



MINUTES
City of McDonough
City Council Workshop
McKibben Chambers City Hall
136 Keys Ferry Street
June 4, 2026
6:00 PM

Mayor Kamali Varner called the meeting to order at 6:00 p.m.

The City Clerk called roll for the meeting, as follows:

Mayor Kamali Varner	Present
Mayor Pro Tem Jamal Burt	Present
Councilmember Larry Blue	Present
Councilmember Xavier Johnson	Present
Councilmember Darryl Payton	Present
Councilmember Scott Reeves	Present
Councilmember Vanessa Thomas	Present

Others in attendance: City Administrator, Keith Dickerson; City Attorney, Emilia Walker; City Clerk, Christy Taylor; Police Chief Ken Noble; Deputy City Administrator, Sylvia Smith; Chief Municipal Court Judge, Andrea Boyd; Municipal Court Clerk, Trisha Morgan; Finance Director, Dr. Ralph Igwedibie; Technology Services Director, Brian Linton; Assistant Finance Director, Deborah Boyd; Budget Manager, Dana Strickland; Executive Assistant, Dyshema Crudup; Executive Assistant, Tena Velazquez; and Help Desk Technician, Rob Monnelus.

Councilmember Johnson gave the Invocation; and Councilmember Payton led the Pledge of Allegiance.

Mayor Varner called for a motion to approve the Agenda. Councilmember Johnson made a motion to approve the Agenda, and Mayor Pro Tem Burt seconded. The vote was seven in favor.

The City Clerk sounded the Consent Agenda, as follows:

6A. Public Works

William VonDenBosch, Director

Request for authorization to ratify the emergency procurement of ten (10) Insta-Valve kits to facilitate urgent water infrastructure installations at the State Route 20 Dual Roundabout (McGarity Rd. and Lawrenceville St.), at a cost of \$53,006.00. Funding Source: T-SPLOST 335-5.4210.54.1407

6B. Administration

Christy Taylor, City Clerk

Approval of the May 18, 2026, City Council Meeting Minutes

Mayor Varner called for a motion to approve the Consent Agenda, as sounded. Mayor Pro Tem Burt made a motion to approve the Consent Agenda, and Councilmember Payton seconded. The vote was seven in favor.

Public Comments:

- Eddy Smith – When will the mural be made available to the public as is required in the covenant?
- Pam Ray – Opposed to proposed McDonough Civic Complex. There is too much development taking place in the City.
- Michael Williams – Opposed to the new times approved in Ordinance 26-05-07.1. Times for cutting grass should be extended to 9 or 9:30 p.m.

The Mayor and Council issued a Proclamation Celebrating the 100th Birthday of James A. Brown, Sr., who attended the meeting with several members of his family.

Chief Municipal Court Judge Andrea Boyd offered a presentation for a proposed Amnesty Program:

- 1st Amnesty Program in the City of McDonough
- The program would offer a second chance and a fresh start for many and would increase court efficiency.
- The program would apply to eligible outstanding court matters, excluding DUI cases.
- Proposed dates from September 1 through October 1, 2026.
- Program will enhance public trust and access to justice.

After the presentation, discussion ensued. Councilmember Thomas made a motion to approve the Amnesty Program for McDonough Municipal Court, from September 1 through October 1, 2026, as requested; and Mayor Pro Tem Burt seconded. The vote was seven in favor.

Police Chief Ken Noble introduced Andrew Malherek with AXON, who offered a presentation on the proposed agreement to upgrade body cameras, tasers and interview room cameras for the Public Safety – Police Department. He noted that Henry County and the other three Cities within the County have approved agreements with AXON; and that if approved, this would create regional alignment with those entities and enhance investigations to allow departments to share information through cloud-based storage. Discussion ensued. The City Administrator advised that the agreement will be funded with SPLOST and RedSpeed dollars, and that grants are also being considered as a possible funding source.

At the conclusion of the presentation, Councilmember Thomas offered a motion to approve the AXON Master Services Agreement in substantial form, contingent on the City Attorney's review of the Purchasing Policy; and Councilmember Reeves seconded. Discussion ensued. Prior to the vote, Mayor Varner confirmed the motion on the floor is to approve the AXON Master Services and Purchasing Agreement in substantial form; and all agreed. The vote was seven in favor.

City Administrator, Keith Dickerson presented the request for approval to enter into a Memorandum of Understanding between the City of McDonough and Henry County for public transit service along a fixed route from McDonough to Stockbridge, with defined stops for passengers as depicted in Exhibit A; and authorization for the Mayor to sign the agreement. Mr. Tye Salters, Director of the Henry County Transit Department addressed the Governing Body about the need to establish bus stops for the fixed route; and discussion ensued.

Councilmember Blue made a motion to approve the MOU between the City of McDonough and Henry County for public transit service along a fixed route from McDonough to Stockbridge, as presented; and Councilmember Johnson seconded. The vote was seven in favor.

Mr. Dickerson presented the FY 26-27 Draft Budget, with some of the following highlights:

- Current Millage Rate 3.0330
- Last Years Digest \$1,994,944,664.
- The new Millage Rate will be established when the actual figures come in.
- Largest revenues are established from property taxes, Local Option Sales Tax (LOST) funds; insurance premium taxes; franchise taxes; and ad valorem taxes.
- Largest expenditures from Public Safety, Public Works and IT.
- The proposed 2026-2027 total budget is \$31,477,768.00, which is an increase of 8.9% over the previous year.
- Proposed budget includes 2% Cost of Living Adjustment (COLA).

A copy of the presentation and the FY 26-27 Draft Budget are available in the Clerk's Office.

After the presentation, Mayor Varner opened the Public Hearing. Mr. Eddy Smith raised the question regarding the City's agreement with the Tax Commissioner to pay 1.5% of the taxes collected to the Commissioner. He did not offer remarks in opposition or in favor. Mayor Varner stepped away from the dais temporarily, and Mayor Pro Tem Burt closed the Public Hearing.

Mayor Varner returned to the dais.

Mr. Dickerson presented the request for authorization to publish a Request for Proposal (RFP) for pricing by floor to be structured as a design-build contract for renovations at the Commerce Building. Discussion ensued.

Councilmember Johnson made a motion to authorize the City Administrator to publish an RFP for pricing by floor to be structured as a design-build contract for renovations at the Commerce Building, and Councilmember Blue seconded. The vote was seven in favor.

Finance Director, Dr. Ralph Igwedibie presented a request for the authorization to submit the LMIG application for the 2026 Local Road Assistance (LRA), and for the Mayor to sign the application and the other supporting documents. He noted that the total grant amount is \$411,639.98 and requires no match of funds from the City; however, the deadline to submit the application is June 15, 2026.

Mayor Pro Tem Burt made a motion to submit the LMIG Application for the 2026 Local Road Assistance, and to authorize the Mayor to sign the documents. Councilmember Johnson seconded. The vote was seven in favor.

City Attorney, Emilia Walker presented the discussion regarding the Urban Redevelopment Agency (URA), which may be convened to complete water and sewer improvements. She noted that in the past, the URA consisted of the Governing Body and two appointed citizens, who served terms of three years. Attorney Walker advised that she drafted a Resolution for consideration, which would eliminate the two

citizen seats and reduce the member number to seven commissioners comprised of the Mayor and Council, and that the Mayor would serve as the Chair.

Attorney Walker offered the following timeline to activate the URA:

- Adopt Resolution on June 15, Consent Agenda.
- Public Hearing on URA plan on July 2, 2026
- Adopt URA Plan, July 20, 2026.
- Approval of an IGA and Resolution with URA in July/August 2026.
- Validation – August 2026.
- Implementation – September 2026.

Mayor Varner stated for the record that the applicant in Community & Economic Development Case #260402, the request to rezone property at Avalon Park from C-2 (Central Commercial) to C-3 (Highway Commercial) with conditions has requested postponement to the July 2, 2026, Workshop.

Mayor Pro Tem Burt made a motion to postpone case number 2604023, to the July 2, 2026, City Council Workshop, and Councilmember Blue seconded. The vote was seven in favor.

Mayor Varner called for a motion to go into Executive Session for Litigation O.C.G.A. 50-14-2; Real Estate O.C.G.A. 50-14-3 (b)(1); and Personnel O.C.G.A. 50-14-3 (b)(2). Councilmember Johnson made a motion to go into Executive Session for the purposes stated, and Councilmember Thomas seconded. The vote was seven in favor.

Mayor Pro Tem Burt made a motion to reconvene Regular Session. Councilmember Reeves made a motion to reconvene the Regular Session, and Councilmember Thomas seconded. The vote was six in favor. Those voting in favor were Mayor Pro Tem Burt, Councilmember Blue, Councilmember Johnson, Councilmember Payton, Councilmember Reeves, and Councilmember Thomas. Mayor Varner left the meeting after Executive Session.

Councilmember Johnson made a motion to authorize the Mayor to execute the Purchase and Sale Agreement for 458 Macon Street, in the amount of \$165,000.00, to be funded through SPLOST line item 327-5.1300.54.1206; and Councilmember Blue seconded. The vote was six in favor. Those voting in favor were Mayor Pro Tem Burt, Councilmember Blue, Councilmember Johnson, Councilmember Payton, Councilmember Reeves, and Councilmember Thomas. Mayor Varner left the meeting after Executive Session.

Mayor Pro Tem Burt adjourned the meeting at 9:06 p.m.

Christy L. Taylor, CMC
City Clerk

OPEN MEETINGS COMPLIANCE NOTICE: This is a regularly scheduled meeting of Mayor and Council of the City of McDonough duly noticed pursuant to the requirements of the Georgia Open Meetings Law (O.C.G.A. § 50-14-1, et seq). Notice of the meeting schedule was published in the *Henry Herald* on November 22, 2025; and a copy the meeting schedule was posted at City Hall and on the City's website, as required by law.