

MINUTES
CITY COUNCIL REGULAR MEETING AND WORK SESSION
G.L. Gilleland Council Chambers on 2nd Floor
Monday, April 20, 2026
5:00 P.M.

1. **CALL TO ORDER:** Mayor John Walden called the meeting to order at 5:02 pm.
2. **ROLL CALL:** Councilmember William Illg, Councilmember Caleb Phillips, Councilmember Sandy Sawyer, Councilmember Mark French, City Attorney Kevin Tallant, City Manager Jacob Evans, City Clerk Beverly Banister, Public Works Director Trampas Hansard, Utility Director Russ Chambers, Finance Director Robin Gazaway, Director of Downtown Development Amanda Edmondson and Planning and Zoning Admin Stacy Harris.
3. **INVOCATION AND PLEDGE:** Invocation and pledge were led by Councilmember Sawyer.
4. **ANNOUNCEMENTS:** City Manager Evans announced the Farmer's Market opening day is April 25, 2026 beginning at 8:00 am; the first City concert featuring Kurt Thomas will be held at Main Street Park on May 2, 2026 from 6:30 – 9:30 pm and Food Truck Friday will be held on May 8, 2026 from 5:00 pm to 8:00 pm. Trampas Hansard asked for prayers for the Bennett family; Loyte Bennett passed away over the weekend. Councilmember Illg announced the Dawson County Health Department, Environmental Health and Judicial Accountability will hold it's grand opening ceremony on Monday, April 27, 2026 at 10:30 am. Councilmember French announced Bill Ringle with Environmental Health will be retiring soon. Councilmember Illg also announced Amanda Edmondson's last day will be on Friday and she will be missed; he thanked her for her tremendous contribution to the City and the DDA. Mayor Walden announced the DC High School boy's baseball team are in the playoffs and Councilmember Sawyer said the boys and girls soccer teams are also in the playoffs. Councilmember French stated Channel 5 WDUN reported Dawson County is the fastest growing County in the State of Georgia.
5. **APPROVAL OF THE AGENDA:** Motion to approve the agenda as presented made by W. Illg; second by C. Phillips. Vote carried unanimously in favor.
6. **PUBLIC INPUT:** None
7. **CONSENT AGENDA:** Motion to approve the consent agenda for the following items (a - d) made by S. Sawyer; second by W. Illg. Vote carried unanimously in favor.
 - a. Approve Minutes
 - Regular Meeting and Work Session held March 16, 2026
 - Executive Session held March 16, 2026
 - b. Approve Ratification to Remediate the Upper Wastewater Treatment Pond: ***Proposal awarded to B.A.M² in the amount of \$257,088.00 to be paid out of SPLOST VII***
 - c. Approve 2026 GMA Annual Convention and Training: ***Expenses include registration, training, lodging, per diem and mileage totaling approximately \$8,519 for Councilmember Illg and Mayor Walden.***
 - d. Approve Additional FY 2026 Local Maintenance and Improvement Grant Funding: ***Total grant amount is \$64,075.50 with no match required; approved project is to mill, soil cement, pave and stripe Robinson Road and Elliott Village and to patch and overlay Georges Place.***
8. **EMPLOYEE RECOGNITION:** The Mayor and Council recognized Tracy Smith as the March 2026 Employee of the Month and John Tatum as the Employee of the First Quarter. Caleb Reece received a two-year service award; Tracy Smith received a nine-year service award and Trampas Hansard received an eighteen-year service award.
9. **PROCLAMATION: ADMINISTRATIVE PROFESSIONAL'S DAY, APRIL 22, 2026:** Mayor Walden read the proclamation and thanked the administrative staff for their hard work.

BUSINESS

10. **ZA-C2500169:** Spicer Group Inc. on behalf of Dede Allen, Habitat for Humanity - NCG has petitioned for an amendment to the official zoning map applicable to the properties provided below. The applicant proposes the properties be rezoned from R-2: Single-Family Residential District to RCT: Residential Cottage, for the development of a micro-planned/pocket cottage development. Tax map parcel D01 047 005 (Stegall Place), tax map parcel D01 047 006 (Stegall Place), tax map parcel D01 047 007 (Stegall Place), tax map parcel D01 047 008 (Stegall Place), tax map parcel D01 047 009, and tax

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map parcel D01 047 010. Public Hearing Dates: Planning Commission - September 15, 2025; City Council - October 20, 2025. City Council for a decision on April 20, 2026; tabled from January 5, 2026.

Motion to table ZA-C2500169 to the August 3, 2026 City Council meeting made by W. Illg; second by C. Phillips. Vote carried unanimously in favor.

11. **VAR-C2500170:** Spicer Group Inc. on behalf of Dede Allen, Habitat for Humanity - NCG has petitioned for a variance from Sec. 2103.9. Specifically, they request a reduction of the minimum required undisturbed buffer width for the proposed RCT: Residential Cottage zone from 50 feet to 40 feet at the rear (north) and side (east and west) property lines, applicable to the properties below. Tax map parcel D01 047 005 (Stegall Place), tax map parcel D01 047 006 (Stegall Place), tax map parcel D01 047 007 (Stegall Place), tax map parcel D01 047 008 (Stegall Place), tax map parcel D01 047 009, and tax map parcel D01 047 010. Public Hearing Dates: Planning Commission - September 15, 2025; City Council - October 20, 2025. City Council for a decision on April 20, 2026; tabled from January 5, 2026.

Motion to table VAR-C2500170 to the August 3, 2026 City Council meeting made by W. Illg; second by C. Phillips. Vote carried unanimously in favor.

12. **2026-2027 PROPERTY AND LIABILITY INSURANCE COVERAGE:** Motion to approve the 2026-2027 property and liability insurance coverage made by M. French; second by S. Sawyer. Council briefly discussed getting quotes to compare next year. Vote carried unanimously in favor.
13. **MAIN STREET PARK PLAYGROUND UPDATE:** Motion to approve replacing regular grass with artificial turf in the Main Street Park playground area by Quality Turf Company in the amount of \$33,775.00 to be paid out of impact fees made by S. Sawyer; second by W. Illg. Vote carried unanimously in favor.
14. **SECURITY CAMERAS AT WELL SITES:** Motion to approve the proposal from All Secure Alert Systems, Inc. for installation of security systems at all city utility infrastructure in the amount of up to \$90,000.00 made by W. Illg; second by C. Phillips. Vote carried unanimously in favor.

STAFF REPORTS

15. **JACOB EVANS, CITY MANAGER:** He reported there were three leak adjustments in the amount of \$1,610.82. He also thanked Amanda for her time at the City and wished her luck.
16. **ROBIN GAZAWAY, FINANCE DIRECTOR:** Financial reports were provided to represent fund balances and activity through March 31, 2026.

MAYOR AND COUNCIL REPORTS

Councilmember Sawyer reported on all the events she attended since the last meeting including the Family Connection meeting in March and the 2025 Youth Leadership Graduation Ceremony. She also mentioned again the Dawson County High School soccer team advancing to the playoffs and the boys baseball team as well. She also reported College Signing Day was held at the High School where three student athletes committed to furthering their sports career. She also reminded the public that Prom will be held this Saturday and asked everyone to be cautious and that DCHS graduation is May 15th. Mayor Walden reported that the work on the wastewater treatment pond remediation is close to being completed and expressed his appreciation of the Council's approval for the work and the staff's involvement. Councilmember Sawyer also reported Family Connection held its Teen Maze event this past week and it was a great success.

EXECUTIVE SESSION

At 5:29 p.m. a motion to close regular session and go into executive session for pending/potential litigation, real estate acquisition and/or personnel was made by W. Illg; second by C. Phillips. Vote carried unanimously in favor.

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At 5:40 p.m. a motion to close executive session was made by C. Phillips; second by S. Sawyer. Vote carried unanimously in favor.

Motion to resume regular session was made by W. Illg; second by M. French. Vote carried unanimously in favor.

ADJOURNMENT

At 5:42 p.m. a motion to adjourn the meeting was made by W. Illg; second by C. Phillips. Vote carried unanimously in favor.

Approved this 4th day of May 2026

By: CITY OF DAWSONVILLE



John Walden, Mayor



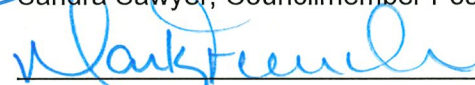
Caleb Phillips, Councilmember Post 1



William Illg, Councilmember Post 2

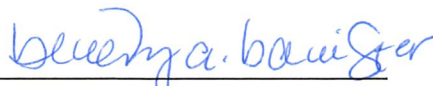


Sandra Sawyer, Councilmember Post 3

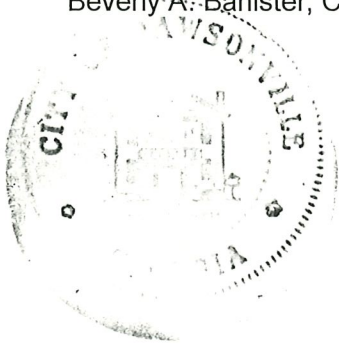


Mark French, Councilmember Post 4

Attested:



Beverly A. Banister, City Clerk



STATE OF GEORGIA
COUNTY OF DAWSON

AFFIDAVIT OF THE CITY OF DAWSONVILLE MAYOR AND COUNCIL

Mayor John Walden, Councilmember Caleb Phillips, Councilmember William Illg, Councilmember Sandra Sawyer and Councilmember Mark French; being duly sworn, state under oath that the following is true and accurate to the best of their knowledge and belief:

1. The City of Dawsonville Council met in a duly advertised meeting on April 20, 2026.
2. During such meeting, the Board voted to go into closed session.
3. The executive session was called to order at 5:29 p.m.
4. The subject matter of the closed portion of the meeting was devoted to the following matter(s) within the exceptions provided in the open meetings law: (check all that apply)

Consultation with the City Attorney or other legal counsel to discuss pending or potential litigation, settlement, claims, administrative proceedings, or other judicial actions brought or to be brought by or against the City or any officer or employee or in which the City or any officer or employee may be directly involved as provided in O.C.G.A. § 50-14-2(1);

Discussion of tax matters made confidential by state law as provided by O.C.G.A. § 50-14-2(2) and _____;

Discussion of future acquisition of real estate as provided by O.C.G.A. § 50-14-3(b)(1);

Discussion or deliberation on the appointment, employment, compensation, hiring, disciplinary action or dismissal, or periodic evaluation or rating of a City officer or employee as provided in O.C.G.A. § 50-14-3(b)(2);

Other _____ as provided in: _____.

This 20th day, of April 2026; By the City of Dawsonville, Mayor and Council:

[Signature]
John Walden, Mayor

[Signature]
Caleb Phillips, Councilmember Post #1

[Signature]
William Illg, Councilmember Post #2

[Signature]
Sandra Sawyer, Councilmember Post #3

[Signature]
Mark French, Councilmember Post #4

Sworn to and subscribed before me this 20 day of April, 2026.

[Signature]
Signature, Notary Public

My Commission expires: Feb 18, 2026

