor Closed for Public Comments

19. City Manager's Report

A. Reports, Discussions, and Updates

Dr. Drobney shared that the City received funding for the Cobb Parkway Connectivity Study. It has been selected as part of the 2025 LCI Study program. The City will receive \$160,000 in grant funding from the Atlanta Regional Commission to help us reimagine Cobb Parkway. Congratulations to Chanelle Campbell and Darryl Simmons in the Planning and Zoning department.

Mayor Easterling added that over the weekend, he had the pleasure of receiving an award on behalf of the City of Kennesaw from Cobb Landmarks for the restoration of the Kennesaw Depot.

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 Ferris was a part of the Kennesaw Jaycees many years ago, and they met in the Depot. That one building has been many things over the years. He is glad we took the necessary steps to renovate it. On a different note, he was driving around Swift-Cantrell Park last weekend and the movie night was packed!

Councilmember Jones shared that his kids have been hanging out with family this week so that he could have a little bit of freedom and build them some furniture!

Councilmember Orochena is looking forward to attending the Housing Affordability Summit.

Councilmember Gutierrez is getting married in a few weeks! Finishing the final details has been stressful, but they are looking forward to it!

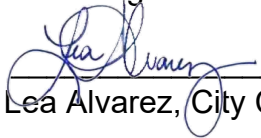
Councilmember Viars reminded everyone that the Farmers Market is every Monday from 3:30 p.m. to 7:00 p.m. It is a small, but mighty Farmers' Market.

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 7:07 p.m. The next work session will be held on Tuesday, May 27, 2025, at 6:30 p.m. in the Council Chambers. The public is encouraged to attend.



Lea Alvarez, City Clerk

April 2025 Crime Statistics



Group A Crimes	Apr 2025	Apr 2024	YTD 2025	YTD 2024
AGGRAVATED ASSAULT	6 (+0)	6	17 (+4)	13
INTIMIDATION	6 (-2)	8	44 (+18)	26
SIMPLE ASSAULT	11 (-5)	16	51 (-17)	68
HOMICIDE OFFENSES	0 (+0)	0	0 (-1)	1
SEX OFFENSES	3 (-2)	5	11 (-3)	14
KIDNAPPING	0 (-2)	2	2 (-2)	4
MOTOR VEHICLE THEFT	2 (+1)	1	10 (+4)	6
BURGLARY	5 (-2)	7	13 (-2)	15
ANIMAL CRUELTY	0 (+0)	0	0 (+0)	0
EMBEZZLEMENT	0 (+0)	0	1 (-1)	2
BRIBERY	0 (+0)	0	0 (+0)	0
ARSON	1 (+1)	0	1 (+1)	0
ROBBERY	1 (+1)	0	3 (+3)	0
FORGERY	1 (+1)	0	4 (-2)	6
EXTORTION	1 (+0)	1	4 (-1)	5
FRAUD OFFENSES	11 (+4)	7	62 (+18)	44
LARCENY/ THEFT OFFENSES	12 (+4)	8	58 (+9)	49
VANDALISM	2 (-4)	6	15 (-10)	25
STOLEN PROPERTY OFFENSES	1 (+0)	1	6 (+1)	5
DRUG/ NARCOTICS OFFENSES	24 (-15)	39	110 (-10)	120
PORNOGRAPHY OBSCENE MATERIAL	1 (+1)	0	1 (-2)	3
WEAPONS LAW VIOLATIONS	2 (-1)	3	15 (+2)	13
Totals	90	110	428	419

	Apr 2025	Apr 2024	YTD 2025	YTD 2024
Dispatched Calls for Service	637 (-141)	778	2,810 (-154)	2,964
Self-Initiated Activity	1,221 (+125)	1,096	5,055 (+707)	4,348
Traffic Citations	541 (-14)	555	2,207 (-41)	2,248
Traffic Warnings*	732 (+184)	548	2,842 (+646)	2,196
Arrests**	64 (-40)	104	313 (-46)	359

	Apr 2025	Apr 2024	YTD 2025	YTD 2024
Auto Accidents	92 (-33)	125	388 (-38)	426
Accident w/ Injury	6 (-8)	14	42 (+4)	38
Hit and Run	8 (-2)	10	45 (-2)	47
Hit and Run w/ Injury	0 (-1)	1	2 (-2)	4
Person Hit by Auto w/ Injury	2 (+1)	1	3 (+2)	1

* Warnings do not include verbal warnings

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Arrests do not include juvenile arrests

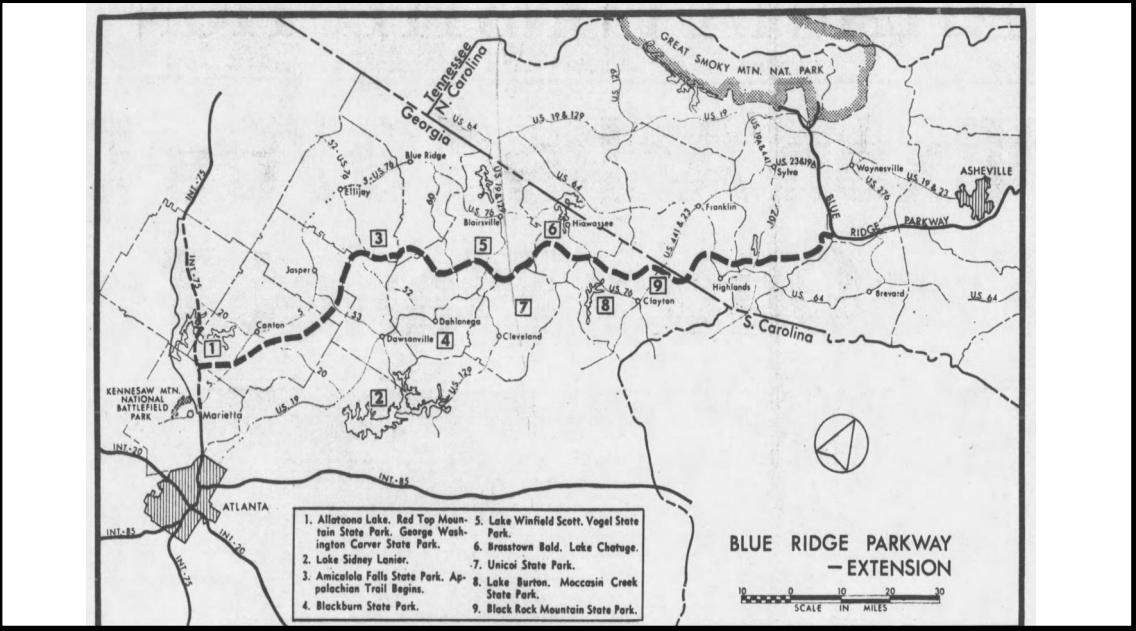
KENNESAW HISTORY

The Blue Ridge Parkway is perhaps the most famous road in the South, stretching from Virginia to North Carolina. Construction began in the 1930s, and was largely complete by the mid-1960s. At that time, efforts began to expand the scenic route further south into Georgia. This extension would have ended just north of Kennesaw.

The plans proposed by the National Park Service in 1963 would have seen the parkway enter North Georgia in Rabun County, and wind south to a point between Kennesaw Mountain and Lake Allatoona. Based on maps published in newspapers, it looks like it would have ended on the stretch of I-75 just north of Wade Green Road.

Throughout the 1960s and into the 1970s, Congress and the Georgia Legislature would debate the extension project. There were concerns about finding funds in the middle of the Vietnam War, and several environmental groups expressed opposition.

Though the plan was approved by Congress and signed into law by Lyndon B. Johnson, no construction work would ever take place. It was effectively ended in 1973, and officially canceled in 1985. It is strange to imagine how different North Georgia and Cobb County would look if the scenic route had been built.



Map of the Blue Ridge Parkway extension
March 8, 1970 *Atlanta Constitution*

Presented by Andrew J. Bramlett at the May 19, 2025,
City of Kennesaw Mayor & Council Meeting

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

PLEASE MAKE SURE YOUR NAME IS LEGIBLE AND CLEAR

**City Council Meeting
5/19/2025
Public Comment Sign-in**

	Name	Address	Topic
1	<u>Arden J. Brant</u>	<u>2990 Springfield Dr.</u>	<u>Local History</u>
2	<u></u>	<u></u>	<u></u>
3	<u></u>	<u></u>	<u></u>
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