

City Council of Peachtree City
Meeting Summary
August 17, 2000
7:00 p.m.

- I. Pledge of Allegiance
- II. Announcements, Awards, Special Recognition
 - Proclamation – Literacy Month
 - Employee of the Month – Thomas Holmes
- III. Minutes – August 3, 2000
- IV. Consent Agenda – **Approved 5-0**
 - 1. Consider Bids – Holly Grove Church Road
 - 2. Consider Bids - Sumner Road
 - 3. Consider DOT Contract – 2001 LARP
- V. Old Agenda Items
 - 06-00-05 Public Hearing – Rezoning – Katz Tract – **tabled until September 20, 2000**
- VI. New Agenda Items
 - 08-00-05 Appeal – Wal-Mart – Conceptual Site Plan – **tabled until September 7, 2000**
 - 08-00-06 Appeal – Kedron Commons – Conceptual Plat - **withdrawn**
 - 08-00-07 Ordinance – Dumpster Regulations – **remanded back to staff for further study**
 - 08-00-08 WASA Update – **no action**
 - 08-00-09 Consideration of EMS Fee Increases – **approved (4 –1 with Tennant opposing)**
 - 08-00-10 Employee Pay Plan Study – **tabled until September 7, 2000 (5-0)**
 - 08-00-11 Discussion – Westside Village – **decided not to pursue annexation of the Westside Village (5-0)**
- VII. Council/Staff Topics
- VIII. Executive Session

Councilmembers present: Mayor Lenox, Annie McMenamin, Carol Fritz,
Bob Brooks & Dan Tennant

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 - ~~8-00-11~~ **Discussion - West Side Village**
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Notice: This agenda is subject to change up to 24-hours prior to the meeting.

ANNOUNCEMENTS

1. Mayor Lenox will present the Employee of the Month award to Thomas Holmes.
2. Mayor Lenox will read a Proclamation for Literacy Month.

City Council of Peachtree City
Minutes of Meeting
August 3, 2000
7:00 p.m.

The City Council of Peachtree City met in a regular session, Thursday, August 3, 2000, at 7:00 p.m. in the City Hall Council Chambers. Mayor Robert L. Lenox led those attending in the pledge of allegiance. Other Council members present were: Carol Fritz, Annie McMenamin, Dan Tennant and Bob Brooks.

ANNOUNCEMENTS, AWARDS, SPECIAL RECOGNITION

Mayor Lenox recognized the outgoing Roller Hockey Association President, Gary Phelps, and the outgoing Soccer Association President, Dave Meaders.

Mayor Lenox presented ten-year service pins to Councilmembers Annie McMenamin and Bob Brooks.

MINUTES

Fritz requested that minutes of the Budget Workshop be amended to reflect that Dan Tennant was absent. McMenamin made a motion to approve the minutes of the July 20, 2000, budget workshop as amended. Brooks seconded the motion. Motion carried unanimously.

Fritz requested that the minutes of July 20, 2000 be amended to correct two statements that she made. McMenamin made a motion to approve the minutes as amended. Fritz seconded the motion. Motion carried unanimously.

CONSENT AGENDA

1. Comprehensive Plan Update – Short-term Work Program

McMenamin made a motion to approve the agenda item. Fritz seconded the motion. Motion carried unanimously.

OLD AGENDA ITEMS

06-00-05 Public Hearing – Rezoning – Katz Tract

Lenox reconvened the public hearing that was previously tabled. Doug Dilliard, attorney for the applicant, addressed Council and explained that applicant had requested that the hearing be tabled two months ago to allow the West Side Annexation Task Force to make a recommendation. While he said the recommendation had not been made, he was told it would be forthcoming next week. Therefore, he requested the hearing be tabled once again to the next meeting. He said that if the committee came forth with a recommendation that was consistent with what the applicant felt was a proper use of his property, they would ask Council to rezone that portion of the property already located in Peachtree City prior to the annexation and zoning of his remaining property outside the city limits. Lenox made a motion to continue the public hearing until the August 17th meeting. Brooks seconded the motion. Motion carried unanimously.

NEW AGENDA ITEMS

08-00-01 Consider Zoning Ordinance – Retail Big Boxes

At Council's request, Jim Williams, Director of Developmental Services, addressed Council to present regulations to control the size and characteristics of retail development known as the 'big box'. He felt that the problem with the large stores was actually an architectural problem rather than the use of the store. He felt it was possible to design a large store so that it would not seem out of scale with the surrounding area. He felt the Kedron and Braelinn Villages were well designed.

He proposed an ordinance requiring retail establishments over a certain size to follow more demanding rules and development regulations. He arbitrarily suggested that stores larger than 6,000 square feet and/or lots larger than 100,000 square feet should be considered as conditional uses, and that conditions on their development be established to minimize their scale. He suggested that a provision be written to restrict large retailers from moving from one location to another and then deliberately leaving their prior location vacant to prohibit competition. He felt that a large building could be architecturally designed to appear as a series of smaller buildings. He also suggested that the large developments be required to have a traffic planner certify that traffic problems would not overwhelm the area, as well as a qualified engineer to certify that the water management aspects of the development were handled. He felt it was important to limit the amount of impervious surface on a site.

Williams asked for council direction so that he could prepare an ordinance for the Planning Commission's review prior to Council's final adoption. He explained that since the proposed ordinance would amend the zoning ordinance, certain public hearing and advertising requirements must be followed.

Lenox felt the issue warranted discussion, and he had two concerns. He asked how they could differentiate contents of stores. He also asked where in Peachtree City was a potential site that could accommodate a store larger than 100,000 square feet.

Williams suggested that the City not be regulating the contents of a store, but rather the sale of the building. He felt large buildings should be designed in such a way that it would be easier to convert into smaller stores at a later date. He said during the site plan review process for the Wal-Mart/Home Depot site, he was surprised at how attractive and well designed the proposed Wal-Mart compared to the Home Depot.

He felt that potential sites that could accommodate stores larger than 100,000 square feet included the Kedron Village Shopping area, the Braelinn Village Shopping area (if parking decks were used), the site at Walt Banks Road since it has not yet been developed, and there was possibility that existing developed sites could be redeveloped.

McMenamin said she had checked the size of the three largest stores in Peachtree City and learned that the Braelinn Kroger was 63,000 square feet, the Kedron Kroger was 65,000 square feet, and the Kmart was 87,000 square feet. She felt that to be consistent with the village concept the leasable floor area of a retail building should be limited to 80,000 square feet. Her concern

was that large stores could negatively impact the community if their business was discontinued and the building was left empty. She felt that it was easy for Harris Teeter to remodel and take over the existing store vacated by A & P Grocery Store.

Williams said he felt a small, junior type department store might be something they would want in Peachtree City, which was normally 100,000 square feet. McMenamin felt it should not be larger than the existing K-Mart.

Tennant asked Williams what type of store citizens would want in Peachtree City. Williams said he was not a shopper and was probably not a good person to ask, but that he had heard people were in favor of having a Parisians Department Store in Peachtree City. Tennant asked if Williams used 100,000 square feet as a random figure. Williams said he had talked with a number of people who were familiar with retail development and they felt 100,000 square feet was appropriate. Tennant also instructed that the proposed ordinance be clarified that any traffic management solutions should be made at the developer's expense.

Brooks felt that Williams should provide Council's comments to the Planning Commission and they should explore the issue further.

Fritz questioned the impervious surface requirement. Williams felt that development should be limited to 75% of the site, leaving 25% impervious areas.

No action was taken.

08-00-02 Consider Ordinance Amendment – Ethics Ordinance

The City Attorney, Rick Lindsey, said that after the last meeting on this issue three months ago, Council instructed him to review the financial disclosure and conflicts of interest areas of the ordinance. He said he did review the ordinance and compared it to several others. He felt the City's ordinance was well written and was better than any he had reviewed. But, he said he had presented an amendment to the City Clerk, Nancy Faulkner, that included financial disclosure requirements for the City Attorney. Lindsey said Faulkner had concerns about requiring the City Attorney to provide financial disclosure when no other position was required to do the same. He said it was very clear that the attorney position was subject to the ordinance, although he did not feel it would apply to volunteer fireman since they did not conduct official city business. He said the ordinance would be distributed to all affected individuals and they would be required to sign a document acknowledging receipt.

McMenamin felt that the ordinance was clear and easy to understand. Tennant asked that the ordinance be clarified as it concerned political activity. He asked that the words "by letter" be changed to "in writing". After some discussion, Lenox also asked that the words 'political party' be changed to 'political activity'. Tennant asked Lindsey if he did not have a problem adhering to the ordinance, then why wouldn't he put it in writing? Lindsey said the Ordinance did not specifically mention the City Attorney because it was written to include other positions appointed by Council. He felt that if someone signed receipt acknowledging they were covered by Ethics Ordinance they could not argue that fact at a later date.

Faulkner said she recommended that the ordinance not be amended to include financial

disclosure requirements for the City Attorney until the entire issue regarding the position of City Attorney could be resolved. Council had asked staff to investigate all aspects of the City Attorney's position and to present the findings later in the year. She said some cities had responded to the request for information and she anticipated being able to provide the information to Council soon.

Brooks reminded Council that they had discussed how they should handle the position of City Attorney, since technically the position was a contract employee as opposed to an official as designated in some cities. He said Council had asked staff to research the entire subject so that Council could revisit the issue by the end of the year. He felt that if Council decided to keep the position as a contract employee, they should also decide what rules should be established for contract employees.

Brooks made a motion to adopt the Ethics Ordinance as amended that evening and that staff should continue to research the issue of City Attorney. Fritz seconded the motion. McMennamin asked if staff could also research the issue of City Auditor. Brooks amended his motion to have staff research the issues of contract employees. Fritz seconded the amendment. Motion carried unanimously.

08-00-03 Consider Ordinance Amendments – Watershed Protection

Williams said the Department of Community Affairs (DCA) suggested that the City adopt two new ordinances concerning Groundwater Recharge Area Protection and Wetland Protection. Williams said staff incorporated the ordinances into an amendment to the City's Land Development Ordinance. He recommended that Council authorize staff to forward the documents to DCA prior to final adoption. Brooks made a motion to send the ordinances to DCA for review. Fritz seconded the motion. Motion carried unanimously.

08-00-04 Discussion – Jail Impact Fees

Lindsey said County Attorney Davenport agreed to reconvene all cities in a meeting last week to discuss the impact fees. He said they discussed the non-residential component of the fee and proposed a flat fee rather than a sliding scale. Davenport said that if Peachtree City was the only city to exclude non-residential components from the impact fee, then Peachtree City would have to make up the loss of revenue from the other components. However, he also said that if all cities were to exclude non-residential components from the impact fee, the fees would be distributed evenly among the entities.

Lenox explained the proposed fees as such:

- Residential Buildings – to be determined
- Retail Buildings under 10,000 square feet - \$3,000
- Retail Buildings over 10,000 square feet - \$6,000
- All other buildings not retail or residential – \$2,000

Lenox said all other buildings could be described as any building without a cash register, such as offices and churches. Tennant felt that churches should be exempt. Lenox agreed and stated he only brought it up for discussion because he felt that was how the County would interpret it.

Lindsey said churches were targets of crime just as office buildings were. Lenox said that at the last meeting he had a serious concern that the impact fee would restrict the City's ability to exact system-wide improvements from developers, but that Lindsey had researched the issue and did not feel it would be a major impediment.

Robert Brown suggested allowing the County to establish enterprise zones for the impact fees rather than determine different rates by business type.

Council discussed the issue further and felt that it would be a worthwhile effort to come up with something they could all agree upon. They indicated they were comfortable with the fees discussed. McMenamin thanked Lenox for his work regarding this issue. No action was taken.

COUNCIL/STAFF TOPICS

City Manager Jim Basinger said the First Call Emergency Warning Auto Dialer System is in place in the Fayette County Dispatch Center. He said the system was recommended during ongoing meetings between Photocircuits and the Planterra Homeowner's Association. He said many industries contributed funds for the system. He said the system would be tested on Saturday, August 12th at 10:00 a.m. with a brief message to the Planterra residents. He added that the system had already been used to notify residents in the Landings Subdivision about a gas leak in their neighborhood. He said it took approximately three minutes to notify 157 homes for a cost of \$60.

Lenox made a motion to take a five-minute recess and to reconvene into Executive Session to discuss a legal matter and a personnel matter. Fritz seconded the motion. Motion carried unanimously.

EXECUTIVE SESSION

No action was taken in executive session.

Lenox made a motion to adjourn the meeting. Fritz seconded the motion. Motion carried unanimously and meeting adjourned at 9:00 p.m.

Attest: _____
Mayor Robert L. Lenox

City Clerk, Nancy Faulkner

CITY OF PEACHTREE CITY

INTEROFFICE MEMORANDUM

TO: Mayor and City Council

VIA: City Manager 
Director of Financial Services P.S.
Director of Developmental Services 

FROM: City Engineer 

DATE: August 9, 2000

SUBJECT: Construction Contract Award, Holly Grove Church Driveway Improvements

Bids were solicited from qualified contractors for the upgrade and paving of Holly Grove Church Road for the purpose of abandonment of the right-of-way. This project involves widening and improving approximately 600 feet of gravel driveway to standards specified in the presentation to City Council on March 16, 2000 (*See attached minutes*). The contractors were requested to submit unit-price bids for the completion of the work based upon quantities established in the design process.

Two bids were received, as shown on the attached Bid Tabulation worksheet. The low bidder is McCoy Grading Co., Inc., of Luthersville, GA with a bid of \$97,253.25 to complete the project in 120 days. After a closer examination of their prices and quantities, the number was negotiated down to \$68,772.36 (*See Negotiated Quantities Sheet*). The high and only other bid was from APAC of Georgia at \$124,452.79.

This project is being funded through the Public Improvement Program. While adequate funds are available in the project account (\$92,016.00), a portion of those funds was reserved for landscaping, entrance gates and signs. The overall shortfall in the project account is \$13,892.36. See details provided below:

PIP Account Balance	\$	92,016.00	
Funding from Pathways	\$	4,862.50	
<i>Funds Available</i>	\$	96,878.50	
Construction Contract	\$	68,772.36	McCoy Grading Co.
Contingency	\$	5,881.23	7%
Landscaping	\$	12,600.00	Estimated
Landscaping Design	\$	2,117.27	Estimated
Entrance Gates	\$	6,400.00	Estimated
Entrance Feature (Signs & Pillars)	\$	15,000.00	Estimated
<i>Total Funds Required</i>	\$	110,770.86	
Net Shortfall	\$	13,892.36	

Therefore, some adjustments are necessary in order to complete the project. Working with the FY2001 PIP, funds can be moved to cover the \$13,892.36 shortfall in that fiscal year, carrying forward the balance from FY2000. We would be able to start the construction contract now and complete the landscaping and entrance improvements in the fall, which is ideally when they should be completed. Furthermore, the contract will be a unit-price contract and, therefore, may come in around the specified price. It is anticipated that the fluctuation will be minimal considering the involvement of both the contractor and the engineer in quantifying the material amounts. The project account should therefore retain the \$5,881.23 contingency for such fluctuations above the bid amount.

McCoy Grading Co., Inc., a Luthersville-based grading contractor, has completed several projects with the City and is familiar with our contracting procedures. They have recently completed the Wynnmeade Connector Road (Gatehouse Drive) as well as the Kelly Drive/SR-74, the Cooper Circle/SR-74, and Huddleston Drive/SR-54 Intersection Improvements. Each of these projects has been completed without unnecessary delay or excessive cost overruns. They are also the low bidder on the Sumner Road Improvements project.

Staff then recommends that Council award the contract for the Holly Grove Church Driveway Improvements project to McCoy Grading for \$68,772.36. Furthermore, staff recommends that Council authorize the change in the FY2001 PIP to provide the \$13,892.36 for the completion of the landscaping and entrance improvements associated with this project.

Attachments

Council Minutes from March 16th meeting
Bid Tabulation Sheet
Negotiated Quantities Sheet

cc: Director of Public Services
Purchasing Agent

floor for council debate.

Brooks supported the rezoning because the commercial development was targeted to Peachtree City citizens and not regional shoppers.

Lindsey suggested that Council make a motion to lift the multifamily zoning moratorium as it applies to this property if they wished to approve the rezoning. Brooks made a motion to lift the moratorium for multifamily zoning only as it applied to the property described that evening. McMenamin seconded the motion. Motion carried unanimously.

Brooks made a motion to approve the zoning ordinance as presented. Fritz seconded the motion. Lenox made a motion to amend the motion to include the traffic improvements as recommended by staff. Brooks seconded the amendment. Adams agreed to the conditions and recommendations by staff. Motion carried unanimously.

CONSENT AGENDA

- Consider Alcohol License Name Change – Wyndham Peachtree Conference Center
- Consider DOT Agreement – Sumner Road Right-of-Way

McMenamin made a motion to approve the consent agenda. Fritz seconded the motion. Motion carried unanimously.

NEW AGENDA ITEMS

03-00-08 Consider New Alcohol License – Harris Teeter, 100 Peachtree Parkway North

McMenamin made a motion to grant a license to sell beer and wine to Harris Teeter and to appoint Harris Teeter, Inc. c/o Jeff David Sherman as the License and Dennis Keith Behrens as the License Representative. Fritz seconded the motion. Motion carried unanimously. Councilmember Fritz said she also served on the Fayette County Board of Health and that they had received a Tobacco Education Grant. She said their services were available to help educate Harris Teeter on the sale of tobacco to minors.

03-00-09 Consider Holly Grove Church ROW Disposition

Jim Williams said the City had planned to pave all unpaved roads in the City. He said residents in the Preserve Subdivision objected to having Holly Grove Church Road paved because they feared traffic would be increased in their neighborhood. The residents of the Preserve Subdivision wanted the road closed. The Holly Grove Church objected to closing the road because they wanted their members to have access to the church. Williams said staff was able to get the church and the subdivision to come to an agreement. The proposal would require the City to deed the existing right-of-way for the dirt portion of Holly Grove Church from Robinson Road to the Preserve Subdivision to the church. The right-of-way would become the property of the church. Then, rather than spend money to build a new road, the City would build a driveway that would provide a very nice church entrance off Robinson Road with gated pillars. He said this would serve as a driveway into the church parking lot. He said a portion of right-of-way would be converted into a landscaped area. He estimated the cost of the project to be \$94,000 to install the gates, pavement, and landscaping. He said this would cost less than the cost to pave the street and was something everyone in the area wanted. He said the Planning Commission held a Public Hearing

on the issue and recommended approval. Williams said staff recommended approval of the project for implementation.

Steve Powell, represented the Preserve Homeowner's Association, and spoke in support of the proposal.

McMenamin clarified the deed would not come back to Council for approval. Lindsey said Council should declare their intent to abandon the road and instruct staff to begin procedures for the abandonment.

McMenamin said she wanted strong wording in the deed that the property would never be used for anything other than greenspace and would never be turned back into a street.

McMenamin made a motion to approve the project for implementation and initiate abandonment procedures as outlined by the City Attorney. Implementation would begin after it is determined there are no problems with proposed transfer. The City will spend \$94,000 on the improvements with \$44,000 to come from Council Contingency Fund once improvements are installed and inspected. The City will transfer title to the land and deed restrictions will be very strongly worded that the greenspace will always be a permanent greenspace or landscaped area. Fritz seconded the motion. Motion carried unanimously.

03-00-10 Consider Appointments to Commission on Children and Youth

Jim Basinger provided Council with the recommendation of the selection committee. Fritz made a motion to accept the selection committee's recommendations to appoint Cecelia Eifert and Janis Craft to serve on the Commission on Children and Youth with terms expiring 8/31/03, to appoint Chuck Lehman to fill a term ending 8/31/02, and to appoint Jean Fort as an alternate to fill any vacancy which may occur. McMenamin seconded the motion. Motion carried unanimously.

03-00-11 Consider Resolution to join the Georgia Mutual Aid Group (GMAG) – APPROVED

Stony Lohr, Acting Fire Chief, addressed Council to submit a resolution to join the Georgia Mutual Aid Group. He felt it would provide substantial benefit in emergency contingency planning for the community and for the Fire Department. He said the group was a municipal corporation formed in 1994 for the purpose and intent of providing comprehensive mutual aid to GA Fire Departments. McMenamin made a motion to approve the resolution as presented. Fritz seconded the motion. Motion carried unanimously.

03-00-12 Consider Contract –TDK Boulevard Extension - Design & Engineering

Troy Besseche, City Engineer, addressed Council and reviewed the process used by staff to make the recommendation for the design consultant for this project. He said the objective of the process was to obtain a qualified professional transportation design consultant to design the road, coordinate with regulatory agencies for permitting, and to administer construction activities. He also reviewed the qualification base selection process used. He said staff recommended the design contract for the TDK Boulevard Extension be awarded to Dames and Moore for \$272,725. He also said the City would need to provide its own geotechnical testing services through United Consulting. He said these testing services, which would include the bridge foundation investigation and soil survey was estimated at \$23,000. Brooks made a motion to transfer \$295,725 from the Council Contingency fund to award the contract to Dames and Moore for \$272,725 and to provide \$23,000 for geotechnical testing services through Untied Consulting. Fritz seconded the motion. Motion carried unanimously.

McCoy Bid
Holly Grove Church Road

Negotiated Quantities Sheet				
QTY.	Item Description	Unit	Unit Price	Ext.
1	Construction Exit	EA	\$ 1,000.00	\$ 1,000.00
0	Temporary Grassing	SF	\$ 0.12	\$ -
21700	Permanent Grassing	SF	\$ 0.12	\$ 2,604.00
0	Erosion Mat	SY	\$ 1.65	\$ -
275	Type "A" Silt Fence	LF	\$ 2.50	\$ 687.50
	Subtotal - Erosion Control			\$ 4,291.50
12	Curbing	CY	\$ 80.00	\$ 960.00
25	Concrete	CY	\$ 80.00	\$ 2,000.00
275	Sawcut	LF	\$ 4.50	\$ 1,237.50
1	Pipe Removal	LS	\$ 550.00	\$ 550.00
	Subtotal - Demolition			\$ 4,747.50
0	Clearing	LS	\$ 1,000.00	\$ -
100	Haul In	CY	\$ 12.50	\$ 1,250.00
1	Grading	LS	\$ 16,050.00	\$16,050.00
300	Backfill Curb	LF	\$ 1.50	\$ 450.00
1	Bedding Stone	LS	\$ 300.00	\$ 300.00
1	Layout	LS	\$ 1,000.00	\$ 1,000.00
0	Water Truck	LS	\$ 3,500.00	\$ -
1	Portable Toilet	LS	\$ 200.00	\$ 200.00
10	Aggregate Surface Course	TN	\$ 11.00	\$ 110.00
	Subtotal - Earthwork			\$19,360.00
0	24" RCP	LF	\$ 35.50	\$ -
0	30" Headwall	EA	\$ 565.00	\$ -
	Subtotal - Storm Sewer			\$ -
485	GAB	TN	\$ 12.00	\$ 5,820.00
154	Type B Binder	TN	\$ 44.47	\$ 6,848.38
88	Surface Course	TN	\$ 44.90	\$ 3,951.20
80	Tack Coating	Gal.	\$ 1.65	\$ 132.00
300	Curbing	LF	\$ 22.00	\$ 6,600.00
60	Concrete Paving	CY	\$ 151.69	\$ 9,101.40
	Subtotal - Paving			\$32,452.98
0	Tree Save Fence	LF	\$ 3.50	\$ -
2	Type III Barricade	EA.	\$ 450.00	\$ 900.00
1	Bond Amount	EA.	\$ 2,157.88	\$ 2,157.88
	Subtotal - Misc.			\$ 3,057.88
	Alternate #1 - Sewer			\$ 4,862.50
Project Total**				\$68,772.36

Estimated Difference

\$ 4,325.00 \$ (33.50) -1%

0 \$ 4,747.50

\$13,900.00 \$ 5,460.00 39%

15000

7000

4305

0

1750

3737.5

\$31,792.50 \$ 660.48 2%

\$ -

\$55,898.73 \$ 12,873.63 23%

* To be reimbursed by Pathway Communities

**Includes sewer work

BID TITLE: Holly Grove Church Land
DATE: July 13, 2000
BUDGET: _____

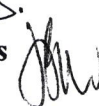
BIDS OPENED BY: Marvin Blount
WITNESSED BY: Doug Sauer
TIME COMPLETED: 2:33 PM

[illegible]

CITY OF PEACHTREE CITY

INTEROFFICE MEMORANDUM

TO: Mayor and City Council

VIA: City Manager 
Director of Financial Services P.S.
Director of Developmental Services 

FROM: City Engineer 

DATE: August 9, 2000

SUBJECT: Construction Contract Award, Sumner Road Improvements

Bids were solicited from qualified contractors for the upgrade and paving of Sumner Road. This project involves widening and improving approximately 3,000 feet of gravel road to City residential street standards; i.e., 22-foot pavement width plus curb-and-gutter. The contractors were requested to submit unit-price bids for the completion of the work based upon the GDOT quantities specified in the state aid contract.

Two bids were received, as shown on the attached Bid Tabulation worksheet. The low bidder is McCoy Grading Co., Inc., of Luthersville, Georgia, with a bid of \$243,194.81 to complete the project in 180 days. After a closer examination of their bid and quantities, the number was revised to \$242,626.57 to correct a calculation error. The high and only other bid was from APAC of Georgia at \$412,652.16.

This project is being funded through a state-aid contract with GDOT and PIP project funds. The City's share of this contract is \$170,791.23. GDOT will be contributing \$71,835.34 toward the completion of the project. The remainder will be funded from the PIP. Currently, however, available funds are exceeded by \$124,251.86. In addition, landscaping commitments from right-of-way acquisition and an amount for contingency will have to be made up somehow. That would place the shortfall at \$160,514.29 according to the following:

PIP Account Balance	\$	46,539.37	
Anticipated GDOT Funds	\$	71,835.34	
Total Available Funds	\$	118,374.71	
Construction Contract	\$	242,626.57	McCoy Grading Co.
Landscaping	\$	12,000.00	Estimated
Contingency	\$	24,262.43	10%
Total Funds Required	\$	278,889.00	
Net Shortfall	\$	160,514.29	

This project was originally programmed for the FY97 PIP. Due to the delays in both the right-of-way acquisition and GDOT contracting process, it was reluctantly pushed back several times, ending up in this fiscal year. Unfortunately, during that time rising asphalt prices and overall construction costs have pushed the project cost higher than planned. The majority of the shortfall can be accounted for in the GDOT share being considerably lower than expected. Since that time, the scope was amended to include drainage improvements (the road routinely overtops during ordinary rainfall events at one particular location). Landscaping, curb and gutter were other scope amendments as well.

Therefore, some adjustments are necessary in order to complete the project. Working with the FY2001 PIP, \$160,514.29 can be moved to cover the shortfall in that fiscal year, while carrying forward the balance from FY2000. We would then be able to meet the financial demands of the project. Since starting the project before September is improbable, given the contractor's schedule and the administrative aspects of the contract documents, the contract could be awarded with the Notice to Proceed issued on October 1, 2000. Council should also be reminded that this contract will be a unit-price contract and, therefore, may come in under or over the specified amount. The anticipated fluctuation will be minimal, however, as the material quantities have been predetermined by the GDOT contract and re-verified by the bidder.

McCoy Grading Co., Inc., a Luthersville-based grading contractor, has completed several projects with the City and is familiar with our contracting procedures. They have recently completed the Wynnmeade Connector Road (Gatehouse Drive) as well as the Kelly Drive/SR-74, the Cooper Circle/SR-74, and Huddleston Drive/SR-54 Intersection Improvements. Each of these projects has been completed without unnecessary delay or excessive cost overruns.

Staff then recommends that Council authorize the adjustments in the FY2001 PIP to provide the \$160,514.29 for the project. Furthermore, staff recommends that Council award the Sumner Road Improvements project to McCoy Grading for \$242,626.57 pending the allocation of the FY2001 funds on October 1, 2000.

Finally, staff would be pleased to answer any questions if Council wishes to pull this item from the consent agenda.

cc: Director of Public Services
Purchasing Agent

BID TITLE: Summer Road Improvements
DATE: July 13, 2000
BUDGET: _____
BIDS OPENED BY: Maurice Blum
WITNESSED BY: Doug Brasser
TIME COMPLETED: 2:03 PM

[illegible]

CITY OF PEACHTREE CITY

INTEROFFICE MEMORANDUM

TO: Mayor and City Council

FROM: Director of Public Services 

VIA: City Manager 

DATE: August 10, 2000

SUBJECT: Local Assistance Road Program (LARP) Contract

Staff has reviewed the Georgia Department of Transportation (GADOT) Local Assistance Road Program (LARP) contract LAU 30-8530-98 (113) which is a standard GADOT contract. This contract is available for review should Council desire.

Staff recommends that the City execute this contract for resurfacing the following streets:

LAU 30-8530-98 (113)

<i>STREET</i>	<i>LENGTH (MILES)</i>
Aberdeen Parkway	0.71
Braelinn Road	1.39
Creekstone Bend	0.46
Olive Drive	0.05
Warmstone Path	0.11
<i>Total Miles</i>	<i>2.72</i>
Total Contract Amount	\$78,232.81

The contract amount of \$78,232.81 is approximate cost of materials only and does not include labor, equipment, or delivery costs for the installation of the asphalt paving.

CWH/nf

cc: Director of Financial Services
City Engineer
File

N/F
HUGH TAYLOR
DB 31, PG 362
ZONED AR
FAYETTE COUNTY

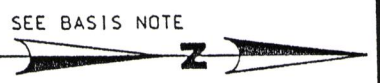
N/F
JUDY GREENSON
PB 21, PG 1
ZONED AR
FAYETTE COUNTY

N/F
SARAH CHAFFIN
PB 21, PG 1
ZONED AR
FAYETTE COUNTY

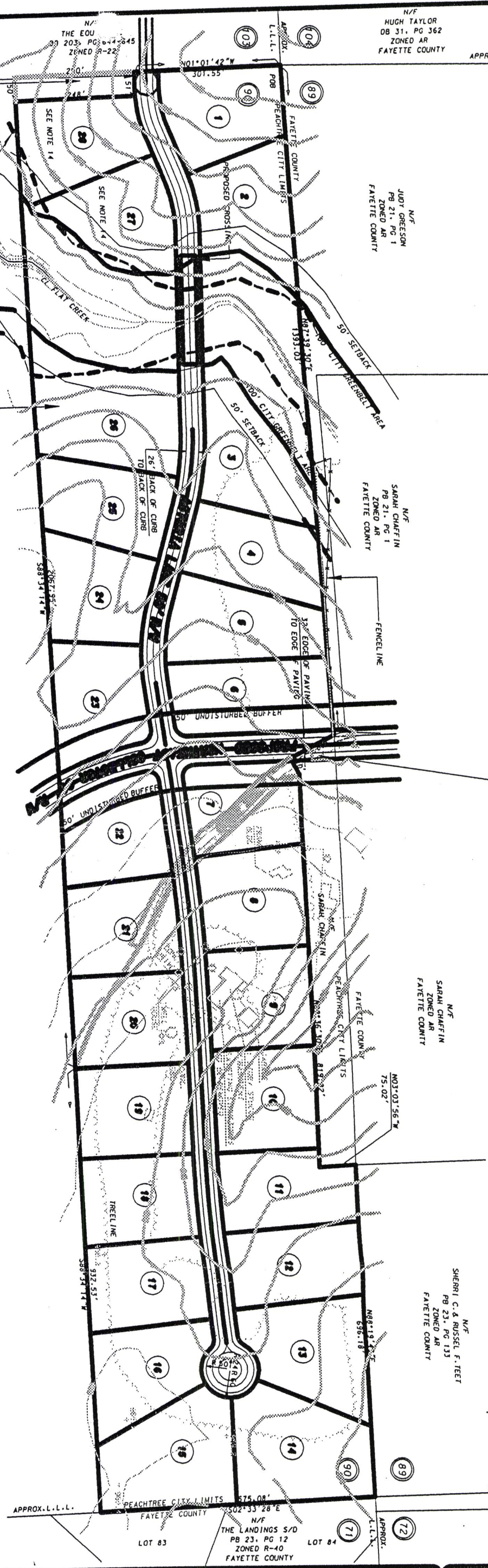
N/F
SARAH CHAFFIN
ZONED AR
FAYETTE COUNTY

N/F
SHERI C. & RUSSEL F. FEET
PB 23, PG 133
ZONED AR
FAYETTE COUNTY

DIRT ROAD IS DEFINED AS A DITCH
TO DITCH PRESCRIPTIVE EASEMENT
BY FAYETTE COUNTY ROAD DEPT.



APPROX. L.L.L.



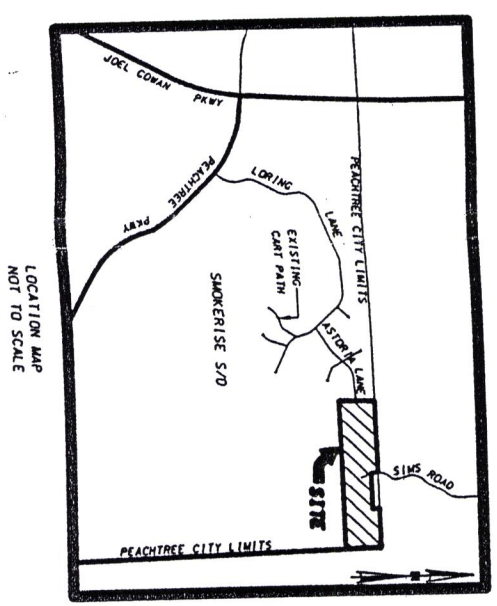
EXISTING TEMPORARY
CUT DE SAC. SEE NOTE 10

N/F
ARONATH L. BRADSHAW
ZONED R-43

1. TOPOGRAPHIC INFORMATION COMPILED BY STEREO-STEREOPHOTOGRAMMETRIC
MEANS BY JACK W. BERRY, AND ASSOCIATES, INC., PEACHTREE CITY, GA.
DATE OF PHOTOGRAPHY: SEPTEMBER 14, 1994
APRIL 9, 1987
MARCH 28, 1998

NOTES:
1. OWNER/DEVELOPER: HTLAND DEVELOPERS, INC.
101 SOUTH FAIRFIELD DRIVE
PEACHTREE CITY, GA 30265
770-481-1673
2. ENGINEER: INTEGRATED SCIENCE AND ENGINEERING, INC.
275 SOUTH LEE STREET
FAYETTEVILLE, GA 30214
770-461-4292
3. TOTAL ACREAGE: APPROXIMATELY 37.17 +/- ACRES

4. PROPERTY ZONED: R-43
MINIMUM ZONING LOT AREA: 1.0 ACRES
MINIMUM LOT WIDTH: 150'
MINIMUM LOT WIDTH ADJACENT TO RIGHT-OF-WAY:
40' ON STREET
35' FEET ON CUL-DE-SAC
MINIMUM FRONT SETBACK DEPTH: 50'
MINIMUM SIDE SETBACK DEPTH: 15'
MINIMUM REAR SETBACK DEPTH: 30'
5. BOUNDARY AND RIGHT-OF-WAY INFORMATION TAKEN
FROM A PLAT TITLED "PLAT OF SURVEY FOR HTLAND DEVELOPERS, INC."
BY SOUTHEASTERN ENGINEERS, INC., DATED 1/27/98.
6. A PORTION OF THIS SITE IS IN A FLOOD PLAIN AREA AS
DEFINED BY THE FAYETTE COUNTY F.E.M.A. F.I.R.M.
COMMUNITY PANEL NUMBER 13113C00000, DATED MARCH 18, 1996.
7. THE BASIS FOR DIRECTIONS SHOWN HEREON IS:
"PLAT OF SURVEY FOR SCOTT BRADSHAW" DATED 2/12/96 AND
LAST REVISED 10/30/96 BY SOUTHEASTERN ENGINEERS, INC.



NO.	REVISIONS	DATE
1		

CONCEPT PLAN FOR FLAT CREEK CROSSING

LOCATED IN LANDLOT 44 OF THE 7TH DISTRICT, FAYETTE COUNTY

INTEGRATED
Science & Engineering

375 SOUTH LEE STREET, FAYETTEVILLE GA 30214
ATLANTA • JACKSONVILLE • MEMPHIS • MIAMI • TAMPA • TALLAHASSEE

CITY OF PEACHTREE CITY

INTEROFFICE MEMORANDUM

TO: Mayor and Council
VIA: City Manager 
FROM: Director of Developmental Services 
DATE: August 9, 2000
SUBJECT: Potential Appeal, Kedron Commons Subdivision

The developer of the proposed Kedron Commons Subdivision presented a concept plat to the Planning Commission at its meeting on July 24, 2000. The Commission denied approval of the plat because it was felt the lots should be connected to the sewer system. The developer appealed the Commission's decision and asked for a hearing before Council on August 17, 2000.

The City Attorney reviewed the request for appeal and ruled that the Planning Commission acted outside the law in denying approval for the above-stated reason. He instructed the Commission to reconsider its action. Consequently, the matter has been scheduled for another review by the Planning Commission at its meeting on August 14, 2000.

The developer is very concerned the Commission will not approve his plat on August 14. He has already faced considerable delay because of the sewer issue. Therefore, he has asked that the appeal stay on the Council agenda for the meeting on August 17. If approval of the plat is denied once again, he will be able to have his appeal hearing the same week.

In anticipation of a possible appeal, staff is providing the following documents for your review prior to the meeting:

1. A copy of the portion of the minutes for the Planning Commission meeting on July 24, 2000, that pertains to the Kedron Commons concept plat (Attachment "A");
2. A copy of a memo dated July 20, 2000, from the City Planner to the Planning Commission recommending approval of the plat with conditions (Attachment "B");
3. A copy of the conceptual plat for the proposed subdivision (Attachment "C");

4. A copy of the minutes of the Planning Commission meeting on January 25, 1999. These minutes pertain to the approval of the concept plat of the original 28-lot subdivision then known as Flat Creek Crossing (Attachment "D");
5. A copy of a memo dated January 22, 1999, from the City Planner to the Planning Commission recommending approval of the original 28-lot plat with conditions (Attachment "E");
6. A copy of the Project Data Sheet for the 28-lot plat dated January 21, 1999, (Attachment "F");
7. A copy of the concept plat for the original 28-lot subdivision showing the four lots that were omitted on the new plat for Kedron Commons (Attachment "G");
8. A copy of a letter dated July 27, 2000, from the City Attorney declaring the action of the Planning Commission on July 24, 2000, to be illegal (Attachment "H");
9. A copy of a letter dated July 28, 2000, from the Water and Sewer Authority indicating sewer is not available to the proposed subdivision (Attachment "I").

If the Planning Commission does not approve the concept plat of Kedron Commons at its meeting on August 14 and the developer appeals that decision to Council on August 17, as he has indicated he will, the staff will recommend that the appeal be granted.

The Commission has already approved this subdivision, less the four lots west of Flat Creek. Based on this approval in January 1999, the developer has constructed a substantial amount of the subdivision's infrastructure. The subdivision, as designed, is in accordance with the Land Use Plan and is fully consistent with all other lots in the northeast quadrant of the City to the east of Flat Creek.

JBW/jir

Attachments "A" – "I"

**EXCERPT FROM MINUTES
OF PLANNING COMMISSION MEETING**

JULY 24, 2000

07-00-08 Concept Plat, Kedron Commons

Mr. Jimmy Halligan of Hyland Developers was in attendance to present a concept plat for this new subdivision. A concept plat for Flat Creek Crossing Subdivision in this general area was previously submitted to and approved by the Planning Commission at their meeting on January 25, 1999. Since that time, Mr. Halligan had also received preliminary plat and construction plan approval for that subdivision; and the site infrastructure was well under construction.

Mr. Williams explained that the original plat identified a total of 28 lots that would be served by individual septic systems. During the initial site plan review, Staff required the Applicant to obtain approvals from the Fayette County Health Department for the proposed septic systems; and all indications were that septic systems would be acceptable for this subdivision.

Since that time, and well after the site infrastructure was under construction, the Health Department informed Mr. Halligan that individual septic systems would not be acceptable since an existing sanitary sewer system was available within 500 feet of the property line of the nearest residential lot. Mr. Halligan appealed the decision but was ultimately turned down by the Health Department.

In an effort to move forward with this project and to utilize the substantial infrastructure already in place, Mr. Halligan was proposing to prepare a new plat for the property and not include four of the lots at this time. Specifically, the four lots on the west side of Flat Creek would not be developed until the sewer issue could be properly resolved. The overall subdivision would be reduced to a total of 24 lots. All roads, easements, cart paths, etc., would remain the same as on the original, approved plans.

Mr. Granger asked what the City's policy was regarding septic tanks. Mr. Williams stated that the Ordinance permits septic tanks on lots of one acre or more with approval by the Fayette County Health Department. He added that as many projects as possible were to be moved to the sewer system. Mr. Williams felt that because this project had been approved for one-acre lots with septic systems and there had been significant effort and expense incurred as a result of that approval before the Applicant received notification from the Health Department, any change to the approval would be "questionable."

In response to a question from Mr. Granger, Mr. Williams clarified that one of the long-range goals of the Water and Sewer Authority was to put as many septic tanks as practical on the sewer system. He also stated that a well-designed and well-operating on-site septic system can be a better way to handle sewage.

Mr. Halligan stated that after the original concept plat was approved on January 25, 1999, he did go through the process of obtaining approval from the Fayette County Health Department; and he believed he had an approval letter. As a result of all of the controversy surrounding that approval, however, he had modified the plan to exclude the lots that were within 500 feet of the existing sewer.

Mr. Robert Kurbes of the Fayette County Health Department was in attendance to answer any questions regarding the suitability of these lots for septic systems. He contended that their department never approved this subdivision. However, when they received the information and found that sewer was available within 500 feet, they immediately notified Mr. Halligan that the State would require him to connect to it.

Mr. Kurbes felt that the main reason septic systems were being pursued was because of the cost to connect to the sewer. At least two lift stations would be required because of the topography of the site. He added that there were areas of significant concern regarding the soil on the site, but they would not know how many lots would have problems until their field evaluations were completed. He agreed that lift stations were expensive but stated that low-lying areas were typically unsuitable for septic systems. By removing the lots to the west of the creek, Mr. Halligan would eliminate the requirement to connect to the sewer; and the subdivision could be approved for septic systems if all of the other requirements were met.

Mr. Kurbes said that the Health Department took a great deal of pride in designing efficient septic systems. However, he pointed out that failures do occur. In response to a question from Mr. Ames, he added that alternative systems were available that could work in the difficult areas.

In response to another question from Mr. Ames, Mr. Halligan stated that the economic impact to connect to the sewer was quite substantial. That, however, was not the only reason this subdivision was designed with one-acre lots; to do otherwise would have required a rezoning. He also pointed out that there were negative aspects to having two lift stations in the subdivision.

Mr. Granger had concerns about the appearance of the four lots that would not be included in the subdivision. Mr. Halligan stated that he intended to rezone that area to an appropriate zoning district and then finish the development; he did not intend to leave those lots as they were any longer than necessary. He had not done a preliminary plan but thought he might connect the four lots to the sewer in order to complete the subdivision. Mr. Granger noted that, if he did that, the subdivision would again be within 500 feet of the sewer. Mr. Kurbes agreed but said that by first developing the other 24 lots, as this plan proposed, septic systems would be allowed.

Mr. Robert Brown of Planterra Subdivision felt that this was a clear attempt to get around the State law requiring the developer to tie into the sewer system.

After discussion, a motion was made by Mr. Granger and seconded by Dr. Schumacher to deny approval of the concept plat for the Kedron Commons Subdivision based on the belief that it was in the best interest of Peachtree City that all new development be connected to the sewer system the City had purchased. Mr. Saunders felt that because this development was originally approved with septic tanks, the reduction in the number of lots proposed in the new plan was a slight improvement. The motion to deny approval of the concept plat passed by a vote of 3 to 2 with Mr. Saunders and Mr. Ames voting against the motion.



Peachtree City

Georgia

Date: July 20, 2000

To: Planning Commission
Applicant

From: David E. Rast, ASLA *David*
City Planner

Re: **Kedron Estates subdivision**
Revised concept plat review

The concept plat for this subdivision was originally submitted to and approved by the Planning Commission at their meeting on January 25, 1999. Since that time, the developer has received preliminary plat and construction plan approval, and the site infrastructure is well under construction.

The original plat identified a total of 28 lots that would be served by individual septic systems. During the initial site plan review, Staff required the Applicant to obtain approvals from the Fayette County Health Department for the proposed septic systems. At that time, all indications were that septic systems would be acceptable for this subdivision.

Since that time, and well after the site infrastructure was under construction, the Applicant was informed by the Health Department that individual septic systems would not be acceptable. This was due to the fact that an existing sanitary sewer system was available within 500 feet of the property line of the nearest residential lot. The Applicant appealed this decision and was ultimately turned down by Fayette County.

In an effort to move forward with this project and to utilize the substantial infrastructure already in place, the Applicant is proposing to re-plat the property and not include four of the lots at this time. Specifically, the four lots (two on either side of Astoria Lane between Kedron Hills and Flat Creek) would not be developed until the sewer issue could be properly resolved. The overall subdivision would be reduced to a total of 24 lots. All roads, easements, cart paths, etc. would remain the same as on the original, approved plans.

Kedron Estates subdivision

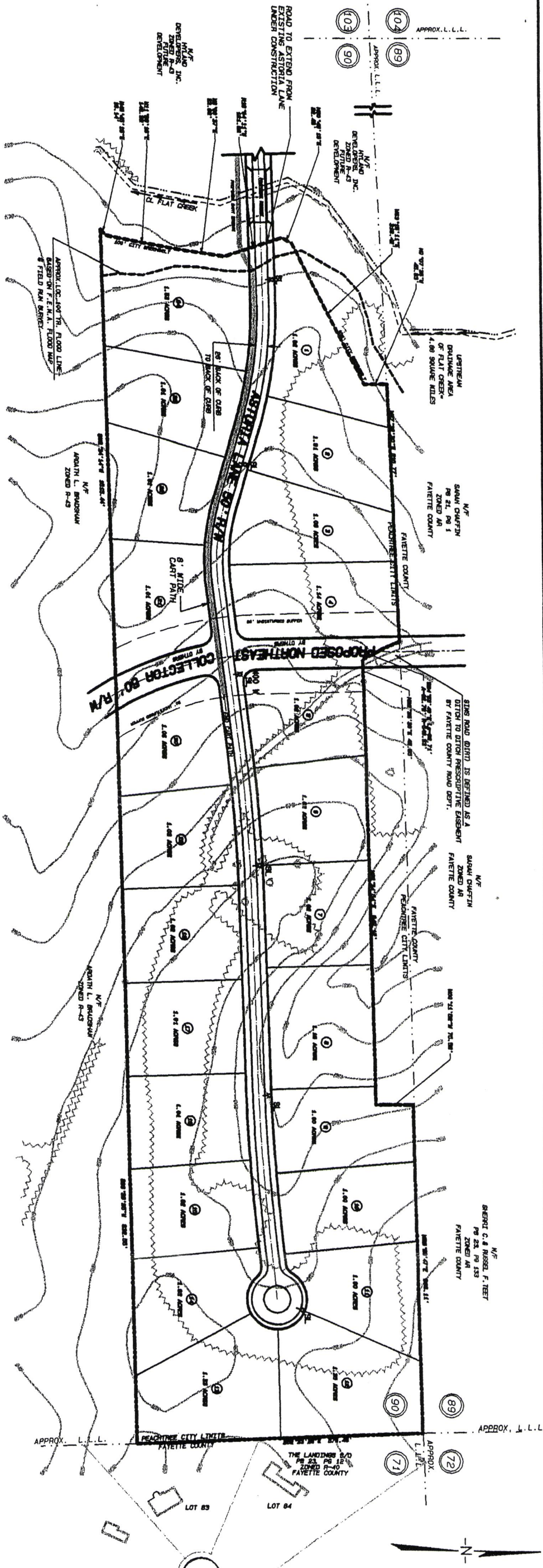
July 20, 2000

Page Two

City Staff recommends approval of the revised concept plat for the Kedron Estates subdivision subject to the following understandings and conditions, which are the same conditions from the original approval:

- 1. Approvals from the Fayette County Health Department for the septic systems on each lot must be provided to City Staff prior to approving the final plat for recording.*
- 2. The proposed crossing at Flat Creek must be a bridge (similar to the bridge at Kedron Hills, Phase 4) rather than a culvert and fill. All appropriate approvals from State and Federal agencies must be submitted to City Staff prior to construction of this crossing.*
- 3. No access or driveways from Lots 6, 7, 22, and 23 will be permitted onto the proposed Northeast Collector.*
- 4. The Applicant will be responsible for constructing the portion of the Northeast Collector on this property to City standards.*
- 5. The Applicant must develop and submit architectural guidelines and restrictive covenants for this subdivision. This document must be reviewed by City Staff and the Planning Commission Representative and must be recorded with Fayette County once approved.*

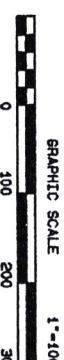
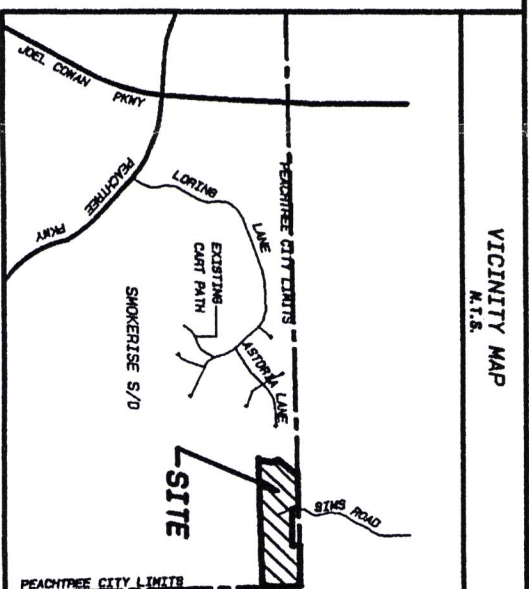
Attachments



GENERAL NOTES:

- OWNER/DEVELOPER: HILL AND DEVELOPERS, INC.
P.O. BOX 3010
PEACHTREE CITY, GEORGIA 30029
(770) 461-1073
- ENGINEER: INTEGRATED SCIENCE AND ENGINEERING, INC.
215 SOUTH LEE STREET
FAYETTEVILLE, GEORGIA 30214
(770) 461-4292
- 24 HOUR CONTACT: ALVIN TISBELL 403-3310
- ZONING: R-43
- MIN. LOT SIZE: 1.0 ACRES
MIN. LOT WIDTH: 150'
MIN. LOT DEPTH: 150'
MIN. FRONT SETBACK: 30'
MIN. SIDE SETBACK: 15'
MIN. REAR SETBACK: 30'
- SITE AREA - 29.90 +/- ACRES, 24 LOTS
A. LOTS 4, 5, 20, AND 21 SHALL NOT HAVE ACCESS TO OR HAVE DRIVEWAYS ONTO THE PROPOSED NORTHWEST COLLECTOR ROAD.
B. LOTS 4, 5, 20, AND 21 SHALL HAVE 700' OF LOT AREA OUT OF THE 100 YEAR FLOOD PLAIN.
- A PORTION OF THIS SITE IS IN A FLOOD PLAIN AREA DEFINED BY THE FAYETTE COUNTY F.E.M.A. F.I.R.M. COMMUNITY PANEL NUMBER 1311000600, DATED MARCH 18TH, 1996.
- BOUNDARY INFORMATION TAKEN FROM A PLAT TITLED "PLAT OF SURVEY FOR HILL AND DEVELOPERS, INC. DATED 1/27/98 BY SOUTHEASTERN ENGINEERS, INC." THE BASIS FOR DIRECTION SHOWN HEREIN IS THE SURVEY FOR SOUTHEASTERN ENGINEERS, INC. DATED 2/12/95 AND LAST REVISED 10/20/96 BY SOUTHEASTERN ENGINEERS, INC.
- TOPOGRAPHIC INFORMATION COMPILED BY PHOTOGRAMMETRIC DATA FROM AERIAL PHOTOGRAPHY AND ASSOCIATES, INC., PEACHTREE CITY, GA. DATE OF PHOTOGRAPHY: SEPTEMBER 14, 1994
DATE OF PHOTOGRAPHY: SEPTEMBER 14, 1994
DATE OF PHOTOGRAPHY: SEPTEMBER 14, 1994
- SURVEYOR HAS MADE NO INVESTIGATION OR INDEPENDENT SEARCH FOR EVIDENCE OF RECORD DEEDS OR RESTRICTIVE COVENANTS, EASEMENTS, OR OTHER FACTS THAT AN ACCURATE AND CURRENT TITLE SEARCH MAY DISCLOSE.
- CONSTRUCTION ACCESS TO BE AT END OF ASTORIA LANE AS PER CONSTRUCTION PLANS FOR KEDRON HILLS SUBDIVISION PHASE 4, DATED 8/14/98, BY BLUEBIRD ENG., INC.
- ALL WORK SHALL CONFORM TO THE CITY OF PEACHTREE CITY STANDARDS AND SPECIFICATIONS. IT IS THE CONTRACTOR'S RESPONSIBILITY TO NOTIFY THE PROPER OFFICIALS FOR ALL REQUIRED INSPECTIONS.
- CONTRACTOR SHALL FIELD VERIFY LOCATION OF ALL EXISTING UTILITIES PRIOR TO BEGINNING CONSTRUCTION. IT IS THE CONTRACTOR'S RESPONSIBILITY TO MAINTAIN THE OPERATIONS OF ALL UTILITIES AND TO PROTECT ALL UTILITIES. THE CONTRACTOR MUST MAINTAIN AND PROTECT ALL SUCH UTILITIES.
- SEDIMENT BARRIERS AND OTHER DEVICES SHALL BE INSTALLED AS NECESSARY TO PREVENT EROSION AND TO MAINTAIN THE STABILITY OF THE SITE. THE INSTALLATION OF THESE DEVICES SHALL BE IN ACCORDANCE WITH THE "MANUAL FOR EROSION AND SEDIMENT CONTROL IN GEORGIA".
- WATER SERVICE TO BE PROVIDED BY AN EXTENSION OF THE FAYETTE CO. WATER SYSTEM. SEWER SERVICE TO BE PROVIDED BY PRIVATE ON SITE SEPTIC SYSTEMS.
- ACCESS TO CART PATHS BY WAY OF ASTORIA LANE TO LORING LANE (SEE SITE MAP)
- STREET LIGHTS SHALL BE 250 WATT HPS EXCEPT AT INTERSECTION OF ASTORIA LANE AND NORTHWEST COLLECTOR ROAD SHALL BE 400 WATT HPS.
- THE FUTURE NORTHWEST COLLECTOR RIGHT-OF-WAY SHALL BE CLEARED AND GRASSSED FOR FUTURE DEVELOPMENT.

RECEIVED
JUL 14 2000
OFFICE OF CITY PLANNER
PEACHTREE CITY, GEORGIA



CONCEPT PLAN	
NO.	REVISIONS
1	DATE
1	11/13/00

CONCEPT PLAT FOR
KEDRON COMMONS
LOCATED IN THE CITY OF PEACHTREE CITY, GEORGIA
LOCATED IN LANDLOT90 OF THE 7TH DISTRICT, FAYETTE COUNTY

INTEGRATED
Science & Engineering
875 SOUTH LEE STREET, FAYETTEVILLE, GA 30214
978-461-1073 FAX 978-461-4801

2. *Appropriate erosion control measures and tree protection fencing must be installed and inspected by City Staff prior to commencement of grading activities. Grading should be limited to the boundaries of construction.*
3. *All plant material previously installed to satisfy tree replacement requirements for earlier phases of development which will be impacted by this new development must be transplanted on-site or replaced. A complete description of all plant material to be removed must be submitted to the City Landscape Architect for approval prior to commencement of site work.*
4. *A landscape plan must be prepared which takes into account tree replacement requirements for this new expansion. City Staff will assist in determining these requirements and where this vegetation should be planted.*

The Applicant agreed to the conditions.

01-99-04 Concept Plat, Flat Creek Crossing Subdivision

Ms. Becky Morris of Integrated Science and Engineering, Inc., was in attendance to present the concept plat. The developer, Mr. Jimmy Halligan of Hyland Developers, Inc., was in the audience. This 28-lot subdivision would be located on approximately 37.17 acres at the extreme northeast corner of Peachtree City. The subject parcel was within the R-43, Residential Zoning District and was bordered on the north and east by land within unincorporated Fayette County. The rural land to the north was zoned AR, and the Landings subdivision to the east was zoned R-40.

The large undeveloped parcel to the south was zoned R-43 and was currently held in Land Trust. Phase 4 of the Kedron Hills subdivision (zoned R-43) was currently under construction to the west. Access to the subject parcel would be from an extension of Astoria Lane (within Kedron Hills). The proposed Northeast Collector would intersect this parcel and would eventually connect Sumner Road to Dogwood Trail. A meeting with the Applicant's Engineer and Fayette County Staff had been to discuss design parameters and right-of-way requirements for this proposed collector.

Ms. Morris indicated that they had met with Mr. Scott Bradshaw, the owner of the property to the south of this proposed subdivision. He stated that he was in favor of their realignment of the proposed Northeast Collector. Mr. Rast added that City Staff had received a letter from Mr. Bradshaw to that effect.

The concept plat indicated that a new crossing would be provided over Flat Creek to provide access to this development. A 100'-wide greenbelt would be deeded to the City

on either side of Flat Creek, and appropriate development setbacks on the adjoining parcels would be measured from this property line. All of the lots would be served by individual septic systems.

Mr. Granger was concerned that the septic tanks would be too close to the wetlands area and felt strongly that septic system approval should be obtained for each lot. Ms. Morris indicated that a Level II soil survey had been performed. Mr. Kilgore of the Fayette County Health Department was to provide her a letter of approval which she would forward to Mr. Rast. He also wondered how accessible the subdivision would be for emergency services. Mr. Rast stated that the Fire Department had determined that the response time from the station at Crabapple Lane was within the acceptable range, and it was expected that it would improve with the installation of the collector road.

Ms. Morris stated that they were in agreement with Staff's conditions of approval but asked for some consideration regarding the condition requiring a bridge across Flat Creek. She stated that the area of the proposed crossing at Flat Creek had not yet been engineered, and they would like to look into the engineering more extensively when the construction plans were prepared. At that time, they could better determine the best solution for the crossing, whether it would be a bridge or a series of culverts. Mr. Rast was willing to work with them, but he stated that Staff would prefer a bridge so the streambed could remain open. It was agreed that the condition should remain as stated but that if a less costly solution was found, it would be considered.

Mr. Finney asked what the condition of the Northeast Collector would be prior to its being paved. Ms. Morris stated that they would like to clear for the road but not pave it so that people would not be encouraged to use it to park vehicles, loiter, etc.

After discussion, a motion was made by Mr. Campbell, seconded by Mr. Granger, and unanimously adopted to approve the concept plat with the understandings and conditions recommended by City Staff as modified below:

- 1. Appropriate approvals from the Fayette County Health Department for the proposed septic systems must be provided to City Staff prior to approving the preliminary plat.*
- 2. The proposed crossing at Flat Creek must be a bridge (similar to the bridge at Kedron Hills, Phase 4) rather than a culvert and fill. All appropriate approvals from State and Federal agencies must be submitted to City Staff prior to construction of this crossing.*
- 3. No access or driveways from Lots 6, 7, 22, and 23 will be permitted onto the proposed Northeast Collector.*

4. *The Applicant will be responsible for constructing the portion of the Northeast Collector on this property to City standards. If this road will not be paved initially, all cleared areas must be stabilized and appropriately landscaped. The Applicant must coordinate with City Staff to determine limits of clearing within this right-of-way.*
5. *The Applicant must develop and submit architectural guidelines and restrictive covenants for this subdivision. This document must be reviewed by City Staff and the Planning Commission Representative and must be recorded with Fayette County once approved.*

The Applicant agreed to the conditions. Mr. Granger was designated to be the Planning Commission representative.

NEW AGENDA ITEMS

01-99-05 Concept Plat, Kedron Office Park

Mr. Bill Foley of Foley Design Associates was in attendance to present Pathway Communities' proposal for a new office subdivision on approximately 38.29 acres at the northeast quadrant of the GA 74 and Peachtree Parkway intersection. Mr. Jerry Peterson of Pathway Communities was also in attendance. Mr. Foley stated that this project was being driven by the lack of space in Westpark and the City's need for larger office space.

Access would be from a new entrance off of Peachtree Parkway, directly across from the existing Kedron Village shopping center. This road would be constructed in two phases. Phase One would follow the existing roadbed of the former Peachtree Parkway and would end in a large cul-de-sac. Construction of the Phase Two road would depend on the demand for office space in the area. Should there be a demand for smaller parcels, the second road would be constructed.

A cul-de-sac was proposed that would be located within the required buffer area adjacent to GA 74. Significant landscaping or some other type of "feature" would be planned for this area to act as a front door to Peachtree City. While Staff was in support of such a feature, the cul-de-sac could not be located within the required buffer without a variance. Mr. Foley stated that the cul-de-sac needed further study and would be very site-specific. He asked for the flexibility to work with the City to determine whether it could be accomplished.



Peachtree City

Georgia

Date: January 22, 1999

To: Planning Commission
Applicant

From: David E. Rast, RLA *David*
City Planner

Re: **Flat Creek Crossing subdivision**
Concept plat review

Hyland Developers, Inc., in conjunction with Integrated Science and Engineering, has submitted a concept plat for a 28-lot subdivision located on approximately 37.17 acres at the extreme northeast corner of Peachtree City. The subject parcel is within the R-43, Residential Zoning District and is bordered on the north and east by land within unincorporated Fayette County. The rural land to the north is zoned AR and the Landings subdivision to the east is zoned R-40.

The large undeveloped parcel to the south is zoned R-43 and is currently held in Land Trust. Phase 4 of the Kedron Hills subdivision (zoned R-43) is currently under construction to the west. Access to the subject parcel would be from an extension of Astoria Lane (within Kedron Hills). The proposed Northeast Collector would intersect this parcel and would eventually connect Sumner Road to Dogwood Trail. A meeting with the Applicant's Engineer and Fayette County Staff is scheduled for Thursday, January 28th, at 1:30PM to discuss design parameters and right-of-way requirements for this proposed collector.

The concept plat indicates that a new crossing will be provided over Flat Creek to provide access to this development. A 100'-wide greenbelt would be deeded to the City on either side of Flat Creek, and appropriate development setbacks on the adjoining parcels would be measured from this property line. All of the lots would be served by individual septic systems. The Fayette County Health Department is currently reviewing the soil suitability survey. City Staff is anticipating the results of this survey within the next few days.

City Staff recommends approval of the concept plat with the following understandings and conditions:

1. *Appropriate approvals from the Fayette County Health Department for the proposed septic systems must be provided to City Staff prior to approving the preliminary plat.*

Flat Creek Crossing subdivision

January 22, 1999

Page Two

- 2. The proposed crossing at Flat Creek must be a bridge (similar to the bridge at Kedron Hills, Phase 4) rather than a culvert and fill. All appropriate approvals from State and Federal agencies must be submitted to City Staff prior to construction of this crossing.*
- 3. No access or driveways from Lots 6, 7, 22, and 23 will be permitted onto the proposed Northeast Collector.*
- 4. The Applicant will be responsible for constructing the portion of the Northeast Collector on this property to City standards.*
- 5. The Applicant must develop and submit architectural guidelines and restrictive covenants for this subdivision. This document must be reviewed by City Staff and the Planning Commission Representative and must be recorded with Fayette County once approved.*

Attachments

CONCEPT PLAT
PROJECT DATA SHEET

Flat Creek Crossing Subdivision
NAME OF PROJECT

1/21/99

DATE OF SUBMITTAL

NATURE OF PROJECT: Single Family Subdivision

DEVELOPER:

Name Hyland Developers, Inc.
Address 101 South Fairfield Drive
Contact Person Peachtree City
Phone Jimmy Halligan
770-487-1673

LOCATION OF SITE:

North east Peachtree City
@ the end of Astoria Lane

GROSS SITE AREA:

Acres 37.17

ZONING CLASSIFICATION:

R-43

REQUIRED SETBACKS:

Front: 50'
Side: 15'
Rear: 30'

SIZE OF PROPOSED BUILDINGS:

As per Zoning

BUILDING TYPE:	N/A
BUILDING DENSITY:	Dwelling units per Gross Site Acre N/A
DISTURBED AREA:	Square feet or Acres. Ratio to Gross Site Area. N/A
IMPERVIOUS SURFACE:	Square feet or Acres. Ratio to Gross Site Area. N/A
GREENBELTS:	100' @ each side Flat Creek
OPEN SPACE:	Square feet or Acres. Ratio to Gross Site Area.
ADJACENT PROPERTY ZONING:	A-R , R-22, R-40, R-43 See plan
LANDSCAPE BUFFERS:	50' each side Collector
CART PATH CONNECTION:	Via Astoria Lane to Loring Lane to existing path on Loring Lane
ENTRANCE TO SITE:	Astoria Lane
STORMWATER RETENTION:	Possibly in 50' setbacks along the Greenbelts

WEBB, STUCKEY & LINDSEY, LLC

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July 27, 2000

Mr. Jim Basinger
City Manager
City of Peachtree City
151 Willowbend Drive
Peachtree City, Georgia 30269

RE: Planning Commission Vote, 07-00-08 Revised Concept Plan, Kedron Commons

Dear Mr. Basinger:

I have received notice that Hyland Developers has filed a notice requesting an appeal to the City Council from a decision of the Planning Commission. I have reviewed the facts of this matter and the law to determine the appropriate course of action which the City must take.

On Monday, July 24, 2000, the Planning Commission had on its agenda the above-captioned matter for consideration. After a discussion, the Planning Commission voted 3-2 to deny the concept plan based on the belief that all new development in the city must be connected to the sewer system. This vote is illegal. The Planning Commission does not have the authority to require all new developments to be connected to the sewer system. In order to make such a requirement, the City Council will have to adopt a corresponding ordinance. This has not been done.

When reviewing a concept plan, the Planning Commission is restricted to the parameters which are set forth in the ordinance. Those parameters can be found in the local Code of Ordinances at sections 401, 402 and 501. Even though section 401 refers to all of the land development regulations, requiring all new developments to be connected to the sewer is not found anywhere in the land development regulations nor anywhere else in the Code of Ordinances.

Since the Planning Commission acted without authority of law, this act is declared *ultra vires*. The law will not recognize such an act and the law will view the vote as if it did not occur. Therefore, there is nothing from which the applicant can appeal. This matter must be sent back

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Mr. Jim Basinger
July 27, 2000
Page 2

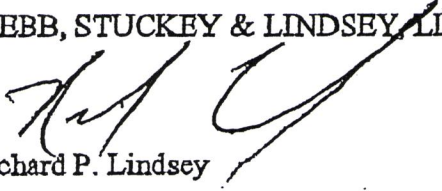
to the Planning Commission for reconsideration and with instructions that the concept plan cannot be denied for a failing to connect to the sewer system.

If you need to discuss this matter further with me, please do not hesitate to call.

Best regards.

Sincerely,

WEBB, STUCKEY & LINDSEY, LLC



Richard P. Lindsey

RPL



Peachtree City Water and Sewerage Authority

July 28, 2000

Mr. Jim Williams
Director of Developmental Services
City of Peachtree City
151 Willowbend Road
Peachtree City, GA 30269

RE: KEDRON COMMONS

Dear Mr. Williams,

In reference to your letter of July 27, 2000, the following is provided. The current Sewer Use Ordinance states "The disposal of sewage by private disposal systems shall be permissible only in those instances where service from the sanitary sewage system is not available." At the July 5, 2000 meeting of the Authority, the Board adopted a policy that states "sewer would be considered available to a subdivision if the property were within 500 linear feet of a sewer manhole". This policy is similar to the policy in the health department regulations.

A review of the revised plat indicates that the nearest sewer is approximately 700 linear feet from the nearest manhole. Based on the above facts, sewer service would not be considered available to the referenced property.

If you require any additional information, please call us.

Sincerely,

A handwritten signature in black ink, appearing to read "L. Turner", is positioned above the typed name of the General Manager.

Larry B. Turner, PE
General Manager

CITY OF PEACHTREE CITY

INTEROFFICE MEMORANDUM

TO: City Manager
FROM: Director of Developmental Services
DATE: August 9, 2000
SUBJECT: Dumpsters and Compactors



The City has been receiving complaints from residents concerning the noise associated with servicing dumpsters and compactors during the late night and early morning hours.

Attached is a draft of an ordinance we would like to present for Council consideration. If adopted, it would give our Code Enforcement Officer an important tool in dealing with these complaints.

JBW/jir

Attachment

AN ORDINANCE TO AMEND
THE PEACHTREE CITY HEALTH AND SANITATION ORDINANCE
TO ESTABLISH HOURS FOR SERVICING
TRASH DUMPSTERS AND COMPACTORS
LOCATED NEAR RESIDENTIAL AREAS
AND FOR OTHER PURPOSES

BE IT ORDAINED BY THE MAYOR AND CITY COUNCIL OF THE CITY OF PEACHTREE CITY, and it is hereby ordained by authority of the same, that Article III, Solid Waste Management, of the Health and Sanitation Ordinance, Chapter 42, be amended to add a new Paragraph (f) in Section 42-83 to read as follows:

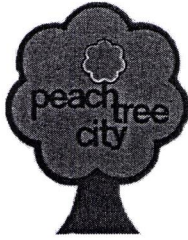
- (f) Private businesses which operate in the City and provide solid waste collection services to customers utilizing trash dumpsters and compactors shall not service those dumpsters and compactors between the hours of 11:00 p.m. and 7:00 a.m. unless those dumpsters and compactors are located on property zoned for industrial use.

All Ordinances or parts of Ordinances in conflict with this Ordinance are hereby repealed in their entirety.

Done, Ratified, and Passed this _____ day of _____, 2000.

Mayor

Attest: _____
City Clerk



CITY OF PEACHTREE CITY

INTEROFFICE MEMORANDUM

TO: Mayor and Council

VIA: Jim Basinger, City Manager 

FROM: Paul Salvatore, Director of Financial Services *P.S.*

DATE: August 1, 2000

SUBJECT: FY 2001 WASA Budgets (Operating & Capital)

Attached are the FY 2001 Operating and Capital Budgets for the Peachtree City Water and Sewerage Authority. Pursuant to Article VI, section 6.5 of the Special Covenants of the Authority, it will no longer be necessary for Mayor and Council to formally *approve* the Capital Budget, as was necessary prior to FY 2001. However, both the Operating and Capital Budgets will continue to be made available for your review.

I have reviewed the budgets with Mr. Larry Turner of the authority, and did not discover any major problems with them. Following are some of the budget highlights:

- Operating revenues are estimated at \$4,926,600, which represents a 4.59% increase over FY 2000 projected actual revenues.
- Proposed operating expenses are \$2,606,940 – an 8.79% increase over FY2000 projected actual expenses.
- The total Capital budget for FY 2001 is \$2,450,000.

Mr. Larry Turner will be giving you an update on system operations and be pleased to answer any questions you may have concerning the budgets.



Peachtree City Water and Sewerage Authority

August 1, 2000

Mr. Jim Basinger
City of Peachtree City
151 Willowbend Road
Peachtree City, GA 30269

RE: FY2001 OPERATING BUDGET AND CAPITAL IMPROVEMENTS PLAN (CIP)

Dear Mr. Basinger,

As required by the Sewer Service Agreement between the Authority and the City dated May 1, 1997, please find enclosed a copy of the proposed FY2001 Operating Budget and the FY2001 CIP. Exhibit 1 is a summary of the proposed FY2001 Budget with the details shown on the following exhibits.

The FY2001 CIP (Exhibit 2) has been proposed in the amount of \$2,450,000. There is approximately \$743,050 available in the existing FY2000 CIP and the remainder of the FY2001 CIP will be funded from transfers from available fund balances. The original CIP funded at the time of acquisition has been completed and this year's CIP represents a ongoing annual CIP that addresses the type of issues that the Authority will have to deal with on a continuing basis.

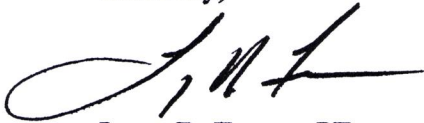
Exhibit 3 shows the revenues for FY2000 and the projected revenues for FY2001. As can be seen the projected revenues are estimated at \$4,926,600 or \$27,550 more than FY2000 adopted budget. The FY2001 Operating Budget (Exhibit 4) is \$2,606,940 indicating an increase of \$33,167 or 1.29% over the FY2000 operating Budget.

Mr. Jim Basinger
August 1, 2000
Page Two

Based on the Sewer Service Agreement there is no longer any requirement for the City Council to take any action on either the Operating or CIP budgets. Both of these are submitted for your information and presentation to the City Council.

If I can provide any additional information, please contact me.

Sincerely,

A handwritten signature in black ink, appearing to read 'L. B. Turner', with a stylized flourish at the end.

Larry B. Turner, PE
General Manager

FY 2001 BUDGET SUMMARY

FY2000 RATE STABLIZATION FUND BALANCE	\$2,240,664
TRANSFER TO CIP	<u>(\$1,298,722)</u>
sub-total	\$941,942
PROJECTED REVENUES	\$4,926,600
PROJECTED OPERATING EXPENSES	<u>(\$2,606,940)</u>
sub-total	\$3,261,602
DEBT SERVICE REQUIREMENTS	<u>(\$1,980,000)</u>
RENEWAL AND EXTENSION FUND	<u>(\$240,000)</u>
PROJECTED RATE STABLIZATION FUND BALANCE	\$1,041,602

PEACHTREE CITY WATER AND SEWERAGE AUTHORITY
FY2000 PROJECT CARRYOVER AND FY2001 CIP PROGRAM

<u>Project #</u> <u>Project Name</u>	<u>FY2000</u> <u>CIP Plan</u>	<u>Expenditure +</u> <u>Encumbrance</u>	<u>Remaining</u> <u>Expenditures</u>	<u>Available</u>	<u>Carryover</u>	<u>FY2001</u> <u>CIP Plan</u>
60400 WWTP Improvements	\$500,000.00	\$548,632.39	\$0.00	(\$48,632.39)	\$0.00	\$0.00
70011 Manhole Rehabilitation	\$100,000.00	\$3,234.43	\$0.00	\$96,765.00	\$100,000.00	\$100,000.00
70031 Sewer Rehabilitation	\$150,000.00	\$0.00	\$0.00	\$150,000.00	\$150,000.00	\$150,000.00
70035 Tinsley Mill Sewer Rehabilitation	\$100,000.00	\$0.00	\$0.00	\$100,000.00	\$150,000.00	\$150,000.00
70037 Waterwood Bend Sewer Rehabilitation	\$100,000.00	\$0.00	\$0.00	\$100,000.00	\$120,000.00	\$120,000.00
70039 Cedar Drive Sewer Rehabilitation	\$100,000.00	\$0.00	\$0.00	\$100,000.00	\$120,000.00	\$120,000.00
70044 Hwy 54 West Project(Contract 2)	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
70045 Hwy 54 West Project(Contract 3)	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
70046 Hwy 54 Improvements	\$1,300,000.00	\$1,878,613.16	\$10,000.00	(\$588,614.00)	\$0.00	\$0.00
70053 Hwy 54 East Crossing	\$50,000.00	\$0.00	\$0.00	\$50,000.00	\$50,000.00	\$50,000.00
70110 Rosemont Sewer Extension	\$150,000.00	\$0.00	\$0.00	\$150,000.00	\$150,000.00	\$150,000.00
70115 Pump Station 8 Reconstruction	\$75,000.00	\$3,150.00	\$12,000.00	\$59,850.00	\$100,000.00	\$100,000.00
70120 Pump Station 5 Reconstruction	\$50,000.00	\$3,150.00	\$12,000.00	\$34,850.00	\$50,000.00	\$50,000.00
70130 Pump Station 2A Control Panel	\$25,000.00	\$0.00	\$0.00	\$25,000.00	\$0.00	\$0.00
70140 North Sector PS Upsizing	\$125,000.00	\$34,102.00	\$0.00	\$90,898.00	\$0.00	\$0.00
70150 Pump Station 1A Reconstruction	\$30,000.00	\$3,150.00	\$20,000.00	\$6,850.00	\$500,000.00	\$500,000.00
70800 Line Creek Road Impvs.	\$15,000.00	\$0.00	\$0.00	\$15,000.00	\$15,000.00	\$15,000.00
71100 Watershed Assessment	\$150,000.00	\$73,675.00	\$75,000.00	\$0.00	\$0.00	\$0.00
71115 Rockaway WWTP Expansion	\$150,000.00	\$0.00	\$0.00	\$150,000.00	\$0.00	\$0.00
80020 Facilities Master Plan	\$10,000.00	\$5,792.00	\$5,000.00	(\$792.00)	\$0.00	\$0.00
80030 Septic Tank Replacement Study	\$25,000.00	\$13,125.00	\$5,000.00	\$6,875.00	\$0.00	\$0.00
80040 Admin Offices	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
80050 Computer Network	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
NEW Wynnemeade Trunk Sewer	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$400,000.00
NEW Permitting/Design Development Review	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$280,000.00
NEW Treatability Studies	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$20,000.00
6119 Contingency	\$245,000.00	\$0.00	\$0.00	\$245,000.00	\$245,000.00	\$245,000.00
TOTAL	\$3,450,000.00	\$2,566,623.98	\$139,000.00	\$743,049.61	\$1,750,000.00	\$2,450,000.00

FY 2001 CIP FUNDING ANALYSIS

AVAILABLE FROM 2000 CIP	\$743,050
TRANSFER FROM RENEWAL/EXTENSION	\$408,228
TRANSFER FROM RATE STABILAZATION	<u>\$1,298,722</u>
TOTAL AVAILABLE	\$2,450,000

FY 2000 REVENUE PROJECTIONS

Revenues

Description	2000 Budget	2000 Projected	2001 Budget	Change
Residential-Sewerage Usage	\$2,400,000	\$2,426,000	\$2,400,000	0.00
Commercial-General Usage	\$150,000	\$307,000	\$300,000	150,000.00
Commercial-Water Intense Usage	\$25,000	\$30,000	\$20,000	(5,000.00)
Industrial Usage	\$575,000	\$552,000	\$550,000	(25,000.00)
Multi-Family Usage	\$375,000	\$285,000	\$375,000	0.00
Foods/Restaurants Usage	\$300,000	\$177,000	\$200,000	(100,000.00)
Chemical Usage	\$3,000	\$2,400	\$2,500	(500.00)
Sewerage Penalties	\$25,000	\$46,000	\$25,000	0.00
Industrial Serv. Charges	\$1,000	\$100	\$100	(900.00)
Industrial Reimbursement	\$10,000	\$0	\$0	(10,000.00)
Plan Review/Inspec. Fees	\$15,000	\$49,000	\$20,000	5,000.00
Residential-Sewerage Tap Fees	\$400,000	\$428,000	\$400,000	0.00
Commercial-General Tap Fees	\$50,000	\$195,000	\$150,000	100,000.00
Commercial-Water Intense Tap Fees	\$5,000	\$0	\$0	(5,000.00)
Industrial Tap Fees	\$25,000	\$0	\$0	(25,000.00)
Multi-Family Tap Fees	\$260,000	\$0	\$250,000	(10,000.00)
Restaurant/Food Tap Fees	\$150,000	\$22,000	\$100,000	(50,000.00)
Salvage Proceeds	\$0	\$100	\$0	0.00
Penalties	\$1,000	\$0	\$0	(1,000.00)
Fayette Cty Billing Fee	\$109,050	\$109,000	\$114,000	4,950.00
Interest Earnings	\$20,000	\$82,000	\$20,000	0.00
OPERATING FUND REVENUES	\$4,899,050	\$4,710,600	\$4,926,600	27,550.00

PEACHTREE CITY WATER AND SEWERAGE AUTHORITY
REVENUE FUND-OPERATING
SUMMARY-TOTAL
FY 2001 BUDGET

	APPROVED	ESTIMATED	INCREASE	PROPOSED	INCREASE	PERCENT
	FY 2000	ACTUAL	(DECREASE)	FY 2001	(DECREASE)	CHANGE
	BUDGET			BUDGET	PREVIOUS	PREVIOUS
					YEAR	YEAR
SALARIES, WAGES & BENEFITS						
Salaries & Wages	831,127.00	890,661.00	59,534.00	871,364.00	40,237.00	4.84
Overtime	23,500.00	42,320.00	18,820.00	31,500.00	8,000.00	34.04
Part Time Salaries	5,000.00	1,670.00	-3,330.00	500.00	-4,500.00	-90.00
Employee Relations	5,000.00	1,767.00	-3,233.00	5,000.00	0.00	0.00
Merit	24,724.00	0.00	-24,724.00	26,140.92	1,416.92	5.73
COL	16,483.00	0.00	-16,483.00	17,427.28	944.28	5.73
Payroll Taxes	63,455.00	66,825.00	3,370.00	69,421.81	5,966.81	9.40
Retirement	49,445.00	53,325.00	3,880.00	54,094.92	4,649.92	9.40
Group Medical, Dental & Life	129,040.00	103,612.00	-25,428.00	115,342.00	-13,698.00	-10.62
TOTAL	1,147,774.00	1,160,180.00	12,406.00	1,190,790.93	43,016.93	3.75
MATERIALS, SUPPLIES & SERVICES						
Gasoline	15,000.00	16,225.00	1,225.00	17,500.00	2,500.00	16.67
Diesel Fuel	500.00	3,500.00	3,000.00	4,200.00	3,700.00	740.00
Small Tools & Equipment	19,500.00	5,396.00	-14,104.00	12,300.00	-7,200.00	-36.92
Electricity	263,000.00	261,448.00	-1,552.00	270,000.00	7,000.00	2.66
Water	14,000.00	17,463.00	3,463.00	9,500.00	-4,500.00	-32.14
Gas	0.00	0.00	0.00	0.00	0.00	0.00
Travel, Meetings & Training	14,500.00	6,948.00	-7,552.00	14,000.00	-500.00	-3.45
Uniforms	8,500.00	8,839.00	339.00	9,800.00	1,300.00	15.29
Repairs-Equipment	102,500.00	78,390.00	-24,110.00	79,500.00	-23,000.00	-22.44
Repairs-Building	3,500.00	1,439.00	-2,061.00	3,500.00	0.00	0.00
Repairs-Vehicles	10,000.00	9,896.00	-104.00	15,000.00	5,000.00	50.00
Lubricants	500.00	152.00	-348.00	500.00	0.00	0.00
Tuition Assistance	1,000.00	0.00	-1,000.00	1,000.00	0.00	0.00
Telephone & Fax	30,000.00	33,605.00	3,605.00	35,000.00	5,000.00	16.67
Communications(other than telephone)	0.00	0.00	0.00	0.00	0.00	0.00
Landscaping	7,000.00	2,315.00	-4,685.00	4,000.00	-3,000.00	-42.86
Operating Supplies	62,000.00	110,365.00	48,365.00	95,000.00	33,000.00	53.23
Office Supplies	9,100.00	5,365.00	-3,735.00	6,450.00	-2,650.00	-29.12
Safety Equipment/Supplies	7,500.00	7,228.00	-272.00	8,350.00	850.00	11.33
Street Repair	15,000.00	35,000.00	20,000.00	35,000.00	20,000.00	133.33
Infiltration Repair	0.00	0.00	0.00	0.00	0.00	0.00
Sewer Trap Repair	0.00	0.00	0.00	0.00	0.00	0.00
Industrial Monitoring	5,000.00	7,500.00	2,500.00	10,000.00	5,000.00	100.00
Lift Station Monitoring	10,000.00	14,000.00	4,000.00	15,000.00	5,000.00	50.00
Tap Adpapers	0.00	0.00	0.00	0.00	0.00	0.00

PEACHTREE CITY WATER AND SEWERAGE AUTHORITY
REVENUE FUND-OPERATING
SUMMARY-TOTAL
FY 2001 BUDGET

	APPROVED	ESTIMATED	INCREASE	PROPOSED	INCREASE	PERCENT
	FY 2000	ACTUAL	(DECREASE)	FY 2001	(DECREASE)	CHANGE
	BUDGET			BUDGET	PREVIOUS	PREVIOUS
					YEAR	YEAR
Regulatory Monitoring	109,900.00	27,382.00	-82,518.00	114,400.00	4,500.00	4.09
Fly Ash & Sand	0.00	0.00	0.00	0.00	0.00	0.00
Process Chemicals	180,500.00	140,623.00	-39,877.00	162,000.00	-18,500.00	-10.25
Repairs-Office Equipment	2,500.00	664.00	-1,836.00	1,000.00	-1,500.00	-60.00
Rents & Leases	7,500.00	2,237.00	-5,263.00	4,500.00	-3,000.00	-40.00
Billing & Collections	109,050.00	109,299.00	249.00	114,000.00	4,950.00	4.54
Sludge Hauling & Tipping	163,000.00	170,763.00	7,763.00	175,000.00	12,000.00	7.36
Advertising	5,000.00	3,882.00	-1,118.00	4,000.00	-1,000.00	-20.00
Dues & Subscriptions	5,750.00	4,511.00	-1,239.00	5,450.00	-300.00	-5.22
Postage	2,200.00	1,645.00	-555.00	3,300.00	1,100.00	50.00
Printing & Binding	2,500.00	1,887.00	-613.00	2,400.00	-100.00	-4.00
License & Fees	500.00	400.00	-100.00	500.00	0.00	0.00
ADP Payroll Processing	5,000.00	4,644.00	-356.00	5,000.00	0.00	0.00
Intergovernmental	57,500.00	29,704.00	-27,796.00	40,000.00	-17,500.00	-30.43
Insurance	55,000.00	38,735.00	-16,265.00	45,000.00	-10,000.00	-18.18
Auto Allowance	3,500.00	1,198.00	-2,302.00	1,500.00	-2,000.00	-57.14
Management Fee	0.00	0.00	0.00	0.00	0.00	0.00
Professional Services/Engineers	50,000.00	32,280.00	-17,720.00	40,000.00	-10,000.00	-20.00
Professional Services/Legal	20,000.00	8,442.00	-11,558.00	20,000.00	0.00	0.00
Professional Services/Other	12,500.00	20,719.00	8,219.00	15,000.00	2,500.00	20.00
Sludge Field Maintenance	0.00	0.00	0.00	0.00	0.00	0.00
Machinery & Equipment	20,000.00	0.00	-20,000.00	0.00	-20,000.00	-100.00
Miscellaneous	16,000.00	12,016.00	-3,984.00	17,500.00	1,500.00	9.38
Contingency	0.00	0.00	0.00	0.00	0.00	0.00
TOTAL	1,426,000.00	1,236,105.00	-189,895.00	1,416,150.00	-9,850.00	-0.69
GRAND TOTAL	2,573,774.00	2,396,285.00	-177,489.00	2,606,940.93	33,166.93	1.29

PEACHTREE CITY WATER AND SEWERAGE AUTHORITY
REVENUE FUND-OPERATING
SUMMARY-ADMINISTRATION
FY 2001 BUDGET

	APPROVED	ESTIMATED	INCREASE	PROPOSED	INCREASE	PERCENT
	FY 2000	ACTUAL	(DECREASE)	FY 2001	(DECREASE)	CHANGE
	BUDGET			BUDGET	PREVIOUS	PREVIOUS
					YEAR	YEAR
SALARIES, WAGES & BENEFITS						
Salaries & Wages	125,700.00	134,167.00	8,467.00	136,524.00	10,824.00	8.61
Overtime	0.00	0.00	0.00	0.00	0.00	0.00
Part Time Salaries	1,000.00	334.00	-666.00	500.00	-500.00	-50.00
Employee Relations	5,000.00	1,767.00	-3,233.00	5,000.00	0.00	0.00
Merit	3,771.00	0.00	-3,771.00	4,095.72	324.72	8.61
COL	2,514.00	0.00	-2,514.00	2,730.48	216.48	8.61
Payroll Taxes	9,679.00	9,720.00	41.00	10,010.00	331.00	3.42
Retirement	7,542.00	11,115.00	3,573.00	7,800.00	258.00	3.42
Group Medical, Dental & Life	11,406.00	10,161.00	-1,245.00	11,100.00	-306.00	-2.68
TOTAL	166,612.00	167,264.00	652.00	177,760.20	11,148.20	6.69
MATERIALS, SUPPLIES & SERVICES						
Gasoline	0.00	0.00	0.00	0.00	0.00	0.00
Diesel Fuel	0.00	0.00	0.00	0.00	0.00	0.00
Small Tools & Equipment	0.00	0.00	0.00	0.00	0.00	0.00
Electricity	0.00	0.00	0.00	0.00	0.00	0.00
Water	0.00	0.00	0.00	0.00	0.00	0.00
Gas	0.00	0.00	0.00	0.00	0.00	0.00
Travel, Meetings & Training	7,500.00	5,780.00	-1,720.00	7,500.00	0.00	0.00
Uniforms	0.00	0.00	0.00	0.00	0.00	0.00
Repairs-Equipment	0.00	0.00	0.00	0.00	0.00	0.00
Repairs-Building	0.00	0.00	0.00	0.00	0.00	0.00
Repairs-Vehicles	0.00	0.00	0.00	0.00	0.00	0.00
Lubricants	0.00	0.00	0.00	0.00	0.00	0.00
Tuition Assistance	1,000.00	0.00	-1,000.00	1,000.00	0.00	0.00
Telephone & Fax	30,000.00	33,383.00	3,383.00	35,000.00	5,000.00	16.67
Communications(other than telephone)	0.00	0.00	0.00	0.00	0.00	0.00
Landscaping	0.00	0.00	0.00	0.00	0.00	0.00
Operating Supplies	1,000.00	448.00	-552.00	500.00	-500.00	-50.00
Office Supplies	8,000.00	4,989.00	-3,011.00	6,000.00	-2,000.00	-25.00
Safety Equipment/Supplies	200.00	64.00	-136.00	100.00	-100.00	-50.00
Street Repair	0.00	0.00	0.00	0.00	0.00	0.00
Infiltration Repair	0.00	0.00	0.00	0.00	0.00	0.00
Sewer Trap Repair	0.00	0.00	0.00	0.00	0.00	0.00
Industrial Monitoring	0.00	0.00	0.00	0.00	0.00	0.00
Lift Station Monitoring	0.00	0.00	0.00	0.00	0.00	0.00
Tap Adpapers	0.00	0.00	0.00	0.00	0.00	0.00

Regulatory Monitoring	0.00	0.00	0.00	0.00	0.00	0.00
Fly Ash & Sand	0.00	0.00	0.00	0.00	0.00	0.00
Process Chemicals	0.00	0.00	0.00	0.00	0.00	0.00
Repairs-Office Equipment	2,000.00	664.00	-1,336.00	1,000.00	-1,000.00	-50.00
Rents & Leases	1,000.00	0.00	-1,000.00	500.00	-500.00	-50.00
Billing & Collections	109,050.00	109,299.00	249.00	114,000.00	4,950.00	4.54
Sludge Hauling & Tipping	0.00	0.00	0.00	0.00	0.00	0.00
Advertising	5,000.00	3,882.00	-1,118.00	4,000.00	-1,000.00	-20.00
Dues & Subscriptions	5,000.00	4,511.00	-489.00	5,000.00	0.00	0.00
Postage	2,000.00	1,361.00	-639.00	2,000.00	0.00	0.00
Printing & Binding	2,000.00	1,746.00	-254.00	2,000.00	0.00	0.00
License & Fees	500.00	400.00	-100.00	500.00	0.00	0.00
ADP Payroll Processing	5,000.00	4,644.00	-356.00	5,000.00	0.00	0.00
Intergovernmental	57,500.00	29,704.00	-27,796.00	40,000.00	-17,500.00	-30.43
Insurance	55,000.00	38,735.00	-16,265.00	45,000.00	-10,000.00	-18.18
Auto Allowance	3,500.00	1,198.00	-2,302.00	1,500.00	-2,000.00	-57.14
Management Fee	0.00	0.00	0.00	0.00	0.00	0.00
Professional Services/Engineers	50,000.00	32,280.00	-17,720.00	40,000.00	-10,000.00	-20.00
Professional Services/Legal	20,000.00	8,442.00	-11,558.00	20,000.00	0.00	0.00
Professional Services/Other	7,500.00	15,719.00	8,219.00	10,000.00	2,500.00	33.33
Sludge Field Maintenance	0.00	0.00	0.00	0.00	0.00	0.00
Machinery & Equipment	0.00	0.00	0.00	0.00	0.00	0.00
Miscellaneous	5,000.00	3,543.00	-1,457.00	10,000.00	5,000.00	100.00
Contingency	0.00	0.00	0.00	0.00	0.00	0.00
TOTAL	377,750.00	300,792.00	-76,958.00	350,600.00	-27,150.00	-7.19
TOTAL-ADMINISTRATION	544,362.00	468,056.00	-76,306.00	528,360.20	-16,001.80	-2.94

PEACHTREE CITY WATER AND SEWERAGE AUTHORITY
REVENUE FUND-OPERATING
SUMMARY-FLAT CREEK WWTP
FY 2001 BUDGET

	APPROVED	ESTIMATED	INCREASE	PROPOSED	INCREASE	PERCENT
	FY 2000	ACTUAL	(DECREASE)	FY 2001	(DECREASE)	CHANGE
	BUDGET			BUDGET	PREVIOUS	PREVIOUS
					YEAR	YEAR
SALARIES, WAGES & BENEFITS						
Salaries & Wages	0.00	0.00	0.00	0.00	0.00	0.00
Overtime	0.00	0.00	0.00	0.00	0.00	0.00
Part Time Salaries	0.00	0.00	0.00	0.00	0.00	0.00
Employee Relations	0.00	0.00	0.00	0.00	0.00	0.00
Merit	0.00	0.00	0.00	0.00	0.00	0.00
COL	0.00	0.00	0.00	0.00	0.00	0.00
Payroll Taxes	0.00	0.00	0.00	0.00	0.00	0.00
Retirement	0.00	0.00	0.00	0.00	0.00	0.00
Group Medical, Dental & Life	0.00	0.00	0.00	0.00	0.00	0.00
TOTAL	0.00	0.00	0.00	0.00	0.00	0.00
MATERIALS, SUPPLIES & SERVICES						
Gasoline	0.00	0.00	0.00	0.00	0.00	0.00
Diesel Fuel	0.00	0.00	0.00	0.00	0.00	0.00
Small Tools & Equipment	2,000.00	736.00	-1,264.00	2,000.00	0.00	0.00
Electricity	63,000.00	63,038.00	38.00	65,000.00	2,000.00	3.17
Water	7,500.00	7,207.00	-293.00	7,500.00	0.00	0.00
Gas	0.00	0.00	0.00	0.00	0.00	0.00
Travel, Meetings & Training	0.00	0.00	0.00	0.00	0.00	0.00
Uniforms	0.00	0.00	0.00	0.00	0.00	0.00
Repairs-Equipment	15,000.00	5,962.00	-9,038.00	12,000.00	-3,000.00	-20.00
Repairs-Buildings	1,000.00	1,439.00	439.00	2,000.00	1,000.00	100.00
Repairs-Vehicles	0.00	0.00	0.00	0.00	0.00	0.00
Lubricants	0.00	0.00	0.00	0.00	0.00	0.00
Tuition Assistance	0.00	0.00	0.00	0.00	0.00	0.00
Telephone & Fax	0.00	0.00	0.00	0.00	0.00	0.00
Communications(other than telephone)	0.00	0.00	0.00	0.00	0.00	0.00
Landscaping	1,000.00	315.00	-685.00	500.00	-500.00	-50.00
Operating Supplies	12,000.00	13,277.00	1,277.00	10,000.00	-2,000.00	-16.67
Office Supplies	0.00	0.00	0.00	0.00	0.00	0.00
Safety Equipment/Supplies	1,200.00	1,476.00	276.00	1,500.00	300.00	25.00
Street Repair	0.00	0.00	0.00	0.00	0.00	0.00
Infiltration Repair	0.00	0.00	0.00	0.00	0.00	0.00
Sewer Trap Repair	0.00	0.00	0.00	0.00	0.00	0.00
Industrial Monitoring	0.00	0.00	0.00	0.00	0.00	0.00
Lift Station Monitoring	0.00	0.00	0.00	0.00	0.00	0.00
Tap Adpapers	0.00	0.00	0.00	0.00	0.00	0.00

Regulatory Monitoring	3,300.00	1,107.00	-2,193.00	4,800.00	1,500.00	45.45
Fly Ash & Sand	0.00	0.00	0.00	0.00	0.00	0.00
Process Chemicals	78,000.00	56,781.00	-21,219.00	65,000.00	-13,000.00	-16.67
Repairs/Office Equipment	0.00	0.00	0.00	0.00	0.00	0.00
Rents & Leases	500.00	171.00	-329.00	500.00	0.00	0.00
Billing & Collections	0.00	0.00	0.00	0.00	0.00	0.00
Sludge Hauling & Tipping	30,000.00	32,285.00	2,285.00	35,000.00	5,000.00	16.67
Advertising	0.00	0.00	0.00	0.00	0.00	0.00
Dues & Subscriptions	0.00	0.00	0.00	0.00	0.00	0.00
Postage	0.00	0.00	0.00	0.00	0.00	0.00
Printing & Binding	0.00	0.00	0.00	0.00	0.00	0.00
License & Fees	0.00	0.00	0.00	0.00	0.00	0.00
ADP Payroll Processiing	0.00	0.00	0.00	0.00	0.00	0.00
Intergovernmental	0.00	0.00	0.00	0.00	0.00	0.00
Insurance	0.00	0.00	0.00	0.00	0.00	0.00
Auto Allowance	0.00	0.00	0.00	0.00	0.00	0.00
Management Fee	0.00	0.00	0.00	0.00	0.00	0.00
Professional Services/Engineers	0.00	0.00	0.00	0.00	0.00	0.00
Professional Services/Legal	0.00	0.00	0.00	0.00	0.00	0.00
Professional Services/Other	0.00	0.00	0.00	0.00	0.00	0.00
Sludge Field Maintenance	0.00	0.00	0.00	0.00	0.00	0.00
Machinery & Equipment	0.00	0.00	0.00	0.00	0.00	0.00
Miscellaneous	1,000.00	4,239.00	3,239.00	1,000.00	0.00	0.00
Contingency	0.00	0.00	0.00	0.00	0.00	0.00
TOTAL	215,500.00	188,033.00	-27,467.00	206,800.00	-8,700.00	-4.04
TOTAL-FLAT CREEK	215,500.00	188,033.00	-27,467.00	206,800.00	-8,700.00	-4.04

PEACHTREE CITY WATER AND SEWERAGE AUTHORITY
REVENUE FUND-OPERATING
SUMMARY-LINE CREEK WWTP
FY 2001 BUDGET

	APPROVED	ESTIMATED	INCREASE	PROPOSED	INCREASE	PERCENT
	FY 2000	ACTUAL	(DECREASE)	FY 2001	(DECREASE)	CHANGE
	BUDGET			BUDGET	PREVIOUS	PREVIOUS
					YEAR	YEAR
SALARIES, WAGES & BENEFITS						
Salaries & Wages	0.00	0.00	0.00	0.00	0.00	0.00
Overtime	0.00	0.00	0.00	0.00	0.00	0.00
Part Time Salaries	0.00	0.00	0.00	0.00	0.00	0.00
Employee Relations	0.00	0.00	0.00	0.00	0.00	0.00
Merit	0.00	0.00	0.00	0.00	0.00	0.00
COL	0.00	0.00	0.00	0.00	0.00	0.00
Payroll Taxes	0.00	0.00	0.00	0.00	0.00	0.00
Retirement	0.00	0.00	0.00	0.00	0.00	0.00
Group Medical, Dental & Life	0.00	0.00	0.00	0.00	0.00	0.00
TOTAL	0.00	0.00	0.00	0.00	0.00	0.00
MATERIALS, SUPPLIES & SERVICES						
Gasoline	0.00	0.00	0.00	0.00	0.00	0.00
Diesel Fuel	0.00	0.00	0.00	0.00	0.00	0.00
Small Tools & Equipment	1,000.00	988.00	-12.00	1,000.00	0.00	0.00
Electricity	60,000.00	57,498.00	-2,502.00	60,000.00	0.00	0.00
Water	5,000.00	9,456.00	4,456.00	1,000.00	-4,000.00	-80.00
Gas	0.00	0.00	0.00	0.00	0.00	0.00
Travel, Meetings & Training	0.00	0.00	0.00	0.00	0.00	0.00
Uniforms	0.00	0.00	0.00	0.00	0.00	0.00
Repairs-Equipment	10,000.00	18,442.00	8,442.00	15,000.00	5,000.00	50.00
Repairs-Buildings	1,000.00	0.00	-1,000.00	500.00	-500.00	-50.00
Repairs-Vehicles	0.00	0.00	0.00	0.00	0.00	0.00
Lubricants	0.00	0.00	0.00	0.00	0.00	0.00
Tuition Assistance	0.00	0.00	0.00	0.00	0.00	0.00
Telephone & Fax	0.00	0.00	0.00	0.00	0.00	0.00
Communications(other than telephone)	0.00	0.00	0.00	0.00	0.00	0.00
Landscaping	500.00	0.00	-500.00	500.00	0.00	0.00
Operating Supplies	2,000.00	6,520.00	4,520.00	5,000.00	3,000.00	150.00
Office Supplies	250.00	0.00	-250.00	0.00	-250.00	-100.00
Safety Equipment/Supplies	1,200.00	1,910.00	710.00	1,500.00	300.00	25.00
Street Repair	0.00	0.00	0.00	0.00	0.00	0.00
Infiltration Repair	0.00	0.00	0.00	0.00	0.00	0.00
Sewer Trap Repair	0.00	0.00	0.00	0.00	0.00	0.00
Industrial Monitoring	0.00	0.00	0.00	0.00	0.00	0.00
Lift Station Monitoring	0.00	0.00	0.00	0.00	0.00	0.00
Tap Adpapers	0.00	0.00	0.00	0.00	0.00	0.00

Regulatory Monitoring	3,300.00	4,560.00	1,260.00	4,800.00	1,500.00	45.45
Fly Ash & Sand	0.00	0.00	0.00	0.00	0.00	0.00
Process Chemicals	27,500.00	23,565.00	-3,935.00	25,000.00	-2,500.00	-9.09
Repairs/Office Equipment	0.00	0.00	0.00	0.00	0.00	0.00
Rents & Leases	500.00	0.00	-500.00	500.00	0.00	0.00
Billing & Collection	0.00	0.00	0.00	0.00	0.00	0.00
Sludge Hauling & Tipping	70,000.00	74,541.00	4,541.00	75,000.00	5,000.00	7.14
Advertising	0.00	0.00	0.00	0.00	0.00	0.00
Dues & Subscriptions	250.00	0.00	-250.00	0.00	-250.00	-100.00
Postage	0.00	0.00	0.00	0.00	0.00	0.00
Printing & Binding	0.00	0.00	0.00	0.00	0.00	0.00
License & Fees	0.00	0.00	0.00	0.00	0.00	0.00
ADP Payroll Processiing	0.00	0.00	0.00	0.00	0.00	0.00
Intergovernmental	0.00	0.00	0.00	0.00	0.00	0.00
Insurance	0.00	0.00	0.00	0.00	0.00	0.00
Auto Allowance	0.00	0.00	0.00	0.00	0.00	0.00
Management Fee	0.00	0.00	0.00	0.00	0.00	0.00
Professional Services/Engineers	0.00	0.00	0.00	0.00	0.00	0.00
Professional Services/Legal	0.00	0.00	0.00	0.00	0.00	0.00
Professional Services/Other	0.00	0.00	0.00	0.00	0.00	0.00
Sludge Field Maintenance	0.00	0.00	0.00	0.00	0.00	0.00
Machinery & Equipment	0.00	0.00	0.00	0.00	0.00	0.00
Miscellaneous	1,000.00	338.00	-662.00	1,000.00	0.00	0.00
Contingency	0.00	0.00	0.00	0.00	0.00	0.00
TOTAL	183,500.00	197,818.00	14,318.00	190,800.00	7,300.00	3.98
TOTAL-LINE CREEK	183,500.00	197,818.00	14,318.00	190,800.00	7,300.00	3.98

PEACHTREE CITY WATER AND SEWERAGE AUTHORITY
REVENUE FUND-OPERATING
SUMMARY-ROCKAWAY WWTP
FY 2001 BUDGET

	APPROVED	ESTIMATED	INCREASE	PROPOSED	INCREASE	PERCENT
	FY 2000	ACTUAL	(DECREASE)	FY 2001	(DECREASE)	CHANGE
	BUDGET			BUDGET	PREVIOUS	PREVIOUS
					YEAR	YEAR
SALARIES, WAGES & BENEFITS						
Salaries & Wages	0.00	0.00	0.00	0.00	0.00	0.00
Overtime	0.00	0.00	0.00	0.00	0.00	0.00
Part Time Salaries	0.00	0.00	0.00	0.00	0.00	0.00
Employee Relations	0.00	0.00	0.00	0.00	0.00	0.00
Merit	0.00	0.00	0.00	0.00	0.00	0.00
COL	0.00	0.00	0.00	0.00	0.00	0.00
Payroll Taxes	0.00	0.00	0.00	0.00	0.00	0.00
Retirement	0.00	0.00	0.00	0.00	0.00	0.00
Group Medical, Dental & Life	0.00	0.00	0.00	0.00	0.00	0.00
TOTAL	0.00	0.00	0.00	0.00	0.00	0.00
MATERIALS, SUPPLIES & SERVICES						
Gasoline	0.00	0.00	0.00	0.00	0.00	0.00
Diesel Fuel	0.00	0.00	0.00	0.00	0.00	0.00
Small Tools & Equipment	3,500.00	1,336.00	-2,164.00	1,500.00	-2,000.00	-57.14
Electricity	65,000.00	66,927.00	1,927.00	70,000.00	5,000.00	7.69
Water	1,500.00	768.00	-732.00	1,000.00	-500.00	-33.33
Gas	0.00	0.00	0.00	0.00	0.00	0.00
Travel, Meetings & Training	0.00	0.00	0.00	0.00	0.00	0.00
Uniforms	0.00	0.00	0.00	0.00	0.00	0.00
Repairs-Equipment	15,000.00	27,300.00	12,300.00	15,000.00	0.00	0.00
Repairs-Buildings	1,000.00	0.00	-1,000.00	500.00	-500.00	-50.00
Repairs-Vehicles	0.00	0.00	0.00	0.00	0.00	0.00
Lubricants	0.00	0.00	0.00	0.00	0.00	0.00
Tuition Assistance	0.00	0.00	0.00	0.00	0.00	0.00
Telephone & Fax	0.00	0.00	0.00	0.00	0.00	0.00
Communications(other than telephone)	0.00	0.00	0.00	0.00	0.00	0.00
Landscaping	500.00	0.00	-500.00	500.00	0.00	0.00
Operating Supplies	2,000.00	6,737.00	4,737.00	5,000.00	3,000.00	150.00
Office Supplies	250.00	0.00	-250.00	0.00	-250.00	-100.00
Safety Equipment/Supplies	1,200.00	1,138.00	-62.00	1,500.00	300.00	25.00
Street Repair	0.00	0.00	0.00	0.00	0.00	0.00
Infiltration Repair	0.00	0.00	0.00	0.00	0.00	0.00
Sewer Trap Repair	0.00	0.00	0.00	0.00	0.00	0.00
Industrial Monitoring	0.00	0.00	0.00	0.00	0.00	0.00
Lift Station Monitoring	0.00	0.00	0.00	0.00	0.00	0.00
Tap Adpapers	0.00	0.00	0.00	0.00	0.00	0.00

Regulatory Monitoring	3,300.00	1,715.00	-1,585.00	4,800.00	1,500.00	45.45
Fly Ash & Sand	0.00	0.00	0.00	0.00	0.00	0.00
Process Chemicals	15,000.00	11,393.00	-3,607.00	12,000.00	-3,000.00	-20.00
Repairs/Office Equipment	0.00	0.00	0.00	0.00	0.00	0.00
Rents & Leases	500.00	0.00	-500.00	500.00	0.00	0.00
Billing & Collections	0.00	0.00	0.00	0.00	0.00	0.00
Sludge Hauling & Tipping	63,000.00	63,937.00	937.00	65,000.00	2,000.00	3.17
Advertising	0.00	0.00	0.00	0.00	0.00	0.00
Dues & Subscriptions	0.00	0.00	0.00	0.00	0.00	0.00
Postage	0.00	0.00	0.00	0.00	0.00	0.00
Printing & Binding	0.00	0.00	0.00	0.00	0.00	0.00
License & Fees	0.00	0.00	0.00	0.00	0.00	0.00
ADP Payroll Processing	0.00	0.00	0.00	0.00	0.00	0.00
Intergovernmental	0.00	0.00	0.00	0.00	0.00	0.00
Insurance	0.00	0.00	0.00	0.00	0.00	0.00
Auto Allowance	0.00	0.00	0.00	0.00	0.00	0.00
Management Fee	0.00	0.00	0.00	0.00	0.00	0.00
Professional Services/Engineers	0.00	0.00	0.00	0.00	0.00	0.00
Professional Services/Legal	0.00	0.00	0.00	0.00	0.00	0.00
Professional Services/Other	0.00	0.00	0.00	0.00	0.00	0.00
Sludge Field Maintenance	0.00	0.00	0.00	0.00	0.00	0.00
Machinery & Equipment	0.00	0.00	0.00	0.00	0.00	0.00
Miscellaneous	1,000.00	0.00	-1,000.00	1,000.00	0.00	0.00
Contingency	0.00	0.00	0.00	0.00	0.00	0.00
TOTAL	172,750.00	181,251.00	8,501.00	178,300.00	5,550.00	3.21
TOTAL-ROCKAWAY	172,750.00	181,251.00	8,501.00	178,300.00	5,550.00	3.21

PEACHTREE CITY WATER AND SEWERAGE AUTHORITY
REVENUE FUND-OPERATING
SUMMARY-OPERATORS
FY 2001 BUDGET

	APPROVED	ESTIMATED	INCREASE	PROPOSED	INCREASE	PERCENT
	FY 2000	ACTUAL	(DECREASE)	FY 2001	(DECREASE)	CHANGE
	BUDGET			BUDGET	PREVIOUS	PREVIOUS
					YEAR	YEAR
SALARIES, WAGES & BENEFITS						
Salaries & Wages	192,886.00	206,973.00	14,087.00	199,500.00	6,614.00	3.43
Overtime	10,000.00	14,712.00	4,712.00	10,000.00	0.00	0.00
Part Time Salaries	0.00	0.00	0.00	0.00	0.00	0.00
Employee Relations	0.00	0.00	0.00	0.00	0.00	0.00
Merit	5,607.00	0.00	-5,607.00	5,985.00	378.00	6.74
COL	3,738.00	0.00	-3,738.00	3,990.00	252.00	6.74
Payroll Taxes	14,391.00	14,794.00	403.00	16,129.58	1,738.58	12.08
Retirement	11,214.00	9,504.00	-1,710.00	12,568.50	1,354.50	12.08
Group Medical, Dental & Life	31,210.00	23,810.00	-7,400.00	24,049.00	-7,161.00	-22.94
TOTAL	269,046.00	269,793.00	747.00	272,222.08	3,176.08	1.18
MATERIALS, SUPPLIES & SERVICES						
Gasoline	0.00	0.00	0.00	0.00	0.00	0.00
Diesel Fuel	0.00	0.00	0.00	0.00	0.00	0.00
Small Tools & Equipment	0.00	0.00	0.00	0.00	0.00	0.00
Electricity	0.00	0.00	0.00	0.00	0.00	0.00
Water	0.00	0.00	0.00	0.00	0.00	0.00
Gas	0.00	0.00	0.00	0.00	0.00	0.00
Travel, Meetings & Training	1,500.00	0.00	-1,500.00	2,000.00	500.00	33.33
Uniforms	4,000.00	3,413.00	-587.00	4,000.00	0.00	0.00
Repairs-Equipment	0.00	0.00	0.00	0.00	0.00	0.00
Repairs-Building	0.00	0.00	0.00	0.00	0.00	0.00
Repairs-Vehicles	0.00	0.00	0.00	0.00	0.00	0.00
Lubricants	0.00	0.00	0.00	0.00	0.00	0.00
Tuition Assistance	0.00	0.00	0.00	0.00	0.00	0.00
Telephone & Fax	0.00	0.00	0.00	0.00	0.00	0.00
Communications(other than telephone)	0.00	0.00	0.00	0.00	0.00	0.00
Landscaping	0.00	0.00	0.00	0.00	0.00	0.00
Operating Supplies	0.00	0.00	0.00	0.00	0.00	0.00
Office Supplies	0.00	0.00	0.00	0.00	0.00	0.00
Safety Equipment/Supplies	1,000.00	379.00	-621.00	1,000.00	0.00	0.00
Street Repair	0.00	0.00	0.00	0.00	0.00	0.00
Infiltration Repair	0.00	0.00	0.00	0.00	0.00	0.00
Sewer Trap Repair	0.00	0.00	0.00	0.00	0.00	0.00
Industrial Monitoring	0.00	0.00	0.00	0.00	0.00	0.00
Lift Station Monitoring	0.00	0.00	0.00	0.00	0.00	0.00
Tap Adpapers	0.00	0.00	0.00	0.00	0.00	0.00

Regulatory Monitoring	0.00	0.00	0.00	0.00	0.00	0.00
Fly Ash & Sand	0.00	0.00	0.00	0.00	0.00	0.00
Process Chemicals	0.00	0.00	0.00	0.00	0.00	0.00
Repairs-Office Equipment	0.00	0.00	0.00	0.00	0.00	0.00
Rents & Leases	0.00	0.00	0.00	0.00	0.00	0.00
Billing & Collections	0.00	0.00	0.00	0.00	0.00	0.00
Sludge Hauling & Tipping	0.00	0.00	0.00	0.00	0.00	0.00
Advertising	0.00	0.00	0.00	0.00	0.00	0.00
Dues & Subscriptions	0.00	0.00	0.00	0.00	0.00	0.00
Postage	0.00	0.00	0.00	0.00	0.00	0.00
Printing & Binding	0.00	0.00	0.00	0.00	0.00	0.00
License & Fees	0.00	0.00	0.00	0.00	0.00	0.00
ADP Payroll Processiing	0.00	0.00	0.00	0.00	0.00	0.00
Intergovernmental	0.00	0.00	0.00	0.00	0.00	0.00
Insurance	0.00	0.00	0.00	0.00	0.00	0.00
Auto Allowance	0.00	0.00	0.00	0.00	0.00	0.00
Management Fee	0.00	0.00	0.00	0.00	0.00	0.00
Professional Services/Engineers	0.00	0.00	0.00	0.00	0.00	0.00
Professional Services/Legal	0.00	0.00	0.00	0.00	0.00	0.00
Professional Services/Other	0.00	0.00	0.00	0.00	0.00	0.00
Sludge Field Maintenance	0.00	0.00	0.00	0.00	0.00	0.00
Machinery & Equipment	0.00	0.00	0.00	0.00	0.00	0.00
Miscellaneous	0.00	0.00	0.00	0.00	0.00	0.00
Contingency	0.00	0.00	0.00	0.00	0.00	0.00
TOTAL	6,500.00	3,792.00	-2,708.00	7,000.00	500.00	7.69
TOTAL-OPERATORS	275,546.00	273,585.00	-1,961.00	279,222.08	3,676.08	1.33

PEACHTREE CITY WATER AND SEWERAGE AUTHORITY
REVENUE FUND-OPERATING
SUMMARY-LAB/PRETREATMENT
FY 2001 BUDGET

	APPROVED	ESTIMATED	INCREASE	PROPOSED	INCREASE	PERCENT
	FY 2000	ACTUAL	(DECREASE)	FY 2001	(DECREASE)	CHANGE
	BUDGET			BUDGET	PREVIOUS	PREVIOUS
					YEAR	YEAR
SALARIES, WAGES & BENEFITS						
Salaries & Wages	99,045.00	108,984.00	9,939.00	107,512.00	8,467.00	8.55
Overtime	500.00	203.00	-297.00	500.00	0.00	0.00
Part Time Salaries	0.00	0.00	0.00	0.00	0.00	0.00
Employee Relations	0.00	0.00	0.00	0.00	0.00	0.00
Merit	2,972.00	0.00	-2,972.00	3,225.36	253.36	8.52
COL	1,981.00	0.00	-1,981.00	2,150.24	169.24	8.54
Payroll Taxes	7,627.00	8,022.00	395.00	8,692.35	1,065.35	13.97
Retirement	5,943.00	5,685.00	-258.00	6,773.26	830.26	13.97
Group Medical, Dental & Life	20,017.00	15,898.00	-4,119.00	19,035.00	-982.00	-4.91
TOTAL	138,085.00	138,792.00	707.00	147,888.20	9,803.20	7.10
MATERIALS, SUPPLIES & SERVICES						
Gasoline	0.00	0.00	0.00	0.00	0.00	0.00
Diesel Fuel	0.00	0.00	0.00	0.00	0.00	0.00
Small Tools & Equipment	500.00	0.00	-500.00	500.00	0.00	0.00
Electricity	0.00	0.00	0.00	0.00	0.00	0.00
Water	0.00	0.00	0.00	0.00	0.00	0.00
Gas	0.00	0.00	0.00	0.00	0.00	0.00
Travel, Meetings & Training	1,000.00	0.00	-1,000.00	1,000.00	0.00	0.00
Uniforms	300.00	100.00	-200.00	200.00	-100.00	-33.33
Repairs-Equipment	1,500.00	654.00	-846.00	1,000.00	-500.00	-33.33
Repairs-Buildings	0.00	0.00	0.00	0.00	0.00	0.00
Repairs-Vehicles	0.00	0.00	0.00	0.00	0.00	0.00
Lubricants	0.00	0.00	0.00	0.00	0.00	0.00
Tuition Assistance	0.00	0.00	0.00	0.00	0.00	0.00
Telephone & Fax	0.00	0.00	0.00	0.00	0.00	0.00
Communications(other than telephone)	0.00	0.00	0.00	0.00	0.00	0.00
Landscaping	0.00	0.00	0.00	0.00	0.00	0.00
Operating Supplies	25,000.00	16,761.00	-8,239.00	20,000.00	-5,000.00	-20.00
Office Supplies	300.00	144.00	-156.00	150.00	-150.00	-50.00
Safety Equipment/Supplies	500.00	1,006.00	506.00	1,000.00	500.00	100.00
Street Repair	0.00	0.00	0.00	0.00	0.00	0.00
Infiltration Repair	0.00	0.00	0.00	0.00	0.00	0.00
Sewer Trap Repair	0.00	0.00	0.00	0.00	0.00	0.00
Industrial Monitoring	5,000.00	7,500.00	2,500.00	10,000.00	5,000.00	100.00
Lift Station Monitoring	0.00	0.00	0.00	0.00	0.00	0.00
Tap Adpapers	0.00	0.00	0.00	0.00	0.00	0.00

Regulatory Monitoring	100,000.00	20,000.00	-80,000.00	100,000.00	0.00	0.00
Fly Ash & Sand	0.00	0.00	0.00	0.00	0.00	0.00
Process Chemicals	0.00	0.00	0.00	0.00	0.00	0.00
Repairs/Office Equipment	0.00	0.00	0.00	0.00	0.00	0.00
Rents & Leases	0.00	0.00	0.00	0.00	0.00	0.00
Billing & Collection	0.00	0.00	0.00	0.00	0.00	0.00
Sludge Hauling & Tipping	0.00	0.00	0.00	0.00	0.00	0.00
Advertising	0.00	0.00	0.00	0.00	0.00	0.00
Dues & Subscriptions	300.00	0.00	-300.00	250.00	-50.00	-16.67
Postage	0.00	0.00	0.00	1,000.00	1,000.00	0.00
Printing & Binding	0.00	0.00	0.00	0.00	0.00	0.00
License & Fees	0.00	0.00	0.00	0.00	0.00	0.00
ADP Payroll Processing	0.00	0.00	0.00	0.00	0.00	0.00
Intergovernmental	0.00	0.00	0.00	0.00	0.00	0.00
Insurance	0.00	0.00	0.00	0.00	0.00	0.00
Auto Allowance	0.00	0.00	0.00	0.00	0.00	0.00
Management Fee	0.00	0.00	0.00	0.00	0.00	0.00
Professional Services/Engineers	0.00	0.00	0.00	0.00	0.00	0.00
Professional Services/Legal	0.00	0.00	0.00	0.00	0.00	0.00
Professional Services/Other	0.00	0.00	0.00	0.00	0.00	0.00
Sludge Field Maintenance	0.00	0.00	0.00	0.00	0.00	0.00
Machinery & Equipment	0.00	0.00	0.00	0.00	0.00	0.00
Miscellaneous	500.00	0.00	-500.00	500.00	0.00	0.00
Contingency	0.00	0.00	0.00	0.00	0.00	0.00
TOTAL	134,900.00	46,165.00	-88,735.00	135,600.00	700.00	0.52
TOTAL-LAB/PRETREATMENT	272,985.00	184,957.00	-88,028.00	283,488.20	10,503.20	3.85

PEACHTREE CITY WATER AND SEWERAGE AUTHORITY
REVENUE FUND-OPERATING
SUMMARY-COLLECTIONS
FY 2001 BUDGET

	APPROVED	ESTIMATED	INCREASE	PROPOSED	INCREASE	PERCENT
	FY 2000	ACTUAL	(DECREASE)	FY 2001	(DECREASE)	CHANGE
	BUDGET			BUDGET	PREVIOUS	PREVIOUS
					YEAR	YEAR
SALARIES, WAGES & BENEFITS						
Salaries & Wages	194,450.00	202,991.00	8,541.00	196,520.00	2,070.00	1.06
Overtime	10,000.00	19,496.00	9,496.00	15,000.00	5,000.00	50.00
Part Time Salaries	0.00	0.00	0.00	0.00	0.00	0.00
Employee Relations	0.00	0.00	0.00	0.00	0.00	0.00
Merit	5,677.00	0.00	-5,677.00	5,895.60	218.60	3.85
COL	3,785.00	0.00	-3,785.00	3,930.40	145.40	3.84
Payroll Taxes	14,570.00	15,950.00	1,380.00	15,888.64	1,318.64	9.05
Retirement	11,353.00	11,943.00	590.00	12,380.76	1,027.76	9.05
Group Medical, Dental & Life	38,899.00	30,321.00	-8,578.00	32,305.00	-6,594.00	-16.95
TOTAL	278,734.00	280,701.00	1,967.00	281,920.40	3,186.40	1.14
MATERIALS, SUPPLIES & SERVICES						
Gasoline	0.00	0.00	0.00	0.00	0.00	0.00
Diesel Fuel	0.00	0.00	0.00	0.00	0.00	0.00
Small Tools & Equipment	7,000.00	2,336.00	-4,664.00	4,000.00	-3,000.00	-42.86
Electricity	75,000.00	73,985.00	-1,015.00	75,000.00	0.00	0.00
Water	0.00	32.00	32.00	0.00	0.00	0.00
Gas	0.00	0.00	0.00	0.00	0.00	0.00
Travel, Meetings & Training	1,000.00	336.00	-664.00	1,000.00	0.00	0.00
Uniforms	3,000.00	3,329.00	329.00	3,500.00	500.00	16.67
Repairs-Equipment	60,000.00	24,912.00	-35,088.00	35,000.00	-25,000.00	-41.67
Repairs-Buildings	0.00	0.00	0.00	0.00	0.00	0.00
Repairs-Vehicles	0.00	0.00	0.00	0.00	0.00	0.00
Lubricants	0.00	0.00	0.00	0.00	0.00	0.00
Tuition Assistance	0.00	0.00	0.00	0.00	0.00	0.00
Telephone & Fax	0.00	222.00	222.00	0.00	0.00	0.00
Communications(other than telephone)	0.00	0.00	0.00	0.00	0.00	0.00
Landscaping	5,000.00	2,000.00	-3,000.00	2,500.00	-2,500.00	-50.00
Operating Supplies	15,000.00	63,000.00	48,000.00	50,000.00	35,000.00	233.33
Office Supplies	0.00	0.00	0.00	0.00	0.00	0.00
Safety Equipment/Supplies	1,000.00	775.00	-225.00	1,000.00	0.00	0.00
Street Repair	15,000.00	35,000.00	20,000.00	35,000.00	20,000.00	133.33
Infiltration Repair	0.00	0.00	0.00	0.00	0.00	0.00
Sewer Trap Repair	0.00	0.00	0.00	0.00	0.00	0.00
Industrial Monitoring	0.00	0.00	0.00	0.00	0.00	0.00
Lift Station Monitoring	10,000.00	14,000.00	4,000.00	15,000.00	5,000.00	50.00
Tap Adapters	0.00	0.00	0.00	0.00	0.00	0.00

Regulatory Monitoring	0.00	0.00	0.00	0.00	0.00	0.00
Fly Ash & Sand	0.00	0.00	0.00	0.00	0.00	0.00
Process Chemicals	60,000.00	48,884.00	-11,116.00	60,000.00	0.00	0.00
Repairs/Office Equipment	0.00	0.00	0.00	0.00	0.00	0.00
Rents & Leases	5,000.00	2,066.00	-2,934.00	2,500.00	-2,500.00	-50.00
Billing & Collections	0.00	0.00	0.00	0.00	0.00	0.00
Sludge Hauling & Tipping	0.00	0.00	0.00	0.00	0.00	0.00
Advertising	0.00	0.00	0.00	0.00	0.00	0.00
Dues & Subscriptions	0.00	0.00	0.00	0.00	0.00	0.00
Postage	0.00	0.00	0.00	0.00	0.00	0.00
Printing & Binding	0.00	0.00	0.00	0.00	0.00	0.00
License & Fees	0.00	0.00	0.00	0.00	0.00	0.00
ADP Payroll Processiing	0.00	0.00	0.00	0.00	0.00	0.00
Intergovernmental	0.00	0.00	0.00	0.00	0.00	0.00
Insurance	0.00	0.00	0.00	0.00	0.00	0.00
Auto Allowance	0.00	0.00	0.00	0.00	0.00	0.00
Management Fee	0.00	0.00	0.00	0.00	0.00	0.00
Professional Services/Engineers	0.00	0.00	0.00	0.00	0.00	0.00
Professional Services/Legal	0.00	0.00	0.00	0.00	0.00	0.00
Professional Services/Other	0.00	0.00	0.00	0.00	0.00	0.00
Sludge Field Maintenance	0.00	0.00	0.00	0.00	0.00	0.00
Machinery & Equipment	20,000.00	0.00	-20,000.00	0.00	-20,000.00	-100.00
Miscellaneous	5,000.00	2,500.00	-2,500.00	2,500.00	-2,500.00	-50.00
Contingency	0.00	0.00	0.00	0.00	0.00	0.00
TOTAL	282,000.00	273,377.00	-8,623.00	287,000.00	5,000.00	1.77
TOTAL-COLLECTIONS	560,734.00	554,078.00	-6,656.00	568,920.40	8,186.40	1.46

PEACHTREE CITY WATER AND SEWERAGE AUTHORITY
REVENUE FUND-OPERATING
SUMMARY-MAINTENANCE
FY 2001 BUDGET

	APPROVED	ESTIMATED	INCREASE	PROPOSED	INCREASE	PERCENT
	FY 2000	ACTUAL	(DECREASE)	FY 2001	(DECREASE)	CHANGE
	BUDGET			BUDGET	PREVIOUS	PREVIOUS
					YEAR	YEAR
SALARIES, WAGES & BENEFITS						
Salaries & Wages	99,926.00	108,077.00	8,151.00	104,369.00	4,443.00	4.45
Overtime	1,500.00	1,658.00	158.00	1,500.00	0.00	0.00
Part Time Salaries	0.00	0.00	0.00	0.00	0.00	0.00
Employee Relations	0.00	0.00	0.00	0.00	0.00	0.00
Merit	2,998.00	0.00	-2,998.00	3,131.07	133.07	4.44
COL	1,999.00	0.00	-1,999.00	2,087.38	88.38	4.42
Payroll Taxes	7,695.00	8,141.00	446.00	8,438.23	743.23	9.66
Retirement	5,996.00	7,313.00	1,317.00	6,575.25	579.25	9.66
Group Medical, Dental & Life	5,119.00	7,305.00	2,186.00	9,458.00	4,339.00	84.76
TOTAL	125,233.00	132,494.00	7,261.00	135,558.93	10,325.93	8.25
MATERIALS, SUPPLIES & SERVICES						
Gasoline	15,000.00	16,225.00	1,225.00	17,500.00	2,500.00	16.67
Diesel Fuel	500.00	3,500.00	3,000.00	4,200.00	3,700.00	740.00
Small Tools & Equipment	5,000.00	0.00	-5,000.00	3,000.00	-2,000.00	-40.00
Electricity	0.00	0.00	0.00	0.00	0.00	0.00
Water	0.00	0.00	0.00	0.00	0.00	0.00
Gas	0.00	0.00	0.00	0.00	0.00	0.00
Travel, Meetings & Training	1,000.00	0.00	-1,000.00	1,000.00	0.00	0.00
Uniforms	300.00	758.00	458.00	800.00	500.00	166.67
Repairs-Equipment	0.00	0.00	0.00	0.00	0.00	0.00
Repairs-Buildings	500.00	0.00	-500.00	500.00	0.00	0.00
Repairs-Vehicles	10,000.00	9,896.00	-104.00	15,000.00	5,000.00	50.00
Lubricants	500.00	152.00	-348.00	500.00	0.00	0.00
Tuition Assistance	0.00	0.00	0.00	0.00	0.00	0.00
Telephone & Fax	0.00	0.00	0.00	0.00	0.00	0.00
Communications(other than telephone)	0.00	0.00	0.00	0.00	0.00	0.00
Landscaping	0.00	0.00	0.00	0.00	0.00	0.00
Operating Supplies	1,000.00	1,057.00	57.00	1,000.00	0.00	0.00
Office Supplies	0.00	0.00	0.00	0.00	0.00	0.00
Safety Equipment/Supplies	500.00	183.00	-317.00	250.00	-250.00	-50.00
Street Repair	0.00	0.00	0.00	0.00	0.00	0.00
Infiltration Repair	0.00	0.00	0.00	0.00	0.00	0.00
Sewer Trap Repair	0.00	0.00	0.00	0.00	0.00	0.00
Industrial Monitoring	0.00	0.00	0.00	0.00	0.00	0.00
Lift Station Monitoring	0.00	0.00	0.00	0.00	0.00	0.00
Tap Adpapers	0.00	0.00	0.00	0.00	0.00	0.00

Regulatory Monitoring	0.00	0.00	0.00	0.00	0.00	0.00
Fly Ash & Sand	0.00	0.00	0.00	0.00	0.00	0.00
Process Chemicals	0.00	0.00	0.00	0.00	0.00	0.00
Repairs/Office Equipment	0.00	0.00	0.00	0.00	0.00	0.00
Rents & Leases	0.00	0.00	0.00	0.00	0.00	0.00
Billing & Collection	0.00	0.00	0.00	0.00	0.00	0.00
Sludge Hauling & Tipping	0.00	0.00	0.00	0.00	0.00	0.00
Advertising	0.00	0.00	0.00	0.00	0.00	0.00
Dues & Subscriptions	0.00	0.00	0.00	0.00	0.00	0.00
Postage	0.00	0.00	0.00	0.00	0.00	0.00
Printing & Binding	0.00	0.00	0.00	0.00	0.00	0.00
License & Fees	0.00	0.00	0.00	0.00	0.00	0.00
ADP Payroll Processiing	0.00	0.00	0.00	0.00	0.00	0.00
Intergovernmental	0.00	0.00	0.00	0.00	0.00	0.00
Insurance	0.00	0.00	0.00	0.00	0.00	0.00
Auto Allowance	0.00	0.00	0.00	0.00	0.00	0.00
Management Fee	0.00	0.00	0.00	0.00	0.00	0.00
Professional Services/Engineers	0.00	0.00	0.00	0.00	0.00	0.00
Professional Services/Legal	0.00	0.00	0.00	0.00	0.00	0.00
Professional Services/Other	0.00	0.00	0.00	0.00	0.00	0.00
Sludge Field Maintenance	0.00	0.00	0.00	0.00	0.00	0.00
Machinery & Equipment	0.00	0.00	0.00	0.00	0.00	0.00
Miscellaneous	500.00	722.00	222.00	500.00	0.00	0.00
Contingency	0.00	0.00	0.00	0.00	0.00	
TOTAL	34,800.00	32,493.00	-2,307.00	44,250.00	9,450.00	27.16
TOTAL-MAINTENANCE	160,033.00	164,987.00	4,954.00	179,808.93	19,775.93	12.36

PEACHTREE CITY WATER AND SEWERAGE AUTHORITY
REVENUE FUND-OPERATING
SUMMARY-TECHNICAL SERVICES
FY 2001 BUDGET

	APPROVED	ESTIMATED	INCREASE	PROPOSED	INCREASE	PERCENT
	FY 2000	ACTUAL	(DECREASE)	FY 2001	(DECREASE)	CHANGE
	BUDGET			BUDGET	PREVIOUS	PREVIOUS
					YEAR	YEAR
SALARIES, WAGES & BENEFITS						
Salaries & Wages	119,120.00	129,469.00	10,349.00	126,939.00	7,819.00	6.56
Overtime	1,500.00	6,251.00	4,751.00	4,500.00	3,000.00	200.00
Part Time Salaries	4,000.00	1,336.00	-2,664.00	0.00	-4,000.00	-100.00
Employee Relations	0.00	0.00	0.00	0.00	0.00	0.00
Merit	3,699.00	0.00	-3,699.00	3,808.17	109.17	2.95
COL	2,466.00	0.00	-2,466.00	2,538.78	72.78	2.95
Payroll Taxes	9,493.00	10,198.00	705.00	10,263.02	770.02	8.11
Retirement	7,397.00	7,765.00	368.00	7,997.16	600.16	8.11
Group Medical, Dental & Life	22,389.00	16,117.00	-6,272.00	19,395.00	-2,994.00	-13.37
TOTAL	170,064.00	171,136.00	1,072.00	175,441.13	5,377.13	3.16
MATERIALS, SUPPLIES & SERVICES						
Gasoline	0.00	0.00	0.00	0.00	0.00	0.00
Diesel Fuel	0.00	0.00	0.00	0.00	0.00	0.00
Small Tools & Equipment	500.00	0.00	-500.00	300.00	-200.00	-40.00
Electricity	0.00	0.00	0.00	0.00	0.00	0.00
Water	0.00	0.00	0.00	0.00	0.00	0.00
Gas	0.00	0.00	0.00	0.00	0.00	0.00
Travel, Meetings & Training	2,500.00	832.00	-1,668.00	1,500.00	-1,000.00	-40.00
Uniforms	900.00	1,239.00	339.00	1,300.00	400.00	44.44
Repairs-Equipment	1,000.00	1,120.00	120.00	1,500.00	500.00	50.00
Repairs-Building	0.00	0.00	0.00	0.00	0.00	0.00
Repairs-Vehicles	0.00	0.00	0.00	0.00	0.00	0.00
Lubricants	0.00	0.00	0.00	0.00	0.00	0.00
Tuition Assistance	0.00	0.00	0.00	0.00	0.00	0.00
Telephone & Fax	0.00	0.00	0.00	0.00	0.00	0.00
Communications(other than telephone)	0.00	0.00	0.00	0.00	0.00	0.00
Landscaping	0.00	0.00	0.00	0.00	0.00	0.00
Operating Supplies	4,000.00	2,565.00	-1,435.00	3,500.00	-500.00	-12.50
Office Supplies	300.00	232.00	-68.00	300.00	0.00	0.00
Safety Equipment/Supplies	700.00	297.00	-403.00	500.00	-200.00	-28.57
Street Repair	0.00	0.00	0.00	0.00	0.00	0.00
Infiltration Repair	0.00	0.00	0.00	0.00	0.00	0.00
Sewer Trap Repair	0.00	0.00	0.00	0.00	0.00	0.00
Industrial Monitoring	0.00	0.00	0.00	0.00	0.00	0.00
Lift Station Monitoring	0.00	0.00	0.00	0.00	0.00	0.00
Tap Adpapers	0.00	0.00	0.00	0.00	0.00	0.00

Regulatory Monitoring	0.00	0.00	0.00	0.00	0.00	0.00
Fly Ash & Sand	0.00	0.00	0.00	0.00	0.00	0.00
Process Chemicals	0.00	0.00	0.00	0.00	0.00	0.00
Repairs-Office Equipment	500.00	0.00	-500.00	0.00	-500.00	-100.00
Rents & Leases	0.00	0.00	0.00	0.00	0.00	0.00
Billing & Collections	0.00	0.00	0.00	0.00	0.00	0.00
Sludge Hauling & Tipping	0.00	0.00	0.00	0.00	0.00	0.00
Advertising	0.00	0.00	0.00	0.00	0.00	0.00
Dues & Subscriptions	200.00	0.00	-200.00	200.00	0.00	0.00
Postage	200.00	284.00	84.00	300.00	100.00	50.00
Printing & Binding	500.00	141.00	-359.00	400.00	-100.00	-20.00
License & Fees	0.00	0.00	0.00	0.00	0.00	0.00
ADP Payroll Processiing	0.00	0.00	0.00	0.00	0.00	0.00
Intergovernmental	0.00	0.00	0.00	0.00	0.00	0.00
Insurance	0.00	0.00	0.00	0.00	0.00	0.00
Auto Allowance	0.00	0.00	0.00	0.00	0.00	0.00
Management Fee	0.00	0.00	0.00	0.00	0.00	0.00
Professional Services/Engineers	0.00	0.00	0.00	0.00	0.00	0.00
Professional Services/Legal	0.00	0.00	0.00	0.00	0.00	0.00
Professional Services/Other	5,000.00	5,000.00	0.00	5,000.00	0.00	0.00
Sludge Field Maintenance	0.00	0.00	0.00	0.00	0.00	0.00
Machinery & Equipment	0.00	0.00	0.00	0.00	0.00	0.00
Miscellaneous	2,000.00	674.00	-1,326.00	1,000.00	-1,000.00	-50.00
Contingency	0.00	0.00	0.00	0.00	0.00	0.00
TOTAL	18,300.00	12,384.00	-5,916.00	15,800.00	-2,500.00	-13.66
TOTAL-TECHNICAL SERVICES	188,364.00	183,520.00	-4,844.00	191,241.13	2,877.13	1.53

CITY OF PEACHTREE CITY
INTER-OFFICE MEMORANDUM

TO: Mayor and Council

FROM: Stony Lohr, Acting Fire Chief

VIA: City Manager 
Director of Financial Services

DATE: August 2nd, 2000

SUBJECT: Modification of EMS Fee Structure

Staff recommends that Council authorize the modification of the Emergency Medical Fee structure with the intent of defraying some of our increasing operating expenses. The current EMS fee structure was established in 1991 with one modification in approximately 1993. Peachtree City's EMS fees are the lowest in the region. Our goal is to continue to provide excellent emergency medical services at a cost that is competitive with other area emergency medical services. The recommended implementation date is October 1st, 2000. The recommended fee structure with comparison to current Peachtree City and ten other agency fees is attached as Enclosure 1.

Under the current fee structure there are numerous procedures that we are not charging for, and several others that we are under-charging for. In addition, we have not been charging for pharmaceuticals at their true cost, but rather have been charging a flat fee of \$20 per trip. The modified fee structure proposed will allow us to charge a reasonable market price for both procedures and supplies in comparison with other agencies and recoup our costs.

A typical fee for emergency medical transport is currently \$215.00-\$235.00 (transport, monitor, oxygen, IV and pharmaceuticals), plus mileage (\$18.00-\$153.00) for non-Peachtree City residents only. The fee for the same services under the revised fee structure would be \$365.00-\$390.00, plus any specific pharmaceuticals used. Cost of current pharmaceuticals would range from no cost to \$45.00. Patients would also be charged for mileage (\$65.00-\$265.00) to hospitals other than Fayette Community Hospital.

For fiscal year 2000, we have generated approximately \$111,775 against a projected \$139,610 for emergency medical fees; however, we are on schedule to meet projected revenue by the end of the fiscal year. We have transported 671 patients and estimate that approximately 60% of the bills are paid by Medicare, Medicaid and insurance.

It is our policy to provide emergency medical care regardless of a patient's ability to pay. Attending Medics can recommend billing exemptions for the Fire Chief's approval based upon observed circumstances at the scene or later documented hardship. We also do not charge a fee for any patient who is not transported.

Finally, the EMS fee schedule will have to be reviewed and further updated periodically during the next four years. Most EMS providers currently utilize itemized billing. New Medicare fee schedule rules mandate a conversion to fees based upon level of service only. The new fee structure is being phased in over a four-year period beginning in January 2001. The only permissible add on cost for the new fee schedule would be mileage at \$5.00 per loaded mile. The current estimated fees would be:

Basic Life Support (BLS)	\$133.13 - \$193.32
BLS-Immediate	\$209.91 - \$315.65
Advanced Life Support (ALS)	\$158.72 - \$234.09
ALS-Immediate	\$248.30 - \$376.82
ALS 2	\$357.08 - \$550.12

Peachtree City falls under the *ALS-Immediate* category, and occasionally *ALS2*. This new Medicare fee structure is expected to take effect later this year. Specific area fees will be based upon a Geographic Practice Cost Index.

EMS Fee Structure Summary

	American Medical Response	Atlanta South	Med-Tech	Vital Car	Coweta County	Clayton County	Henry County	Meriweather County	Fayette Co. EMS	Peachtree City EMS	
										Current	Proposed
Base Rate	\$350.00	\$495.00	\$380.00	\$285.00	\$285.00	\$300.00	\$300.00	\$300.00	\$200.00	\$175.00	\$300.00
Mileage (per mile)	\$5.00	\$7.50	\$6.00	\$5.50	\$5.50	\$5.00	\$4.50	\$5.00	\$3.00	\$3.00	\$5.00
Notes	1	2	3		5		6				
Procedure											
12 Lead ECG									\$25.00	\$25.00	\$25.00
Additional Attendant				\$100.00	\$50.00				\$0.00	\$0.00	\$0.00
AED -Defib Success					20.00				\$50.00	\$0.00	\$50.00
Airway Maintenance					\$15.00				\$0.00	\$50.00	\$0.00
Assist Delivery/OB				\$15.00	\$15.00				\$50.00	\$0.00	\$50.00
Assist Ventilation				\$20.00	\$20.00				\$25.00	\$50.00	\$25.00
Bed pan				\$3.50	\$3.50				\$0.00	\$0.00	\$0.00
Body/Isolation bag				\$45.00	\$45.00				\$0.00	\$0.00	\$40.00
C Spine				\$35.00	\$35.00				\$30.00	\$20.00	\$30.00
Cardiac Monitor				\$15.00	\$15.00	\$20.00			\$30.00	\$25.00	\$30.00
Chest Decompression									\$75.00	\$0.00	\$75.00
Combitube				\$15.00	\$15.00				\$50.00	\$0.00	\$50.00
CPR									\$0.00	\$0.00	\$0.00
CO2 Capnometry									\$25.00	\$0.00	\$25.00
D-Stick				\$5.00	\$5.00				\$10.00	\$0.00	\$10.00
Defib/Card - Success				\$20.00	\$20.00				\$0.00	\$0.00	\$0.00
Heavy Extrication									\$100.00	\$0.00	\$75.00
INT				\$15.00	\$15.00					\$0.00	\$10.00
Intraosseous									\$35.00	\$0.00	\$35.00
IV #1				\$45.00	\$45.00				\$35.00	\$20.00	\$35.00
IV #2				\$45.00	\$45.00				\$0.00	\$0.00	\$0.00
IV #3				\$45.00	\$45.00				\$0.00	\$0.00	\$0.00
IV #4				\$45.00	\$45.00				\$0.00	\$0.00	\$0.00

EMS Fee Structure

	American Medical Response	Atlanta South	Med-Tech	Vital Car	Coweta County	Clayton County	Henry County	Meriweather County	Fayette Co. EMS	Peachtree City EMS	
										Current	Proposed
MAST									\$50.00	\$25.00	\$50.00
Needle Cric									\$75.00	\$0.00	\$75.00
Oxygen				\$35.00	\$35.00	\$25.00		\$17.00 per h	\$30.00	\$15.00	\$30.00
Pacing				\$20.00	\$20.00				\$75.00	\$50.00	\$75.00
Patient Assessment									\$0.00	\$0.00	\$0.00
Pulse Ox									\$20.00	\$0.00	\$20.00
Splinting									\$25.00	\$0.00	\$25.00
Standby/Air transport				\$100.00	\$100.00					\$0.00	\$0.00
Sterile Burn Sheet				\$6.50	\$6.50					\$0.00	\$5.00
Successful Intubation				\$15.00	\$15.00				\$25.00	\$0.00	\$25.00
Suction				\$15.00	\$15.00				\$0.00	\$0.00	\$10.00
Traction Splint									\$25.00	\$0.00	\$25.00
Trauma Dressing				\$4.50	\$4.50					\$0.00	\$5.00
Urinal				\$3.50	\$3.50					\$0.00	\$0.00
Pharmaceutical											
Aspirin									\$0.00	\$0.00	\$0.00
Adenosine									\$50.00	\$0.00	\$45.00
Albuterol										\$0.00	\$10.00
Atropine									\$20.00	\$0.00	\$18.00
Benedryl									\$20.00	\$0.00	\$18.00
Bicarb									\$20.00	\$0.00	\$18.00
Calcium Chloride									\$20.00	\$0.00	\$18.00
D50									\$20.00	\$0.00	\$18.00
D5W									\$0.00	\$0.00	\$0.00
Dopamine									\$20.00	\$0.00	\$18.00
EPI 1:1000									\$20.00	\$0.00	\$18.00
EPI 1:10,000									\$20.00	\$0.00	\$18.00
Glucagon									\$50.00	\$0.00	\$45.00
INT Flush									\$0.00	\$0.00	\$0.00

EMS Fee Structure

[illegible]

CITY OF PEACHTREE CITY

INTEROFFICE MEMORANDUM

TO: Mayor and Council
FROM: City Manager 
DATE: August 10, 2000
SUBJECT: Employee Pay Plan Study

The Mercer Group is trying to finish up subject study this week. I placed this item on this agenda even though a copy of the study or staff recommendation has not been completed. As you may recall, the study has been delayed due to a family emergency by one of the key individuals conducting the study. We have a meeting scheduled with the Mercer Group early next week to review a draft of the study. Assuming there are no problems with the draft study and there is adequate time for Council to review it prior to the meeting, I will immediately forward a copy to you. If there is additional work that will need to be done on the study, or there is not adequate time for Council to review it prior to the meeting, I will ask that the item be tabled until the September 7 Council meeting.