

## **EAST COBB CIVIC ASSOCIATION, INC.**

December 4, 2024  
Wellstar East Cobb Health Park  
3747 Roswell Road  
Marietta, GA 30062

### **Membership Meeting Minutes**

Ric Grome brought the meeting to order at 7pm. We continued to enjoy the food and beverages throughout the meeting.

#### **Meeting dates for 2025:**

#### **Minutes – Ric Grome**

October Minutes were not approved as they arrived just before the meeting. Will be approved at the January meeting.

#### **Treasurer's Report & Membership – Jill Flamm**

Positive cash flow of \$2700. We currently have 93 members, 34 of which are individual. Jill also shared that we now accept Zelle for payment. In addition, the Board recommends that the dues stay the same for 2025: \$20 – individual, \$55 – subdivisions with less the 75 homes, \$115 – subdivisions with 75 or more homes. Approved by membership.

#### **Adopt-A-Mile – Helga Hong**

The next session will be January 18, starting at 10am at the Woodlawn Shopping Center. Ric strongly encouraged the member's support.

#### **Program – Roger Phelps**

The January speaker will be Michael Brantley – Director of Parks.

Recommendations for 2025 speakers are:

Cobb Water safety elements

Code Enforcement

Zoning from the applicant Attorney's perspective

HOA Attorney

DOT - General - Traffic lights - road repairs, who does it.

JoAnn Birrell – District 3 Commissioner

Precinct 4 - Maj. Batterson

Tax Assessor

Cobb International Airport Manager

Cobb Development Authority - Chairman or Attorney

### **Elections – Jill Flamm**

Election ballots received at this meeting and postmarked today will be considered valid. We will announce the results by email and posting on the website once we are sure all ballots postmarked by the 4<sup>th</sup> have made it to the PO Box.

### **Unified Development Code (UDC) – Jill Flamm**

Ric Grome and Jill Flamm (steering committee representatives) presented 5 pages of comments to the consultants and Cobb County staff on proposed sections 1, 2, 7 and 9 on the October version of the code. The staff then published a November version with changes made to the October version. Ric and Jill are in the process of comparing the two and will issue a summary to the membership when this is done.

### **Zonings, Variances and OBIs – Ric Grome**

- **OBI-63 – Recommendation: Hold pending stipulation letter.**
- **OBI-64 – Recommendation: Hold pending stipulation letter**
- **OBI-75 - Recommendation: Hold still in discussion with applicant.**
- **V-120 – Recommendation: Approved by BZA with additional stipulations.**
- **V-128 – Recommendation: Denied by BZA 5-0**
- **V-130 – Recommendation: Held until January**

### **Other Business -**

- Wellstar is supporting Stuff-a-bus. ECCA will be donating some toys. Please consider donating. Boxes are located in the Wellstar Health Park Lobby.

Ric concluded sharing the next General Membership Meeting will be 29<sup>th</sup> 2025 at Wellstar East Cobb Health Park. There being no additional business or announcements, the meeting adjourned at 8:10pm.

Respectfully,  
Jill Flamm (for Chris Ensley)  
Secretary