

MAYOR AND CITY COUNCIL MEMBERS

Mayor John J. Lampl II
Mayor Pro Tem Van T. Tran
Councilwoman Dorothy Dean
Councilwoman Renee S. Knight
Councilman Khoa Vuong

August 24, 2021

Work Session Agenda

6:30

1. Review of Meeting Agenda
 - a. Minutes August 10, 2021
 - b. Welcome Center-BDJ \$19,250
 - c. Napier House-Advance Design \$30,670
 - d. Public Works Director-Kyle Guess
 - e. BS&A-Financial Software-SPLOST 2014
 - f. Lieutenant Community Engagement-Job description
 - g. Annex Roof-EverSeal-\$13,421
 - h. Agreement between Clayton State and the Fire Department-Covid vaccine
 - i. Resolution 2021-11-Creating position of Deputy Police Chief
 - j. Resolution 2021-14-Resignation of City Manager Sylvia Redic
 - k. Resolution 2021-15-Interim City Manager Jeff Moss
2. Lake Harbin sidewalk, curb and gutter projects-Mark Whitley
3. Exhibit Space Updates
 - i. Grease Traps
 - ii. Concrete Floors
 - iii. Sprinklers
4. The District
 - i. New Phases
 - ii. Potential Development
 - iii. Red House
 - iv. Napier House
 - v. Property Planning update
 - vi. Future build out plans
 - vii. Establishing value
 - viii. Water capacity – for future build out
 - ix. Sewage location – for future build overall
5. 5900 Reynolds Road
 - i. Continued discussions about use
 - ii. Potential tenants for art and recreation
 - iii. Place making along creek corridor
 - iv. Draining and parking lot improvements
6. Strada
 - i. Environmental

Civil
Surveys
Utilities
Construction plan development

7. URA

Debt

Gross Revenue from each property (per year - last 10 years)

Land sales – specific properties

- i. City Authorization?
- ii. Date of sale
- iii. Revenue from sales allocated where?

8. Bond Refinancing — Pending

1. Meadowbrook Corner property
 - a. Long Term Redevelopment Plan
2. Board Appointments — Update
 - A. Morrow Housing Authority (MHA)

Exhibit A - Economic Development
Projects and Initiatives

Exhibit B - Public Works
Projects and Initiatives

Exhibit A

Planning and Economic Development Projects and Initiatives

1. MTCA – Ongoing meeting date first Tuesday of the month at 5:30 – 75 members.
2. URA - training for URA working on additional tours and training –
tour cancelled due to rain
3. The District Discussions with restaurants, shops, night market, amphitheater, and
retail - potential restaurants submitting LOIs
4. College Property – Strada – designed approved, ready for next steps. Getting quotes from
geotechnical and survey companies
5. Reynolds Road Property – ready to move forward with preliminary work and design plans. Working
with badminton group for the gym. Councilwoman Dean will lead the tai chi
training with master Lee in the hallway in the big building
6. Dark Space - structural engineering and electrical completed. ADSU is working on final plans for
restaurant and retail. Working on quote on sanding and sealing the floors
on top and bottom.
7. Tracking
 - What businesses do we want?
 - Residential
 - Commercial
 - Who is looking?
 - Residential
 - Commercial
8. City Marketing/Communication – App is completed.
9. City Billboard @ Southlake – working with Rise UP Outdoor for billboard, City Hall Marquee, and Clayton
State Property Digital Sign
10. City Digital Board Marketing Plan - working with Brandon Mckeown
11. Blue business interstate signs update – full (cannot add anymore unless a business decides not to renew)
12. Events - Facebook, Instagram, and YouTube – all platforms up and running
13. Summer Business and Residential Newsletter – completed
14. Welcome Center Public and Private Partnership - survey of property being completed. BDJ
15. Food Truck Fun Days - Food Truck Fun Days – underway. August 19th Clayton State welcomes back all
student special editions
16. City Events
 - Community Yard Sale
 - Neighborhood Cookouts
 - 2nd Job Fair
 - Cars and Cops
 - October Fest
 - Wind Down Wednesday
 - Alumni Week

Hippie Fest
Day of The Dead
Safe Halloween
Veteran's Day
Christmas in the Park



Exhibit B

Works Projects and Initiatives *Items in blue either new or updated*



1. Welcome signs – Power issue resolved-waiting on proposal
2. No semi truck traffic – Mt. Zion and Southlake Parkway – meeting with the County rescheduled to July 29th. -Meet with County no trucks on Mt. Zion
3. A city-wide inventory of how many signs need to be replaced (street signs, park signs, directional signs, traffic control signs, etc.). The inventory should be in writing and inventoried by street or neighborhood. – poles will be delivered by the end of July – AAA signs.
4. Christmas Decorations - will need to begin the installation of the brackets for new decorations
5. A city-wide inventory of how many white poles need to be ordered. The inventory should be in writing and inventoried by street or neighborhood.
6. The installation of all signs and poles identified in the city-wide inventory.
7. Completion of the Lake Harbin Sidewalk Project – scope of work issue – Council will need to decide how to move forward.
8. Path connection at Westwood way – encroachment permit.
9. Completion of all work by AKA trees.
10. Completion of all repairs to fountain at The District.
11. Three quotes for the electricity and exterior light restoration in The District (non-GA Power lights).
12. All GA Power lights restored at The District.
13. Three cost proposals for the civil engineering, environmental, and survey work at the Strada with staff recommendation to Council.
14. Three cost proposals for doors, windows, and exterior paint at the Napier House with recommendation to Council. – only have one proposal
15. [The District boardwalk deck scope of work finalized request for bids published Wednesday July 28th. Pre bid on site 8/6/2021](#)
16. Plan and cost proposals for Park Improvements at Milton Daniel Park (to include new pavilion, swing bank, grills, playground extension) — use the existing design from J.IG.
17. Meeting with Northridge to discuss dumpster pad — design of dumpster pad.
18. Neighborhood dumpster day — costs, schedule, marketing materials all in line.
– watspro cannot do the dumpster day – need to identify a different company
19. Excellere contract executed.
20. [Hire two qualified employees — new Public Works employee begins August 9th – Mark Tippen](#)
21. [The District bathroom restoration - waiting to resolve](#)
22. Tenants from house on Meadowbrook and 5900 Reynolds Rd vacated. – house is empty
23. All issues with Morrow Center HVAC resolved – still waiting on parts
24. Completion of all park improvements and repairs that were approved by Council.
25. [Hire a new Public Works Director – two potential candidates](#)
26. [Inventory on all neighborhood markers – many lights to be repaired-in process](#)