



**Mayor and City Council Work Session**  
**Tuesday, November 5, 2025 at 6:30 PM**  
**City Hall, 875 Main Street, Stone Mountain, Georgia 30083**

**Minutes**

**Mayor and Council: Dr. Beverly Jones – Mayor | Post 3: Mayor Pro Tem Ryan Smith**  
**Post 1: Council Member Anita Bass | Post 2: Council Member Mark Marianos**  
**Post 4: Council Member Gil Freeman | Post 5: Council Member Shawnette Bryant**  
**Post 6: Council Member Teresa Crowe**

**Staff: Maggie Dimov – Interim City Manager/Economic Development Director/DDA | Shavala Ames - City Clerk | Angela Couch - City Attorney**

Public Hearing was called to order at 6:37 p.m.

**PRESENT:** Council Member: Post 1 Anita Bass, Council Member: Post 2 Mark Marianos, Mayor Pro Tem: Post 3 Ryan Smith, Council Member: Post 5 Shawnette Bryant, Council Member: Post 6 Teresa Crowe, Mayor Beverly Jones

**ABSENT:** Council Member: Post 4 Gil Freeman

**I. Public Hearing**

**1. Public Hearing on Overview of the Proposed Budget**

Interim City Manager Maggie Dimov provided a general overview of the Proposed Budget as outlined in the provided city council packet.

*Council Member Freeman arrived at 6:39 p.m.*

**Public Hearing comments**

**Public Comment 1: Theresa Thomas** – Indicated the need for a forensic audit of the budget, expressing concern that funds from FY 2026 were being used to cover FY 2025 expenses. Noted that the current budget raises concerns about a potential millage rate increase and cited a lack of transparency in spending for parties/events, SPLOST, and the DDA due to missing line items. Also raised concerns about significant road issues on James B. Rivers Memorial Drive, including potholes and sinkholes.

**Public Comment 2: Eileen Smith** – Questioned the fluctuation of salaries and benefits in the budget compared to the number of employees across several departments, including Administration, the Police Department, the Visitors Center, and Public Works.

**Public Comment 3: Denise Phillips** – Stated that the City has not lost money since 2018 and raised concerns about the Administration budget and what she described as unnecessary hiring. Questioned why no capital funding was allocated for sidewalks, road repairs, or updated computer systems. Urged the Mayor and Council to vote no on the proposed budget.

**Public Comment 4: Clint Monroe** – Stated that the duties of the Mayor and Council include maintaining a transparent government and expressed concern about a lack of accountability in how taxpayer money

is being spent. Emphasized the need for an audit to identify potential issues in the City's finances so that proactive steps can be taken.

**Public Comment 5: Theresa Thomas** – Stated that the 2023 audit flagged funds spent from SPLOST that was not reimbursed. Noted concerns about the Crabapple expense being paid from SPLOST and later reportedly shifted to Public Works without documentation. Also cited Municode requirements to raise funds for the cemetery and expressed concern that the City has not closed out the 2024 or 2025 finance reports, which she believes violates Municode.

## **II. Adjournment – 7:11 P.M.**

### **ACTION: MOTION TO ADJOURN PUBLIC HEARING AT 7:11 P.M**

Motion made by Mayor Pro Tem: Post 3 Ryan Smith, Seconded by Council Member: Post 5 Shawnette Bryant

**Voting Yea:** Council Member: Post 1 Anita Bass, Council Member: Post 2 Mark Marianos, Mayor Pro Tem: Post 3 Ryan Smith, Council Member: Post 4 Gil Freeman, Council Member: Post 5 Shawnette Bryant, Council Member: Post 6 Teresa Crowe

### **MOTION PASSED (UNANIMOUSLY)**

## **III. Call to Order**

Mayor Jones called the meeting to order at 7:11 P.M

## **IV. Determination of Quorum**

**PRESENT:** Council Member: Post 1 Anita Bass, Council Member: Post 2 Mark Marianos, Mayor Pro Tem: Post 3 Ryan Smith, Council Member: Post 4 Gil Freeman, Council Member: Post 5 Shawnette Bryant, Council Member: Post 6 Teresa Crowe, Mayor Beverly Jones

## **V. Invocation and Pledge**

Mayor Jones led the Pledge of Allegiance, followed by the invocation

## **VI. Citizen Comments – Including comments from public/stakeholders**

**Citizen Comment 1: Dave Thomas** – Thanked all candidates who ran for Mayor and Council, noting the significant responsibility of committing to four years of public service. Expressed support for the incoming elected officials as well as the remaining Council members.

**Citizen Comment 2: Kay Nunez** – Expressed excitement about the parking lot being paved behind City Hall but raised concerns about street parking. Asked Council to consider prohibiting parking on one side of the road from City Hall to Mackin Street, noting that traffic entering and exiting the new lot could impede emergency vehicle access.

**Citizen Comment 3: Carl Wright** – Thanked all Council members for their service and expressed hope that those departing will continue contributing to the City and building on the efforts made during their tenure including Clint Monroe.

**Citizen Comment 4: Clint Monroe** – Thanked Carl Wright for his kind words and congratulated Elaine Vaughn on her win, stating that he stands by the commitments he made during his campaign and intends to support her. Expressed gratitude for citizen participation, noting that voter turnout exceeded 27% for an off-year election. Added that he would like to see residents' water, gas, and electric bills reduced and suggested that the City consider lowering the millage rate to 15 mills.

**Citizen Comment 5: Theresa Thomas** - Encouraged residents to remove campaign signs and noted a request from a San Pablo resident to clear some wooded areas. She thanked Council Member Bryant for the parking lot and asked about adding a sidewalk and security. Also urged the Mayor and Council to consider the impact of the government shutdown and private layoffs on residents and noted strong communal unity at the end of the election.

**VII. Review of the Journal (City Clerk)**

1. Consideration of an action on a request to approve October 18, 2025 Special Called Meeting Minutes

**ACTION: MOTION TO APPROVE OCTOBER 18, 2025 SPECIAL CALLED MEETING MINUTES**

Motion made by Council Member: Post 1 Anita Bass, Seconded by Council Member: Post 2 Mark Marianos

**Voting Yea:** Council Member: Post 1 Anita Bass, Council Member: Post 2 Mark Marianos, Mayor Pro Tem: Post 3 Ryan Smith, Council Member: Post 4 Gil Freeman, Council Member: Post 6 Teresa Crowe

**Voting Nay:** Council Member: Post 5 Shawnette Bryant

**MOTION PASSED**

2. Consideration of an action on a request to approve October 21, 2025 Meeting Minutes

**ACTION: MOTION TO APPROVE OCTOBER 21, 2025 MEETING MINUTES**

Motion made by Mayor Pro Tem: Post 3 Ryan Smith, Seconded by Council Member: Post 2 Mark Marianos

**Voting Yea:** Council Member: Post 1 Anita Bass, Council Member: Post 2 Mark Marianos, Mayor Pro Tem: Post 3 Ryan Smith, Council Member: Post 6 Teresa Crowe

**Voting Nay:** Council Member: Post 4 Gil Freeman, Council Member: Post 5 Shawnette Bryant

**MOTION PASSED**

**VIII. Reading of Communications – None**

**IX. Adoption of The Agenda of The Day**

**ACTION: MOTION TO ADOPT THE AGENDA OF THE DAY**

Motion made by Mayor Pro Tem: Post 3 Ryan Smith, Seconded by Council Member: Post 2 Mark Marianos

**Voting Yea:** Council Member: Post 1 Anita Bass, Council Member: Post 2 Mark Marianos, Mayor Pro Tem: Post 3 Ryan Smith, Council Member: Post 4 Gil Freeman, Council Member: Post 5 Shawnette Bryant, Council Member: Post 6 Teresa Crowe

**MOTION PASSED (UNANIMOUSLY)**

**X. City Manager's Report**

- 155 1. The City Manager briefly highlighted two special events, including the Kaboom event and the  
156 Trunk or Treat, and thanked Council Member Freeman for leading the Kaboom initiative.  
157  
158 2. Council Member Freeman thanked the Atlanta Falcons, Georgia Power, the Mayor and Council,  
159 along with all other participating candidates and volunteers, for coming out and donating their  
160 time toward the project. Council Member Bryant congratulated Council Member Freeman for the  
161 3 playgrounds he has taken the initiative to put up around the City and the hard work he's done  
162 in the community.  
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164 **XI. Council Policy Discussion Topics – None**

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166 **XII. Unfinished Business – None**

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168 **XIII. New Business**

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170 **1. Consideration of an action on a request to appoint a Personnel Hearing Officer**

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172 Mayor Jones asked City Attorney Angela Couch to provide additional details regarding the  
173 employee grievance process, including the role of the personnel hearing officer. Attorney Couch  
174 explained that an informal process must occur before a formal grievance, following the chain of  
175 command, with a final appeal to a personnel hearing officer if the criteria are met. She also clarified  
176 that the terms for appointments or reappointments are two years.  
177

178 Following extensive discussion, the item was tabled to allow the Mayor additional time to nominate  
179 an attorney to serve as the Personnel Hearing Officer.  
180

181 **ACTION: MOTION TO TABLE THE REQUEST TO APPOINT A PERSONNEL HEARING**  
182 **OFFICER**

183 Motion made by Council Member: Post 2 Mark Marianos, Seconded by Council Member: Post 1  
184 Anita Bass  
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186 **Voting Yea:** Council Member: Post 1 Anita Bass, Council Member: Post 2 Mark Marianos,  
187 Mayor Pro Tem: Post 3 Ryan Smith, Council Member: Post 4 Gil Freeman, Council Member:  
188 Post 5 Shawnette Bryant, Council Member: Post 6 Teresa Crowe  
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190 **MOTION PASSED (UNANIMOUSLY)**

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192 **2. Consideration of an action on a request to appoint Planning Commission members**

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194 Members of the Council questioned Ms. Isley regarding any familial relationships with current  
195 commission members and what motivated her to join the City's Planning Commission. She  
196 explained that community members informed her of the position and that, as a local resident, she is  
197 familiar with the area and scope of the work.  
198

199 Members of the Council questioned Ms. Wilson regarding any familial relationships with current  
200 commission members and what motivated her to join the City's Planning Commission. She stated  
201 that she has lived in Stone Mountain Village for three years and wanted to make a difference. She  
202 noted that she had attended several Council meetings and wanted an opportunity to become more  
203 involved.  
204

205 **ACTION: MOTION TO APPOINT RAINA WILSON AS A PLANNING COMMISSION MEMBER**

206 Motion made by Council Member: Post 2 Mark Marianos, Seconded by Council Member: Post 1  
207 Anita Bass  
208

209 **Voting Yea:** Council Member: Post 1 Anita Bass, Council Member: Post 2 Mark Marianos,  
210 Mayor Pro Tem: Post 3 Ryan Smith, Council Member: Post 5 Shawnette Bryant, Council  
211 Member: Post 6 Teresa Crowe

**Voting Nay:** Council Member: Post 4 Gil Freeman

**MOTION PASSED**

**ACTION: MOTION TO APPOINT RACHEL M. ISLEY AS A PLANNING COMMISSION MEMBER**

Motion made by Council Member: Post 2 Mark Marianos, Seconded by Council Member: Post 1 Anita Bass

**Voting Yea:** Council Member: Post 1 Anita Bass, Council Member: Post 2 Mark Marianos, Mayor Pro Tem: Post 3 Ryan Smith, Council Member: Post 4 Gil Freeman, Council Member: Post 6 Teresa Crowe

**Voting Nay:** Council Member: Post 5 Shawnette Bryant

**MOTION PASSED**

**3. Consideration of an action on a request to appoint Historic Preservation Committee members**

Mayor Pro Tem Ryan Smith inquired about term limits. Council Member Teresa Crowe and Tamaya Huff confirmed that no term limits are currently outlined in the City's code.

Members of the Council asked Mary Galloway what motivated her to join the Historic Preservation Committee and what her top priorities would be. She stated that she looks forward to working collaboratively with the board, emphasized the importance of consistency, and noted that reviewing the codes to ensure alignment would be a key focus.

**ACTION: MOTION TO APPOINT MARY GALLOWAY AS A HISTORIC PRESERVATION COMMITTEE MEMBER**

Motion made by Council Member: Post 1 Anita Bass, Seconded by Council Member: Post 2 Mark Marianos

**Voting Yea:** Council Member: Post 1 Anita Bass, Council Member: Post 2 Mark Marianos, Mayor Pro Tem: Post 3 Ryan Smith, Council Member: Post 4 Gil Freeman, Council Member: Post 5 Shawnette Bryant, Council Member: Post 6 Teresa Crowe

**MOTION PASSED (UNANIMOUSLY)**

**ACTION: MOTION TO APPOINT ANDREA REDMOND AS A HISTORIC PRESERVATION COMMITTEE MEMBER**

Motion made by Council Member: Post 2 Mark Marianos, Seconded by Council Member: Post 6 Teresa Crowe

**Voting Yea:** Council Member: Post 1 Anita Bass, Council Member: Post 2 Mark Marianos, Council Member: Post 5 Shawnette Bryant, Council Member: Post 6 Teresa Crowe

**Voting Nay:** Mayor Pro Tem: Post 3 Ryan Smith, Council Member: Post 4 Gil Freeman

**MOTION PASSED**

**4. Consideration of an action on a request of appointments to the Comprehensive Plan Stakeholder Committee, requested by Planning Manager Tamaya Huff**

Council Member Marianos will temporarily serve on the Comprehensive Plan Stakeholder Committee until the newly elected Council members begin their terms, at which time the Council may reappoint a member.

**ACTION: MOTION TO APPOINT MAYOR PRO TEM SMITH AND COUNCIL MEMBER MARK MARIANOS AS MEMBERS OF THE COMPREHENSIVE PLAN STAKEHOLDER COMMITTEE.**

Motion made by Council Member: Post 1 Anita Bass, Seconded by Council Member: Post 6 Teresa Crowe

**Voting Yea:** Council Member: Post 1 Anita Bass, Council Member: Post 2 Mark Marianos, Mayor Pro Tem: Post 3 Ryan Smith, Council Member: Post 4 Gil Freeman, Council Member: Post 5 Shawnette Bryant, Council Member: Post 6 Teresa Crowe

**MOTION PASSED (UNANIMOUSLY)**

5. Consideration of an action on a request by the Downtown Development Authority (DDA) to Exempt DDA-Sponsored Signs from City Sign Permit Fees

Council raised questions regarding exemptions and specifications for campaign signs, including the number and size allowed. The City Attorney recommended adding specific language so that a resolution could be drafted to include these requirements.

**ACTION: MOTION TO APPROVE A REQUEST BY THE DOWNTOWN DEVELOPMENT AUTHORITY (DDA) TO EXEMPT DDA-SPONSORED SIGNS FROM CITY PERMIT FEES**

Motion made by Mayor Pro Tem: Post 3 Ryan Smith, Seconded by Council Member: Post 1 Anita Bass

*Motion not voted on, later amended*

**ACTION: MOTION TO AMEND PREVIOUS MOTION MADE BY MAYOR PRO TEM RYAN SMITH AND INCLUDE ALL SIGNAGE CONDITIONS/ SPECIFICATIONS AS WILL BE PROPOSED**

Motion made by Council Member: Post 2 Mark Marianos, Seconded by Council Member Post 1 Anita Bass

**Voting Yea:** Council Member: Post 1 Anita Bass, Council Member: Post 2 Mark Marianos, Mayor Pro Tem: Post 3 Ryan Smith, Council Member: Post 6 Teresa Crowe

**Voting Nay:** Council Member: Post 4 Gil Freeman, Council Member: Post 5 Shawnette Bryant

**MOTION PASSED**

**XIV. New Ordinances and Resolutions**

1. Resolution No. 2025-29 – Amend Special Event Fee Schedule to include street closures

The Interim City Manager discussed the need for street closures during special events to ensure public safety and suggested creating a fee schedule to cover the costs of police presence, barricades, and other necessary City support.

Council members questioned whether it would be fair to charge citizens permit fees.

**ACTION: MOTION TO APPROVE RESOLUTION NO. 2025-29 – AMEND SPECIAL EVENTS FEE SCHEDULE TO INCLUDE STREET CLOSURES**

Motion made by Mayor Pro Tem: Post 3 Ryan Smith, Seconded by Council Member: Post 6 Teresa Crowe

*Motion not voted on, later tabled*

**ACTION: MOTION TO TABLE RESOLUTION NO. 2025-29 AMEND SPECIAL EVENTS FEE SCHEDULE TO INCLUDE STREET CLOSURES**

Motion made by Council Member: Post 4 Gil Freeman, Seconded by Council Member: Post 5 Shawnette Bryant

**Voting Yea:** Council Member: Post 1 Anita Bass, Council Member: Post 4 Gil Freeman, Council Member: Post 5 Shawnette Bryant, Council Member: Post 6 Teresa Crowe

**Voting Nay:** Council Member: Post 2 Mark Marianos, Mayor Pro Tem: Post 3 Ryan Smith

**Motion Passed**

**2. Ordinance 2025-10 – 2026 City Budget**

Council members inquired about the budget increase for the Visitors Center. It was explained that the increase reflects two new positions, a Recreation Manager and an Events Manager, the latter originally budgeted under Administration. Council also raised concerns about SPLOST funding. Finance Manager Angelia Adediran clarified that under an agreement, DeKalb County has allocated \$2 million for specific projects, which are now at the halfway mark. The remaining funds are reflected under SPLOST II in the budget.

Council Member Anita Bass clarified that even if the budget were passed today, there would still be an opportunity to make a budget amendment. City Attorney Angela Couch added that the budget ordinance could not be approved at this meeting because it was only on its first read and advised that Council instead make a motion to adopt the budget as presented instead.

Additional questions were raised about additional staff members being requested in the proposed budget. Planning Manager Tamayah Huff gave a brief overview of the Planning and Zoning Review process and outlined her day-to-day responsibilities to offer clarity on the need for a new position within the Planning Department.

**ACTION: MOTION TO APPROVE ORDINANCE NO. 2025-10 – 2026 CITY BUDGET**

Motion made by Council Member: Post 2 Mark Marianos, Seconded by Council Member: Post 1 Anita Bass

**Voting Yea:** Council Member: Post 1 Anita Bass, Council Member: Post 2 Mark Marianos, Council Member: Post 6 Teresa Crowe

**Voting Nay:** Mayor Pro Tem: Post 3 Ryan Smith, Council Member: Post 4 Gil Freeman, Council Member: Post 5 Shawnette Bryant

*Mayor Jones voted in favor – motion later amended by Council Member Mark Marianos due to the Ordinance being on its first read*

**ACTION: MOTION TO ADOPT 2026 CITY BUDGET WITH ADJUSTMENTS**

Motion made by Council Member: Post 2 Mark Marianos, Seconded by Council Member: Post 1 Anita Bass

**Voting Yea:** Council Member: Post 1 Anita Bass, Council Member: Post 2 Mark Marianos, Mayor Pro Tem: Post 3 Ryan Smith, Council Member: Post 6 Teresa Crowe

**Voting Nay:** Council Member: Post 4 Gil Freeman, Council Member: Post 5 Shawnette Bryant

**MOTION PASSED**

3. Ordinance 2025-07 – 1008 B Main Street - Special Use Permit

**ACTION: MOTION TO APPROVE ORDINANCE NO. 2025-07 – 1008 B MAIN STREET - SPECIAL USE PERMIT**

Motion made by Council Member: Post 2 Mark Marianos, Seconded by Council Member: Post 1 Anita Bass

**Voting Yea:** Council Member: Post 1 Anita Bass, Council Member: Post 2 Mark Marianos, Mayor Pro Tem: Post 3 Ryan Smith, Council Member: Post 6 Teresa Crowe

**Voting Nay:** Council Member: Post 4 Gil Freeman, Council Member: Post 5 Shawnette Bryant

**MOTION PASSED**

4. Ordinance 2025-08 – 6804 James B. Rivers Memorial Drive - Special Use Permit

**ACTION: MOTION TO APPROVE ORDINANCE NO. 2025-08 – 6804 JAMES B. RIVERS MEMORIAL DRIVE - SPECIAL USE PERMIT**

Motion made by Council Member: Post 2 Mark Marianos, Seconded by Council Member: Post 1 Anita Bass

**Voting Yea:** Council Member: Post 1 Anita Bass, Council Member: Post 2 Mark Marianos, Mayor Pro Tem: Post 3 Ryan Smith, Council Member: Post 6 Teresa Crowe

**Voting Nay:** Council Member: Post 4 Gil Freeman, Council Member: Post 5 Shawnette Bryant

**MOTION PASSED**

XV. Remarks of Privilege

1. Council Member Bass announced that Stone Mountain Elementary School received a renovation package for their library, classrooms, and breakrooms, with the work scheduled to begin on Tuesday, November 11, 2025, at 2:30 p.m.
2. Council Member Bryant congratulated the newly elected Council Members and Mayor and encouraged them to thoroughly review City materials and to read their packets carefully.

XV. Announcements by the Mayor – None

XVII. Executive Session to discuss Personnel, Legal, Cyber Security, and/or Real Estate (if needed)

XVIII. Adjournment

**ACTION: MOTION TO ADJOURN THE MEETING 9:44 P.M.**

Motion made by Council Member: Post 2 Mark Marianos, Seconded by Mayor Pro Tem: Post 3 Ryan Smith

**Voting Yea:** Council Member: Post 1 Anita Bass, Council Member: Post 2 Mark Marianos, Mayor Pro Tem: Post 3 Ryan Smith, Council Member: Post 4 Gil Freeman, Council Member: Post 5 Shawnette Bryant, Council Member: Post 6 Teresa Crowe

**MOTION PASSED (UNANIMOUSLY)**

  
Dr. Beverly Jones, Mayor

  
Shavala Ames, City Clerk