



AGENDA -- Metro South CID
BOARD OF DIRECTORS MEETING
Oct 14th , 2026 at AM

Attendees:

___ Wayne Smith, Chair	___ Open, Director
___ Joel Gross, 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 Election & Board Meeting held on August 12th, 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 August and September 2026

Motion By:

Motion Seconded By:

Any Other Discussion:

Vote:

3. Shadowbox Data Center

Motion: To endorse Shadowbox Data Center project

Motion By:

Motion Seconded By:

Any Other Discussion:

Vote:

4 MOTION

Motion:

Motion By:

Motion Seconded By:

Any Other Discussion:

Vote:

5 MOTION

Motion:

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. Kimley Horn new planner responsible for Moreland-Bouldercrest-Cedar Grove Overlay District work – present at Board meeting for project update
2. Strategic Partners-Real Term MOA close to execution – Lancaster Improvements
 - (a) MSCID to obtain fee and scope from engineering firm that prepared plans for Strategic Partners to design and prepare ROW plans from Lancaster to Mason Dixon Rd
 - (b) Strategic Partners will re-submit to the county the previously approved by the county in 2023 the road design plans for Lancaster and the eastern section of Old McDonough. Strategic Partners will begin construction once plans are re-reviewed and approved
 - (c) Depending on timing of the CID designed section and the county approval of SPLOST II funding of that section by spring 2027, there is a possibility of the county or strategic partners can begin const. on all unpaved road sections by mid next year
3. Data center vote by the board (**Action Item**)
 - (a) Refer to the email providing technical data on the Data Center and handouts today (Handout)
4. Election for Rusty's position advertised – election held December board meeting– 4 potential candidate presentations; Steven Bridges; Ed Connor, Vic Amin, Jeff Weber
5. DeKalb Reimbursements Pending – \$80k
6. Patrol Services email response 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 – “unable to fund an officer with fines”. LKK response to Vallo – email sent to the board 10/8
7. Bouldercrest Small Area Planning Study meeting Sept 28 – MSCID identified as a “Resource” (Handout)
8. Old McDonough/Thurman/Cedar Grove GDOT funding – Spring 2026 GDOT funding approval \$400k for the design services – DeKalb to fund remaining cost for engineering. GDOT funding approval likely due to MSCID ARC Transportation Planning Grant and Report
9. 3346 Fayetteville Road magistrate court October 13 outcome
10. DeKalb Code Compliance responsiveness excellent
11. Constitution grade separation planning project – Project Management Plan (PMP) official submittal October 6; \$460,460 (FRA) and \$115,115. The 2024 grant application that the CID submitted identified local share funded by MSCID – DeKalb informed LKK that DeKalb agreed to fund 100% of the local match with SPLOST II funding (unaware of this!) - \$115,115 SPLOST commitment is agenda item 2024-1629.
12. Status of Constitution roundabout construction – SRTA October deadline for funding drawdown of \$500k CID grant – or ask for 1 year extension
13. Solicitor General speaker and tour of the CID; Madam Solicitor Donna Coleman-Stribling (bio) & Community Prosecutor Keith Collins
14. MSCID expansion- industrial areas only. Details forthcoming after November 17 meeting with owners of potential expansion area – see LKK for details
15. Statistics for Continental Way:
 - ➡ 12/13/2025 to 7/31/2026; Illegal Parked – 2250, Tickets Issued – 243, Impound – 8
 - ➡ 8/1/2026 to 10/2/2026; Illegal Parked -519, Tickets Issued - 223 Impound - 6Statistics for Old McDonough:
 - ➡ 5/12 to 8/2; Illegal Park –22 , Tickets Issued 4 , Impound – 5
 - ➡ 8/9/2026 to 10/4/2026; Illegal Park – 22, Tickets Issued – 2, Impound - 0
16. Tour of District with Commissioner Spears on Oct 28 and Ms. Moore and Commissioner Terry occurred July 24. Commissioner Patrick tour occurred on September 9. Commissioners C. Johnson, Bolton and M. Johnson tour schedule TBD.

17. 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. Pending decision by the county

ACTION ITEM

1. Data Center vote – Shadowbox site

NOTIFICATIONS/MEETINGS

1. None

Call an Executive Session after Guest Speaker is through to discuss sensitive matter – Board Only!

Guest Speaker – Donna Coleman-Stribling – DeKalb County Solicitor-General

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 October 14th, 2026 is hereby adjourned at ____ AM.