

**PLANNING RETREAT MEETING AGENDA**

Monday, March 23, 2026 – Wednesday, March 25, 2026  
 Embassy Suites Hotel - Halcyon  
 6430 Market Street  
 Alpharetta, GA 30005

**MONDAY, MARCH 23, 2026: 8:30 AM to 5:00 PM – Call to Order by Mayor Carlos Greer**

7:00 – 8:30 AM.....Free Breakfast at Hotel

8:30 AM – 9:45 AM.....Introduction and Downtown Development

- Call to Order..... Mayor Carlos Greer
- Invocation..... TBA
- Pledge of Allegiance ..... Councilman Rudy Breedlove
- Approval of Agenda ..... Mayor Carlos Greer

- 1. FY 2025 In Review..... Staff/Mayor
  - a. Income Statement with Adjustment Figures
  - b. Accomplishments
  - c. Challenges and Change

10:00 AM – 10:15 AM..... Break (adjacent to meeting area)

10:15 AM – 11:45 AM..... FY Budget 26 Review and Rates/Fees

- 1. FY 2026 Budget Review/Amendments..... Tim/Misty/Staff
  - a. Sponsorships and Contracts – Dues/Fees
  - b. Travel and Training – Specialty/New opportunities.
- 2. Millage Rate Discussion for FY 2026 ..... Tim/Andy
- 3. FLOST Discussion..... Tim/Andy
- 4. Water/Sewer/Capital Plans and Rates..... Tim/Staff
- 5. Stormwater/Sanitation Enterprise Funds and Rate Structure Needs ..... Bert / Tim

11:45 to 1:15 PM ..... Lunch Break

1:15 PM – 3:00 PM ..... Transportation/Capital Items

- 6. Transportation Projects/Studies ..... Andy/Bert/Tim
  - a. 1-Way Pairs along SR 42 (review at GDOT)
  - b. SR 42 Additional Lane NB (plan review underway)
  - c. New Bethlehem Road Interchange (Update)
  - d. Commercial Vehicle Lane Project (update)
  - e. Bill Gardner Pkwy, Phase II (Intersections, Median work, Possible signal)
  - f. Bill Gardner Parkway Expansion (Westside – T-SPLOST)
  - g. Sidewalk/Trail Plan – Peeksville Road and Trail Routes
- 7. T-SPLOST II, Development Impact Fees.....Bert Foster/Andy/Daunté Gibbs/Tim Young
  - a. Update on Impact Fees relative to recent Court Actions with Henry County win.
  - b. T-SPLOST Reauthorization and Project Selection

3:00 PM – 3:15 PM ..... Break (adjacent to meeting area)

3:15 PM – 4:45 PM ..... Organizational Needs (May require Executive Session if needed)

- 8. Organizational Needs ..... Tim/Andy
  - a. Public Works
  - b. Utilities
  - c. Overall organization updates / Administrative

4:45 - 5:00 PM .....Wrap Up and Comments / Next Day Advance

5:00 PM..... Adjourn for Dinner until Tuesday Morning

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**TUESDAY, MARCH 24, 2026 - 08:30 AM to 05:00 PM – Continued from Monday**

7:00 – 8:30 AM..... Breakfast at Hotel

8:30 AM – 9:45 AM.....Introduction and BUDGET - General Fund Operations/Capital Improvements FY 2024/2025

- Call to Order/Reconvene Meeting ..... Mayor Carlos Greer
- Invocation..... TBA
- Pledge of Allegiance .....Councilman Sherrin Henderson Duncan
- Approval of Agenda ..... Mayor Carlos Greer

- 9. General Fund Maintenance/Operating Needs (Elected Officials to Utilities) FY 26 + FY 27 .....Staff
  - a. Employee Needs (Administration, Main Street, Public Works)
  - b. Presentation on Police department Operations (Maintenance and Operations FY 26) - Chief
  - c. Presentation on Community Development (Accomplishments and needs FY 26) – Daunté Gibbs
  - d. Vendors and Purchasing – Streamline and Review for Better Service – Tim/Misty/Bert
    - i. Phone/internet (Spectrum versus others)
    - ii. Mobile Phone (TMobile v. Verizon)
    - iii. IT / Security (Liberty versus in-house or hybrid)
    - iv. Grant Writing +
    - v. Public Works Items (Fleet Repair/Water and Sewer Plant repairs)
    - vi. General (paper goods, supplies, etc.)

10:00 AM – 10:15 AM..... Break (adjacent to meeting area)

10:15 AM – 11:45 AM.....Presentation by TSW et. al. on Heart of Locust Grove Plan

- 10. Downtown Locust Grove “Heart of Locust Grove Downtown Redevelopment Plan” ..... TSW Team/Staff
  - a. Process to Date
  - b. Refined Plan
  - c. Architectural Elements
  - d. Next Steps – Schematic Design

11:45 – 1:15 PM..... Lunch Break

1:15 PM – 3:00 PM ..... Current Items

- 11. Existing Capital Needs for FY 2026.....Staff
  - a. Pumper Truck (underway – financing to be approved April 6 – delivery before May)
  - b. Trash Truck (reach out for quotes/financing)
  - c. Service Truck (Crane Truck – use leftover in SPLOST?)
  - d. Police Vehicles
  - e. Mowers/service vehicles, etc.- Ventrac Presentation\*

3:00 PM – 3:15 PM ..... Break (adjacent to meeting area)

3:15 PM – 4:45 PM .....Strategic Planning – Q/A Session

- 12. Strategic Plan Timeline/Budget (Presentation)..... William Stark - LeaderGov
- 13. Question & Answer Session..... Mayor/Council/Staff

4:45 - 5:00 PM ..... Review and Comments for Tomorrow’s Meeting

5:00 PM.....Adjourn for Dinner until Wednesday Morning

**WEDNESDAY, MARCH 5, 2025, 9:00 AM to NOON – Continued from Tuesday**

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- 07:00 – 08:30 AM..... Breakfast in Hotel
- 08:30 AM – 08:45 AM ..... Call to Order
  - Call to Order/Reconvene Meeting ..... Mayor Carlos Greer
  - Invocation..... TBD
  - Pledge of Allegiance ..... Councilman Rod Shearouse
  - Approval of Agenda ..... Mayor Carlos Greer
- 08:45 AM - 09:45 AM..... General Review of Material
  - 14. Day 1 Review (Budget – Transportation – Organization)..... Staff/Council
  - 15. Day 2 Review (Downtown Development – Budget – Strategic Planning)..... Staff/Council
  - 16. Employee Events for 2026 ..... Council/Staff
- 10:00 AM – 10:15 AM ..... Break (adjacent to meeting area)
  - *REGISTRATION FOR GMA – SAVANNAH CONVENTION BY STAFF / COUNCIL – APPROXIMATELY 15 MINUTES*
- 10:15 AM – 10:45 AM ..... Mayor/Council Comments
- 10:45 AM – 11:45 AM ..... Executive Session (Personnel, Litigation, Property Acquisition if necessary)
- 11:45 AM – Noon..... Final Wrap Up and Next Steps
- Noon ..... Adjourn, Mayor Carlos Greer