

Meeting of the City of Sandy Springs City Council – SUMMARY MINUTES
Studio Theatre, Sandy Springs City Hall and Broadcast Via Live Webinar and Teleconference
July 21, 2026 Following Work Session
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Meeting of the Sandy Springs City Council was held on July 21, 2026 Following Work Session, Mayor Rusty Paul presiding.

I. Call to Order

Mayor Rusty Paul called the meeting to order at 6:26 p.m.

II. Roll Call and General Announcements

Members Present: Mayor Rusty Paul, Councilmember John Paulson, Councilmember Melody Kelley, Councilmember Melissa Mular, Councilmember Frank Roberts, Councilmember Mary Ford (attended via Zoom), Councilmember Andrew J. Chinsky

III. Pledge of Allegiance

Mayor Rusty Paul led the Pledge of Allegiance.

IV. Public Comment

1. Bob Johnson - Safety in Neighborhoods
2. Kristen Daddow-Rodriguez, 5147 Roswell Road, Sandy Springs - ICE
3. Noelle Ross, 5300 Powers Ferry Road, Sandy Springs - ICE in Sandy Springs
4. Dontaye Carter, 300 Nesbit Lake Court, Sandy Springs - ICE
5. Lori Connor - ICE

V. Approval of Meeting Agenda

Motion and vote. A motion was made by **Councilmember John Paulson**, seconded by **Councilmember Frank Roberts**, to approve the meeting agenda. The motion carried by unanimous vote.

VI. Consent Agenda

Motion and vote. A motion was made by **Councilmember Melissa Mular**, seconded by **Councilmember Andrew J. Chinsky**, to approve the consent agenda. The motion carried by unanimous vote.

A. 2026-178 Meeting Minutes

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B. 2026-179 Request for Mayor and City Council Consideration of a Resolution to Approve and Accept a Deed for Dedication of Right of Way from SGCP Lakeside, LLC on Property Located at 5795 Glenridge Drive, Lying in Land Lot 37 of the 17th District, (Tax ID #17-0037-LL-047-3) Fulton County, City of Sandy Springs, Fulton County, Georgia

Resolution No. 2026-07-100

- C. **2026-180** Request for Mayor and City Council Consideration of a Resolution to Approve and Accept a Deed for Dedication of Right of Way from Newbridge Custom Homes, LLC on Property Located at 4750 Rebel Trail, Lying in Land Lot 162 of the 17th District, (Tax ID #17-0162-0001-011-4) Fulton County, City of Sandy Springs, Fulton County, Georgia

Resolution No. 2026-07-101

- D. **2026-181** Request for Mayor and City Council Consideration of a Resolution to Approve and Accept a Purchase and Sale Agreement for Temporary Construction Easement Rights and an Easement for Construction of Driveway (with a Cost to Cure Payment) from The Gandhi Family Trust by Sagar Shirish Gandhi and Amanda Grace Taylor Gandhi, as Co-Trustees for The Gandhi Family Trust dated December 8, 2025, on that Certain Tract of Land Located at 4970 Lake Forrest Drive (Tax ID # 17-0120-0001-066-9), in Land Lot 120 of the 17th District, City of Sandy Springs, Fulton County, Georgia for the S2185 Lake Forrest Drive Sidewalk Project

Resolution No. 2026-07-102

VII. Presentations

There were no presentations.

VIII. Public Hearing

- A. **2026-182** ABL. No. 124262
Request for Mayor and City Council Consideration of the Alcoholic Beverage License Application for 8290 Roswell INC / DBA Sandy Springs Food Mart at 8290 Roswell Rd, Ste 100, Sandy Springs GA 30350. The Applicant is Tara Powdyal for Retail/Package of Beer & Wine.

Cori Holiness, Revenue Manager, presented a recommendation to approve the Alcoholic Beverage License Application for 8290 Roswell INC / DBA Sandy Springs Food Mart at 8290 Roswell Rd, Ste 100, Sandy Springs GA 30350. The Applicant is Tara Powdyal for Retail/Package of Beer & Wine.

This is a New Application for Retail/Package of Beer & Wine. The business is located at – 8290 Roswell Rd, Ste 100, Sandy Springs GA 30350. Applicant submitted a completed application on June 25, 2026. Applicant has passed the background investigation.

There being no public comment, **Mayor Rusty Paul** closed the public hearing.

Motion and vote. A motion was made by **Councilmember Melody Kelley**, seconded by **Councilmember John Paulson**, to approve the Alcoholic Beverage License Application for 8290 Roswell INC / DBA Sandy Springs Food Mart at 8290 Roswell Rd, Ste 100, Sandy Springs GA 30350. The Applicant is Tara Powdyal for Retail/Package of Beer & Wine. The motion carried by unanimous vote.

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- B. **2026-183** ABL No. 124099
Request for Mayor and City Council Consideration of the Alcoholic Beverage License Application for Crown Fuel LLC / DBA Shell Food and Gas Co at 6385 Roswell Rd, Sandy Springs, GA, 30328. The applicant is Bikash Lohar for Retail/Package of Beer & Wine.

Cori Holiness, Revenue Manager, presented a recommendation to approve the Alcoholic Beverage License Application for Crown Fuel LLC / DBA Shell Food and Gas Co at 6385 Roswell Rd, Sandy Springs, GA, 30328. The applicant is Bikash Lohar for Retail/Package of Beer & Wine.

This is a Change of Ownership for Retail/Package of Beer & Wine. The business is located at – 6385 Roswell Rd, Sandy Springs, GA, 30328. Applicant submitted a completed application on June 25, 2026 and has passed the background investigation.

There being no public comment, **Mayor Rusty Paul** closed the public hearing.

Motion and vote. A motion was made by **Councilmember Frank Roberts**, seconded by **Councilmember Melissa Mular**, to approve the Alcoholic Beverage License Application for Crown Fuel LLC / DBA Shell Food and Gas Co at 6385 Roswell Rd, Sandy Springs, GA, 30328. The applicant is Bikash Lohar for Retail/Package of Beer & Wine. The motion carried by unanimous vote.

IX. New Business

- A. **2026-184** Request for Mayor and City Council Consideration of a Resolution to Approve a Task Order for Call Center Services and to Authorize the City Manager to Execute the Same

Carter Long, Communications and Public Relations Director presented a recommendation to Approve a Task Order for Call Center Services and to Authorize the City Manager to Execute the Same.

On May 21, 2024, City Council approved a contract award ("Contract") to Faneuil for call center services. The contract called for service delivery over a five (5) year period, with the annual issuance of a new TO, assuming compliance with contractual terms and conditions by Faneuil. There is a five percent (5%) annual escalator built into the Contract for years two (2) and three (3), and a four percent (4%) escalator for years four (4) and five (5) of the contract period, subject to annual appropriations.

Two (2) TOs have been issued pursuant to the Contract. The first TO in the not-to-exceed amount of \$640,000 was approved for the Fiscal Year beginning July 1, 2024. The second TO in the not-to-exceed amount of \$668,871 was approved for the Fiscal Year beginning July 1, 2025. The expense was included in the adopted Fiscal Year 2027 budget. Faneuil Inc., a Continuum Global Solutions company will be paid a not-to-exceed price of \$702,314 for providing call center services for FY2027 pursuant to the attached TO, which includes the annual five percent (5%) escalator.

Motion and vote. A motion was made by **Councilmember Melody Kelley**, seconded by **Councilmember Frank Roberts**, to Approve a Task Order for Call Center Services and to Authorize the City Manager to Execute the Same. The motion carried by unanimous vote.

Resolution No. 2026-07-103

- B. **2026-185** Request for Mayor and City Council Consideration of a Resolution to Authorize the Purchase of Twelve (12) 2026 Ford Explorers for the Sandy Springs Police Department

James McNabb, Captain, presented a recommendation to Authorize the Purchase of Twelve (12) 2026 Ford Explorers for the Sandy Springs Police Department.

The Mayor and City Council approved funding of replacement vehicles for the Sandy Springs Police Department fleet as part of the Fiscal Year 2027 budget. City Staff have identified twelve (12) Ford Explorers currently available on the lot at Wade Ford, allowing the City to move forward with the planned acquisition in a timely manner.

This requested purchase supports continued fleet readiness, operational reliability, and service delivery. The vehicles are currently available from Wade Ford, which allows the City to secure the vehicles without the delays often associated with factory ordering or limited fleet availability. Upon approval, staff will complete the purchase in accordance with the City’s applicable procurement policies and procedures. The total cost of the replacement vehicles is \$597,900 and is included in the FY2027 budget, as approved by Mayor and Council, through the Fleet Fund under the Police Fleet Replacement line item.

Motion and vote. A motion was made by **Councilmember Frank Roberts**, seconded by **Councilmember John Paulson**, to Authorize the Purchase of Twelve (12) 2026 Ford Explorers for the Sandy Springs Police Department. The motion carried by unanimous vote.

Resolution No. 2026-07-104

- C. **2026-186** Request for Mayor and City Council Consideration of a Resolution to Appoint Mark Rosenthal and Michael Siegel to the Community Council of the North Fulton Comprehensive Transportation Plan

William H. Martin, Jr., AIA, Public Works Director, presented a recommendation to Appoint Mark Rosenthal and Michael Siegel to the Community Council of the North Fulton Comprehensive Transportation Plan.

Since 2005, the Atlanta Regional Commission (“ARC”) has made federal funding available to assist counties and cities in developing joint long-range transportation plans. Due to its size, Fulton County has been divided into three (3) sub-county planning areas under the CTP program: South Fulton, City of Atlanta, and North Fulton.

The North Fulton Comprehensive Transportation Plan kicked off in April 2026. A part of the engagement process of the plan is to develop a Community Council to serve as a key advisory group. The primary role of the Community Council is to ensure that the project team’s outreach efforts reach the appropriate audiences and reflect the demographics of North Fulton County. To achieve this goal, the Community Council will provide input on the Public Engagement Plan, connect the project team with local advocacy groups, review the selection of community pop-up events, provide information about transportation and mobility challenges for certain populations, and review the draft needs assessment report and project recommendations.

Mayor Rusty Paul stated that the nominees lived in neighborhoods most directly affected by the Georgia 400 project and had been recommended for that reason.

Motion and second. A motion was made by **Councilmember Frank Roberts**, seconded by **Councilmember Melody Kelley**, to Appoint Mark Rosenthal and Michael Siegel to the Community Council of the North Fulton Comprehensive Transportation Plan.

Presented by **William H. Martin, Jr., AIA, Public Works Director**. Staff explained that the Atlanta Regional Commission's North Fulton Comprehensive Transportation Plan had begun and that the Community Council would serve as a key advisory group to support public engagement and consultant work. **Mayor Rusty Paul** stated that the nominees lived in neighborhoods most directly affected by the Georgia 400 project and had been recommended for that reason. **Councilmember Melissa Mular** asked how the appointees would communicate with community groups, including the Sandy Springs Council of Neighborhoods, and **Public Works Director Martin** said the appointees were intended to help bridge communication across the broader community rather than with only one organization. **Councilmember John Paulson** asked whether the appointees could report back to the City in the future, and **Public Works Director Martin** said that could be requested. **Councilmember Melody Kelley** asked how the public could engage in the process and noted interest from constituents regarding regional transportation connections, including the Chattahoochee River pedestrian bridge replacement. **Public Works Director Martin** said outreach events would occur as part of the planning process and information would be shared with the public.

Vote on the motion. The motion carried by unanimous vote.

Resolution No. 2026-07-105

- D. **2026-187** Request for Mayor and City Council Consideration of a Resolution to Approve a Contract Award to Kimley-Horn and Associates, Inc. for Professional Engineering Design Consultant Services for the Intelligent Transportation System (ITS) Ring B Fiber Extension Project, and to Authorize the City Manager to Execute the Contract

William H. Martin, Jr., AIA, Public Works Director, presented a recommendation to Approve a Contract Award to Kimley-Horn and Associates, Inc. for Professional Engineering Design Consultant Services for the Intelligent Transportation System (ITS) Ring B Fiber Extension Project, and to Authorize the City Manager to Execute the Contract.

The City of Sandy Springs plans to expand the municipal ITS fiber optic network, creating a redundant communication path within the Ring B corridor, as recommended in the City's ITS Master Plan. The new fiber optic cable loop will begin at the intersection of Roswell Road and Northridge Road, extend east along Northridge Road, proceed south along Roberts Drive, continuing south along Spalding Drive, and then go northwest along Pitts Road, ending at Roswell Road; approximately 12,750 linear feet total. As part of the Project, three (3) existing traffic signals and their associated Closed-Circuit Television (CCTV) traffic monitoring cameras will be integrated into the fiber network and linked to the Traffic Management Center (TMC). Additionally, the Project includes infrastructure to connect the new Fire Station 1 to the fiber optic network.

On March 27, 2026, the City issued Request for Proposal ("RFP") 26-030 to identify a qualified contractor to perform the Project. A non-mandatory pre-bid meeting was held on April 8, 2026. The City issued one

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addendum for the project on April 22, 2026, and proposals were due on May 1, 2026. In response to the RFP, the City received one (1) proposal prior to the submission deadline, which was submitted by Kimley-Horn and Associates, Inc.

The proposal was evaluated by a committee of five (5) Staff members (the “Evaluation Committee”). The Evaluation Committee consisted of the following members:

- Bill Lotz, CIP Project Manager
- Wesely Waters, CIP Unit Manager
- Jonathan Loner, TMC Operations Administrator
- Maggie Grant, CIP Project Manager
- Katelyn Stallings, TSPLOST Project Manger

The evaluation criteria and weighting are as follows:

TECHNICAL PROPOSAL CRITERIA	DESCRIPTION	POINTS
Project Manager and Key Team Leaders proposed to manage this Project	The credentials and experience of the person(s) assigned to our relationship and management team. Provide professional qualifications and description of experience for principal Project staff. The Project Manager’s resume must be included. (At this stage, firms are being asked for information on lead staff only but may list qualifications and experience on more than one lead individual who is being proposed for services to the City.	20
Prime Consultant Experience	Provide information on the firm’s experience with clients of similar type, size, function, and complexity. Describe no more than five (5) projects, in order of most relevant to least relevant, which demonstrate the firm’s capabilities to perform services for the City. For each account, the following information should be provided: A. Client name, locations and dates during which services were performed. B. Clear description of overall project and services performed by your firm. C. Description of QA/QC Program for projects referenced	20
Resources	Identify and discuss the primary office that will be responsible for handling the specific project and the number and types of staff within the office, as well as how this office could benefit the Project and promote efficiency. Narrative on Additional Resource Areas and Ability – Respondents are allowed one page to provide information regarding additional resource areas identified as important to the Project, to discuss how the key areas will integrate and work together on the Project, and to discuss any information that is	10

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	pertinent to these areas. Respondents may discuss the advantages of the team and the abilities of the team members which will enable the Project to meet the proposed schedule.	
Technical Approach/Schedule	Consultants are required to describe the procedures and methods the firm will use to successfully deliver the Project. The response should demonstrate the firm's overall understanding of all aspects of developing a fiber optic communication line and preparing base data survey, fiber audit, concept plans, finals plans, and cost estimates. The Consultant shall also include a project schedule identifying task durations and demonstrating timely completion of the Scope of Work.	40
Cost Proposal	A Cost Proposal shall demonstrate competitive and innovative pricing sheet that incorporates all direct and indirect costs associated with the project. The Cost Proposal shall be provided in Bonfire.	10
Total Points		100

Proposal scoring by the evaluation committee for the one (1) firm were as follows:

Offeror	Average Proposal Score	Cost Proposal
Kimley-Horn and Associates, Inc.	95	\$399,880.00

Based on the City staff's review and evaluation of the proposal, including the cost proposal submitted by Kimley-Horn, staff recommends awarding the design contract for the Fiber Optic Communication Line Design for Intelligent Transportation System (ITS) Ring B Fiber Extension Project (Project No.: T9510-26-1) to Kimley-Horn in the amount of \$399,880.00.

Motion and second. A motion was made by **Councilmember John Paulson**, seconded by **Councilmember Andrew J. Chinsky**, to Approve a Contract Award to Kimley-Horn and Associates, Inc. for Professional Engineering Design Consultant Services for the Intelligent Transportation System (ITS) Ring B Fiber Extension Project, and to Authorize the City Manager to Execute the Contract.

Councilmember Paulson asked how does this fit in with the City's current communication system in that area?

Public Works Director Martin said this provides the redundancy in connections the City needs with a fiber optic system. It was envisioned about six years ago to also connect a redundant network to preserve the integrity of the system should there be a strike somewhere, and to have the ability to still communicate.

Vote on the motion. The motion carried by unanimous vote.

Resolution No. 2026-07-106

E. 2026-188

Request for Mayor and City Council Consideration of a Resolution to Approve a Contract Award to Gresham Smith and Partners (L.P.) for Professional Engineering Design Services for the Roswell Road Safety Project Scoping Study and to Authorize the City Manager to Execute the Contract

William H. Martin, Jr., AIA, Public Works Director, presented a recommendation to Approve a Contract Award to Gresham Smith and Partners (L.P.) for Professional Engineering Design Services for the Roswell Road Safety Project Scoping Study and to Authorize the City Manager to Execute the Contract.

In 2025, the City completed the Sandy Springs Safety Action Plan, which established the long-term goal of eliminating traffic-related fatalities and serious injuries. The plan identified Roswell Road between Cliftwood Drive and Hammond Drive as the second-highest corridor on the City’s High Injury Network, based on average annual crash cost. The intersection of Roswell Road and Cliftwood Drive also ranks as the second-highest high-injury intersection. These findings highlight the urgent need for targeted safety improvements, and the Roswell Road Safety Project has therefore been prioritized for completion within the next five (5) to fifteen (15) years to help reduce city-wide crash trends.

Building on these recommendations, the Roswell Road Safety Project will identify specific access management treatments at key locations, evaluate their safety and operational benefits, and prepare a comprehensive corridor-wide implementation plan.

On March 4, 2026, the City issued a Request for Proposal (“RFP”) 26-041 seeking proposals to provide professional Engineering Design Services for the Roswell Road Safety Project Scoping Study. The RFP 26-041 was advertised on the City’s Bonfire procurement portal and the Georgia Procurement Registry with proposals due on April 7, 2026. The City received one (1) responsive proposal submitted by Gresham Smith.

Proposals were evaluated by a committee of five (5) staff members, the “Evaluation Committee”. The Evaluation Committee consisted of the following members:

- Wesley Waters, CIP Unit Manager
- Ezekiel Guza, Senior Transportation Planner
- Katelyn Stallings, TSPLOST Project Manager
- Ko Seo, CIP Project Manager
- Kristen Wescott, Transportation Unit Manager

The evaluation criteria and weighting are as follows:

Criteria	Description	Points
Project Manager and Key Team Leaders	The credentials and experience of the person(s) assigned to the project. Provide professional qualifications and description of experience for principal Project staff.	20

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Prime Consultant Experience	Experience and expertise with the subject matter and demonstrated performance of work that is similar in type and scope to the Project.	20
Resources	Identify and discuss the primary office that will be responsible for handling the specific project and the number and types of staff within the office, as well as how this office could benefit the Project and promote efficiency. Narrative on Additional Resource Areas and Ability.	10
Technical Approach/Schedule	Procedures and methods the firm will use to successfully deliver the Project demonstrating the firm's overall understanding of all aspects of developing a scoping study that results in a feasible and fundable project concept.	40
Cost Proposal	Pricing sheet that incorporates all direct and indirect costs associated with the project.	10
TOTAL		100

Proposal scoring by the evaluation committee for the one (1) firm were as follows:

OFFEROR	CONSENSUS PROPOSAL SCORE	COST PROPOSAL
Gresham Smith and Partners	89.8	\$223,750.00

After the review and scoring of the proposal, the City requested additional information from the consultant to clarify the process and approach for completing the scoping study. The consultant provided a satisfactory response that addressed the City's questions and confirmed the proposed methodology. In addition, the City reviewed the consultant's breakdown of hours and rates, including applicable overhead, and determined that the proposed rates are consistent with accepted Federal Acquisition Regulation (FAR) overhead rates. Staff also compared the proposed cost to the City's independent cost estimate and confirmed that the proposed cost is below the City's estimate.

Based on staff's evaluation of the proposal, supplemental information, and cost proposal submitted by Gresham Smith, staff recommends awarding the design contract for the Roswell Road Safety Project Scoping Study (Project No. T2501) to Gresham Smith in the amount of \$223,750.00.

Motion and second. A motion was made by **Councilmember Melissa Mular**, seconded by **Councilmember Andrew J. Chinsky**, to Approve a Contract Award to Gresham Smith and Partners (L.P.) for Professional Engineering Design Services for the Roswell Road Safety Project Scoping Study and to Authorize the City Manager to Execute the Contract.

Councilmember Mular said the budget this year is \$698,400. Will this contract for \$223,750 be from that budgeted amount?

Public Works Director Martin said yes.

Councilmember Mular asked for a high-level timeline.

Public Works Director Martin said this initial study is about a year. One key task for the consultant are the studies that the City pursues to present a business case to GDOT and ARC for this project.

Councilmember Mular asked how does the study consider future development, and without having to redo something once done?

Public Works Director Martin said the consultant will have to manage all plans as we try to put together workable scheme for what we can do here on this portion of Roswell Road.

Councilmember John Paulson asked if the study the City is doing contravene what GDOT has done.

Public Works Director Martin said ultimately, we extend the work contemplated in the GDOT study with the interchange at Roswell Road and I-285 up to the work contemplated at Hammond Corridor Improvements. Hopefully there is a consensus among all plans about the best approach for this portion of Roswell Road. GDOT does propose that they bring back a plan to the City after the comments earlier this year and show the concept alternatives developed since.

Councilmember John Paulson asked if the City is doing a parallel study.

Public Works Director Martin said the studies need to engage each other, but not overlay.

Vote on the motion. The motion carried by unanimous vote.

Resolution No. 2026-07-107

- F. **2026-189** Request for Mayor and City Council Consideration of a Resolution to Approve an Agreement by and between the City of Sandy Springs and the Fulton Perimeter Community Improvement District for the Glenridge Drive Sidepath Project and to Authorize the Mayor to Execute the Agreement

William H. Martin, Jr., AIA, Public Works Director, presented a recommendation to Approve an Agreement by and between the City of Sandy Springs and the Fulton Perimeter Community Improvement District for the Glenridge Drive Sidepath Project and to Authorize the Mayor to Execute the Agreement.

The Project consists of the design, utility coordination and construction of a sidepath gap fill on the east side of Glenridge Drive, from the south side of Interstate 285 to approximately 100 feet south, where it connects to the existing sidepath. This Capital Improvement Project is funded in FY27, and the CID has indicated interest in advancing this Project as outlined in this Agreement.

Pursuant to the Agreement, the CID will be responsible for 50% of the funds required for the Project and the City will be responsible for 50% of the funds required for the Project. The CID will execute design of the Project in accordance with applicable federal and state laws and regulations, and all City ordinances,

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rules, and regulations. The City will execute construction of the Project. The proposed Agreement was drafted by both the City and the CID and was approved by the CID Board on February 25, 2026.

The Project will consist of adding approximately 100 linear feet of 10-foot-wide sidepath with a 5-foot landscape strip along the south side I-285, to fill the gap between existing sidepath to the north and south of this location. Project components will include sidepath, and landscaping. When completed, this Project will improve pedestrian facilities and fill the sidepath gap on east side of Glenridge Drive from the newly built sidepath by Georgia Department of Transportation I-285 Project.

The current estimated total cost for the Project is \$300,000.00. Per the Agreement, the City and the CID will each be responsible for 50% of the funds required for the Project, which come to a total of \$150,000.00. The funding details are shown in the table below table. There are sufficient funds within Capital Project T2701 to support this agreement.

	Line-Item Description	City of Sandy Springs Share (50%)	Fulton PCID Share (50%)	Total Estimated Project Cost
1.	Engineering and Design Activities	\$40,000	\$40,000	\$80,000
2.	Construction Activities	\$110,000	\$110,000	\$220,000
	TOTAL	\$150,000	\$150,000	\$300,000

Motion and vote. A motion was made by **Councilmember Andrew J. Chinsky**, seconded by **Councilmember John Paulson**, to Approve an Agreement by and between the City of Sandy Springs and the Fulton Perimeter Community Improvement District for the Glenridge Drive Sidepath Project and to Authorize the Mayor to Execute the Agreement. The motion carried by unanimous vote.

Resolution No. 2026-07-108

- G. **2026-190** Request for Mayor and City Council to Approve and Accept an Agreement to Purchase Fee Simple Right of Way and Temporary Construction Easement from RXHST Sandy Springs, LLC, on Property Located at 5885 Glenridge Drive (Tax ID #17-0037- LL-045-7) in Land Lot 37 of the 17th District, City of Sandy Springs, Fulton County, Georgia, in Relation to the Glenridge Drive Side Path Project (from Hammond Drive to Wellington Trace)

William H. Martin, Jr., AIA, Public Works Director, presented a recommendation to Approve an Agreement to Purchase Fee Simple Right of Way and Temporary Construction Easement from RXHST Sandy Springs, LLC, on Property Located at 5885 Glenridge Drive (Tax ID #17-0037- LL-045-7) in Land Lot 37 of the 17th District, City of Sandy Springs, Fulton County, Georgia, in Relation to the Glenridge Drive Side Path Project (from Hammond Drive to Wellington Trace)

The acquisition of 3,435.28 square feet of fee simple Right of Way and 4,339.66 square feet of Temporary Construction Easement on the subject property is necessary to construct the Glenridge Drive Side Path Project from Hammond Drive to Wellington Trace.

The City and the Property Owners have come to an amicable agreement in the amount of \$322,000.00. The City's Appraised Fair Market Value Offer was \$305,600.00; a \$16,400.00 difference. The Property Owner agreed to accept the City's offer for the required right of way, temporary easement and other improvements. However, the Property Owner elected to obtain their own sign contractor quote for comparison. The City offered \$11,800.00 for the new sign, whereas the Property Owner provided the City with a detailed cost estimate to build a new code-compliant sign (outside the acquired right of way) in the amount of \$28,200.00. The difference between the two numbers is \$16,400.00, which is the additional amount that was agreed upon in the Agreement. Therefore, Staff recommends Council's approval and acceptance of the Agreement.

Motion and vote. A motion was made by **Councilmember Andrew J. Chinsky**, seconded by **Councilmember Melody Kelley**, to Approve an Agreement to Purchase Fee Simple Right of Way and Temporary Construction Easement from RXHST Sandy Springs, LLC, on Property Located at 5885 Glenridge Drive (Tax ID #17-0037- LL-045-7) in Land Lot 37 of the 17th District, City of Sandy Springs, Fulton County, Georgia, in Relation to the Glenridge Drive Side Path Project (from Hammond Drive to Wellington Trace). The motion carried by unanimous vote.

Resolution No. 2026-07-109

- H. **2026-191** Request for Mayor and City Council Consideration of a Resolution to Approve an Intergovernmental Agreement by and between Fulton County and the Cities of Alpharetta, Chattahoochee Hills, College Park, East Point, Fairburn, Hapeville, Johns Creek, Milton, Mountain Park, Palmetto, Roswell, Sandy Springs, South Fulton and Union City for Use and Distribution of Proceeds Generated by the 2026 Transportation Special Purpose Local Option Sales Tax Referendum and Authorizing the Mayor to Execute the Intergovernmental Agreement on Behalf of the City of Sandy Springs

William H. Martin, Jr., AIA, Public Works Director, presented a recommendation to Approve an Intergovernmental Agreement by and between Fulton County and the Cities of Alpharetta, Chattahoochee Hills, College Park, East Point, Fairburn, Hapeville, Johns Creek, Milton, Mountain Park, Palmetto, Roswell, Sandy Springs, South Fulton and Union City for Use and Distribution of Proceeds Generated by the 2026 Transportation Special Purpose Local Option Sales Tax Referendum and Authorizing the Mayor to Execute the Intergovernmental Agreement on Behalf of the City of Sandy Springs.

During the 2015 legislative session, the Georgia General Assembly passed SB 369, amending, among other provisions, Article 5A of Chapter 8 of Title 48 of the Official Code of Georgia Annotated, relating to the special district mass transportation sales and use tax; and further amended in 2016, to create separate tax districts for the City of Atlanta ("COA") and the other municipalities within Fulton County, except for COA, including the City of Alpharetta, the City of Chattahoochee Hills, the City of College Park, the City of East Point, the City of Fairburn, the City of Hapeville, the City of Johns Creek, the City of Milton, the City of Mountain Park, the City of Palmetto, the City of Roswell, the City of Sandy Springs, the City of South Fulton and the City of Union City (collectively, "Cities"). In 2016, government officials representing the Cities, Fulton County, Metropolitan Atlanta Rapid Transit Authority ("MARTA") and formulated a Transportation Special Purpose Local Option Sales Tax ("TSPLOST") program that was approved by referendum on November 8, 2016, in which collections for this program began on April 1,

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2017 and concluded on March 31, 2022. Again, in 2021, government officials representing the Cities, Fulton County, and MARTA formulated a TSPLOST program that was approved by referendum on November 2, 2021. Collections for this program began on April 1, 2022, and will conclude on March 31, 2027.

With collections for the second TSPLOST program ending in March 2027, government officials representing the Cities and Fulton County have been meeting publicly since early 2026 to formulate a new TSPLOST program to propose as a referendum for public voting on November 3, 2026. During this period, each jurisdiction prepared a list of proposed projects meeting the criteria outlined in SB 369 and per O.C.G.A. § 48-8-260(4) and § 48-8-121(b)(1). City staff prepared a list of proposed projects that meet the criteria of the TSPLOST program, which Council approved on May 6, 2026.

SB 369 authorizes the imposition of a maximum tax rate of 0.75% within Fulton County, outside the City of Atlanta. The generated revenue will be distributed based solely on jurisdictional population with proceeds from the TSPLOST distributed directly to each jurisdiction by the Georgia Department of Revenue. Fulton County will be responsible for Administrative Functions of the TSPLOST, with support from the Cities, including the Fulton Transportation Investment Citizens' Oversight Council. Any jurisdiction which fails to execute the IGA cannot legally receive funds from TSPLOST, since there is no way to assure compliance with provisions of state law as delineated in SB 369.

If the referendum is approved by the public and a City/County that adopts the IGA, it is anticipated that Fulton County will approve and execute a resolution authorizing the TSPLOST to begin on April 1, 2027, and to conclude on March 31, 2032.

The 2026 timeline moving forward with getting the referendum out to public voting is as follows:

July 21, 2026	Mayor and Council approve the adoption of the IGA
August 2026	Resolution signed by Fulton County and Call for Referendum Coordinated with Elections
August 2026 - November 2026	Voter information/education
November 3, 2026	Vote by Citizens

The expected funds received from the TSPLOST over a five (5) year period for the City of Sandy Springs utilizing the 2024 population as part of the formula distribution, is anticipated to be up to a maximum of \$129,191,942.00.

Motion and second. A motion was made by **Councilmember John Paulson**, seconded by **Councilmember Melody Kelley**, to Approve an Intergovernmental Agreement by and between Fulton County and the Cities of Alpharetta, Chattahoochee Hills, College Park, East Point, Fairburn, Hapeville, Johns Creek, Milton, Mountain Park, Palmetto, Roswell, Sandy Springs, South Fulton and Union City for Use and Distribution of Proceeds Generated by the 2026 Transportation Special Purpose Local Option Sales Tax Referendum and Authorizing the Mayor to Execute the Intergovernmental Agreement on Behalf of the City of Sandy Springs.

Councilmember John Paulson asked what are the plans for Fulton County and the City to communicate this information to the public?

Public Works Director Martin said the City plans to provide more information on TSPLOST. Outreach was done earlier this year with a series of open houses. In August, we will provide a detailed summary of the projects as new information about TSPLOST is posted, and prior to the election day.

Kristen Byars Smith, Assistant City Manager, said Staff is working on a communications strategy and will provide an update to Council.

Councilmember Melissa Mular asked how this will be communicated to residents as there will be two different items in the referendum.

Assistant City Manager Byars Smith said both items will be combined in the communications plan and brought to Council for discussion on how to educate the public.

Councilmember Kelley said there was an issue with the maximum amount that Fulton County passed and they will have a complimentary version. Have they passed that yet or does the City need to do this first?

Public Works Director Martin said the City needs to do this first. The version tonight is Fulton County's.

Vote on the motion. The motion carried by unanimous vote.

Resolution No. 2026-07-110

- I. **2026-192** Request For Mayor and City Council Consideration of an Ordinance Appointing the Fulton County Department of Registration and Elections to Serve as the Election Superintendent to Conduct the City of Sandy Springs General Municipal Election on November 3, 2026 for the Purposes of the City of Sandy Springs Redevelopment Powers Referendum; Authorizing an Intergovernmental Agreement Between the City and the County Relating Thereto; and Authorizing the Mayor to Execute the Intergovernmental Agreement

Raquel Gonzalez, City Clerk, presented a recommendation to Approve an Ordinance Appointing the Fulton County Department of Registration and Elections to Serve as the Election Superintendent to Conduct the City of Sandy Springs General Municipal Election on November 3, 2026 for the Purposes of the City of Sandy Springs Redevelopment Powers Referendum; Authorizing an Intergovernmental Agreement Between the City and the County Relating Thereto; and Authorizing the Mayor to Execute the Intergovernmental Agreement.

At its March 17, 2026 meeting, the Sandy Springs City Council approved a resolution requesting that the Georgia General Assembly introduce local legislation to place a referendum on the November 2026 General Election ballot to grant redevelopment powers to the City of Sandy Springs. Following that action, House Bill 1535 was introduced by members of the City's legislative delegation, approved by the General Assembly, and signed into law by Governor Brian Kemp in May 2026. As a result, the City may now move forward with the required steps to place the referendum before voters.

Georgia law allows a municipality to authorize a county to conduct municipal elections on its behalf. Specifically, O.C.G.A. § 21-2-45(c)(1) permits a city to appoint the county to perform election-related duties, including serving as the election superintendent. Fulton County has invited municipalities within its jurisdiction to coordinate eligible ballot questions with the November 2026 General Election.

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Approving this ordinance would allow the City of Sandy Springs to formally authorize Fulton County to conduct the City's November 3, 2026 referendum election and to provide the related election administration services under the intergovernmental agreement. This coordinated approach is intended to provide a clear and efficient process for voters while relying on the County's established election operations.

Motion and second. A motion was made by **Councilmember John Paulson**, seconded by **Councilmember Frank Roberts**, to Approve an Ordinance Appointing the Fulton County Department of Registration and Elections to Serve as the Election Superintendent to Conduct the City of Sandy Springs General Municipal Election on November 3, 2026 for the Purposes of the City of Sandy Springs Redevelopment Powers Referendum; Authorizing an Intergovernmental Agreement Between the City and the County Relating Thereto; and Authorizing the Mayor to Execute the Intergovernmental Agreement.

Councilmember John Paulson asked if TSPLOST will be on the November 3 ballot.

Mayor Paul said TSPLOST is a county-wide referendum and will be a part of the election.

Vote on the motion. The motion carried by unanimous vote.

Ordinance No. 2026-07-013

X. Reports

A. 2026-193 Mayor and Council Report

Mayor Rusty Paul shared remarks regarding the recent passing of his son, Russ, and expressed appreciation for the support shown by the Sandy Springs community and City family. **Councilmember John Paulson** reminded the public that National Night Out would be held two weeks from the meeting date and noted it as an important community event featuring public safety and partner agencies. **Councilmember Melody Kelley** reported on attending the Georgia Municipal Association annual convention, referenced training related to human trafficking and public works, commented on the recent Comprehensive Plan Advisory Committee meeting, and promoted a family-oriented event with the Sandy Springs Conservancy at Morgan Falls, as well as the upcoming Comprehensive Plan pop-up event. **Councilmember Melissa Mular** noted the July 10 grand opening of Summit Coffee at the Williams-Payne House and highlighted the activity and community use taking place there. **Councilmember Andrew J. Chinsky** offered condolences to **Mayor Rusty Paul** and reported on a visit to Horizons at Holy Innocence Episcopal School as a guest reader, noting the value of the program and its support for students over the summer. **Mayor Rusty Paul** also noted that those wishing to honor Russ's memory could support Piedmont Hospice.

B. 2026-194 Staff Reports

1. May 2026 Unaudited Financials

Toni Carlisle, Chief Financial Officer, reviewed the May 2026 unaudited financials.

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The City is at 91.67% of the fiscal year. Revenues are at 106.96% and expenditures are at 85.18% of the approved budget.

XI. Executive Session

Motion and vote. A motion was made by **Councilmember John Paulson**, seconded by **Councilmember Frank Roberts**, to recess from regular order and enter executive session for the purposes of real estate and litigation discussion. The motion carried by unanimous vote.

Passed Yes 6, No 0, Abstained 0

Yeas: John Paulson, Melody Kelley, Melissa Mular, Frank Roberts, Mary Ford, Andrew Chinsky

Nays: None

The Executive Session began at 7:41 p.m.

Motion and vote. A motion was made by **Councilmember John Paulson**, seconded by **Councilmember Frank Roberts**, to adjourn the executive session and return to regular order. The motion carried by unanimous vote.

Passed Yes 5, No 0, Abstained 0

Yeas: John Paulson, Melody Kelley, Melissa Mular, Frank Roberts, Andrew Chinsky

Nays: None

Councilmember Mary Ford left the meeting at 8:47 p.m. prior to the vote

The Executive Session ended at 8:47 p.m.

XII. Adjournment

Motion and vote. A motion was made by **Councilmember John Paulson**, seconded by **Councilmember Frank Roberts**, to adjourn the meeting. The motion carried by unanimous vote.

The meeting adjourned at 8:47 p.m.