

City Council of Peachtree City
REVISED AGENDA
October 16, 2014
7:00 p.m.

- I. Call to Order**
- II. Pledge of Allegiance**
- III. Announcements, Awards, Special Recognition**
 - Proclamation – Red Ribbon Week**
 - Recognition of City's Dragon Boat Team**
 - Recognize Jeff Felmet – 15 Years of Service**
- IV. Public Comment**
- V. 10-Minute Talk – Be A Santa To A Senior (BASTAS), Betty Keane, Coordinator**
- VI. Agenda Changes**
- VII. Minutes**
 - October 2, 2014, Regular Meeting Minutes**
- VIII. Monthly Reports**
- IX. Consent Agenda**
 - 1. Consider Appointments to the Planning Commission**
 - 2. Consider Appointment to Convention & Visitors Bureau (CVB)**
 - 3. Consider Tennis Center Membership Fee Increase**
 - 4. Consider Annual Contract for Sport Fields Turf Management**
 - 5. Consider Appointment to Fayette County Library Board – Marie Washburn**
- X. Old Agenda Items**
- XI. New Agenda Items**
 - 10-14-04 Public Hearing – Consider Variance Request to Rear Building Setback, 101 Adell CT**
Applicant desires to construct a garage addition that would encroach 4 feet into required rear building setback
 - ~~**10-14-05 Request to Address Council from The Fairways Subdivision HOA**~~
Request withdrawn
- XII. Council/Staff Topics**
 - Hot Topics Update**
- XIII. Executive Session**

This agenda is subject to change at any time up to 24-hour's prior to the scheduled meeting

City Council Monthly Report

DEPARTMENT: PLANNING & ZONING
SUPERVISOR: DAVID RAST

FISCAL YEAR: 2014
CREATOR: KATHY GRAY

COMPARISON CHART

MONTH:	OCT	NOV	DEC	JAN	FEB	MAR	APR	MAY	JUN	JUL	AUG	SEP	YTD FY 2014	YTD of FY 2013	YTD of FY 2012
BUILDING DEPARTMENT															
RESIDENTIAL BUILDING PERMITS															
Single Family Units:	1	2	3	1	2	1	1	1	0	3	13	2	30	26	21
Single Family C.O.'s	2	6	2	0	1	0	1	0	3	1	2	0	18	28	23
Multi Family Units:	0	0	0	0	0	0	0	0	0	0	0	0	0	0	96
Multi Family C.O.'s	0	0	96	0	0	0	0	0	0	0	0	0	96	0	0
Miscellaneous*:	16	25	27	15	21	33	41	97	98	70	89	75	607	342	311
INSPECTIONS:	245	188	123	191	122	110	245	233	213	230	211	268	2,379	2,204	1,786
NON-RESIDENTIAL BUILDING PERMITS															
New Construction:	1	0	0	1	0	1	0	0	0	0	0	2	5	7	4
Non-Residential C.O.'s	5	3	4	3	3	3	5	9	11	8	1	1	56	48	48
Expansion/Renovation/Tenant Finish:	9	6	7	3	9	3	5	10	8	5	9	5	79	77	51
Miscellaneous*:	1	2	1	2	3	1	0	4	1	13	6	1	35	30	100
INSPECTIONS:	123	96	131	60	73	85	90	93	80	91	53	98	1,073	1,245	824
DEVELOPMENT PERMITS	3	4	3	2	3	2	0	2	2	7	11		39	33	18
POPULATION ESTIMATE^	34,503	34,516	34,723	34,723	34,726	34,726	34,729	34,729	34,735	34,737	37,741	37,741	37,741	34,499	34,440
BUILDING PERMIT FEES	\$40,298	\$24,693	\$19,477	\$64,619	\$28,419	\$60,992	\$24,307	\$25,035	\$41,171	\$42,196	\$58,854	\$65,136	\$495,197	\$468,265	349,353
PLANNING DEPARTMENT															
Tree Removal Permits:	69	40	38	50	59	31	30	45	97	80	83	99	721	912	601
Sign Permits:	\$200	\$400	\$200	\$400	\$600	\$600	\$200	\$400	\$500	\$800	\$355	\$200	\$4,855	\$4,530	\$4,750
Banner/ Special Event Permits:	\$215	\$195	\$60	\$260	\$130	\$100	\$170	\$85	\$100	\$140	\$25	\$155	\$1,635	\$1,865	\$2,925
New Construction Plan Reviews:	\$1,830	\$1,200	\$300	\$1,168	\$901	\$300	\$300	\$998	\$300	\$2,690	\$6,744	\$4,992	\$21,723	\$17,955	\$11,246
Other Plan Reviews/Permits±:	\$1,100	\$525	\$275	\$7,987	\$605	\$0	\$728	\$600	\$1,801	\$352	\$875	\$500	\$15,348	\$11,901	\$13,199
Misc permit fees	\$120	\$161	\$5	\$53	\$250	\$45	\$150	\$3	\$2	\$31	\$150	\$250	\$1,220	\$3,919	\$6,239
Fire Department Permit Fees:	\$885	\$1,538	\$650	\$2,567	\$1,976	\$1,000	\$858	\$3,377	\$1,108	\$1,105	\$900	\$1,664	\$17,628	\$16,167	\$11,114
TOTAL PLAN REVIEW FEES	\$4,350	\$4,019	\$1,490	\$12,435	\$4,462	\$2,045	\$2,406	\$5,463	\$3,811	\$5,118	\$9,049	\$7,761	\$54,648	\$56,337	\$49,473
TOTAL FEES COLLECTED	\$44,648	\$28,712	\$20,967	\$77,054	\$32,881	\$63,037	\$26,713	\$30,498	\$44,982	\$47,314	\$67,903	\$72,897	\$557,606	\$524,602	\$398,826

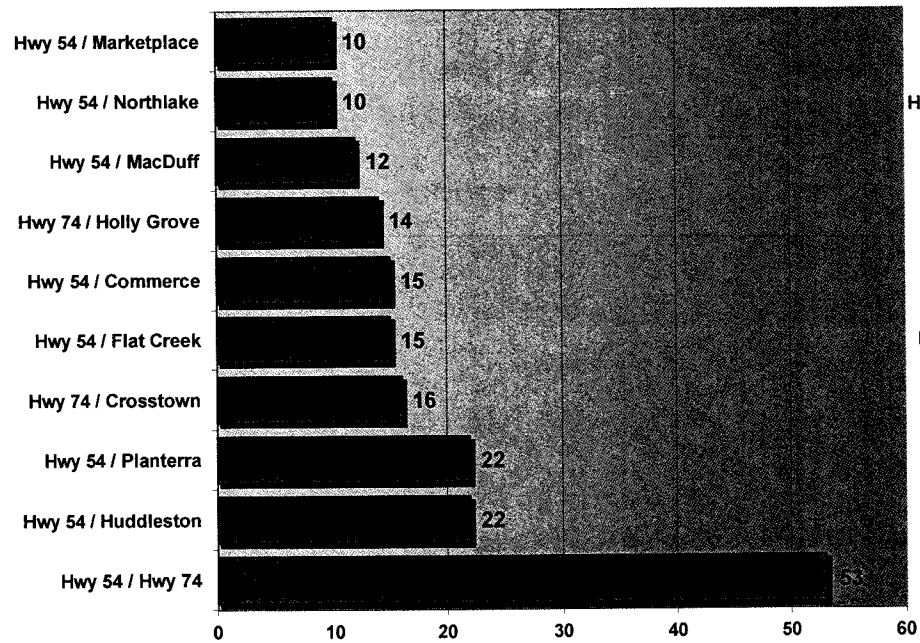
* Miscellaneous permits are: Fences, Pools, Additions/Renovations, Reroofings, etc

^ Based on 2.09 people per residential CO

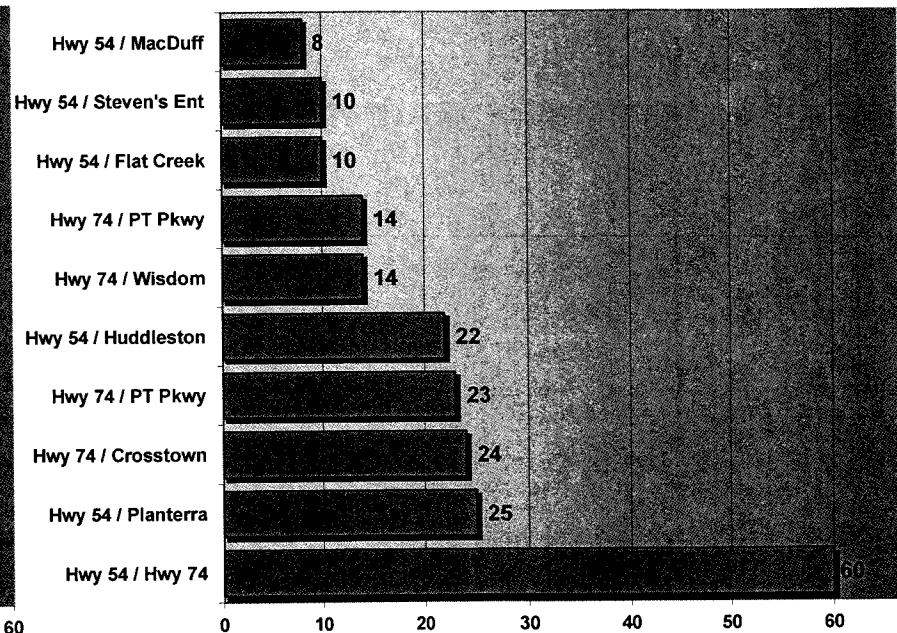
± Other plan reviews: Soil Erosion permits, Land Disturbance Fee, Site Plan & Final Site Plan reviews

Collision Type	2014 YTD	2013 YTD
Roadway Collisions	561	536
Collisions w/ Injury	104	73
Collisions w/ Fatality	1	2
Hit & Run	78	53
Private Property	286	234
Involving Carts	48	26
Carts w/ Injury	17	9
Carts w/ Driver < 17	15	20

2014 Top 10 Collision Locations YTD



2013 Top 10 Locations YTD



CITY OF PEACHTREE CITY

INTEROFFICE MEMORANDUM

TO: Mayor and Council

VIA: City Manager 
Community Services Director 

FROM: Library Administrator 

DATE: 10/15/2014

SUBJECT: Consider Appointment of Fayette County Library Board Representative
Consent Agenda, October 16, 2014

Recommendation:

Re-appoint Marie Washburn to fulfill a new term on the Fayette County Library Board beginning January 1, 2013.

Discussion:

The term of Peachtree City's representative on the Fayette County Library Board, Marie Washburn, will expire on December 31, 2014. Ms. Washburn has been a member of the Board since December 31, 2002, and before that was a member of the Peachtree City Library Commission. During her tenure on the Fayette County Library Board she has also served as its representative on the Flint River Regional Library System (FRRLS) Board. Peachtree City's membership in FRRLS (and the benefits received through it) depends upon the participation of Fayette County and Ms. Washburn has been an ardent supporter of maintaining that relationship so that we can continue to provide the best library services possible, in the most economical way, here locally in Peachtree City.

Budget Impact:

This item should have no budgetary impact.

**City Council of Peachtree City
Agenda
October 16, 2014
7:00 p.m.**

- I. Call to Order**
- II. Pledge of Allegiance**
- III. Announcements, Awards, Special Recognition**
 - Proclamation – Red Ribbon Week**
 - Recognition of City's Dragon Boat Team**
 - Recognize Jeff Felmet – 15 Years of Service**
- IV. Public Comment**
- V. 10-Minute Talk – Be A Santa To A Senior (BASTAS), Betty Keane, Coordinator**
- VI. Agenda Changes**
- VII. Minutes**
 - October 2, 2014, Regular Meeting Minutes**
- VIII. Monthly Reports**
- IX. Consent Agenda**
 - 1. Consider Appointments to the Planning Commission**
 - 2. Consider Appointment to Convention & Visitors Bureau (CVB)**
 - 3. Consider Tennis Center Membership Fee Increase**
 - 4. Consider Annual Contract for Sport Fields Turf Management**
- X. Old Agenda Items**
- XI. New Agenda Items**
 - 10-14-04 Public Hearing – Consider Variance Request to Rear Building Setback, 101 Adell CT**
Applicant desires to construct a garage addition that would encroach 4 feet into required rear building setback
 - 10-14-05 Request to Address Council from The Fairways Subdivision HOA**
- XII. Council/Staff Topics**
 - Hot Topics Update**
- XIII. Executive Session**

This agenda is subject to change at any time up to 24-hour's prior to the scheduled meeting

City Council of Peachtree City
Meeting Minutes
October 2, 2014
7:00 p.m.

The Mayor and Council of Peachtree City met on Thursday, October 2, 2014, at City Hall. Mayor Vanessa Fleisch called the meeting to order at 7:00 p.m. Other Council Members attending: Terry Ernst, Eric Imker, Mike King, and Kim Learnard.

Announcements, Awards, Special Recognition

Mayor Fleisch proclaimed October 11 as McIntosh High School Hall of Fame Day. McIntosh Principal Lisa Wms. Fine, Athletic Director Stacy Smith, honorees Chuck Buckle and Scott Gillanders accepted the proclamation. Police Auxiliary Captain Gene Fochtman was recognized for serving as a member of the Police Auxiliary for over 20 years. The graduates of the first Citizens Fire Academy were recognized.

Diva Half Marathon Recap

Robert Pozo, president of Continental Event and Sports Management Group, gave a recap of the Diva Half-marathon held on September 6. He told Council the event had been very successful, and they would work on making it even better next year. There were 3,992 participants, most of them registered in the half-marathon event, including 55 men. The largest group of participants, 44% (1,775) lived within 35 miles of the City. Another 28% (1,127) came from other cities in Georgia. Twenty-seven percent (1,072) came from other states, and 0.45% (18) were from other countries. Participants came from 45 states.

Pozo continued that every room night in the local hotels had been sold out, with an average of 2.3 nights per participant. The estimated room nights per the questionnaire given to participants were 1,744. The total event attendance was estimated at 8,538. The direct economic impact was estimated at \$1,646,000, with the indirect economic impact at \$2,469,000.

Pozo estimated there were only about 300 people who actually came out to watch the race, in addition to those who came with the participants and the volunteers. There were no problems, issues, or fights. He thanked the City and the Convention & Visitors Bureau (CVB), adding they would be back if the City would have them back.

Public Comment

Al Yougel, director of Keep Peachtree City Beautiful (KPTCB), addressed Council, saying there was a problem with getting rid of newspapers and other items people did not want in their driveways. He had clean up his driveway, as well as his neighbor's. Recently, Yougel had to be out of his home for two months, and he had canceled the newspapers while he was gone. Things were still delivered. Some people refused to pick up the items, with the papers sitting in the driveway until they turned to pulp. If it was in the right-of-way, Yougel said he could pick it up. He asked Council to make some fair, legal rules regarding the newspapers and advertising, at least requiring those who threw the items out to pick them up.

Minutes

September 16, 2014, Workshop

September 18, 2014, Regular Meeting

King moved to approve the September 16, 2014, workshop minutes and September 18, 2014, regular meeting minutes as written. Ernst seconded. Motion carried 4-0-1 (Imker).

Consent Agenda

1. Consider Sole Source Vendor for Structural Pipe Lining, 119 Chadwick Dr
2. Consider Sole Source Vendor for Structural Pipe Lining, 125 Chadwick Dr
3. Consider Sole Source Vendor for Structural Pipe Lining, Braelinn Rd and Pleasance Grove
4. Consider Sole Source Vendor for Structural Pipe Lining, Braelinn Rd and Morallion Hills
5. Consider Sole Source Vendor for Structural Pipe Lining, Braelinn Rd and Shawville Ln
6. Consider Brand Name/Sole Source Purchase of three LUCAS Compression Systems
7. Consider Acceptance of Grant from Coweta Fayette EMC for CERT

Learnard moved to approve Consent Agenda items 1 – 7. King seconded. Motion carried unanimously.

New Agenda Items

10-14-01 PUBLIC HEARING – Consider Variance Requests to Section 916.2 of the Transition Yard Buffer Ordinance, Section 1005A.4 (e) of the OI Office Institutional Zoning Ordinance and Section 723.1 of the Tree Save and Landscape Buffer Ordinance, 308 HWY 74 N

Senior Planner David Rast addressed Council, noting there were three ordinance sections from which the applicant, Dr. John Henahan, OD, had applied for variances. The tract was located just north of Wisdom Road on SR 74 North. The tract had originally been the Fulton family homestead, and it had become a real estate office after SR 74 had been widened. Other tracts in the area, which had also been small family homesteads, had also developed over the years, with many of them rezoned specifically to the tracts of land. The tracts were zoned General Commercial (GC), Limited Use Commercial (LUC), or Office Institutional (OI).

Rast continued that the tract was 1.4 acres, and Henahan planned to relocate his Spectrum Eye Care facility from SR 54 West. Henahan wanted to demolish the existing building and construct an 11,250 square-foot freestanding building that would house his office and additional retail space. There was a large oak tree at the corner of the property adjacent to SR 74. Along the back of the tract, there was a 20-foot wide sewer easement and a 20-foot wide transmission line easement, and those areas were kept clear of vegetation. The existing building and parking were built prior to the ordinances that were now in place, and the tract was grandfathered. If the applicant had chosen to use the same footprint, there would be no need for the variances, but he wanted to do something different so the tract would be more in keeping with the retail/office space to the north and south. Rast reiterated that the applicant was seeking variances from three separate ordinance sections.

Section 916.2 of the Transition Yard Buffer Ordinance required a 75-foot transition yard buffer between all property zoned GC, LUC, OI, Limited Industrial (LI), and General Industrial (GI) that adjoined residentially zoned property. The subject tract abutted the Fairfield subdivision, which was zoned General Residential -12 (GR-12). The applicant was requesting that the transition yard buffer be reduced to no less than 30 feet as measured from the property line. Because of the size and shape of the property, staff recommended the transition yard buffer be contravened, and a 50-foot landscaped buffer be placed along the rear of the property. Although no vegetation should be planted in the sewer and transmission line easements, there would be an additional 20 feet that could be landscaped and buffered to separate the building and parking from the residential property.

Section 723.1 of the Tree Save and Landscape Buffer Ordinance required no less than a 40-foot tree save and landscape buffer for all non-residential development abutting an arterial highway. The front property line abutted SR 74 North, which was classified as an arterial highway. The applicant was requesting that this buffer be reduced to no less than 20 feet as measured from the property line. Rast said the parking in the developments to the north and south was

much farther toward the right-of-way than 60 feet. The Pediatrics Village tract's parking was 20 feet from the right-of-way. The parking to the south on the Peachtree 74 tract was 30 feet from the right-of-way, but the detention pond was in that area so there was not much vegetation along the front of the tract. Staff's recommendation was to reduce the tree save and landscape buffer to 20 feet, which was consistent with what was to the north. There was also a stipulation for an additional 20% of the total number of caliper inches planted to reforest the buffer once the landscape plan was approved.

Section 1005A.4(e) of the OI Office Institutional Zoning Ordinance required a 75-foot rear building setback when a tract of land zoned OI abutted a residentially zoned tract of land. The rear property line abutted the Fairfield subdivision, which was zoned GR-12. The applicant was requesting that the rear building setback be reduced to no less than 30 feet as measured from the property line. Staff recommended reducing the required 75-foot setback to no less than 50 feet, which was appropriate with the additional landscaping that had been recommended.

Rast said the property could be redeveloped within the ordinance guidelines, noting that other parcels in the area had been rezoned for specific projects. The Planning Commission had endorsed the site plan with the condition that City Council approved the variances.

Rast noted that following conditions pertained to Section 916.2 of the Transition Yard Buffer Ordinance:

1. *In lieu of a transition yard buffer, no less than a 50-foot landscape buffer shall be provided along the rear property line and identified on all site and landscape plans submitted for this development. It is understood the proposed stormwater detention pond and multi-use path connection will be located within this buffer.*
2. *The landscape plan shall identify replanting within the remaining landscape buffer separating the building and parking area from the Fairfield subdivision. It is understood that plant material will not be installed within the utility easement.*
3. *The landscape plan shall identify evergreen plant material planted in staggered rows to screen the perimeter of the stormwater pond.*

The following condition pertained to Section 723.1 of the Tree Save and Landscape Buffer Ordinance:

4. *The tree save and landscape buffer shall be reduced to no less than 20 feet. The landscape plan shall include additional landscaping within this area that equates to no less than 20% of the total caliper inches of trees required for the entire site by the Landscape Ordinance.*

The following condition pertained to Section 1005A.4(e) of the OI Office Institutional Zoning Ordinance:

5. *The rear building setback shall be established at no less than 50 feet as measured from the rear property line.*

Joey Scanlon, the civil engineer for the surveying company working with Henahan, spoke on behalf of the applicant. He said Rast had done a good job with the explanation, adding he was available to answer any questions.

Fleisch opened the public hearing. No one spoke for or against the proposed variances. The public hearing closed.

There were no comments from Council except from Learnard, who said she had no concerns and appreciated the Planning Commission's endorsement of the site plan.

Learnard moved to approve the variance requests to Section 916.2 of the Transition Yard Buffer Ordinance, Section 1005A.4 (e) of the Ol Office Institutional Zoning Ordinance and Section 723.1 of the Tree Save and Landscape Buffer Ordinance, 308 HWY 74 N, subject to the conditions presented. Ernst seconded. Motion carried unanimously.

10-14-02 PUBLIC HEARING – Consider Step One Annexation Application, The Heritage of Peachtree City Assisted Living Community, 1967 HWY 54 E

Rast pointed out that the 3.5-acre tract was located just to the north of the Peachtree Professional Building, which had been annexed earlier in 2014. The tract was zoned Community Commercial (CC) in the County, as was the tract to the north. The property beyond that was zoned Agricultural Residential (A-R).

Fleisch opened the public hearing.

Moir Feeney spoke for the applicant, Senior Lifestyle Corporation. Feeney said the facility had 49 rooms with 49 residents, and there were no plans to expand. The septic system and field were failing, and they were asking the City to consider annexing the property so they could hook into the sewer system via a nearby lift station. There was no way to repair the system on-site without replacing the three 1,500-gallon tanks, which were being pumped every four to five days.

Chuck Ogletree, owner of the Peachtree Professional Building, 1975 HWY 54 E, said he supported the annexation. He continued they were in the process of running the sewer to his property now, and the pump station would be on the south side. It would be a perfect tie-in for Heritage, and it was a known entity. He saw nothing but positives if the property was annexed.

The public hearing closed.

Imker asked what the purpose was for a Step One annexation application.

City Attorney Ted Meeker said the purpose was to accept the application and allow staff to proceed. Fleisch added that approving Step One was not an approval for the annexation.

Imker asked what the time frame for possible annexation would be. Rast said that, with legal advertising requirements, going through the Planning Commission and then to Council, plus notifying Fayette County to see if there were any objections, 45 – 60 days would be realistic. It would depend on when the application was submitted, and how quickly it could be placed on the Planning Commission and Council agendas.

Imker asked if there was some way issues could be worked out with the adjoining property owner and the Water and Sewerage Authority (WASA) to avoid the unnecessary costs incurred by having to pump the septic tanks during those 60 days.

Meeker said the issue at this meeting was the Step One annexation application. The issue of extending sewer service outside the City was separate issue that could be discussed at another meeting.

Learnard asked when the next Planning Commission meeting was. Rast answered October 13. Council would meet on October 16. Imker said WASA could hold a special called meeting, then come to Council regarding the sewer service. Imker said this could be done without completing the formal annexation, and he would like to do that.

Ernst asked if the County would fight the annexation.

Rast said the senior community was in a dire situation regarding the septic system. The sewer extension outside the City was solely a Council decision with WASA input.

Meeker asked Ogletree when the lift station would be ready. Ogletree said the sewer line would not be ready until February. Meeker clarified that Heritage would still need to pump their tanks until that time. Ogletree said there were some extenuating circumstances involved. They were preparing to sign a development agreement with WASA, and WASA was requiring them to put some money up for the development agreement. If, for some reason, the annexation did not go through, then Heritage would be left in the wind. Feeney said there was a substantial investment on their part to connect to the sewer.

City Manager Jim Pennington said staff had talked to WASA, and things should go smoothly.

Ogletree said that, when he had submitted his Step One annexation application, it had been approved by Council. When the Step Two application went before the Planning Commission, they had not liked the geographic shape because the three parcels to the south were not included. He had to go back to those parcels and ask them if they wanted to be included in the annexation, which caused a 60-day delay. He did not want there to be another delay because of the one parcel left to the south. Pennington said that would be addressed at the annexation workshop scheduled October 7.

Imker said that, in lieu of an annexation request, someone could come to the next meeting and request that sewer be extended outside the City limits in accordance with the requirements for WASA's bond. Whether they were annexed or not, they would be successful in connecting to the sewer system.

Learnard said the goals were the same, but she preferred to go ahead and vote.

Fleisch said her only concern was they had not addressed what the City's borders would look like yet, and that would be discussed at the October 7 workshop.

King moved to approve the Step One annexation application, The Heritage of Peachtree City Assisted Living Community, 1967 HWY 54 E. Ernst seconded. Motion carried unanimously.

10-14-03 Consider Repeal and Adoption of Employee Position Classification and Pay Plan and Amendments to FY2015 Budget Resolution

Human Resources and Risk Management Director Ellece Brown said staff recommended Council repeal the 2000 pay plan and adopt the 2014 plan, Option B unmodified. The plan would become effective October 20, with the first pay date on November 6.

Brown noted that six proposals were received for the pay study. A cross-functional employee committee of seven members was created to evaluate proposals utilizing specific criteria with assigned weights. The committee selected Condrey & Associates based on their tremendous

resources and experience. In addition, subject matter experts would personally interview 60% of employees (70% of employees were actually interviewed), provide implementation options/strategies, provide an employee appeals process for three months after implementation, and provide one year of technical assistance at no additional cost. Five references were checked on Condrey, and Pennington agreed with the employee committee's recommendation.

The objectives of the study were to review and upgrade the current classification system and compensation plan for all City employees; collect wage survey data and produce a recommended compensation plan based on job analysis, job evaluation, and wage survey data; collect benefits survey data and recommend changes (if any) to current benefit offerings; and revise all job descriptions for all City positions. The study steps included meeting with department heads and the employee committee, distributing current position questionnaires (12 pages), interviewing City employees (70%), conducting an internal analysis, and conducting an external analysis.

Brown continued that the government entities that participated in the compensation and benefits survey included the cities of Alpharetta, LaGrange, College Park, Newnan, Douglasville, Peachtree Corners, Duluth, Roswell, Dunwoody, Sandy Springs, East Point, Smyrna, Gainesville, Stockbridge, Griffin, Woodstock, Johns Creek, and Kennesaw, and Coweta County and Fayette County. In addition, Condrey looked at Cherokee, Cobb, Douglas, and Gwinnett Counties. Brown said these entities were selected because they were potential competitors for employees, had similar size communities, had similar services/expectations provided by city/county government, and similar fire departments in that they offered both fire and emergency medical services to the community.

In determining the areas where the City recruited for employees, Condrey looked at where employees currently resided, including Coweta County – Newnan, Sharpsburg, Moreland, Senoia, Palmetto – 44% (128 employees); Fayette County – Peachtree City, Fayetteville, Brooks, Tyrone – 39% (107 employees); and other cities/counties – 50 employees.

The Factor Evaluation System (FES) was used in developing the plan. Brown explained that FES was considered a state-of-the-art system in public human resource management. The point-factor-comparison evaluation system used nine factors for the evaluation of jobs, including the knowledge required by position, supervisory controls, guidelines, complexity, scope and effect, personal contact, purpose of contacts, physical demands, and work environment. Condrey added a 10th factor covering supervisory responsibility. Each of these factors was weighted; for example, knowledge required by position "counted more" than physical demands. Each factor had several levels, and each level was assigned a specified number of points. The combined score on all factors determined the total number of points for each position and its assignment to a grade in the classification plan. The assigned grade levels reflected a combination of data generated by FES, the salary surveys, and a review of organizational relationships within the government.

The proposed compensation plan consisted of 25 grades. Three plans – A, B, and C – were presented. There were also modified and unmodified equity adjustment plans for A, B, and C. Plan B (unmodified) was Staff's recommendation. It would bring the City's salaries into the 50th percentile, not the 75-80th percentile as had been adopted in 2000. The City's current plan was at the 35th percentile.

Brown continued with the costs of implementing Plan B (unmodified). The total implementation costs were estimated at \$936,039, which included both classification changes and equity adjustments. Equity adjustments were based on a maximum 2% increase for employees with one to three years of service, 4% increase for employees with four to six years of service, and 6% increase for employees with seven or more years of service. The costs included compensation plan increases and impacts on benefits. It also assumed an effective date of October 20, with a pay date of November 6. The amount budgeted in FY 2015 for pay increases was \$270,000. The additional estimated cost was \$640,354.

The advantages of the new plan helped the City be competitive in the relevant labor market, professionalized and strengthened the administrative infrastructure of the City, helped in ameliorating compression issues with one-time equity adjustments applied to employee salaries, provided current position titles and job descriptions, and allowed the City to be an employer of choice – not an employer of last resort.

Brown noted the recommended future actions to maintain this new plan, saying the City should budget for annual personnel cost adjustments by having increases linked to the Employment Cost Index, which would raise every employee's salary and every pay range equally when necessary, and linking merit increases to employee performance. A major overhaul of the plan would not be needed for five years or more. Another major study should be done in 10 years.

Learnard referred to page 9 of the Condrey study, pointing out that it said the estimated costs did not include benefits. Brown answered that Financial Services Director Paul Salvatore and Assistant Finance Director Kelly Bush had put together a spreadsheet that had included all the costs, determined per employee. Salvatore added that there were multiple types of salary-based insurances included in salaries, such as Medicare, Worker's Compensation, Federal Insurance Contributions Act (FICA), and the 2% match for the defined benefit plan. Brown clarified that the numbers used in her presentation were the total costs. Salvatore said yes. Salvatore continued that Council had also voted to unfund the Assistant Police Chief position, which was a \$120,000 difference. There were duplications that were found.

Ernst clarified again that the figures provided during the presentation that evening included benefits costs and all salary costs. Salvatore said that was correct, noting that was from the General Fund. Approximately \$25,000 would come from the Convention & Visitors Bureau (CVB) fund and the Stormwater Utility fund.

Imker said he wanted to hear from the citizens, adding it was clear they were still confused.

Kevin Cheney said he was the human resources director for the oldest company in the City, as well as a resident. He continued that 67% of their employees were from Coweta and Meriwether Counties, compared to the City's 44% who lived in Coweta. They had a mid-range company, probably in the 50th to 75th percentile. He did not like taxes, but having the City in the 35th percentile for pay was not good.

Ron Mundy, who served on the Employee Committee, said a lot of information had been presented in the last six months. The Employee Committee put in a lot of hard work. Dr. Condrey was a known expert in his field, who had written books on the subject. Mundy said he had worked for the City long enough to know the impact if Council voted down the change in pay. The City would lose good quality people who helped make the City what it was. Employees had been told for six years to keep doing the job, and they would be recognized one day. Good workers would be lost and replaced with workers at the 35th percentile, except

for the ones who had to stay for the benefits they were owed. Those employees would be so disgruntled they would become a cancer in the organization.

Chris Campbell, an employee and citizen, read a letter he had written, which noted the caliber of City employees had led to a consistent level of citizen satisfaction. He noted the significant certifications required for firefighters and emergency medical technicians (EMTs), in addition to their normal duty requirements. Advanced education was also a continuing requirement, with no corresponding incentive or advancement in pay. He continued that residents expected a high level of professionalism from City employees, and they received it at bargain prices. Employees would like to receive top-shelf compensation, but getting to the middle shelf was a start. It seemed disingenuous to call employees a valuable asset and keep salaries the lowest among comparable cities. The employees had contributed to the quality of life standard the City enjoyed. He told Council the employees had served the community well in difficult times, asking Council to make a commitment to the employees who made the City's public safety the success it was.

Donetta Toussiant said she had just completed the first Citizens Fire Academy. She challenged Council to go through the Police and Fire Citizens Academies, saying they might appreciate what the employees did. When she first started the academy, Toussiant believed anyone out of high school could do the job with some training. However, she had been very impressed by their knowledge, dedication, training, and skill. These were the people she wanted to rescue her. There was a time to make Lincoln cry by pinching pennies, and this was not it.

John Dunlap, also an employee and resident, said he had considered moving outside Peachtree City. They looked very hard at Tyrone, Fayette County, and Coweta County, but had decided to stay because the City had great employees and great services. They could have gotten more house and more property for their money, but they chose to spend that money and stay in the City so they could continue to benefit from the City's services.

Mike Peckett, also an employee, said he moved to the City in 2010 with his family. He worked three jobs, one with the City, one with Coweta County, and he had a pressure-washing business. He noted that all the City's special events happened because of the employees in the Fire Department, Police Department, and Public Works. Those events would not have happened without the City's dedicated employees.

King said this Council had the chance to do something previous Councils had kicked down the road. The employees and everything they did had been taken for granted for years. The 35th percentile was an embarrassment. From a business standpoint, the City would get what it paid for. They had to what was needed to ensure employees were professional, content, and they wanted to stay for the long term.

Ernst said he had been a graduate of the first Citizens Police Academy, and he had eventually retired from the Police Department after 20 years. If the only income he had during that time had been from the Police Department, he could not have lived in the City. He was fortunate to also be retired from the military. Council had a chance to do something. All employees should be commended for what they did.

Imker said he hoped to delay the decision since they did not know the full impact, but he could tell it was going to be approved. He had a 30-second presentation or a one-hour presentation. He had planned to give the 30-second presentation if he felt the vote could be delayed. Instead, he wanted to give his thoughts for the record, so everyone would understand his

position. Imker said he had seen a lot of flaws in the study. The senior employees who supervised others did an outstanding job at making the workplace desirable. He agreed the current salary structure must be improved. Out of the 25 grades on the proposed scale, not one single employee was in the first eight grades. The lowest salaries were just dollar amounts below \$30,000. He agreed salary compression was an issue. The issues should be addressed, but Imker hoped Council would have more time to understand what they were doing. He was a student of mathematics, he understood the terms in the study, and there were several questionable points.

Imker continued that, within a 50-mile radius of Peachtree City, the City's salaries were at the top compared to other entities. Most of the City's employees came from within a 15-mile radius. If the 50-mile radius was in the middle of Atlanta, then he understood why the City would be in the 35th percentile. Having difficulty filling a few positions was not worth \$1 million. According to the City's own study of employees leaving positions, the City was below average. He did not see the threat of people leaving their jobs if Council did not implement the new pay plan. More time was needed to reflect on the numbers and come up with a better picture of where the City should go. The study listed 35 benefits employees received, and for most of them, the City was equal to the others surveyed. There were a few that were significant, and City employees had a very favorable advantage, including retirement.

Imker noted the retirement plan had a \$25 million fund set aside to pay future pensions. Spending almost \$1 million more per year would have a negative impact on the fund. There were serious questions that had not been studied. He added that Condrey had a total misunderstanding of his 2% inversion plan for pay raises.

Council should look at salary compression, Imker said. He wanted each director/chief to talk to Council so they could work on the problems. He continued that whatever adjustments were made had to come from a non-cash reserve solution. Taking from the reserves would ruin the City's budget over the next five years. Spending the money without understanding the impact was mind-boggling. He disagreed that the reason jobs were hard to fill was because of the salaries. Some jobs were just hard to fill; that was the way Human Resources worked. Spending \$1 million to fix an HR problem was not an adequate solution. He had started looking at salary compression months ago, and it would have been included in the pay raise. He had hoped the evaluation would have been done correctly by having each director come to Council and tell them where their problem areas were. Council would have corrected the problems. Council should carefully consider how this would affect the taxpayers. This was an extremely important issue.

Learnard said there was no question the staff was worth \$1 million, but the money was not there to give them. Council's job was to reconcile staff's value with what taxpayers could pay. It was a \$1 million decision, and she did not take a \$1 million decision lightly, no matter what it involved. At the September workshop, a great deal of information was presented, but some things were missing. It had been three weeks since the workshop where Council had been presented with the information for the first time, and she said some things had not been answered. Council had to provide a raise and address the compression issue. There had not been enough time to thoughtfully decide how to do it. Learnard said she was not ready to make a \$1 million vote. How to do it, pay for it, and move together as a City had not been addressed. She did not believe any employees would be a cancer under any circumstances.

Imker proposed tabling the agenda item. If a vote to approve the raise was taken, Imker explained he would not be voting against better pay, but to better understand the impact on the budget.

Fleisch thanked the employees who took the time to sit down with Condrey, saying Condrey literally wrote the book on this subject. She continued that Council had known about the pay study for months, saying Imker could have chosen to be present at the workshop. Anyone who took the time to see what went into running the City would see what had been going on for the past five years. She had talked with Condrey about the 2% inversion plan prior to the workshop, and they knew it was not the way to go. She thanked the employee committee that selected Condrey, saying he was very professional. She was embarrassed the City's pay scale was at 35%. The only missing was an enhanced performance evaluation system. The current evaluation system was very sub-par.

Fleisch referred to the success of the Diva Half Marathon, saying one year ago, she had been worried that the City might not be able to pull it off. Watching City staff worked during the event, Fleisch knew the City had pulled it together. The hotels had been full, and there had been \$1.6 million in economic impact. Fleisch said while there were a lot of employees that lived in Coweta County, which was not where they came from, but where they were living now. The City competed with the other entities surveyed for employees. It had taken one and one-half years to fill landscape positions. Fleisch said the employees deserved this, and it deserved an up or down at this meeting.

King moved to approve 10-14-03 Consider Repeal and Adoption of Employee Position Classification and Pay Plan and Amendments to FY2015 Budget Resolution. Ernst seconded. Motion carried 3-2 (Imker, Learnard).

Council/Staff Topics

Hot Topics

Learnard introduced Natia Gogoditze, an exchange student from the country of Georgia. Gogoditze said she was part of a future leaders exchange program, and she would be here for one year. She had to complete several projects, and one of the projects was to shadow a leader. She thanked Council for allowing her to be with them. She planned to visit City Hall the following Friday with Learnard.

Pennington said he had spoken with County Administrator Steve Rapson regarding a problem in Stonington with water. Rapson indicated they were not pleased with the results, and it would be taken care of.

Pennington said he would send Council detailed information on the City's stormwater program.

Imker said work would start right away on the FY 2016 budget. He did not want any citizen or employee to think the budget would be ruined by the new pay plan; it would not. They would find a solution on how to pay for the employee raise. He asked Pennington to allow him to get with staff to start working on the solutions. A 0.3 mill increase could be needed next year. He would look for solutions to keep any millage rate increases to a minimum.

Executive Session

Learnard moved to convene in executive session for pending or threatened litigation and personnel at 8:55 p.m. Ernst seconded. Motion carried unanimously.

Imker moved to reconvene in regular session at 9:18 p.m. Learnard seconded. Motion carried unanimously.

There being no further business, King moved to adjourn the meeting. Ernst seconded. Motion carried unanimously. The meeting adjourned at 9:19 p.m.

Pamela Dufresne, Deputy City Clerk

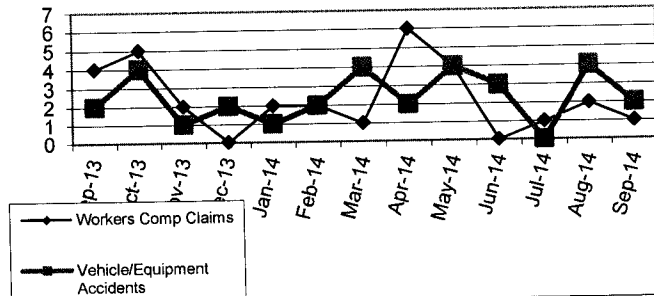
Vanessa Fleisch, Mayor

Administrative Services

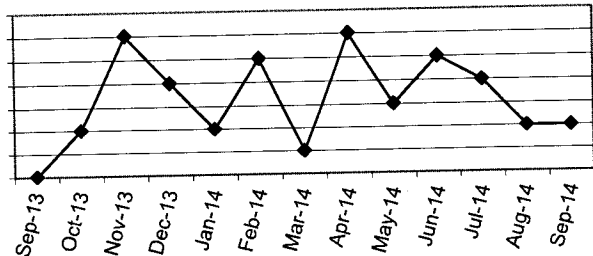
Monthly Report

Human Resources & Risk Management

Workers Comp Claims & Vehicle/Equipment Accidents



Employee Resignations/Terminations



Turnover Rate (Annual)

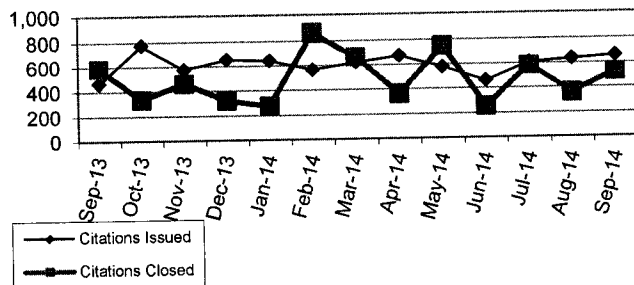
FY 2014
13.77%

FY 2013
12.67%

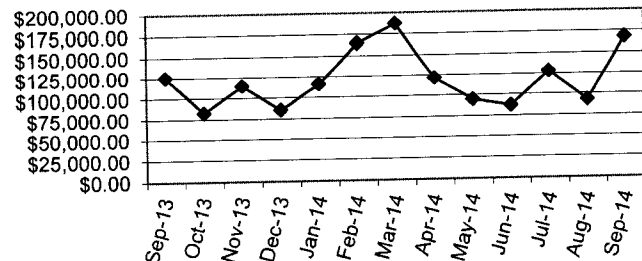
NOTES: FY 2014 figures include 5 retirements; data does not include RIFs or seasonal positions.

Municipal Court

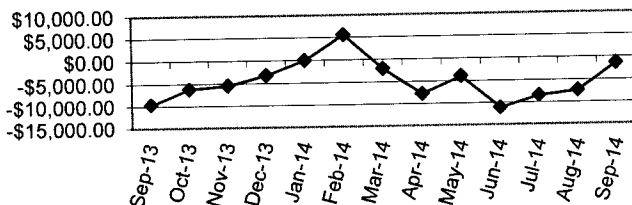
Citations Issued vs Closed



Fines Assessed*



Jail Fund Balance**
\$56,663.93
as of September 30, 2014



* Approximately 33% of the Municipal Court Fines Collected reflect mandated add-ons that pass through to State and other agencies. The monies reflected above are not the actual revenues received; for revenue received, please refer to Financial Services report "General Fund Revenues Received: Fines & Forfeitures"

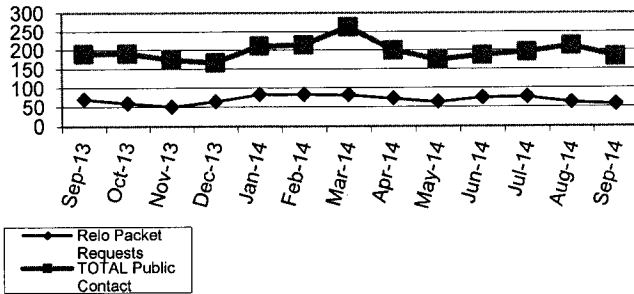
** A positive Jail Fund Balance reflects a credit with the County based on jail fees paid versus number of prisoners housed

Administrative Services

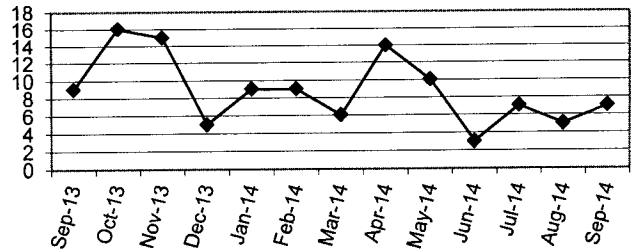
Monthly Report

Public Information

Public Contact / Comments / Questions

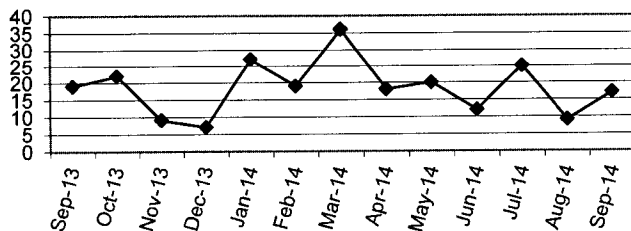


Open Records / Discovery Requests

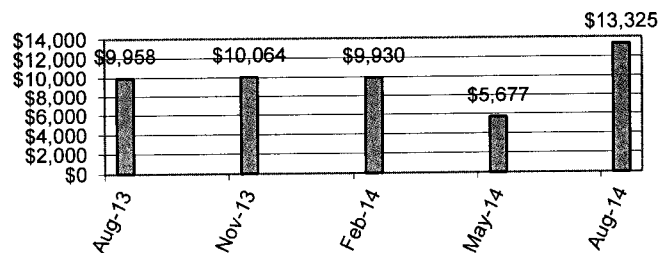


City Clerk

New Businesses Registered

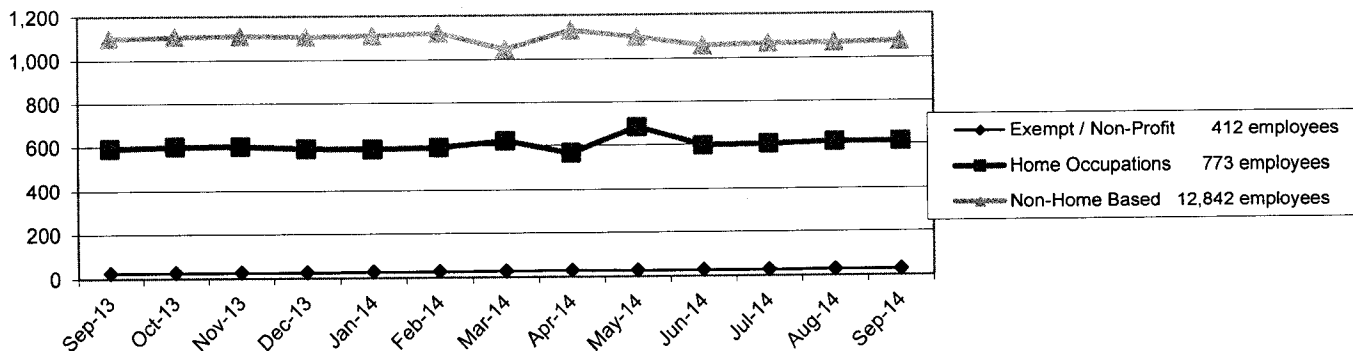


Quarterly Sanitation Franchise Fees**



**Republic 1st & 2nd Q payments adjusted following staffing changes.

Registered Businesses
(with current employment figures)



Note: Exempt/Non-Profit is either Home Based or Non-Home Based. June finalizes the annual registration and elimination of closed businesses for previous year. New businesses are added as they register.

Top 10 Employers by # of employees: Cooper Lighting, NCR, Panasonic, Hoshizaki, Alenco, Wal-Mart, Southland Nursing Home, Avery Dennison, Comcast, Kroger (Kedron)

City Council Monthly Report

As of: 10/10/2014

DEPARTMENT: PLANNING & ZONING
SUPERVISOR: DAVID RAST

FISCAL YEAR: 2014
CREATOR: KATHY GRAY

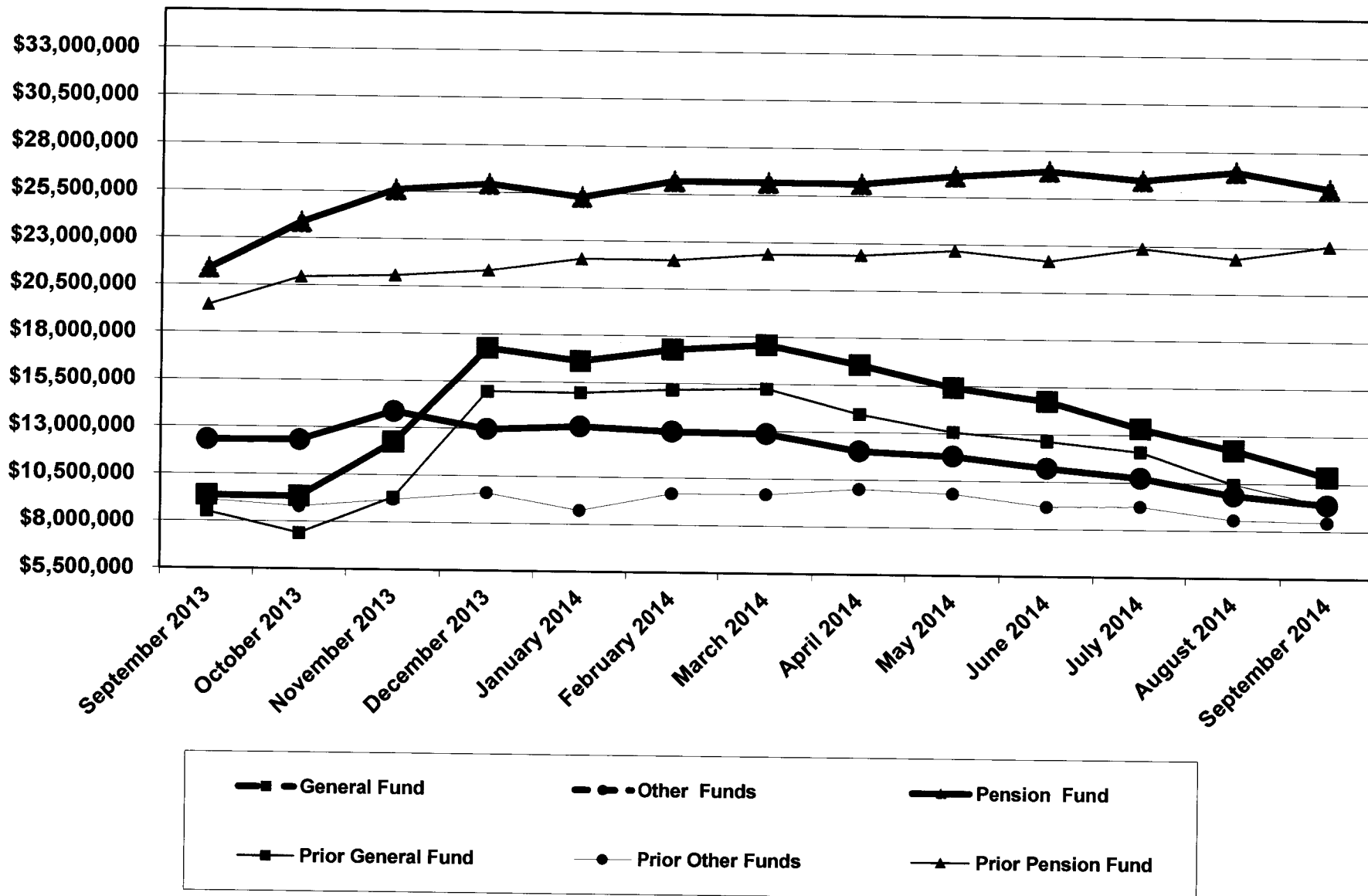
MONTH:	OCT	NOV	DEC	JAN	FEB	MAR	APR	MAY	JUN	JUL	AUG	SEP	COMPARISON CHART		
													YTD FY 2014	SEP of FY 2013	SEP of FY 2012
BUILDING DEPARTMENT															
RESIDENTIAL BUILDING PERMITS															
Single Family Units:	1	2	3	1	2	1	1	1	0	3	13	2	30	1	NA
Single Family C.O.'s	2	6	2	0	1	0	1	0	3	1	2	0	18	1	NA
Multi Family Units:	0	0	0	0	0	0	0	0	0	0	0	0	0	0	NA
Multi Family C.O.'s	0	0	96	0	0	0	0	0	0	0	0	0	96	0	NA
Miscellaneous*:	16	25	27	15	21	33	41	97	98	70	89	75	607	27	NA
INSPECTIONS:	245	188	123	191	122	110	245	233	213	230	211	268	2,379	130	NA
NON-RESIDENTIAL BUILDING PERMITS															
New Construction:	1	0	0	1	0	1	0	0	0	0	0	2	5	0	NA
Non-Residential C.O.'s	5	3	4	3	3	3	5	9	11	8	1	1	56	0	NA
Expansion\Renovation\Tenant Finish:	9	6	7	3	9	3	5	10	8	5	9	5	79	10	NA
Miscellaneous*:	1	2	1	2	3	1	0	4	1	13	6	1	35	3	NA
INSPECTIONS:	123	96	131	60	73	85	90	93	80	91	53	98	1,073	78	NA
DEVELOPMENT PERMITS	3	4	3	2	3	2	0	2	2	7	11	5	44	3	NA
POPULATION ESTIMATE^	34,503	34,516	34,723	34,723	34,726	34,726	34,729	34,729	34,735	34,737	37,741	37,741	37,741	38,671	NA
BUILDING PERMIT FEES	\$40,298	\$24,693	\$19,477	\$64,619	\$28,419	\$60,992	\$24,307	\$25,035	41,171	42,196	58,854	65,136	\$495,197	28,107	NA
PLANNING DEPARTMENT															
Tree Removal Permits:	69	40	38	50	59	31	30	45	97	80	0	0	539	0	NA
Sign Permits:	\$200	\$400	\$200	\$400	\$600	\$600	\$200	\$400	500	800	355	200	\$4,855	\$700	NA
Banner/ Special Event Permits:	\$215	\$195	\$60	\$260	\$130	\$100	\$170	\$85	100	140	25	155	\$1,635	\$195	NA
New Construction Plan Reviews:	\$1,830	\$1,200	\$300	\$1,168	\$901	\$300	\$300	\$998	300	2,690	6,744	4,992	\$21,723	\$900	NA
Other Plan Reviews\Permits±:	\$1,100	\$525	\$275	\$7,987	\$605	\$0	\$728	\$600	1,801	352	875	500	\$15,348	\$250	NA
Misc permit fees	\$120	\$161	\$5	\$53	\$250	\$45	\$150	\$3	2	31	150	250	\$1,220	\$384	NA
Fire Department Permit Fees:	\$885	\$1,538	\$650	\$2,567	\$1,976	\$1,000	\$858	\$3,377	1,108	1,105	900	1,664	\$17,628	\$1,807	NA
TOTAL PLAN REVIEW FEES	\$4,350	\$4,019	\$1,490	\$12,435	\$4,462	\$2,045	\$2,406	\$5,463	3,811	5,118	9,049	7,761	\$62,409	\$4,236	NA
TOTAL FEES COLLECTED	\$44,648	\$28,712	\$20,967	\$77,054	\$32,881	\$63,037	\$26,713	\$30,498	44,982	47,314	67,903	72,897	\$557,606	\$32,343	

* Miscellaneous permits are: Fences, Pools, Additions/Renovations, Reroofings, etc

^ Based on 2.09 people per residential CO

± Other plan reviews: Soil Erosion permits, Land Disturbance Fee, Site Plan & Final Site Plan reviews

CITY OF PEACHTREE CITY
FISCAL YEAR 2014 (with prior year comparison and current year estimates)
MONTHLY ENDING CASH/INVESTMENT BALANCES
(UNAUDITED)



CITY OF PEACHTREE CITY
MONTHLY REPORT
GENERAL FUND AND HOTEL/MOTEL TAX FUND
BUDGET COMPARISON (UNAUDITED)
FOR THE TWELVE MONTHS ENDED SEPTEMBER 30, 2014

PERCENTAGE OF BUDGET YEAR COMPLETED 100% (ACTUAL TRANSACTIONS STILL PENDING)

GENERAL FUND REVENUES BY MAJOR CATEGORIES				
Description	2014 Budget	YTD Actual	Dollar Difference	Percentage To-Date
General Property Taxes	\$ 11,854,549	\$ 12,568,829	\$ 714,280	106.03%
Franchise Taxes	2,551,090	2,522,117	(28,973)	98.86%
Local Option Sales Tax	6,767,857	6,383,015	(384,842)	94.31%
Other Sales & Use Taxes	759,290	774,444	15,154	102.00%
Business Taxes	2,229,271	2,229,990	719	100.03%
Licenses & Permits	725,199	790,607	65,408	109.02%
Intergovernmental/Grants	464,279	475,299	11,020	102.37%
Charges for Services	1,244,332	1,224,608	(19,724)	98.41%
EMS Billings	598,820	767,150	168,330	128.11%
Fines & Forfeitures	1,158,684	926,796	(231,888)	79.99%
Investment Income	55,994	36,053	(19,941)	64.39%
Other Revenue	109,704	203,709	94,005	185.69%
Other Financing Sources	634,200	754,046	119,846	118.90%
Total General Fund Revenues	\$ 29,153,269	\$ 29,656,663	\$ 503,394	101.73%
Surplus Carryover	2,300,977			
Total General Fund	\$ 31,454,246			

GENERAL FUND EXPENDITURES BY DIVISION AND/OR TYPE				
Division and/or Type	2014 Budget	YTD Actual	Dollar Difference	Percentage To-Date
Executive Services	\$ 505,053	\$ 456,445	\$ 48,608	90.38%
Administrative Services	1,271,834	1,099,479	172,355	86.45%
Financial Services	1,285,915	1,203,770	82,145	93.61%
Police Services/Code Enforcement	7,060,152	6,440,155	619,997	91.22%
Fire/EMS Services	6,994,385	6,459,764	534,621	92.36%
Public Works/Buildings & Grounds/Engineering	6,342,849	4,709,919	1,632,930	74.26%
Community Services	4,456,611	4,042,760	413,851	90.71%
Non-Divisional:				
Unemployment Insurance	20,000	8,511	11,489	42.56%
Non-Profit Organizations	22,500	22,500	-	100.00%
Transfer to Airport Authority	102,000	102,000	-	0.00%
Transfers to Other Funds	3,614,655	2,329,619	1,285,036	64.45%
Liability Insurance	146,665	176,888	(30,223)	120.61%
Litigation Services	104,040	175,306	(71,266)	168.50%
General Administration/Miscellaneous	60,354	7,063	53,291	11.70%
Budgeted Savings	(532,767)	-	(532,767)	0.00%
Total General Fund	\$ 31,454,246	\$ 27,234,179	\$ 4,220,067	86.58%

HOTEL/MOTEL FUND REVENUES				
Description	2014 Budget	YTD Actual	Dollar Difference	Percentage To-Date
Total Hotel/Motel Taxes	\$ 1,138,400	\$ 1,391,835	\$ 253,435	122.26%

HOTEL/MOTEL TRANSFERS OUT				
Type	2014 Budget	YTD Actual	Dollar Difference	Percentage To-Date
Transfer to General Fund	\$ 569,200	\$ 693,180	\$ (123,980)	121.78%
Transfer to Tourism Association	569,200	693,180	(123,980)	121.78%
Total Hotel/Motel Transfers Out	\$ 1,138,400	\$ 1,386,360	\$ (247,960)	121.78%

**CITY OF PEACHTREE CITY
FINANCIAL SERVICES
MONTHLY REPORT
(UNAUDITED)
AS OF SEPTEMBER 30, 2014**

SUMMARY OF PURCHASE ORDERS ISSUED OVER \$25,000 APPROVED BY CITY MANAGER SEPTEMBER 2014			
Description	Vendor	Award	Date
None to Report			
PURCHASING REPORT FOR MONTH ENDED SEPTEMBER 30, 2014 AND SEPTEMBER 30, 2013			
Activity	Fiscal Year 2014	Fiscal Year 2013	
Purchase Orders / Requisitions Processed	131	115	
City Store Requisitions Processed	14	13	
Sealed Bids Requested	1	2	
Requests for Proposals	1	0	
Bids Awarded	0	0	
Requests for Proposals Awarded	0	0	
Contracts Prepared	0	0	
Electronic Auction	0	0	
Fixed Assets Purchases	0	0	

CITY OF PEACHTREE CITY
DONATIONS RECEIVED
SEPTEMBER 2014

Police Cert Grant		4,100.00
Police Dare Fund	Kiwannis	1,403.36

TOTAL MONTH OF SETPEMBER 2014

\$ 5,503.36

**CITY OF PEACHTREE CITY
LITIGATION SERVICES
FISCAL YEAR 2014
PAID AS OF September, 2014**

Litigation Services (100-1505-579130)

Vendor	Month Paid	Project	Amount
Sumner Meeker	October	EEOC Claim	\$ 1,017.72
Sumner Meeker	October	Breedlove	286.00
Sumner Meeker	October	EEOC Claim	329.24
Sumner Meeker	October	Mrosek	1,452.00
Sumner Meeker	November	EEOC Claim	2,925.24
Sumner Meeker	November	Mrosek	880.00
Sumner Meeker	November	Triad	528.00
Sumner Meeker	December	EEOC Claim	990.00
Sumner Meeker	December	Mrosek	2,833.62
Sumner Meeker	December	Triad	473.00
Sumner Meeker	January	Mrosek	1,868.94
Sumner Meeker	January	Triad	2,596.00
Sumner Meeker	February	EEOC Claim	1,167.00
Sumner Meeker	February	Mrosek	1,661.80
Sumner Meeker	February	Triad	2,020.00
Sumner Meeker	March	Abudl-Karim	1,965.00
Sumner Meeker	March	EEOC Claim	2,688.60
Sumner Meeker	March	Mrosek	1,725.00
Sumner Meeker	March	Triad	2,810.84
Sumner Meeker	March	Wynnmeade	4,227.52
Sumner Meeker	April	Abdul-Karim	1,335.00
Sumner Meeker	April	Cruz	600.00
Sumner Meeker	April	Golfview	1,320.00
Sumner Meeker	April	Mrosek	3,014.80
Sumner Meeker	April	Triad	5,783.32
Sumner Meeker	April	USA Pools	1,200.00
Sumner Meeker	April	Wynnmeade	900.00
Sumner Meeker	May	Abdul-Karim	1,140.00
Sumner Meeker	May	Cruz	240.00
Sumner Meeker	May	EEOC Claim	945.92
Sumner Meeker	May	Golfview	570.00
Sumner Meeker	May	Mrosek	2,131.80
Sumner Meeker	May	Preston Chase	555.00
Sumner Meeker	May	Triad	4,681.80
Sumner Meeker	May	USA Pools	330.00
Sumner Meeker	May	Wynnmeade	2,105.00
Sumner Meeker	June	Abdul-Karim	750.00
Sumner Meeker	June	EEOC Claim	574.28
Sumner Meeker	June	Mrosek	1,290.00
Sumner Meeker	June	Preston Chase	1,354.30
Sumner Meeker	June	Triad	3,147.84
Sumner Meeker	June	Wynnmeade	5,706.90
Sumner Meeker	July	Abdul-Karim	1,586.88
Sumner Meeker	July	Cruz	150.00
Sumner Meeker	July	EEOC Claim	195.00
Sumner Meeker	July	Golfview	75.00
Sumner Meeker	July	Mrosek	1,662.56
Sumner Meeker	July	Pathways	180.00
Sumner Meeker	July	Preston Chase	125.00
Sumner Meeker	July	Triad	915.00

Litigation Services (100-1505-579130)

Vendor	Month Paid	Project	Amount
Sumner Meeker	July	Wynnmeade	975.00
Sumner Meeker	August	Golfview	540.00
Sumner Meeker	August	Matson	330.00
Sumner Meeker	August	EEOC Claim	225.00
Sumner Meeker	August	Mrosek	1,935.00
Sumner Meeker	August	Pathways	600.00
Sumner Meeker	August	Triad	3,105.00
Sumner Meeker	August	Wynnmeade	930.00
Sumner Meeker	September	Breedlove	390.00
Sumner Meeker	September	Golfview	705.00
Sumner Meeker	September	Matson	690.00
Sumner Meeker	September	Mrosek	1,845.00
Sumner Meeker	September	Pathways	735.00
Sumner Meeker	September	Triad	6,291.08
Sumner Meeker	September	Wynnmeade	1,500.00
Sumner Meeker	September	EEOC Claim	210.00
Sumner Meeker	September	Golfview	150.00
Sumner Meeker	September	Mrosek	1,110.00
Sumner Meeker	September	Pathways	1,785.92
Sumner Meeker	September	Triad	12,402.16
Sumner Meeker	September	Wynnmeade	900.00
GIRMA	October	Vehicle Accident	1,009.91
GIRMA	November	EEOC Claim	10,585.83
GIRMA	December	EEOC Claim	1,124.60
GIRMA	December	Vehicle Accident	5,000.00
GIRMA	December	Vehicle Accident	2,596.44
GIRMA	December	Vehicle Accident	5,000.00
GIRMA	January	Vehicle Accident	972.41
GIRMA	April	Vehicle Accident	809.19
GIRMA	May	Vehicle Accident	1,649.82
GIRMA	May	Vehicle Accident	2,205.00
GIRMA	May	EEOC Claim	309.00
GIRMA	May	Damaged City Property	1,550.00
GIRMA	June	EEOC Claim	5,610.50
GIRMA	July	Vehicle Accident	2,227.09
GIRMA	July	EEOC Claim	171.50
GIRMA	July	Vehicle Accident	424.60
GIRMA	July	Incident	381.35
GIRMA	July	Vehicle Accident	3,841.17
GIRMA	July	EEOC Claim	149.80
GIRMA	July	Vehicle Accident	1,149.72
GIRMA	July	Vehicle Accident	2,948.19
GIRMA	September	EEOC Claim	343.00
Intergrated Science & Eng.	May	Mrosek	1,437.00
Intergrated Science & Eng.	July	Triad	1,750.00
Intergrated Science & Eng.	July	Lake Peachtree Dredging	4,000.00
Intergrated Science & Eng.	September	Mrosek	69.85
Intergrated Science & Eng.	September	Triad	519.54
William Degner	June	Waste Water Problem 206 Greensw.	5,200.00

Total Litigation Services to Date

\$ 179,400.59

* Less Amount Charged back to FY2013

(4,094.87)

September FY2014 Litigation Expenses (100-1505-579130)

\$ 29,646.55

Litigation Services (100-1505-579130)

<u>Vendor</u>	<u>Month Paid</u>	<u>Project</u>	<u>Amount</u>
Legal Fees: Lake Peachtree Dam			
Smith, Welch, Webb & White	July	Lake Peachtree Dam	5,093.55
Smith, Welch, Webb & White	August	Lake Peachtree Dam	14,336.27
Sumner Meeker	June	Lake Peachtree Dam	3,263.76
Sumner Meeker	July	Lake Peachtree Dam	6,573.60
Sumner Meeker	August	Lake Peachtree Dam	5,412.64
Sumner Meeker	September	Lake Peachtree Dam	2,551.80
Sumner Meeker	September	Lake Peachtree Dam	1,455.00
** Total Lake Peachtree Dam Legal Fees			<u>\$ 38,686.62</u>
September FY2014 Lake Peachtree Dam Legal Fees (334-4110-541904)			
			\$ 4,006.80

* Note: The claims paid in October 2013 were charged to fiscal year 2013 for financial reporting purposes, as the expenditures were incurred prior to 9/30/13.

PEACHTREE CITY POLICE DEPARTMENT

2014 MONTHLY REPORT

SEPTEMBER 2014 AUGUST 2014

2014 2013
Calendar Year to Date Calendar Year to Date

PART I CRIMES: Criminal Homicide, Forcible Rape, Robbery, Aggravated Assault, Arson, Motor Vehicle Theft, Theft, Burglary

TOTAL PART I CRIMES	32	37	361	327
----------------------------	----	----	-----	-----

<u>DUI ARRESTS</u>	8	9	84	112
---------------------------	---	---	----	-----

DRUG ARRESTS: Marijuana, Methamphetamine, Cocaine, Other (opium, heroin, etc)

TOTAL DRUG ARRESTS:	6	7	67	73
----------------------------	---	---	----	----

OTHER ARRESTS

PROPERTY CRIMES	10	8	147	148
PERSON CRIMES	8	7	64	86
TRAFFIC OFFENSES	12	13	139	179
OTHER	21	26	274	282

<u>CALLS ANSWERED:</u>	4,870	4,910	37,601	35,730
-------------------------------	-------	-------	--------	--------

TRAFFIC:

CITATIONS ISSUED	538	689	5,097	5,738
CITY ORDINANCES	36	50	365	404
WARNINGS	720	796	6,439	6,246
ACCIDENTS	90	105	854	807

TOP FIVE ACCIDENT LOCATIONS 2014

HWY 54 / HWY 74	53	
HWY 54 / HUDDLESTON	22	
HWY 54 / PLANTERRA	22	
HWY 74 / CROSSTOWN RD-TDK BLVD	16	
HWY 54 / FLAT CREEK/WILLOWBEND	15	

Peachtree City Code Enforcement 3rd Quarter Report 2014

	Jan - Mar 2014	Apr - Jun 2014	Jul - Sep 2014	Jul - Sep 2013	Oct - Dec 2014	2014 YTD	2013 YTD
Case Summary							
Cleanliness of Premises (Grass)							
New Cases	14	202	183	138		399	434
NOVs Reactive	0	23	13	18		36	39
NOVs Proactive	12	170	167	116		349	390
Citations	0	1	0	0		1	2
Unfounded	2	9	3	4		14	5
Cleanliness of Premises (Trash)							
New Cases	90	75	67	53		232	243
NOVs Reactive	20	14	13	8		47	38
NOVs Proactive	57	52	49	45		158	194
Citations	2	2	0	0		4	1
Unfounded	12	8	5	0		25	10
Cleanliness of Premises (Auto)							
New Cases	47	27	27	22		101	100
NOVs Reactive	4	3	3	6		10	12
NOVs Proactive	39	22	21	15		82	78
Citations	1	0	0	0		1	0
Unfounded	3	2	3	1		8	10
Parking Restrictions							
New Cases	45	44	69	40		158	178
NOVs Reactive	11	11	11	8		33	29
NOVs Proactive	29	26	53	32		108	145
Citations	1	0	0	0		1	0
Unfounded	5	7	5	0		17	4
Accessory Use to Dwellings							
New Cases	33	26	49	29		108	113
NOVs Reactive	2	4	11	5		17	11
NOVs Proactive	29	21	35	23		85	96
Citations	0	0	0	0		0	0
Unfounded	2	1	3	1		6	6
Sign Violations							
New Cases	40	35	25	23		100	93
NOVs Reactive	4	2	0	9		6	15
NOVs Proactive	36	33	23	14		92	76
Citations	1	0	0	0		1	0
Unfounded	0	0	2	0		2	2
Rehabs							
New Cases	4	6	11	7		21	25
NOVs Reactive	4	6	3	4		13	12
NOVs Proactive	0	0	8	3		8	13
Citations	1	0	0	0		1	0
Unfounded	0	0	0	0		0	0
Miscellaneous							
New Cases	85	217	106	20		408	328
NOVs Reactive	34	35	28	17		97	56
NOVs Proactive	26	164	66	3		256	242
Citations	10	1	7	0		18	6
Unfounded	17	18	10	0		45	25
Totals							
New Cases	358	632	537	332	0	1527	1514
NOVs Reactive	79	98	82	75	0	259	212
NOVs Proactive	228	488	422	251	0	1138	1234
Citations	16	4	7	0	0	27	9
Unfounded	41	45	31	6	0	117	62
Stormwater Bill Delivery	148	4	0	0		152	33
Ordinance Letter Delivery	0	204	0	0		204	0
Signs Confiscated	243	665	556	368		1464	876
Parks Checked	277	215	237	177		729	938

Public Works Quarterly Report

Activity Description	Unit	3rd Quarter 2014	FY2014 YTD	Annual Goal
General				
Average time to complete vandalism repairs once notified	Days	1.0	1.5	3
Average time to respond to a citizen complaint and assign action	Days	3.1	2.8	5
Streets				
Street Patching	Hrs.	307	478	2,500
Street Crack Sealing	Hrs.	0	68	435
Street General Maintenance	Hrs.	1,096	3,449	3,500
Storm Water Maintenance	Hrs.	1,264	3,564	8,000
Street Sweeping	Ft/Mls	264,000/50	826,848/157	360
Cart Paths				
Cart Path Paving	Ft.	5,378	6,667	21,000
Cart Path Litter Removal	Hrs.	98	843	1,250
Time to remove trees on paths once reported	Days	2.0	1.5	2
Cart Path Drainage Maintenance	Hrs.	351	827	2,500
Cart Path General Maintenance	Hrs.	2,286	5,060	3,250
Signs				
Average time to respond to traffic sign maintenance issues	Days	1.0	1.0	2
Signs Changed over to new reflectivity and mixed letter standard (completion date 2018)	Each	35	192	350
Contracted Services				
Time for contractor to remove trees once notified	Days	3.0	2.7	3
Time for landscaping and mowing contractor to fix an issue once notified	Days	0.0	3.1	2
Time for contractor to remove dead animals and debris from road once notified.	Days	1.0	1.0	1
Fleet Maintenance				
Average time to complete a preventative maintenance on a Light Car/Truck	Hrs	3.6	3.4	3
Average time to complete a preventative maintenance on a Heavy Truck	Hrs	8.0	7.3	6
Average time to complete a preventative maintenance on a Heavy Equipment	Hrs	8.0	3.4	6
Ratio of time spent on preventative maintenance versus other repair items		.5 TO 1		2 to 1
Facility Maintenance				
Sports Complex Maintenance	Hrs.	519	1,781	2,500
Parks General Maintenance	Hrs.	3,681	5,546	435
General Maintenance	Hrs.	599	2,164	2,000
Vandalism	Hrs.	1	17	0
Litter Removal	Hrs.	109	1,201	2,000
Building Maintenance	Hrs	1,303	3,501	2,500

Note: General maintenance line items include activities not included in paving operations. These include but are not limited; storm clean up, litter removal, curb repair etc.

CITY OF PEACHTREE CITY
RECREATION & SPECIAL EVENTS REVENUE
AS OF SEPTEMBER 30, 2014
WITH COMPARISONS TO SEPTEMBER 30, 2011, 2012 & 2013
Percent of budget year completed to date: 100.00%

	ACTUAL THRU SEPTEMBER			ORIGINAL		CURRENT	ACTUAL	%
	FY 2011	FY 2012	FY 2013	BUDGET	BUD	BUDGET	THRU	%
<u>RECREATION REVENUE</u>				FY 2014	IUSTMEI	FY 2014	SEPTEMBER	Collected
							FY 2014	To Date
Program Fees - Recreation	\$ 181,538	\$ 186,544	\$ 186,362	\$ 189,113.00	\$ -	\$ 189,113	\$ 182,629	96.57%
Program Fees - Kedron	190,324	170,448	177,512	172,122	-	172,122	210,578	122.34%
Program Fees - Kedron Open Gym	-	16,181	16,646	15,638	-	15,638	15,433	98.69%
Program Fees- Athletic Tournaments	11,396	-	10,420	3,380	-	3,380	2,695	79.73%
Facility Maintenance Rec.- Athletic Assoc.	-	43,130	111,408	93,000	-	93,000	83,768	90.07%
Facility Maintenance Ked- Athletic Assoc.	-	-	13,210	\$13,000	-	13,000	11,905	91.58%
Events	-	-	9,215	7,000	-	7,000	8,659	123.70%
Facility Rental - Recreation	10,101	5,631	22,476	10,000	-	10,000	32,460	324.60%
Facility Rental - Kedron	10,781	18,465	20,394	19,630	-	19,630	24,320	123.89%
	-	-	-	-	-	-	-	-
Program Fees - Pool Fees/Passes	140,084	62,188	96,558	76,066	-	76,066	97,635	128.36%
Program Fees - Kedron Swim Teams	-	11,603	51,675	59,843	-	59,843	52,054	86.98%
Program Fees - Kedron Swim Lessons	-	9,233	15,427	12,193	-	12,193	10,573	86.71%
Program Fees - Rec Pool Revenue	10,767	24,155	5,193	24,053	-	24,053	7,040	29.27%
	\$ 554,991	\$ 547,578	\$ 736,496	\$ 695,038	\$ -	\$ 695,038	\$ 739,749	106.43%

Recreation Programming- Konos and The Campus continue to rent courts at Kedron for their respective Volleyball teams. McIntosh High rented a court on Thursday nights at Kedron for basketball practices. Kedron was the site for the Health and Fitness Expo for the Dvas Event on the 4th and 5th. Kedron was the site for the Employee Benefits Fair on the 12th. Fall Volleyball started on the 8th with 11 teams registered and 105 participants. Summer softball is continuing to run at Meade and is expected to finish up in October. Peachtree City Youth Football games began on the 6th. We have hosted 6 home games this month and will host a total of 16 home games before our season ends at the end of November.

Special Events Notes- The Divas 5K and Half Marathon was held at Shakerag Knoll on the 6th with roughly 4,000 participants and 250 volunteers. The Shakerag Arts and Crafts Festival was held at Shakerag Knoll on the 20th and 21st with 127 vendors participating and an estimated 3,000 people visiting over the two days. The Dragon Boat races and International Festival was held at Lake McIntosh on the 27th with 28 teams participating and an estimated 1500 people in attendance.

Tournaments Notes- We hosted the Publix Atlanta Cup Soccer Tournament at the PAC over Labor Day weekend. We hosted the 2nd Annual "Brandon's Key Hits 4 Life Memorial Softball Tournament and Family Day" at Meade on the 13th.

BRE Program Report

September, 2014

- **Company A**
 - Assisting company with ongoing expansion project efforts
 - Providing guidance regarding site questions, permitting, environmental, etc.
- **Company B**
 - Meetings with new company leadership regarding expanding facilities
 - Providing ongoing support to expand customer base in other Georgia municipalities
 - Introducing new company leadership to the community and other interrelated industry firms
- **Developer A**
 - Working with local development firm to ascertain best options for two large redevelopment projects
 - Held meetings with state and federal agencies to determine means of support for redevelopment projects
 - Providing support to companies regarding potential concerns with redevelopment/new construction efforts
- **Company C**
 - Held meetings with executives to explore options related to existing company expansion
 - Hosted state and regional partners to meet with executives from Company C in order to provide support/address concerns from project
 - Held ongoing communications with company leadership and staff to work toward existing facility expansion
- **Company D**
 - Met with firm Owners to discuss ongoing expansion efforts
 - Explored real estate options to meet needs of growing company
 - Assisted with workforce growth needs of company
- **State-level Organizations**
 - Attended state-level conference to increase awareness of community and build relationships with State Project Managers/Regional Partners
- **Attended Joint Development Authority Meeting**
 - Provides increased Job Tax Credit for our community firms

****Please stay tuned for information related to new company groundbreaking.**

PEACHTREE CITY CONVENTION & VISITORS BUREAU ATTENDANCE RECORD

2 Year Term (unless specified below)

September-14

Report Date: Month Year

Term of Appointment

Name & Term Length (start/end)	Meetings Held Past 12 Months	# of Meetings Member Eligible to Attend	# Meetings Attended	# Meetings Absent	Meeting Dates Absent	Percentage Attendance
Byron Perryman Chairman, Hotel/Motel 01/01/14-12/31/15	10	10	9	1	11/20/2013	90%
Shayne Robinson Vice Chair, Recreation & Special Events Until no longer Recreation & Special Events Chairperson	10	10	9	1	3/19/2014	90%
Sherri Smith Brown Business Owner/Media 01/01/14-12/31/15	10	10	9	1	9/17/2014	90%
Andy Dunn Recreation Venue 1/1/2013 - 12/13/14	10	10	6	4	11/20/2013 01/22/2014 06/18/2014 08/20/2014	60%
Mike King City Council 01/01/14-12/31/14	10	8	6	2	2/26/2014 09/17/2014	75%
Hope Macaluso Airport Authority 01/01/14-12/31/15	10	6	6	0		100%
Rick Barnes Secretary/Treasurer Retail 01/01/14-12/31/15	10	10	9	1	7/16/2014	90%
Wende Blumberg Alternate Hotel/Motel 01/01/14-12/31/15	10	8	5	3	2/26/2014 3/19/2014 4/16/2014	63%

PLANNING COMMISSION ATTENDANCE RECORD

3-Year Term

Term of Appointment

September 2014

Report Date: Month Year

Name & Term Length (start/end)	Meetings Held Past 12 Months	# of Meetings Member Eligible to Attend	# Meetings Attended	# Meetings Absent	Meeting Dates Absent	Percentage Attendance
David Conner Vice Chairman 10/07/10 - 09/30/16	15	15	14	1	3/10/2014	93%
Aaron Daily 10/10/11 - 09/30/14	15	15	12	3	4/14/2014 6/9/2014 8/11/2014	80%
Frank Destadio, Chairman 04/21/11 - 09/30/15	15	15	14	1	6/9/2014	93%
Robert Napoli 10/01/12 - 09/30/15	15	15	12	3	10/14/2013 07/21/2014 09/08/2014	80%
Lynda Wojcik 02/23/09 - 09/30/16	15	15	15	0		100%

COMMISSION/AUTHORITY ATTENDANCE RECORD

September 15, 2014

RECREATION & SPECIAL EVENT'S ADVISORY BOARD

Five (5) year to NEW - Three (3) year term

[illegible]

CITY OF PEACHTREE CITY

INTEROFFICE MEMORANDUM

TO: Mayor and Council
FROM: City Manager 
DATE: 10/7/2014
SUBJECT: Consider Appointment of Planning Commission Member(s)
Consent Agenda, October 16, 2014

Recommendation:

Re-appoint Aaron Daily to fulfill a new term on the Planning Commission beginning 10/16/2014-9/30/2017 and appoint Phil Prebor to fulfill the term that started 10/1/2012-9/30/2015 (Robert Napoli Resignation) on the Planning Commission. In addition, Terrence Manning to be appointed as an alternate in the event a vacancy occurs.

Discussion:

The Selection Committee, composed of Mayor Vanessa Fleisch, Council Member Terry Ernst, Planning Commission Chairman, Frank Destadio and myself, considered 5 applicants for the vacancies on the Planning Commission

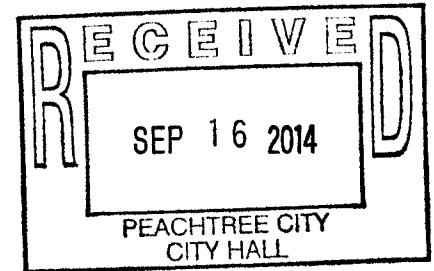
It is the recommendation of the Committee that Aaron Daily be re-appointed to a new term beginning 10/16/2014 and ending 9/30/2017. We also recommend that Phil Prebor be appointed to the term vacated by Robert Napoli that would end on 9/30/2015. In addition, the Committee further recommends that Terrence Manning be appointed as an alternate to fill any vacancy that may occur.

Copies of their applications are attached for your review.

Budget Impact:

This item should have no budgetary impact.

PLANNING COMMISSION
APPLICATION FOR APPOINTMENT



Thank you for your interest in being considered for appointment to the Planning Commission. Applicants must be a legal resident of the State of Georgia and have been a resident of Peachtree City for at least six months prior to the date an application is submitted. Elected officials of any governmental jurisdiction in the County and City employees are not eligible for appointment.

The Planning Commission is comprised of five members appointed to three-year terms. Meetings are held on the second Monday of each month at 7:00 p.m. Members are required to attend a minimum of eighty percent (80%) of all meetings. **Applicants are encouraged to attend as many Commission meetings as possible in an effort to become familiar with the responsibilities of the Commission.** Appointees will also be required to attend various Planning Commission Training classes and meetings paid for by the City as part of their service on the Commission. The Commission is responsible for assisting in the administration of the City Zoning Ordinance and Land Development Ordinance and for reviewing site plans and landscape plans for commercial and industrial development.

Please take a few minutes to complete the form below and answer the questions on the reverse side of this form and return it with a resume, if available, to Debbie Lemay, City Hall, 151 Willowbend Road, Peachtree City, GA 30269 by **5:00 p.m., on Friday, September 26, 2013.** The City will contact you within two weeks of the application closing date.

If you have any questions, please call (770) 487-7657.

Information provided on this form is subject to disclosure as a public record under Georgia Open Records Law.

NAME AARON DAILY

ADDRESS 328 REVOLUTION DRIVE

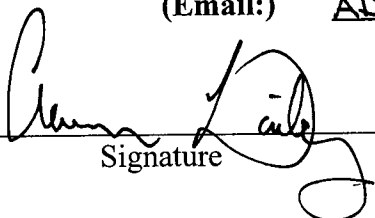
PEACHTREE CITY, GA 30269

TELEPHONE (Day Time) (770) 487-8041 WORK

(Evening) (770) 830-0597 CELL

(Fax No:) _____

(Email:) ADAILY@HISTORICALCONCEPTS.COM


Signature

9/16/2014
Date

How long have you been a resident of Peachtree City? 18 YEARS

Why are you interested in serving on the Planning Commission?

I MOVED TO PEACHTREE CITY 18 YEARS AGO BECAUSE OF ITS REPUTATION OFFERING A HIGH QUALITY OF LIFE AND UNIQUE COMMUNITY STRUCTURE. OVER THIS PERIOD OF TIME, I HAVE BEEN EXTREMELY GRATEFUL TO LIVE, WORK, PLAY, AND RAISE A FAMILY IN EXACTLY THE ENVIRONMENT I HAD HOPED →

What qualifications and experience do you possess that would benefit the Planning Commission?

(Licensed/Registered Architect, Landscape Architect)

I AM CURRENTLY A LICENSED ARCHITECT REGISTERED IN 11 STATES, INCLUDING GEORGIA. IN ADDITION TO PROVIDING STANDARD ARCHITECTURAL SERVICES, I HAVE ALSO HAD THE UNIQUE OPPORTUNITY TO WORK PROFESSIONALLY WITH SEVERAL CITIES AND COMMUNITIES IN THE REGION CREATING TOOLS →

List major jobs you have held during your working career to include name of company and position.

ARCHITECT AND PRINCIPAL

HISTORICAL CONCEPTS

480 PRIME POINT

PEACHTREE CITY, GA 30269

Do you have any past experience relating to City planning? If so, describe.

I HAVE SERVED ON THE PEACHTREE CITY PLANNING COMMISSION FOR THE PAST THREE YEARS.

Have you attended any Planning Commission meetings in the past year and, if so, how many?

SEE ABOVE

Are you willing to take continuing education classes?

YES

Would there be any possible conflict of interest between your employment and you serving on the Planning Commission?

BECAUSE OF MY PROFESSIONAL WORK IN THE REGION, THE POTENTIAL DOES EXIST. IF A POTENTIAL CONFLICT DID ARISE, I WOULD MAKE IT KNOWN AND ABSTAIN FROM ANY VOTE ON THE SUBJECT.

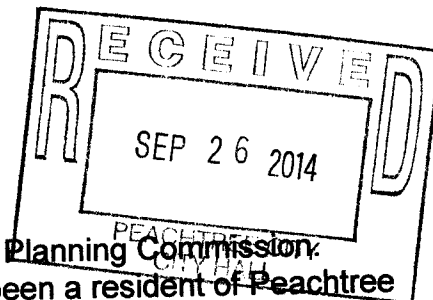
Describe your current community involvement.

SEE ABOVE

FOR SO MANY YEARS AGO. I FEEL IT IS MY DUTY TO DO WHATEVER I CAN TO ENSURE THAT CURRENT AND FUTURE OF PEACHTREE CITY ARE PROVIDED THE SAME OPPORTUNITIES.

SUCH AS HISTORIC DEVELOPMENT AND CONSTRUCTION GUIDELINES, DEVELOPMENT REGULATIONS AND ORDINANCES, AS-BUILT SURVEYS, AND BUSINESS DEVELOPMENT MARKETING COLLATERAL.

**PLANNING COMMISSION
APPLICATION FOR APPOINTMENT**



Thank you for your interest in being considered for appointment to the Planning Commission. Applicants must be a legal resident of the State of Georgia and have been a resident of Peachtree City for at least six months prior to the date an application is submitted. Elected officials of any governmental jurisdiction in the County and City employees are not eligible for appointment.

The Planning Commission is comprised of five members appointed to three-year terms. Meetings are held on the second Monday of each month at 7:00 p.m. Members are required to attend a minimum of eighty percent (80%) of all meetings. **Applicants are encouraged to attend as many Commission meetings as possible in an effort to become familiar with the responsibilities of the Commission.** Appointees will also be required to attend various Planning Commission Training classes and meetings paid for by the City as part of their service on the Commission. The Commission is responsible for assisting in the administration of the City Zoning Ordinance and Land Development Ordinance and for reviewing site plans and landscape plans for commercial and industrial development.

Please take a few minutes to complete the form below and answer the questions on the reverse side of this form and return it with a resume, if available, to Debbie Lemay, City Hall, 151 Willowbend Road, Peachtree City, GA 30269 by **5:00 p.m., on Friday, September 26, 2014.** The City will contact you within two weeks of the application closing date.

If you have any questions, please call (770) 487-7657.

Information provided on this form is subject to disclosure as a public record under Georgia Open Records Law.

NAME Phillip E. Prebor

ADDRESS 125 Chadwick Drive Peachtree City, Ga. 30269

TELEPHONE (Day Time) 770-856-3443

(Evening) 770-856-3443

(Fax No:) _____

(Email:) Routine777@aol.com

A handwritten signature in black ink, appearing to read "Phillip E. Prebor", written over a horizontal line.

Signature

Sept. 23rd 2014

Date

How long have you been a resident of Peachtree City? **22+ years**

Why are you interested in serving on the Planning Commission? **I believe with my experience and community awareness, I can help Peachtree City maintain and improve our high standards.**

What qualifications and experience do you possess that would benefit the Planning Commission?

- **Licensed Ga. Contractor, with more than 90% of business in Peachtree City**
- **20+years investing, maintaining & renovating commercial & residential properties in Peachtree city.**
- **Well familiar with most land parcels in Peachtree City.**
- **GSU Robinson College of Business (anticipated graduation 2015).**
- **Methodical approaches to aircraft manufacturing & maintenance.**

List major jobs you have held during your working career to include name of company and position.

- **Routine Maintenance Inc.: President/CEO**
- **Routine Holdings LLC: Manager/Partner**
- **Eastern Airlines: Supervisor**
- **Piper Aircraft: Quality Assurance Inspector**

Do you have any past experience relating to City planning? If so, describe. **No**

Have you attended any Planning Commission meetings in the past year and, if so, how many?
Are you willing to take continuing education classes? **No. Yes, I am eager to take continuing education classes.**

Would there be any possible conflict of interest between your employment and you serving on the Planning Commission? **Not that I am aware of.**

Describe your current community involvement. **I live, work and play in Peachtree City. I have high interest in Peachtree City's commitment to maintaining its' high standards, property values and quality of life. I am conscientious of Peachtree City's government actions, especially those that affect the future. My commitment will continue to increase over the years to come.**

PLANNING COMMISSION
APPLICATION FOR APPOINTMENT

SEP 26 2014

Thank you for your interest in being considered for appointment to the Planning Commission. Applicants must be a legal resident of the State of Georgia and have been a resident of Peachtree City for at least six months prior to the date an application is submitted. Elected officials of any governmental jurisdiction in the County and City employees are not eligible for appointment.

The Planning Commission is comprised of five members appointed to three-year terms. Meetings are held on the second Monday of each month at 7:00 p.m. Members are required to attend a minimum of eighty percent (80%) of all meetings. **Applicants are encouraged to attend as many Commission meetings as possible in an effort to become familiar with the responsibilities of the Commission.** Appointees will also be required to attend various Planning Commission Training classes and meetings paid for by the City as part of their service on the Commission. The Commission is responsible for assisting in the administration of the City Zoning Ordinance and Land Development Ordinance and for reviewing site plans and landscape plans for commercial and industrial development.

Please take a few minutes to complete the form below and answer the questions on the reverse side of this form and return it with a resume, if available, to Debbie Lemay, City Hall, 151 Willowbend Road, Peachtree City, GA 30269 by 5:00 p.m., on Friday, September 26, 2014. The City will contact you within two weeks of the application closing date.

If you have any questions, please call (770) 487-7657.

770-631-2505 FAX Lemay

ATTN Debbie

Information provided on this form is subject to disclosure as a public record under Georgia Open Records Law.

NAME Terrence Orlando Manning

ADDRESS 113 Azalea Drive

Peachtree City, GA

TELEPHONE (Day Time) 404-579-7115

(Evening) _____

(Fax No:) _____

(Email:) tim7@cdc.gov

Signature

Date

9-24-2014

How long have you been a resident of Peachtree City? 3 years

Why are you interested in serving on the Planning Commission?

Concern for the future of our great city. It's development Structurally.

What qualifications and experience do you possess that would benefit the Planning Commission?

(Licensed/Registered Architect, Landscape Architect) Licensed HVAC, Past Civil Engineering with Air Force (bridge repair, run-way repair other structural assessment & repair

List major jobs you have held during your working career to include name of company and position.

US Air Force HVAC/Civil Engineering
Avery Research Center, Pasadena California Facilities Maint
City of Pasadena Facilities & Structural Maint.
Centers For Disease Control & Prevention Facilities & Engineering

Do you have any past experience relating to City planning? If so, describe.

No

Have you attended any Planning Commission meetings in the past year and, if so, how many?

No

Are you willing to take continuing education classes?

Yes!

Would there be any possible conflict of interest between your employment and you serving on the Planning Commission?

No

Describe your current community involvement.

Attend City Council Meetings
was Part of 2012 Needs Assessment Committee with
Mayor Haddix

Terrence O. Manning

P. O. BOX 1171
Decatur, Georgia 30031
Email: tim7@cdc.gov

404-579-7115 (Cell)
770-488-1084 (Office)

EDUCATION

- ✓ Associates Degree – Mechanical & Electrical Engineering
Graduated 1992 (3.0 GPA), Community College of the Air Force
- ✓ Associates Degree in Biblical Education
Graduated 2003 (3.8 GPA), Beulah Heights Bible College
- ✓ Bachelors Degree in Leadership and Administration
Graduated 2005 (3.8 GPA), Beulah Heights Bible College (Cum Laude)

LICENSES AND CERTIFICATIONS

- ✓ Registered Neutral (Mediator) State of Georgia
- ✓ Conditioned Air Licensed Contractor

EXPERIENCE

Equal Employment Opportunity (EEO) Specialist GS-0260-9
2011 to Present
Centers for Disease Control and Prevention (Atlanta, GA)

- ✓ Although at the GS-0260-9 grade level I am one of three EEO Specialist currently performing at the GS-0260-12 grade level servicing more than 15,000 employees in nearly 170 occupations. Field staff assigned to all 50 states and more than 50 countries.
- ✓ Knowledge of civil rights laws, regulations, executive orders, court decisions, and issues related to the Equal Employment Opportunity Program including but not limited to Title VII of the Civil Rights Act of 1964, Titles I and V of the Americans with Disabilities Act of 1990, EEOC Management Directive 715, and special emphasis programs in the areas of Federal Women's Program, Hispanic Employment Program and Persons with Disabilities Program and the skills in applying them.
- ✓ Demonstrated Ability to gather, analyze, evaluate information to determine the meaning, relevancy, veracity, and importance of complex and interrelated facts, weigh evidence, make conclusions and recommendations in order to identify EEO problems and develop resolution based recommendations/ action plans/ policies that meet the needs of customers by delivering high-quality products and services.
- ✓ Demonstrated ability to communicate in an effective, clear, concise, organized, and convincing manner for the intended audience and in a manner that is courteous, sensitive, and respectful of others.
- ✓ Counsel employees in pre-complaint cases regarding discrimination; and maintain compliance with 29 C.F.R. 1614 and the EEOC Management Directive 110 (MD-110).
- ✓ Process the appropriate documents received by an aggrieved employee.
- ✓ Notify the aggrieved person regarding the stages of the complaint process and informs them of their rights to make an election regarding traditional counseling or the Alternative Dispute Resolution (ADR).

- ✓ Prepare Counselor Reports and issue notices of an employee's rights to file a formal decimation complaint.
- ✓ Interpret laws and regulations to provide an equal opportunity for employment activities including: position classification; workforce analysis; recruitment; promotion; training; suspension and dismissal; and selection.
- ✓ Conduct inquiries during initial interviews with the aggrieved employee to determine the claim and basis and to clarify questions.
- ✓ Determine if there are any issues with timeliness in obtaining information related to the complaint.
- ✓ Obtain and analyze information to determine the legal issues raised.
- ✓ Review personnel records and documents to assist in analyzing the issues concerning the complaint.
- ✓ Process pre-complaints and formal complaints according to the EEOC's Management Directive 110 and the regulations under 29 C.F.R. 1614; and use the appropriate forms or templates.
- ✓ Draft and finalize Acceptance and Dismissal Letters that are legally supported within the regulatory timeframe.
- ✓ Draft and finalize Counselor Reports and address relevant legal issues regarding jurisdiction.
- ✓ Resolve issues with formal and pre-complaints pursuant to the EEO guidelines.
- ✓ Develop issue position papers and recommendations for policy changes to ensure due processes; and the efficiency and effectiveness of the complaint process.
- ✓ Provide advice and guidance to CDC Managers and review formal complaints of discrimination to determine if they should be accepted for investigation.
- ✓ Review Reports of Investigation.
- ✓ Perform legal research in order to process formal complaints regarding discrimination.
- ✓ Provide legal interpretation regarding discriminatory issues raised in complaints.
- ✓ Assist in the formulation of legal arguments.
- ✓ Remain neutral when dealing with customers and management, processing formal complaints, or notifying Principal Agency Witnesses of the status of complaints during processing.
- ✓ Ensure that Agency decisions are technically and procedurally correct and sound in accordance with appropriate case law precedence.
- ✓ Prepare settlement agreements and Memoranda of Understanding.
- ✓ Maintain confidential files in accordance with the EEO filing system.
- ✓ Enter confidential information into the complaint's tracking system and ensure accurate and timely reporting by the OEEO for the EEOC's 462 Report.
- ✓ Track deadlines in the formal complaint process to ensure timely processing of complaints.
- ✓ Assist the ADR officer in managing the provisions of complaint handling processes; and administrative and bargaining unit grievance procedures.
- ✓ Implement conflict resolution techniques and evaluate ADR programs.
- ✓ Provide support (for example, facilitating meetings) in the development and implementation of cooperative relations between managers and employees.
- ✓ Analyze and evaluate ADR pilot programs.
- ✓ Interact with the Departmental Appeals Board and HHS, OGC to collect information necessary for a comprehensive evaluation.
- ✓ Ensure that CDC's affirmative employment and diversity programs are consistent with established laws.
- ✓ Keep Senior Level officials apprised of patterns and trends in the employment of minorities; women; and individuals and disabilities, in addition to developing briefing recommendations for changes in policies and procedures.
- ✓ Provide technical guidance to improve CDC's workforce profile.
- ✓ Develop and deliver training.

Building Automation Systems Specialist GS-0856-10

2005 - 2011

Centers for Disease Control and Prevention (Atlanta, GA)

- ✓ Performed development work and conducted research by the application of previously established experimental and empirical methods and techniques; and interpreted results and selected or recommended an approach appropriate to the solution of the design problem.
- ✓ Served as a specialist in a narrow aspect of electronic engineering, to include: environmental suitability; the development of new components such as solid state devices for instrumentation equipment; or the application of new circuits in units or devices with very critical tolerances or performance characteristics.
- ✓ Planned, organized and executed a limited project involved in the development of a system with performance characteristics which required the solution of both design and operational problems.
- ✓ Served as a Union Representative for 1800 Bargaining Unit employees within the American Federation of Government Employees (AFGE) Local 2883.
- ✓ Served as Chairman of the A-76 Contracting Committee overseeing all contracting, outsourcing, consolidation, and reorganizing of CDC personnel.
- ✓ Worked with management to establish policy, promote change, resolve problems negotiate differences and make improvements.
- ✓ Spoke before Senate Sub-committees to establish policy and change within CDC and Health and Human Services.

Air Condition Mechanic/Electronic Technician GS-5306-10

1997 - 2005

Centers for Disease Control and Prevention (Atlanta, GA)

- ✓ Installed; troubleshoot; and serviced and repaired all types of controls, individual air-conditioning units and refrigeration equipment alarms.
- ✓ Programmed the automation systems for all the HVAC systems in all the buildings, such as pressure controls; electric controls; pneumatic controls; heat exchangers; and hot and chilled water lines.
- ✓ Dismantled and repaired and reassembled units, such as pumps; impellers; compressors; chillers; receivers; and evaporators.
- ✓ Established a rapport and communicated effectively with other agencies - both internally and externally - to obtain information and results.
- ✓ Worked in environments that required identification of needs or problems and determined the necessary action.
- ✓ Interpreted charts, diagrams, blue prints, schematics and situations.
- ✓ Recommended changes to senior management, using oral and written presentations.
- ✓ Followed up on requests and complaints in a timely manner from facility Center Directors and other tenants.
- ✓ Managed and responded to multiple ongoing work orders from numerous facilities, completing all tasks in a timely manner that resulted in high quality production and impact

OTHER PROFESSIONAL EXPERIENCE:

Union President/EEO Collateral Duty Counselor (GS-0260-12 Level)

2000 - 2010

Centers for Disease Control and Prevention (Atlanta, GA)

- ✓ Worked side by side with CDC EEO and Reasonable Accommodation Specialists on behalf of bargaining Unit Employees regarding prevention and compliance to EEO Policies and Regulations to reduce employer liability; utilizing the following Laws, regulations and guidelines which are found in Title 29 of the Code of Federal Regulations (CFR), parts 1600 through 1699.
 - ✓ Title VII of the Civil Rights Act of 1964 (Title VII),
 - ✓ The Pregnancy Discrimination Act,
 - ✓ The Equal Pay Act of 1963 (EPA),
 - ✓ The Age Discrimination in Employment Act of 1967 (ADEA),
 - ✓ Title I of the Americans with Disabilities Act of 1990 (ADA),
 - ✓ Sections 102 and 103 of the Civil Rights Act of 1991,
 - ✓ Sections 501 and 505 of the Rehabilitation Act of 1973, and
 - ✓ The Genetic Information Nondiscrimination Act of 2008 (GINA)

Training:

- ✓ Worked with Agency EEO specialists to design and present training programs on legal compliance for managers and legal rights for employees. Training consisted of reviewing the laws and policies related to EEO and explaining to managers' and employees their responsibilities in complying with EEO regulations.
- ✓ Performed EEO training that included informing employees of their rights under EEO laws and policies, and provided information to help resolve issues and file complaints. The training was used as a discrimination-prevention tool, which has helped reduce agency liability and employee discrimination.

Consulting:

- ✓ Sought by agency managers for advice on resolving EEO matters concerning Bargaining Unit employees. For example, during the agency's Futures Initiative Program and A-76 Comparison, studies I was sought by the agency for input on whether these actions would negatively affect a particular group of workers as far as race, class and sex. Worked with EEO specialists to review the data and gave advice on how to reduce or eliminate any adverse impact that may be caused by the implementation of these programs.
- ✓ Worked with EEO specialist when an employee's conduct warranted disciplinary action to review personnel policies and the personnel records of employees charged with engaging in unacceptable behavior. This ensured fair and equitable treatment.
- ✓ Worked side by side with agency Reasonable Accommodation Personnel to ensure that all Bargaining unit Employees' rights were not violated and that the employee and managers followed all regulations and guidelines (**Human Rights Law at §292.21-e**), when applying for a Reasonable Accommodation.
- ✓ Worked with management on the Labor management Cooperate Council (LMCC) to establish and review all policy (i.e. Reasonable Accommodation, **EEO**, Health and Human Services Smoking policy and PMAP etc.), promoted change, resolved problems utilizing the **EEO and Alternative Dispute resolution programs**, negotiated differences and recommended process/policy improvements as appropriate.

MILITARY EXPERIENCE

Air Condition Technician AFSC 54560

1982 – 1992

United States Air Force

- ✓ Supervised and evaluated air conditioning specialist.
- ✓ Supervised and directed overall maintenance of equipment. Assigned daily duties to work center personnel.
- ✓ Participated in all contingency, large scale military exercises consisting of military organizations world-wide.
- ✓ Worked side by side with numerous foreign personnel to influence and create department of defense Policy.

CDC TRAINING

2014:

- ✓ Federal Dispute Resolution Conference
- ✓ Mentoring for Mediators (Justice Center of Atlanta)
- ✓ Assertiveness Skills for Business Professionals
- ✓ Managing Projects and priorities
- ✓ How The Supervisors Guide to Understanding and Applying EEO Laws
- ✓ Public Speaking Without Fear
- ✓ Simple Quick and Stress Free Organization Strategies
- ✓ Managing Chaos and Pressure at Work
- ✓ Contractor or Employee - How to Know the Difference?
- ✓ ADA and Reasonable Accommodation
- ✓ Business Writing Essentials
- ✓ 8 Steps for Highly Effective Negotiation
- ✓ ✓How to manage Priorities and time
- ✓ EEOC Technical Assistance Seminar

2013:

- ✓ Advanced Mediation Skills, Techniques and Approaches (Justice Center of Atlanta)
- ✓ EEOC Technical Assistance Seminar
- ✓ Framing EEO Claims
- ✓ Acceptance and Dismissal of Claims
- ✓ Writing Final Agency Decisions

2011:

- ✓ Federal Dispute Resolution Conference
- ✓ Star12 Training How to be a Dynamic Trainer
- ✓ Graduate school USA (EEO Counseling)
- ✓ EEOC Webinar Ten Easy Steps to Understanding ADA Reasonable Accommodations
- ✓ EEOC Technical Assistance Seminar

2010:

- ✓ New EEO Counselor 32-Hour Training
- ✓ EEO In the Workplace Training (BIG TRAINING CONFERENCE)

- ✓ GRADUATE MANAGEMENT ADMISSION TEST (PREP COURSE)
- ✓ CDC's Role in Emergency Response

AWARDS AND RECOGNITIONS

- ✓ Cash Award Fully Successful Rating (2005-2011)
- ✓ On-The-Spot Cash Award, CDC (2002)
- ✓ Air Force Overseas Service Ribbons (1988-1992)
- ✓ Air Force Commendation Medals (1988-1991)
- ✓ Air Force Good Conduct Medals (1986-1990)
- ✓ Non-Commissioned Officer of the Quarter (1998)
- ✓ Professional Military Education Award (1997)
- ✓ Certificate of Appreciation, Postal Augmentee Support (1992)
- ✓ Letter of Appreciation, Outstanding Support, Kunson AFB (1991)



Date: October 10, 2014

To: Mayor and City Council

Via: James Pennington 

From: Peachtree City Convention & Visitors Bureau Board of Directors
Executive Director

RE: Appointment of CVB Position

Request:

The Peachtree City Convention & Visitors Bureau, Inc. requests that the City Council appoint Wende Blumberg to fill the unexpired term of past Board Chairman Byron Perryman.

Summary:

Wende Blumberg is the General Manager of Dolce Atlanta-Peachtree and currently serves on the CVB Board in the position of Alternate Hotel Manager or Owner. Mr. Perryman is no longer employed at the Wyndham Peachtree Conference Center, therefore he has submitted his letter of resignation from the Board. His term on the CVB Board will expire in December 2015.

CITY OF PEACHTREE CITY

INTEROFFICE MEMORANDUM

TO: Mayor and Council Members

VIA: James L. Pennington, City Manager 
Paul Salvatore, Financial Services Director *PS*

FROM: Jonathan N. Rorie, Community Services Director 

DATE: October 10, 2014

SUBJECT: Tennis Center Membership Fees
October 16, 2014 Council Meeting

Recommendation:

Staff recommends approval of the attached membership fee schedule for the Peachtree City

Discussion:

The Peachtree City Tennis Center is currently operated under a management contract with Sequoia Golf/Cannongate. There are approximately 393 members. The proposal is to increase the membership fees by 10% for Fayette County Residents and 15% for Out-of-County Residents. This proposal is similar to the triple- tier rate structure the city currently uses for youth sports, and other recreational programming. If approved, the new rate structure will take effect when members renew their respective memberships.

Budget Impact:

Implementation of the new rate structure will have a revenue neutral effect on the budget for FY 2015.

PROPOSAL

[illegible]

CITY OF PEACHTREE CITY

INTEROFFICE MEMORANDUM

TO: Mayor and Council Members

VIA: James L. Pennington, City Manager
Paul Salvatore, Financial Services Director *PS*
Angela Egan, Purchasing Agent *AE*

FROM: Jonathan N. Rorie, Community Services Director *JNR*

DATE: October 10, 2014

SUBJECT: Annual Contract for Sport Field Turf Management
October 16, 2014 Council Meeting

Recommendation:

Staff recommends that City Council renew the service for Sports Field Turf Management with TruGreen (formerly TruGreen Chemlawn) for one additional calendar year at their not to exceed annual price of \$56,208.00.

Discussion:

Back in January of 2012, the City Council awarded TruGreen the award for Turf Management based on their response to a request for proposals. The award was for a one year contract, with the option to renew for two additional years. Staff has been pleased with TruGreen's performance over the last three years. In fact, TruGreen Chemlawn has submitted proposals that have resulted in a contract for at least the past ten years. Staff is proposing an additional extension of one calendar year with the expectation of rebidding for calendar year 2016. The original RFP in 2012 resulted in two proposals with the results as follows:

Company	Amount	Price Proposal (50% weight)	Related Experience & Compliance (30% weight)	Staff Credentials (10% weight)	References (10% weight)	Weighted Score
TrueGreen Chemlawn	\$56,208	5	3.7	3.7	3.7	4.33
ValleyCrest Landscape	\$132,704	2.1	3.7	5	5	3.16

Budget Impact:

Sufficient funds have been budgeted in account 100-6110-522251 to cover this expense.

POSITION PAPER

Senior Planner
October 10, 2014

David



Case number: V-2014-06

Applicant: Mr. and Mrs. A.C. Roda

Property address: 101 Adell CT
Lot 124, North Pinegate

Variance request: To permit an encroachment of 4' into the rear building setback to accommodate an addition to the existing garage.

Situation:

Mr. and Mrs. A.C. Roda ("Applicant") own the property located at 101 Adell Court within the North Pinegate subdivision. The subject tract is 0.53-acres in size and is zoned R-12 Residential with an established rear building setback of 30'.

The existing home was constructed in 1986. The front of the home faces Adell Court, and the side of the home, including the existing two car garage, faces Melrah Hill. The Applicant is proposing an extensive renovation to the home which would include the addition of a third garage bay on the existing garage, as well as a second-story storage area above the expanded garage. The corner of the proposed garage addition would extend 4' into the rear building setback.

The Applicant is requesting a variance to permit this encroachment. A copy of the variance application is included as Attachment "A".

Facts:

1. The subject tract is zoned R-12 Residential, with an established front building setback of 40', a side building setback of 15' and a rear building setback of 30'.
2. The existing home complies with the established building setbacks.
3. The subject tract is a corner lot and is classified as a multiple-frontage lot. As such, the front building setback is applicable to both street frontages.
4. The rear corner of the home is located 39.5' from the rear property line.
5. The corner of the addition would be located 26' from the rear property line.
6. The addition would encroach 4' into the required rear building setback.
7. There is no Homeowner's Associated within the North Pinegate subdivision.

Proposed Variance: V-2014-06

October 10, 2014

Page 2

8. The Applicant has letters from the property owners to the rear and to the right of the property indicating their support of the variance as requested.

Review criteria:

Based on the review criteria established within Section 1207 of the city's Zoning Ordinance, City Council shall not grant the request unless all of the following findings can be made:

- (a) **There are special circumstances applicable to the property, including location, shape, size, surroundings, or topography so that the strict application of this ordinance denies the property of privileges enjoyed by other property in the vicinity and under identical zoning district classification;**

Staff findings:

The subject tract is rectangular in shape, is relatively flat and has few trees between the home and the adjoining roads. The property is a corner lot and is classified as a multiple-frontage lot. The 40' front building setback is applicable to both street frontages.

While the property is a little over a half acre in size, the front of the home facing Adell Court was constructed approximately 60' from the right-of-way. The existing garage was offset and does not align with the front of the home. Based on the location of the home on the property, it would be difficult, if not impossible, to construct the addition as proposed without encroaching in the rear building setback.

Had the home been constructed at an angle to face the corner of Adell Court and Melrah Hill, or been constructed facing Melrah Hill, it is likely the proposed addition could be constructed without the need for a variance.

- (b) **The strict or literal interpretation and application of this ordinance would result in practical difficulties or unnecessary hardships inconsistent with the general purpose and intent of the Zoning Ordinance, or would deprive the Applicant of privileges granted to others in similar circumstances;**

Staff findings:

The strict or literal interpretation and application of this ordinance would prevent the Applicant from improving the property as proposed.

The purpose of establishing minimum building setbacks within residential zoning districts is to prevent development from encroaching onto adjoining property as well as to provide a visual and spatial separation between structures.

Proposed Variance: V-2014-06

October 10, 2014

Page 3

While the proposed addition would extend towards the rear property line, the rear property line abuts the rear yard of Lot 83, which faces Walnut Grove Road. Even with the 4' encroachment as proposed, the rear of the two homes would still be separated by approximately 100'. In addition, the rear portion of the subject tract as well as the rear of Lot 83 are currently wooded, which would provide a natural buffer between the two homes.

- (c) **There are exceptional or extraordinary circumstances or conditions applicable to the property involved or the intended development of the property which preclude the applicant from complying with this ordinance and that do not apply generally to other property in the same zoning district and which prevent the applicant from complying with existing regulations;**

Staff findings:

It could be argued there are no exceptional conditions applicable to this tract of land: the overall tract is over a half acre in size and is relatively flat, the garage addition could be shifted farther back or reduced in width to avoid encroaching into the building setback, or the addition could simply not be constructed at all.

However, the Applicant has explained in detail the various options they considered when locating the proposed addition. Another consideration is the angle of the rear property line and its relation to the rear of the home. If the rear property line were parallel to the front property line, the proposed addition could be constructed without the need for a variance.

- (d) **The granting of such variance will not constitute the granting of special privileges inconsistent with the limitations on other property in the same zoning district; and**

Staff findings:

The subject tract is larger than most lots within the R-12 zoning district. However, because the lot is a corner lot, the front building setback is applicable to two property frontages as opposed to a single property frontage.

The placement of the home as well as the angle of the rear property line prevent the expansion as proposed without a variance.

- (e) **The granting of such variance will not be materially detrimental to the public health, safety, or general welfare nor injurious to property or improvements in the zone or neighborhood in which the property is located.**

Staff findings:

Granting the variance will not be detrimental to the property, to the neighborhood or to other lots within similar zoning districts. The Applicant has

Proposed Variance: V-2014-06

October 10, 2014

Page 4

the support of the adjoining property owners that would be most impacted should the addition be constructed as proposed.

- (f) The granting of such variance will not create inconsistencies with any objective of the Comprehensive Plan.**

Staff findings:

Granting the variance would support the findings of the Comprehensive Plan, which encourages the protection of the character of existing neighborhoods as well as redevelopment and reinvestment within these neighborhoods. The Applicant is proposing to enhance their property, as well as the overall subdivision, with these improvements.

Options:

In accordance with Section 1202 of the Zoning Ordinance, variances shall only be granted upon showing that:

- a) Relief, if granted, would be in harmony with, or could be made to be in harmony with, the general purpose and intent of the zoning ordinance; or
- b) The application of the particular provision of the zoning ordinance to a particular piece of property, due to extraordinary and exceptional conditions pertaining to that property because of its size, shape, or topography, would create an unnecessary hardship for the owner while causing no detriment to the public.

Recommendation:

Based on the analysis and findings presented herein, and without the benefit of considering additional evidence that may be presented at the Public Hearing, Staff recommends that the variance request for the property located at 101 Adell Court be approved subject to the following understandings and conditions:

- 1. *The variance shall be limited to an encroachment of no more than 4' into the rear building setback as shown on the site plan provided by the Applicant. There shall be no other encroachments permitted without first securing additional variances.*
- 2. *Following completion of construction and prior to issuance of the Certificate of Occupancy, the Applicant shall provide a Foundation Survey to the Building Official identifying the location of the new construction. The purpose of this survey will be to ensure the new construction does not encroach any further into the rear building setback than permitted by this variance.*

Attachments