

City Council of Peachtree City
Minutes of Meeting
July 17, 1997
7:00 p.m.

The City Council of Peachtree City met in a regular session Thursday, July 17, 1997, at 7:00 p.m. in the City Hall Council Chambers.

Mayor Lenox led those attending in the pledge of allegiance. Council members present were: Robert Brooks, Jim Pace, Caroline Price and Annie McMenamin.

ADDITION OF AGENDA ITEMS

There were no added agenda items.

ANNOUNCEMENTS, AWARDS, SPECIAL RECOGNITION

Mayor Lenox read a Proclamation of Welcome for the 1997 Georgia Little League Tournament.

Mayor Lenox presented the Employee of the Month Award for June to Mirtha Santiago.

Mayor Lenox presented the Supervisor of the Quarter to Stan Pye.

MINUTES

Price made a motion to approve the minutes of the June 19, 1997 meeting as presented. McMenamin seconded the motion. Motion carried unanimously.

OLD AGENDA ITEMS

There were no old agenda items.

NEW AGENDA ITEMS

7-97-01 Public Hearing - Consider Rezoning Request 5.74 acres on Hwy 74/Wisdom Road

Lenox read the rules for conducting a public hearing and set a time limit of twenty minutes for each side to speak concerning the rezoning request. Lenox asked first to hear from the applicant and those speaking in favor of the rezoning.

Ed Wyatt, agent for the owner, addressed Council and asked that Council remove a condition that was placed on the zoning of the property in 1990.

Jim Williams, Director of Developmental Services, addressed Council in favor of the rezoning. He said that the condition in 1990 was placed on the property because the City wanted to construct a frontage road for businesses in that area. The condition was that the property owners would provide a right-of-way for the frontage road and would then give up access to Highway 74 once the frontage road was in use. Williams said that the approach for the new bicycle bridge across Highway 74 cut off any access to construct the frontage road, and therefore, there was no need to require the right-of-way from the Highway 74/Wisdom Road property.

Hearing no one else to speak in favor of the rezoning, Lenox asked to hear from those opposing the rezoning.

Mildred Harris addressed Council to oppose the rezoning. She said she felt the construction of a convenience store in that location would cause a traffic problem on Highway 74. She also brought up unrelated concerns about Peachtree City Development Corp as well as the Scenic Highway Ordinance.

Hearing no one else to speak in opposition to the rezoning, Lenox called the hearing to a close and opened the floor for council debate.

Price said she was in favor of lifting the condition of the zoning.

Brooks was also in favor of lifting the condition of the zoning because the condition was originally placed on the zoning only to protect the City's interest in the event that it needed the right-of-way for an access road.

McMenamin made a motion to remove the condition placed on the zoning in 1990 requiring the property owner to donate a right-of-way for an access road, and subsequently, giving up access onto Highway 74. Pace seconded the motion. Motion carried unanimously.

Lenox thanked the Planning Commission and City staff for their work related to this matter.

Lenox also said that the adjoining property owner to the convenience store site had offered to donate a sliver of land to the City. Lenox asked that staff review the offer and submit an opinion to Council at a later date.

7-97-02 Resolution to Formulate a Strategy for the Most Cost-effective Method of Delivery of County-wide Services

Lenox said a Retreat was held recently at Callaway Gardens to consider the most cost-effective means for delivering services County wide. He said the Mayor and City/Town Manager from each government entity in the County attended the Retreat as well as the Chairman and Superintendent for the Board of Education. He said the resolution being considered that night would also be considered by each government entity. Lenox also said that while the Retreat had nothing to do with a recent law passed by the State of Georgia, the new law required that all government entities in each County in the State of Georgia get together to discuss the most cost-effective method of delivery of services.

Steve Fodor addressed Council with concerns that Peachtree City already offered a higher level of services at a lower cost than Fayette County.

Lenox explained that at the Retreat, 30 items were identified that needed to be studied. Out of those 30 items, four were chosen to begin review. Those four items were: transportation, purchasing, fleet maintenance and fire service. Lenox gave examples of possible cost-effective methods of delivering

these services County-wide. Lenox said the items would be studied by teams comprised of representatives from each government entity. He said the teams would make recommendations but would not dictate action to be taken.

Fodor was concerned that the recommendations may not be in the best interest of Peachtree City. Lenox explained the final decision would be made by the elected officials and stressed that the state law mandated they discuss the issues - not necessarily that they agree to consolidate. Lenox said it was important to keep the dialog open among the various government entities in the County.

Price said Peachtree City was also a member of the Fayette County Governments Association and that this group was an excellent forum for discussing County-wide issues.

Brooks felt Council's first interest was to determine what is best for Peachtree City, but that they must also consider County issues as well because Peachtree City is a part of Fayette County.

Price made a motion to adopt the resolution as presented; a copy of which is attached and made a part of these minutes herein. McMenamin seconded the motion. Motion carried unanimously.

7-97-03 Resolution to Formulate a Comprehensive County-wide Strategy to Manage Future Growth

Lenox asked Council to consider adopting a resolution to formulate a comprehensive County-wide strategy to manage future growth. Lenox felt the City had done an outstanding job managing growth and explained that the original build-out population was projected to be 80,000 residents. He estimated the current build out population to be around 37,000 when the City is fully developed within current City limits.

Fodor expressed his concerns about growth being out of control in the County and recommended a moratorium on all building construction in the City. He was also concerned about the school system not meeting the demands of new residents.

Lenox explained that the purpose of the resolution to be considered that night would be to open a forum to discuss those issues.

Price made a motion to adopt the resolution as presented; a copy of which is attached and made a part of these minutes herein. McMenamin seconded the motion. Motion carried unanimously.

7-97-04 Cooper Circle/Hwy 74 Traffic Signal Installation Bid

Basinger said the bids for the Cooper Circle/Hwy 74 Traffic Signal were not ready to be considered and

asked that the item be tabled until the next meeting. McMenamin made a motion to table the item until the August 7, 1997 City Council meeting. Lenox seconded the motion. Motion carried unanimously.

7-97-05 Sewer Service to Starr's Mill High School

Basinger said the Fayette County Board of Education had requested sewer service from the Water and Sewerage Authority for the new Starr's Mill Education Complex located at Highway 74 and Redwine Road. He explained that an agreement with the Water and Sewerage Authority required City Council approval before sewer service could be extended beyond the City limits of Peachtree City. He said there was capacity to provide this service and the Board of Education would pay for all of the expenses.

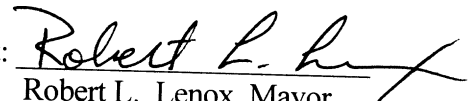
McMenamin made a motion to approve the request to allow sewer service outside the City limits to the Starr's Mill Education Complex. Pace seconded the motion. Motion carried unanimously.

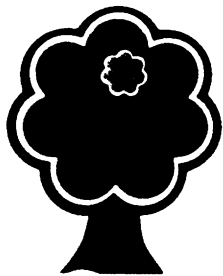
Lenox made a motion to adjourn the meeting into executive session to discuss a legal matter. McMenamin seconded the motion. Motion carried unanimously.

EXECUTIVE SESSION

There was no action taken in executive session. Lenox made a motion to adjourn the meeting at 9:25 p.m. Price seconded the motion. Motion carried unanimously.


Nancy Faulkner, City Clerk

Attest: 
Robert L. Lenox, Mayor



Peachtree City

Georgia

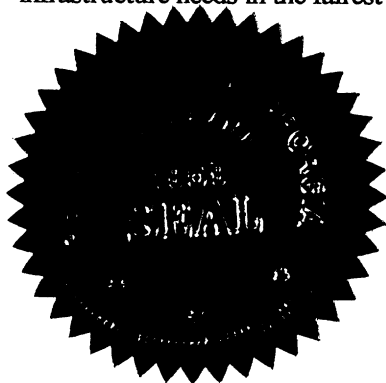
**RESOLUTION OF THE LOCAL GOVERNMENTS OF FAYETTE COUNTY
(FAYETTE COUNTY COMMISSION, FAYETTE COUNTY SCHOOL BOARD, THE MUNICIPALITIES OF
BROOKS, FAYETTEVILLE, PEACHTREE CITY, TYRONE, AND WOOLSEY) TO FORMULATE A
COMPREHENSIVE, COUNTY-WIDE STRATEGY TO MANAGE FUTURE GROWTH.**

- WHEREAS,** The local elected officials of Fayette County have been charged with maintaining the overall quality of life within the County for the citizens who have chosen to reside here; and
- WHEREAS,** The local governments recognize that the environment and the infrastructure, particularly the transportation system and the school system, are primary factors in the overall quality of life of the citizens; and
- WHEREAS,** The local governments recognize that the future growth in the County will directly impact this infrastructure, and conversely, that the infrastructure will influence the growth in the County; and
- WHEREAS,** The local governments believe that, without proper planning on a County-wide scale, the future infrastructure needs will not be met, causing growth to adversely affect the citizenry throughout the County; and
- WHEREAS,** The local governments believe that a comprehensive, County-wide strategy encompassing growth issues, including transportation planning, educational facilities, land use and zoning, and protection of the environment is needed to carefully manage the future growth in the County; and
- WHEREAS,** The local governments believe that the funding necessary to address these issues associated with the future growth and infrastructure in the County should be distributed fairly among the existing and future users of that infrastructure.

NOW, THEREFORE, BE IT RESOLVED, that the local governments of Fayette County agree to work together to establish a comprehensive County-wide growth strategy to plan, direct, and control the future growth of Fayette County; and

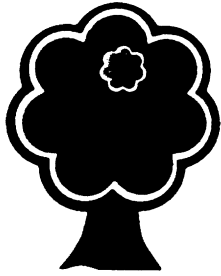
BE IT FURTHER RESOLVED that this strategy will determine the fairest possible means of funding the future infrastructure needs in the fairest manner possible.

Passed this 17th day of July, 1997.



Nancy Bullock Attest

James R. J.
Annie W. McMenamin
Robert L. L.
Phil S. S.
Caroline L. L.



Peachtree City

Georgia

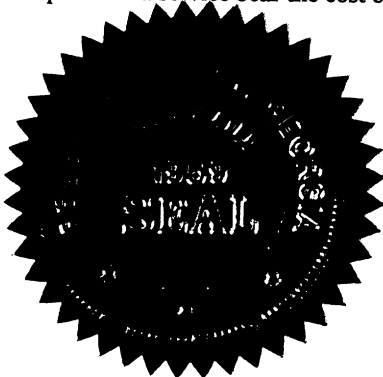
RESOLUTION OF THE LOCAL GOVERNMENTS OF FAYETTE COUNTY (FAYETTE COUNTY COMMISSION, FAYETTE COUNTY SCHOOL BOARD, THE MUNICIPALITIES OF BROOKS, FAYETTEVILLE, PEACHTREE CITY, TYRONE, AND WOOLSEY) TO REVIEW THE COMMON SERVICES PROVIDED TO ALL CITIZENS OF FAYETTE COUNTY AND FORMULATE A STRATEGY FOR THE MOST COST-EFFECTIVE METHOD OF DELIVERY OF THOSE SERVICES.

- WHEREAS,** All the citizens of Fayette County receive numerous services and levels of service from the local governments of the County and the incorporated municipalities in which they live; and
- WHEREAS,** It is the desire of the local governments of Fayette County to provide the highest quality services in an efficient, effective, and responsive manner to citizens at the lowest cost possible to maintain that quality; and
- WHEREAS,** The local governments recognize that the costs associated with providing these services continue to increase as the County continues to grow; and
- WHEREAS,** The local governments recognize that the unnecessary duplication of services provided to the citizens increases costs and proves counterproductive to efficiency; and
- WHEREAS,** The local governments believe that savings can be realized through a review of services provided not only to the citizens as external customers but also to internal customers such as support staff functions; and
- WHEREAS,** The local governments believe that economies of scale can be realized through either consolidation of services or through intergovernmental contracts among the governmental entities which can deliver quality services at the lowest possible cost.

NOW, THEREFORE, BE IT RESOLVED, that the local governments of Fayette County agree to work together to identify all local government services provided or primarily funded by the County, School Board, or Municipalities to determine areas of service that overlap or cause unnecessary competition or duplication of service delivery; and will determine which entity will provide each service at what cost and projected dollar savings; and will include a description of any service to be provided by a local government outside its boundaries or normal service area; and

BE IT FURTHER RESOLVED that a funding process for each service provided will be identified so that the primary recipients of a service bear the cost of providing that service.

Passed this 17th day of July, 1997.



Nancy Faulkner Attest

James I. Pace Jr.
Bonnie W. McMenamin
Robert L. Lant
John H. Harts
Caroline L. St. Pierre