

City of Dunwoody
March 21, 2022
City Council Special Called Meeting Minutes

The City Council of the City of Dunwoody held a meeting on March 21, 2021 at 9:30 AM at the City of Suwanee, 330 Towne Center Avenue, Suwanee, Georgia 30024 and at 2:30 PM at Forrest Hills Resort, 135 Forrest Hills Road, Dahlonega, Georgia 30533. Present for the meeting were the following:

Voting Members: Lynn Deutsch, Mayor
 Stacey Harris, Council Member
 John Heneghan, Council Member
 Tom Lambert, Council Member
 Catherine Lautenbacher, Council Member
 Rob Price, Council Member
 Joe Secorder, Council Member

Also Present: Eric Linton, City Manager
 Jay Vinicki, Assistant City Manager
 Sharon Lowery, City Clerk
 Ken Bernard, City Attorney
 Linda Nabers, Finance Director
 Ginger LePage, Information Technology Manager
 Bill Floyd, The Pendleton Group

CALL TO ORDER - 8:30 A.M. – CITY OF SUWANEE

Mayor Deutsch called the meeting to order. All members were in attendance with the exception of Council Member Harris.

Dunwoody elected officials and staff met with Suwanee City Manager Marty Allen and Assistant City Manager Denise Brinson and heard how their Town Center was developed. Staff then toured the Town Center Park and heard about Suwanee's Art on Loan program and events held in the park throughout the year.

Council Member Harris arrived at 11:30 am.

CALL TO ORDER – 2:30 P.M. – FORREST HILLS RESORT - DAHLONEGA

Mayor Deutsch called the meeting to order. All members were in attendance.

City Manager Eric Linton thanked Council for their time and participation in the retreat. He introduced the facilitator, Bill Floyd of The Pendleton Group.

FINANCE

Jay Vinicki reported that the city is currently financially healthy and has about seven months of reserve. He said the gross tax digest is 50% commercial and 50% residential. The tax freeze is about one third of the exemptions, with one fourth of the digest being exempted. He said the desires of the community do not necessarily match the revenue model the city was created under.

Mayor Deutsch said she would like council to consider creating a special parks district of 1 mill.

ARPA Funding

Mr. Vinicki explained the categories of use of ARPA funding. He said Dunwoody should received \$18,431,321 in ARPA funding.

Mayor Duetsch suggested the city hire a consulting firm for the next two years to manage the funds the city receives. The funds must be encumbered by the end of 2024 and spent by 2026.

BONDS

Mr. Vinicki said staff will not pitch a revenue-based bond anytime soon but have had discussion on a GO bond. He noted that voters will be asked to renew the SPLOST next year.

Discussion was had on what a GO bond looks like, how it fits in the city's current situation, and how the proceeds would be spent.

MISSION/VISION STATEMENTS

Mayor Deutsch presented a proposed revised Mission Statement and Vision Statement. She asked city council to send her any changes that would propose. These will come before city council in the future for adoption.

EXECUTIVE SESSION

1. For legal, real estate, and personnel discussion.

Council Member Price motioned to move into executive session for the purpose of litigation discussion. Council Member Lambert seconded.

Passed: For: 7; Against: 0; Abstain: 0; Absent: 0

RECESS

Mayor Deutsch recessed the meeting.

City of Dunwoody
March 22, 2022
City Council Special Called Meeting Minutes

The City Council of the City of Dunwoody held a meeting on March 22, 2021 at 8:15 AM at Forrest Hills Resort, 135 Forrest Hills Road, Dahlonega, Georgia 30533. Present for the meeting were the following:

Voting Members: Lynn Deutsch, Mayor
 Stacey Harris, Council Member
 John Heneghan, Council Member
 Tom Lambert, Council Member
 Catherine Lautenbacher, Council Member
 Rob Price, Council Member
 Joe Seconder, Council Member

Also Present: Eric Linton, City Manager
 Jay Vinicki, Assistant City Manager
 Sharon Lowery, City Clerk
 Ken Bernard, City Attorney
 Linda Nabers, Finance Director
 Richard McLeod, Community Development Director
 Michael Smith, Public Works Director
 Michael Starling, Economic Development Director
 Bill Floyd, The Pendleton Group

RECONVENE

Mayor Deutsch reconvened the meeting at 8:15 a.m. All members were in attendance.

2022 STRATEGIC PLANNING DISCUSSION

Bill George introduced himself and provided his background.

PUBLIC SAFETY

Topics:

- Compensation and Benefits
- Hiring Issues not Related to Compensation
- Retention vs Recruitment
- EMS Issues
- Non-Traditional Police Activities

Eric briefly reviewed the 2021 Police Department Annual Report stats. The license plate readers stats will be added to the report.

Jay provided an overview of the police pay raises since cityhood.

Eric reviewed the police department exit trends for 2021 and 2022. There was 23% turnover in police personnel in 2021. He said the most common reason for leaving was for career opportunity. He raised the question of whether someone should be overlooked for a promotion due to their education. He said this is an issue and a policy decision. He said there are not enough positions outside of patrol in the police department and there is a lack of potential for advancement. Eric also said SWAT members receive extra pay, but K-9 officers do not. He said he feels there should be extra pay for every extra unit member. There also needs to be room for growth within the department. He said 35% of the police officers who left said they were leaving law enforcement altogether.

Options:

- Regrade police officer/detective by increasing one pay grade.
- Officer upgrade would require sergeant and lieutenant positions to also be upgraded. Could be tied to an across-the-board increase for these four positions.
- Create a Senior or Master Police Officer position, which would partially address advancement issues.

Eric said he has suspended the exit interviews temporarily until the retreat could be held. He said council may want to act sooner on the possible ARP funding items such as the licensed mental health clinician(s), additional license plate readers, public safety ambassador program, part-time officer program, and a reserve officer program.

A suggestion was made to hire a consultant to do an assessment of the police department and the citizen's patrol program.

Discussion was had on looking into a nuisance business policy, enhancing the number of ambulances in the city, and ARP funded additional lighting.

PUBLIC WORKS

Michael Smith gave an overview of sidewalks that have been added since SPLOST 2018-2021 and gave a brief overview of the Complete Streets Policy, Sidewalk Improvement Policy, Vulnerable Road User Ordinance, Traffic Calming Policy, and Pedestrian Safety Action Plan.

Council said they would like an actionable multi-use trail plan for the city and have it incorporated into the Community Development Plan. They asked that staff focus on an east/west plan across the city and then a north/south plan.

ECONOMIC DEVELOPMENT

Michael Starling provided an overview of the Edge City 2.0 Study Area showing recent developments and proposed developments. He said there is a 24% vacancy rate in the Perimeter market.

DUNWOODY VILLAGE

Michael Starling said the last master plan update for Dunwoody Village was done in 2020. He said we know the priorities for the Village, but we need to prioritize the projects and decide how they will be funded.

EXECUTIVE SESSION

1. For legal, real estate, and personnel discussion.

Council Member Price motioned to move into executive session for the purpose of personnel discussion. Council Member Secorder seconded.

Passed: For: 7; Against: 0; Abstain: 0; Absent: 0

Mayor Deutsch recessed the meeting for lunch.

Mayor Deutsch reconvened the meeting.

PARKS & RECREATION

Discussion was had on the Austin Park and the Vermack park, public art, park naming policy, and the possibility of having a pocket park at the Scott Candler Water Treatment Facility.

Unfunded Capital List

Council discussed the Unfunded Capital List. Council was asked to prioritize the list and submit them to staff in two weeks and then staff will bring the final updated list back to council in late April.

STANDARD RULES AND PROCEDURES FOR CITY COUNCIL MEETINGS

City Council will submit comments/suggestions to Mayor Deutsch. A final redlined version of the resolution will be distributed before it goes before council for a vote at the June meeting.

Cit Council discussed the Marta bus shelters in the city and the ads on the shelters. Eric Linton said the agreement is going to expire soon. Mayor Deutsch said the shelters are not located where they are needed. Bill Floyd provided staff with the name of a person at Marta the city can contact to learn more about the agreement and the location of the shelters.

Bill Floyd reviewed the list of retreat takeaways with city council and there was consensus that the list encompasses the retreat items city council wanted taken back to staff for implementation. (See attached list of Retreat Takeaways.)

Eric thanked staff council for having the confidence in staff to put the retreat together and thanked Bill Floyd for his time as the facilitation. He said a lot of good ideas have come out of the retreat.

ADJOURN

Council Member Heneghan motioned to adjourn. Council Member Secoder seconded.

Passed: For: 7; Against: 0; Abstain: 0; Absent

Finance

- Prepare draft calendar and documents to propose millage rate operating increase.
- Prepare draft calendar and documents to propose creating Special Tax District for Parks.
- Prepare draft calendar and documents for GO Bond.
- Prepare RFQ for consultant to manage ARPA funds.
- Prepare Updated Unfunded Capital Projects list.
- Identify funding for Waterford bathrooms - \$250,000.

Police Department

- Prepare draft RFQ to hire consultant to conduct an assessment of the police department.
- Identify additional lighting to be funded by ARPA.
- Additional License Plate Readers.
- Research and draft nuisance commercial and business policy.
- Research and present proposal to hire 1-2 licensed mental health clinicians.
- AMR refresher meeting with DeKalb County.
- Research and prepare concepts to enhance the number of ambulances in the city.
- Prepare draft IGA with DeKalb County to serve fire and medical services.

Public Works

- Prepare comprehensive bike ped. plan.
 - East/West
 - North/South
- Corridor Walk About
 - Data Collection
 - QuickBuild
- Have a discussion with PCID Perimeter Connects.

Economic Development

- Prepare Dunwoody Village action plan.
 - Post Office Sidewalk
 - Street Grid
- Schedule a City Council/Development Authority retreat with focus to align visions of DA and city.
- Create Dunwoody.
- Prepare public art locations brochure and add locations to GIS map.

Parks & Recreation

- Address adding sewer at Vermack.
- Review naming of public parks policy and develop naming strategy for Austin, Perimeter Center East, and Vermack.
- Research feasibility of having a one-acre or more pocket park at the Scott Candler Water Treatment Plant.
- Finish the Austin and Vermack plans.

- **City Council**
- Revise the resolution adopting the Standard Rules & Procedures for City Council Meetings.
- Revise the Mission and Visions Statements.
- Research MARTA bus shelters and shelter advertising.

City of Dunwoody
March 28, 2022
City Council Meeting Minutes

The City Council of the City of Dunwoody held a meeting on March 28, 2022 at 6:00 PM. The meeting was held in the City of Dunwoody City Hall, Dunwoody Hall, 4800 Ashford Dunwoody Road, Dunwoody, Georgia 30338. Present for the meeting were the following:

Voting Members: Lynn Deutsch, Mayor
 Stacey Harris, Council Member
 John Heneghan, Council Member
 Tom Lambert, Council Member
 Catherine Lautenbacher, Council Member
 Rob Price, Council Member
 Joe Seconder, Council Member

Also Present: Eric Linton, City Manager
 Jay Vinicki, Assistant City Manager
 Ken Bernard, City Attorney
 Sharon Lowery, City Clerk
 Mike Carlson, Deputy Chief of Police
 Richard MeLeod, Community Development Director
 Madalyn Smith, Senior Planner
 Michael Smith, Public Works Director
 Ishri Sankar, Capital Projects Manager
 Trent Walker, Parks & Recreation Director
 Jennifer Boettcher, Communications Director
 Ginger LePage, I.T. Director
 Dustin Guwin, Systems Engineer II
 Britney Davis, Assistant to the City Clerk

CALL TO ORDER

Mayor Deutsch called the meeting to order. All members were in attendance.

INVOCATION (Joe Seconder)

1. Invocation

Council Member Seconder provided the invocation.

PLEDGE OF ALLEGIANCE (Joe Secorder)

2. The Pledge of Allegiance

Council Member Secorder led the Pledge of Allegiance.

PUBLIC COMMENTS - Public Comment allows the City Council the opportunity to listen to the public (3 minutes per speaker/30 minutes total).

Laura Tiktinsky commented that the Winters Chapel Road project original plans seem to have changed. She said the construction excavated on the Winters Chapel side of the existing berm one foot away from the fence, cutting down four or 5 feet and then removed the vetetative roots. Ms. Tiktinsky said she she feels this will have an impact on her boundary trees. She said she hopes the city would take responsibility if the boundary trees are damaged.

Austin Handle, a former Dunwoody officer, said he serves on a non-profit organization that helps write legislation that protects ethical officers. He said the city is losing officers who often return to where they came from. Mr. Handle said Prisoner Transport Officer Brian Bolden was terminated this week, a blatant misuse of authority by Chief Grogan. He said that Chief Grogan lost the confidence of the officers long ago. Mr. Handle said it is time for the leaders of Dunwoody to take a stand.

Lydia Singleton-Wells, commented that after doing her research and speaking to multiple whistle blowers she has determined that the police department has major problems. She said the officers shouldn't feel attacked for telling the truth. Ms. Singleton-Wells said that if the current leadership cannot objectively and transparently address the problems going on in this department, it is time for them to gracefully resign and allow the City of Dunwoody to hire someone who is able to do the job effectively.

Joe Hirsch said there is a growing course of people calling for our police chief to resign or be fired. He said it is Eric Linton's responsibility and that if he won't do his job, he should be fired. He said there is going to be more lawsuits ; this is not going away. Mr. Hirsch said Chief Grogan allowed Espinoza to resign and he investigated the complaint himself. He said Brian Bolden was fired because he was found guilty of disclosing a public document to the public. He commented that city council all know of all of the side jobs that Chief Grogan has. He said people do not want to work for our police department. He asked City

Manager Eric Linton to take action and asked what he is going to do about it.

CONSENT AGENDA

Council Member Heneghan motioned to approve the consent agenda.
Council Member Price seconded.

Passed: For: 7; Against: 0; Abstain: 0; Absent: 0

3. Approval of March 14, 2022 City Council Meeting Minutes
4. Approval of Contract with NV5 for Final Design of Mount Vernon Road Corridor Improvements between Corners Drive and Mount Vernon Place Subject to Final Legal Review (Ishri Sankar)

BUSINESS ITEMS (ACTION ITEMS)

5. SECOND READ: RZ 21-04: Rezoning for 4553 North Shallowford Road from the Current PD District to the O-I District and a Concurrent Variance from 27-72 (ORDINANCE 2022-XX-XX) (Madalyn Smith)

The City Clerk provided the second read of the ordinance for RZ 21-04.

Madalyn Smith presented. Public Works will install the sidewalks as part of a larger streetscape project. Parking deck screening: a condition was amended to formalize the proposed screening. Pedestrian connectivity: applicant added a new pedestrian connection from North Shallowrord Road and has noted they will coordinae iwth Public Works to determine if a raised crosswalk is feasible. Staff recommends approval of the rezoning and the concurrent variance to include the exhibits and conditions provided by staff.

Council Member Harris motioned to approve RZ 21-04. Council Member Seconder seconded.

Passed: For: 7; Against: 0; Abstain: 0; Absent: 0

6. Approval of Construction Contract for Intersection Improvements at Chamblee Dunwoody Road and Womack Road Subject to Final Legal Review (Todd Meadows)

Michael Smith requested the said he feels the sidewalks can be 6' all the way down the road with them meandering around the power poles.

Council Member Heneghan motioned to the contract to Wilson Construction Management, LLC in the amount of \$1,971,078.00 plus a 10% contingency for construction of intersection improvements at Chamblee Dunwoody Road and Womack Road, subject to final legal review. Council Member Lambert seconded.

Passed: For: 7; Against: 0; Abstain: 0; Absent: 0

7. Contract Award for Sidewalk Construction at Brook Run Park Subject to Final Legal Review (Brent Walker)

Council Member Secoder motioned to award the contract for the construction of the additional sidewalk and stairway at Brook Run Park to Blount Construction Company Inc. in an amount not to exceed \$69,105.00, which includes a 10% contingency. Council Member Price seconded.

Passed: For: 7; Against: 0; Abstain: 0; Absent: 0

DISCUSSION ITEMS

8. Conceptual Design for Village Crossroads-Chamblee Dunwoody Road from Womack Road to Roberts Drive Corridor Improvements (Michael Smith)

Michael Smith presented the Village Crossroads-Chamblee Dunwoody Road from Womack Road to Roberts Drive corridor improvements conceptional design. Four alternatives were presented for council consideration.

Following discussion, there was consensus from council in support of the streetscape. Council asked staff to determine if the roundabout at Roberts Drive is viable and said they support that being a separate project. Staff was asked to take a closer look at the roundabout at Chamblee Dunwoody and to bring the information on the roundabout back to council at a future date.

9. Approval of Financial Advisors (Richard Platto, Assistant Finance Director)

Richard Platto presented a request for award of a contract for financial advisory services. The city released a Request for Proposals and received three responses. The responses were reviewed and narrowed the list to two and interviewed those firms. Staff recommends award of the contract to Davenport & Company LLC, with a minimum fee of \$30,000 per transaction and a maximum fee of \$80,000. Davenport is proposing a blended rate of \$300 per hour for additional work outside of transaction work. This would be a multi-year contract. The initial term of the contract will be through March 31, 2023, and may be automatically renewed on an annual basis for four (4) additional twelve-month terms.

10. Resolution Requesting Approval to Surplus Police Vehicles (Richard Platto, Assistant Finance Director)

Richard Platto presented the resolution to declare five police vehicles as surplus and to authorize the City Manager or his designee to sell/dispose of the vehicles.

11. Trees Atlanta Front Yard Tree Planting Program, Subject to Final Legal Review (Richard McLeod)

Richard McLeod presented the Trees Atlanta Front Yard Tree Planting Program agreement. The city will provide \$10,000.00 towards the program. A maximum of 40 trees will be planted on private properties in neighborhoods by Trees Atlanta on a first come, first served basis. between Trees Atlanta and the City of Dunwoody

PUBLIC COMMENTS - Public Comment allows the City Council the opportunity to listen to the public (3 minutes per speaker).

CITY MANAGER COMMENTS

City Manager Eric Linton said council would need an executive session for the purpose of personnel and litigation discussion.

COUNCIL COMMENTS

Mayor Deutsch recognized Britney Davis and she is proud of her and grateful for her service to the city. She wished Ms. Davis well in her future endeavors.

EXECUTIVE SESSION

Council Member Harris motioned to enter into executive session for the purpose of personnel and litigation discussion. Council Member Price seconded.

ADJOURN

Council Member Harris motioned to adjourn. Council Member Secorder seconded.

Passed: For: 7; Against: 0; Abstain: 0; Absent: 0