City of Cumming Council Meeting

Regular Scheduled Meeting
June 16, 2026

I. Call Meeting to Order – Troy Brumbalow, Mayor

The Regular Meeting of the Mayor and Council of the City of Cumming was held Tuesday, June 16, 2026, at 6:00 P.M., at City Hall in Cumming, Georgia. The Mayor and all Council Members were properly notified as required by law and all were present following the adoption of the meeting minutes. Mayor Troy Brumbalow presided over the meeting and called the meeting to order.

II. Invocation: Mayor Brumbalow asked Administrator Phil Higgins to deliver the invocation.

III. Pledge to the Flag: Mayor Brumbalow led everyone in the Pledge to the American Flag.

IV. Consider Agenda for Adoption:

Mayor Brumbalow advised that Item C-1 should be removed from the agenda. A motion was made by Chad Crane and seconded by Susie Carr to adopt the June 16, 2026 meeting agenda as amended. The motion carried unanimously 5-0.

V. Consider for Adoption the Following Meeting Minutes:

1. Regular Meeting of May 19, 2026

   A motion was requested to adopt the minutes for the May 19, 2026 Regular Meeting. A motion was made by Susie Carr and seconded by Jason Evans to adopt the minutes from the May 19, 2026 meeting. The motion carried unanimously 5-0.

2. Executive Session Meeting of May 19, 2026

   A motion was requested to adopt the minutes for the May 19, 2026 Executive Session Meeting. A motion was made by Susie Carr and seconded by Jason Evans to adopt the minutes from the May 19, 2026 Executive Session Meeting. The motion carried unanimously 5-0.

VI. Acknowledgements, Proclamations, Resolutions, etc.

1. America 250 – Sons and Daughters of the American Revolution

Mayor Brumbalow presented the following proclamation.

On July 4, 2026, our nation will commemorate the Semi quincentennial anniversary of the signing of the Declaration of Independence. The journey toward this historic milestone is an opportunity to reflect on our nation's past, honor the contributions of all Americans, and look ahead to future generations who will carry forward the ideals of democracy and individual liberty that make the United States a unique nation in the world. The great state of Georgia was founded by the Revolutionary War generation and their children, and as one of the original thirteen British Colonies in America - established in 1733 by James Oglethorp - Georgia patriots fought in eleven battles and skirmishes during the Revolution.

From the 250th anniversary of the Boston Tea Party in 2023 until the 250th anniversary of the signing of the Treaty of Paris in 2033, the ***National Society Daughters of the American Revolution*** *and* ***Sons of the American Revolution*** *– being members lineally descended from Patriots of the American Revolution – will be promoting, honoring, and celebrating the history and birth of our nation by completing projects in unique, local, and impactful ways.* ***Chestatee River Daughters*** *and* ***Robert Forsyth Sons of the American Revolution*** *will be highlighting our nation's rich diversity by honoring the men and women who achieved American Independence, as these Patriots, believing in the noble cause of liberty, fought valiantly to establish a new nation. The Georgia State Society and the Chestatee River Chapter Daughters as well as the Robert Forsyth Sons of the American Revolution in Cumming have helped to promote America 250 within our state and in our local community. Mayor Brumbalow officially recognizes 2026 as America's 250th Anniversary.*

VII. Old Business:

There was no old business discussed.

VIII. New Business

A. Administration

1. RFP Results – 2026 LMIG Resurfacing Project

City Administrator, Phil Higgins, provided the following staff report for the 2026 LMIG Resurfacing Project.

An RFP was sent out in April of this year requesting proposals from contractors for the purpose of street resurfacing. The streets selected for this project are Pilgrim Mill Road and the Parkside neighborhood streets. The results of the RFP are as follows:

1.	*Blount Construction*	*$883,719.52*
2.	*Vertical Earth*	*$1,097,131.98*
3.	*Shepco Paving*	*$1,211,478.15*
4.	*Summit Construction*	*$990,046.85*
5.	*Magnum Paving*	*$1,106,344.70*
6.	*F.S. Scarborough LLC*	*$1,237,733.99*
7.	*C.W. Matthews*	*$1,100,211.92*
8.	*Allied Paving*	*$924,593.90*

After evaluating all bids, it is my recommendation to approve the lowest proposal from Blount Construction in the amount of $883,719.52 for this project. This project will be funded by LMIG grant money received and SPLOST VIII.

A motion was made by Jason Evans and seconded by Susie Carr to approve the bid from Blount Construction in the amount of $883,719.52 for the 2026 LMIG Resurfacing Project based on the conditions provided in the staff report. The motion carried unanimously 5-0.

2. RFP Results – Castleberry Road Parking Lot Including Demolition

City Administrator, Phil Higgins, provided the following staff report for the Castleberry Road Park Lot and Demolition Project.

> *An RFP was sent out in May of this year requesting proposals from contractors for the purpose of the construction of a parking lot on Castleberry Road across from the Cumming Fairgrounds. This is on the site of the former Cumming Police Department. The plan is to demolish the existing and build a parking lot that will accommodate patrons for the Cumming Country Fair and Festival and various other events throughout the year. The results of the RFP are as follows:*

1.	*Fowler Sitework Inc.*	*$928,711.40*
2.	*Jasper Grading*	*$658,110.00*
3.	*Azimuth Contractors*	*$1,075,800.00*
4.	*Vertical Earth*	*$999,454.75*

After evaluating all proposals, it is my recommendation to approve the low proposal from Jasper Grading in the amount of $658,110.00.

A motion was made by Jason Evans and seconded by Chad Crane to approve the Castleberry Road Park Lot and Demolition Project and award the bid to Jasper Grading in the amount of $658,110.00 based on the conditions provided in the staff report. The motion carried unanimously 5-0.

3. Consider Resolution to Accept of ROW Dedication-Avignon

City Attorney, Kevin Tallant, provided the following resolution draft for consideration to accept ROW Dedication at Avignon.

RESOLUTION OF THE CITY OF CUMMING, GEORGIA (the "CITY") NOTICING ITS ACCEPTANCE OF AVIGNON RIGHT-OF-WAY

WHEREAS, on February 18, 2026, the City of Cumming received a notice from Ashton Woods Atlanta Division of their intent to dedicate a right-of-way in its Avignon development to the City;

WHEREAS, the City responded by letter indicating its intent to accept the right-of-way dedication in part and reject it in part, as well as accept a utility easement;

WHEREAS, on April 21, 2026, the City voted in the affirmative to accept a right-of-way extending from the inner curb on one side of the street to the inner curb on the other side of the street as well as a utility easement extending twenty-five (25) feet in either direction from the center of the street;

WHEREAS, the City specifically did not accept a right-of-way past the inner curb on either side of the street, including the sidewalks and streetlights;

WHEREAS, the City wishes to explicitly notice the terms and limitations on which it has accepted this right-of-way;

NOW THEREFORE BE IT RESOLVED, that the CITY does hereby notice its acceptance of a limited right-of-way in the Avignon community.

A motion was made by Joey Cochran and seconded by Chad Crane to resolution to accept ROW Dedication at Avignon based on the conditions provided in the staff report. The motion carried unanimously 5-0.

B. Cumming Fairgrounds

1. RFP Results – New Bathroom Construction

City Administrator, Phil Higgins, provided the following staff report for consideration of the new bathroom construction at the Cumming Fairgrounds.

An RFP was sent out in May of this year requesting proposals from contractors for the purpose of the construction of a new bathroom facility at the Cumming Fairgrounds. With the ever-increasing attendance of the Cumming Country Fair and Festival and the pending expansion of the Fairgrounds, we believe this is much needed. The results of the RFP are as follows:

1.	*Greater Georgia Contracting*	*$545,621.00*
2.	*Ward Humphrey Inc.*	*$586,000.00*
3.	*Vanover Construction*	*$699,500.00*
4.	*P.E. Structures and Associated*	*$854,000.00*
5.	*The Beam Team*	*$452,651.00*
6.	*Skye Construction*	*$466,618.00*

After evaluating all proposals, it is my recommendation to reject all proposals. Staff would like to re-evaluate this project to seek a less expensive option. This purchase was budgeted for the year.

A motion was made by Jason Evans and seconded by Susie Carr to reject the bids provided and seek alternative, more cost-effective options based on the conditions provided in the staff report. The motion carried unanimously 5-0.

C. Planning and Zoning

1. Alcohol License Transfer – Johnny's Pizza, 2115 Marketplace Boulevard

This item was removed from the agenda. See notation in Item IV, Adoption of Minutes.

2. Comprehensive Plan Update – Proposed Agreement

Director of Planning and Zoning, Scott Morgan, presented the staff report detailing the Comprehensive Plan Update request.

The next scheduled update of the City's Comprehensive Plan is due to be submitted. to the Georgia Department of Community Affairs by October 31, 2027. I have asked Jerry Weitz to again serve as the City's Consultant for our Plan update. Enclosed for your *consideration is the Agreement between the City and Jerry Weitz & Associates, Inc. for this work, including a total project budget of $42,960.00. Kevin Tallant has reviewed the Agreement and has approved its language. I am requesting the Council authorize the Mayor to execute the Agreement tonight, as we need to begin this work immediately. I am also requesting the Mayor & Council consider appointments to the project Steering Committee, including two (2) Councilmembers, one (1) member from the Planning Commission and two (2) appointees from business, church or education.*

A motion was made by Christopher Light and seconded by Susie Carr to approve the request for Mayor Brumbalow to execute the Agreement and add Ralph Webb, Joey Cochran and Jason Evans as initial members to search committee as recommended in the staff report. The motion carried unanimously 5-0.

D. Utilities

1. RFP Results – Kemp Drive and Lower Kemp Drive 8" Water Main

Director of Utilities, Jon Heard provided the following staff report.

The Department of Utilities advertised for Proposals for construction of the Kemp Road Water Main Replacement project and received 6 Proposals. They are as follows:

1. Strickland and Sons Pipeline, Inc	*$691,198.00*
2. Ardito Construction Co, Inc.	*$740,165.00*
3. Ohmshiv Construction, LLC	*$772,760.00*
4. HD Excavations and Utilities	*$1,236,345.00*
5. 3B Services, LLC	*Non-Responsive*

The Department of Utilities recommends accepting the Proposal from Strickland and Sons Pipeline, Inc. in the amount of $691,198.00

A motion was made by Joey Cochran and seconded by Chad Crane to accept the proposal from Strickland and Sons Pipeline, Inc. in the amount of $691,198.00 as recommended in the staff report. The motion carried unanimously 5-0.

2. **GEFA Loan Modification**

Director of Utilities, Jon Heard presented the staff report detailing the GEFA Loan modification.

The city secured a GEFA Loan in 2023 for the construction of a 6 MG Clearwell and Electrical Building. The design for this project has been completed, and the Department has advertised for Proposals.

The GEFA Loan for this project needs to be modified so that the project completion date can be pushed further out in time. The Department of Utilities would like to ask the Council to give permission to the mayor to sign the Resolution on behalf of the city.

A motion was made by Susie Carr and seconded by Chad Crane to approve the GEFA Loan Modification as recommended in the staff report and to approve Mayor Brumbalow authorization to execute documents. The motion carried unanimously 5-0.

3. **RFP Results – Crane Truck**

Director of Utilities, Jon Heard presented the staff report detailing the RFP Results for the Crane Truck.

The Department of Utilities advertised for and received 3 proposals for a 2026 F-550 Crane Truck/Work Truck with a Service body, and the proposals were as follows:

Company	*Proposal*
• *Speedway Ford*	*$217,451.20*
• *Texas Truck Center*	*$221,359.00*
• *Chestatee Ford (Dawsonville)*	*$232,188.48*

The Department of Utilities would like to request that the city accept the low Proposal from Speedway Ford in the amount of $217,451.20. This is a budgeted item.

A motion was made by Jason Evans and seconded by Chad Crane to accept the proposal of $217, 451.20 from Speedway Ford for the crane truck purchase as recommended in the staff report. The motion carried unanimously 5-0.

4. **Emergency Replacement of 2 Sanders Road Pump Station Pumps**

Director of Utilities, Jon Heard presented the staff report detailing the RFP Results for the Crane Truck.

The Sanders Road Wastewater Pumping Station is one of the most critical stations in our sewer system. Recently, hundreds of homes have been constructed along Marketplace Boulevard and the sewer flow from these homes and businesses has contributed to solids overload at this station. In addition, due to impeller wear and age, the current two pumps are outdated and are in need of replacement. These pumps have been repaired multiple times over their 20 plus year life span. The station was designed for Xylem-Flygt pumps, and we proposed replacing these pumps with like kind.

Our quote from Xylem-Flygt is $166,321.60. The Department recommends purchasing these much-needed pumps. This purchase includes two pumps and was not a budgeted item for 2026.

A motion was made by Joey Cochran and seconded by Christopher Light to accept the proposal of $166, 321.60 from Xylem-Flygt for the Pump Station Pump replacements for Sanders Road locations as recommended in the staff report. The motion carried unanimously 5-0.

5. **RFP Results – Water Laboratory Analysis Equipment**

Director of Utilities, Jon Heard presented the staff report detailing the RFP Results for the Water Laboratory Analysis Equipment.

The Department of Utilities received 2 proposals for several major pieces of analytical lab equipment, and the proposals were as follows:

Company	*Proposal*
Hach	*$99, 305.37*
Aqua Summit	*$75,850.00*

The Department of Utilities would like to request that the City accept the low Proposal from Aqua Summit in the amount of $75,850.00.

A motion was made by Jason Evans and seconded by Susie Carr to accept the proposal of $75,850.00 from Aqua Summit for the Water Laboratory Analysis Equipment as recommended in the staff report. The motion carried unanimously 5-0.

IX. Announcements

A. All non-essential City of Cumming facilities, except the Cumming Aquatic Center will be closed on Friday, July 3, in observance of the July 4th Holiday.

B. The Annual City of Cumming July 4th Celebration will be held on Saturday, July 4th, beginning with the Thomas-Mashburn Steam Engine Parade at 10 a.m. and continuing with the Fairgrounds Festivities from 4-10 p.m. with the fireworks display at 9:30 pm.

X. Executive Session (If Needed)

City Attorney, Kevin Tallant, advised that Executive Session would be required for the purpose of real estate acquisition. A motion was made by Chad Crane and seconded by Jason Evans to dismiss to Executive Session. The motion carried unanimously 5-0.

Council members returned to chambers following Executive Session. A motion was made by Christopher Light and seconded by Joey Cochran to adjourn Executive Session and reconvene to regular session. The motion carried unanimously 5-0.

XI. Adjourn

A motion was made by Chad Crane and seconded by Jason Evans to adjourn. The motion carried unanimously 5-0.

Approved this _____ day of July 2026.

Troy Brumbalow, Mayor

Councilmember, Chad Crane

Councilmember, Jason Evans

Councilmember, Joey Cochran

Councilmember, Christopher Light

Councilmember, Susie Carr

Attest:

City Clerk, Alison B. Smith