



WORK SESSION
OF MAYOR AND COUNCIL
CITY OF SNELLVILLE, GEORGIA
MONDAY, AUGUST 25, 2025

Present: Mayor Barbara Bender, Mayor Pro Tem Tod Warner, Council Members Norman A. Carter Jr., Kerry Hetherington, Cristy Lenski, and Gretchen Schulz. Also present City Manager Matthew Pepper, Assistant City Manager Mercy Montgomery, City Attorney Jay Crowley with Powell and Crowley, Public Information Officer Brian Arrington, Planning and Development Director Jason Thompson, Chief Greg Perry, and City Clerk Melisa Arnold.

CALL TO ORDER

Mayor Bender called the meeting to order at 6:06 p.m., which was at the completion of the 6:00 p.m. millage rate Public Hearing and advised that they would be going into Executive Session.

Mayor Bender read the closed meeting notice into the record as follows:

- To authorize negotiations to purchase, dispose of, or lease property; authorize the ordering of an appraisal related to the acquisition or disposal of real estate; enter into a contract to purchase, dispose of, or lease property subject to approval in a subsequent public vote; or enter into an option to purchase, dispose of, or lease real estate subject to approval in subsequent public vote, which is excluded from the Open Meetings Act pursuant to Section 50-14-3(b)(1)(C).

Upon a motion by Mayor Pro Tem Warner, 2nd by Council Member Schulz, the meeting was closed, with all Council Members and the Mayor present and voting in favor.

The meeting was closed at 6:08 p.m.

The meeting reconvened at 6:26 p.m.

Mayor Bender advised that since representatives were present from Parker Young, discussion item (a) would be heard first.

Discussion about Roof Repairs for City Hall [Bender]

Chase Macon with Parker Young showed pictures of the current state of the roof and slate entry ways and pointed out the issues that were causing multiple leaks around the building. Discussion was held about repairs and consensus was to update the current quote, which is roof repair only, to include the slate sections. Additional discussion was held and consensus was that due to the severity of the leaks around the building, City Manager Pepper could proceed as an emergency repair project.

REVIEW REGULAR BUSINESS MEETING AND PUBLIC HEARING AGENDA ITEMS

During review of the agenda Mayor Bender announced that a new site plan was received for RZ 25-05 that included design changes to the townhomes as well as making the streets public instead of private. Planning Director Thompson said they needed additional time to review the new site plan so consensus was to postpone the rezoning.

WORK SESSION OF MAYOR AND COUNCIL
MONDAY, AUGUST 25, 2025
PAGE TWO

REVIEW CORRESPONDENCE

Mayor Bender talked about a ribbon cutting for the Evermore Community Improvement District (CID) road extension on September 30th.

CITY ATTORNEY'S REPORT

None

DISCUSSION ITEMS

Discussion about Roof Repairs for City Hall [Bender]

Discussed at the beginning of the meeting.

Discussion about EV Chargers for New Residential and Commercial Projects [Warner]

Mayor Pro Tem Warner asked to move this to the September 8th Work Session.

Discussion about Updates on Snellville Youth Commission Change Proposals [Lenski]

Council Member Lenski asked to move this to the September 8th Work Session.

Discussion about Unified Development Ordinance (UDO) Updates [Warner]

Planning Director Thompson explained that there are several items they are working on that may be addressed with updates to the UDO including issues with driveways, certain uses in the OP (Office Professional) District, detention ponds, and certain variance languages.

Discussion about the Closure of Harbour Oaks Drive [Warner]

Mayor Bender explained that the City received a request to close Harbour Oaks Drive. Discussion was held and consensus was that traffic counts should be taken before and after the construction of the new roundabout at Mountain View Road to see if that project will help alleviate any traffic issues.

Discussion about the Town Green Lawn [Lenski]

Council Member Lenski asked that a committee be put together to discuss possible options for preserving the Towne Green. Mayor Bender asked that any suggestions for committee members be submitted to her for review.

Update of Ongoing Projects [Bender]

City Manager Pepper gave an update on the Towne Center and other projects around the City. He asked the Mayor and Council's thoughts on pursuing \$3 to \$4 million dollars in funding for the Community Center through the Georgia Municipal Association's Brick and Mortar program. The funding would be paid back through the Splost funds that come in monthly and have already been allocated for that project. After discussion the consensus was to move forward with the funding.

EXECUTIVE SESSION

The Executive Session was held at the beginning of the meeting.

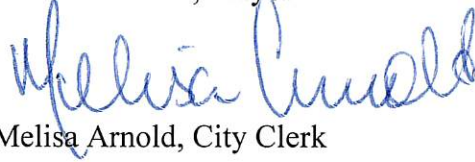
WORK SESSION OF MAYOR AND COUNCIL
MONDAY, AUGUST 25, 2025
PAGE THREE

ADJOURNMENT

Mayor Pro Tem Warner made a motion to adjourn, 2nd by Council Member Hetherington; voted 6 in favor and 0 opposed, motion approved. The meeting adjourned at 7:32 p.m.



Barbara Bender, Mayor



Melisa Arnold, City Clerk