



AGENDA -- Metro South CID
BOARD OF DIRECTORS MEETING
Aug 12th , 2026 at AM

Attendees:

___ Joel Gross, Chair	___ Open, Director
___ Wayne Smith, Vice Chair	___ Beverly Dabney, Director
___ Rob Roark, Treasurer	___ Hobson Milner, Director
___ Fabrizio Garcia, Director	___ Larry Kaiser, Executive Director
	___ John Kranjc, Executive Director Emeritus/Secretary

Others attending:

1. Review and Approval of the Minutes from the previous Board Meeting

Motion: To Approve the Minutes from the previous Board Meeting held on June 10th, 2026

Motion By:

Motion Seconded By:

Any Other Discussion:

Vote:

2. Review and Approval of the Treasurer's Report for Previous Month(s)

Motion: To Approve the Treasurer's Reports for June and July

Motion By:

Motion Seconded By:

Any Other Discussion:

Vote:

3. Rusty Whitfield Resignation

Motion: To approve Rusty Whitfield resignation from MSCID Board

Motion By:

Motion Seconded By:

Any Other Discussion:

Vote:

4 Approve 5 mil CID rate for 2026

Motion: To approve 5 mil rate for MSCID property Owners for 2026 (previously email approval)

Motion By:

Motion Seconded By:

Any Other Discussion:

Vote:

5 Yellowstone Contract Changes

Motion: To approve Yellowstone Contract Scope Changes for Bridge/ROW maintenance from Cedar Grove to Bonsal

Motion By:

Motion Seconded By:

Any Other Discussion:

Vote:

6 MSCID Leadership Changes

Motion: To approve Joel Gross resignation as MSCID Chair, Wayne Smith resignation as MSCID Vice Chair, then to approve Wayne Smith as new MSCID Chair and Joel Gross as new MSCID Vice Chair

Motion By:

Motion Seconded By:

Any Other Discussion:

Vote:

Reminder That Following Motion was Tabled

1. South River Trail Project

Motion: To approve \$_____ contribution to South River Trail Project

Motion By:

Motion Seconded By:

Any Other Discussion:

Vote:

No Other Items Requiring a Vote of the Board for the Month

AGENDA DISCUSSION ITEMS

1. 5-Legged Roundabout to be advertised to-bid late this year by DeKalb
2. SRM Concrete – 3278 Fayetteville LDP plans to be sent to the county within 1 month for county plan review. Reminder of air quality testing equipment to be provided to the Starlight neighborhood when concrete operations commence
3. Shadowbox Studios planning to have an “Informational Session” for public on proposed plans for the expansion area in grading phase.
4. Yellowstone Contract Scope Changes for Bridge/ROW maintenance from Cedar Grove to Bonsal. Removed from contracted scope in 2021 when bridge closure occurred –
Action Item
5. Request for quote from Yellowstone Quotes to remove tree limbs throughout the district - TBD
6. Wilson Package Store – potential future dumping and county considering applying citations if not removed – LKK to discuss with the CEO
7. Statistics for Continental Way:
 - ➡ 12/13/2025 to 4/27/2026; Illegal Parked – 1631, Tickets Issued – 106, Impound – 6
 - ➡ 5/5 to 6/6/2026; Illegal Parked – 258. Tickets Issued – 17, Impound – 2
 - ➡ 6/7/2026 to 7/31/2026; Illegal Parked-361, Tickets Issued - 120, Impound - 0Statistics for Old McDonough:
 - ➡ 5/12 to 6/5; Illegal Park – 18, Tickets Issued – 7, Impound – 0
 - ➡ 6/7/2026 to 8/2/2026; Illegal Park – 22, Tickets Issued – 4, Impound - 5
8. Conversation with Jacob Vallo of the CEO’s office occurred regarding county reimbursing the CID for funds expended from end of grant #1 to September 20, 2026
9. Tour of District with Commissioners Patrick and Spears in August
10. To request that county fund the cost of police patrol services on Continental Way from September 20, 2026 to March 27, 2027 – Commissioner Terry to pursue through county budget process
11. Significant increase in roadside dumping – LKK sent locations to PW Director Robert Gordon and Azzie Roberts has now begun emailing Tonza Clark on locations observed within ROW so that Code Compliance can investigate ownership of trash

12. Spreadsheet from Code Compliance to be sent to Exec Director providing dates for warnings/citation locations magistrate court hearings (see attached most recent spreadsheet)
13. Fayetteville On-Going Code Violations & lack of enforcement and associated email to Ms. Clark
14. Ribbon Cutting – drone images, media coverage clips, images from event, etc. on the CID web site
15. Informational Purposes to the MSCID Board – CIS, Inc. was asked to be the Engineer-of-Record for the SLIP CID. No disruption of CIS, Inc. services to the MSCID
16. Informational Purposes to the MSCID Board – Georgia Asset Community Control Agency (GACCA) was asked to speak at the SLIP Board meeting to discuss providing services
17. TESLA conference call regarding charging station in the CID boundaries
18. Lancaster/Old McDonough Road Improvement Update
19. Thomasville cemetery cleanup/mowing – Commissioner Terry to pursue with Sanitation Dept. for initial cleanup until county contract vendor questions can be resolved – CID spoke to all parties regarding headstones/yucca plants, etc. Executive Director to meet county staff on site to ensure appropriate clearing occurs
20. Sent County Public Works locations for cleanup on ROW – county prepared work order to cleanup
21. Tax Digest - \$835,000
22. Thank you to Rusty Whitfield for his years of service on the CID Board

ACTION ITEM

1. Leadership Role Changes on Board
2. New Board member Candidate from Quala – Ed Connor
3. Yellowstone Landscape Scope Changes – Maintenance of Right-of-Way on Cedar Grove Road from Moreland to Bonsal Road for a fee of \$ (fee proposal due 8/11/2026)

NOTIFICATIONS/MEETINGS

1. Stonecrest Lithonia Industrial Park CID invitation to MSCID board members to attend the SLIP 2nd board meeting August 18, 2026; 2385 Lithonia Industrial Blvd – American Structural Concrete Conference Room; 9 am. Invitation to be sent by Greg Wright – Executive Director
2. Shadow Box upcoming “Informational Session” – date/time TBD

Any additional New or Old Business Items for Review by the Board of Directors

Thanks to all attendees for attending today. The Chair will now entertain a Motion to Adjourn.

Motion:

Motion Seconded By:

Vote:

The Meeting of the Board of Directors for the MSCID August 12th, 2026 is hereby adjourned at _____ AM.