



# Mayor and City Council Public Hearing and Regular Session

Tuesday, July 02, 2024 at 6:30 PM

City Hall, 875 Main Street, Stone Mountain, Georgia 30083

## Minutes

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**Mayor and Council:** Dr. Beverly Jones – Mayor | Ryan Smith - Mayor Pro Tem

Anita Bass | Mark Marianos | Gil Freeman | Shawnette Bryant | Teresa Crowe

**Staff:** Darnetta Tyus - City Manager | Shawn Edmondson - Assistant City Manager - City Clerk |  
Danny Mai - Assistant City Clerk | Jeff Strickland - City Attorney

**City of Stone Mountain, GA Facebook page:** <https://www.facebook.com/CityofStoneMtn/>

**Link to join Webinar:** [<https://us06web.zoom.us/j/82926013751>]

### Public Hearing

Applicant Elisabeth Richmond requests a Special Use Permit for a Vacation Home Facility at 1103 Forrest Avenue (Parcel ID: 18 090 01 001).

City Planner Edwards went up to spoke to Mayor & Council, recommended that Council approves this motion, dependent on various contingencies.

### In Opposition:

Eileen Smith: Smith noted that the "shed" would not be occupied; however, new documents review that the "shed" would be identified as Unit B.

Theresa Thomas: Thomas noted that there needs to be more regulations for Short Term Rentals

### In Favor:

Property Owner: Property Owner noted that the Shed was always a part of the plan; and noted that it was only to only be temporarily used.

Jelani Linder: Linder spoke about the importance of regulations on short-term rentals. Linder noted the importance that this would be another way for the City to Generate Revenue.

Clint Monroe: Monroe noted the importance of consistent standards for all AirBNB's within the city.

-----Applicant Response-----

Applicant Elisabeth Richmond: noted that there are already ordinances within the City Code.

Additionally Richmond noted that there are 31 Illegally operating AirBNB's within city limits; however, Richmond wanted to ensure that the AirBNB's that she is associated with, are within Legal Guidelines. Richmond also noted that the entire process to obtain a permit takes 120 days.

Applicant Medhina Gibirendin owner of the Village Bottle Shop is requesting an Alcohol Privilege License for his business located at 839 Main Street. The location is zoned C-3 (Commercial) (Assistant City Manager-City Clerk Edmondson).

City Planner Edwards went up to spoke to Mayor & Council, recommended that Council approves this motion, dependent on various contingencies.

APPLICANT: Medhina discussed his experience with owning and rationale behind why he is asking to obtain this license.

IN FAVOR:

Andre Knight: Knight noted that he is excited that there is some development with the property, given that it has been run down for some time now.

Jean Milice: Milice noted that he is excited for the development of the property.

IN OPPOSITION:

City Resident: Resident noted that the applicant's property is in front of her property, and does not wish to have a liquor store in front of her home.

Theresa Thomas: Thomas noted that they are neither for nor against this application. Thomas noted that they would want metrics to determine how many liquor stores are within city limits.

APPLICANT COMMENTS:

Applicant noted that they have their own parking lot, and will not be using the street for parking. They also noted that the entry point would only be on Main Street. The Applicant also noted that they spent \$150,000.00 on parking alone. CM Freeman asked for the Applicant's hours of operation. Applicant noted that they would be open from 08:00 AM ET -> 10:00 PM ET

Adjournment

Motion made by Mayor Pro Tem: Post 3 Smith, Seconded by Council Member: Post 4 Freeman.

Voting Yea: Council Member: Post 1 Bass, Council Member: Post 2 Marianos, Mayor Pro Tem: Post 3 Smith, Council Member: Post 4 Freeman, Council Member: Post 5 Bryant, Council Member: Post 6 Crowe

## **Call to Order**

## **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 (ONLINE)

Mayor Beverly Jones

## **Invocation and Pledge**

Mayor Jones led the Pledge of Allegiance at [07:08] PM ET. Rev Parker led the Invocation at [07:09] PM ET.

## **Citizen Comments – Including comments from public/stakeholders (3 minutes per comment)**

### *Comments from the Public*

*The public comments are reserved exclusively for comments from the public and not for immediate reply. The purpose of public comment is to allow the public to voice city related requests, concerns or opinions only during the public comment portion of the City Council meeting. I. The Mayor and City Council reserves the right to extend or limit the length of public comments based on: (1) the issue under discussion; (2) the number of items on the agenda; and (3) the extent to which the speaker remains constructive in their comments and questions. II. The public may not directly confront the public speaker but must direct all comments and questions to the Mayor and City Council. III. Public harassment of or confrontation with a public speaker will not be tolerated. Members of the public violating tenets two or three will be asked to sit down or leave the premises.*

Citizen Comment #1 (Louise Johnson): In favor of a 4-way stop at 4th and mountain street.

Citizen Comment #2 (Orea Parker): Parker stressed the importance of the greater good when dealing with City Business.

Citizen Comment #3 (Elisabeth Richmond): Richmond noted that they would like to point out certain conversations that occurred on the "Nextdoor" App regarding certain council members. Richmond specifically noted that the behavior by certain council members should not be representative of the City.

Citizen Comment #4 (Daryle Nunnis): Nunnis spoke in regards to the Main street, specifically regarding the maintenance of Mainstreet.

Citizen Comment #5 (Ginger Criswell): Criswell spoke on the importance of annexation, and urged council to host a meeting to discuss the qualifications regarding annexation.

### **Review of the Journal (Assistant City Manager & City Clerk Edmondson)**

1. Request Minutes from City Council Meeting [06.18.2024] be approved

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

Voting Yea: Council Member: Post 1 Bass, Council Member: Post 2 Marianos, Mayor Pro Tem: Post 3 Smith, Council Member: Post 6 Crowe

Voting Nay: Council Member: Post 4 Freeman, Council Member: Post 5 Bryant

### **Reading of Communications**

#### **Adoption of The Agenda of The Day**

#### **City Manager's Report**

2. City Manager - Darnetta Tyus

City Manager Tyus spoke on items in the City Manager's Report.

(REPORT FOUND IN AGENDA PACKAGE)

### **Council Policy Discussion Topics**

#### **Unfinished Business**

3. Applicant Elisabeth Richmond requests a Special Use Permit for a Vacation Home Facility at 1103 Forrest Avenue (Parcel ID: 18 090 01 001) (Richard Edwards)

MOTION TO APPROVE AS IS

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

Voting Yea: Council Member: Post 1 Bass, Council Member: Post 2 Marianos, Mayor Pro Tem: Post 3 Smith, Council Member: Post 4 Freeman, Council Member: Post 6 Crowe

Voting Nay: Council Member: Post 5 Bryant

MOTION PASSED

4. City Staff request the approval to enter into the agreement for the Enterprise Fleet Management Program to manage and monitor maintenance and inventory of the City of Stone Mountain's Vehicles. The budgeted funding lines are (01-5040.52.2220 Vehicle Repair & Maintenance) (Chief Westerfield & Assistant City Manager & City Clerk Edmondson)

MOTION TO VOTE ON ITEM AS IS

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

Voting Yea: Council Member: Post 1 Bass, Council Member: Post 2 Marianos, Mayor Pro Tem: Post 3 Smith

Voting Nay: Council Member: Post 4 Freeman, Council Member: Post 5 Bryant, Council Member: Post 6 Crowe, Mayor Jones

MOTION FAILS

5. Discussion on acquiring three (3) bids to move forward with the paving of the Blue House Lot (CM Bryant)

NO ACTIONABLE ITEMS

6. Request the consideration/approval to make 3rd Street and East Mountain a 4-way stop to increase safety. Currently there is a 2-way stop at the location (CM Crowe)

NO ACTIONABLE ITEMS; POSTPONED UNTIL ADDITIONAL RESEARCH HAS BEEN DONE

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

Voting Yea: Council Member: Post 1 Bass, Council Member: Post 2 Marianos, Mayor Pro Tem: Post 3 Smith, Council Member: Post 4 Freeman, Council Member: Post 5 Bryant, Council Member: Post 6 Crowe

7. Discussion on Signing City Contracts After the Approval of Council (CM Crowe)

NO ACTIONABLE ITEMS

8. Discussion on Conducting a Forensic Audit for the City Finances (Mayor Jones)

NO ACTIONABLE ITEMS

9. Discussion on Matters Dealing with the Downtown Development Authority (CM Freeman/Attorney Strickland)

MOTION TO POSTPONE UNTIL NEXT MEETING

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

Voting Yea: Council Member: Post 1 Bass, Council Member: Post 2 Marianos, Council Member: Post 4 Freeman, Council Member: Post 5 Bryant, Council Member: Post 6 Crowe  
Voting Nay: Mayor Pro Tem: Post 3 Smith

### **New Business**

10. Discussion on the Approval of the Use Agreement between the following parties: "Stone Mountain Pharaohs" and "The City of Stone Mountain" (City Manager Tyus)

MOTION TO APPROVE THE ITEM AS IS

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

Voting Yea: Council Member: Post 1 Bass, Council Member: Post 2 Marianos, Mayor Pro Tem: Post 3 Smith, Council Member: Post 6 Crowe

Voting Nay: Council Member: Post 4 Freeman, Council Member: Post 5 Bryant

11. Applicant Medhina Gibirendin owner of the Village Bottle Shop is requesting an Alcohol Privilege License for his business located at 839 Main Street. The location is zoned C-3 (Commercial) (Assistant City Manager-City Clerk Edmondson).

MOTION TO APPROVE THE ITEM CONTINGENT ON CONDITIONS SET FORTH BY COUNCIL

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

Voting Yea: Council Member: Post 1 Bass, Council Member: Post 2 Marianos, Mayor Pro Tem: Post 3 Smith, Council Member: Post 4 Freeman, Council Member: Post 6 Crowe

Voting Nay: Council Member: Post 5 Bryant

### **New Ordinances and Resolutions**

#### **Remarks of Privilege**

**Announcements by The Mayor**

**Executive Session to Discuss Personnel, Legal, and/or Real Estate (if needed)**

**Adjournment**