

City Council Meeting
June 29, 2025 – 7:00 pm
65 Smith Bridges St, Pendergrass, GA 30567

I. Call to Order - 7:02pm

Attendee Name	Position	Present	Absent
Basak, Sylvia	Councilmember	X	
Bonner, Tara	Councilmember		X
Gomez, Gabriel	Councilmember	X	
Bill Ellis	Mayor	X	
Michael Jones	Councilmember	X	
Bob Carter	Councilmember	X	
Laura Bigley	Councilmember	X	

II. Pledge to the Flag and Invocation

III. Public Hearing

- Rich Atkinson explained a conditional use permit and that it is being used for this property. He also stated that there should be a Planning Commission in place, the Council will serve as the Planning Commission until it is active. The Planning Commission serves an advisory role to recommend items to the Council. Rich's personal recommendation is in favor of the Walters Wedding Venue.
- Bradley Dunkle spoke on behalf of Walters Hospitality. Reiterated the plan to have a 98-acre special event hotel/wedding venue. Events would be around 150-200 people. Agreed to OI100-foot buffer on Walnut Grove side of property. Also, Park Street construction and paving.
- Public Comments In-Favor:
 - Kathy Robinson – Cited Chateau Elan and everything it has done to help grow Braselton. Will enhance all surrounding property values and bring in businesses. Thinks it will be a wonderful asset.
- Public Comments Opposed:
 - Renee Wells – Opposed to hotel. Would be ok with cottages. Opposed to roundabouts, traffic, growth. Doesn't want Braselton area for Pendergrass.
 - Donald Roberts – Many questions on conditional usage and not rezoning. Would like to see new application or conditional usage permit before next meeting.

PUBLIC HEARING CLOSED

REGULAR MEETING BEGINS

IV. Review Clerks Minutes:

The Council reviewed Clerk's minutes from June 24th Council Meeting, no Work Session

- MOVER: Laura Bigley
- 2nd: Gabriel Gomez
- AYES: All in Favor
- NAYS: None

- ABSTENTION: None

V. **Treasury Report:**

The Council reviewed the Treasury Report for May 2025 – This is the final report from the Old QuickBooks Desktop system. New system started July 1, 2025.

- MOVER: Sylvia Basak
- 2nd: Michael Jones
- AYES: All in Favor
- NAYS: None
- ABSTENTION: None

VI. **Library Report:** No report – Library is now open

VII. **Qualifying Announcement for City Council Seats:** See Attached Notice on Qualifying

VIII. **Old Business:**

- **TSPLOST** – 1 cent tax increase by county will be added to the ballot for the November 4th vote
- **Park Equipment** – The Mayor met with Kevin Poe, head of the county SPLOST committee, about the correct process for spending SPLOST money. Park equipment purchase will be presented to the county SPLOST committee for approval within the month, council will vote on whether to purchase after approved. \$19,000 of SPLOST must be spent on Parks and Recreation annually.
- **Attorney Hire** – Spoke about Douglas Kidd’s many qualifications and the YouTube video of his interaction with someone repeatedly filming his wife through his business windows. He was the only attorney who agreed to work for the City that has any experience in city representation. Will be paid \$150 per hour, with a spending account of \$2000, can be terminated at any time.
 - MOVER: Sylvia Basak
 - 2nd: Laura Bigley
 - AYES: Basak, Jones, Bigley
 - NAYS: Gomez, Carter
 - ABSTENTION: None
- **Walter’s Wedding Venue** – Council would like to know if it will be cottages or a hotel for the venue, and are waiting to see conditional usage permit. (Voting as Planning Commission for recommendation to Council)
 - MOVER: Sylvia Basak
 - 2nd: Bob Carter
 - AYES: All in Favor
 - NAYS: None
 - ABSTENTION: None

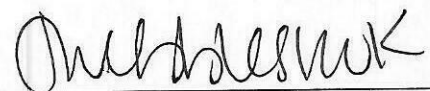
IX. **New Business:**

- **TDON Property** – Property has been sold to a new investor. All six pads will be used for retail and restaurant space. Investor will be Owner and Leasor for at least 3-5 years. Already have interest from nail salons, hair salons, and restaurants. Wants to build garbage pad and public restrooms behind the Amphitheater. Potential for City usage in the new retail space, could be library or other community need.

- **P Card Resolution** – P Cards are spending cards that will have strict limitations for Department Head usage, credit line provided by Bank of America. Employees will need to undergo a background check, credit check, training, and sign a contract before being able to use cards for spending. Will help move the City away from using checks for all spending. Potential to help with spending less at vendors that don't take checks, speed reconciliation, and better track spending by department.
 - MOVER: Bob Carter
 - 2nd: Michael Jones
 - AYES: All in Favor
 - NAYS: None
 - ABSTENTION: None
- **Employee Personnel Policy** – New Personnel policy to potentially be implemented, formatted using a template from another city that was created with GMA's assistance. Will help make City a better place to work and avoid any grey areas that may have been present in the previous versions of the Personnel Policy.
 - MOVER: Bob Carter
 - 2nd: Laura Bigley
 - AYES: All in Favor
 - NAYS: None
 - ABSTENTION: None
- **Employee Training** – Renee Martinez is currently at a Planning and Zoning class to help better serve the community and the City when it comes to Planning and Zoning questions and concerns. Jennifer Leshok will be attending a two day Grant Writing class this week. She will also be attending classes at UGA to become a Certified Finance Director. The Mayor will be attending a class at UGA for Municipal Budgeting.
- **SPLOST 7** – SPLOST 7 last through July 2029. The City receives approximately \$410,000 per year, City currently has a balance of approximately \$110,000 in SPLOST 7 account.
- **CADE Partners** – The building at 65 Smith Bridges St was mortgaged to help pay for the attorney representation from the whistleblower lawsuit. The city is currently paying \$3000 per month through June 2044 to pay that debt off. The Mayor is working on potentially making other payment arrangements to help save the City money on interest.

X. **Public Comment:** None

XI. **Adjourn** - 7:50pm



Jennifer Webb Leshok

Deputy Clerk

July 30, 2025