



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

Agenda

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).

[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).

Adjournment

Call to Order

Determination of Quorum

Invocation and Pledge

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.

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

- [1.](#) Request Minutes from City Council Meeting [06.18.2024] be approved

Reading of Communications

Adoption of The Agenda of The Day

City Manager's Report

- [2.](#) City Manager - Darnetta Tyus

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)
- [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)
5. Discussion on acquiring three (3) bids to move forward with the paving of the Blue House Lot (CM Bryant)
- [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)
7. Discussion on Signing City Contracts After the Approval of Council (CM Crowe)
8. Discussion on Conducting a Forensic Audit for the City Finances (Mayor Jones)
9. Discussion on Matters Dealing with the Downtown Development Authority (CM Freeman/Attorney Strickland)

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)

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).

New Ordinances and Resolutions

Remarks of Privilege

Announcements by The Mayor

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

Adjournment



City of Stone Mountain
875 Main Street
Stone Mountain, GA 30083

STAFF ANALYSIS AND REPORT

OWNER/APPLICANT: Meta Capital, LLC c/o Elisabeth Richmond

LOCATION: 1103 Forrest Avenue
(Parcel ID: 18 090 01 001)

CURRENT ZONING/USE: GC: Single-Family Residential

PROPOSED ZONING/USE: GC: Vacation Home Facility

REQUEST: Special Use Permit for Vacation Home Facility.

ZONING/ADJACENT LAND USE:

North	R-2: Traditional Residential – Single-Family
South	GC: General Commercial– Single-Family
West	R-2: Traditional Residential – Single-Family
East	GC: General Commercial– Single-Family

MEETING INFORMATION:

Planning & Zoning Commission:	05/20/2024 – 6:30 P.M
Mayor & City Council 1 st Read:	06/18/2024 – 6:30 P.M.
Mayor & City Council Public Hearing:	07/02/2024 – 6:30 P.M.

RECOMMENDATION:

Staff recommends approval with conditions.

BACKGROUND:

June 18, 2024

To: City of Stone Mountain Planning Commission

From: Sarah McQuade, Planner

Subject: The applicant is requesting a Special Use Permit to allow for a Vacation Home Facility.

Background:

Article XVI of Appendix A – Zoning defines a vacation home facility as “a residential type development with commercial enterprise, offering whole house rental with no more than four lodging rooms for temporary occupancy for a fee that does not offer food to guests.” The applicant requests a vacation home facility with four bedrooms.

The existing residential structure on the property was constructed in 1930 with two bedrooms and two bathrooms. According to the DeKalb County Tax Assessor’s website, the home has 1,067 square feet of living area. The property owner has received permit approvals for the exterior renovations of the home, a storage shed, and a gazebo that are currently on the property.

The property owners are residents of DeKalb County and the property manager is a resident of the City of Stone Mountain.

Analysis: Pursuant to Article II of the City of Stone Mountain Zoning Ordinance, Staff has reviewed the variance request in accordance with the required review criteria.

A. Whether or not there will be a significant adverse effect on the neighborhood or area in which the proposed use will be located.

There are not any anticipated adverse impacts on the neighborhood or area. The existing building is within the Single-Residential future land use category and the Five Points (Gateway) Character Area. These categories call for a variety of residential uses including condominium residential, multi-family residential, single-family residential, and townhome/duplex residential with the Five Points (Gateway) commercial and office/professional uses.

B. Whether or not the use is compatible with the neighborhood.

The proposed use appears to be compatible with the surrounding uses. The proposed staff conditions would limit the number of guests allowed on the property to help ensure the single-family nature of the property is preserved.

C. Whether or not the proposed use will constitute a nuisance as defined by state law.

It is not anticipated that the proposed use will constitute a nuisance.

- D. Whether or not property values of surrounding property will be adversely affected.**
Adjacent property values are not anticipated to be adversely affected through the establishment of the requested use.
- E. Whether or not adequate provisions are made for parking and traffic considerations.**
It is not anticipated that the proposed use will cause a burden on traffic. This is an existing residential unit with a long driveway to easily accommodate two to three vehicles.
- F. Whether or not the site or intensity of the use is appropriate.**
The proposed vacation home facility use does appear to be of an appropriate site and intensity.
- G. The location or proximity of other similar uses (whether conforming or non-conforming).**
Staff is not aware of any legally operating vacation home facilities on this block. However, there is an owner-occupied short-term rental in the vicinity along Poplar Springs Road.
- H. Whether or not adequate controls and limits are placed upon commercial deliveries.**
It is not anticipated that there would be any commercial deliveries to the site.
- I. Whether or not adequate landscaping plans are incorporated to ensure appropriate transition.**
The proposed use is within an existing development that has existing landscaping.
- J. Whether or not the public health, safety and welfare of the surrounding neighborhoods will be adversely affected.**
The subject property is located within a residential neighborhood and will not produce adverse impacts on the public health, safety, and welfare of surrounding neighborhoods. There will not be an undue strain on resources (i.e.: schools, transportation, water) based on the characteristics of the proposed use.
- K. Whether it is consistent with the Comprehensive Plan.**
The existing building is within the Single-Family Residential Future Land Use Category and the Five Points (Gateway) Character Area. These categories call for a variety of residential uses including condominium residential, multi-family residential, single-family residential, and townhome/duplex residential.

Recommendation:

Pursuant to Article II of the City of Stone Mountain Zoning Ordinance, Staff recommends that the special use permit be **APPROVED** with the following conditions:

1. A property manager shall be designated and filed with the City Clerk during the occupational tax process. Contact information for a 24-hour representative shall be provided.
2. The following contacts shall be displayed in a conspicuous location in the vacation home facility:

- a. Property Manager/24-hour contact
 - b. Fire
 - c. Police (emergency and non-emergency numbers)
3. Occupancy shall be limited to no more than 2 persons per bedroom or a total of 4 people occupying the property at any one time.
4. Occupancy by guest(s) shall not exceed 14 consecutive days during any 90-day period.
5. The unit shall be required to have a smoke alarm in each lodging room (guest room) and a fire extinguisher visible and accessible to guests.
6. The facilities are subject to at least one annual inspection at the time of initial licensing and during renewal of the same. The facility may be subject to other inspections, if complaints are filed with the City.
7. There shall be no on-street parking allowed by occupants.

On May 20th, 2024, the Planning Commission recommended **APPROVAL** with staff's conditions for a special use permit for a vacation home facility at 1103 Forrest Avenue.

Attachments:

1. Application
2. Floor Plans
3. Applicant's Letter of Intent
4. Zoning Verification Form
5. Property Manager Form
6. Article XVI of Appendix A - Vacation Home Facilities



APPLICATION FOR USE PERMIT

City of Stone Mountain
875 Main Street
Stone Mountain, GA 30083

Date Received: 05/10/24

USE PERMIT #: _____
(Office Use Only)

APPLICANT INFORMATION

Applicant Name: Elisabeth Richmond/Migdalia Martinez
Address: 701 Mountain Oaks Pkwy,
Phone: (949) 316-56099 Cell: Stone Mtn Fax: _____
Email Address: Mic4108@aol.com

OWNER INFORMATION (If different from Applicant)

Owner Name: _____
Address: _____
Phone: _____ Cell: _____ Fax: _____
Email Address: _____

PROPERTY INFORMATION

Address: 1103 Forrest Ave, Stone Mtn. GA 30083
Parcel ID#: _____ Land Lot: _____ District: _____

CURRENT ZONING: R2

USE PERMIT REQUEST: Short term rental

Name (print) Elisabeth Richmond
Signature: [Signature] Date: 5/10/24

SECTION II**OWNER/PETITIONER**

NOTICE: Part 1 and/or Part 2 below must be signed and notarized when the petition is submitted. Please complete Section IV as follows:

- a) If you are the sole owner of the property and not the petitioner complete Part 1.
- b) If you are the petitioner and not the sole owner of the property complete Part 2.
- c) If you are the sole owner and petitioner complete Part 1.
- d) If there are multiple owners each must complete a separate Part 1 and include it in the application.

Part 1. Owner states under oath that he/she is the owner of the property described in the attached legal description, which is made part of this application.

TYPE OR PRINT OWNER'S NAME

ADDRESS

CITY & STATE

ZIP CODE

OWNER'S SIGNATURE

EMAIL ADDRESS

Sworn to and subscribed before me this the

Day of 20

NOTARY PUBLIC

PHONE NUMBER

see attached

PART 2. Petitioner states under oath that: (1) he/she is the executor or Attorney-in-fact under a Power-of-Attorney for the owner (attach a copy of the Power-of-Attorney letter and type name above as "Owner"); (2) he/she has an option to purchase said property (attach a copy of the contract and type name of owner above as "Owner"); or (3) he/she has an estate for years which permits the petitioner to apply (attach a copy of lease and type name of owner above as "Owner").

TYPE OR PRINT PETITIONER'S NAME

ADDRESS

CITY & STATE

ZIP CODE

PETITIONER'S SIGNATURE

EMAIL ADDRESS

Sworn to and subscribed before me this the

Day of 20

NOTARY PUBLIC

PHONE NUMBER

SECTION V**ATTORNEY / AGENT**

Check One: ☐ Attorney ☒ Agent

TYPE OR PRINT ATTORNEY / AGENT NAME

SIGNATURE OF ATTORNEY / AGENT

ADDRESS

CITY & STATE

ZIP CODE

MrtaCapitalLLCMgmt@gmail.com
EMAIL ADDRESS
(803)524-4699
PHONE NUMBER

PETITIONER'S SIGNATURE



USE PERMIT CONSIDERATIONS

Applicant: Elisabeth Richmond / Migdalia Martinez

Analyze the impact of the proposed use permit with the following questions:

1. Compatibility with land uses and zoning districts in the vicinity of the property for which the use permit is proposed? yes
2. What is the extent to which property values are diminished by their particular zoning restrictions? none
3. What is the extent to which the possible reduction of property values of the subject property promotes health, safety, morals or general welfare of the public? none
4. What is the relative harm to the public as compared to the hardship imposed upon the individual property owner? none
5. What is the suitability of the subject property for the zoning proposed? suitable
6. What is the length of time the property has been vacant as zoned, considered in the context of land development in the area in the vicinity of the property? N/A
7. Will the zoning proposal will permit a use that is suitable in view of the use and development of adjacent and nearby property? no

8. Will the zoning proposal adversely affect the existing use or usability of adjacent or nearby property?
no
9. Does the property affected by the zoning proposal have a reasonable economic use as currently zoned?
no
10. Does the zoning proposal result in a use which will or could cause an excessive or burdensome use of existing streets, transportation facilities, utilities, or schools? _____
11. Is the zoning proposal in conformity with the policy and intent of the comprehensive plan and future development map? yes
12. Are there any other existing or changing conditions affecting the use and development of the property which gives supporting grounds for either approval or disapproval of the zoning proposal? _____
no
13. What is the impact upon the appearance of the city? none
14. What is the anticipated impact upon the provision of water, sewage, transportation and other urban services? none
15. What is the anticipated impact upon population density and the potential for overcrowding and urban sprawl? none
16. What is the anticipated impact upon thoroughfare congestion and traffic safety? none
17. What measures are being taken to protect the property against blight and depreciation? all will be maintained for 5-star reviews



DISCLOSURE REPORT

Office use only:

USE PERMIT PETITION #: _____ CITY COUNCIL MEETING DATE: _____

Within the (2) years immediately preceding the filing of this zoning petition have you, as the applicant, owner and/or opponent for the use permit petition, or an attorney or agent of the applicant or opponent for the use permit petition, made any campaign contributions aggregating \$250.00 or more or made gifts having an aggregate value of \$250.00 to a member of City Council.

CHECK ONE:☐

YES

☒

NO

If the answer is YES, proceed to sections 1 through 4.

If the answer is NO, complete only section 4.

1. CHECK ONE:☒

Party to Petition

☐

In Opposition to Petition

If party to petition, complete sections 2, 3, and 4 below.

If in opposition, proceed to sections 3 and 4 below.

2. List all individuals or business entities which have an ownership interest in the property which is the subject of this use permit petition: Meta Capital, LLC & Migdalia Martinez

3. CAMPAIGN CONTRIBUTIONS:

Name of Government Official	Total Dollar Amount	Date of Contribution	Enumeration and Description of Gift Valued at \$250.00 or more

4. The undersigned acknowledges that this disclosure is made in accordance with the Official Code of Georgia, Section 36-67A-1 et. seq. Conflict of interest in zoning actions, and that the information set forth herein is true to the undersigned's best knowledge, information and belief.

Name (print) Elisabeth RichmondSignature: [Signature] Date: 5/10/24

200'

E Central Dr



North
South

Forrest Ave

18 090 02 001



900 10 060 81

120'

120'

50'

100'

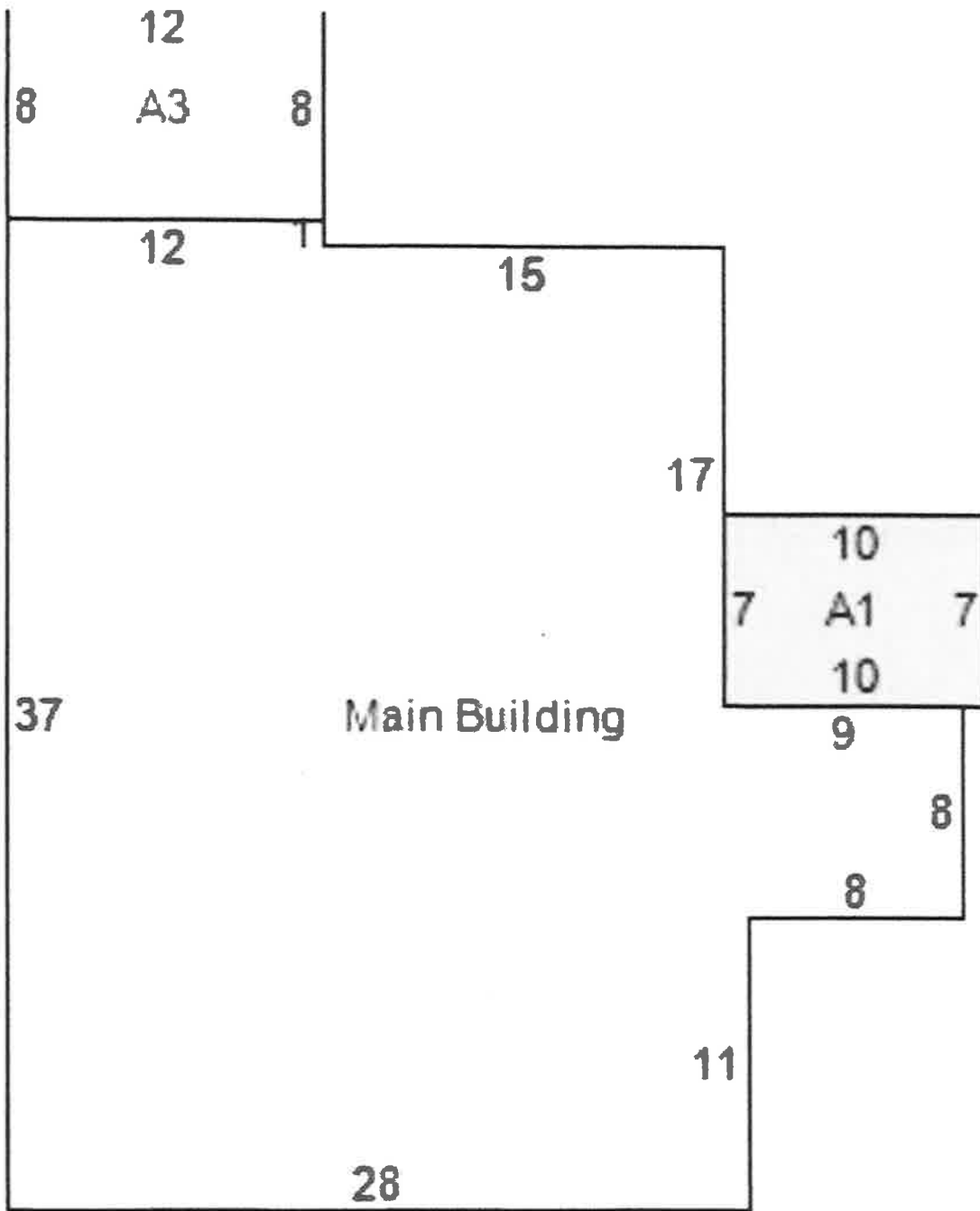
18 090 01 001

60'

(2)

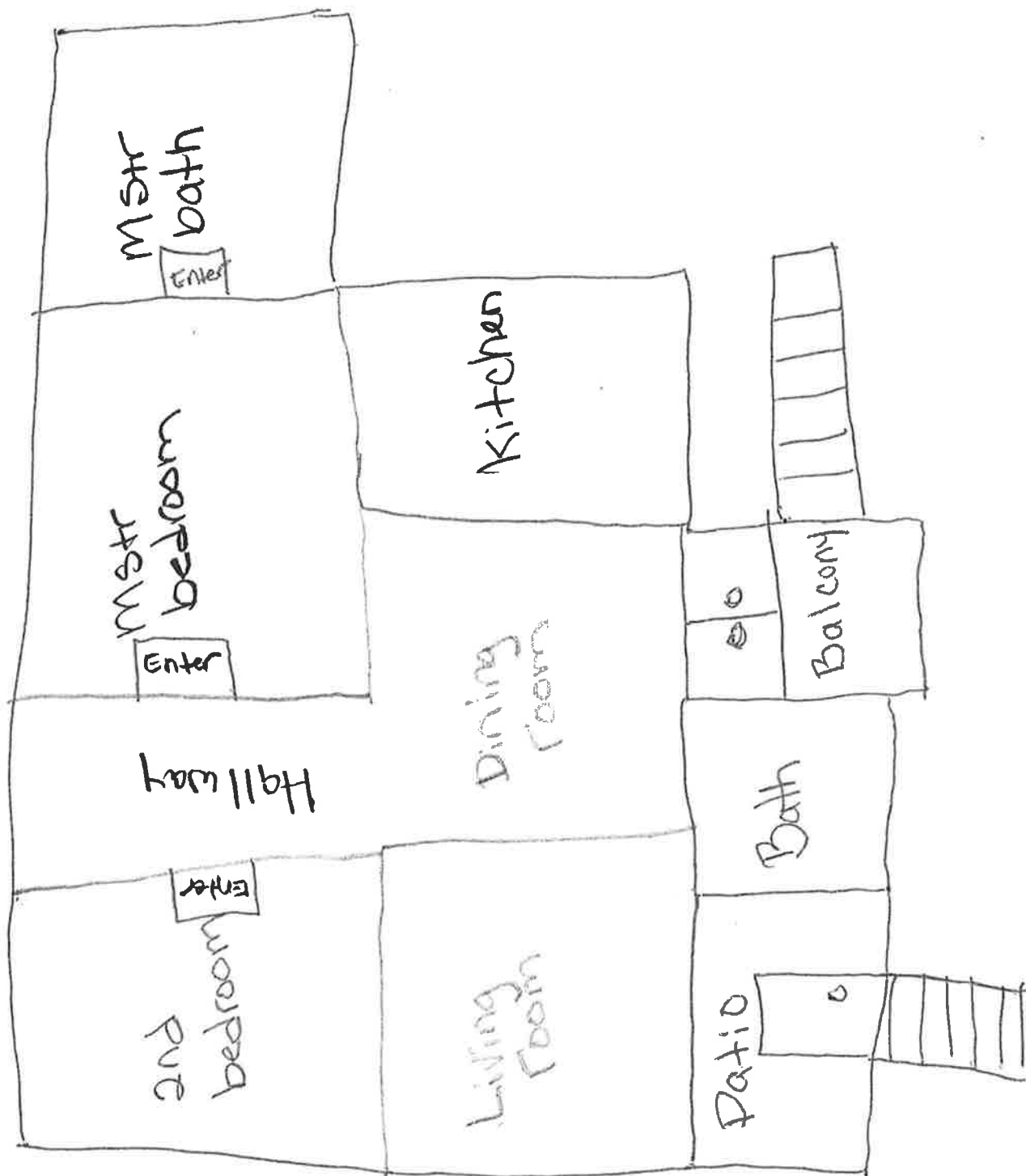
18 090 01 002

22 Surrounding



E Central Dr





CITY OF STONE MOUNTAIN

Owner/Applicant Information

I, hereby, affirm that I am either the owner or legal lessee of the aforementioned business property and that I will be occupying an existing commercial development with the same use or similar use as determined by the City of Stone Mountain Office of Building Administration.

The existing tenant space is 5,000 square feet or less and the proposed use is Business or Mercantile. I have made no changes in any way (i.e., any gas, mechanical, plumbing and/or electrical work, load bearing, non-load bearing walls, exits, etc.) apart from paint or other finishes.

I understand that if I wish to make structural or other types of changes, I (or my contractor) is to submit plans/or apply for building and/or trade service permits with the Office of Building Administration. I also understand that if I wish to change the type of business, I am to submit a Zoning Certification Request to the Administrative Office.

I understand that a life safety inspection will be conducted of my business. The inspector may discover safety violations that will need to be corrected and re-inspected prior to any certificate of occupancy being issued. I also understand that the inspector may find violations such that I will be required to submit plans and obtain an additional permit to correct the violations. If it is determined that the actual use is not consistent with the information provided, this application shall be considered null and void.

I hereby affirm that the information provided is true and accurate. I, hereby, affirm that approval of this application does not constitute approval for any other permit that may be required by the City or other agency having jurisdiction.

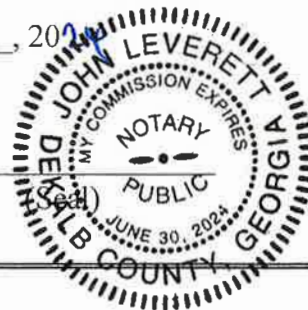
M. Martinez
Signature

Migdalia Martinez
Printed Name of Tenant/Owner

Sworn to and subscribed before me this 20 day of April, 2024

[Signature]
Notary Signature

8-30-24
My Commission Expires



Official Office Use Only

Zoning _____ Construction Type _____ Occupancy Load _____

Comments _____

City Clerk Signature

Date



ZONING VERIFICATION REQUEST FORM

Please submit your completed form electronically, saved in .pdf format with a maximum 25 MB file size, to redwards@stonemountaincity.org. No hard copies are required to be submitted. Fees can be paid at City Hall or via a credit card authorization form. The review time is 3 business days. There is a \$40 fee for all zoning verification letters.

This form is to request zoning information, such as the parcels zoning description and zoning cases on the property. You can find the parcel number of the City's GIS website: [WebAppViewer](#).

Check Applicable Type:



Zoning Letter



Business License Verification

APPLICANT INFORMATION:

Name: Migdalía Martínez

Company: _____

Mailing Address: 701 Mountain Oaks Pkwy, St. Mt. GA 30087

Primary Phone Number: (949) 365-6099 Email Address: mic468@aol.com

PROPERTY INFORMATION:

Property Address: 1103 Forrest Ave. St. Mt. GA 30083

Parcel ID: _____

Name of Owner: Migdalía Martínez

Current Use of Property: Family use

Proposed Use of Property: Air BNB / short term rental

APPLICANT SIGNATURE: M. Martínez

DATE: 4-3-2024

Methods of payment: Cash, Money Order and Credit Cards can be taken at City Hall or via a credit card authorization form.

(MAKE CHECKS PAYABLE TO THE CITY OF STONE MOUNTAIN)



City of Stone Mountain Property Manager Application

Section 1: Applicant Information

1. Name of Applicant: Migdalena Martinez / Elisabeth Richmond
2. Business Name (if applicable): Meta-Capital, LLC
3. Contact Information:
 - o Address: 5163 Poplar Springs Rd, 30083
 - o Phone Number: (803) 524-4699
 - o Email: MetaCapitalLLC@gmail.com
4. Property Manager License Number (if applicable): _____

Section 2: Property Details

1. Address of Property: 1103 Forrest Ave, Stone Mtn GA 30083
2. Type of Property (e.g., single-family home, apartment, etc.): SF
3. Number of Units: 1
4. Brief Description of Property: single family home
5. Additional Comments/Notes: _____

Section 3: Emergency Contacts

1. Emergency Contact Name: Elisabeth Richmond
 - o Relationship to Property Owner/Manager: business manager
 - o Phone Number: (803) 524-4699
 - o Address: 5163 Poplar Springs Rd, 30083
2. Emergency Contact Name: Migdalena Martinez
 - o Relationship to Property Owner/Manager: self
 - o Phone Number: (949) 365-6099
 - o Address: 701 Mountain Dales Pkwy, Stone Mtn 30083
3. Emergency Services Contact Information:
 - o Police: 911
 - o Fire Department: 911
 - o Medical Services/Hospital: 911

Section 4: Declaration

I, Migdalena Martinez, hereby declare that the information provided in this application is true and accurate to the best of my knowledge. I understand that any false statements may result in the rejection of this application.

Signature: M. Martinez Date: 4/20/24

Section 5: Submission

Please submit this application to the City Clerk's Office at the following address:

City Clerk's Office
City of Stone Mountain
875 Main Street
Stone Mountain, Georgia 30083

ARTICLE XVI: VACATION HOME FACILITIES

Section 16-1. Purpose, definitions, licenses.

16-1.1 Purpose.

- A. The purpose of this article is the establishment of land use regulations within the scope of the zoning powers of the municipal authority to govern vacation home facilities in the city. The intent of this article is to promote economic development in the vacation rental industry without harming existing residential properties.

16-1.2 Definitions.

- A. A lodging room is defined as a room that is used for temporary occupancy for a fee.
- B. An owner is defined as an individual, partner, or officer of a corporation who is an officer registered with the Corporations Division of the Georgia Secretary of State with title to real property.
- C. A vacation home facility is defined as a residential type establishment, with commercial enterprise, offering whole house rental with no more than four lodging rooms for temporary occupancy for a fee and that does not offer food to guests.

16-1.3 Licenses.

- A. A vacation home facility shall obtain a home occupational tax certificate from the city.
- B. Fees for lodging in a vacation home facility are subject to local and state taxation ordinances.

(Ord. No. 2017-07, pt. I, 8-1-17)

Section 16-2. Occupancy and parking restrictions.

16-2.1 Occupancy restrictions.

- A. A vacation home facility must meet the following occupancy restrictions:
 - 1. Provide no more than four lodging (guest) rooms with a minimum of 70 square feet per room.
 - 2. Occupancy of a lodging room shall require at least 40 square feet per individual.
 - 3. Occupancy by guest(s) shall not exceed 14 consecutive days during any 90 day period.
 - 4. The owner of a vacation home facility shall live within the corporate boundaries of DeKalb County, Georgia.
 - 5. Vacation home facilities shall be available for occupancy on a continuous basis except for repairs, renovations, or the absence of the owner.
 - 6. Vacation home facilities shall be required to have a smoke alarm in each lodging room (guest room) and a fire extinguisher visible and accessible to guests. The facilities are subject to at least one annual inspection at the time of initial licensing and during renewal of the same.

16-2.2 Parking restrictions.

-
- A. Except where permitted by law, no parking shall be allowed on the street or in the front yard of a vacation home facility.
 - B. Parking regulations relative to the zoning district in which the vacation home facility is located shall apply.

(Ord. No. 2017-07, pt. I, 8-1-17)

Section 16-3. Signage.

16-3.1 Signage.

- A. No business and advertising signs shall be permitted.

(Ord. No. 2017-07, pt. I, 8-1-17)

**APPLICATION FOR ALCOHOLIC BEVERAGE PRIVILEGE LICENSE
CITY OF STONE MOUNTAIN, GEORGIA**

Please read through the entire application before answering any questions. Every question must be answered fully and correctly. If the space provided is not sufficient, answer the questions on another sheet of paper and indicate that a separate sheet is attached. If a particular question does not apply to you, then answer "N/A" and if necessary explain why the question is not applicable to you. **Do not leave any questions blank.** When the form is completed, it must be dated, signed and verified under oath by the applicant and filed with the City Clerk of the City of Stone Mountain, Georgia together with all supporting documents, and a certified check or cash for Three Hundred Fifty Dollars and No/100 (\$350.00) which is non-refundable if the license is not granted. If the license is granted, this processing/investigative fee will be applied towards the first annual license issued.

Type of establishment: (Check one)

- ☐ Restaurant ☐ Private Club ☐ Hotel/Motel ☐ Bed & Breakfast
☐ Caterer ☐ Convenience Store ☐ Grocery Store ☒ Wholesaler
☐ Theater or Other Entertainment Establishments ☐ Poolrooms & Billiard Parlors

Type of license applied for: (Check one)

License Fee must be paid by certified check or cash within 30 days of approval

- ☒ Retail consumption – Restaurant, Private Club, Bed & Breakfast, Caterer,
Poolrooms & Billiard Parlors, Hotel/Motel, Theater or Other Entertainment Establishments
(distilled spirits, malt beverages and wine) \$2,800
- ☐ Retail consumption - Restaurant, Private Club, Bed & Breakfast, Caterer,
Poolrooms & Billiard Parlors, Hotel/Motel, Theater or Other Entertainment
Establishments
(malt beverages and wine only) \$ 500
- ☐ Retail dealer: Building size greater than 4,000 sq. ft.
(beer and wine package sales only) \$1,000
- ☐ Retail dealer: Building size 4,000 sq. ft. or less
(beer and wine package sales only) \$ 500
- ☐ Wholesale dealer (beer or wine) \$ 200
- ☐ Transfer Fee \$ 100
(New Owner or Change in Licensee or Licensed Representative)
- ☐ Brew Pub \$1,000
- ☐ Temporary license \$ 50
- ☐ Temporary License Representative N/C
- ☐ Business Relocation N/C
(No Change in Licensee or License Representative)

**APPLICATION FOR ALCOHOLIC BEVERAGE PRIVILEGE LICENSE
CITY OF STONE MOUNTAIN, GEORGIA
PAGE 3**

IF CLOSE CORPORATION:

CLOSE CORPORATION NAME

STREET ADDRESS

MAILING ADDRESS (If Different)

CITY, STATE, ZIP CODE

CITY, STATE, ZIP CODE

NAME, SOCIAL SECURITY NUMBER, PER CENT INTEREST AND LEGAL ADDRESS OF ALL STOCKHOLDERS:

Are all of these stockholders U.S. Citizens? ☐ YES ☐ NO

If not, please provide the permanent alien registration # _____

(A copy of the green card must be attached)

IF A CORPORATION:

CORPORATION NAME

STREET ADDRESS

MAILING ADDRESS (If Different)

CITY, STATE, ZIP CODE

CITY, STATE, ZIP CODE

NAME OF REGISTERED AGENT FOR SERVICE OF PROCESS FOR THE CORPORATION

STREET ADDRESS

MAILING ADDRESS (If Different)

APPLICATION FOR ALCOHOLIC BEVERAGE PRIVILEGE LICENSE
CITY OF STONE MOUNTAIN, GEORGIA

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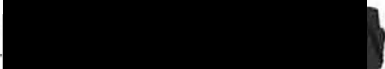
+ OMMA holding, LLC

IF LIMITED LIABILITY COMPANY:

OMMA holding, LLC
LIMITED LIABILITY COMPANY NAME

839 main St Stone Mountain 30083 GA
ADDRESS OF PRINCIPAL PLACE OF BUSINESS

NAME, ADDRESS & SOCIAL SECURITY NUMBER OF MANAGING MEMBER(S):

G. B. Hendon, medicaid ss 
839 main St Stone Mountain 30083 GA

NAME, SOCIAL SECURITY NUMBER, PER CENT INTEREST AND LEGAL ADDRESS OF ALL MEMBERS:

Are all of these partners U.S. Citizens? [] YES [] NO

If not, please provide the permanent alien registration # _____
(A copy of the green card must be attached)

NAME OF REGISTERED AGENT FOR SERVICE OF PROCESS FOR THE LIMITED LIABILITY COMPANY:

NAME

STREET ADDRESS

MAILING ADDRESS (If Different)

CITY, STATE, ZIP CODE

CITY, STATE, ZIP CODE

+
IF LIMITED PARTNERSHIP:

LIMITED PARTNERSHIP NAME

ADDRESS OF PRINCIPAL PLACE OF BUSINESS

APPLICATION FOR ALCOHOLIC BEVERAGE PRIVILEGE LICENSE
CITY OF STONE MOUNTAIN, GEORGIA
PAGE 5

NAME, ADDRESS & SOCIAL SECURITY NUMBER OF GENERAL PARTNER(S):

Gibrielin Medina
839 main St Stone Mountain
30083 HSS. [REDACTED]

NAME, SOCIAL SECURITY NUMBER, PER CENT INTEREST AND LEGAL ADDRESS OF LIMITED PARTNERS:

Are all of these partners U.S. Citizens? ☐ YES ☐ NO

If not, please provide the permanent alien registration # _____
(A copy of the green card must be attached)

NAME, OF REGISTERED AGENT FOR SERVICE OF PROCESS FOR THE LIMITED PARTNERSHIP

NAME

STREET ADDRESS

MAILING ADDRESS (If Different)

CITY, STATE, ZIP CODE

CITY, STATE, ZIP CODE

NAME OF LICENSEE:

NAME

MAILING ADDRESS (If Different)

CITY, STATE, ZIP CODE

CITY, STATE, ZIP CODE

Is the registered agent a U.S. Citizen? ☐ YES ☐ NO

If not, please provide the permanent alien registration # _____
(A copy of the green card must be attached)

APPLICATION FOR ALCOHOLIC BEVERAGE PRIVILEGE LICENSE
CITY OF STONE MOUNTAIN, GEORGIA
PAGE 6

NAME OF LICENSE REPRESENTATIVE (REQUIRED)

The license representative shall be a resident of DeKalb, Gwinnett, Fulton, Cobb, Rockdale, or Clayton County; be the manager of the business and be on the premises on a regular basis. The licensee can be the license representative if the licensee meets the same requirements as the license representative.

G. B. Remdin medina
NAME

839 main St Stonemountain
STREET ADDRESS

CITY, STATE, ZIP CODE

THE COUNTY YOU RESIDE

Is the license representative a U.S. Citizen? ☒ YES ☐ NO

If not, please provide the permanent alien registration # _____
(A copy of the green card must be attached)

Is the above address the license representative's legal and bona fide place of domicile?
☐ YES ☐ NO

NAME AND LOCATION OF BUSINESS FOR WHICH APPLICATION IS MADE:

Village Bottle Shop
NAME OF BUSINESS

839 main St
STREET ADDRESS

Stonemountain 30083 GA
CITY, STATE, ZIP CODE

DO YOU CURRENTLY HOLD OR HAVE HELD WITHIN THE LAST 10-YEARS ANY OTHER ALCOHOL BEVERAGE LICENSE OTHER THAN ONE ISSUED BY STONE MOUNTAIN? ☐ YES ☒ NO

IF YES, WHERE AND IF THE LICENSE IS CURRENT, PROVIDE THE LICENSE NUMBER AND ISSUING AUTHORITY.

055015973
License Number

Issuing Authority

HAVE YOU RECEIVED, READ, AND UNDERSTAND THE CITY OF STONE MOUNTAIN BEVERAGE LICENSE ORDINANCE? ☒ YES ☐ NO

G. B. Remdin medina
Licensee Signature

License Representative Signature

APPLICATION FOR ALCOHOLIC BEVERAGE PRIVILEGE LICENSE
CITY OF STONE MOUNTAIN, GEORGIA

PAGE 7

VERIFICATION OF LICENSEE

STATE OF GEORGIA, DeKalb COUNTY.

I, Gibiremdin medhina, Licensee, do hereby swear subject to criminal penalties for false swearing, that the statements and answers made by me to the foregoing questions in this application are true, and no false or fraudulent statement or answer is made herein to procure the granting of such license.

Gibiremdin medhina
Applicant/Licensee Signature (Full Name in Ink)

I hereby certify that Gibiremdin Medhina signed his/her name to the
(Full Name of Applicant/Licensee)

foregoing application after stating to me that he/she knew and understood all statements and answers made therein, and, under oath actually administered by me, has sworn that said statements and answers are true.

This Jan day of 09, 20 24

Danny P. Mai
NOTARY PUBLIC

My Commission Expires: 01/31/2028

[AFFIX SEAL]



VERIFICATION OF LICENSE REPRESENTATIVE

STATE OF GEORGIA, _____ COUNTY.

I, _____, License Representative, do hereby swear subject to criminal penalties for false swearing, that the statements and answers made by me to the foregoing questions this application are true, and no false or fraudulent statement or answer is made herein to procure the granting of such license.

License Representative (Full Name in Ink)

I hereby certify that _____ signed his/her name to the
(Full Name of License Representative)

foregoing application after stating to me that he/she knew and understood all statements and answers made therein, and, under oath actually administered by me, has sworn that said statements and answers are true.

This _____ day of _____, 20 _____.

NOTARY PUBLIC

My Commission Expires: _____

[AFFIX SEAL]

AFFIDAVIT OF LICENSEE/LICENSE REPRESENTATIVE

PAGE 8

STATE OF GEORGIA, DeKalb COUNTY

The undersigned licensee hereby certifies that he/she (is not) (is) serving as licensee and the license representative of G.B. Reading Media Inc.; that he/she is at least twenty one (21) years of age, (is not) (is) a resident of either DeKalb, Gwinnett, Fulton, Cobb, Rockdale, or Clayton County, and (is not) (is) a manager of the business.

G.B. Reading Media Inc.
SIGNATURE OF LICENSEE

Sworn to and subscribed before me, this

Jan day of 09, 2024

Danny P. Mai
NOTARY PUBLIC

MY COMMISSION EXPIRES: 01/31/2028

[SEAL]



The undersigned license representative hereby certifies that he/she is serving as the license representative of _____; that he/she is at least twenty one (21) years of age, is a resident of DeKalb, Gwinnett, Fulton, Cobb, Rockdale, or Clayton County, and is a manager of the business.

SIGNATURE OF LICENSE REPRESENTATIVE

Sworn to and subscribed before me, this

_____ day of _____, 20____.

NOTARY PUBLIC

MY COMMISSION EXPIRES:

[SEAL]

CONSENT FORM

I hereby authorize THE CITY OF STONE MOUNTAIN to receive any criminal history record information pertaining to me which may be in the files of any state and local criminal justice agency in Georgia via a fingerprinting process.

Gib Rendin medhina
Full Name Printed

839 main St Stone Mountain 30083 GA
Street Address

Stone Mountain 30083
City, State, Zip

M Sex Hispanic Race [REDACTED] Date of Birth [REDACTED] Social Security #

U.S. Citizen Yes No
(Attach proof, if applicable)

Gib Rendin medhina
Signature

NOTICE

Criminal justice agencies which disseminate criminal history records to private individuals and to public and private agencies shall advise all requestors that, if an employment or licensing decision adverse to the record subject is made, the record subject must be informed by the individual or agency making the adverse decision of all information pertinent to that decision. This disclosure must include information that a criminal history record check was made, the specific contents of the record, and the effect the record had upon the decision. Failure to provide all such information to the person subject to the adverse decision is a misdemeanor. This disclosure requirement applies to criminal justice agencies when such agencies make employment or licensing decisions adverse to record subjects.

Danny Phi Mai
NOTARY PUBLIC

06.10.2024
DATE

MY COMMISSION EXPIRES: 01/31/2028

[SEAL]



All Individuals Named in the Application Must Complete and Submit a 5-Year Background History Affidavit

PAGE 10

AFFIDAVIT
5-YEAR BACKGROUND HISTORY

I, Gibirendin medehina, do hereby swear that I have not within 5 years prior to the date of this application been convicted or nor entered a plea of nolo contendere to any felony, misdemeanor, or charge related to the sale, manufacture, distribution, taxability, possession or use of alcoholic beverages or illegal drugs including the offense of driving a motor vehicle under the influence of alcohol or drug, has not entered a guilty plea, or been convicted of a felony or a misdemeanor of a crime opposed to decency and morality.

Gibirendin medehina
Applicants Signature

VERIFICATION

STATE OF GEORGIA, DeKalb COUNTY.

I, Gibirendin medehina Licensee, do hereby subject to criminal penalties for false swearing, that the statements made by me in this affidavit are true.

Gibirendin medehina
Applicant's Signature (Full Name in Ink)

I hereby certify that Gibirendin medehina signed his/her name
(Full Name of Applicant)

to the foregoing affidavit after stating to me that he/she knew and understood all statements made therein, and, under oath actually administered by me, has sworn that said statements are true.

This 10th day of June, 2024

Danny Phi Mai
NOTARY PUBLIC



MY COMMISSION EXPIRES: 01/31/2028

[SEAL]



AFFIDAVIT VERIFYING STATUS FOR CITY PUBLIC BENEFIT APPLICATION
CITY OF STONE MOUNTAIN, GEORGIA
PAGE 11

By executing this affidavit under oath, as an applicant for a City of Stone Mountain, Georgia Occupation Tax Certificate; Alcohol Beverage License; Taxicab, Limousines and Other Passenger-Carrying Vehicles License; Pawnbrokers License, Adult Entertainment License, Contract or Peddlers & Solicitors I am stating the following with respect to my application for a City of Stone Mountain, Georgia

Check One:

- ☐ Occupation Tax Certificate ☒ Alcohol Beverage License ☐ Pawnbrokers ☐ Adult Entertainment
☐ Taxicab, Limousines & Other Passenger-Carrying Vehicles ☐ Contract ☐ Peddlers & Solicitors

Name of natural person applying on behalf of individual, business, corporation, partnership, or other private entity:

Print Name: G.B. Barendin medhina

Date of Birth: [REDACTED]

1) Yes I am a United States citizen

OR

2) _____ I am a legal permanent resident 18 year of age or older or I am an otherwise qualified alien or non-immigrant under the Federal Immigration and Nationality Act 18 years of age or older and lawfully present in the United States.

Alien Registration Number for Non-Citizens Issued by the Department of Homeland Security or other federal immigration agency.

O.C.G.A. § 50-36-1(e)(2) requires that aliens under the Federal Immigration and Nationality Act, Title 8 U.S.C., as amended, provide their alien registration number. Because legal permanent residents are included in the federal definition of "alien", legal permanent residents must also provide their alien registration number. Qualified aliens that do not have an alien registration number may supply another identifying number below:

Other Identifying Number

The undersigned applicant also hereby verifies that he or she is 18 years of age or older and has provided at least one secure and verifiable document, as required by O.C.G.A. § 50-36-2(b)(3) with this affidavit.

The secure and verifiable document provided with this affidavit can best be classified as:

In making the above representation under oath, I understand that any person who knowingly and willfully makes a false, fictitious, or fraudulent statement or representation in an affidavit shall be guilty of a violation of Code Section 16-10-20 of the Official code of Georgia and face criminal penalties as allowed by such criminal statute.

G.B. Barendin medhina
Signature of Applicant

06 10 2024
Date

G.B. Barendin medhina
Printed

SUBSCRIBED AND SWORN BEFORE ME ON THIS 10th DAY OF June 2024

Danny Phi Mai
Notary Public

My Commission Expires: 01/31/2028

SEAL





**CITY OF STONE MOUNTAIN POLICE DEPARTMENT
CRIMINAL HISTORY CONSENT
ALCOHOLIC BEVERAGE PRIVILEGE LICENSE
PAGE 12**

I, Gib Rendin, authorize the City of Stone Mountain Police Department to receive any criminal history record information pertaining to me which may be in the files of any state or local criminal justice agency in the State of Georgia and a criminal history record from the Georgia Crime Information Center. I understand that this information will be used to determine my eligibility to hold an Alcoholic Beverage Privilege License in the City of Stone Mountain. I acknowledge the personal information provided below is true and complete.

Gib Rendin medina
FULL LEGAL NAME (No abbreviations)

[REDACTED]
DATE OF BIRTH

839 main st stone mountain
STREET ADDRESS

[REDACTED]
MAIDEN NAME (if applicable)

GA - 30083
CITY, STATE, ZIP CODE

GA
STATE / COUNTRY OF BIRTH

[REDACTED]
SOCIAL SECURITY NUMBER

055015973
DRIVERS LIC NUMBER / STATE

ML
SEX

Blk
RACE

medina Gib Rendin
SIGNATURE

06/10/2024
DATE OF AUTHORIZATION

CERTIFICATION OF THE CHIEF OF POLICE

- ☒ I hereby certify that the person named in the application has been investigated and found not to have within the 5 years prior to this date been convicted of nor entered a plea of nolo contendere to any felony, misdemeanor, or charge related to the sale, manufacture, distribution, taxability, possession or use of alcoholic beverages or illegal drugs including the offense of driving a motor vehicle under the influence of alcohol or drugs, has not entered a guilty plea, or been convicted of a felony or misdemeanor or a crime opposed to decency and morality.
- ☐ I hereby certify that the person named in this application has been investigated and found ineligible for an Alcoholic Beverage Privilege License.

[Signature]
SIGNATURE - CHIEF OF POLICE
6/10/24
DATE

CITY OF STONE MOUNTAIN
NOTICE OF APPLICATION ADVERTISEMENT
PAGE 13

Section 3-30

All persons applying for a license under the terms of this ordinance shall give notice of that application by placing a notice in the City legal organ (The Champion) for two (2) consecutive weeks prior to the week when the application shall be heard by the City Council. An affidavit from the publisher of said legal organ shall be filed with the City Clerk prior to the hearing. **(The Champion – 404-373-7779 – Press 4 for Legal Advertising)**

Said notice shall contain the location of the proposed business, names of all persons as they appear on the application as required by Section 3-22 of this ordinance, and the date and time the City Council will hear the application. The advertisement shall be the type used for legal ads in the legal organ of the City, and the notice referred to shall be in the following form:

**NOTICE OF APPLICATION FOR RETAIL
LICENSE TO SELL ALCOHOLIC BEVERAGES**

G. B. Hendrix has/have made application to the Council of the City of Stone Mountain for a retail license to sell alcoholic beverages at the following location:
City Hall, 815 Main Street, Stone Mountain, GA 30038
The application will be heard by City Council at a public hearing to be held at _____
o'clock 6:30 pm. on the 2nd day of July, 2024.
Signed G. B. Hendrix
Licensee

Note: Names of the individual, general partners, corporation, licensee and license representative must be shown.

Those applying for a license shall place signs upon the location of the proposed business. Said signs shall read as follows:

“Alcohol beverage license applied for. Hearing before City Council of the City of Stone Mountain, Georgia on the 2nd day of July, 2024.”

The applicant shall post the signs described above on the location of the proposed business for two (2) weeks prior to the week of the hearing. Each sign shall be obtained from the City, and the applicant shall pay of fee of \$25.00 per sign. Each sign shall face toward all public or private property adjoining the proposed location. Such signs shall be placed where they can be easily seen from all public or private property adjoining the proposed location. An affidavit from the applicant certifying posting shall be filed with the City Clerk prior to the hearing.

This subsection does not apply when application is made for a license transfer pursuant to Section 3-34 of this ordinance.

**CITY OF STONE MOUNTAIN
AFFIDAVIT
POSTING OF SIGN ON PROPERTY
PAGE 14**

Sign must be posted two (2) weeks prior to the week of the hearing date. See Section 3-30 (b) for the requirements of posting. If this affidavit is not submitted, the hearing will not be held.

I, Gibirendin medhina, do hereby swear that a sign announcing that an application for an alcoholic beverage license has been placed on the property located at 839 main St Stone Mountain 30083 in accordance with Section 3-30 (b) of the Code of Ordinances of the City of Stone Mountain. This sign was erected the 20th day of June, 2024.

Gibirendin medhina
Applicant's Signature

Business Name: Wine Bottle Shop

VERIFICATION

State of Georgia, DeKalb County

I, Gibirendin medhina Licensee, do hereby subject to criminal penalties for false swearing, that the statements made by me in this affidavit are true.

Gibirendin medhina
Applicant's Signature (Full Name in Ink)

I hereby certify that Medhina Gibirendin signed his/her name to the foregoing affidavit after stating to me that he/she knew and understood all statements made therein, and, under oath actually administered by me, has sworn that said statements are true.

This 20th day of June, 2024.

[Signature]
Notary Public

My Commission Expires 1/4/2027





Mayor and City Council Work Session

Tuesday, June 18, 2024 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: 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/85727715572>

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

Mayor Beverly Jones

Invocation and Pledge

Mayor Jones led the Pledge at 06:38 PM ET. Mayor Jones led the the Invocation at 06:39 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 (Susan Taylor): Taylor expressed their appreciation for the Juneteenth event and noted their excitement for future events on the greenspace. Taylor also noted that there should be buskers around the city to promote the local restaurants around the city. Taylor also noted that the city should open the gate on the west mountain street side.

Citizen Comment #2 (Denise Phillips): Discussed the DDA and the role, scope, and purpose of the DDA. Phillips also discussed and answered questions that City Council had at the previous Regular Session.

Citizen Comment #3 (Cheryl Dudley): Dudley thanked the city for taking down signs around the city. Dudley also noted the importance of utilizing the GMC Building properly. Examples of such include turning it into a community center, for children, youth and seniors.

Citizen Comment #4 (Ginger Criswell): Criswell noted that she would like to see administration annex memorial drive on west mountain and JBR. Criswell also noted that the city should hold a meeting to discuss annexation with concerned citizens and potential new citizens. Criswell also noted their concern regarding the road closure on West Mountain Street within the previous week. Criswell praised the city for an amazing Juneteenth event, noting their excitement with potential events on the green space in the future. Criswell also noted that the city administration should work with the county towards cleaning and fixing memorial drive signs (West Mountain & JBR).

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

1. Request Minutes from City Council Meeting [06.04.2024] be approved (Assistant City Manager & City Clerk Shawn Edmondson)

Reading of Communications

Adoption of The Agenda of The Day

City Manager Tyus requested that city council work adopt the agenda of the day with the following items:

NEW BUSINESS

OLD BUSINESS

Committee Discussion Items

2. Planning Commission

N/A

3. Economic Development/Downtown Development Authority

Next DDA Meeting Monday June 24th at the old Depot. Last meeting discussed and approved the IGA between the DDA and the City. CM Bryant asked how many positions were still open.

To which the Wright noted that there was only one remaining position open. CM Freeman requested Wright regarding the status of the DDA, the training status of the members, etc...

Wright answered CM Freeman's questions.

4. Historic Preservation Commission

N/A

5. Parks and Recreation Committee

N/A

Staff Reports

6. Public Safety- Police Chief- James Westerfield Jr

Chief Westerfeld discussed the statistics regarding crimes and police department statistics.

Westerfield additionally discussed various initiatives that the SMPD have ongoing.

(Statistics are posted monthly on the City of Stone Mountain's Website)

7. Administration- Assistant City Manager-City Clerk- Shawn Edmondson

Assistant City Manager & City Clerk Edmondson spoke about the statistics that City Administration had for the month of May.

(Statistics for the Administration are listed on the City Website and Packet)

City Manager's Report

8. City Manager - Darnetta Tyus

City Manager Darnetta Tyus - Spoke about the Juneteenth event and thanked the following departments: Public Works, Police, Special Projects Manager, and City Mayor

City Manager Darnetta Tyus - Noted the three public hearings regarding the milage rate hearings.

City Manager Darnetta Tyus - Provided an update regarding the Baltic Street Update. Tyus noted that the next road project would be to fix Main Street.

City Manager Darnetta Tyus - Noted that there was no update regarding the Depot Cleanup Initiative nor the signage update.

City Manager Darnetta Tyus - Noted that the outdoor gym will begin construction ion June 24th, with a competition timeline of 1-2 weeks. The city is planning a grand opening in mid-July once the outdoor gym has been completed.

City Manager Darnetta Tyus - noted that the city is currently looking for nonglare alternatives for the mirrors on the intersection of Ridge Ave and Stonebush Terrence.

City Manager Darnetta Tyus - provided updates regarding the April 2024 Finance Report. Additionally, City Manager Darnetta Tyus provided updates regarding the budget amendment.

-----Discussion with Council-----

CM Crowe asked for a specific update regarding the lights on the trees on Mainstreet. City Manager Tyus provided an update noting that a 3rd party contractor loves the idea.

CM Bryant asked for an update regarding SPLOST II. City Manager Tyus noted that one payment of SPLOST II came in. City Manager Tyus noted that there will be \$100K in payments a month from SPLOST II.

Council Policy Discussion Topics

Unfinished Business

9. Continued discussion on the DDA (CM Freeman)

CM Freeman moved to postpone discussion regarding the DDA, in light of the time spent on the Executive Session.

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, Mayor Pro Tem: Post 3 Smith, Council Member: Post 4 Freeman, Council Member: Post 5 Bryant, Council Member: Post 6 Crowe

New Business

CM Freeman motions to postpone all matters on the New Business.

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

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

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

MOTION FAILED, NEW BUSINESS WILL CONTINUE.

10. Discussion on the Adoption of the Lil Pharaohs (City Manager Darnetta Tyus)

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

Interim City Planner Tania Cellis informed council regarding the application that Elisabeth Richmond's request. Staff recommended that the city move to approve contingent on requirements set by them.

THIS IS THE FIRST READING. THERE WILL BE A SECOND READING.

Applicant Elisabeth Richmond spoke to council regarding the property. Richmond noted that the owners of the applicant had ran an illegal AirBNB, and that Richmond is making sure that it is legally operating, and within compliance.

CM Crowe asked for additional clarification regarding the property and property owner.

Richmond provided context.

MPT Smith asked Richmond for clarification on if there is plumbing and electricity in the Tiny Home.

12. Karen Patton Requests a Road Closure in front of sweet potato café. (Assistant City Manager & City Clerk Shawn Edmondson)

Assistant City Manager & City Clerk Shawn Edmondson notified Council that the owner of Sweet Potato Cafe is requesting a temporary road closure; due to, a sudden increase by 30 additional patrons.

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 4 Freeman, Council Member: Post 5 Bryant, Council Member: Post 6 Crowe

MOTION PASSED from 08:00 AM -> 08:00 PM there will be a street closure.

13. Georgia Lottery requests the blockage of West Mountain Street to film a promotional video. (City Manager Tyus)

Police Chief Westerfield spoke to council requesting that there is a road blockage to accommodate the filming of the Georgia Lottery filming to occur. Westerfield noted that filming will be one day from 09:00 AM till 01:00 PM

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, Council Member: Post 4 Freeman, Council Member: Post 5 Bryant, Council Member: Post 6 Crowe

MOTION PASSED ALLOWING FOR THE ROAD CLOSING ON THE 21st OF JUNE

14. Discussion on City Credit Card Usage (CM Marianos)

CM Marianos spoke to council informing them why he is bringing this issue to council. City Manager Tyus spoke to council and provided additional context to council regarding the Mayor's Credit Card. City Manager Tyus noted that the Mayor's card was reactivated without prior authorization from the City Manager. City Manager Tyus noted that she suspended the Card, but the bank noted that Mayor Jones reactivated the card without authorization. City Manager Tyus noted that there are three new charges on the card after the activation of the card.

City Mayor noted that all the charges relating to the credit card were related to a conference. City Mayor noted that she has been in constant contact with the City Accountant regarding to the charges in the card. City Mayor also noted that she is in the process of creating an Affidavit. City Mayor noted that she had reached out to City Attorney Strickland and requested that Strickland create a full Affidavit, which has since been created. City Mayor also noted that all documents have since been notarized.

City Manager noted that the card was activated, and that the prior charges were under the Affidavit. City Manager noted that the City Accountant has no authority to discuss or authorize a process or an Affidavit that has not existed within the city since.

CM Marianos noted that the City Manager is the manager of the city's finances. CM Marianos also noted the concern that they have regarding concerns that may arise from the precedent created. City Attorney Strickland spoke to council regarding the process of the affidavit. City Manager Tyus noted that she has been speaking to council regarding the progress of the situation.

Assistant City Manager & City Clerk noted that there is no form nor affidavit that the city has in regard to the city policy. Assistant City Manager & City Clerk noted that there needs to be a policy or process in place regarding this matter.

City Mayor noted that this is a stressful situation, and that the reason she had contracted the City Attorney was to create an affidavit that is legally binding and from a legal professional. City Attorney noted that the affidavit could become a legally binding process.

City Manager read the email from the Bank for the record, 11:03 AM ET 06/18/2024

"Good morning Darnetta, as mentioned yesterday. We have on record that you called in on 03/26 to freeze Mayor Jones card. On 04/25, Mayor Jones went into the branch and lifted the hold on the card; due to a conference that she was traveling to. Since the card was in the mayor's name then she was authorized to do Maintenance on the card, given that her name is on the card." -Representative from the Bank.

CM MARIANOS MADE A MOTION TO REMOVE THE MAYOR AS A SIGNATURE ON THE CITY'S ACCOUNTS UNTIL A RESOLUTION HAS BEEN CREATED.

CM MARIANOS WITHDREW THE MOTION.

City Manager requests that the record shows that the council cannot understand nor confirm that the city manager is no longer in charge of the accounts.

City mayor request that there be a process and forms that are created in order to prevent this from happening in the future... noting that there is a process in place moving forward.

CM Bass noted that the important piece of information is that the Mayor had reactive the card by herself. City Mayor noted that the rationale behind visiting the bank would be to receive a bank statement. CM Marianos noted that the reason behind the motion is to safeguard the city and the city mayor as well. City Mayor noted that that she had went to the City Attorney to get the affidavit from them.

CM Crowe asked the City Mayor why the mayor had not originally gone to GMA for the missing receipts rather than not getting the requested receipts. City Manager Tyus requests that council give guidance on if the City Manager should be in charge of the City's funds.

City Mayor noted that the city needs to standardize the process. City Mayor noted that there are 100+ affidavits online that do not fit the criteria that was requested. CM Marianos noted that the issue is the fact that the City Manager is the administrator of the City Finances. CM Freeman noted that there needs to be full reports from the other departments and committees. CM Marianos then asked if there needs to be a full report.

CM MARIANOS MOTION TO GET AN INDEPENDENT 3RD PARTY INVESTIGATION INTO THE TURNING ON OF THE CITY CREDIT CARD AGAINST THE WILL OF THE CITY ADMINISTRATOR.

Discussion and debate occurred between Council and Mayor.

CALL TO QUESTION BY CM MARIANOS

SECONDED BY CM CROWE

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

MOTION FOR A 3RD PARTY INVESTIGATION PASSED.

New Ordinances and Resolutions

Remarks of Privilege

MPT Smith noted that on Saturday the City Manager was verbally attacked by a private citizen. Mayor Jones noted that there are two sides to every story.

Announcements by The Mayor

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

Adjournment

CM Marianos Motioned to Adjourn.

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 5 Bryant, Council Member: Post 6 Crowe

MEMORANDUM

City of Stone Mountain
875 Main Street
Stone Mountain, GA 30083

DATE: July 2, 2024
TO: Mayor and City Council
FROM: City Manager Darnetta Tyus
RE: City Manager's Report

Congratulations Mayor and Council for a successful GMA Conference!!!! As always the learning was awesome.

Street Paving Phase I

Baltic and Churchill Street Paving Project is closing out, waiting for team inspection.

Silverhill and Main Street -Police and Public Works are reviewing proposed traffic plan including road closures. Will set start date after review of plan is complete and submitted to council. Meeting with Downtown businesses on July 8, 2024 at 8:30am to inform them of the project and timeline.

Depot Cleanup Initiative

The City of Stone Mountain's Depot (922 Main St) is currently experiencing a plethora of perils that will affect the health and wellbeing of staff, and the quality of the building. Examples of such perils include rodent infestations (bats, rats, other rodent-like animals), deteriorating ceilings, collapse of walls, and numerous other perils. As a result of these perils, the City of Stone Mountain is proposing a comprehensive renovation that includes the elimination of pests; in conjunction with, the interior demolition of the building itself. Following this proposal, the city received bids from several companies for this project, including Kissberg Construction, BHH, and Trinity Industrial Services.

After thorough evaluation, Kissberg Construction submitted the lowest bid of \$29,950.00. The project is slated to be funded through the American Rescue Plan Act (ARPA), with additional discussion anticipated in forthcoming agenda items.

(ON HOLD FOR FURTHER DISCUSSION)

Zone I Signage Update

Gateway Signs: The City has ordered the eight (8) gateway entry point signs, with a scheduled arrival of June 8th. The Signs are similar in scope to the existing signs that are being replaced. Once the received, the Department of Public Works will handle the installation of the gateway entry point signs.

Park Signs: Under consideration by Parks and Recreation committee

Electric Sign: City Planner Edwards (has returned from vacation) & Code Enforcement Officer Roseberry are working closely to find a way to install the electronic digital sign. They are actively attempting to find a solution to ensure that the sign is code compliant; in addition to, working with properly zoning an area for the sign itself.

MEMORANDUM
City of Stone Mountain
875 Main Street
Stone Mountain, GA 30083

DATE: July 2, 2024
TO: Mayor and City Council
FROM: City Manager Darnetta Tyus
RE: City Manager's Report

Foundation Preparation for Outdoor Gym

We are so excited!!!! Installation started on Monday, June 24, 2024 and will be completed by July 8, 2024

ADA Renovations Progress Update:

Projects are currently underway, on schedule and on budget. Construction meetings are held weekly with representative from Prime Engineering, and project manager from Lichtey Construction.

Sinkhole Update

Please find the formalized update on the priority list for the assessment and resolution of the sinkhole situation within the City of Stone Mountain. The following properties have been identified, and their status and prioritization are as follows:

- Zachery Drive - Currently in progress
- 1001 Hill Street - Currently in progress
- 718 Ridge Ave - Currently in Progress
- Rosewood and Lucille - Currently in Progress

Lights around the Trees on Mainstreet

Following up with other contacts.

Mirrors on the intersection of Ridge Ave and Stonebush Terrence

The Department of Public works has ordered and will install the mirrors. Time TBD



FLEET MANAGEMENT

Fleet Synopsis

PREPARED FOR:



City of Stone Mountain, GA

[Lucas Slotsema](#)

FLEET CONSULTANT

404-579-3696

PHONE

Lucas.Slotsema@efleets.com

EMAIL



THE SITUATION**Current fleet age is negatively impacting the overall budget and fleet operations**

- 14% of the current light and medium duty fleet is over 10 years old
- Resale of the aging fleet is significantly reduced
- Newer vehicles have a significantly lower maintenance expense
- Newer vehicles have increased fuel efficiency with new technology implementations
- Challenged by inconsistent yearly budgets

THE OBJECTIVES**Identify an effective vehicle life cycle that maximizes potential equity at time of resale creating a conservative savings of over \$492,688 in 10 years**

- Shorten the current vehicle life cycle from 9.67 years to 5. years
- Provide a lower sustainable fleet cost that is predictable year over year □
- Free up more than \$31,688 in capital from the salvage of 7 vehicles in the first year
- Significantly reduce Maintenance to an average monthly cost of \$58.02 vs. current \$170.5
- Reduce the overall fuel spend through more fuel efficient vehicles
- Leverage an open-ended lease to maximize cash flow opportunities and recognize equity.

Increase employee safety with newer vehicles**Currently:**

- 4 vehicles predate Anti-Lock Brake standardization (2007)
- 4 vehicles predate Electronic Stability Control standardization (2012)
- 11 vehicles predate standardization of back up camera (2018)
- ESC is the most significant safety invention since the seatbelt

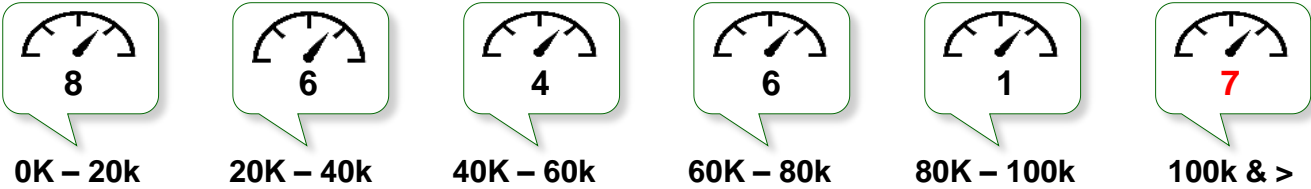
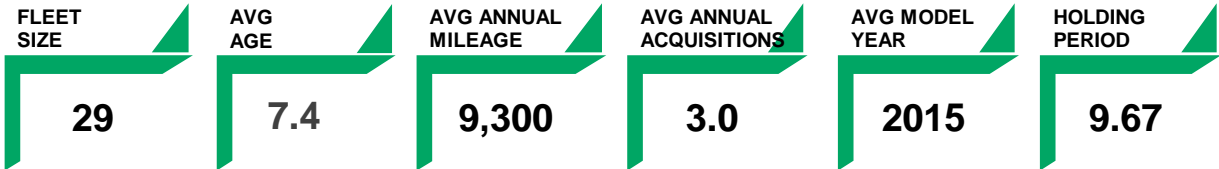
Piggyback The Sourcwell awarded RFP #060618-EFM that addresses the following:

- Access to all fleet management services as applicable to the needs of the city
- Supports the city's need for fleet evaluation on a quarterly basis assessing costs and reviewing best practices

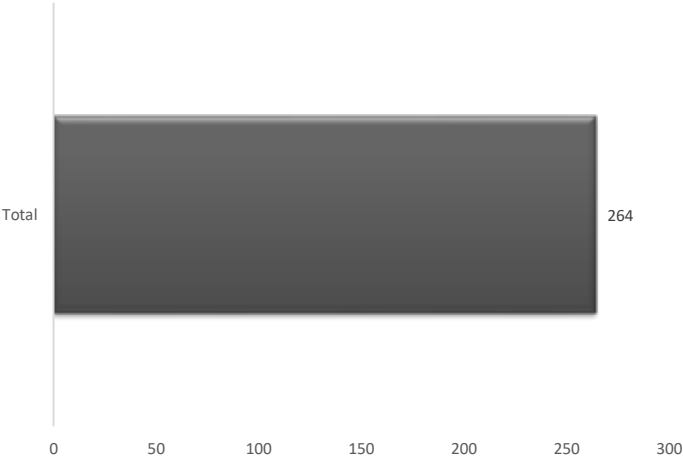
THE RESULTS

By partnering with Enterprise Fleet Management, City of Stone Mountain, GA will be better able to leverage its buying power, implement a tighter controlled resale program to lower total cost of ownership and in turn minimize operational spend. City of Stone Mountain, GA will reduce fuel costs by 44% and reduce maintenance costs from \$170.5 on average to \$58.02 per unit. Leveraging an open-end lease maximizes cash flow and recognizes equity from vehicles sold creating an internal replacement fund. Furthermore, City of Stone Mountain, GA will leverage Enterprise Fleet Management's ability to sell vehicles at an average of 109% above Black Book value. By shifting from reactively replacing inoperable vehicles to proactively planning vehicle purchases, City of Stone Mountain, GA will be able to replace all of its vehicles over the course of 5 years while creating an annual savings of \$23,940.00

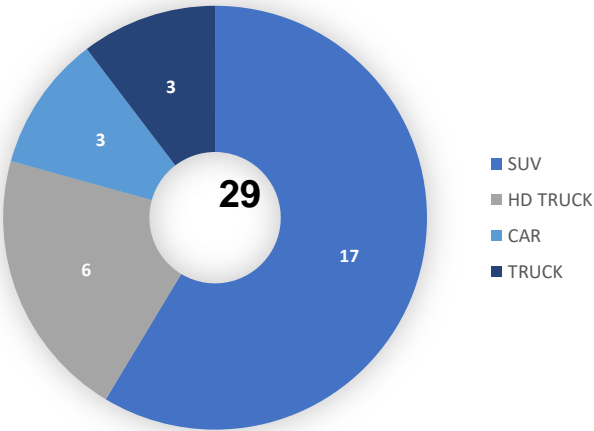
FLEET STATISTICS



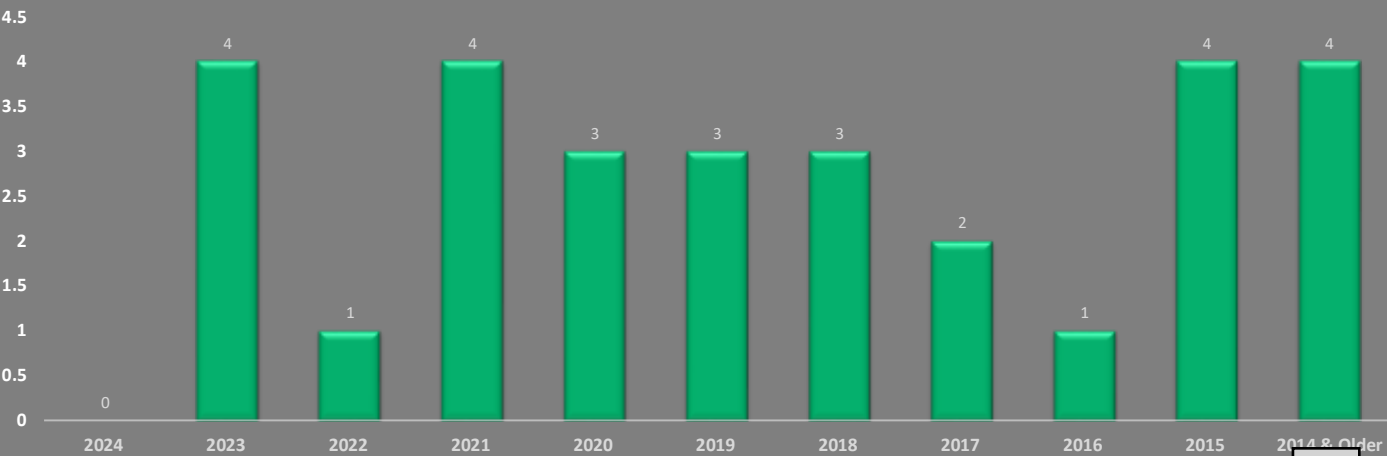
Manufacturers



Vehicle Class



Model Year Analysis



CASE STUDY | CITY OF SAN MARCOS



The City of San Marcos Reduces Costs by 27% and Replaces Aging Vehicles.

BACKGROUND

Location: San Marcos, CA
 Industry: Government
 Total vehicles: 90 vehicles

THE CHALLENGE

Half of The City of San Marcos' vehicles were operating past their useful life. The City's fleet was deteriorating rapidly, and many of the vehicles needed to be replaced to mitigate escalating repair and maintenance costs. Budget challenges prevented the City from purchasing new vehicles. Major repairs reduced the number of available vehicles, and the City vehicle downtime was significantly affecting its operations. Maintenance costs continued to erode the budget and interfere with the efficiency of City operations.

THE SOLUTION

Enterprise Fleet Management evaluated the City's entire fleet to identify the most cost-effective way to replace its aging vehicles. Ten vehicles were identified as under-utilized and completely removed from service. By implementing an open-ended lease structure, the City was able to replace the remaining ninety vehicles within a three-year period. The program did not require a large initial outlay of funds. The City of San Marcos was not burdened with extensive capital requirements for vehicle replacement, allowing them to replace highly important, heavy-duty and emergency vehicles first.

"The Enterprise Fleet Management lease program has not only alleviated some of the maintenance burden placed on our lean fleet maintenance staff and budget, it has also provided a level of flexibility that allows my team to promptly address the City's dynamic fleet needs without sacrificing service."

— Lisa Fowler, Public Works Manager- Administration & Fleet

The Full Maintenance Program provides a low fixed monthly cost, which is easily budgeted for every year. The program eliminates the need for City resources to work on the light-duty fleet, so the maintenance staff can solely focus on the heavy-duty equipment.

THE RESULTS

The partnership with Enterprise Fleet Management has significantly reduced the portions of the Public Works-Fleet Operations budget and the Vehicle Replacement fund that was affected by the declining condition of the light-duty fleet. The City realized a 27% decrease in the cost to purchase and maintain the light duty fleet. The program will result in a combined fund savings of \$1.1 million over a five-year period.

To learn more, visit efleets.com or call 877-23-FLEET.

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Key Results

27%
DECREASE
 IN FLEET COSTS



RIGHT-SIZED
FLEET BY 10%
FOR BETTER
UTILIZATION

REPLACED
90 VEHICLES
OVER A 3-YEAR PERIOD



SAFETY

- 14% of all vehicles are older than 10 years of age and do not contain the most up to date safety features, such as electronic stability control, airbag standardization and anti-lock brake control.

ACCOUNT MANAGEMENT

- City of Stone Mountain, GA will have a dedicated, local account team to proactively manage and develop your fleet while delivering the highest level of customer service to facilitate your day-to-day needs.
- Your dedicated Account Team meets with you 3-4 times a year for both financial and strategic planning.
- Account team will provide on-going analysis – this will include most cost-effective vehicle makes/models, cents per mile, total cost of ownership, and replacement analysis.

TECHNOLOGY

Enterprise Fleet Management's website provides vehicle tracking, reporting, and metrics. Our website can be customized to view a wide range of data so that you may have a comprehensive and detailed look at all aspects of your fleet and the services provided. Our Mobile App gives drivers all of the convenience and functionality they need.

- Consolidated Invoices - Includes lease, maintenance, and any additional ancillaries
- Maintenance Utilization - Review the life-to-date maintenance per vehicle
- Recall Information - See which units have open recalls
- License & Registration - See which plate renewals are being processed by Enterprise and view status
- Alerts - Set customizable alerts for oil changes, lease renewals, license renewals, and billing data
- Lifecycle Analysis - See data regarding all transactions for the lifecycle of the entire fleet, with drill-down capability to specific lease or transaction



CONSENT PARTNERS

- Rockdale County
- City of Roswell
- Wilkinson County
- Jones County
- Baldwin County
- City of Dahlonega
- City of Canton
- City of Hartwell
- Franklin County
- City of Lyons
- City of Covington
- City of Lavonia
- City of Grantville
- City of Oakwood

REFERENCES

Below is a list of client references including company name, contact person, and telephone number.

Rockdale County

Business Phone #: (770) 278-7555
Contact Person: Ken Swift

Jones County

Business Phone #: (478) 456-7448
Contact Person: Dawn Hudson

Baldwin County

Business Phone #: (478) 453-4176
Contact Person: Audrey Gatliff

COOPERATIVE PARTNERS:

- TIPS/TAPS USA
- SOURCEWELL
- E&I







PAID
received
6-25-24

June 25, 2024

Payment Schedule to the City of Stone Mountain, Georgia

Lessee: Roy Marshall acting for the Stone Mountain Pharaohs team agrees to pay the City of Stone Mountain \$1000.00 that shall be due no later than June 25, 2024.

The remaining payment of \$1000 shall be due in full no later than September 01, 2024.

Lessee: Roy Marshall
Stone Mountain Pharaohs

By: Roy Marshall

Signature

6/25/2024

Date

Roy Marshall

Print Name

CEO of Program

Title

Phone Number



City of Stone Mountain Facility/Park Use Agreement

This agreement, made this 25 day of 06, 2024 by and between the City of Stone Mountain, Georgia (hereinafter called "City") and ROY MARSHALL Stone Mountain Pharoahs. (hereinafter called "Lessee")

In consideration of the mutual agreements contained herein, City and Lessee agree as follows:

The term of this agreement will begin (date) 06/25/2024 and continue through (date) 01/06/2025.

The facility/park will be used on the following days and times: (list exclusions, if applicable)

Days: MONDAYS Tuesdays Times: 6pm to 8pm
Wednesdays Thursdays 6pm to 8pm
Saturdays 7AM to 8pm

A new agreement must be signed annually. This agreement may be terminated by either party provided written notice is given thirty (30) days in advance.

City agrees to authorize Lessee the use of the facility/park as listed below for **(state reason)**.

The agreement includes the use of the following support and structures:

<input type="checkbox"/> Dugouts	<input checked="" type="checkbox"/> Lights	<input checked="" type="checkbox"/> Press-boxes	<input checked="" type="checkbox"/> Concession Stands
<input checked="" type="checkbox"/> Restrooms	<input checked="" type="checkbox"/> Bleachers	<input type="checkbox"/> Batting Cages	<input checked="" type="checkbox"/> Storage Buildings

(Please check facility or park being used)

☐ McCurdy Park ☐ VFW Park ☒ Medlock Park ☐ Leila Mason Park

Lessee shall not sublease or allow any organization to use any part of the facilities covered by this agreement without prior approval from the city. Lessee agrees the facility/park will be used in a safe manner and in compliance with all applicable federal and state law, city ordinances, rules and regulations. Non-compliance shall result in immediate termination of this contract and forfeiture of all deposits and monies owed to the City by the terminated party. Additionally, non-compliance may result in additional fines in accordance with city codes, ordinances and policies.

Lessee shall not cause or permit damage or injury to the facility/park. Lessee shall make no alteration, addition, or improvements to the facility/park without City's prior written consent and any such alterations; additions or improvements shall become and remain City property.

No keys will be duplicated. Failure to abide by this rule will result in immediate termination of this contract and will cause the group to be ineligible for facility use for a period not less than 12 months from the infraction.



City of Stone Mountain Facility/Park Use Agreement

Failure of City to insist upon a strict performance of any term or condition of this agreement shall not be deemed a waiver of any right or remedy the City may have, and shall not be deemed a waiver of any subsequent breach of such term or condition. City may enter the facility/park at any time during the period of this agreement for such inspection or supervision as deemed necessary by the City Manager or City Manager's designee.

Facility Lessees shall communicate with the City Manager or City Manager's designee pertaining to scheduling, accountability for care of the facility/park, compliance with the terms of this agreement, and all other concerns relative to the use of facility/park. Lessee will not be allowed to operate or conduct regular activities after 10:00 p.m. unless approved by the City Manager or City Manager's designee.

City will require the Lessee to carry a one million dollar (\$1,000,000.00) comprehensive general liability insurance policy. The Lessee must sign the agreement and present a declarations page and endorsement page of the insurance policy listing City of Stone Mountain as an additional named insured prior to the Mayor and Council's review and approval.

Lessee agrees to pay \$ 2,000 for the term of this agreement payable (**upon execution or include a payment schedule**).

Lessee will be responsible for policing litter each day. The City may fine or suspend play of any Lessee failing to do so. The Lessee is responsible for leaving the premises and parking lot(s) free of debris, utilities turned off, and buildings and fields secured at end of use. Any broken or inoperable equipment shall be reported to City Hall promptly.

The Lessee will be responsible for arranging security through the City of Stone Mountain Police Department which is required for the term of this agreement. The Lessee shall provide (**list how many officers required and on the days required**). The hourly rate will be \$60.00 per man hour (4 hour minimum per day).

Lessee will be responsible for taking all precautions to prevent dust, noise such as PA system, etc., traffic, parking problems, which would be nuisance to residents around the facility/park. Lessee shall provide the City, names, addresses, and telephone numbers of all corporate officers, to be presented at the time of signing the facility agreement. Lessee shall advise City Hall of any change in ownership of Lessee thirty days in advance of the change in ownership.

By accepting this agreement, the Lessee agrees that any and all uses of the facility/park hereunder shall be on a non-discriminatory basis, and any discrimination against any person on any basis shall result in the immediate termination of this agreement and forfeiture of any fees paid by the Lessee to the City. If Lessee defaults on any obligation under this agreement or violates any term hereof, the City Manager or City Manager's designee may terminate this agreement.



City of Stone Mountain Facility/Park Use Agreement

It is expressly agreed and understood that Lessee releases the City, its agents and employees from any and all damage or injury to persons or property arising out of the performance of this agreement and that the Lessee shall indemnify the City against all damages, liabilities, expenses, and losses incurred by the City as a result of Lessee's performance of this agreement. Likewise, the City agrees to indemnify and hold Lessee harmless against damages, liabilities and losses incurred by Lessee as a result of the City's negligent performance of this agreement.

For the purposes of this agreement, any notices required to be sent to the parties hereof shall be mailed to the following:

Lessee: Roy Marshall
Stone Mountain Pharaohs

City: City of Stone Mountain
875 Main Street
Stone Mountain, Georgia 30083

It is agreed between the City and the Lessee that this agreement shall be executed in an original and one copy. Lessee shall have the right to assign the interest it holds in this agreement only with the prior written approval of the City.

The parties agree that the laws of the State of Georgia shall govern this agreement.

The facility/park shall not be used for any purpose except for those herein designated, without the written consent of the City.

City of Stone Mountain

Attest

Dr. Beverly Jones, Mayor

Shawn Edmondson, City Clerk

Lessee:

By:

Roy Marshall
Signature

06/25/2024
Date

Roy Marshall
Print Name

CEO of Program
Title

[REDACTED]
Phone Number

