

City Council of Peachtree City
REVISED AGENDA
October 3, 2013
7:00 p.m.

- I. Call to Order
- II. Pledge of Allegiance
- III. Announcements, Awards, Special Recognition
 - Proclamation – McIntosh High School Alumni Hall of Fame Day
 - Proclamation – Great Georgia Airshow
 - Recognize WASA On-call Crew
 - Recognize Employee of the Month – Belinda Washington-Wilder
 - Citizen Police Academy Graduation
- IV. Public Comment
- V. Agenda Changes
- VI. Minutes
 - September 5, 2013, Regular Meeting Minutes
 - September 13, 2013, Special Called Meeting Minutes
- VII. Monthly Reports
- VIII. Consent Agenda
 - 1. Consider Contract for IT Monitoring & Support Services – Cpak
 - 2. Consider Request to Surplus and Transfer Dishes and Glassware to another Agency
Request to move unused items from Tennis Center to Fayette Senior Services in Peachtree City
 - 3. Consider Appointment of Alternate to Fulfill CVB Member Position – Alternate Byron Perryman (Hotel/Motel Position)
 - 4. Consider Appointments to Planning Commission – David Conner, Lynda Wojcik,
Hayes Jones (Alternate)
 - 5. Consider Surplus of 2 Cardiac Heart Monitors to Macon County EMS
 - 6. Consider Agreement with Southern Crescent Tech
 - 7. Consider Alcohol License – NEW – Pita by the Beirut, 316 Crosstown Drive
- IX. Old Agenda Items
 - 09-12-06 Facilities Bond Projects Status Report/Update
- X. New Agenda Items
 - 10-13-01 Public Hearing – Consider Rezoning, GC to LUC, Fairfield Inn & Suites (Wisdom Pointe retail center), SR 74 North
Applicant desires to construct a 3-story hotel with a maximum building height of 42 feet from finish grade
 - 10-13-02 Consider New Personnel Policy Manual, Repeal of Internal Policies, and Repeal Conflicting Ordinances – *additional documents available*
 - 10-13-03 Consider Bid for Rockspray Dam Rehab Project – North Georgia Concrete
 - 10-13-04 Consider Intergovernmental Agreement with Fayette County – 2013 SPLOST
- XI. Council/Staff Topics
 - Hot Topics Update
- XII. Executive Session

City Council of Peachtree City
MEETING MINUTES
September 5, 2013
7:00 p.m.

The Mayor and City Council of the City of Peachtree City met in regular session on Thursday, September 5, 2013. Mayor Haddix called the meeting to order at 7:00 p.m. Other Council Members in attendance: Vanessa Fleisch, Eric Imker, and Kim Learnard.

Announcements, Awards, Special Recognition

Haddix issued a Proclamation for National Payroll Week, a Proclamation of Support for Fayette's Biggest Food Drive, and a Proclamation for Vietnam Veterans Day in conjunction with the "40 Years Later: A Heroes' Homecoming" event in Fayetteville. Haddix recognized Firefighter David Winkles for 15 years of service, and promoted Police Officer Ken Ralls to sergeant.

Fayette County Development Authority (FCDA) President Matt Forshee and Manager of Business Retention & Expansion Emily Poole provided an update on Peachtree City's economic status. Four company expansion projects were currently ongoing but remained confidential, representing a \$15-20 million investment in the community and adding 50-100 jobs. Two new location projects would also be making announcements soon, representing a \$20-30 million investment and 150 new jobs. Poole also continued to develop the Existing Industry Council, an Aviation Industry Council, and work with the Georgia Department of Community Affairs on workforce projects.

Forshee noted the Pinewood Studios project, under construction just outside Peachtree City, had made tremendous progress on the studios, workshops, parking, and related construction for phase one. They planned to be operational in January 2014, and were ahead of schedule. The Phase 1B area would include a vendor section that would impact Peachtree City with sales taxes. Forshee estimated that the project would add between \$400,000 and \$500,000 per year for Peachtree City in Local Option Sales Tax revenue.

10-Minute Talk – Great Georgia Air Show

Angie Faulise of the Great Georgia Air Show (GGAS) gave a brief presentation to Council, noting that the event would be held on October 11 – 13. This would be the 15th air show, and would feature the first night show on Friday evening. The GGAS was a non-profit corporation which held the event to benefit other non-profits. The event was organized by a large number of volunteers, and Faulise said City staff had been very helpful in putting this year's show together.

Faulise then reviewed the projected economic impact from the 2011 Air Show, which included all direct spending (at the point of sale) and indirect spending (spending flowing to suppliers and subcontractors). Estimated economic impact from spending related to the GGAS for 2011 was \$637,653 financial value to Fayette County economy due to the business activity generated by the preparation for and staging of the event. Additionally, \$1,130,417 was estimated for the increased sales with Fayette County businesses.

Over the 14 years of the air show, it was estimated to have added \$8.92 million in financial value to Fayette County economy due to the business activity generated by the preparation for and staging of the event, with \$15.8 estimated for increased sales with Fayette County businesses.

Faulise then reviewed the GGAS direct and indirect funding opportunities. Direct funding went to community, civic, and non-profit groups that work the show in various capacities, from selling

food and ice cream, to assisting with parking and security. Indirect support included GGAS donations to multiple organizations. Over the show's history, it had raised \$100,000 a year in direct funding and \$50,000 a year in indirect funding, totaling \$1.5 million over the past 14 years.

Other than the community, the three primary non-profit beneficiaries for the 2013 show were the Commemorative Air Force – Dixie Wing, local Scout troops, and the Knights of Columbus.

In conclusion, Faulise asked for the City's continued support in the form of the license to sell beer and wine (scheduled later on that night's agenda), Council consideration of waiving or reducing fees for the alcohol license and pyrotechnics permits, proclaiming October 11 – 13 as GGAS Weekend in Peachtree City, and helping to solicit volunteers to participate in the event.

Public Comment

There was none.

Agenda Changes

There were none, but Imker noted he had three items he wanted to address during Council/Staff Topics: the County meeting on SPLOST that evening; cancellation of the September 19 meeting; and politics in Peachtree City.

Minutes

August 15, 2013, Regular Meeting Minutes

Fleisch moved to approve the minutes of the August 15, 2013, meeting. Learnard seconded. Motion carried unanimously.

Consent Agenda

1. Consider Alcohol License – NEW – The Wing Shack, 118 Huddleston Road
2. Consider Alcohol License – NEW – Brixx Pizza, 300 City Circle, Suite 1520
3. Consider Approval of Easement – Eargle Tract, 308 Preston Chase
4. Consider Approval of Easement – Faiyaz Tract, 501 SR 74 North
5. Consider Approval of MOU with Fayetteville Police Department Special Response Team
6. Consider Elimination/Replacement of Positions in Financial Services

Haddix noted the addition of item #6. Learnard moved to approve Consent Agenda Items 1 – 6. Fleisch seconded. Motion carried unanimously.

Old Agenda Items

09-12-06 Facilities Bond Projects Status Report/Update

This item was withdrawn from the agenda prior to the meeting and rescheduled for October 3.

New Agenda Items

09-13-01 Consider Alcohol License – NEW – Great Georgia Airshow

Public Information Officer/City Clerk Betsy Tyler addressed Council, noting this item addressed the first of Faulise's requests relating to the air show. Tyler said in previous years, the Air Show had obtained a special events permit to serve, but not sell, beer and wine in the VIP tent. This year, they were asking to sell beer and wine, which required a full license.

Tyler continued that the special event permit did not allow for the sale of beer and wine. The full alcohol license application was \$200, which covered the costs of the background checks. The actual license would cost an additional \$925 for a half-year license to sell beer and wine and include sales on Sunday. The air show was asking Council to consider waiving or reducing this amount.

Tyler continued that, in July of 2000, the Civitan Club had applied for a license to sell beer at the Great Chili Challenge. Council had awarded the license for the one-day event and had waived both the license fee and the application fee.

Tyler said the memo noted staff's recommendation of approval of the license pending successful completion of the background checks for the Licensee and License Representative, and those had been completed by Chief Clark. Staff was not making a recommendation on the fee.

Imker said he had asked Tyler to research the license issue, and he was concerned about completely waiving the fee so that Council did not set a precedent for another non-profit agency to request a similar waiver. He said he wanted to have a discussion about possibly charging a small fee. City Attorney Ted Meeker confirmed that any Council action set a precedent for future requests.

Tyler continued that Council adopted the Special Event Permit process in 2009, which imposed a \$50 per day fee but also automatically waived that fee for non-profit and business development events.

Imker asked Faulise if a small fee might be manageable for the group and asked Faulise what she thought was a fair fee. Faulise responded that anything Council reduced or waived could be put back into the non-profit groups participating in the show. Faulise said that \$50 per day was set for other special events, and something like that would be acceptable.

Haddix said he was also concerned about setting a precedent and sided with Imker about imposing a fee. Imker said he was bringing the up for discussion. Learnard asked Tyler to reiterate the last time the request was made, which was in 2000, and Learnard said this was evidently something that only came up every 13 years. Fleisch favored imposing the listed fee in anticipation of more events in the future.

Haddix said the City received frequent requests to waive fees, adding that he felt the fee, while not waived completely, should be moderated for the three-day event. Imker again asked Faulise what would be appropriate. Faulise said \$150 per day.

Tyler noted that the City's current Special Event Permit process did not address the sale of alcohol at events, although State Law did. The License Representative held such a license for events in Atlanta. Tyler said Council might wish for staff to develop an ordinance amendment to address these types of requests in the future. Fleisch expressed concern about charging \$50 per day, which was the fee for non-sale permits. Imker felt revising the ordinance sounded very complicated.

Haddix asked what the impact of reducing the fee would be, and Meeker said Council would be setting a precedent. Learnard noted that was what Council did every time a variance was approved. Imker noted the license was for six months, but the event was only three days. Tyler clarified that the license would only be issued for the three days of the event, although the fee covered licenses up to six months.

Haddix asked for clarification on the City versus the state licenses. Tyler said Peachtree City's alcohol ordinance established specific types of licenses that the City was willing to issue. Over the years, those types of licenses had been expanded to include hotel catering, wine tasting events, growler sampling, and other types of special events. The State also recognized other

types of event permits and catering permits, and the City could adopt criteria and set fees for issuing those types of licenses.

Haddix said they had the option of the easy way of reducing the fee or the right way of updating the ordinance. He asked Meeker if the motion failed that night, would it effectively be dead for six months. Meeker confirmed this because there would be no prevailing side. Haddix said that was his concern on moving forward that night versus postponing the decision. Tyler noted they would still be required to obtain their state license, and would not have enough time to do so if the decision were delayed. Learnard felt \$50 per day was fair. Fleisch expressed continuing concern about setting a fee comparable to what was charged when alcohol was not sold. Meeker recommended separating the motion for the license from the motion for the fee.

Learnard moved to approve the beer and wine license for the Great Georgia Air Show. Fleisch seconded. Motion carried unanimously.

Imker asked Tyler how long it would take staff to develop an ordinance, and Tyler said there was not time to properly research and develop an ordinance in time for the Air Show license. However, she also noted that Council had issued a similar license 13 years before with no fee. The ordinance amendment would then apply for all future licenses. Haddix said he was comfortable with that. Imker said he was comfortable with a \$50 per day license fee.

Imker moved to charge the Great Georgia Air Show an alcohol license fee of \$50 per day for the event. Learnard seconded. Motion carried unanimously.

09-13-02 Consider Approval of FY 2014 Peachtree City CVB Budget

Kai Wolter, chairman of the Peachtree City Convention and Visitors Bureau (CVB) addressed Council, saying he was pleased to present the FY 2014 Strategic Plan and Budget that, for the fourth consecutive year, would finish in the black. Wolter emphasized that the primary mission of the CVB was to put "heads in beds," and fill local hotels, and this would be their focus in the coming year.

Wolter reviewed activities in FY 2013, which included completing the new Welcome Center, adding the film tour, which was making a profit, and hiring a sports consultant to assist in bringing tournaments to town, created the Peachtree-Fayette Sports Alliance, and recruiting the Diva's Marathon mega-event.

Wolter reviewed some of the FY 2014 budget highlights. He noted that the Hotel/Motel tax Transfer from the City had been budgeted to match the City's FY2014 proposed budget. The CVB expected to hold the International Festival again next year, with registration fees collected in the amount of \$2,500. The sale of merchandise, including the annual Christmas ornament and Fourth of July T-shirts, had been budgeted at \$13,500, and the Southern Hollywood Film Tour had been budgeted to break even.

Wolter noted that the CVB currently contracted with the City for Marketing and Administrative Services utilizing three City employees. The budgeted reimbursement of services was \$167,109, which was comprised of 80% of salaries and benefits for the Executive Director, 73% of salaries and benefits for the Business Manager, and 74% of salaries and benefits for the Sales & Marketing Coordinator/Box Office Supervisor. The remainder of this line item was for part-time weekend staff in the Visitors Center. Professional Services included a Social Media Consultant, Southern Hollywood Film Tour Drivers, and the Sports Sales and Marketing Consultant.

Wolter continued that Sales, Marketing and Promotion expenses comprised 66% of the budget, reflecting the continued focus on the main goals of the CVB mission. This represented a large increase from last year due to funds being redirected to the renovation of the Visitors Center in FY2013. In FY 2014, the CVB would be updating the CVB Website and creating landing pages for the Sports Marketing Initiative and for family reunions and other initiatives.

The Advertising Budget included print and web advertising that reached out to convention travel sales, sports event travel sales, and leisure travel. The CVB would also be developing a golf cart tour video as well as other marketing videos. Tourism events for FY 2014 included supporting City recreation product development, marketing efforts of the Amphitheater, International Festival, the DIVA Half Marathon, sports grants, and other miscellaneous events and trade shows. This section also included travel to four trade shows during the year by the Sports Marketing Consultant and Sales and Marketing Coordinator to recruit sports tournaments, conferences, and reunions to Peachtree City.

Wolter concluded the overview by noting that Administrative and General Operations expenses included the audit, legal and insurance expenses, and reimbursement to the Amphitheater in the amount \$12,739 for utilities and other shared expenses such as the copier. The proposed budget totaled \$610,573.

Haddix read the following statement:

When the CVB Budget appeared on the Agenda, I was not satisfied with the breakdown presented. It didn't tell me how much was being spent in specific areas. A specific concern of mine is the Sports Alliance and tournaments. So, I requested a breakdown.

Nancy Price responded and I would like to go over the response. "Please see below for the breakdown of the budgeted items related to sports tournaments. No money outside of this is budgeted for the Sports Alliance itself. All of their funds are controlled through the CVB."

This is a problem to me. Why is the CVB promoting the County and other Cities at the expense of the CVB? Why are they not contributing?

After all, there are other sports and hotel/motel facilities in the County. We get zero H/M tax if anyone stays outside of Peachtree City. We collect no fees on the use of non-Peachtree City assets.

- Sports Tournaments - CVB Sponsored - \$5,000
- Sports Tournaments - DIVA Half Marathon - \$15,000
- Sports Grants - \$10,000
- Sports Consultant - \$36,000 (\$2000 per month Consulting Fees - \$12,000 Incentives)

That totals \$66,000 a year being spent on tournaments.

The remaining part of the email states, "As an FYI, the contract with the sports consultant and the sports sales initiatives were a direct result of the goals that were identified by our hotel partners when they agreed to support the tax increase."

We need to step back and get some facts on the table here.

You have heard the statement, more than once, the CVB's mission is heads in beds. The purpose is, per O.C.G.A. 48-13-51, is, "Planning, conducting, or participating in programs of information and publicity designed to attract or advertise tourism, conventions, or trade shows." 'Heads in Beds' does not appear anywhere in the Law.

The CVB does not work for the Hotels and Motels. It works for all of Peachtree City, including the Hotels and Motels. Contrary to some claims, the Hotels and Motels do not pay the H/M Tax. They are a collection agency for Peachtree City. The tax is paid by those renting the rooms. That means individuals, businesses and industries. The money was never theirs.

You heard a reason to raise the H/M Tax rate was the claim people from outside Peachtree City pay the tax, not our residents. As I said before, that is false. Our business and industrial residents are main users of the Hotels and Motels. They pay this tax. So do some homeowners for various reasons.

Speaking with some in Peachtree City, the tax most assuredly impacts many of our businesses and industries negatively. It is a tax increase on them on top of the all the other increases with which they have been hit.

You have heard the promotion of tournaments as being economic development and income source for Peachtree City. As I stated they do not bring in as much as they cost and you don't hear all the expenses behind them listed. Electricity is a huge cost on the fields, in example. Now, we see this, another \$66,000.00 in costs. What you have probably not heard is a sports field cannot tolerate more than five tournaments a years, when combined with regular usage. They have to have time to rest and recover.

What has been proposed to overcome this? Reserving the fields for tournament use only on weekends and installing artificial grass. City Hall controls the fields and their use, not the CVB. There is a lot of disagreement. I cannot vote for this Budget proposal.

Haddix said, with that said, both Wolter and CVB Director Nancy Price were involved with the former Tourism Association and knew Haddix had worked hard in support of that agency. Haddix said the CVB was a valuable tool for any city, as long as they stayed on mission. However, Haddix felt the CVB was wandering from its intended mission.

Wolter responded that that the "heads in beds" was industry terminology only. He also noted that, if the Peachtree Fayette Sports Alliance (PFSA) were able to attract a tournament that used McCurry Park in Fayetteville, the attendees would still book hotel rooms in Peachtree City, which kept them within their mission.

Haddix noted that booking a conference that brought no "heads in beds," the conference itself still fell within the State assigned mission of a CVB. Haddix said his point about using facilities outside Peachtree City related, not to the CVB itself, but to the question of why the other jurisdictions that benefitted were not participating financially.

Price noted that this program was in its infancy and they were working to prove they could work together in the County to bring bigger and better events. Price said working together made sense and that they could do so using countywide assets for the benefit of the whole community. Haddix said he was not against working together, but had a problem with the overt focus on tournaments, which was the justification for passing the new Hotel/motel tax.

Wolter clarified that hotels each had their own marketing and sales forces, and were not relying solely on the CVB. However, they typically had vacancies on weekends, and sporting tournaments primarily happened on weekends. There were many venues throughout the county beyond sports fields that the group was looking to use to generate revenues for the general funds.

Haddix said he had wanted to explain his pending vote against the budget, and felt the CVB and the citizens deserved that explanation.

Fleisch said another component of the marketing plan was to get people to "stay to play," meaning residents left the area on the weekends to visit other areas. The additional one percent the CVB was getting through the new tax rate allowed them to bring in events like the DIVA Marathon, which would bring a lot of revenue to the community next year. Just a couple of these events using local facilities could bring in significant revenue for the estimated \$142,000 tax that was not paid by Peachtree City residents.

Haddix asked if companies like NCR and Cooper Lighting were residents of Peachtree City. Fleisch noted that, had the corporations felt there was an issue with the proposed tax increase, they would have brought their concerns to the Council or the state legislature over the past six months.

Wolter added that the division of NCR sending employees for training would be paying the tax when sending employees here, as they would pay no matter where the employees were sent for training. Wolter noted that Peachtree City residents who rented rooms for a visiting friend or relative were paying the tax, but that was a small portion of the hotel guests.

Price noted that Dolce, which housed the majority of NCR trainees, had a representative in attendance who supported the budget and was a big proponent of the Sports initiative.

Imker noted the hotels had supported the hotel/motel tax increase because they understood the value of the return on investment through the facilities that would be better maintained and the additional events that would be attracted. He also noted the CVB was not advertising hotels, but was promoting events, and the hotels were one of the beneficiaries of these events.

Wolter noted that the effort also extended to possible future residents who experienced the City and fell in love with it. Imker noted he would be supporting the budget.

Fleisch moved to approve the FY 2014 CVB Budget. Imker seconded. Motion carried 3-1, with Haddix opposing.

09-13-03 Consider Memorandum of Understanding – Peachtree City Jobs and Investment Grant – Panasonic

Emily Poole said in 2012 Council passed the Peachtree City Jobs and Investment Grant to encourage new job creation. The minimum threshold to apply was 25 or more jobs in a calendar year at a minimum wage that was 125% of the average wage. Panasonic was the first company to qualify for the grant, and the jobs were already in place at the Peachtree City facility, which had 50 open positions for engineers and had filled 80 other such positions. Panasonic had signed off on the necessary paperwork.

Haddix noted he had a good friend in Panasonic management who said they were extremely busy at the facility again. Poole agreed that there was exciting growth there. Forshee said the changes in the large manufacturing space were dramatic, with high quality office suite spaces

and engineers working there. It was a great revolution for a facility that was in danger of closing.

Imker noted he was friends with the vice president and used to be employed by Panasonic. Meeker noted this was not a conflict because Imker did not stand to gain personally from the action.

Imker moved to approve the Memorandum of Understanding with the Fayette County Development Authority and Panasonic Automotive Systems Company of America (for a Job Creation Grant in the amount of \$500 per job created, not to exceed \$50,000 total). Learnard seconded. Motion carried unanimously.

Forshee noted that Panasonic had looked at other locations for this expansion, and the grant played a role in them opting to remain in and grow in Peachtree City.

Council/Staff Topics

Pennington noted that the Peachtree City Library would be closed on Thursday and Friday, September 12 and 13, for painting and several maintenance projects.

Pennington and Borkowski noted that the Lake Peachtree dredging project was delayed as the County completed the Request for Proposal process for an engineering firm, but they had received word the project would not require a permit through the Army Corps of Engineers. Once the engineering firm had been named, there might be a better estimate for the timing of the dredging project.

Imker said he had mentioned three items for discussion. He had been informed earlier in the day that the County was holding a Special Called Meeting that night to call for the Special Purpose Local Option Sales Tax (SPLOST), and he was concerned that the Council had forwarded the verbiage for the Peachtree City projects to be included on the list. He asked if the list created for Council review could be expanded to include issues like the traffic on Highway 54 West. He said the intent for the projects was for roads and paths, and 54 West was a road. He asked if Council would be interested in setting aside some of the SPLOST funding, if approved, to go toward a study of 54 West. Imker asked if the timing was available for Council to request that change. Meeker said action would have to be taken fairly quickly if such a change was to be incorporated in the SPLOST. Imker said he would like Council to consider this so funding would not have to come out of the General Fund. Imker said another item for discussion might be the City extending MacDuff Parkway to an at-grade railroad crossing at Heritage subdivision.

Haddix asked if studies could be conducted with SPLOST funding. Meeker said studies and design work connected to projects were legitimate uses of SPLOST funding. Haddix noted that the City did not and could not have a specific project related to Highway 54 West because it was a state road. Learnard said she would like to keep the City's options open. Imker said he would prefer to find a way to get positive results than to find reasons not to do something.

Imker said his second item related to the September 19 agenda and if there were any items of significance up for consideration. He noted he would not be present on September 19, and he wanted Council to discuss whether there was a need for that meeting. Pennington reported that most of the items originally scheduled for the agenda had required postponement until October.

Imker said the last item related to the local election, and he noted he was not involved this year. However, he felt his name had been used in campaigns of other candidates, and asked that

any claims related to statements or opinions by Imker be supported by a reference to specific meeting minutes or other records. He felt incorrect and false statements had been made about him, which were contradictory to official meeting minutes.

Haddix said Imker could disagree with any statements he had made, and was free to respond by writing to the paper as he had the preceding week. These disagreements were pointless arguments contrary to the purpose of a Council meeting and should not be approached on the dais. Imker said he preferred face-to-face discussions, which were not possible hiding behind a typewriter.

Meeker noted that Council had a legal item and a real estate item for discussion in Executive Session. Learnard moved to enter Executive Session for pending or threatened litigation and the disposal of real estate at 9:10 p.m. Fleisch seconded. Motion carried unanimously.

Executive Session

Learnard moved to reconvene in regular session at 10:03 p.m. Fleisch seconded. Motion carried unanimously.

There being no further business, Learnard moved to adjourn the meeting at 10:04 p.m. Imker seconded. Motion carried unanimously.

Betsy Tyler, City Clerk

Don Haddix, Mayor

**City Council of Peachtree City
Special Called Meeting Minutes
September 13, 2013
9:30 a.m.**

The Mayor and City Council of the City of Peachtree City met in special called meeting on Friday, September 13, 2013. Mayor Haddix called the meeting to order at 9:30 a.m. Other Council Members in attendance: Vanessa Fleisch, Eric Imker, and Kim Learnard.

The purpose of the meeting was to discuss the following items:

- (1) Cancel the September 19, 2013, meeting, and
- (2) Consider the following language to amend the City's proposed SPLOST list:

"Allocating \$500,000 in funding for the study and construction of transportation improvements to include movement upgrades, signal upgrades and other fiscal corridor upgrades (including new roads) which may be needed to improve the operational movements of traffic throughout the city."

(1) Cancel the September 19, 2013, meeting

Learnard moved to cancel the September 19, 2013, meeting. Imker seconded. The motion carried unanimously.

(2) Consider the following language to amend the City's proposed SPLOST list:

"Allocating \$500,000 in funding for the study and construction of transportation improvements to include movement upgrades, signal upgrades and other fiscal corridor upgrades (including new roads) which may be needed to improve the operational movements of traffic throughout the city."

Learnard said that, after examining the Special Purpose Local Option Sales Tax (SPLOST) list for Peachtree City, she realized the only item on the list for roads was paving. The amended wording would give the City flexibility that might be needed for other things, such as traffic signals, new roads, improvements, and traffic studies.

Haddix said that, with the history of SR 54 West discussions and the closing of the two local Georgia Department of Transportation (GDOT) offices, the funding for the SR 54 corridor study had to be attached to a development project plan. If the SPLOST passed, the City would receive an estimated \$14.6 million, but the City had \$20 million in repairs projects. The amendment, if approved, would take \$500,000 away from the work that needed to be done.

Learnard said Haddix had a reasonable argument, but having \$500,000 for traffic improvements and studies would give the City flexibility to improve traffic throughout the City, not just on SR 54 West.

Imker said that, when he first read the language, he thought the \$500,000 would be spent on a traffic study, but then he realized that would not happen. A study would only cost five to 10% of the \$500,000, if that much. Imker said he wanted the citizens to have the opportunity to say yes or no on the SPLOST.

Fleisch pointed out that the language was not exclusive to SR 54 West. There were other areas of the City that could benefit from a traffic study and/or improvements.

Imker said flexibility was the key in the amendment. If the language was not included in the SPLOST list, the City would miss an opportunity.

Haddix noted that the language stemmed from Council's previous discussions on SR 54 West.

Learnard moved to amend the language on the City's proposed SPLOST list as stated. Imker seconded. Motion carried 3-1 (Haddix).

Fleisch gave an update on the letter that had been sent to GDOT regarding a corridor study on SR 54, adding that a meeting had been held on August 26 that included GDOT representatives, Coweta County representatives, and the GDOT employee who synchronized the traffic signals. Long and short-term solutions were discussed.

Fleisch continued that when it came to synchronization of the signals, GDOT's primary concern was to keep the traffic on SR 54 moving, which meant the side streets would suffer. According to GDOT, they needed to strategically plan for the area, and the local jurisdiction(s) involved would have to pay for the study. There would be a follow-up meeting to discuss the scope of the study. Fleisch added that, per the GDOT, the level of service on SR 54 West was a C, which was not high on GDOT's priority list. If the cities along the corridor wanted to ameliorate traffic, they must provide the impetus. Fleisch said it had been a good meeting, and she felt things were moving in a positive direction.

Haddix said Fleisch had just vindicated his position on the letter and his vote on the SPLOST project amendment. He appreciated her report, adding that in 2009 the developer had paid to have the signals synchronized.

Learnard asked Haddix if he had attended the August 26 meeting. Haddix said he had not been invited, but he had attended the previous meetings in 2008 and 2009.

There being no further business to discuss, Learnard moved to adjourn the meeting. Fleisch seconded. Motion carried unanimously. The meeting adjourned at 9:41 a.m.

Pamela Dufresne, Deputy City Clerk

Don Haddix, Mayor

2013 City Event Calendar

<u>October</u>	<u>November</u>	<u>December</u>
10/1 – Council Workshop (Tentative), 6:30 pm 10/3 – City Council Meeting, 7 pm 10/8 – Rotary Candidate Forum, 6:30 pm @ The Wyndham (TIME CHANGE) 10/12 & 13 – Great Georgia Airshow, 10 am 10/17 – City Council Meeting, 7 pm	11/5 – Election Day, 7 am – 7 pm 11/5 – Council Workshop (Tentative), 6:30 pm 11/7 – City Council Meeting, 7 pm 11/21 – City Council Meeting, 7 pm 11/28 & 29 – Thanksgiving Holiday, City Offices Closed	12/3 – Run-off Election if needed 12/3 – Council Workshop (Tentative), 6:30 pm 1/25 – City Council Meeting, 7 pm 12/19 – City Council Meeting, 7 pm 12/24 & 25 – Christmas Holiday, City Offices Closed
2014		
<u>January</u>	<u>February</u>	<u>March</u>
1/1 – New Year's Holiday, City Offices Closed 1/2 – City Council Meeting, 7 pm 1/6 – Council Workshop (Tentative), 6:30 pm 1/16 – City Council Meeting, 7 pm 1/20 – Martin Luther King Day, City Offices Closed	2/4 – Council Workshop (Tentative), 6:30 pm 2/6 – City Council Meeting, 7 pm 2/20 – City Council Meeting, 7 pm	3/4 – Council Workshop (Tentative), 6:30 pm 3/6 – City Council Meeting, 7 pm 3/20 – City Council Meeting, 7 pm
<u>April</u>	<u>May</u>	<u>June</u>
4/1 – Council Workshop (Tentative), 6:30 pm 4/3 – City Council Meeting, 7 pm 4/17 – City Council Meeting, 7 pm	5/1 – City Council Meeting, 7 pm 5/6 – Council Workshop (Tentative), 6:30 pm 5/15 – City Council Meeting, 7 pm	6/3 – Council Workshop (Tentative), 6:30 pm 6/5 – City Council Meeting, 7 pm 6/19 – City Council Meeting, 7 pm
<u>July</u>	<u>August</u>	<u>September</u>
7/1 – Council Workshop (Tentative), 6:30 pm 7/3 – City Council Meeting, 7 pm 7/4 – Independence Day, City Offices Closed; parade & fireworks 7/17 – City Council Meeting, 7 pm	8/5 – Council Workshop (Tentative), 6:30 pm 8/7 – City Council Meeting, 7 pm 8/21 – City Council Meeting, 7 pm	– Labor Day Holiday, City Offices Closed 9/2 – Council Workshop (Tentative), 6:30 pm 9/4 – City Council Meeting, 7 pm 9/18 – City Council Meeting, 7 pm

Note: Items in **BOLD** are new additions

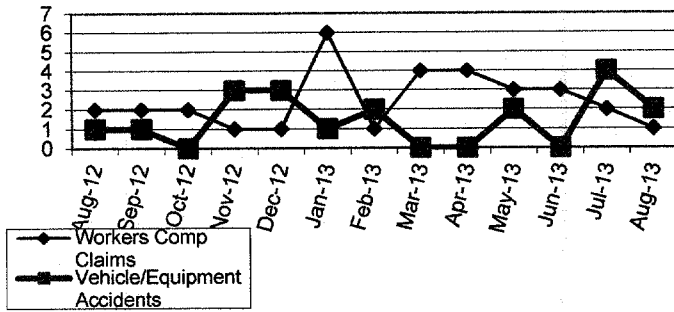
Updated 8/8/2013

Administrative Services

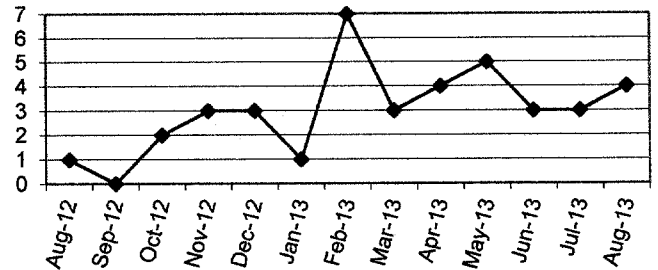
Monthly Report

Human Resources & Risk Management

Workers Comp Claims & Vehicle/Equipment Accidents



Employee Resignations/Terminations



Turnover Rate (Annual)

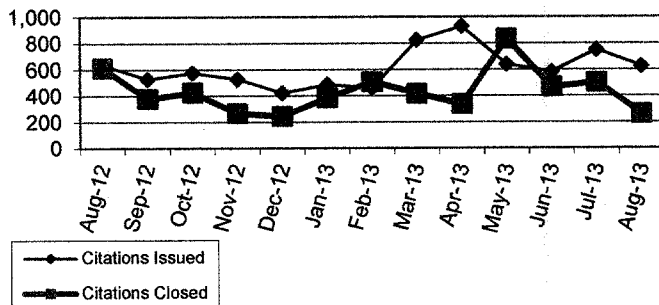
FY 2013 (YTD)
12.67%

FY 2012
10.69%

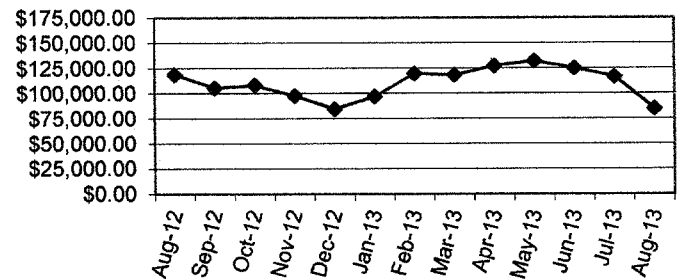
NOTES: FY 2013 figures include 6 retirements; data does not include RIFs or seasonal positions.

Municipal Court

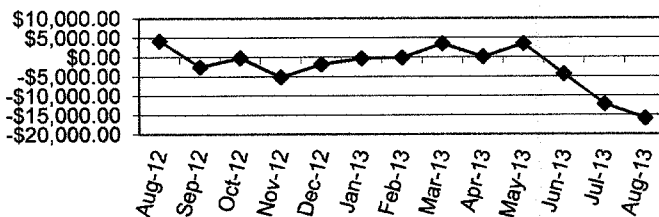
Citations Issued vs Closed



Fines Assessed*



Jail Fund Balance**
\$98,818.85
as of August 31, 2013



* 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"

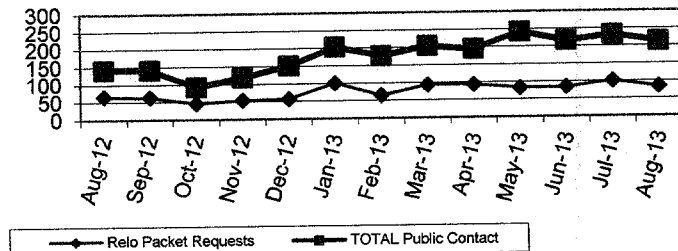
** A positive Jail Fund Balance reflects a credit with the County based on jail fees paid versus number of prisoners housed

Administrative Services

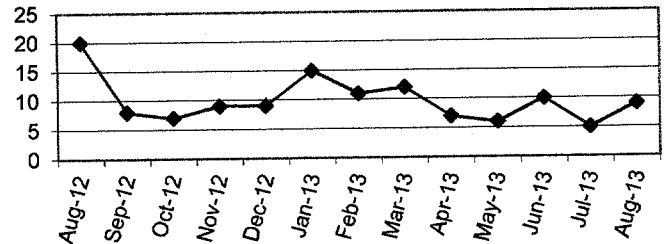
Monthly Report

Public Information

Public Contact / Comments / Questions



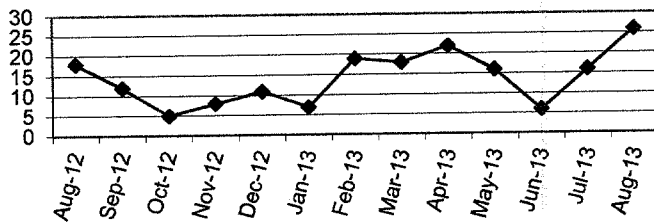
Open Records / Discovery Requests



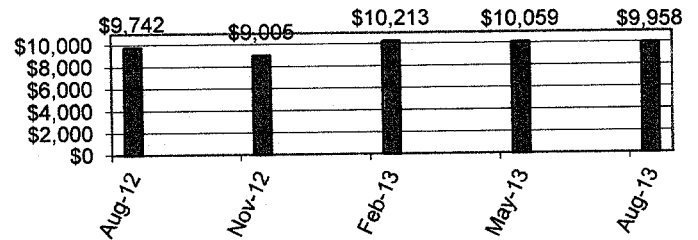
* Online Packet Request and other web forms inoperable January 28 - February 13, 2013.

City Clerk

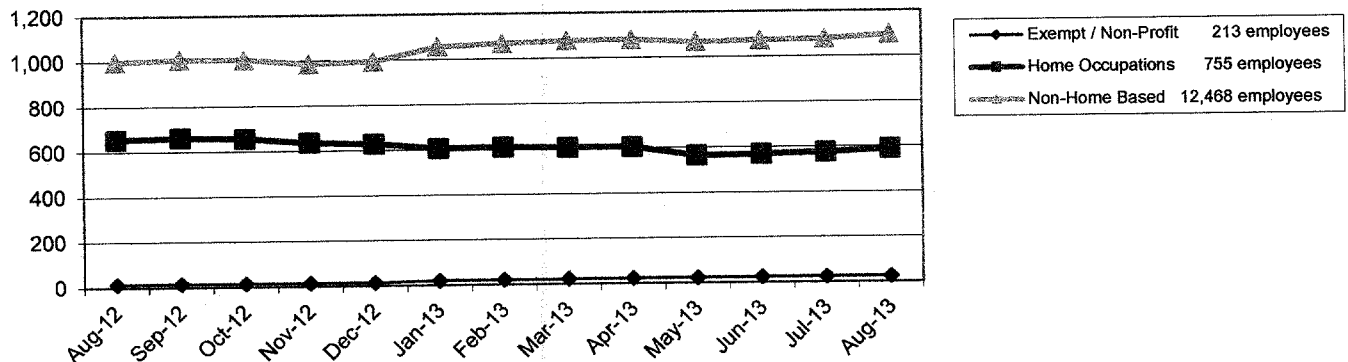
New Businesses Registered



Quarterly Sanitation Franchise Fees



Registered Businesses
(with current employment figures)



Note: Exempt/Non-Profit is either Home Based or Non-Home Based. April - 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, Kroger (Kedron), Avery Dennison, Southland Nursing Home, Kroger (Braelinn)

City Council Monthly Report

As of: 5/31/2013

DEPARTMENT:
SUPERVISOR:

PLANNING & ZONING
DAVID RAST

FISCAL YEAR:
CREATOR:

2013
KATHY GRAY

COMPARISON CHART

YTD FY 2013	YTD of FY 2012	YTD of FY 2011
25	17	14
28	20	25
0	0	1
0	0	1
310	289	348
2,074	1,637	1,746

MONTH:	OCT	NOV	DEC	JAN	FEB	MAR	APR	MAY	JUN	JUL	AUG	SEP
Single Family Units:	1	5	2	1	1	3	3	2	5	0	2	
Single Family C.O.'s	2	4	1	1	4	4	1	5	1	2	3	
Multi Family Units:	0	0	0	0	0	0	0	0	0	0	0	
Multi Family C.O.'s	0	0	0	0	0	0	0	0	0	0	0	
Miscellaneous*	34	22	26	19	14	33	42	29	38	29	24	
INSPECTIONS:	169	176	173	156	137	180	206	251	177	223	226	

6	4	2
43	47	48
73	44	88
23	99	8
1,128	755	860
31	12	16
34,499	34,403	34,395
\$427,225	\$295,847	287,090

1	0	1	2	0	0	0	0	0	0	2	0	
5	2	8	3	1	4	1	4	1	8	3	4	
6	5	4	6	7	9	7	7	7	7	10	5	
7	3	1	2	1	3	2	2	2	1	0	1	
96	73	79	77	58	91	133	108	101	132	180	180	
2	2	5	1	4	3	0	4	4	5	1	4	
34,444	34,454	34,456	34,458	34,466	34,474	34,477	34,487	34,489	34,493	34,499	34,499	
\$15,955	\$51,187	\$24,934	\$45,390	\$19,703	\$47,802	\$56,261	\$33,399	\$30,519	\$65,461	\$36,614	\$36,614	
DEVELOPMENT PERMITS												
POPULATION ESTIMATE*												
BUILDING PERMIT FEES												

824	554	NA
\$4,130	\$4,420	\$4,640
\$1,710	\$2,810	\$2,975
\$14,367	\$5,675	\$5,870
\$8,301	\$12,190	\$10,743
\$2,948	\$6,162	\$600
\$15,273	\$10,364	\$11,031
\$46,729	\$41,621	\$35,859
\$473,954	\$337,458	\$322,949

67	44	31	48	69	103	116	96	113	59	78		
\$700	\$200	\$700	\$330	\$100	\$200	\$600	\$200	\$400	\$400	\$300		
\$295	\$205	\$55	\$30	\$50	\$25	\$220	\$275	\$135	\$255	\$165		
\$415	\$1,350	\$700	\$2,472	\$1,603	\$811	\$900	\$2,037	\$1,670	\$1,395	\$1,014		
\$325	\$1,685	\$850	\$500	\$918	\$1,528	\$350	\$466	\$1,479	\$100	\$100		
\$57	\$67	\$195	\$252	\$35	\$244	\$225	\$917	\$118	\$696	\$142		
\$900	\$1,985	\$1,350	\$2,778	\$864	\$450	\$1,048	\$900	\$1,600	\$2,013	\$1,385		
\$2,692	\$5,492	\$3,850	\$6,362	\$3,570	\$3,258	\$3,343	\$4,795	\$5,402	\$4,859	\$3,106		
TOTAL PLAN REVIEW FEES												
\$18,647	\$56,679	\$28,784	\$51,752	\$23,273	\$51,060	\$59,604	\$38,194	\$35,921	\$70,320	\$39,720	\$0	
TOTAL FEES COLLECTED												

* Miscellaneous permits are: Fence, 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

* Figures adjusted per census report

CITY OF PEACHTREE CITY
MONTHLY REPORT
GENERAL FUND AND HOTEL/MOTEL TAX FUND
BUDGET COMPARISON (UNAUDITED)
FOR THE ELEVEN MONTHS ENDED AUGUST 31, 2013

PERCENTAGE OF BUDGET YEAR COMPLETED 91.67% (ACTUAL TRANSACTIONS STILL PENDING)				
GENERAL FUND REVENUES BY MAJOR CATEGORIES				
Description	2013 Budget	YTD Actual	Dollar Difference	Percentage To-Date
General Property Taxes	\$ 11,832,989	\$ 12,095,200	\$ 262,211	102.22%
Franchise Taxes	2,628,893	2,441,994	(186,899)	92.89%
Local Option Sales Tax	6,537,861	5,967,008	(570,853)	91.27%
Other Sales & Use Taxes	718,870	681,896	(36,974)	94.86%
Business Taxes	2,135,151	2,179,412	44,261	102.07%
Licenses & Permits	716,864	702,744	(13,920)	98.06%
Intergovernmental/Grants	251,613	223,518	(28,095)	88.83%
Charges for Services	1,157,463	1,099,368	(58,095)	94.98%
EMS Billings	473,704	542,632	68,928	114.55%
Fines & Forfeitures	1,215,392	826,038	(389,354)	67.96%
Investment Income	57,429	53,236	(4,193)	92.70%
Other Revenue	124,691	135,374	10,683	108.57%
Other Financing Sources	423,525	337,005	(86,520)	79.57%
Total General Fund Revenues	\$ 28,274,245	\$ 27,285,425	\$ (988,820)	96.50%
Surplus Carryover	884,973			
Total General Fund	\$ 29,159,218			
GENERAL FUND EXPENDITURES BY DIVISION AND/OR TYPE				
Division and/or Type	2013 Budget	YTD Actual	Dollar Difference	Percentage To-Date
Executive Services	\$ 460,197	\$ 366,096	\$ 94,101	79.55%
Administrative Services	1,209,180	944,695	264,485	78.13%
Financial Services	1,154,065	950,933	203,132	82.40%
Police Services/Code Enforcement	7,022,968	6,014,575	1,008,393	85.64%
Fire/EMS Services	6,908,103	5,824,181	1,083,922	84.31%
Public Works/Buildings & Grounds/Engineering	4,883,445	4,012,721	870,724	82.17%
Community Services	4,380,418	3,551,733	828,685	81.08%
Non-Divisional:				
Unemployment Insurance	48,000	7,672	40,328	15.98%
Council Contingency	-	-	-	0.00%
Non-Profit Organizations	22,500	22,500	-	100.00%
Transfer to Development Authority	-	-	-	0.00%
Transfers to Other Funds	3,265,013	2,766,174	498,839	84.72%
Liability Insurance	94,205	58,812	35,393	62.43%
Litigation Services	102,000	144,268	(42,268)	141.44%
General Administration/Miscellaneous	122,818	97,327	25,491	79.24%
Budgeted Savings	(513,694)	-	(513,694)	0.00%
Total General Fund	\$ 29,159,218	\$ 24,761,687	\$ 4,397,531	84.92%
HOTEL/MOTEL FUND REVENUES				
Description	2013 Budget	YTD Actual	Dollar Difference	Percentage To-Date
Total Hotel/Motel Taxes	\$ 826,112	\$ 777,481	\$ (48,631)	94.11%
HOTEL/MOTEL TRANSFERS OUT				
Type	2013 Budget	YTD Actual	Dollar Difference	Percentage To-Date
Transfer to General Fund	\$ 275,371	\$ 259,160	\$ 16,211	94.11%
Transfer to Tourism Association	550,741	518,321	32,420	94.11%
Total Hotel/Motel Transfers Out	\$ 826,112	\$ 777,481	\$ 48,631	94.11%

**CITY OF PEACHTREE CITY
FINANCIAL SERVICES DIVISION
MONTHLY REPORT (UNAUDITED)
AS OF AUGUST 31, 2013**

Fund	Cash Balance	Total Investment	Total Cash and Investments	YTD Interest
General Fund	\$ 560,944	\$ 9,897,544	\$ 10,458,488	\$ 53,236
Neighborhood Parks Fund	11,488	-	11,488	8
DARE Fund	1,073	-	1,073	1
State Seizures Fund	365,295	-	365,295	235
HAZMAT Fund	1,453	-	1,453	-
Police Tuition Fund	4,282	-	4,282	3
Youth Council Fund	692	-	692	1
Fire/EMS Grant Fund	(25,516)	-	(25,516)	-
PD Cert/Grant Fund	(13,465)	-	(13,465)	3
Police Donation Fund	4,951	-	4,951	3
Explorer Troop Fund	1,248	-	1,248	1
Federal Seizures Fund	67,411	-	67,411	51
Athletic Fee Funds	39,265	-	39,265	26
KPTCB Fund	11,073	-	11,073	1
Hotel/Motel Tax Fund	-	-	-	-
S.P.L.O.S.T. Fund	1,052,761	-	1,052,761	789
Impact Fees Fund	457,628	-	457,628	238
Public Improvement Funds	(80,181)	469,275	389,094	474
Debt Service Funds	477,657	-	477,657	367
Stormwater Utility Fund	1,413,676	8,346,362	9,760,038	5,298
Amphitheater Fund	81,247	-	81,247	102
Flexible Spending Account Fund	(7,733)	-	(7,733)	-
Municipal Court Fund	153,649	-	153,649	-
Landscape Deposit Fund	102,300	-	102,300	-
Total Collateralized Funds	\$ 4,681,198	\$ 18,713,181	\$ 23,394,379	\$ 60,837
Pension Trust Fund	21,052	22,340,823	22,361,875	N/A
Grand Total	\$ 4,702,250	\$ 41,054,004	\$ 45,756,254	\$ 60,837

Collateral Analysis as of August 2013		
Safe-keeping Bank	Bank	Total Held
State Approved Pooled Collateral	PNC	43,467,967
State Approved Pooled Collateral	SunTrust	2,250,115,708

**CITY OF PEACHTREE CITY
FINANCIAL SERVICES
MONTHLY REPORT
(UNAUDITED)
AS OF AUGUST 31, 2013**

SUMMARY OF PURCHASE ORDERS ISSUED OVER \$25,000 APPROVED BY CITY MANAGER AUGUST 2013			
Description	Vendor	Award	Date
None to report			
PURCHASING REPORT FOR MONTH ENDED AUGUST 31, 2013 AND AUGUST 31, 2012			
Activity	Fiscal Year 2013	Fiscal Year 2012	
Purchase Orders / Requisitions Processed	242	250	
City Store Requisitions Processed	13	10	
Sealed Bids Requested	0	2	
Requests for Proposals	0	0	
Bids Awarded	0	2	
Requests for Proposals Awarded	0	1	
Contracts Prepared	0	2	
Electronic Auction	0	0	
Fixed Assets Purchases	0	0	

CITY OF PEACHTREE CITY
DONATIONS RECEIVED
AUGUST 2013

NONE TO REPORT

\$ -

TOTAL MONTH OF AUGUST 2013

\$ -

**FY2013 MONTHLY REPORT
LIBRARY**

ACTIVITY DESCRIPTION	UNIT	October	November	December	January	February	March	April	May	June	July	August	September	FY2013 YEAR-TO-DATE	FY2012 YEAR-TO-DATE
Items - Acquired	Num.	520	693	366	370	289	339	476	282	419	248	221		4,223	4,971
Items - Circulated	Num.	37,687	34,388	29,493	35,752	33,486	33,648	34,216	35,590	41,639	42,040	35,568		393,507	422,877
Items - Loaned to Other Libraries	Num.	1,278	1,134	1,080	1,234	1,205	1,066	1,113	1,043	1,215	1,281	1,206		12,855	13,744
Items - Borrowed From Other Libraries	Num.	2,331	1,871	1,584	2,469	1,973	2,217	1,857	1,856	1,906	2,189	2,118		22,371	23,415
Class Visits	Num.	3	2	0	2	0	3	2	2	1	0	0		15	20
Group Meetings	Num.	46	34	18	25	28	27	32	19	21	33	29		312	315
Monthly Traffic	Num.	29,411	19,097	18,658	18,322	20,453	25,200	19,878	19,468	23,657	24,687	22,285		241,116	260,197
Children's Programs Number of Participants	Num.	22	18	9	17	22	18	11	19	37	25	21		219	217
Adult Programs Number of Participants	Num.	983	368	216	385	652	511	350	451	2,021	1,291	525		7,753	7,913
Revenue from Overdues	Dis.	4,670	4,139	3,839	5,119	5,038	3,953	5,379	5,552	5,298	6,375	2,988		52,350	44,260
Revenue from Copies	Dis.	409	651	431	585	714	553	509	527	413	525	405		5,722	6,525
Reference Assistance	Num.	853	1,515	1,128	1,443	1,280	1,163	1,336	1,286	1,288	1,165	1,272		13,729	17,010
Internet Usage	Num.	2,585	2,208	1,873	2,056	1,867	1,647	1,769	1,607	1,650	1,895	2,285		21,442	27,269
Volunteers Number of Hours Worked	Num.	42	39	35	36	42	38	34	35	24	26	34		385	374
eBook/Audio Downloads	Num.	923	774	928	1,000	878	659	1,101	1,232	1,273	1,509	1,317		11,594	10,155

Interior spot painting completed 9/12-9/13.
Reference staff is scheduled for "Healthcare Marketplace 101" online training. We expect to receive numerous questions from patrons as Oct. 1 nears.
We will receive new computer equipment through state technology grant this year. Allocation will be based on population and usage.
Plans are in the works for another Astronomy Night sometime in late fall or early winter.

PEACHTREE CITY POLICE DEPARTMENT

2013 MONTHLY REPORT

JULY 2013

AUGUST 2013

2013
Calendar Year to Date

2012

Calendar Year to Date

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

TOTAL PART I CRIMES	46	45	302	306
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<u>DUI ARRESTS</u>	22	12	99	98
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DRUG ARRESTS: Marijuana, Methamphetamine, Cocaine, Other (opium, heroin, etc)

TOTAL DRUG ARRESTS:	7	6	68	64
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OTHER ARRESTS

PROPERTY CRIMES	17	24	128	158
PERSON CRIMES	15	12	76	70
TRAFFIC OFFENSES	19	19	155	153
OTHER	31	34	250	237

<u>CALLS ANSWERED:</u>	4,249	3,926	31,991	32,784
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TRAFFIC:

CITATIONS ISSUED	669	573	5,001	4,986
CITY ORDINANCES	68	39	333	385
WARNINGS	708	698	5,246	6,135
ACCIDENTS	88	101	719	777

CITY OF PEACHTREE CITY
RECREATION REVENUE
AS OF AUGUST 31, 2013
WITH COMPARISONS TO AUGUST 31, 2010, 2011, & 2012

	ACTUAL THRU AUGUST			ORIGINAL BUDGET FY 2013	BUDGET ADJUSTMENTS	CURRENT BUDGET FY 2013	ACTUAL THRU AUGUST 2013
	FY 2010	FY 2011	FY 2012				
RECREATION REVENUE							
Program Fees - Recreation	\$ 165,486	\$ 175,887	\$ 182,939	\$ 187,533.00	\$ -	\$ 187,533	\$ 183,791
Program Fees - Kedron	156,365	185,707	149,436	188,268	-	188,268	171,752
Program Fees - Kedron Open Gym	-	-	15,410	17,275	-	17,275	15,949
Facility Maintenance Rec.- Athletic Assoc.	-	-	4,959	93,000	-	93,000	71,924
Facility Maintenance Ked- Athletic Assoc.	-	-	-	\$62,500	-	62,500	13,210
Facility Rental - Recreation	7,500	9,631	8,836	8,000	-	8,000	20,333
Facility Rental - Kedron	9,104	9,715	17,060	17,789	-	17,789	18,954
Program Fees - Pool Fees/Passes	124,849	134,331	56,369	96,042	-	96,042	89,606
Program Fees - Kedron Swim Teams	-	-	11,603	6,000	-	6,000	42,427
Program Fees - Kedron Swim Lessons	-	-	8,608	24,000	-	24,000	11,186
Program Fees - Rec Pool Revenue	-	6,909	21,934	12,000	-	12,000	5,151
	\$ 463,304	\$ 522,180	\$ 477,154	\$ 712,407	\$ -	\$ 712,407	\$ 644,283

Recreation Programming Notes- All Glenloch programs have been moved to Kedron while renovations continue. The PTCazers held referee training on the 10th, 18th and 24th. The Campus began their volleyball season and they are using the Kedron Fieldhouse for practices and games again this year. Summer basketball wrapped up this month with 16 teams participating. Our Summer softball season will wrap up next month with nine teams participating.

Special Events Notes- We hosted a Movie Night at Drake Field on the 3rd with over 700 people in attendance. We hosted a BMX State Qualifier on the 10th. The Tour of Faith was held at Booth Middle School on the 10th. We hosted a Youth Fishing Rodeo at Luther Glass Park on the 10th with a full capacity of 50 children 6- 12 years of age. The Tri PTC Adult Triathlon was held at Drake Field on the 17th.

Tournaments Notes- We hosted a one- pitch softball tournament at Meade on the 9th. The Atlanta Publix Cup was held at the BSC Complex the 31st through September 2nd.

PEACHTREE CITY CONVENTION & VISITORS BUREAU ATTENDANCE RECORD

August-13

2 Year Term (unless specified below)

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
Kai Wolter 01/01/12 - 12/31/13	11	11	10	1	2/20/2013	91%
Shayne Robinson <i>Until no longer Recreation & Special Events Chairperson</i>	11	11	11	0		100%
Sherri Smith Brown 02/2012 - 12/31/13	11	11	7	4	10/17/2012 2/20/13 6/25/13 7/17/13	64%
Andy Dunn 1/1/2013 - 12/13/14	11	8	8	0		100%
Vanessa Fleisch 1/1/13 - 12/31/13	11	11	10	1	01/16/2013	91%
Joe Woods 1/1/13 - 12/31/13	11	6	6	0		100%
Rick Barnes 1/1/12 - 12/31/13	11	11	10	1	11/14/2012	91%
Byron Perryman 1/1/12 - 12/31/14	11	8	5	3	1/16/2013 4/17/13 8/21/13	63%

PLANNING COMMISSION ATTENDANCE RECORD

August 2013

Report Date: Month Year

3-Year Term

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
David Conner 10/07/10 - 09/30/13	15	15	15	0		100%
Aaron Daily, Vice Chairman 10/10/11 - 09/30/14	15	15	13	2	1/14/2013 6/10/2013	87%
Frank Destadio, Chairman 04/21/11 - 09/30/15	15	15	15	0		100%
Robert Napoli 10/01/12 - 09/30/15	15	12	11	1	2/11/2013	92%
Lynda Wojcik 02/23/09 - 09/30/13	15	15	14	1	4/8/2013	93%

CITY OF PEACHTREE CITY

INTEROFFICE MEMORANDUM

TO: Mayor and Council

VIA: City Manager *DD*
Purchasing Agent *KB*

FROM: Financial Services Director *P.S.*

DATE: September 26, 2013

SUBJECT: Awarding of IT Managed Services
October 3, 2013 Council Meeting

Recommendation:

Staff recommends that the City award the IT Managed Services agreement to CPak in the amount of \$48,500.00 through the end of the current calendar year and \$174,000 per year for up to five subsequent years, based on the current IT environment.

Discussion:

Staff issued a detailed Request for Proposal (RFP) for IT Managed Services. Proposals were received from two firms, both of which have performed technology-related work for the city. Both firms have offices in the Atlanta metropolitan area, and have a focus on governmental clientele. The proposals submitted were weighted based upon the following criteria::

- | | |
|---|-----|
| • Fees | 15% |
| • Company experience, location, certifications, expertise, references | 20% |
| • Client Relationship Approach | 20% |
| • Service levels | 30% |
| • Management (Monitoring, Documentation) | 15% |

Fee evaluation is straightforward. Proposed fees were:

	<u>CPAK</u>	<u>VC3</u>
Initial set up fee (one time)	\$5,000	\$15,000
Current environment monthly support – 24/7 (monthly)	\$14,500	\$15,000

Input in evaluating these proposals was sought from various staff members including Police, Fire, IT, Purchasing and Finance. Because staff has worked with both companies, staff was able to evaluate both not only from the written proposals they submitted but also based on our actual

experience. A summary of the scoring, based upon the above criteria and weight assignments, is attached. Staff has been very pleased with the level of service provided by Cpak, and feels very confident that we will continue to benefit from their expertise, responsiveness and fair pricing.

Budget Impact:

Sufficient funds are budgeted in the IT department budget to cover the annual cost of the contract.

EVALUATION SUMMARY
IT MANAGED SERVICES PROVIDER PROPOSAL
COMBINED EVALUATION

Company	Amount	Company exp., loc., cert., expert., ref (20% weight)	Client Relationship approach (20% weight)	Service levels (30% weight)	Management (monitor, document) (15% weight)	Fees (15% Weight)	Weighted Score
Cpak	\$189,800.00	5.00	4.80	4.80	4.60	5.00	4.84
VC3	\$205,440.00	2.80	3.10	2.90	3.40	4.62	3.30

EVALUATION SUMMARY

IT MANAGED SERVICES PROVIDER PROPOSAL

Price Breakdown

Company	RFP Amount
Cpak	\$ 189,800.00
VC3	\$ 205,440.00

5.00

4.62

	CPAK	VC3	CPAK	VC3	Difference
Initial Setup Fee (One-time)	\$ 5,000	\$ 15,000	\$ 5,000	\$ 15,000	\$ 10,000
Current Environment Monitoring/Support (365/24)	\$ 14,500	\$ 15,000	\$ 174,000	\$ 180,000	
Monthly Cost					
Per Additional Server (city estimates 3)	\$ 300	\$ 290	\$ 10,800	\$ 10,440	
Monthly Support Cost					
Per Additional Switch (City estimates none)	na	na	\$ -	\$ -	
Monthly Support Cost					
Per Additional Location (City estimates none)	\$ 400	na	\$ -	\$ -	
Total Annual Support Cost :			\$ 184,800	\$ 190,440	\$ 5,640
Total Costs:			189,800	205,440	15,640

Ad Hoc Hourly Support hours - outside covered annual support functions

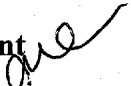
Support per hour Senior Architect/Engineer/IT Manager	\$ 150	\$ 145
Support per hour Engineer	\$ 125	\$ 130
Support per hour Support Technician	\$ 100	\$ 130

CITY OF PEACHTREE CITY

INTEROFFICE MEMORANDUM

TO: Mayor Haddix and Members of Council

VIA: James Pennington, City Manager 
Paul Salvatore, Financial Services Director *P.S.*

FROM: Angela Egan, Purchasing Agent 

DATE: September 12, 2013

SUBJECT: Request to Surplus and Transfer Misc. Dishes and Glassware to other agency
Council Meeting: October 3, 2013

Recommendation: Staff recommends Council declare surplus various plates, glasses and serving utensils that were left by previous tenants at the Tennis Center prior to Sequoia. Staff also recommends allowing Fayette Senior Services (FSS) to use these items at their various sites in Fayette County.

Discussion.

Sequoia, the current tenant at the City's Tennis Center, does not have use for the various dinnerware, glassware and serving utensils. FSS has agreed to package the dishes and glasses and remove them. FSS operates a center in Peachtree City and provides a service for Peachtree City senior citizens. The transfer of these items if FSS would be cost effective in that it would cost more in employee time to package and sell than the dishes are worth.

Budget Impact: The proposed declaration of surplus property and the authorization to transfer said property to FSS will have no budget impact.

CITY OF PEACHTREE CITY

INTEROFFICE MEMORANDUM

TO: Mayor and Council
FROM: City Manager 
DATE: 10/2/2013
SUBJECT: Consider Appointment of CVB Alternate to Fulfill CVB Member Position
Consent Agenda, October 3, 2013

Recommendation:

Appoint Byron Perryman, Hotel/Motel Alternate, to fulfill Kai Wolter's Hotel/Motel member position on the CVB Board. This term will expire on 12/31/2013.

Budget Impact:

This item should have no budgetary impact.

From: Wolter, Kai [mailto:kai.wolter@interstatehotels.com]
Sent: Wednesday, September 18, 2013 4:14 PM
To: City Council and City Manager
Cc: Nancy Price
Subject: CVB Resignation Notice

Mayor Haddix & City Council Members

As of October 2, 2013 I will no longer be managing a hotel within Peachtree City, and will therefore be forced to resign my position as Chairman of the CVB board. I have truly enjoyed my 5 plus years of serving Peachtree City in both the Tourism Association and the CVB. I am proud of my accomplishments and know that the CVB is in great hands under Nancy Price's leadership. Although my new job will involve travel, I will remain a resident of Peachtree City and plan to be active in the community in some form or fashion.

Please note my new email address

KAI WOLTER, CLM | GENERAL MANAGER | HOLIDAY INN HOTEL & SUITES PEACHTREE CITY
203 Newgate Rd I | Peachtree City, Georgia 30269
770.487.4646 (office) | 770.487-2887 (facsimile) |
kai.wolter@interstatehotels.com



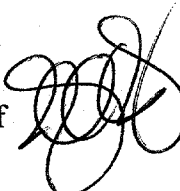
Holiday Inn
& Suites

CITY OF PEACHTREE CITY

INTEROFFICE MEMORANDUM

TO: Mayor & Council Members

VIA: City Manager 
Finance Director *P.S.*
Purchasing Agent *KB*

FROM: Joe O'Connor, Interim Fire Chief 

DATE: September 25, 2013

SUBJECT: Surplus of two (2) out of service cardiac monitors (LifePak 12)

Recommendation:

Recommendation that Council declare as surplus two Physio-Control Life-Pak 12 cardiac monitors so they may be donated in 'As-Is' condition to Macon County Emergency Medical Services.

Background:

As you may recall, the Fire Department received four state-of-the-art Physio-Control Life Pak 15 cardiac monitors through a federal Assistance to Firefighters Grant in 2012 valued at nearly \$150,000.00. Historically when such items were purchased, the department was able to trade in our older models to reduce the cost to the city. That was not necessary under the terms of the grant and we continue to hold in our inventory four Life-Pak 12 cardiac monitors, only two of which are presently being used.

The department received a request from Macon County for assistance in providing this type of technology to their community. The closing of their County's only emergency room has significantly increased ambulance transport times. Their community lacks funding for cardiac monitors capable of acquiring a 12 lead electro-cardiograph. Our Life-Pak 12 monitors have this technology necessary to identify heart attacks in the pre-hospital setting. These monitors have received regular preventative maintenance until their replacements arrived and could provide a significant improvement in the technology available to the providers and patients in Macon County.

Specifically the monitors are identified by serial numbers: 3170761 (2004) and 33515683 (2005)

Budget Impact:

These monitors retain a retail value of approximately \$3,000 each however the city would likely receive substantially less if sold for surplus. I believe passing them along to Macon County where they are desperately needed is appropriate in this case.

MACON COUNTY BOARD OF COMMISSIONERS

POST OFFICE BOX 297
OGLETHORPE, GEORGIA 31068
TELEPHONE (478) 472-7021
FAX (478) 472-5643

COMMISSIONERS:

A. RICHMOND FELTON, CHAIRMAN
BOB MELVIN, VICE-CHAIRMAN
GORDON SUTTON, MEMBER
MICKEY GEORGE, MEMBER
BEN HAUGABOOK, MEMBER

OFFICERS:

REGINA McDUFFIE, COUNTY MANAGER
ROSELYN H. STARLING, DEP. CTY MGR: CFO
BELINDA M. JOHNSON, DEPUTY CLERK
JON COOGLE, COUNTY ATTORNEY

September 10, 2013

Chief Joe O'Connor
Peachtree City Fire & Rescue
105 N. Peachtree Parkway
Peachtree City, GA 30269

RE: Life Pack 12

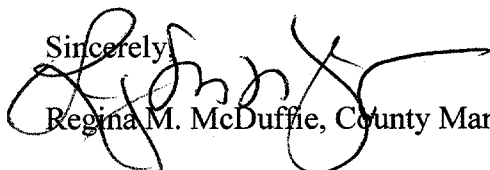
Dear Chief O'Connor,

Macon County is a rural community in southwest Georgia with a population of less than 15,000. The County operates a full time ambulance service to provide emergency transport for patients to local medical facilities. In the past our normal transport time for the majority of cases has been within 10 - 15 minutes to Flint River Community Hospital (FRCH) Emergency Room located within the County. As of September 1st, the Emergency Room at FRCH closed which adversely impacted the ambulance service. As a result of this change, the Macon County Emergency Medical Services (EMS) has to transport patients outside of the County which increased our average transport time to more than 30 minutes.

We are working to increase our operating levels to accommodate this change. Although, our vehicles have adequate equipment, there are a number of items that could provide a heightened level of care for patients during the extended transport outside of the County. The County Medical Director stated that one of the more critical items that the County needs to acquire is a 12 Lead Electro-cardiogram (Life Pack 12). This equipment would provide vital information to the hospital during transport for patients suffering from heart attacks and other severe traumatic conditions. The County does not have resources to accommodate the purchase of this equipment.

We were informed that Peachtree City Fire and Rescue may have a unit that could be donated to our EMS Department. If this is possible, please let me know what we can do to facilitate this donation or to provide additional information. Your attention and consideration is greatly appreciated.

Sincerely,



Regina M. McDuffie, County Manager

Cc: Joe Weaver, EMS Director
Dr. Richard Chase, County Medical Director

CITY OF PEACHTREE CITY

INTEROFFICE MEMORANDUM

TO: Mayor & Council Members
VIA: City Manager 
FROM: Joe O'Connor, Interim Fire Chief 
DATE: September 26, 2013
SUBJECT: Approval of Memorandum of Agreement with Southern Crescent
Technical College
October 3, 2013, Council Meeting

Recommendation:

The Fire Department requests the Mayor and Council approve and direct the City Manager to sign the attached memorandum of agreement with Southern Crescent Technical College for the purpose of providing clinical experience to their students.

Discussion:

Many members of our community, including some of our firefighters, have participated in Emergency Medical Technician (EMT) training through the program offered by Southern Crescent Technical College. The College also offers training in Fire Science. Every Fire Science & EMT student is required to gain clinical experience during their course to understand the challenges of the fire service and providing emergency medical care in the pre-hospital setting.

The agreement would allow the experienced men and women of the Peachtree City Fire & Rescue Department to serve as clinical preceptors for Southern Crescent Technical College's program. We believe this would be a positive experience for both the students and our staff, potentially creating the opportunity to recruit additional trained and certified members for our team.

Budget Impact:

This project should have no budget impact.

Memorandum of Agreement between Southern Crescent Technical College And

(Hereinafter called the Affiliating Clinical Institution)

I. The purpose of the Memorandum of Agreement is to provide related instruction and practice as a part of the respective program designed to benefit the students in accomplishing their goals.

II. **Affiliating Agency**

Southern Crescent Technical College (hereinafter called the School).

III. **Affiliating Agencies**

This is a mutual agreement between the administration of the Affiliating Clinical Institution and the School that provides for the Affiliating Clinical Institution to accept students in the Paramedic and Fire Fighter programs for faculty supervised clinical experience. In addition, this agreement makes for the following provisions.

- A. The Affiliating Clinical Institution's duty is provide reasonable accommodation to handicapped or disabled participants shall be limited to the provision of reasonable, physical access to the facilities, reasonably necessary to participate in the clinical program. All other reasonable accommodations will be the responsibility of the school.
- B. The Affiliating Clinical Institution will serve as a clinical laboratory and will furnish for the students in such a manner and at such time as the parties herein mutually agree.
- C. The Affiliating Clinical Institution will not be required to provide free treatment for injuries to students or instructors which occur during clinical assignments. Students or instructors may request treatment at personal expense.
- D. The Affiliating Clinical Institution will retain responsibility for the care of the patients and will maintain administrative and professional supervision of students, insofar as their presence affects the operation of the hospital and/or patient care.
- E. Clinical rotation will be planned by the faculty of the respective programs, in conjunction with the Affiliating Clinical Institution's representative, in order to meet requirements mandated by respective School, licensing/certification Board.
- F. No instructor or student will receive monetary or other reimbursement from the Affiliating Clinical Institution for work done during the clinical rotation.

IV. **The Affiliating Clinical Institution Agrees to:**

- A. Provide a program of clinical experience for the students to engage in so as to benefit their knowledge of the respective program. The number of hours and experience may vary each year but will be mutually agreed upon with the School.
- B. Observe the following personnel policies:
 - 1. Students to observe the clinical hours/days mutually agreed upon with the school. Permit faculty and students to observe the School calendar for holidays and events.
 - 2. Students to be allowed to make up time lost due to unavoidable absences.
 - 3. Students shall wear the accepted school uniform during clinical experience.
 - 4. Faculty employed by the Technical College System of Georgia will be under the full jurisdiction of the school administration.
- C. Make provision for orientation of faculty members of the School to the facilities, philosophies, and policies of the respective Clinical Institution.

- D. Assist in the orientation of the students to the Clinical Institution and facilitate channels of administration for the use of equipment and records as necessary for teaching purposes and in accordance with Clinical Institution policies.

V. The School Agrees to:

- A. Provide a criminal background report to the Affiliating Clinical Institution on all students and instructional faculty who precept students in the Affiliating Clinical Institution prepared by a reputable agency in the business of conducting background checks and whose database includes at least the State of Georgia and all contiguous states attesting that the Participant has not been convicted of a felony or misdemeanor within the past seven (7) years.
- B. Provide documentation of a negative 10-panel plus oxycodone (11 drug screen) report to the Affiliating Clinical Institution on all students and instructional faculty who precept students in the Affiliating Clinical Institution.
- C. Provide to the Affiliating Clinical Institution prior to scheduling clinical experiences proof of good health by submitting an appropriate health screening denoting that the Participant is free from infectious or contagious disease for all students and instructional faculty who precept students in the Affiliating Clinical Institution.
- D. Provide clinical instructors in accordance with the required student-instructor ratio as mandated by the state licensing/certification agency or by the local Clinical Institution regulation.
- E. Assure that students with unsatisfactory performance (grade of less than C) in the classroom and/or clinical practicum will not be placed on clinical assignments.
- F. Provide specific written clinical behavioral objectives for the Clinical Institution staff prior to student rotation. Conferences will be scheduled with Clinical Institution staff during rotation to discuss student learning, student performance, and patient services.
- G. Submit a schedule with names of affiliating students at least two weeks prior to the affiliation.
- H. Provide for all administrative functions required by the Affiliating Clinical Institution necessary for smooth operation of the program. (i.e., joint review of the use of clinical facilities).
- I. Assure observance Affiliating Clinical Institution policies and procedures by the students and faculty.
- J. Assure that each student and faculty has professional liability insurance to cover their acts or omissions in the amount mutually agreed upon by the School and Affiliating Clinical Institute. The limits of liability for individual students include \$1,000,000.00 for each medical incident and \$3,000,000.00 aggregate.
- K. As set forth in its student catalog, Southern Crescent Technical College does not discriminate on the basis of race, color, creed, national or ethnic origin, gender, religion, disability, age, political affiliation or belief, veteran status, or citizenship status (except in those special circumstances permitted or mandated by law).
1. Title IX/Equity Coordinator: Special Services Manager, Griffin Campus, 501 Varsity Road, Griffin, Georgia, 30223; (770) 228-7382
 2. ADA/Section 504 Coordinator: Special Services Coordinator, Griffin Campus, 501 Varsity Road, Griffin, Georgia, 30223; (770) 228-7258
 3. Any complaints filed against the Title IX/Equity Coordinator or ADA/Section 504 Coordinator on any campus/center shall be handled by the Vice President for Student Affairs, 501 Varsity Road, Griffin, Georgia, 30223; (770) 228-7348

VI. Other special revisions as agreed to jointly.

VII. The Affiliating Clinical Institute may request the School to withdraw any student whose work or conduct may have a detrimental effect on patients or personnel; and/or reserve the right not to accept any student who has previously been discharged by a Clinical Institute for reasons which would make acceptance as an affiliate inexpedient.

VIII. Discontinuance of Agreement

This agreement shall be effective September 26, 2013 and shall remain in full effect for at least a 3-year time frame, renewable for successive 3-year terms unless otherwise terminated 30 days prior to the date of expiration. However, either party may terminate this agreement earlier upon 30 days notice in writing to the other. If either party wish to terminate this agreement it is understood that students enrolled in the program shall be given the opportunity to complete the full program.

Southern Crescent Technical College

Lemuel Mercado, Dean of Academic Affairs
Personal service/Public Safety

City/County Representative / CEO/Education Manager

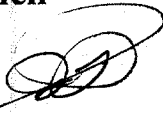
Date

Date

CITY OF PEACHTREE CITY

INTEROFFICE MEMORANDUM

TO: Mayor and Council

VIA: City Manager 

FROM: Deputy City Clerk 

DATE: September 19, 2013

SUBJECT: Alcohol License – NEW – Pita by the Beirut
October 3, 2013, Regular Meeting

Recommendation:

Staff recommends Council consider the attached application for a new alcohol license.

Discussion:

Pita by the Beirut, 316 Crosstown Drive, has submitted a request for a new alcohol license. Mr. Noor Rabai has requested he be appointed as the Licensee and License Representative. Mr. Rabai will attend the meeting on Thursday, October 3, to answer any questions you may have.

Budgetary Impact:

The budgetary impact of the alcoholic beverage license will be positive. The applicant will be required to pay the annual fee for the sale of beer, which is \$775, and, if they choose to serve on Sunday, they will pay an additional \$500 annually.

Attachments

Application For Alcoholic Beverage License

Business Name: <i>Pita by the Beirut</i>	Business Location: <i>Peachtree city GA. 30269</i>	
Nature of Business: <i>Quick Service Restaurant</i>	Mailing Address: <i>316 CROSTOWN DR.</i>	Business Phone Number: <i>770-486-5172</i>
Name of Licensee: <i>NOUR RABAI</i>	Home Address: <i>606 West Manor</i>	Home Phone Number: <i>770-906-7045</i>
Name of License Representative: <i>NOUR RABAI</i>	Home Address: <i>606 West Manor</i>	Home Phone Number: <i>770-906-7045</i>

Please indicate type of licenses applying for:

Retail Consumption Dealer		Retail Package Dealer		Wholesale Dealer	
☒	Malt Beverage	☐	Malt Beverage	☐	Malt Beverage
☐	Wine	☐	Wine	☐	Wine
☐	Distilled Spirits	☐	Distilled Spirits	☐	Distilled Spirits

Please complete information below (use separate sheet if necessary):

NAME	ADDRESS	PHONE NUMBERS
Individual Owner's Name, Partners' Names, Corporation Name and the name of the name of a Contact Person regarding License Changes, Taxes, etc.	Please provide Home Addresses for the individuals listed:	Please provide Home and Business Phone Numbers for individuals listed:
<i>NOUR RABAI</i>	<i>606 West Manor</i>	<i>770-906-7045</i>
<i>Pita by the Beirut LLC.</i>	<i>Peachtree city GA. 30269</i>	
<i>NOUR RABAI</i>		

Is any person who owns an interest in the license an employee of the City of Peachtree City? YES / **NO**

If YES, Please Provide Name of Employee: _____

State of Georgia

City of Peachtree City

I, H.C. "Skip" Clark II, Chief of Police for the City of Peachtree City, do hereby certify that:

Nour Mohamed Bilal Rabai
606 West Manor
Peachtree City, GA 30269

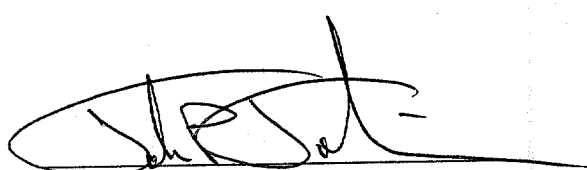
has been investigated and found not to have been convicted of, nor to have entered a plea of nolo contendere, to any felony or misdemeanor relating to the sale or use of alcoholic beverages or illegal narcotics or drugs within five (5) years prior to the date of the application for this license.



H.C. "Skip" Clark II
Chief of Police

Date

9/18/13



Witness

POSITION PAPER

Proposed Rezoning - Fairfield Inn & Suites
Wisdom Road retail center tract (2.846 acres)

Planning and Zoning Administrator
September 25, 2013

David



Situation:

Kasandas Properties Peachtree LLC owns a 2.846-acre tract of land within the Wisdom Pointe retail center located at the intersection of SR 74 North and Wisdom Road. The subject tract is zoned GC General Commercial and is designated as COM Commercial on the city's Land Use Map.

The Applicant desires to construct a 3-story Fairfield Inn & Suites hotel on the property, which would be approximately 42,000 SF in size and include 79 guest rooms and suites. The development would provide 97 parking spaces, including 87 vehicular and 10 golf cart parking spaces. A designated area for bus parking would also be provided.

Hotels and motels are permitted within the GC zoning ordinance subject to the following conditions:

1. All guest rooms shall be accessible by internal hallways only.
2. The lobby area shall be a minimum of 800 SF.
3. Each hotel/ motel site shall be a minimum of two acres in size.
4. Each hotel/ motel shall provide on-site management 24 hours per day.
5. Each guest room shall include a complete bathroom facility, including sink, toilet and tub/ shower.
6. On-site storage of commercial equipment is prohibited.
7. Occupational tax licenses shall not be issued for any business operating out of a guest room at the hotel/ motel.

The proposed hotel appears to comply with these conditions.

While the actual roof of the proposed hotel would measure 32'-6" in height from finish grade, a parapet wall would extend another 1'-8½" above the roof to conceal rooftop mechanical equipment and associated utilities. The parapet wall would measure 34'-2½" in height from finish grade.

Architectural features and detailing are proposed above the main entrance and guest drop-off area. The parapet wall above this area would measure 43' in height from finish grade.

Fairfield Inn & Suites

September 25, 2013

Page 2

The GC zoning ordinance states:

The maximum building height of all buildings shall not exceed 35 feet in height from finish grade to the ridge line or the tallest portion of the roof without first rezoning the property. In no case shall the maximum height of a building exceed 60 feet in height from finish grade to the ridge line or the tallest portion of the roof.

As part of the rezoning process, the proposed site access, site circulation and building design details regarding the overall building layout, proposed construction methods, and overall fire protection plan shall be reviewed and approved by the fire marshal and building official in accordance with current fire and building codes. The fire marshal and building official may impose additional or alternative requirements to the approval based on conditions to include, but not limited to, the type of building, construction type and/or the planned occupancy and use of the building and overall life safety considerations.

The subject tract must be rezoned to permit a building height of 43' as proposed.

The city's Transition Yard Buffer ordinance requires a vegetated buffer of no less than 75' in width when property zoned GC, LUC, OL, LI or GI adjoins residential property. Because the subject tract adjoins the Woodsmill Apartment tract, which is zoned GR-10 General Residential, a vegetated buffer of no less than 75' in width is required.

The proposed development appears to comply with this requirement.

The Applicant is requesting that the property be rezoned from GC General Commercial to LUC Limited Use Commercial to permit the construction of a freestanding, 3-story hotel with a maximum building height not to exceed 43' in height from finish grade to the tallest portion of the roof.

A copy of the Request for Rezoning application is included as Attachment "A".

Facts:

1. The subject tract is 2.846 acres in area and is zoned GC General Commercial.
2. The property owner, Kasandas Properties Peachtree LLC, desires to construct a 3-story hotel and associated parking on the property.
3. The proposed hotel would measure 43' in height from finish grade to the tallest portion of the roof.
4. For many years, the maximum building height for all buildings within the GC zoning district was established at no more than ten stories, but if the building

Fairfield Inn & Suites

September 25, 2013

Page 3

exceeded 35' in height, it was required to be reviewed and approved by the fire marshal.

5. On March 2, 2006, the GC zoning ordinance was amended to limit the height of all buildings to no more than 35' in height from finish grade to the ridge line or tallest portion of the roof. This amendment created numerous non-conforming structures that had been reviewed and permitted under the former height limitations.
6. On February 21, 2008, the GC zoning ordinance was amended to limit the maximum height of all buildings within this district to no more than 35' without first rezoning the property. This amendment further stated the maximum height of any building within the district could not exceed 60' in height from finish grade to the ridge line or the tallest portion of the roof.

As a part of the rezoning process, the Applicant would have to coordinate with the Fire Marshal and the Building Official to ensure their understanding of the design of the building as well as City Staff and the Planning Commission, who would review the building design for conformance with the city's Design Guidelines Ordinance.

7. On February 21, 2008, several amendments to the city's Design Guidelines Ordinance were adopted to address building height and massing.
8. The Wisdom Pointe retail building immediately to the south of the subject tract measures approximately 42' in height from finish grade to the tallest portion of the roof. This building was approved prior to the amendments to the zoning ordinance addressing building heights.
9. The Delta Community Credit Union building across Wisdom Road was rezoned to accommodate an office building not to exceed 60' in height.
10. The proposed site plan complies with the requirements of the transition yard buffer ordinance.
11. At their meeting on September 9, 2013, the Planning Commission voted unanimously to forward the rezoning request to City Council with a recommendation that it be approved. That recommendation included an additional condition related to illumination of the exterior and parapet of the building (Attachment "B").

Discussion:

Establishing building height restrictions within the GC zoning district allowed the city to identify and adopt specific review procedures for large-scale developments. The amendment stipulates that no building within this district shall exceed 35' in height from finish grade without first rezoning the property, and that the maximum height of the building shall not exceed 60' in height. As a part of the rezoning process, any building

Fairfield Inn & Suites

September 25, 2013

Page 4

over 35' in height must be reviewed in accordance with the city's Design Guidelines Ordinance.

Among other design-related criteria, the ordinance includes language pertaining to building height and massing. The design of the proposed Fairfield Inn & Suites hotel incorporates many of the recommendations of this ordinance, including changes in plane, creating a base/ middle/ top, and incorporating various building materials and colors into each elevation of the building.

Possible solutions:

1. Recommend that the rezoning request be approved as proposed.
2. Recommend that the rezoning request be approved subject to conditions.
3. Recommend that the rezoning request not be approved.
4. Recommend that the rezoning request be tabled for further discussion and to allow the Applicant to research and address concerns.

Evaluation based on Zoning Ordinance:

Based on Section 1304(d) of the city's Zoning Ordinance, the following factors shall be considered when evaluating a proposed change to the zoning map:

(1) *Whether the zoning proposal is in conformity with the policy and intent of the land use plan;*

The city's Land Use Plan was adopted in May of 1985 and is intended as a guide for the physical development of the city and to be a tool for identifying those areas best and least suited for various types and intensities of development. The plan also establishes goals and policies to guide land use decisions.

The plan states:

Promotion of the idea of Peachtree City as a planned community involves the organization of people and resources in a way such that unique land use relationships serve city residents, not control them. By planning for human needs, the city can provide a healthful, productive, culturally satisfying and aesthetically pleasing environment for all Peachtree City residents, encouraging as much variety as possible in choice of lifestyle.

The design of future development in the city requires the flexible application of the village center concept. These village centers will be located at significant intersections; include a variety of retail, service, educational and recreational facilities; and will each serve a community of approximately 10,000 people. Neighborhood activity centers will dot residential areas, serving local, daily needs of city residents. A path system throughout the city will link people and

Fairfield Inn & Suites

September 25, 2013

Page 5

facilities. A variety of housing opportunities will be provided, ranging from multi-family to secluded rural estates.

Regarding land use, the plan states: "Provide for the appropriate allocation and compatible arrangement of land uses."

To achieve this goal, the plan identifies the following objectives:

1. Establish a healthy mix of land use proportions of the city's total land area which will ensure such balances as enough commercial to support residential population and enough industrial land to provide for an adequate employment base and allowing for the expansion of existing industrial firms.
2. Provide a separation between different land uses, even the different density of housing classifications, by the use of natural open spaces, major and minor collector roads, landscape buffers or lakes and streams.
3. Discourage strip commercial development along the state highways bisecting the city by encouraging the concentration of commercial businesses and providing areas for residential, office and open space use.

The plan further establishes guidelines applicable to village centers and neighborhood activity centers:

1. Direct access to arterial or collector roads.
2. Adequate water, sewer, storm drainage and power systems.
3. Controlled ingress and egress in order to minimize traffic congestion.
4. Adequate off-street parking.
5. Safe access to residential areas via the path system.
6. Appropriate buffers, landscaping, setbacks and controlled signing and lighting to ensure quality development.
7. Strip and spot commercial zoning should be prohibited in order to avoid undermining of existing and future commercial and residential development.

Staff finds that the proposed development is consistent with the policy and intent of the Land Use Plan based on the following:

- The subject tract is a part of the larger Wisdom Pointe retail center and has been zoned for commercial use for many years.
- Hotels and motels are a permitted use within the GC zoning district.
- The subject tract has direct access to SR 74 and to Wisdom Road.
- All utilities are in place to serve the development.
- The plan provides adequate off-street parking, path access to Wisdom Road and appropriate landscaping and buffering separating this site from the adjoining properties.
- The site plan complies with the transition yard buffer ordinance.

Fairfield Inn & Suites

September 25, 2013

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- The proposed development would complement the mix of tenants currently located within the Wisdom Pointe retail center and would be compatible with the adjoining land uses.

(2) Whether the zoning proposal will permit a use that is suitable in view of the use and development of adjacent and nearby property;

The subject tract is part of the larger Wisdom Pointe retail center, which includes a number of restaurants, bars, retail and service establishments. The Wisdom Pointe retail center is zoned GC General Commercial, which identifies hotels and motels as a permitted use.

The property is located on Wisdom Road across from the Delta Community Credit Union, which is zoned OI Office Institutional. The property is also in close proximity to the Riley Field sports complex and to Peachtree City Elementary School.

A 75' transition yard buffer has been provided between the proposed development and the adjoining Woodsmill apartment complex. The rear property lines of the lots within the Fairfield Subdivision, located on Wisdom Road across from the proposed project, are separated from Wisdom Road by a 25' city-owned greenbelt.

Primary access to the site would be from SR 74 utilizing two existing drives into the Wisdom Pointe retail center. Secondary access would be from an existing access drive into the development from Wisdom Road. The SR 74/ Wisdom Road intersection was recently upgraded to include turn lanes, deceleration lanes and a traffic signal. The property has direct access to the multi-use path system.

Staff finds that the proposed development would be suitable and enhance the use and development of adjacent and nearby property based on the following:

- The proposed development would be separated from the closest residential development by a permanent 75'-wide vegetated buffer.
- The proposed development would complement the existing neighborhood activity center established by the Wisdom Pointe retail center.
- The proposed development would not interfere with the business operations of the existing tenants within the Wisdom Pointe retail center. In fact, the proposed development would have a positive impact on most, if not all, of these businesses once it is developed.
- The proposed development would provide lodging opportunities in close proximity to Riley Field to support tournaments and other functions at this facility.

(3) Whether the zoning proposal will adversely affect the existing use or usability of adjacent or nearby property;

The subject tract is located within an established neighborhood activity center and would provide a daily influx of customers to help support these businesses. Patrons of the hotel could walk or use a golf cart to access these and other businesses within the SR 74 North corridor.

The overall Wisdom Pointe retail center is zoned GC General Commercial which includes hotels and motels as a permitted use. The Applicant desires to rezone the property to accommodate a taller building than permitted by the zoning ordinance. There are no other undeveloped tracts within the retail center.

Per city ordinance, a permanent 75' transition yard buffer has been provided to separate the hotel development from the adjoining residential property.

Staff finds that the proposed development would not adversely affect the existing use and usability of adjoining properties for the following reasons:

- The subject tract, as well as the overall Wisdom Pointe retail center, is currently zoned for commercial use.
- The subject tract is the last undeveloped tract within the retail center.
- The proposed use is permitted within the GC zoning district.
- The proposed building height would be compatible with the building heights of the adjoining Wisdom Pointe retail building and the adjoining Delta Community Credit Union.
- The infrastructure to support this development was installed as a part of the overall development of the retail center.
- The proposed development would be separated from the adjoining residential development by a permanent 75' transition yard buffer.
- Patrons of the hotel would have immediate access to the existing businesses within the retail center and other businesses within the SR 74 North corridor.

(4) Whether the property to be affected by the zoning proposal has a reasonable economic use as currently zoned;

While it is a fact the subject tract has been undeveloped for many years, there is no indication the property does not have a reasonable economic use as currently zoned, as there are other permitted or conditional uses within the GC zoning ordinance that could be developed without rezoning the property.

The Applicant has indicated the transition yard buffer as required by the city's zoning ordinance encompasses approximately 35,250 SF, or 28%, of the 2.846-acre tract. He

Fairfield Inn & Suites

September 25, 2013

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has also indicated the subject tract is located behind an existing building and is somewhat hidden from view from SR 74.

The proposed hotel could be built without rezoning the property, but the overall building height would be limited to no more than 35' in height from finish grade. The Applicant has indicated reducing the height of the building is not an option, as the corporate architectural scheme for this brand of hotel dictates the raised parapet wall and architectural features above the building entrance.

Staff finds the property to be affected by the zoning proposal may have a reasonable economic use as currently zoned based on the following:

- *There are uses identified within the GC zoning ordinance that could be developed on the property.*
- *There has been no information provided relative to any economic hardship based on the current zoning of the property.*

(5) Whether the zoning proposal will result in a use which will or could cause an excessive or burdensome use of existing streets, transportation facilities, utilities, or schools; and

The subject tract was pre-cleared and pre-graded in 1999 and all site infrastructure, including internal roads and utilities, was installed by the property owner at that time as a part of the overall Wisdom Pointe retail development. There has been no further activity on the property since that time. In addition, both the city and GDOT have made improvements to the SR 74/ Wisdom Road intersection to include turn lanes, acceleration lanes and the installation of a traffic signal.

Staff finds that the proposed development will not cause an excessive or burdensome use of existing streets, transportation facilities, utilities, or schools based on the following:

- *All internal roads, stormwater ponds and site utilities are in place.*
- *Wisdom Road has been owned and maintained by the city for many years.*
- *There would be no burden to the school system.*

(6) Whether there are other existing or changing conditions affecting the use and development of the property which give supportive grounds for either approval or disapproval of the zoning proposal.

There are no other existing or changing conditions affecting the use and development of the property.

Recommendation:

Staff recommends that the request to rezone the 2.846-acre Wisdom Pointe retail center tract from GC General Commercial to LUC-23 Limited Use Commercial be

Fairfield Inn & Suites

September 25, 2013

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forwarded to City Council with a recommendation that it be approved subject to the following understandings and conditions:

1. The schematic site plan submitted as a part of the rezoning request is illustrative only. The Applicant shall prepare a detailed conceptual site plan, which must be reviewed and approved by the Planning Commission as a part of the established site plan review and approval process. It is understood the general layout of the buildings, parking areas and amenities may change once final engineering documents are prepared.
2. As shown on the schematic building elevation, the building shall not exceed 43' in height from finish grade to the ridge line or the tallest portion of the roof.
3. The Applicant shall continue to coordinate with City Staff and the Planning Commission to ensure the architectural design, exterior building materials and color selection of the proposed building are compatible with those used within the existing Wisdom Pointe retail center.
4. Existing vegetation within the transition yard buffer shall be preserved to the greatest extent practicable prior to, during and following construction activities. Any areas void of vegetation shall be replanted subject to the conditions identified within the transition yard buffer ordinance.
5. The overall development shall comply with the city's post-construction stormwater runoff management ordinance and provide water quality Best Management Practices (BMP's) on greenbelt areas dedicated to the city.
6. The Applicant shall coordinate with the Peachtree City Building, Fire and Police Departments to ensure their understanding of the proposed development, internal circulation routes, emergency response, building design and life safety issues.
7. The developer shall pay impact fees as identified within the city's Impact Fee Ordinance.
8. The site lighting plan shall include all fixtures proposed on the exterior of the building and those proposed to uplift or highlight architectural features of the building. Colored lighting shall not be used to illuminate the parapet, nor shall any light used to illuminate the parapet be visible from the adjoining residential tract.

Attachments

PEACHTREE CITY

Please use blue or black ink to fill out this form.

REZONING PERMIT APPLICATION

153 Willowbend Rd, Peachtree City, GA 30269
P: 770-487-5731 F: 770-631-2552
WWW.PEACHTREE-CITY.ORG

Fee: \$600 + \$50/acre

Receipt # 265351

Date Filed 07/29/13

Case # 2013-MAP-06
Office Use Only

SITE LOCATION	Address <u>WISDOM ROAD AT HWY 74</u>		SITE INFORMATION	Parcel #(s) <u>0734-067</u>	
	Proposed Use: <u>HOTEL</u>			Existing Zoning <u>GC</u>	
APPLICANT	Site in which Village: ☐ Aberdeen ☐ Braefinn ☐ Glenloch ☐ Kedron ☐ Wilksmoor ☒ Industrial		OWNER	Property Size: <u>2.046 AC</u> <u>1</u> Acres	
	Name <u>JASPER PROCTOR</u> Address <u>319 ATLANTA ST SUITE 240</u> City, State, Zip <u>MARIETTA, GA</u> Phone # <u>770 425 6090</u> Email <u>ALME.AMERICAN@DELLSOUTH.NET</u>			Name <u>KASSANDRA PROPERTIES</u> Address <u>PEACHTREE LLC</u> City, State, Zip <u>637 COBB PKWY</u> Phone # <u>MARIETTA, GA 678 542-0143</u> Email <u>KPATELE.KASANDRA@COM</u>	
IMPACTED AREAS	Sq ft Acres		LAND USE & ZONING	Please record all surrounding property within 200ft of site	
	Disturbed Area <u>1.8</u> Acres			Land Use	
	Impervious Area <u>1.8</u> Acres			Zoning	
	Open Space & Greenbelts <u>0</u> Acres			Total acres ± Impacted acres	
				North	<u>COM</u> <u>GC</u>
				East	<u>COM</u> <u>GC</u>
				South	<u>COM</u> <u>GC</u>
				West	<u>COM</u> <u>GC</u>
LOCATION OF	Entrance to Site: <u>WISDOM ROAD</u>				
	Tree Save and Landscape Buffers: <u>ON EAST SIDE</u>				
	Other Buffers: <u>N/A</u>				
	Greenbelts (to be dedicated to the city): <u>N/A</u>				
	Multi-Use Path Connections: <u>ON NORTH</u>				
	Historical Resources: <u>N/A</u>				
	Natural Features: <u>N/A</u>				
Stormwater Retention: <u>EXISTING POND</u>					
BUILDING INFORMATION	Building type: <u>CONCRETE 3 STORY</u>				
	Hrs of operation: <u>7 AM</u> to <u>431</u>				
	# of stories: <u>3</u> Building height: <u>43'</u>				
	Floor Area (Sq ft) <u>40,716</u>				
Briefly describe proposed use of property: (A separate detailed report is still required to be attached to this application) <u>We propose an 81 room hotel</u>					
# of dwelling units: <u>81</u> Units/acre: <u>29</u>					
# of employees: <u>0</u> Existing <u>2</u> Proposed					
TYPE OF CONSTRUCTION	Structural Material: ☐ Wood ☐ Metal ☒ Concrete ☐ Brick ☐ Other				
	Roof Material: ☐ Metal ☒ Tar ☐ Shingles ☐ Slate ☐ Other				
	Interior Finish: ☒ Drywall ☐ Wood ☐ Concrete ☐ Stucco ☐ Other				
	Exterior Finish: ☐ Wood ☐ Metal ☐ Concrete ☒ Brick ☒ Other				
SETBACKS	Required		Proposed		
	Front (Building)	<u>40</u> ft	<u>40</u> ft		
	Front (Parking)	<u>10</u> ft	<u>10</u> ft		
	Side	<u>10</u> ft	<u>10</u> ft		
	Rear	<u>20</u> ft	<u>20</u> ft		

TRANSPORTATION INFORMATION	Name of access or adjacent street	# of access points	ROW width (ft)	Pavement width (ft)	# of lanes	Paved? (Y or N)	Roadway design capacity ¹	Traffic volume (ADT) ²	Est. traffic generated (ADT) ³
		WISDOM ROAD	1	80	24	2	Y	Y	Y
Estimated traffic generated by heavy vehicles:				¹ See GADOT Highway Capacity Manual ² See GADOT Traffic Survey Unit (ADT - Average Daily Traffic) ³ Based on Institute of Transportation Engineers ratios - ratio used for estimate (e.g., x trips per y sf)					
Types of vehicles(s): _____								ADT: _____	
(vehicles other than automobiles and light trucks - Delivery, Waste, Equipment trucks, etc)									

UTILITIES & SERVICES INFO	** Please attach letters from utilities indicating that their services can support the proposed development **	
	Solid waste collection: ☒ Natural gas: ☒ Electrical Service: ☒ Underground? ☐ Yes ☐ No Telephone Service: ☒ Underground? ☐ Yes ☐ No Cable TV Service: ☒ Underground? ☐ Yes ☐ No	Water supply: ☐ Individual Well(s) ☐ Community System ☒ Municipal System: (Fayette County Water Dept) Estimated total water demand (gpd): <u>13,128</u> Wastewater collection/treatment: ☐ Individual Onsite ☐ Community System ☒ Municipal System: (Peachtree City WASA) Estimated total wastewater discharge (gpd): <u>13,128</u>

FIRE INFORMATION	Briefly describe daily operations: (A separate detailed report is still required to be attached to this application)	
	Automatic Fire Sprinklers: ☒ Yes ☐ No, why? _____ Automatic Fire Alarm: ☒ Yes ☐ No, why? _____ # of Fire Hydrants: _____ Existing _____ Proposed _____ Hazardous Material On Site? (If yes, describe type and method of storage to the right:) ☐ Yes ☐ No	<u>A HOTEL WHERE PATRONS CHECK IN AT VARIOUS TIMES AND CHECKOUT BEFORE 10 AM</u> Material(s): _____ Storage: _____

With the signing and submittal of this application, the property owner authorizes the Peachtree City Staff to enter onto the subject property to collect data and other information in order to accurately prepare reports or other documentation for review by the Planning Commission and City Council.

By signing below I hereby certify that the above listed information and the accompanying materials as requested are accurate.

Applicant Signature: [Signature] Date: 05-31-13
 Property Owner Signature: [Signature] Date: 05-31-13

Please complete the attached checklist.

OFFICE ONLY

This request, along with the required fee and supplemental documents, has been properly submitted and is hereby accepted for consideration by the Planning Commission and the City Council:

Signature: David E. Bart Date: 07-29-13
Sept. 9, 2013 ~~06-24-13~~

Date & Time of Planning Commission Public Hearing: July 8, 2013

Date of City Council Public Hearing: Oct. 3, 2013 Case Number: 2013-05-MAP
2013-06-MAP

Note: Revised application - one 3-story hotel, 43' max. height
www.peachtree-city.org

Reasons for rezoning 7-29-13

Fairfield Inn and Suites

Wisdom Road At Highway 74, Peachtree City

We propose to change zoning from GC to LUC. The main reason for this is to use a larger height. GC limits height to 35'. We propose a height of 43' with a 3 story building. The fire department has accepted 60' high buildings with similar zoning. This site was approved by the planning commission with certain conditions on 10-08-07.

1. Land Use – We are surrounded by GC and residential zoning and since to the east there are apartments we propose a 75' buffer recommended by Peachtree City Staff. (a) The use on educational and public facilities will be limited. (b) Number of dwelling units is common for a hotel. (c) Maximum Height is 43' with most of the roof at 34'-2.5". (d) Impacts on neighboring properties is minimal. We are proposing cart paths which is an environmentally friendly concept. We are providing Landscaping for screening and transitional uses. (e) We are proposing drought tolerant plants which do not require large quantities of irrigation water. (f) We propose only one hotel. The site already has a detention pond which all runoff drains into. If it is not designed for water quality, we will add water quality devices in the catch basins.
2. Community Design- We are designing a facility which matches the adjoining buildings. (a) We are designing cart paths and parking spaces which encourage patrons to use carts instead of cars. (b) We are having cart paths on site. (c) As far as crime prevention. We will have security cameras. We will have someone on site at all times. (d) Our design provides parking on all sides. It also provides parking close to the facility. (e) We have not located the buildings close to the street, but as close as possible to the middle. (f) We have located parking around the building. (g) The natural resources are the existing tree line and the existing pond. We are to leave the pond and allow vegetation and wildlife to use the pond and to be viewed by the patrons. We are removing a small portion of the existing tree line. (h) We have saved all existing drainage structures and will reuse them. The pond will be reused. (i) The natural vegetation and drainage will be maintained. (j) We will use existing roads and curb cuts. We do propose an additional curb cut in the future for the future hotel. It is on a private road so maybe this does not apply to this question. (k) The building architecture is brick and EIFS and is standard for the franchise. Lighting will be away from adjoining properties. We are proposing 8' to 10' landscape along the roads and boundaries. (l) We have open space in several areas adjacent to the hotel. We have a significant amount of landscape areas.
3. Economic Development- The city will reap substantial revenues from this development. It will exceed \$100,000.00 per year from a motel/ hotel tax. It is a new business for the county. It will provide a conference room with cart access which will encourage development for all.
4. Fire and Rescue- This building will be a modern structure with sprinklers and access to all 4 sides. (a) The structure at 43' is less than 60' and will be served by existing Fire Equipment. (b) The building will be of non combustible construction with sprinklers. In case of a fire, minimal

- damage and loss of life is expected. (c) The site contains existing roads which are adequate for fire protection.
5. Potable Water- The site has existing water supply. (a) The site will require 80 gallons per person per day. (b) The irrigation water will recharge the ground water.
 6. Sewer- The site has existing sewer. (a) This site was previously submitted and has capacity set aside. (b) We are to use energy/ water saving showers and toilets.
 7. Transportation- The site has existing roads and a cart path on the north end of the project. (a) The project will increase traffic along Wisdom Road but not to a substantial amount. Hotel patrons usually come at different times than business persons in a GC area. . We have not completed a traffic study and do not think it is required at this time. (b) We are proposing cart paths to relieve traffic. We did not add sidewalks along the private drives or along Wisdom Road. We did add a sidewalk cart path along the buffer which matches the direction of the private drives. There are sidewalks along the front and sides of the buildings. The site is adjacent to the Wisdom Point Retail Center.

Sincerely,



Jasper Proctor, P.E.

After recording, please return to:
Kumar, Prabhu, Patel & Banerjee, LLC
Samir C. Patel, Esq.
1117 Perimeter Center West, W311
Atlanta, Georgia 30338

STATE OF GEORGIA
COUNTY OF FAYETTE

LIMITED WARRANTY DEED

THIS INDENTURE is made this 21st day of June, 2007, by and between JAMIE A. WHITE WYATT (hereinafter called "Grantor"); and KASANDAS PROPERTIES PEACHTREE CITY, LLC, a Georgia limited liability company (hereinafter called "Grantee"). The words "Grantor" and "Grantee" include the neuter, masculine and feminine genders, and the singular and the plural.

WITNESSETH:

FOR AND IN CONSIDERATION of the sum of Ten Dollars (\$10.00) in hand paid to Grantor by Grantee at and before the execution, sealing and delivery hereof, and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, Grantor has granted, bargained, sold, aliened, conveyed and confirmed, and by these presents does grant, bargain, sell, alien, convey and confirm unto Grantee, and the successors, legal representatives and assigns of Grantee, all that tract or parcel of land lying and being in Fayette County, Georgia, being more particularly described on Exhibit "A", attached hereto and incorporated herein by reference.

TO HAVE AND TO HOLD said tract or parcel of land, together with any and all of the rights, members and appurtenances thereof to the same being, belonging or in anywise appertaining to the only proper use, benefit and behoof of Grantee forever, in fee simple, subject to the matters set forth on Exhibit "B", attached hereto and incorporated herein by reference; and

GRANTOR SHALL WARRANT and forever defend the right and title to said tract or parcel of land unto Grantee, and the successors, legal representatives and assigns of Grantee, against the claims of all persons claiming by, through or under Grantor;

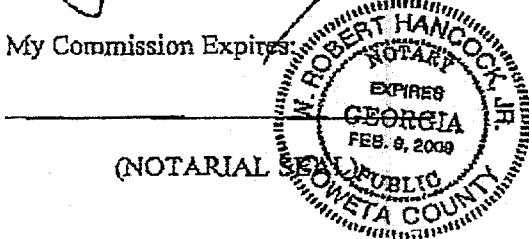
IN WITNESS WHEREOF, Grantor has caused its duly authorized agent to execute this indenture, and to deliver this indenture to Grantee, all the day and year first written above.

Signed, sealed and delivered in the presence of:

JOHN DAVIS
Unofficial Witness

[Signature]
Notary Public

My Commission Expires:



GRANTOR:

By Jamie A. White Wyatt
Name: Jamie A. White Wyatt

[Signature]

EXHIBIT "A"

Property Description

All that tract or parcel of land lying and being in Land Lot 158 of the 7th District, Fayette County, Georgia, and being more particularly described as follows:

Commencing at the point of intersection of the easterly right-of-way of State Route 74 (R/W varies) and the Southerly right-of-way of Wisdom Road (80' R/W), thence along said southerly right-of-way 439.09 feet to a PK nail set in the centerline of a private asphalt driveway, said point being the TRUE POINT OF BEGINNING;

thence along said southerly right-of-way and a curve to the right an arc distance of 33.25 feet, said curve having a radius of 1754.50 feet and being subtended by a chord of 33.25 feet, at South 88 degrees 55 minutes 36 seconds East, to a 1/2" rebar found; thence leaving said southerly right-of-way South 26 degrees 39 minutes 37 seconds East, 515.04 feet to a 3/4" open top pipe found; thence South 63 degrees 39 minutes 54 seconds West, 300.17 feet to a PK nail set; thence North 23 degrees 50 minutes 45 seconds West, 399.93 feet to a PK nail found in the centerline of said private asphalt driveway; thence along said centerline the following courses and distances: North 71 degrees 06 minutes 03 seconds East, 86.84 feet to a point; along a curve to the left, an arc distance of 130.67 feet, said curve having a radius of 112.69 feet and being subtended by a chord of 123.47 feet, at North 37 degrees 52 minutes 56 seconds East, to a point; North 04 degrees 39 minutes 49 seconds East, 103.03 feet to a PK nail set, said point being the TRUE POINT OF BEGINNING;

Said tract or parcel of land contains 2.846 acres and is more accurately depicted on a plat of survey prepared by GeoSurvey, Ltd., dated November 14, 2006, job number 20063002.

Together with easement rights reserved in Warranty Deed from Jamie A. White Wyatt to John Barrow, dated September 1, 1999, filed September 14, 1999, recorded in Deed Book 1429, page 623, Fayette County, Georgia records.

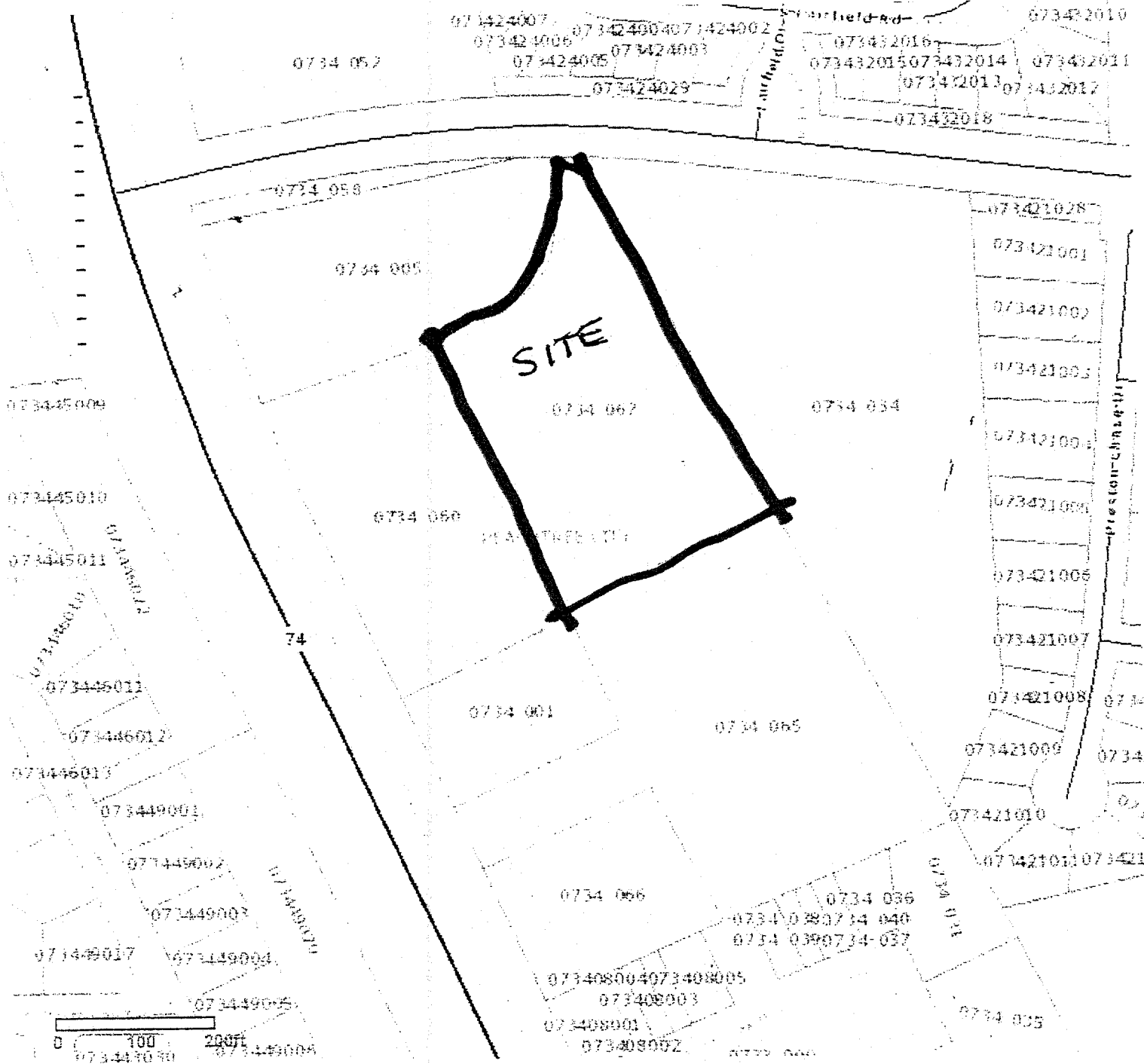
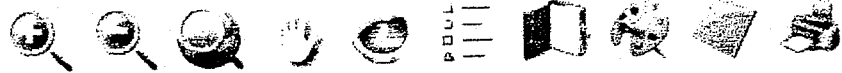
And together with easement rights contained in Storm Water Sewer Easement from Peachtree Housing, Ltd. to Jamie A. White Wyatt and Barrow and Hirsch Properties, Inc., dated April 26, 2002, filed August 7, 2002, recorded in Deed Book 1919, page 75, Fayette County, Georgia records.

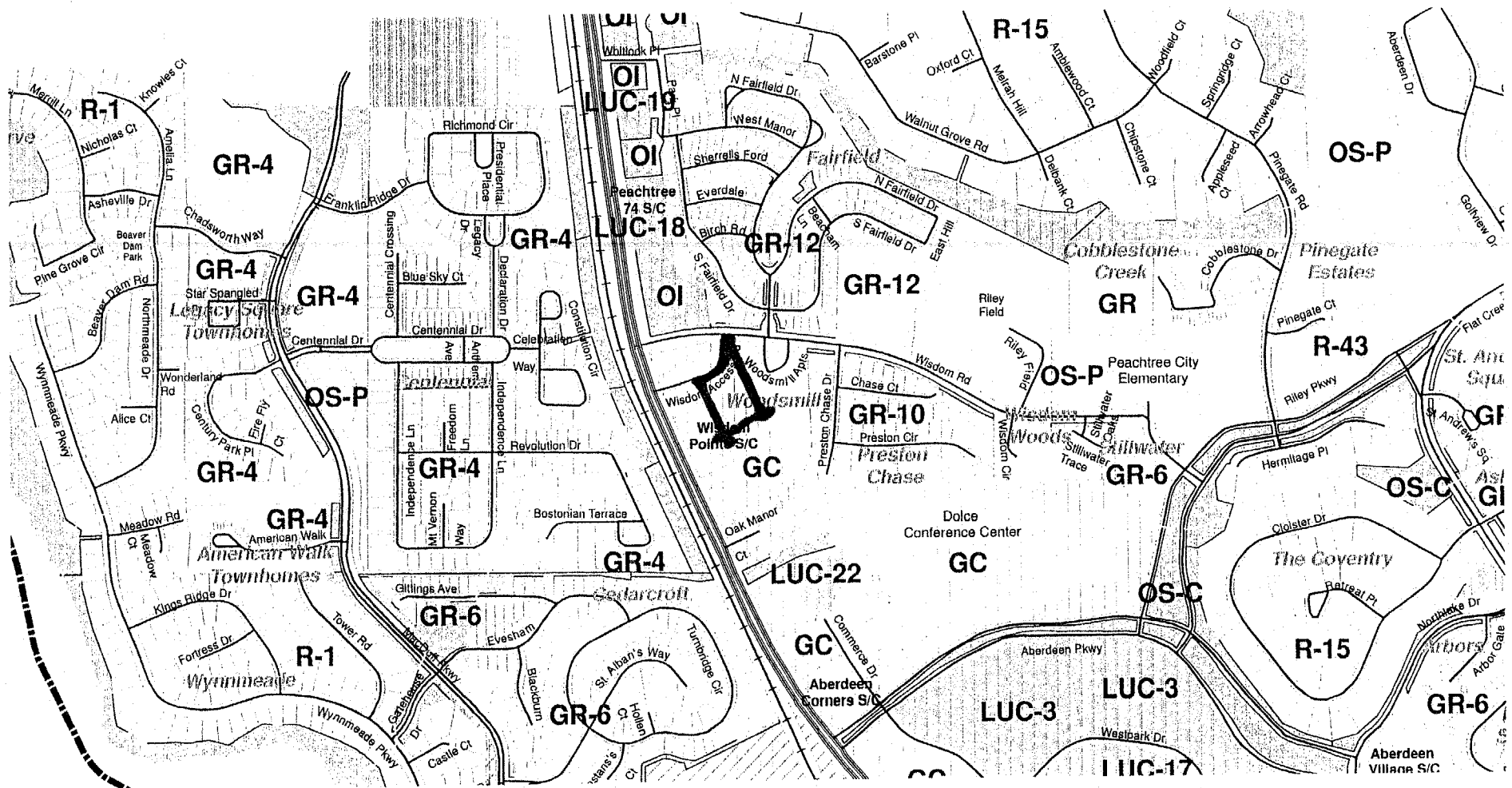
EXHIBIT B
PERMITTED EXCEPTION

1. Taxes for the year 2007 and subsequent years
2. Rights of access conveyed in Right of Way Deed in favor of Department of Transportation, dated July 10, 1986, recorded in Deed Book 396, Page 761 of the Fayette County, Georgia records.
3. Deed of Conveyance and Easement from Jamie A. White Wyatt to Peachtree City Water & Sewage Authority, dated and filed July 21, 1998, recorded in Deed Book 1271, page 752 of the Fayette County, Georgia records.
4. Reciprocal Easement and Restrictive Covenant Agreement by and between Jamie A. White Wyatt and Norma J. Hill, George J. Hill, and Peachtree National Bank, and Gary W. Fincher, Wayne P. Fincher, Dudley H. Fincher d/b/a Fincher Realty and Leasing, dated September 1, 1999, filed September 14, 1999, recorded in Deed Book 1429, Page 619, Fayette County, Georgia records.
5. Easements granted in Warranty Deed from Jamie A. White Wyatt to John Barrow, dated September 1, 1999, filed September 14, 1999, recorded in Deed Book 1429, page 623, Fayette County, Georgia records.
6. Reciprocal Easement, Restrictive Covenant and Operation Agreement by and between Jamie A. White Wyatt and Barrow and Hirsch Properties, Inc., dated June 20, 2007, filed _____, 2007, recorded in Deed Book _____, page _____, Fayette County, Georgia records. *W*
7. Detention Pond Agreement by and between Jamie A. White Wyatt and Barrow and Hirsch Properties, Inc., dated June 20, 2007, filed _____, 2007, recorded in Deed Book _____, page _____, Fayette County, Georgia records. *W*
8. Agreement and Restrictive Covenant by and between Jamie A. White Wyatt and Kasandas Properties Peachtree City, LLC, dated June 21, 2007, filed _____, 2007, recorded in Deed Book _____, page _____, Fayette County, Georgia records.

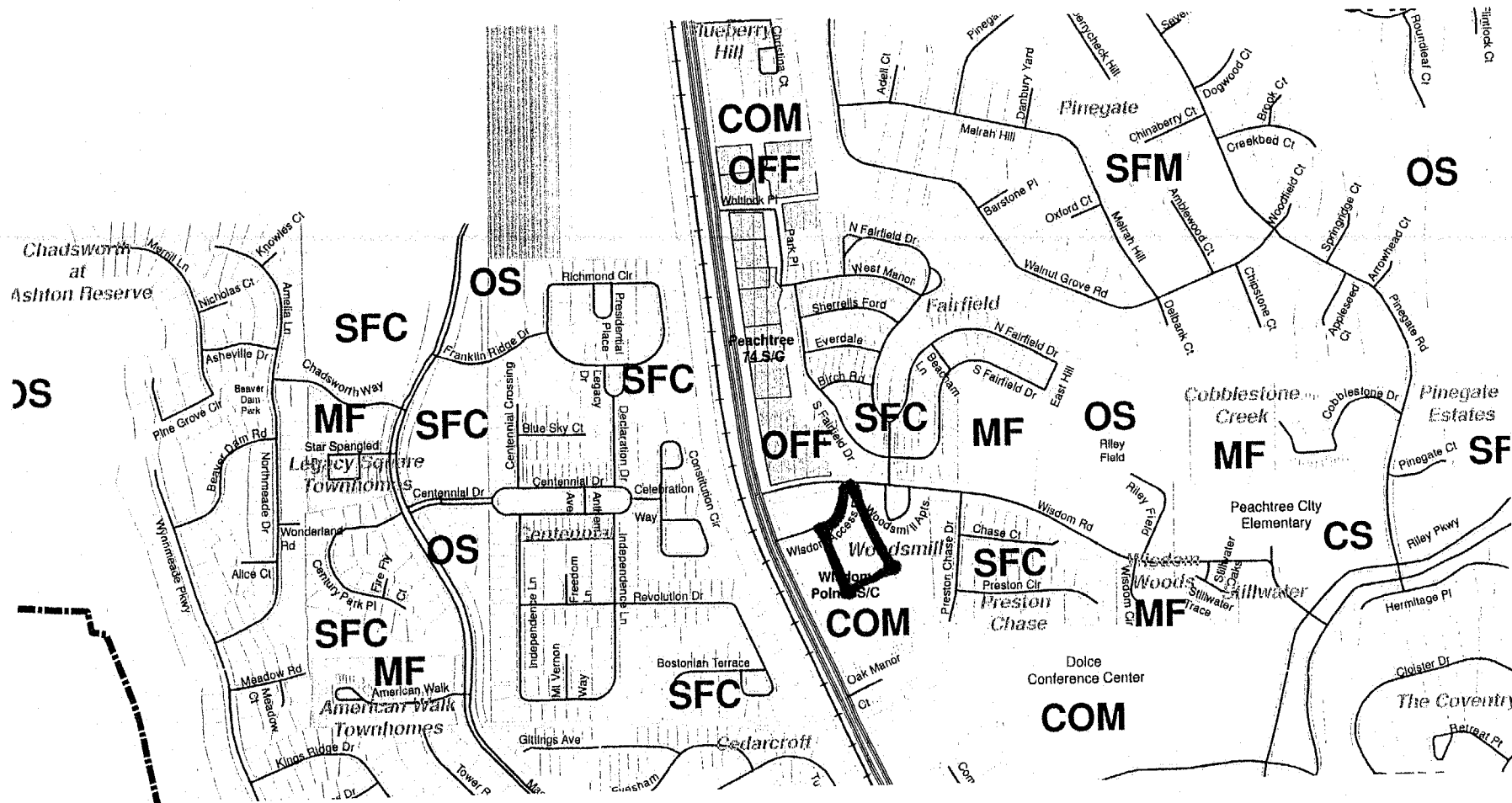
Jaw

GIS





zoning



land use

**UNAPPROVED EXCERPT OF MINUTES
PLANNING COMMISSION MEETING
September 9, 2013**

PUBLIC HEARING

PH-13-05

Consider proposed rezoning of a 2.846-acre tract within the Wisdom Pointe retail complex from GC to LUC-23, SR 74 and Wisdom Road.

Mr. Rast introduced the proposal and noted that several other proposals for this property had been presented on a number of occasions. After the last presentation, which included a proposal for two 5-story hotels, the Planning Commission made a unanimous recommendation that the rezoning not be approved. The Applicant subsequently withdrew that application before it went to City Council. They had met with their representatives from Marriott and were coming forward with a proposal for a 3-story hotel on the property. The total square footage would be approximately 42,000 SF with 82 guest rooms and 97 parking spaces (87 were vehicular and 10 were golf cart spaces).

A hotel was a permitted use in the GC zoning ordinance contingent on their meeting the following seven conditions, two of which would not be applicable until after the hotel was built. He noted that they complied with the other conditions.

1. All guest rooms shall be accessible by internal hallways only.
2. The lobby area shall be a minimum of 800 SF.
3. Each hotel/motel site shall be a minimum of two acres in size.
4. Each hotel/motel shall provide on-site management 24 hours per day.
5. Each guest room shall include a complete bathroom facility, including sink, toilet and tub/shower.
6. On-site storage of commercial equipment is prohibited.
7. Occupational tax licenses shall not be issued for any business operating out of a guest room at the hotel/motel.

Mr. Rast described the location of the property and its proximity to the Woodsmill Apartments, the Fairfield subdivision, the Delta Community Credit Union, the Wisdom Pointe retail center, and the Oak Manor office park. He noted the following:

- The private internal streets were all part of the agreement between the property owners for access and maintenance.
- The stormwater pond served this site and the existing retail building adjacent to SR 74. A separate stormwater pond served Phases 2 and 3.
- He showed a portion of the zoning map as it would appear if the rezoning from GC to LUC was approved.
- The 75' setback behind Wisdom Pointe Phase 3 was recorded as a building setback.

- For the most part, a heavily vegetated buffer separated the rear of this building from the Woodsmill Apartments.
- The site plan they were proposing showed a single building with 82 rooms with the main field of parking in the front and a small area of parking on the side. The plan also showed bus parking as well as dedicated golf cart spaces.
- The Applicant's initial plan had been reviewed by staff and then revised based on staff's feedback.
- There was a 12' planting island between the back of curb behind the existing store and their parking. This would be heavily vegetated to screen the service court. Staff was working with Code Enforcement to identify all of the issues in that area and they would be contacting the owner of that building.

Mr. Conner asked if the existing curb cut about half way down that alley would be filled in. Mr. Rast said it would be.

Mr. Rast pointed out the following additional features of the plan:

- There was a 75' transition yard buffer on the rear of the other tract that separated the LUC from the apartments.
- The sidewalks circled the building from the front to the sides and the back. All of the service doors exited onto the sidewalk area.
- The sidewalk eventually opened onto an outdoor area that was accessible by the gym and the pool.
- The building was located 10' to 12' from the transition buffer.
- There were two access points, one off of the access drive coming from Wisdom Road and one lining up with the internal driveway coming from Highway 74.

The prototype rendering provided by the Applicant showed a 4-story Fairfield Inn & Suites hotel, but it still gave a feel for what the elevations would look like for a 3-story. He noted there would be plenty of room for landscaping in front of the building. The plan that was initially presented showed parking adjacent to the front of the building, and Staff had suggested leaving that open so lights would not be shining into the rooms. By doing so, it also provided a little more room for landscaping.

Mr. Rast pointed out the portions of the building that exceeded the 35' height limitation which necessitated the rezoning. He noted the height of the majority of the building would be less than 35', but the tower element above the main entrance exceeded 35' in height. He also provided a spatial analysis of the buildings that neighbored this site and how they would relate to each other.

The Applicant had also provided a drawing that showed what the building would look like during the evening.

Staff reviewed the rezoning based on the criteria in the ordinance. The only one for which they did not have documentation was the economic use. The Applicant had discussed this but Staff did not have any hard and fast documentation. When looking at this site and what they were proposing in relation to the surrounding uses, Staff felt it was a very compatible use, much more so than the intensity that was previously proposed with the two 5-story buildings. All of the following were thought to be items that supported the rezoning:

- The total number of rooms (82),
- The proximity to existing retail with restaurants,
- The proximity to Meade Field and the potential for providing lodging for sports tournaments,
- The proximity to Highway 74 and the traffic signal at Wisdom Road, and
- Access to the path system.

Staff's recommendation was that the property be rezoned to LUC-23 with seven conditions. He noted the following:

- It was understood the plan that was submitted was schematic only. A number of details would need to be worked out and would come through the conceptual site plan process.
- Limiting the building height to 43' from finished grade to the tallest portion of the roof.
- The elevations would also come through the conceptual site plan process and at that time, Staff and the commissioners would ensure they were comfortable with what was being proposed.
- There were requirements in the Transition Yard ordinance specifically to replanting areas that were void of vegetation. He noted that we would not know what the transition yard would look like until the site was cleared. There currently were a lot of trees in that area but it was necessary to ensure it was consistent with the requirements of that particular ordinance.

In response to a comment from Mr. Conner, Mr. Rast confirmed that the transition yard would not be touched during construction. However, until they cleared up to that line, it would not be obvious what was in there. They could not clear within that 75' so that was their "clear to" line.

- The typical condition regarding the stormwater management ordinance was included.
- The schematic plan had been shown to SAFEbuilt and the Fire and Police departments, and they did not have any glaring issues. They would also be involved during the staff plan review process to ensure the plans were compatible with our current ordinances and building codes.

- The Applicant would be required to pay the impact fees for this development.

Mr. Jasper Proctor of Acme American was in attendance to represent the Applicant. He clarified that their plan showed 79 rooms and had nothing further to add to Mr. Rast's presentation.

Mr. Felix Kelly, a resident of Peachtree City, wondered if anyone had done a financial analysis comparing the current revenue contribution of the vacant property versus what it would be with these improvements, i.e., hotel/motel tax, sales tax, payroll tax, and property tax. What was this property worth to the taxpayers on an annual basis?

Mr. Proctor said they had done an analysis of the hotel/motel tax for one of their hotels in Marietta and it was \$1 million. He thought this one might be \$500,000 or so.

Mr. Kelly said he was more interested in the revenue to the city than he was in the height of this building.

Mr. Curt Hirsch owned Phase 3 of the Wisdom Pointe retail center and he supported the proposed rezoning. He said if the woods and trash behind them were properly addressed, the proposed development would be welcome to come to Peachtree City.

No one else spoke in favor of the proposed rezoning nor did anyone speak in opposition to the proposal.

The Commissioners had the following comments:

Ms. Wojcik

- She was in favor of the proposal as written. She concurred with the conditions recommended by Staff and the height maximum of 43'.
- With those conditions, she would be in favor of moving it on to City Council. The Planning Commission had looked at the proposal for a hotel on this property for a few years.
- The Marriott name would be a good addition to the city.

Mr. Conner

- In reference to Mr. Kelly's question, he wondered what feedback had been received from the Convention & Visitors Bureau (CVB) such as:
 - What are the current occupancy rates?
 - Did we need another hotel right now?

Mr. Rast said Staff had not yet spoken in that detail. However, when he initially told Ms. Nancy Price, CVB's Executive Director, she was excited because it was soon after Pinewood announced their potential need for hotel rooms. Taking an inventory of the city's hotel rooms was not a zoning issue. Although it would be good information to have, the property was zoned for this use. Mr. Conner agreed.

- o Potentially, the rezoning was to allow the tower in the middle for the sign. His concern was that the back side would be a glowing night light to the apartments behind the hotel.
- o He thought the pictures looked like it was uplit. They were allowed to light their building so he thought it would be possible to uplight it. However, he would most likely ask that no colored lights be used.
- o How would this look from the back? Mr. Proctor was sure it would not be visible from the back. No light would escape to the back. All of the lights were on the front. There were uplights on the ground, but they did not want the light to shine in the rooms.

Mr. Destadio

- He agreed with Mr. Conner that it looked like there would be some kind of glow on the top and the back of the building.
- It was important to make sure all of the lighting that was uplit would be focused toward SR 74 and nowhere near the housing in the back.
- During his presentation at the South Metro Conference Mr. Destadio attended, the individual who owned the studio in Senoia had commented that there was a need for hotel space in and around Senoia. Mr. Destadio thought Pinewood might be a stretch considering Fayetteville, but he also believed Pinewood was looking for expansion and growth, and there were no particular hotels over there. This would be a good addition and could be profitable for the city to have people coming in to the studios in Senoia and staying in Peachtree City.

In response to a comment from Mr. Conner about a future rezoning request that would not already allow a hotel, Mr. Rast stated he would contact Ms. Price to get the latest figures she had and provide them to the commissioners. He agreed it was good information to have.

Mr. Conner liked the concept that this was going to be worth a whole lot more than the land was currently worth.

Mr. Destadio felt this plan was a lot better than the previous proposals Mr. Proctor had presented.

Although Ms. Mary Giles, a resident of Braelinn Village, was not in attendance, Mr. Destadio mentioned her concern about bus turn-around's and a place to park those buses. Mr. Proctor said there was only one bus parking space and he did not think there would be any problem backing out. Mr. Destadio pointed out that if there were teams, there might be more than one bus. Consequently, it might be a good idea to consider two bus spots during the conceptual site plan review. Mr. Proctor said the space was 24' wide so it was wide enough for two buses.

Mr. Napoli pointed out that Ms. Giles also had concerns about auxiliary parking. Mr. Destadio thought there was plenty of parking. Mr. Napoli said she was concerned about overflow.

Mr. Rast stated that Ms. Giles had sent an e-mail earlier that day relative to the canopy in the front of the building. He asked whether it was tall enough for a bus or service vehicle to get under it. Mr. Proctor said it had a flood? canopy that came up. In that way, the second floor would not have to be 14'.

Mr. Rast added for the record that Ms. Giles liked the parking the way it was so that if someone was pulling a trailer, they could go straight through and take up two spaces.

Mr. Rorie stated for the record that the Fire Department would also look at the turning radii and the canopy height.

After discussion, a motion was made by Mr. Conner, seconded by Mr. Daily, and unanimously adopted that the request to rezone the 2.846-acre Wisdom Pointe retail center tract from GC to LUC-23 be forwarded to City Council with a recommendation that it be approved subject to the following understandings and conditions:

1. The schematic site plan submitted as a part of the rezoning request is illustrative only. The Applicant shall prepare a detailed conceptual site plan, which must be reviewed and approved by the Planning Commission as a part of the established site plan review and approval process. It is understood the general layout of the buildings, parking areas and amenities may change once final engineering documents are prepared.
2. As shown on the schematic building elevation, the building shall not exceed 43' in height from finish grade to the ridge line or the tallest portion of the roof.
3. The Applicant shall continue to coordinate with City Staff and the Planning Commission to ensure the architectural design, exterior building materials and color selection of the proposed building are compatible with those used within the existing Wisdom Pointe retail center.
4. Existing vegetation within the transition yard buffer shall be preserved to the greatest extent practicable prior to, during and following construction activities.

Any areas void of vegetation shall be replanted subject to the conditions identified within the transition yard buffer ordinance.

5. The overall development shall comply with the city's post-construction stormwater runoff management ordinance and provide water quality Best Management Practices (BMP's) on greenbelt areas dedicated to the city.
6. The Applicant shall coordinate with the Peachtree City Building, Fire and Police Departments to ensure their understanding of the proposed development, internal circulation routes, emergency response, building design and life safety issues.
7. The developer shall pay impact fees as identified within the city's Impact Fee Ordinance.
8. The site lighting plan shall include all fixtures proposed on the exterior of the building and those proposed to uplight or highlight architectural features of the building. Colored lighting shall not be used to illuminate the parapet, nor shall any light used to illuminate the parapet be visible from the adjoining residential tract. No colored uplighting will be permitted on the parapet and no parapet light shall escape to the back of the property.

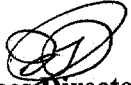
The Applicant agreed to the conditions.

Bldg.
elevations.

CITY OF PEACHTREE CITY

INTEROFFICE MEMORANDUM

TO: Mayor and Council Members

VIA: City Manager 
Financial Services Director P.S.
Purchasing Agent 
Public Services Director 

FROM: Stormwater Manager 

DATE: September 26, 2013

SUBJECT: Rockspray Pond Dam Rehabilitation
October 3, 2013 City Council Agenda

Recommendation

Staff recommends that City Council award the bid for the Rockspray Pond Dam Rehabilitation to North Georgia Concrete, for their unit cost base bid amount of **\$991,180.26**.

Discussion:

Over the past several years there have been significant issues associated with the Rockspray Pond dam including failure of the primary outlet control structure (which resulted in the installation temporary outlet control) as well as concerns regarding the integrity of the earthen embankment. In response to the issues, the City developed dam rehabilitation plans and solicited unit cost bids from qualified contractors to perform the rehabilitation work. The results of this bid are as follows:

North Georgia Concrete	\$ 991,180.26
Brent Scarborough & Co., Inc.	\$ 1,050,978.48
Ronny D. Jones Enterprise Inc.	\$ 1,677,584.47
Peed Brothers	\$ 1,729,654.15

Based on these bids, staff recommends the award of this project to North Georgia Concrete for their unit cost base bid of \$991,180.26.

Budget:

\$911,000.00 has been budgeted for this project in Stormwater Account No. 521-4250-541921, Project Code SW-021-CONSTR. However, with the bid amount being higher than estimated, the total project is over budget by approximately \$80,180.26. There are adequate funds to cover this overage in the bond, however staff has been working with North Georgia Concrete to identify potential cost saving measures that could reduce the base bid amount. Currently, staff has identified two items within the project that can be value engineered and which may be able to reduce the overall project cost by \$77,945.00.

CITY OF PEACHTREE CITY

INTEROFFICE MEMORANDUM

TO: Mayor and City Council

VIA: City Manager 
Financial Services Director *RS.*

FROM: Director, Human Resources & Risk Management 

DATE: September 27, 2013

SUBJECT: Consider Adoption of New Personnel Policy Manual, Repeal of Certain Internal Policies, and Repeal of Conflicting Ordinances

Recommendation

Staff recommends the following:

1. Adoption of the new Peachtree City Personnel Policy Manual;
2. Repeal of certain CARS and CAMS due to the fact that the provisions of each are now included in the City's new Personnel Policy Manual; and
3. Adoption of ordinance to amend/repeal certain existing code provisions which conflict with the terms of the new Peachtree City Personnel Policy Manual.

Discussion

The Peachtree City Personnel Policy Manual is a vital resource that contains key policies and expectations of the City of Peachtree City as an employer. The information contained in the Policy Manual is both necessary and informative for employees and managers alike. Since its adoption in July 1981, the current Personnel Policy Manual has had few changes. Since the early 80's, however, we have seen tremendous changes in federal and state legislation impacting employees and employers and in best business practices that are accepted in local government and in businesses and organizations across the U.S.

Therefore, over the past several months, the Human Resources Department has worked diligently to revamp the Peachtree City Personnel Policy Manual in its entirety. Three goals were accomplished:

- 1) The Personnel Policy Manual was reformatted to ensure ease of understanding and application;

- 2) All personnel-related policies, procedures, CARS/CAMS, and unwritten practices are included in one manual; and
- 3) Policies have been revised to reflect current legislation and best business practices and to ensure the City of Peachtree City's competitiveness in the marketplace in regards to attracting and retaining employees.

Input from all Division Directors was solicited and considered, and the revised Manual has been thoroughly reviewed by our labor relations attorneys at Elarbee, Thompson, Sapp & Wilson. Communication meetings were conducted with employees in all divisions to explain proposed changes and to solicit feedback.

We are pleased to present the new Peachtree City Personnel Policy Manual. Since the entire manual has been rewritten, a list of all changes would be impossible to highlight, but a power point presentation of the most notable changes, along with the Manual in its entirety, is attached.

Because the new comprehensive Peachtree City Personnel Policy Manual contains many of the provisions of the current CARS and CAMS, we are recommending that the following CARS and CAMS be repealed:

CAR 2-1	City Safety Program
CAR 2-2	Public Safety Physicals
CAR 2-3	Drug and Alcohol Abuse Policy
CAM 2-5	Drug/Alcohol Testing for CDL's
CAR 2-6	Treatment Procedures Following Exposure to Infectious Disease
CAR 2-7	Motor Vehicle Record Checks
CAR 2-9	Seat Belt Use Policy
CAR 3-1	Employee Orientation/Training
CAR 3-8	Computer Systems Use by City Employees, Volunteers, and Elected Officials
CAR 4-3	Smoking Policy for City Facilities
CAR 5-1	Employee Social Activities Committee
CAR 5-2	Disciplinary Action
CAR 5-3	City Vehicle Usage and Operation
CAR 5-4	Uniform Wear and Maintenance
CAR 5-6	Employee Awards Program
CAR 5-9	Take Home Vehicles
CAR 5-10	Documenting Employee Time Worked
CAR 5-12	Employees Working City Special Events
CAR 5-13	Equal Employment Opportunity
CAR 5-15	Dress Guidelines
CAR 5-16	Sexual Harassment
CAR 5-17	Establishment of Termination Date
CAR 5-18	Personal Vehicle Usage
CAR 5-19	Firearms in the Workplace
CAR 5-20	Payroll Situations/Clarifications
CAR 6-3	Infectious Disease Policy
CAM 14-3	Job/Skill Progression for Maintenance Workers and Mechanics

Last, due to conflicts with the terms of the new Personnel Policy Manual, an ordinance amendment is required to amend/repeal certain existing code provisions. The City Attorney is finalizing the ordinance, and it will be provided to Council next week.

Budget Impact

The adoption of the new Peachtree City Personnel Policy Manual should be revenue neutral. However, some revisions may create increased costs to the City, while others will result in decreased costs to the City. The potential impacts are listed below:

Possible Increased Costs

1. Because of new healthcare reform law, employees working an average of 30 hours/week instead of 40 hours/week will be eligible for City-provided health insurance;
2. Salary Changes due to Reclassification to Lower Pay Grade -- Adopting the policy of "freezing" an employee's pay when it exceeds the maximum of the new lower salary grade because of a reclassification which is due to no fault of the employee;
3. Increase of educational assistance benefits for employees from \$800 to \$1500 per calendar year;
4. Increase of annual allowance for boot purchases from \$100 to \$130.
5. Extension of bereavement leave for death of grandchildren, son-in-law, and daughter-in-law;
6. Payment of short-term administrative leave (e.g. investigations of possible misconduct, employee with non-negative drug screen while re-testing is being conducted, etc.);
7. Instituting random drug testing of safety-sensitive positions in Police Department, Fire Department, and Public Services Division in November 2013;
8. Addition of Service Awards for 35 years and 40 years of City employment;
9. Teams of employees may be awarded as City Employee of the Month; and
10. Payment of one hour/day when employees are on restricted on-call duty.

Possible Decreased Costs

1. Discipline for misuse of City property and equipment may include repayment for loss or damaged property;
2. Pay-out of accrued Comp Time to employee who is promoted from non-exempt to exempt position prior to effective date of promotion;
3. Elimination of practice of paying overtime to police officers when working at the Amphitheater regardless of the number of hours worked during the pay period;
4. Requirement that non-exempt employees work the scheduled shift immediately before and after observed holiday to receive pay for observed holiday unless employee has approved leave in advance or excused doctor's note;
5. Policy that employees on unpaid leave status will no longer accrue annual leave, sick leave, or paid holidays;
6. Policy to prorate floating holidays for newly hired full-time employees and employees transitioning from part-time to full-time;

7. Elimination of the practice of extending FMLA leave for an additional 12 weeks. The City will follow Federal law and provide FMLA leave for only 12 weeks;
8. Reducing light duty from 6 months to 3 months;
9. Temporarily suspending participation in Take Home Vehicle Program when Public Safety employees who drive marked Public Safety vehicles are assigned to light duty or while on an injury-related absence;
10. Revision of appeal process for disciplinary action and terminations to eliminate Appeal Committee; and
11. Providing two Service Milestone Receptions annually to honor employees with specific years of service instead of receptions for each individual employee.

City Council of Peachtree City
UPDATED AGENDA
October 3, 2013
7:00 p.m.

- I. Call to Order**
- II. Pledge of Allegiance**
- III. Announcements, Awards, Special Recognition**
 - Proclamation – McIntosh High School Alumni Hall of Fame Day**
 - Proclamation – Great Georgia Airshow**
 - Recognize WASA On-call Crew**
 - Recognize Employee of the Month – Belinda Washington-Wilder**
 - Citizen Police Academy Graduation**
- IV. Public Comment**
- V. Agenda Changes**
- VI. Minutes**
 - September 5, 2013, Regular Meeting Minutes**
 - September 13, 2013, Special Called Meeting Minutes**
- VII. Monthly Reports**
- VIII. Consent Agenda**
 - 1. Consider Contract for IT Monitoring & Support Services – Cpak**
 - 2. Consider Request to Surplus and Transfer Dishes and Glassware to another Agency**
Request to move unused items from Tennis Center to Fayette Senior Services in Peachtree City
 - 3. Consider Appointment of Alternate to Fulfill CVB Member Position – Alternate Byron Perryman (Hotel/Motel Position)**
 - 4. Consider Appointments to Planning Commission – David Conner, Lynda Wojcik, Hayes Jones (Alternate)**
 - 5. Consider Surplus of 2 Cardiac Heart Monitors to Macon County EMS**
 - 6. Consider Agreement with Southern Crescent Tech**
 - 7. Consider Alcohol License – NEW – Pita by the Beirut, 316 Crosstown Drive**
- IX. Old Agenda Items**
 - 09-12-06 Facilities Bond Projects Status Report/Update**
- X. New Agenda Items**
 - 10-13-01 Public Hearing – Consider Rezoning, GC to LUC, Fairfield Inn & Suites (Wisdom Pointe retail center), SR 74 North**
Applicant desires to construct a 3-story hotel with a maximum building height of 42 feet from finish grade
 - 10-13-02 Consider New Personnel Policy Manual, Repeal of Internal Policies, and Repeal Conflicting Ordinances – additional documents available**
 - 10-13-03 Consider Bid for Rockspray Dam Rehab Project – North Georgia Concrete**
- XI. Council/Staff Topics**
 - Hot Topics Update**
- XII. Executive Session**

CITY OF PEACHTREE CITY

INTEROFFICE MEMORANDUM

TO: Mayor and Council
FROM: City Manager 
DATE: 10/2/2013
SUBJECT: Consider Appointment of Planning Commission Member(s)
Consent Agenda, October 3, 2013

Recommendation:

Re-appoint Lynda Wojcik and David Conner to a new term on the Planning Commission beginning October 1, 2013 ending September 30, 2016. In addition, appoint Hayes Jones to be an alternate in the event a vacancy occurs.

Discussion:

The Selection Committee, composed of Mayor Don Haddix, Council Member Kim Learnard, Planning Commission Chairman Frank Destadio, and myself Jim Pennington, considered 7 applicants for the vacancies on the Planning Commission

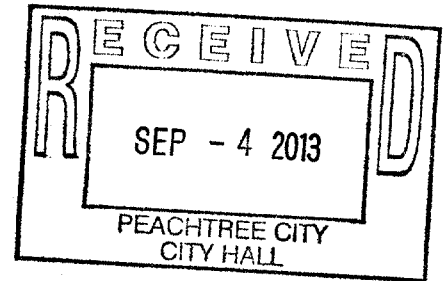
It is the recommendation of the Committee that Lynda Wojcik & David Conner be re-appointed to a term that would end on September 30, 2016. In addition, the Committee further recommends that Hayes Jones be appointed as an alternate to fill any vacancy that may occur.

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 20, 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 LYNDA Wojcik

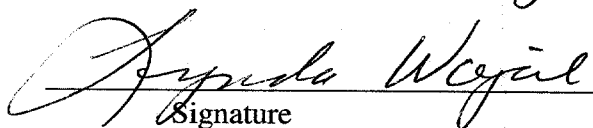
ADDRESS 412 Tabern Rd
Peachtree City, GA 30269

TELEPHONE (Day Time) 770 486 8741

(Evening) " "

(Fax No:) N/A

(Email:) lwojck456@gmail.com


Signature

9/2/13
Date

How long have you been a resident of Peachtree City?

16 yrs

Why are you interested in serving on the Planning Commission?

I love my city and this position would allow me to serve in a meaningful way.

What qualifications and experience do you possess that would benefit the Planning Commission?
(Licensed/Registered Architect, Landscape Architect)

I have been on the Planning Commission and have an understanding of our city.

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

National Account Manager for Simon & Schuster
26+ yrs

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

Currently on commission

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

yes 90+%

Are you willing to take continuing education classes?

yes

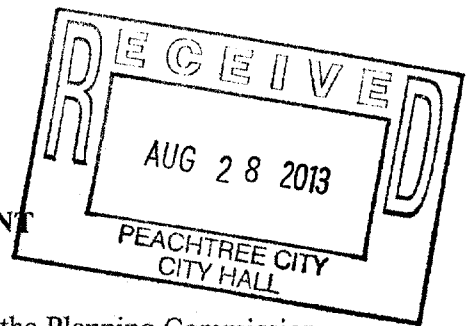
Would there be any possible conflict of interest between your employment and you serving on the Planning Commission?

no - currently retired

Describe your current community involvement.

Planning Commission
Assist @ Community Garden
Pick up trash along paths & roadways
Active member of my church

PLANNING COMMISSION
APPLICATION FOR APPOINTMENT



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NAME David Conner

ADDRESS 100 Hermitage Pl

PTC, GA 30269

TELEPHONE (Day Time) (678) 481-4040

(Evening) same

(Fax No:) N/A

(Email:) dconner@tpinspection.com

[Signature]
Signature

8/29/13
Date

David H. Corner

- Married since 1996 w/ 3 children
- UGA Class of 1996 BS - Forest Resources
- McIntosh H.S. Class of 1991

How long have you been a resident of Peachtree City?

1973-1993 + 2006-present = 27 years

Why are you interested in serving on the Planning Commission?

Promote continuity for development + redevelopment that is inline w/ PTC's roots + heritage.

What qualifications and experience do you possess that would benefit the Planning Commission?
(Licensed/Registered Architect, Landscape Architect)

I can offer historical insights as to how PTC has developed through parts of the 70's, 80's, + 90's. I also have a Forestry degree from UGA.

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

Timber Products Inspection, Inc. - began as a summer intern + am currently VP of Eastern Oper.

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

Planning Commission liaison for DAPC 2009-2010.
Planning Commission member since 2010.

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

Commissioner since 2010.

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.

DAPC member 2009-10.

Planning Commission member since 2010.

**PLANNING COMMISSION
APPLICATION FOR APPOINTMENT**

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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 HAYES W. JONES

ADDRESS 408 STONEWOOD DR

TELEPHONE (Day Time) 678-586-3456 (h) 248-376-2597 (m)

(Evening) 678-586-3456 (h) 248-376-2597 (m)

(Fax No:) 678-586-3456

(Email:) hayeswjones@att.net

Hayes W. Jones
Signature

Date

How long have you been a resident of Peachtree City? 2 1/2 yrs

Why are you interested in serving on the Planning Commission? as a relatively new residence, I feel compelled to offer my limited work experience in the corporate and public environment in order that we retain and enhance PTC's quality of life.

What qualifications and experience do you possess that would benefit the Planning Commission?
(Licensed/Registered Architect, Landscape Architect)

In my role as director of Economic Development and Community Affairs, I was responsible for the Planning Dept, which included the "Main Street Program".

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

See enclosed bio -

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

Limited. See above response -

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.

Monthly, volunteers at the Midwest Food Bank in Peachtree City.

HAYES W. JONES



Hayes Jones is the General Manager for the Suburban Mobility Authority for Regional Transportation (SMART). Prior to joining SMART he resigned from Oakland County - Michigan as the Director of Economic Development and Community Affairs to campaign full time as the Democratic candidate for the State Representative seat in the 29th District. On November 7, 2006, Mr. Jones was elected to the office of Representative in the State Legislature for the partial term ending January 1, 2007.

During his tenure with Oakland County Jones focused on business retention and expansion. In addition, as the senior advisor for Automation Alley, Jones organized several international trade missions to help small and medium sized businesses take the first step in seeking global economic opportunities and rewards. Early in his career, Hayes Jones taught school in Detroit, but left his post when appointed by Mayor Jerome P. Cavanaugh to the Youth Employment Project, a program organized to train high school graduates in employable skills. As a result of Jones' commitment to this position, hundreds of young adults received job placement in local corporations.

Jones joined American Airlines as a sales representative in 1964. He was granted a leave of absence in 1968 from American to accept Mayor John V. Lindsay's appointment as New York City's first Recreation Commissioner. He returned to American in 1970 as Assistant to the Senior Vice President for Marketing. Mr. Jones held several management positions during his eighteen years with American. Mr. Jones is a seven-year veteran with The Stroh Brewery Company, where he served as the Director of Marketing for the Black and Hispanic consumers. Hayes Jones joined Pro Air, Inc. in 1998. During his tenure, he held the positions of Hub Station Manager and Vice President of Community Development.

BUSINESS OWNERSHIP: Hayes Jones is the former owner of J&J Airport Services, an airlines baggage service operation. For 18 years, Mr. Jones provided baggage service for the airlines operating out of Detroit Metropolitan Airport.

COMMUNITY ACTIVISM is essential to Hayes Jones. He is a former school board member for the Pontiac School District; former Board Chair of the Pontiac Chamber of Commerce, former Economic Development Committee Chairman for the Oakland County Business Roundtable and the Pontiac Area Urban League; former member of Board of Trustees, North Oakland Medical Center and the Clinton Valley Boy Scouts. He is a former member of the Board of Directors of First of America Bank-Southeastern Michigan; former Chairman of the Volunteer Committee of the Arts League of Michigan; former member of Board of Trustee, Eastern Michigan University Foundation. Mr. Jones is currently a Board of Directors member of the Baldwin Center—Pontiac, MI; Board of Directors of the Pontiac Alumni Foundation; Advisor to the Pontiac Metro Minority Chamber of Commerce; NAACP Life member. Mr. Jones is the honorary chair of the 2007 and 2008 Michigan Senior Olympics. In 1991, Mr. Jones organized and sponsored a track and field program called "The Junior Olympics" for Pontiac middle school students. The community, including school personnel volunteered their time to the program. This activity was incorporated into the school district's sports program when middle school sports were reinstated in the district.

PERSONALLY, Jones holds the Olympic Gold Medal for the 110-meter hurdles from the 1964 games in Tokyo, Japan and the Olympic Bronze Medal in the same event from the 1960 games held in Rome, Italy. Upon returning home from the 1964 Olympic Games, Hayes Jones donated his Gold Medal to the City of Pontiac in the hope that it would inspire youth to achieve their dreams.

Moreover, Jones was named to the Helms athletic Hall of Fame in Los Angeles, the Michigan Hall of Fame, Eastern Michigan University Athletic Hall of Fame, the National Track and Field Hall of Fame and the Pontiac Central High School Hall of Fame in Pontiac, Michigan. The Detroit Free Press selected Hayes Jones as one of the favorite 100 Michigan sports figures from the 20th Century. On April 29, 2001, Eastern Michigan University conferred upon Hayes Jones an honorary doctoral degree in recognition of his contributions to business, education, athletics and his life-long commitment to community service.

A resident of Pontiac, Michigan, Jones received his primary and secondary education through the Pontiac Public School system. He received a Bachelor of Science degree from Eastern Michigan University in 1961.

CITY OF PEACHTREE CITY

INTEROFFICE MEMORANDUM

TO: Mayor and City Council

VIA: City Manager
Financial Services Director

FROM: Director, Human Resources & Risk Management

DATE: September 27, 2013

SUBJECT: Consider Adoption of New Personnel Policy Manual, Repeal of Certain Internal Policies, and Repeal of Conflicting Ordinances

Recommendation

Staff recommends the following:

1. Adoption of the new Peachtree City Personnel Policy Manual;
2. Repeal of certain CARS and CAMS due to the fact that the provisions of each are now included in the City's new Personnel Policy Manual; and
3. Adoption of ordinance to amend/repeal certain existing code provisions which conflict with the terms of the new Peachtree City Personnel Policy Manual.

Discussion

The Peachtree City Personnel Policy Manual is a vital resource that contains key policies and expectations of the City of Peachtree City as an employer. The information contained in the Policy Manual is both necessary and informative for employees and managers alike. Since its adoption in July 1981, the current Personnel Policy Manual has had few changes. Since the early 80's, however, we have seen tremendous changes in federal and state legislation impacting employees and employers and in best business practices that are accepted in local government and in businesses and organizations across the U.S.

Therefore, over the past several months, the Human Resources Department has worked diligently to revamp the Peachtree City Personnel Policy Manual in its entirety. Three goals were accomplished:

- 1) The Personnel Policy Manual was reformatted to ensure ease of understanding and application;

- 2) All personnel-related policies, procedures, CARS/CAMS, and unwritten practices are included in one manual; and
- 3) Policies have been revised to reflect current legislation and best business practices and to ensure the City of Peachtree City's competitiveness in the marketplace in regards to attracting and retaining employees.

Input from all Division Directors was solicited and considered, and the revised Manual has been thoroughly reviewed by our labor relations attorneys at Elarbee, Thompson, Sapp & Wilson. Communication meetings were conducted with employees in all divisions to explain proposed changes and to solicit feedback.

We are pleased to present the new Peachtree City Personnel Policy Manual. Since the entire manual has been rewritten, a list of all changes would be impossible to highlight, but a power point presentation of the most notable changes, along with the Manual in its entirety, is attached.

Because the new comprehensive Peachtree City Personnel Policy Manual contains many of the provisions of the current CARS and CAMS, we are recommending that the following CARS and CAMS be repealed:

CAR 2-1	City Safety Program
CAR 2-2	Public Safety Physicals
CAR 2-3	Drug and Alcohol Abuse Policy
CAM 2-5	Drug/Alcohol Testing for CDL's
CAR 2-6	Treatment Procedures Following Exposure to Infectious Disease
CAR 2-7	Motor Vehicle Record Checks
CAR 2-9	Seat Belt Use Policy
CAR 3-1	Employee Orientation/Training
CAR 3-8	Computer Systems Use by City Employees, Volunteers, and Elected Officials
CAR 4-3	Smoking Policy for City Facilities
CAR 5-1	Employee Social Activities Committee
CAR 5-2	Disciplinary Action
CAR 5-3	City Vehicle Usage and Operation
CAR 5-4	Uniform Wear and Maintenance
CAR 5-6	Employee Awards Program
CAR 5-9	Take Home Vehicles
CAR 5-10	Documenting Employee Time Worked
CAR 5-11	City Organization
CAR 5-12	Employees Working City Special Events
CAR 5-13	Equal Employment Opportunity
CAR 5-15	Dress Guidelines
CAR 5-16	Sexual Harassment
CAR 5-17	Establishment of Termination Date
CAR 5-18	Personal Vehicle Usage
CAR 5-19	Firearms in the Workplace
CAR 5-20	Payroll Situations/Clarifications
CAR 6-3	Infectious Disease Policy
CAM 14-3	Job/Skill Progression for Maintenance Workers and Mechanics

Last, due to conflicts with the terms of the new Personnel Policy Manual, an ordinance amendment is required to amend/repeal certain existing code provisions. The City Attorney is finalizing the ordinance, and it will be provided to Council next week.

Budget Impact

The adoption of the new Peachtree City Personnel Policy Manual should be revenue neutral. However, some revisions may create increased costs to the City, while others will result in decreased costs to the City. The potential impacts are listed below:

Possible Increased Costs

1. Because of new healthcare reform law, employees working an average of 30 hours/week instead of 40 hours/week will be eligible for City-provided health insurance;
2. Salary Changes due to Reclassification to Lower Pay Grade -- Adopting the policy of "freezing" an employee's pay when it exceeds the maximum of the new lower salary grade because of a reclassification which is due to no fault of the employee;
3. Increase of educational assistance benefits for employees from \$800 to \$1500 per calendar year;
4. Increase of annual allowance for boot purchases from \$100 to \$130.
5. Extension of bereavement leave for death of grandchildren, son-in-law, and daughter-in-law;
6. Payment of short-term administrative leave (e.g. investigations of possible misconduct, employee with non-negative drug screen while re-testing is being conducted, etc.);
7. Instituting random drug testing of safety-sensitive positions in Police Department, Fire Department, and Public Services Division in November 2013;
8. Addition of Service Awards for 35 years and 40 years of City employment;
9. Teams of employees may be awarded as City Employee of the Month; and
10. Payment of one hour/day when employees are on restricted on-call duty.

Possible Decreased Costs

1. Discipline for misuse of City property and equipment may include repayment for loss or damaged property;
2. Pay-out of accrued Comp Time to employee who is promoted from non-exempt to exempt position prior to effective date of promotion;
3. Elimination of practice of paying overtime to police officers when working at the Amphitheater regardless of the number of hours worked during the pay period;
4. Requirement that non-exempt employees work the scheduled shift immediately before and after observed holiday to receive pay for observed holiday unless employee has approved leave in advance or excused doctor's note;
5. Policy that employees on unpaid leave status will no longer accrue annual leave, sick leave, or paid holidays;
6. Policy to prorate floating holidays for newly hired full-time employees and employees transitioning from part-time to full-time;
7. Elimination of the practice of extending FMLA leave for an additional 12 weeks. The City will follow Federal law and provide FMLA leave for only 12 weeks;

8. Reducing light duty from 6 months to 3 months;
9. Temporarily suspending participation in Take Home Vehicle Program when Public Safety employees who drive marked Public Safety vehicles are assigned to light duty or while on an injury-related absence;
10. Revision of appeal process for disciplinary action and terminations to eliminate Appeal Committee; and
11. Providing two Service Milestone Receptions annually to honor employees with specific years of service instead of receptions for each individual employee.

AN ORDINANCE TO AMEND THE CODE OF ORDINANCES
OF THE CITY OF PEACHTREE CITY, GEORGIA TO ESTABLISH THE
PERSONNEL REGULATIONS FOR THE EMPLOYEES AND OFFICERS OF THE
CITY; TO PROVIDE FOR SEVERABILITY; TO REPEAL CONFLICTING
ORDINANCES;AND FOR OTHER PURPOSES.

WHEREAS, the City Council of the City of Peachtree City desires to provide a uniform system of personnel administration throughout the City service; and

WHEREAS, the City Council seeks to ensure that recruitment, selection, placement, promotion, retention and separation of City employees are based upon employee's qualifications and fitness, and are in compliance with Federal and state laws; and

WHEREAS, the City Council intends to assist managers in the development of sound management practices and procedures, and to make effective and consistent use of human resources throughout the City; and

WHEREAS, the City Council wants to promote communication between directors, supervisors, and employees, and further want to ensure, protect, and clarify the rights and responsibilities of employees.

NOW THEREFORE, BE IT ORDAINED AND IT IS HEREBY ORDAINED by the City Council of the City of Peachtree City, Georgia, and by the authority thereof:

Section 1. That the City of Peachtree City, Georgia Personnel Policies, as amended, previously adopted are hereby repealed.

Section 2. That the City of Peachtree City, Georgia Personnel Policies incorporated in the document identified as the City of Peachtree City Personnel Policy

Manual attached hereto as Exhibit "A" and incorporated herein by express reference are hereby adopted.

Section 3. Should any phrase, clause, sentence, or section of this Ordinance be deemed unconstitutional by a Court of competent jurisdiction, such determination shall not effect the remaining provisions of this Ordinance, which provisions shall remain in full force and effect.

Section 4. All ordinances or parts thereof which conflict with the provisions of this Ordinance are, to the extent of such conflict, hereby repealed.

Section 5. The repeal provided for in Section 4 hereof shall not affect any personnel action that has accrued or was pending or had accrued against any officer or employee to whom such existing personnel policy applied before the effective date of this ordinance; nor shall this repeal be construed to revive any ordinance or resolution or part thereof that has been repealed by a subsequent ordinance or resolution which is repealed by this ordinance.

Section 6. The effective date of this Ordinance shall be upon adoption.

Done, Ratified, and passed this _____ day of _____ 2013.

DONE, RATIFIED and PASSED, by the City Council of the City of Peachtree
City, Georgia, this the _____ day of _____, 2013.

ATTEST:

City Clerk

Donnie O. Haddix, Mayor

Post 2 (Vacant)

AN ORDINANCE TO AMEND THE CODE OF ORDINANCES OF THE CITY OF PEACHTREE CITY, GEORGIA, AS AMENDED, SO AS TO AMEND PROVISIONS OF THE CODE WHICH CONFLICT WITH THE CITY'S PERSONNEL MANUAL; TO REPEAL CONFLICTING ORDINANCES; TO PROVIDE FOR SEVERABILITY; TO PROVIDE FOR AN EFFECTIVE DATE; AND FOR OTHER PURPOSES.

WHEREAS, the City Council adopted a new Personnel Policy Manual for the City of Peachtree City on _____, 2013; and

WHEREAS, certain provisions of the new Personnel Policy Manual conflict with provisions of the existing Code of Ordinances of the City of Peachtree City; and

WHEREAS, the City Council desires to remove such conflicts between the City's existing Code of Ordinances and the new Personnel Policy Manual.

NOW THEREFORE, BE IT AND IT IS HEREBY ORDAINED by the City Council of the City of Peachtree City, that:

Section 1. Chapter Two, Administration, Article IV, Departments, Division 1, generally, of the Code of Ordinances of the City of Peachtree City, as amended, is hereby further amended by amending Section 2-126 of said Code to read and to be codified as follows:

Sec. 2-126. Organization.

(a) The municipal government workforce shall be organized into six divisions reporting to the city manager as follows:

- (1) The administrative services division, headed by the administrative services director, city clerk, or city manager shall be responsible for the municipal court, public information and city clerk functions.
- (2) The community services division, headed by the community services director, shall be responsible for planning, zoning, building inspection, library, recreation, and special events functions.
- (3) The financial services division, headed by the financial services director, shall be responsible for the financial, accounting, treasury, information technology, purchasing, payroll, accounts receivable, accounts payable and budgeting functions.
- (4) The human resources and risk management division shall be responsible for human resources and risk management, including workers' compensation and safety functions.
- (5) The public safety division shall be divided into two separate departments, each of which shall be regarded as a division:
 - a. The police department, headed by the police chief, shall be responsible for law enforcement, security, and safety education and code enforcement functions.

b. The fire department, headed by the fire chief, shall be responsible for fire suppression, fire prevention, fire inspections, fire investigations, public fire and life safety education, technical rescue, hazardous materials response and mitigation, emergency planning and management, and emergency medical services functions.

(6) The public services division, headed by the public services director, shall be responsible for the stormwater and public works functions including buildings and grounds maintenance and the maintenance of city facilities, properties, infrastructure, vehicles and equipment, engineering services, stormwater, signage, and recycling functions.

(7) The director of the city's amphitheater will report directly to the city manager.

(b) Each director or chief oversees the operations of the respective division and supervises the department heads within the division. The directors/chiefs report directly to the city manager, serving in the capacity of chief administrative officer, and, along with the city manager, comprise the city's senior management team.

Section 2. Chapter Two, Administration, Article IV, Departments, Division 2, Building Department, of the Code of Ordinances of the City of Peachtree City, as amended, is hereby further amended by amending Section 2-149 of said Code to read and to be codified as follows:

Sec. 2-149. Accountability.

The building official and building department shall be responsible to the director of community services.

Section 3. Chapter Two, Administration, Article IV, Departments, Division 2, Building Department, of the Code of Ordinances of the City of Peachtree City, as amended, is hereby further amended by amending Section 2-150 of said Code to read and to be codified as follows:

Sec. 2-150. Building official; appointment.

The building official shall be appointed by the city manager. The building official may be a third party who is designated by contract with the city instead of being a city employee.

Section 4. Chapter Two, Administration, Article IV, Departments, Division 3, Fire Department, of the Code of Ordinances of the City of Peachtree City, as amended, is hereby further amended by amending Section 2-175 of said Code to read and to be codified as follows:

Sec. 2-175. Appointing chief of fire department; accountability of fire department personnel.

(a) The chief of the fire department shall be appointed by the city manager. The chief of the fire department shall serve without reappointment until terminated according to city policies or otherwise resigns.

(b) All other fire department personnel shall be accountable to the chief of the fire department and to the city manager.

Section 5. Chapter Two, Administration, Article IV, Departments, Division 4, Police Department, of the Code of Ordinances of the City of Peachtree City, as amended, is hereby further amended by amending Section 2-212 of said Code to read and to be codified as follows:

Sec. 2-212. Appointing chief of police department; accountability of police department personnel.

(a) The chief of the police department shall be appointed by the city manager. The chief of the police department shall serve without reappointment until terminated according to city policies or otherwise resigns.

(b) All other police department personnel shall be accountable to the chief of the police department and to the city manager.

Section 6. Chapter Two, Administration, Article IV, Departments, Division 4, Police Department, of the Code of Ordinances of the City of Peachtree City, as amended, is hereby further amended by amending Section 2-222 of said Code to read and to be codified as follows:

Sec. 2-222. - Disciplinary action.

All members of the police department shall be subject to disciplinary action by the chief of police in accordance with the City's personnel policy.

Section 7. Chapter Two, Administration, Article IV, Departments, Division 5, Public Library Department, of the Code of Ordinances of the City of Peachtree City, as amended, is hereby further amended by amending Section 2-246 of said Code to read and to be codified as follows:

Sec. 2-246. Created.

There is created a public library department for the city. This department shall fall under the operational and administrative control of the director of community services.

Section 8. All ordinances or parts thereof which conflict with the provisions of this ordinance are, to the extent of such conflict and except as hereinafter provided, hereby repealed.

Section 9. Should any provision of this ordinance be declared invalid by a Court of competent jurisdiction, such decision shall not affect the validity of this ordinance as a whole or any provision thereof other than the provisions specifically declared to be invalid. The City Council declares that it would have passed this ordinance and each subsection, sentence, clause and phrase thereof, irrespective of the fact that any one or more subsections, sentences, clauses or phrases may be declared invalid.

Section 10. This ordinance shall be in full force and effect upon its adoption.

This _____ day of _____ 2013.

Don Haddix, Mayor

Attest: _____
City Clerk

ORDINANCE NUMBER _____

AN ORDINANCE TO AMEND THE CODE OF ORDINANCES OF THE CITY OF PEACHTREE CITY, GEORGIA, AS AMENDED, SO AS TO AMEND PROVISIONS OF THE CODE WHICH CONFLICT WITH THE CITY'S PERSONNEL MANUAL; TO REPEAL CONFLICTING ORDINANCES; TO PROVIDE FOR SEVERABILITY; TO PROVIDE FOR AN EFFECTIVE DATE; AND FOR OTHER PURPOSES.

WHEREAS, the City Council adopted a new Personnel Policy Manual for the City of Peachtree City on _____, 2013; and

WHEREAS, certain provisions of the new Personnel Policy Manual conflict with or replace provisions of the existing City Administrative Regulations (CARs) and City Administrative Manuals (CAMs); and

WHEREAS, the City Council desires to remove such conflicts between the City's existing CARs and CAMs and the new Personnel Policy Manual.

NOW THEREFORE, BE IT AND IT IS HEREBY ORDAINED by the City Council of the City of Peachtree City, that:

Section 1. The City Administrative Regulations (CARs) and City Administrative Manuals (CAMs) referenced on Exhibit "A" attached hereto and incorporated herein by express reference are hereby repealed.

Section 2. All ordinances or parts thereof which conflict with the provisions of this ordinance are, to the extent of such conflict and except as hereinafter provided, hereby repealed.

Section 3. Should any provision of this ordinance be declared invalid by a Court of competent jurisdiction, such decision shall not affect the validity of this ordinance as a whole or any provision thereof other than the provisions specifically declared to be invalid. The City Council declares that it would have passed this ordinance and each subsection, sentence, clause and phrase thereof, irrespective of the fact that any one or more subsections, sentences, clauses or phrases may be declared invalid.

Section 4. This ordinance shall be in full force and effect upon its adoption.

This _____ day of _____ 2013.

Don Haddix, Mayor

Attest: _____
City Clerk

EXHIBIT A

City of Peachtree City CARS and CAMS that need to be deleted when the new Personnel Policy Manual is adopted:

CAR 2-1	City Safety Program
CAR 2-2	Public Safety Physicals
CAR 2-3	Drug and Alcohol Abuse Policy
CAM 2-5	Drug/Alcohol Testing for CDL's
CAR 2-6	Treatment Procedures Following Exposure to Infectious Disease
CAR 2-7	Motor Vehicle Record Checks
CAR 2-9	Seat Belt Use Policy
CAR 3-1	Employee Orientation/Training
CAR 3-8	Computer Systems Use by City Employees, Volunteers, and Elected Officials
CAR 4-3	Smoking Policy for City Facilities
CAR 5-1	Employee Social Activities Committee
CAR 5-2	Disciplinary Action
CAR 5-3	City Vehicle Usage and Operation
CAR 5-4	Uniform Wear and Maintenance
CAR 5-6	Employee Awards Program
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CAR 5-10	Documenting Employee Time Worked
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CAR 5-15	Dress Guidelines
CAR 5-16	Sexual Harassment
CAR 5-17	Establishment of Termination Date
CAR 5-18	Personal Vehicle Usage
CAR 5-19	Firearms in the Workplace
CAR 5-20	Payroll Situations/Clarifications
CAR 6-3	Infectious Disease Policy
CAM 14-3	Job/Skill Progression for Maintenance Workers and Mechanics

CITY OF PEACHTREE CITY

INTEROFFICE MEMORANDUM

TO: Mayor and Council
FROM: City Manager 
DATE: 10/2/2013
SUBJECT: Consider Appointment of Planning Commission Member(s)
Consent Agenda, October 3, 2013

Recommendation:

Re-appoint Lynda Wojcik and David Conner to a new term on the Planning Commission beginning October 1, 2013 ending September 30, 2016. In addition, appoint Hayes Jones to be an alternate in the event a vacancy occurs.

Discussion:

The Selection Committee, composed of Mayor Don Haddix, Council Member Kim Learnard, Planning Commission Chairman Frank Destadio, and myself Jim Pennington, considered 7 applicants for the vacancies on the Planning Commission

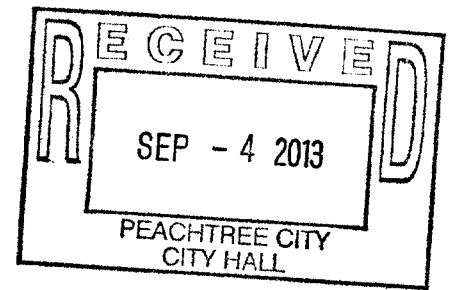
It is the recommendation of the Committee that Lynda Wojcik & David Conner be re-appointed to a term that would end on September 30, 2016. In addition, the Committee further recommends that Hayes Jones be appointed as an alternate to fill any vacancy that may occur.

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 20, 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 LYNDA WOJEIK

ADDRESS 412 Tabern Rd.
Peachtree City, GA 30269

TELEPHONE (Day Time) 770 486 8741

(Evening) " "

(Fax No:) N/A

(Email:) lwojeik456@gmail.com

Lynnda Wojcik
Signature

9/2/13
Date

How long have you been a resident of Peachtree City?

16 yrs

Why are you interested in serving on the Planning Commission?

I love my city and this position would allow me to serve in a meaningful way.

What qualifications and experience do you possess that would benefit the Planning Commission?
(Licensed/Registered Architect, Landscape Architect)

I have been on the Planning Commission and have an understanding of our city.

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

National Account Manager for Simon & Schuster

26+ yrs

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

Currently on commission

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

yes 90+%

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 - currently retired

Describe your current community involvement.

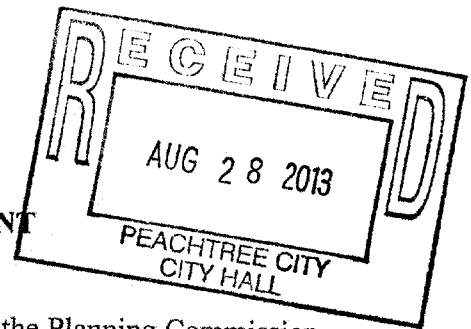
Planning Commission

Assist @ Community Garden

Pick up trash along paths & roadways

Active member of my church

PLANNING COMMISSION
APPLICATION FOR APPOINTMENT



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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 20, 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 David Conner

ADDRESS 100 Hermitage Pl
PTC, GA 30269

TELEPHONE (Day Time) (678) 481-4040

(Evening) same

(Fax No:) N/A

(Email:) dconner@tpinspection.com

[Signature]
Signature

8/29/13
Date

David H. Conner

- Married since 1996 w/ 3 children
- UGA Class of 1996 BS-Forest Resources
- McIntosh H.S. Class of 1991

How long have you been a resident of Peachtree City?

1973-1993 + 2006-present = 27 years

Why are you interested in serving on the Planning Commission?

Promote continuity for development + redevelopment that is inline w/ PTC's roots + heritage.

What qualifications and experience do you possess that would benefit the Planning Commission?
(Licensed/Registered Architect, Landscape Architect)

I can offer historical insights as to how PTC has developed through parts of the 70's, 80's, + 90's. I also have a Forestry degree from UGA.

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

Timber Products Inspection, Inc. - began as a summer intern + am currently VP of Eastern Oper.

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

Planning Commission liaison for DAPC 2009-2010.
Planning Commission member since 2010.

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

Commissioner since 2010.

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.

DAPC member 2009-10.

Planning Commission member since 2010.

**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 20, 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 HAYES W. JONES

ADDRESS 408 STONEWOOD DR

TELEPHONE (Day Time) 678-586-3456 (h) 248-376-2597 (m)

(Evening) 678-586-3456 (h) 248-376-2597 (m)

(Fax No:) 678-586-3456

(Email:) hayeswjones@att.net

Hayes W. Jones
Signature

Date

How long have you been a resident of Peachtree City? 2 1/2 yrs

Why are you interested in serving on the Planning Commission? as a relatively new residence, I feel compelled to offer my limited work experience in the corporate and public environment in order to retain and enhance PTC's quality of life.

What qualifications and experience do you possess that would benefit the Planning Commission?
(Licensed/Registered Architect, Landscape Architect)

In my role as director of Economic Development and Community Affairs, I was responsible for the Planning Dept, which included the "Main Street Program".

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

See enclosed bio -

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

Limited. See above response -

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.

Monthly, volunteer at the Midwest Food Bank in Peachtree City.

HAYES W. JONES



Hayes Jones is the General Manager for the Suburban Mobility Authority for Regional Transportation (SMART). Prior to joining SMART he resigned from Oakland County - Michigan as the Director of Economic Development and Community Affairs to campaign full time as the Democratic candidate for the State Representative seat in the 29th District. On November 7, 2006, Mr. Jones was elected to the office of Representative in the State Legislature for the partial term ending January 1, 2007.

During his tenure with Oakland County Jones focused on business retention and expansion. In addition, as the senior advisor for Automation Alley, Jones organized several international trade missions to help small and medium sized businesses take the first step in seeking global economic opportunities and rewards. Early in his career, Hayes Jones taught school in Detroit, but left his post when appointed by Mayor Jerome P. Cavanaugh to the Youth Employment Project, a program organized to train high school graduates in employable skills. As a result of Jones' commitment to this position, hundreds of young adults received job placement in local corporations.

Jones joined American Airlines as a sales representative in 1964. He was granted a leave of absence in 1968 from American to accept Mayor John V. Lindsay's appointment as New York City's first Recreation Commissioner. He returned to American in 1970 as Assistant to the Senior Vice President for Marketing. Mr. Jones held several management positions during his eighteen years with American. Mr. Jones is a seven-year veteran with The Stroh Brewery Company, where he served as the Director of Marketing for the Black and Hispanic consumers. Hayes Jones joined Pro Air, Inc. in 1998. During his tenure, he held the positions of Hub Station Manager and Vice President of Community Development.

BUSINESS OWNERSHIP: Hayes Jones is the former owner of J&J Airport Services, an airlines baggage service operation. For 18 years, Mr. Jones provided baggage service for the airlines operating out of Detroit Metropolitan Airport.

COMMUNITY ACTIVISM is essential to Hayes Jones. He is a former school board member for the Pontiac School District; former Board Chair of the Pontiac Chamber of Commerce, former Economic Development Committee Chairman for the Oakland County Business Roundtable and the Pontiac Area Urban League; former member of Board of Trustees, North Oakland Medical Center and the Clinton Valley Boy Scouts. He is a former member of the Board of Directors of First of America Bank-Southeastern Michigan; former Chairman of the Volunteer Committee of the Arts League of Michigan; former member of Board of Trustee, Eastern Michigan University Foundation. Mr. Jones is currently a Board of Directors member of the Baldwin Center—Pontiac, MI; Board of Directors of the Pontiac Alumni Foundation; Advisor to the Pontiac Metro Minority Chamber of Commerce; NAACP Life member. Mr. Jones is the honorary chair of the 2007 and 2008 Michigan Senior Olympics. In 1991, Mr. Jones organized and sponsored a track and field program called "The Junior Olympics" for Pontiac middle school students. The community, including school personnel volunteered their time to the program. This activity was incorporated into the school district's sports program when middle school sports were reinstated in the district.

PERSONALLY, Jones holds the Olympic Gold Medal for the 110-meter hurdles from the 1964 games in Tokyo, Japan and the Olympic Bronze Medal in the same event from the 1960 games held in Rome, Italy. Upon returning home from the 1964 Olympic Games, Hayes Jones donated his Gold Medal to the City of Pontiac in the hope that it would inspire youth to achieve their dreams.

Moreover, Jones was named to the Helms athletic Hall of Fame in Los Angeles, the Michigan Hall of Fame, Eastern Michigan University Athletic Hall of Fame, the National Track and Field Hall of Fame and the Pontiac Central High School Hall of Fame in Pontiac, Michigan. The Detroit Free Press selected Hayes Jones as one of the favorite 100 Michigan sports figures from the 20th Century. On April 29, 2001, Eastern Michigan University conferred upon Hayes Jones an honorary doctoral degree in recognition of his contributions to business, education, athletics and his life-long commitment to community service.

A resident of Pontiac, Michigan, Jones received his primary and secondary education through the Pontiac Public School system. He received a Bachelor of Science degree from Eastern Michigan University in 1961.

Pamela Dufresne

From: David Rast
Sent: Thursday, October 03, 2013 9:48 AM
To: Pamela Dufresne
Cc: Betsy Tyler; Jonathan Rorie
Subject: FW: Ed and Jamie Wyatt--Support of Wisdom Pointe Rezoning

Pam – pls. forward to Council/ Dr. P and print out for Dais.

As an FYI, Ed Wyatt (Green Oil) owns the gas/ convenience store at the corner of HWY 74 and Wisdom RD, and was a part of the initial Wisdom Pointe development many years ago. While not technically a part of the Wisdom Pointe retail center, the gas/ convenience store was developed at the same time as Phase One of the retail center, which included the retail building with Grinds and Wines, Tavern on 74, etc.

David E. Rast, ASLA
Planning and Zoning Administrator

From: Jamie Wyatt [<mailto:rockhavenw@aol.com>]
Sent: Wednesday, October 02, 2013 11:49 PM
To: David Rast
Cc: edwardcwyatt@msn.com
Subject: Ed and Jamie Wyatt--Support of Wisdom Pointe Rezoning

Dear Mayor and Council of Peachtree City:

As owner of the Wisdom Road Shell, and one of the initial business owners at 74 and Wisdom Road, we are asking you to support the proposed rezoning for the new Fairfield Inn & Suites. A hotel is an ideal use for this property, and we are in favor of the city permitting the requested rezoning to enable this project to move forward.

Developing a quality hotel on this property will turn an overgrown lot, which has been unattractive and unproductive, into a well-landscaped asset for Peachtree City. The hotel will provide jobs. It will pay property taxes and contribute to the hotel/motel tax fund which promotes tourism and conventions in the city.

This development will bring in dollars from outside our community, which will be spent in our community. It will bring in quality customers who will strengthen area businesses, and provide much needed support during this difficult economic time.

As an adjoining property owner, we respectfully requesting that you support and encourage Kasandas Management's quality development within the Wisdom Pointe Retail Complex, by granting this rezoning. Kasandas wants to make a major investment in our community. I believe we should welcome and encourage it.

Thank you for your consideration of this important opportunity.

Ed and Jamie Wyatt
362 Lees Mill Road
Fayetteville, GA 30214
404-285-9467

Pamela Dufresne

From: Kim Learnard
Sent: Thursday, October 03, 2013 12:39 PM
To: Pamela Dufresne
Cc: James Pennington
Subject: FW: Fairfield Inn

Pam, could you please add the letter, below, to the dais as well?

Thanks,

Kim Learnard
Peachtree City
City Council Post 3

151 Willowbend Road
Peachtree City, GA 30269
(770) 487-7657

From: Vickey Utting [vickey.utting@gmail.com]
Sent: Wednesday, October 02, 2013 1:33 PM
To: Kim Learnard
Subject: Fairfield Inn

Hey Kim

Vickey and Jim Utting here from Mellow Mushroom. I know you folks are discussing the new hotel tonight and would just like to express to you how excited we are about having a new hotel so close to our restaurant. It will be a great addition to our end of Peachtree City. With all the sports going on all the time this will be a great new customer base for us.

Have a great evening.

Vickey

--

Vickey Utting
Mellow Mushroom
W - 770-632-6018
C - 404-797-7941
vickey.utting@gmail.com

- 2) All personnel-related policies, procedures, CARS/CAMS, and unwritten practices are included in one manual; and
- 3) Policies have been revised to reflect current legislation and best business practices and to ensure the City of Peachtree City's competitiveness in the marketplace in regards to attracting and retaining employees.

Input from all Division Directors was solicited and considered, and the revised Manual has been thoroughly reviewed by our labor relations attorneys at Elarbee, Thompson, Sapp & Wilson. Communication meetings were conducted with employees in all divisions to explain proposed changes and to solicit feedback.

We are pleased to present the new Peachtree City Personnel Policy Manual. Since the entire manual has been rewritten, a list of all changes would be impossible to highlight, but a power point presentation of the most notable changes, along with the Manual in its entirety, is attached.

Because the new comprehensive Peachtree City Personnel Policy Manual contains many of the provisions of the current CARS and CAMS, we are recommending that the following CARS and CAMS be repealed:

CAR 2-1	City Safety Program
CAR 2-2	Public Safety Physicals
CAR 2-3	Drug and Alcohol Abuse Policy
CAM 2-5	Drug/Alcohol Testing for CDL's
CAR 2-6	Treatment Procedures Following Exposure to Infectious Disease
CAR 2-7	Motor Vehicle Record Checks
CAR 2-9	Seat Belt Use Policy
CAR 3-1	Employee Orientation/Training
CAR 3-8	Computer Systems Use by City Employees, Volunteers, and Elected Officials
CAR 4-3	Smoking Policy for City Facilities
CAR 5-1	Employee Social Activities Committee
CAR 5-2	Disciplinary Action
CAR 5-3	City Vehicle Usage and Operation
CAR 5-4	Uniform Wear and Maintenance
CAR 5-6	Employee Awards Program
CAR 5-9	Take Home Vehicles
CAR 5-10	Documenting Employee Time Worked
CAR 5-11	City Organization
CAR 5-12	Employees Working City Special Events
CAR 5-13	Equal Employment Opportunity
CAR 5-15	Dress Guidelines
CAR 5-16	Sexual Harassment
CAR 5-17	Establishment of Termination Date
CAR 5-18	Personal Vehicle Usage
CAR 5-19	Firearms in the Workplace
CAR 5-20	Payroll Situations/Clarifications
CAR 6-3	Infectious Disease Policy
CAM 14-3	Job/Skill Progression for Maintenance Workers and Mechanics

AN ORDINANCE TO AMEND THE CODE OF ORDINANCES
OF THE CITY OF PEACHTREE CITY, GEORGIA TO ESTABLISH THE
PERSONNEL REGULATIONS FOR THE EMPLOYEES AND OFFICERS OF THE
CITY; TO PROVIDE FOR SEVERABILITY; TO REPEAL CONFLICTING
ORDINANCES; AND FOR OTHER PURPOSES.

WHEREAS, the City Council of the City of Peachtree City desires to provide a uniform system of personnel administration throughout the City service; and

WHEREAS, the City Council seeks to ensure that recruitment, selection, placement, promotion, retention and separation of City employees are based upon employee's qualifications and fitness, and are in compliance with Federal and state laws; and

WHEREAS, the City Council intends to assist managers in the development of sound management practices and procedures, and to make effective and consistent use of human resources throughout the City; and

WHEREAS, the City Council wants to promote communication between directors, supervisors, and employees, and further want to ensure, protect, and clarify the rights and responsibilities of employees.

NOW THEREFORE, BE IT ORDAINED AND IT IS HEREBY ORDAINED by the City Council of the City of Peachtree City, Georgia, and by the authority thereof:

Section 1. That the City of Peachtree City, Georgia Personnel Policies, as amended, previously adopted are hereby repealed.

Section 2. That the City of Peachtree City, Georgia Personnel Policies incorporated in the document identified as the City of Peachtree City Personnel Policy

Manual attached hereto as Exhibit "A" and incorporated herein by express reference are hereby adopted.

Section 3. Should any phrase, clause, sentence, or section of this Ordinance be deemed unconstitutional by a Court of competent jurisdiction, such determination shall not effect the remaining provisions of this Ordinance, which provisions shall remain in full force and effect.

Section 4. All ordinances or parts thereof which conflict with the provisions of this Ordinance are, to the extent of such conflict, hereby repealed.

Section 5. The repeal provided for in Section 4 hereof shall not affect any personnel action that has accrued or was pending or had accrued against any officer or employee to whom such existing personnel policy applied before the effective date of this ordinance; nor shall this repeal be construed to revive any ordinance or resolution or part thereof that has been repealed by a subsequent ordinance or resolution which is repealed by this ordinance.

Section 6. The effective date of this Ordinance shall be upon adoption.

Done, Ratified, and passed this _____ day of _____ 2013.

DONE, RATIFIED and PASSED, by the City Council of the City of Peachtree
City, Georgia, this the _____ day of _____, 2013.

ATTEST:

City Clerk

Donnie O. Haddix, Mayor

Post 2 (Vacant)

AN ORDINANCE TO AMEND THE CODE OF ORDINANCES OF THE CITY OF PEACHTREE CITY, GEORGIA, AS AMENDED, SO AS TO AMEND PROVISIONS OF THE CODE WHICH CONFLICT WITH THE CITY'S PERSONNEL MANUAL; TO REPEAL CONFLICTING ORDINANCES; TO PROVIDE FOR SEVERABILITY; TO PROVIDE FOR AN EFFECTIVE DATE; AND FOR OTHER PURPOSES.

WHEREAS, the City Council adopted a new Personnel Policy Manual for the City of Peachtree City on _____, 2013; and

WHEREAS, certain provisions of the new Personnel Policy Manual conflict with provisions of the existing Code of Ordinances of the City of Peachtree City; and

WHEREAS, the City Council desires to remove such conflicts between the City's existing Code of Ordinances and the new Personnel Policy Manual.

NOW THEREFORE, BE IT AND IT IS HEREBY ORDAINED by the City Council of the City of Peachtree City, that:

Section 1. Chapter Two, Administration, Article IV, Departments, Division 1, generally, of the Code of Ordinances of the City of Peachtree City, as amended, is hereby further amended by amending Section 2-126 of said Code to read and to be codified as follows:

Sec. 2-126. Organization.

(a) The municipal government workforce shall be organized into six divisions reporting to the city manager as follows:

- (1) The administrative services division, headed by the administrative services director, city clerk, or city manager shall be responsible for the municipal court, public information and city clerk functions.
- (2) The community services division, headed by the community services director, shall be responsible for planning, zoning, building inspection, library, recreation, and special events functions.
- (3) The financial services division, headed by the financial services director, shall be responsible for the financial, accounting, treasury, information technology, purchasing, payroll, accounts receivable, accounts payable and budgeting functions.
- (4) The human resources and risk management division shall be responsible for human resources and risk management, including workers' compensation and safety functions.
- (5) The public safety division shall be divided into two separate departments, each of which shall be regarded as a division:
 - a. The police department, headed by the police chief, shall be responsible for law enforcement, security, and safety education and code enforcement functions.

b. The fire department, headed by the fire chief, shall be responsible for fire suppression, fire prevention, fire inspections, fire investigations, public fire and life safety education, technical rescue, hazardous materials response and mitigation, emergency planning and management, and emergency medical services functions.

(6) The public services division, headed by the public services director, shall be responsible for the stormwater and public works functions including buildings and grounds maintenance and the maintenance of city facilities, properties, infrastructure, vehicles and equipment, engineering services, stormwater, signage, and recycling functions.

(7) The director of the city's amphitheater will report directly to the city manager.

(b) Each director or chief oversees the operations of the respective division and supervises the department heads within the division. The directors/chiefs report directly to the city manager, serving in the capacity of chief administrative officer, and, along with the city manager, comprise the city's senior management team.

Section 2. Chapter Two, Administration, Article IV, Departments, Division 2, Building Department, of the Code of Ordinances of the City of Peachtree City, as amended, is hereby further amended by amending Section 2-149 of said Code to read and to be codified as follows:

Sec. 2-149. Accountability.

The building official and building department shall be responsible to the director of community services.

Section 3. Chapter Two, Administration, Article IV, Departments, Division 2, Building Department, of the Code of Ordinances of the City of Peachtree City, as amended, is hereby further amended by amending Section 2-150 of said Code to read and to be codified as follows:

Sec. 2-150. Building official; appointment.

The building official shall be appointed by the city manager. The building official may be a third party who is designated by contract with the city instead of being a city employee.

Section 4. Chapter Two, Administration, Article IV, Departments, Division 3, Fire Department, of the Code of Ordinances of the City of Peachtree City, as amended, is hereby further amended by amending Section 2-175 of said Code to read and to be codified as follows:

Sec. 2-175. Appointing chief of fire department; accountability of fire department personnel.

(a) The chief of the fire department shall be appointed by the city manager. The chief of the fire department shall serve without reappointment until terminated according to city policies or otherwise resigns.

(b) All other fire department personnel shall be accountable to the chief of the fire department and to the city manager.

Section 5. Chapter Two, Administration, Article IV, Departments, Division 4, Police Department, of the Code of Ordinances of the City of Peachtree City, as amended, is hereby further amended by amending Section 2-212 of said Code to read and to be codified as follows:

Sec. 2-212. Appointing chief of police department; accountability of police department personnel.

(a) The chief of the police department shall be appointed by the city manager. The chief of the police department shall serve without reappointment until terminated according to city policies or otherwise resigns.

(b) All other police department personnel shall be accountable to the chief of the police department and to the city manager.

Section 6. Chapter Two, Administration, Article IV, Departments, Division 4, Police Department, of the Code of Ordinances of the City of Peachtree City, as amended, is hereby further amended by amending Section 2-222 of said Code to read and to be codified as follows:

Sec. 2-222. - Disciplinary action.

All members of the police department shall be subject to disciplinary action by the chief of police in accordance with the City's personnel policy.

Section 7. Chapter Two, Administration, Article IV, Departments, Division 5, Public Library Department, of the Code of Ordinances of the City of Peachtree City, as amended, is hereby further amended by amending Section 2-246 of said Code to read and to be codified as follows:

Sec. 2-246. Created.

There is created a public library department for the city. This department shall fall under the operational and administrative control of the director of community services.

Section 8. All ordinances or parts thereof which conflict with the provisions of this ordinance are, to the extent of such conflict and except as hereinafter provided, hereby repealed.

Section 9. Should any provision of this ordinance be declared invalid by a Court of competent jurisdiction, such decision shall not affect the validity of this ordinance as a whole or any provision thereof other than the provisions specifically declared to be invalid. The City Council declares that it would have passed this ordinance and each subsection, sentence, clause and phrase thereof, irrespective of the fact that any one or more subsections, sentences, clauses or phrases may be declared invalid.

Section 10. This ordinance shall be in full force and effect upon its adoption.

This _____ day of _____ 2013.

Don Haddix, Mayor

Attest: _____
City Clerk

ORDINANCE NUMBER _____

AN ORDINANCE TO AMEND THE CODE OF ORDINANCES OF THE CITY OF PEACHTREE CITY, GEORGIA, AS AMENDED, SO AS TO AMEND PROVISIONS OF THE CODE WHICH CONFLICT WITH THE CITY'S PERSONNEL MANUAL; TO REPEAL CONFLICTING ORDINANCES; TO PROVIDE FOR SEVERABILITY; TO PROVIDE FOR AN EFFECTIVE DATE; AND FOR OTHER PURPOSES.

WHEREAS, the City Council adopted a new Personnel Policy Manual for the City of Peachtree City on _____, 2013; and

WHEREAS, certain provisions of the new Personnel Policy Manual conflict with or replace provisions of the existing City Administrative Regulations (CARs) and City Administrative Manuals (CAMs); and

WHEREAS, the City Council desires to remove such conflicts between the City's existing CARs and CAMs and the new Personnel Policy Manual.

NOW THEREFORE, BE IT AND IT IS HEREBY ORDAINED by the City Council of the City of Peachtree City, that:

Section 1. The City Administrative Regulations (CARs) and City Administrative Manuals (CAMs) referenced on Exhibit "A" attached hereto and incorporated herein by express reference are hereby repealed.

Section 2. All ordinances or parts thereof which conflict with the provisions of this ordinance are, to the extent of such conflict and except as hereinafter provided, hereby repealed.

Section 3. Should any provision of this ordinance be declared invalid by a Court of competent jurisdiction, such decision shall not affect the validity of this ordinance as a whole or any provision thereof other than the provisions specifically declared to be invalid. The City Council declares that it would have passed this ordinance and each subsection, sentence, clause and phrase thereof, irrespective of the fact that any one or more subsections, sentences, clauses or phrases may be declared invalid.

Section 4. This ordinance shall be in full force and effect upon its adoption.

This _____ day of _____ 2013.

Don Haddix, Mayor

Attest: _____
City Clerk

EXHIBIT A

City of Peachtree City CARS and CAMS that need to be deleted when the new Personnel Policy Manual is adopted:

CAR 2-1	City Safety Program
CAR 2-2	Public Safety Physicals
CAR 2-3	Drug and Alcohol Abuse Policy
CAM 2-5	Drug/Alcohol Testing for CDL's
CAR 2-6	Treatment Procedures Following Exposure to Infectious Disease
CAR 2-7	Motor Vehicle Record Checks
CAR 2-9	Seat Belt Use Policy
CAR 3-1	Employee Orientation/Training
CAR 3-8	Computer Systems Use by City Employees, Volunteers, and Elected Officials
CAR 4-3	Smoking Policy for City Facilities
CAR 5-1	Employee Social Activities Committee
CAR 5-2	Disciplinary Action
CAR 5-3	City Vehicle Usage and Operation
CAR 5-4	Uniform Wear and Maintenance
CAR 5-6	Employee Awards Program
CAR 5-9	Take Home Vehicles
CAR 5-10	Documenting Employee Time Worked
CAR 5-11	City Organization
CAR 5-12	Employees Working City Special Events
CAR 5-13	Equal Employment Opportunity
CAR 5-15	Dress Guidelines
CAR 5-16	Sexual Harassment
CAR 5-17	Establishment of Termination Date
CAR 5-18	Personal Vehicle Usage
CAR 5-19	Firearms in the Workplace
CAR 5-20	Payroll Situations/Clarifications
CAR 6-3	Infectious Disease Policy
CAM 14-3	Job/Skill Progression for Maintenance Workers and Mechanics

STATE OF GEORGIA

COUNTY OF FAYETTE

**INTERGOVERNMENTAL AGREEMENT FOR THE USE AND DISTRIBUTION OF
PROCEEDS FROM THE 2013 SPECIAL PURPOSE LOCAL OPTION SALES TAX FOR
CAPITAL OUTLAY PROJECTS**

THIS AGREEMENT is made and entered this the _____ day of _____, 2013 by and between Fayette County, a political subdivision of the State of Georgia (the "County"), and the Town of Brooks, the City of Fayetteville, the City of Peachtree City, and the Town of Tyrone, municipal corporations of the State of Georgia (the "Municipalities", individually and collectively).

WITNESSETH

WHEREAS, O.C.G.A. § 48-8-110 et seq. (the "Act") authorizes the levy of a one percent County Special Purpose Local Option Sales Tax (the "SPLOST") for the purpose of financing capital outlay projects for the use and benefit of the County and qualified municipalities within the County; and

WHEREAS, the County and Municipalities met to discuss possible projects for inclusion in the SPLOST referendum on the _____ day of _____, 2013, in conformance with the requirements of O.C.G.A. § 48-8-111(a); and

WHEREAS, the County and Municipalities deem it to be in the best interest of the special district of Fayette County created by Section 48-8-110.1(a) of the Official Code of Georgia Annotated (the "Special District") to improve public services in the Special District by carrying out the hereinafter described capital outlay projects, and the most feasible plan for providing funds to pay the costs of such capital outlay projects is to impose a special one percent sales and use tax (the "Sales Tax"), pursuant to Part 1 of Article 3 of Chapter 8 of Title 48 of the Official Code of Georgia Annotated (the "Sales Tax Law"); and

WHEREAS, the Sales Tax Law allows the proceeds of the Sales Tax to be distributed pursuant to the terms of a contract entered into pursuant to Article IX, Section III, Paragraph I of the Constitution of the State of Georgia between the County and one or more "qualified municipalities" (as defined in the Sales Tax Law) located within the Special District containing a combined total of no less than 50 percent of the aggregate municipal population located within the Special District; and

WHEREAS, the County and the Municipalities have negotiated a division of the Special Purpose Local Option Sales Tax proceeds as authorized by the Act.

NOW, THEREFORE, in consideration of the mutual promise and understandings made in this Agreement, and for other good and valuable consideration, the County and the Municipalities consent and agree as follows:

Section 1. Representations of the County. The County makes the following representations and warranties which may be specifically relied upon by all parties as a basis for entering this Agreement:

- (A) The County is a political subdivision duly created and organized under the Constitution of the State of Georgia;
- (B) The governing authority of the County is duly authorized to execute, deliver, and perform this Agreement;
- (C) This Agreement is a valid, binding, and enforceable obligation of the County; and
- (D) The County will take all actions necessary to call an election to be held in all voting precincts in the County on the 5th day of November, 2013, for the purpose of submitting to the voters of the County for their approval, the question of whether or not a SPLOST shall be imposed on all sales and uses within the special district of Fayette County for a period of eight (8) quarters (two (2) years), to raise an estimated \$41,245,988.00 to be used for funding the projects specified herein.

Section 2. Representation of each Municipality. Each of the Municipalities makes the following representations and warranties which may be specifically relied upon by all parties as a basis for entering this Agreement;

- (A) Each Municipality is a municipal corporation duly created and organized under the Laws of the State of Georgia;
- (B) The governing authority of each Municipality is duly authorized to execute, deliver, and perform this Agreement;
- (C) This Agreement is a valid, binding, and enforceable obligation of each Municipality;
- (D) Each Municipality is a qualified municipality as defined in O.C.G.A. § 48-8-110(4); and
- (E) Each Municipality is located entirely or partially within the geographic boundaries of the special tax district created in the County.

Section 3. Obligations of all Parties.

- (A) It is the intention of the County and Municipalities to comply in all respects with O.C.G.A. § 48-8-110 et seq. and all provisions of this Agreement shall be construed in light of O.C.G.A. § 48-8-110 et seq.
- (B) The County and Municipalities agree to promptly proceed with the acquisition, construction, equipping, and installation of the projects specified in this Agreement and in accordance with the priority order referenced herein.

- (C) The County and Municipalities agree that each approved SPLOST project associated with this Agreement shall be maintained as a public facility and in public ownership. If ownership of a project financed pursuant to this Agreement is transferred to private ownership, the proceeds of the sale shall, for the purposes of this Agreement, be deemed excess funds and disposed of as provided under O.C.G.A. § 48-8-121(g)(2).
- (D) The County and Municipalities agree to maintain thorough and accurate records concerning receipt of SPLOST proceeds and expenditures for each project undertaken by the respective county or municipality as required fulfilling the terms of this Agreement.
- (E) The County and Municipalities agree that all capital outlay projects included in this Agreement shall be funded from proceeds from the SPLOST, except as otherwise agreed.

Section 4. Conditions Precedent.

- (A) The obligations of the County and Municipalities pursuant to this Agreement are conditioned upon the adoption of a resolution of the County calling for the imposition of the SPLOST in accordance with the provisions of O.C.G.A. § 48-8-111(a).
- (B) This Agreement is further conditioned upon the approval of the proposed imposition of the SPLOST by the voters of the County in a referendum to be held in accordance with the provisions of O.C.G.A. § 48-8-111(b) through (e).
- (C) This Agreement is further conditioned upon the collecting of the SPLOST revenues by the State Department of Revenue and transferring same to the County.

Section 5. Effective Date and Term of the Tax. The SPLOST, subject to approval in an election to be held on November 5, 2013, shall continue for a period of two (2) years.

Section 6. Effective Date and Term of this Agreement. This Agreement shall commence upon the date of its execution and shall terminate upon the later of:

- (A) The official declaration of the failure of the election described in this Agreement;
- (B) The expenditure of the County and all of the Municipalities of the last dollar of money collected from the Special Purpose Local Option Sales Tax after the expiration of the Special Purpose Local Option Sales Tax; or
- (C) The completion of all projects described herein.

Section 7. County SPLOST Fund; Separate Accounts; No Commingling.

- (A) A special fund or account shall be created by the County and designated as the 2013 Fayette County Special Purpose Local Option Sales Tax Fund ("SPLOST Fund"). The

County shall select a local bank which shall act as a depository and custodian of the SPLOST Fund upon such terms and conditions as may be acceptable to the County.

- (B) The Town of Brooks shall create a special fund to be designated as the Brooks Special Purpose Local Option Sales Tax Fund.
- (C) The City of Fayetteville shall create a special fund to be designated as the Fayetteville Special Purpose Local Option Sales Tax Fund.
- (D) The City of Peachtree City shall create a special fund to be designated as the Peachtree City Special Purpose Local Option Sales Tax Fund.
- (E) The Town of Tyrone shall create a special fund to be designated as the Tyrone Special Purpose Local Option Sales Tax Fund.
- (F) Each Municipality shall select a local bank which shall act as a depository and custodian of the SPLOST proceeds received by each Municipality upon such terms and conditions as may be acceptable to the Municipality.
- (G) All SPLOST proceeds shall be maintained by the County and each Municipality in the separate accounts or funds established pursuant to this Section. Except as provided in Section 6, SPLOST proceeds shall not be commingled with other funds of the County or Municipalities and shall be used exclusively for the purposes detailed in this Agreement. No funds other than SPLOST proceeds shall be placed in such funds or accounts.

Section 8. Procedure for Disbursement of SPLOST Proceeds.

- (A) Upon receipt by the County of SPLOST proceeds collected by the State Department of Revenue, the County shall immediately deposit said proceeds in the SPLOST Fund. The monies in the SPLOST Fund shall be held and applied to the cost of acquiring, constructing, and installing the County capital outlay projects listed herein and disbursed to the municipalities as provided herein.
- (B) The County, following deposit of the SPLOST proceeds in the SPLOST Fund, shall within ten (10) business days disburse the SPLOST proceeds due to each Municipality according to the schedule contained herein. The proceeds shall be deposited in the separate funds established by each Municipality in accordance with Section 7 of this Agreement.
- (C) Should any Municipality cease to exist as a legal entity before all funds are distributed under this Agreement, that Municipality's share of the funds subsequent to dissolution shall be paid to the County as part of the County's share unless an act of the Georgia General Assembly makes the defunct Municipality part of another successor municipality. If such an act is passed, the defunct Municipality's share shall be paid to the successor Municipality in addition to all other funds to which the successor Municipality would otherwise be entitled.

Section 9. Projects. The County shall call a referendum on whether to impose the Sales Tax to fund the following capital outlay projects in the following estimated amounts:

- (A) Level Two Countywide Projects to be owned or operated or both by the County, as described in Exhibit "A", which is attached hereto and made a part hereof by this reference;
- (B) Projects to be owned or operated or both by the County in the unincorporated areas of the County, as described in Exhibit "B", which is attached hereto and made a part hereof by this reference;
- (C) Projects to be owned or operated or both by the Town of Brooks, as described in Exhibit "C", which is attached hereto and made a part hereof by this reference;
- (D) Projects to be owned or operated or both by the City of Fayetteville, as described in Exhibit "D", which is attached hereto and made a part hereof by this reference;
- (E) Projects to be owned or operated or both by the City of Peachtree City, as described in Exhibit "E", which is attached hereto and made a part hereof by this reference; and
- (F) Projects to be owned or operated or both by the Town of Tyrone, as described in Exhibit "F", which is attached hereto and made a part hereof by this reference.

Section 10. Distribution of Sales Tax Proceeds. The County shall apply the proceeds of the Sales Tax to fund the following capital outlay projects in the following order of priority:

- (A) First, an amount equal \$41,245,988.00 shall be set aside to fund the projects specified in Subsections (A) through (F) of Section 9 herein. Said amount shall be disbursed in the following percentages:

45.8444%	shall be paid to Fayette County;
0.4917%	shall be paid to the Town of Brooks;
14.9624%	shall be paid to the City of Fayetteville;
32.2464%	shall be paid to the City of Peachtree City; and
6.4551%	shall be paid to the Town of Tyrone.

- (B) Second, any sales tax proceeds collected in excess of those funds specified in Section 10(A) above shall be disbursed to the Municipalities to fund the projects specified in Subsections (C) through (F) of Section 9 herein as soon as practicable in the following percentages:

0.9080%	shall be paid to the Town of Brooks;
27.6286%	shall be paid to the City of Fayetteville;
59.5439%	shall be paid to the City of Peachtree City; and
11.9195%	shall be paid to the Town of Tyrone.

Section 11. Completion of Projects.

- (A) The County and Municipalities acknowledge that the costs shown for each project described herein are estimated amounts.
- (B) If a county project has been satisfactorily completed at a cost less than the estimated cost listed for that project herein, the County may apply the remaining unexpended funds to any other county project listed herein.
- (C) If a municipal project has been satisfactorily completed at a cost less than the estimated cost listed for that project herein, the Municipality may apply the remaining unexpended funds to any other project included for that Municipality herein.
- (D) The County and Municipalities agree that each approved SPLOST project associated with this Agreement shall be completed or substantially completed within five (5) years after the termination of the SPLOST. Any SPLOST proceeds held by a County or Municipality at the end of the five year period shall, for the purposes of this Agreement, be deemed excess funds and disposed of as provided under O.C.G.A. § 48-8-121(g)(2).

Section 12. Expenses. The County shall administer the SPLOST Fund to effectuate the terms of this Agreement and shall be reimbursed for the actual costs of administration of the SPLOST Fund. Furthermore, the County and Municipalities shall be jointly responsible on a per capita basis for the cost of holding the SPLOST election. The County shall be reimbursed for the costs of the election from each municipality at the following percentages of the total costs of the election:

Town of Brooks	0.4917%;
City of Fayetteville	14.9624%;
City of Peachtree City	32.2464%; and
Town of Tyrone	6.4551%.

Section 13. Audits. During the term of this Agreement, the distribution and use of all SPLOST proceeds deposited in the SPLOST Fund and each Municipal fund shall be audited annually by an independent certified public account firm in accordance with O.C.G.A. § 48-8-121(a)(2). The County and each Municipality receiving SPLOST proceeds shall be responsible

for the cost of their respective audits. The County and the Municipalities agree to cooperate with the independent certified public accounting firm in any audit by providing all necessary information. Each Municipality shall provide the County a copy of the audit of the distribution and use of the SPLOST proceeds by the Municipality.

Section 14. Notices. All notices, consents, waivers, directions, requests, or other instruments or communications provided for under this Agreement shall be deemed properly given when delivered personally or sent by registered or certified United States Mail, postage prepaid, as follows:

For Fayette County:
County Administrator
140 Stonewall Avenue, West
Suite 100
Fayetteville, Georgia 30214

For the Town of Brooks:
Mayor, Town of Brooks
953 Highway 85 Connector
Brooks, Georgia 30205

For the City of Fayetteville:
City Manager, City of Fayetteville
City Hall
240 South Glynn Street
Fayetteville, Georgia 30214

For the City of Peachtree City:
City Manager, City of Peachtree City
151 Willowbend Road
Peachtree City, Georgia 30269

For the Town of Tyrone:
Mayor, Town of Tyrone
Tyrone Town Hall
881 Senoia Road
Tyrone, Georgia 30290

Section 15. Entire Agreement. This Agreement, including any attachments or exhibits, constitutes all of the understandings and agreements existing between the County and the Municipalities with respect to distribution and use of the proceeds from the Special Purpose Local Option Sales Tax. Furthermore, this Agreement supersedes all prior agreements, negotiations, and communications of whatever type, whether written or oral, between the parties hereto with respect to distribution and use of said SPLOST.

Section 16. Amendments. This Agreement shall not be amended or modified except by agreement in writing executed by the governing authorities of the County and the Municipalities.

Section 17. Governing Law. This Agreement shall be deemed to have been made and shall be construed and enforced in accordance with the laws of the State of Georgia.

Section 18. Severability. Should any phrase, clause, sentence, or paragraph of this Agreement be held invalid or unconstitutional, the remainder of the Agreement shall remain in full force and effect as if such invalid or unconstitutional provision were not contained in the Agreement unless the elimination of such provision detrimentally reduces the consideration that any party is to receive under this Agreement or materially affects the operation of this Agreement.

Section 19. Compliance with Law. The County and the Municipalities shall comply with all applicable local, State, and Federal statutes, ordinances, rules, and regulations.

Section 20. No Consent to Breach. No consent or waiver, express or implied, by any party to this Agreement, to any breach of any covenant, condition, or duty of another party shall be construed as a consent to or waiver of any future breach of the same.

Section 22. Counterparts. This Agreement may be executed in several counterparts, each of which shall be an original and all of which shall constitute but one and the same instrument.

IN WITNESS WHEREOF, the County and the Municipalities acting through their duly authorized agents have caused this Agreement to be signed, sealed, and delivered for final execution by the County on the date indicated herein.

[SIGNATURES BEGIN ON NEXT PAGE]

TOWN OF BROOKS, GEORGIA

(SEAL)

Daniel C. Langford, Jr., Mayor

Attest:

Town Clerk

CITY OF FAYETTEVILLE, GEORGIA

(SEAL)

Greg Clifton, Mayor

Attest:

City Clerk

**CITY OF PEACHTREE CITY,
GEORGIA**

(SEAL)

Don Haddix, Mayor

Attest:

City Clerk

TOWN OF TYRONE, GEORGIA

(SEAL)

Eric Dial, Mayor

Attest:

Town Clerk

**FAYETTE COUNTY, GEORGIA
BOARD OF COMMISSIONERS**

(SEAL)

Steve Brown, Chairman

Attest:

County Clerk

FAYETTE COUNTY CORE INFRASTRUCTURE IMPROVEMENTS DRAFT FOR PUBLIC REVIEW AND COMMENT

Fayette County owns or maintains miles of storm drainage pipe and associated drainage infrastructure for managing stormwater runoff. This is comprehensively referred to as the Municipal Separate Storm Sewer System (MS4) and includes items such as: storm drainage pipes; box culverts; gutters; ditches, swales, catch basins and inlets.

A portion of the county's MS4 is in need repairs or replacement due to deterioration of corrugated metal pipe that is approaching or exceeding its expected useful life. Deteriorated, damaged, poorly maintained, and/or undersized pipes and structures can result in potentially serious safety, infrastructure, flooding and environmental problems.

The drainage system improvements identified provides repair and replacement of drainage systems under and adjacent to roadways that have deteriorated to the point where they no longer function as intended.

Category I	TOTAL	\$2,908,888.55
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Flooding and Safety: Replacement or rehabilitation of Stormwater Drainage Systems where failure or improper operation may result in loss of property or probable loss of human life. This includes Category I dams as classified by the state within Fayette County right-of-way. All projects listed in this category are in need of immediate attention.

Category II	TOTAL	\$11,598,503.97
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Stormwater Infrastructure Preservation Projects Greater than \$20,000: Deformation or damage of system may affect the drainage capacity or overall function of the structure. These projects have been subcategorized into Tier 1 and Tier 2.

Tier 1 projects are in need of immediate attention.		\$3,643,359.79
Tier 2 projects are projects that need replacement soon.		\$7,955,144.18

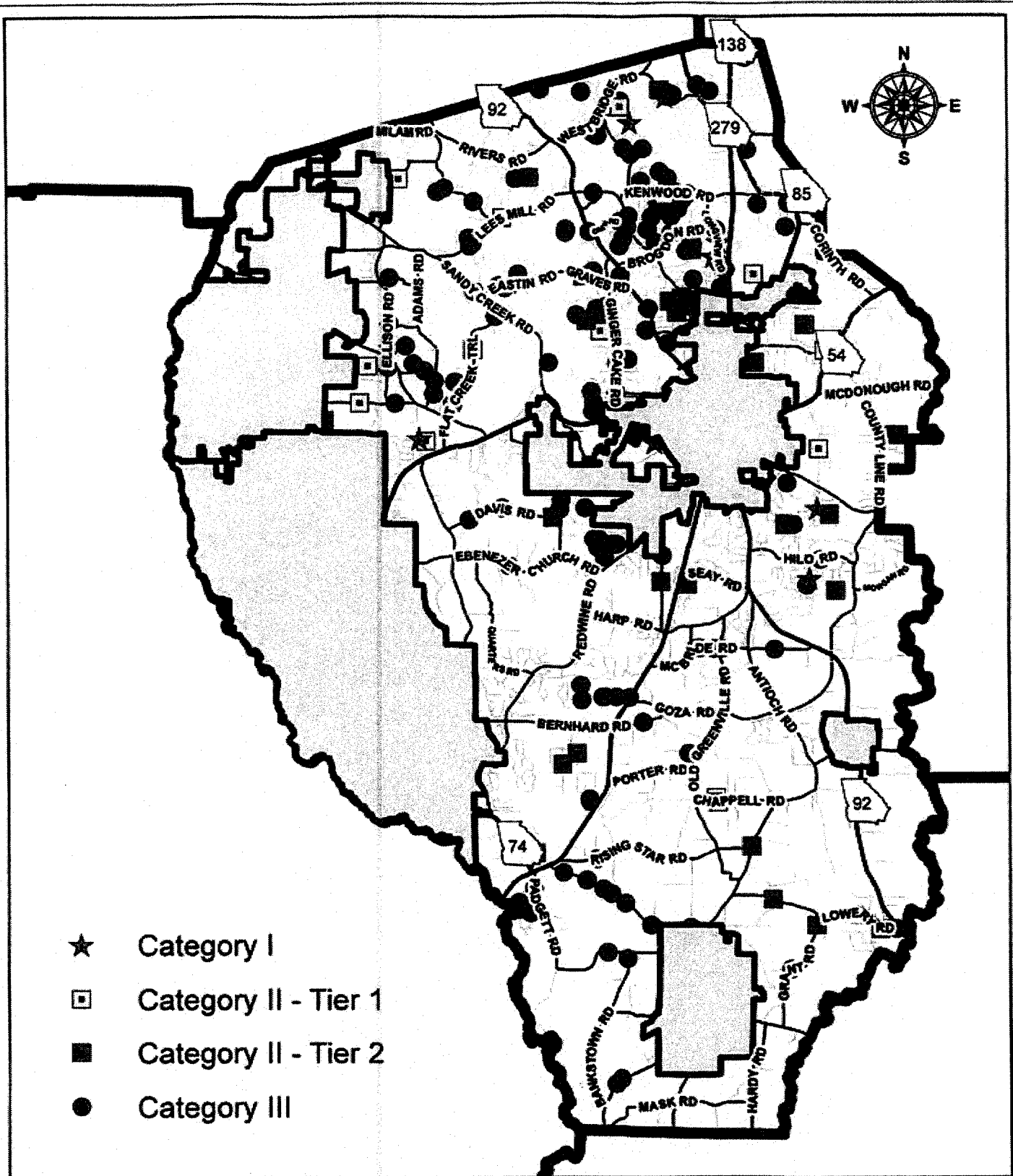
Category III	TOTAL	\$912,199.62
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Stormwater Infrastructure Preservation Projects Less than \$20,000: Deformation or damage of system may affect the drainage capacity or overall function of the structure.

Category IV	TOTAL	\$1,382,500.00
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Stormwater Improvement Projects: Stormwater drainage systems functional improvements.

CORE INFRASTRUCTURE SPLOST 2013	TOTAL	<u>\$16,802,091.13</u>
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CORE INFRASTRUCTURE SPLOST 2013

Draft for Public Comment

Jacobs General Assumptions

- 1 Utility locations are based on visual inspection of the above ground features. No research, SUE equipment or contact with utility owners was conducted. The utility relocation costs are based on common sizes for each type of utility.
- 2 ROW estimates are based on cursory search of residential properties in Fayette County. A conservative average value of \$4/sf was used, which accounts for potential market appreciation over the life of a SPLOST program and the conceptual/planning level of the estimates. Full property appraisal of specific locations will be required once detailed plans are available. The estimated right of way cost was established by estimating the additional right of way or easement area(s) needed to construct the drainage and roadway improvements.
- 3 The Fayette County Development Regulations, Article III, Street Design Standards and Specifications were utilized to determine the minimum pavement design, design speed, and other design criteria needed to prepare the subject cost estimate.
- 4 The Fayette County Thoroughfare Plan was utilized to determine the street classification for the subject project.
- 5 GDOT Item Mean Summary information (as of June 6, 2013) was used to estimate item unit cost values. The unit costs were increased by 20% to account for the small project size, shortened construction time related to detour limitations and general differences between State and City/County level projects.
- 6 Traffic Control and Staging Cost Percentage(s) are based on the street classification, roadway closure possibility, and the need for public information/involvement during construction.
- 7 Design cost was estimated based on construction cost for larger projects (assumed 10%). For projects with construction cost less than \$150,000, a minimum design cost of \$15,000 was used. The design cost includes engineering design and survey efforts.
- 8 Environmental efforts are anticipated to be minimal due to the nature of the projects (perpendicular crossing/maintenance project classification) and include wetland delineation, compliance with state stream buffers, and minimal permitting. Unless otherwise noted, projects are assumed to be exempt from Georgia EPD stream buffer variances on the basis of a drainage structure exemption. In addition, projects are assumed to fall under a Nationwide Permit 3A (Maintenance Activity). Ecological investigation was not completed for this effort and will be required at the time of project to assess actual environmental impacts and costs.

It is assumed that floodplain modeling will be required for all crossings in FEMA-designated Zone AE (floodway) and Zone A special flood hazard areas, but that the crossing will be designed to comply with FEMA requirements for no-rise. No map revision submittals to FEMA are included in the cost estimates. The FEMA studies are included in the environmental cost for each project to which this is anticipated to be required.

Levels of Environmental Analysis/Permitting:

\$10,000: minimal environmental efforts described above

\$15,000: minimal environmental, FEMA Zone A study required, culvert

\$18,000: minimal environmental, FEMA Zone AE study required, culvert

\$20,000: minimal environmental, FEMA Zone A/AE study required, bridge

- 9 Pipe condition assessment categories:
 - 5: Severe structural damage; > 10% loss of flow area; function of structure compromised and failure imminent
 - 4: Significant signs of exterior and structural deterioration; some loss of flow area
 - 3: Signs of exterior deterioration but structurally functioning
 - 2: Minor signs of deterioration; primary flow area in tact and functioning
 - 1: System performing as designed and in good condition

CATEGORY I

Project ID	Project Name	Project Description	Cost
	Brittany Way	6'x4' RBC, 60', system evaluation	\$57,424.08
	Covered Bridge Trl	Ditch rehab/plunge pool armoring; pipe upsizing	\$25,000.00
	Emerald Lake Dam	Emerald Lake Dam is a Safe Dams Program Category II structure located predominantly within Fayette County Right-of-Way. The project includes evaluation, design, permitting, and construction of various operational and maintenance improvements. Minimum field activities shall include: clearing of vegetation, build-out of slopes, installation of seepage drains, and rehabilitation of spillway outlet pipes.	\$911,482.00
	Kozisek Dam ¹	Kozisek Dam is a Safe Dams Program Category I structure adjacent to and possibly partially within the County Right-of-Way for Neely Road. The project includes evaluation, design, permitting, and construction of necessary improvements and changes to Neely Road to ensure it safely passes design flows and to remove any County liability/ownership that may be associated with Kozisek Dam.	\$250,000.00
	Lawson Ln	Undersized pipes in Northridge Subdivision results in flooding of road, lots and several homes along Lawson Lane. Project would replace existing pipe and add additional drainage structures.	\$51,661.00
	Longview Dam	Longview Dam (AKA Margaret Phillips Lake Dam) is a Safe Dams Program Category I structure located within the Fayette County Right-of-Way of Longview Road. The project consists of performing the necessary evaluation, design, permitting, and construction to bring the structure into compliance with the Georgia Safe Dams Act of 1978. There are two options to do so: upgrade the dam or breach the dam. The cost estimate is based on the preferred dam upgrade option.	\$1,409,815.00
	Merrydale Dr	500' stream restoration, floodplain storage	\$125,000.00
	Oak St	3'x2' RBC, 80'	\$78,506.47
TOTAL:			\$2,908,888.55

CATEGORY II

Project ID	Project Name	Replacement Description	Tier	Cost
	Avalon Dr	48" RCP, 300'	1	\$105,531.97
	Brandon Mill Cir - South	8'x4' RBC, 200'; system evaluation	1	\$300,321.42
	Broom Blvd	dbl 8'x5' RBC, 70'	1	\$322,898.88
	Callaway Rd	trp 10'x4' RBC, 80'	1	\$406,887.39
	Chappel Rd	dbl 8'x5' RBC, 70'	1	\$331,399.88
	Deer Forest Trl	4'x3' RBC, 100'	1	\$117,547.83
	Dogwood Trl	trp 7'x7' RBC, 80'	1	\$411,832.37
	Lees Mill Rd	trp 9'x8' RBC, 35'	1	\$246,586.75
	Mercedes Trl	dbl 8'x4' RBC, 60'	1	\$173,524.76
	Morning Dove Dr	dbl 10'x4' RBC, 70'	1	\$245,100.25
	Patricia Ln	8'x4' RBC, 150'	1	\$209,317.86
	Roberts Rd	trp 10'x4' RBC, 85'	1	\$359,641.62
	Scott Blvd	4'x2' RBC, 50'	1	\$79,071.74
	Silver Leaf Dr	dbl 4'x3' RBC, 140'	1	\$165,421.27
	Westbridge Dr	5'x3' RBC, 45'	1	\$83,260.95
	Westbridge Dr	5'x3' RBC, 45'	1	\$85,014.85
Tier 1 Subtotal				\$3,643,359.79

CATEGORY II

Project ID	Project Name	Replacement Description	Tier	Cost
	Antebellum Way	dbl 8'x6' RBC, 80'	2	\$218,204.75
	Brandon Mill Cir - East	48", RCP, 500' length	2	\$192,130.16
	Brandon Mill Cir - North	48", RCP, 250' length	2	\$134,992.90
	Brandon Mill Cir - SW	8'x4' RBC, 175'	2	\$277,137.90
	Brandon Mill Cir - West	48", RCP, 350' length	2	\$157,844.87
	Canterbury Ln	60" RCP	2	\$24,671.06
	Coastline Rd	160' prestressed concrete beam bridge	2	\$927,761.41
	County Line Court ¹	Drainage System Replacement	2	\$175,000.00
	Crabapple Ln	trp 8'x5' RBC, 70'	2	\$257,666.67
	Cross Creek Trl	8'x5' RBC, 80'	2	\$359,846.13
	Darren Dr	80' prestressed concrete beam bridge	2	\$500,910.61
	Davis Rd	five barrell 10'x4', 85'	2	\$599,152.07
	Deer Trl	36" RCP	2	\$34,882.00
	Deerfield Ln 161	36" RCP	2	\$34,050.00
	Deerfield Ln 130	36" RCP	2	\$27,421.00
	Downing Ct	4'x3' RBC, 45'	2	\$74,056.17
	Flat Creek Trl	trp 10'x4' RBC, 70'	2	\$385,063.37
	Grandchester Way	60" RCP	2	\$42,141.06
	Grant Rd	60" RCP	2	\$41,484.56
	Graves Rd	10'x5' RBC, 70'	2	\$226,852.28
	Gristmill Dr	6'x3' RBC, 80'	2	\$129,205.63
	Heritage Way - North	48" RCP, 400"	2	\$169,270.85
	Heritage Way - South	48" RCP, 200'	2	\$122,795.17
	Janice Dr	dbl 6'x4' RBC, 70'	2	\$149,564.49
	Kenwood Rd	dbl 8'x5' RBC, 80'	2	\$250,571.04
	Lowery Rd and Grant Rd	60" RCP	2	\$38,583.06
	Lowery Rd	54" RCP	2	\$23,543.16
	Mark Ln	dbl 6'x4' RBC, 90'	2	\$179,480.52
	Matthew Way	dbl 9'x4' RBC, 80'	2	\$221,144.70
	North Dr	5'x4' RBC, 80'	2	\$117,348.58
	Old Senioia Rd	100' prestressed concrete beam bridge	2	\$668,572.00
	Ponderosa	48" RCP	2	\$25,519.00
	Rising Star/Brooks Woosley ¹	double 10'x6', triple 7'x5'	2	\$600,000.00
	Shoal Creek Rd	80' prestressed concrete beam bridge	2	\$568,277.00
Tier 2 Subtotal				\$7,955,144.18
TOTAL				\$11,598,503.97

¹Detailed cost estimated to be added upon receipt from engineering firm.

CATEGORY III

Project ID	Location	Installation	Material	Total
214 Adams Rd		\$2,599.80	\$2,049.32	\$4,649.12
\$100,000.00		\$2,599.80	\$1,246.68	\$3,846.48
375 Benjamin Cir		\$12,999.00	\$3,362.49	\$16,361.49
120 Benz Court		\$12,999.00	\$7,970.89	\$20,969.89
135 Benz Ct		\$12,999.00	\$4,034.15	\$17,033.15
228 Bernhard Rd		\$2,599.80	\$2,921.18	\$5,520.98
105 Berry Ridge Rd		\$2,599.80	\$1,941.78	\$4,541.58
120 Bon Ami Court		\$4,421.76	\$1,452.57	\$5,874.33
105 Brandon Mill Cir		\$12,999.00	\$2,896.37	\$15,895.37
130 Briarlake Court		\$12,999.00	\$2,258.97	\$15,257.97
205 Brookshire Dr		\$2,599.80	\$2,376.06	\$4,975.86
185 Brookshire Drive		\$2,599.80	\$2,376.06	\$4,975.86
Bulter Rd At Old Rd		\$2,599.80	\$1,697.90	\$4,297.70
Busbin At Charlottee Place		\$2,599.80	\$1,246.68	\$3,846.48
147 Busbin Rd		\$2,599.80	\$2,376.06	\$4,975.86
197 Busbin Rd		\$2,599.80	\$1,246.68	\$3,846.48
317 Busbin Rd		\$2,599.80	\$1,522.20	\$4,122.00
110 Catherine Ln		\$12,999.00	\$6,017.94	\$19,016.94
260 Country Lane Rd		\$2,599.80	\$2,376.06	\$4,975.86
100 Creekwood Ct		\$12,999.00	\$1,785.05	\$14,784.05
504 Davis Rd		\$2,599.80	\$3,527.70	\$6,127.50
107 Davis Rd		\$2,599.80	\$1,346.49	\$3,946.29
154 Dixon Cir		\$2,599.80	\$1,522.20	\$4,122.00
186 Dogwood Tr		\$2,599.80	\$1,389.96	\$3,989.76
388 Eastin Rd		\$2,599.80	\$1,389.96	\$3,989.76
506 Ebenezer Church Road		\$2,599.80	\$1,676.53	\$4,276.33
332 Ellison Rd		\$2,599.80	\$1,873.61	\$4,473.41
228 Ellison Rd		\$2,599.80	\$1,522.20	\$4,122.00
378 Ellison Road		\$2,599.80	\$1,319.08	\$3,918.88
155 Fairfield Cir		\$12,999.00	\$1,746.49	\$14,745.49
150 Feet From Sr 85 On Busbin		\$2,599.80	\$1,246.68	\$3,846.48
155 Flat Creek Ct		\$2,599.80	\$2,156.46	\$4,756.26
301 Flat Creek Trail		\$2,599.80	\$2,156.46	\$4,756.26
626 Flat Crk		\$2,599.80	\$1,389.96	\$3,989.76
100 Flat Crk		\$2,599.80	\$1,522.20	\$4,122.00
305 Franklin Farms Cir		\$12,999.00	\$3,362.49	\$16,361.49
105 Gentle Doe Dr		\$12,999.00	\$1,576.68	\$14,575.68
347 Ginger Cake Rd		\$2,599.80	\$1,389.96	\$3,989.76
216 Ginger Cake Rd		\$2,599.80	\$1,246.68	\$3,846.48
161 Ginger Cake Trail		\$8,015.36	\$11,635.10	\$19,650.46
271 Ginger Cake Trail		\$8,015.36	\$11,635.10	\$19,650.46
285 Green Vly		\$2,599.80	\$1,522.20	\$4,122.00
Hawn At Old Senoia		\$2,599.80	\$2,921.18	\$5,520.98
115 Heritage Way		\$12,999.00	\$3,763.17	\$16,762.17
159 Highland Hills Rd		\$2,599.80	\$1,829.69	\$4,429.49

CATEGORY III

Project ID	Location	Installation	Material	Total
210 Highland Hills Road		\$2,599.80	\$2,156.46	\$4,756.26
423 Highway 85 Conn		\$2,599.80	\$2,376.06	\$4,975.86
588 Highway 85 Conn		\$2,599.80	\$1,522.20	\$4,122.00
1373 Highway 85 Conn		\$2,599.80	\$1,246.68	\$3,846.48
1415 Highway 85 Conn		\$2,599.80	\$1,389.96	\$3,989.76
336 Highway 85 Connector		\$2,599.80	\$1,246.68	\$3,846.48
382 Hilo Rd		\$2,599.80	\$1,873.61	\$4,473.41
879 Hood Rd		\$2,599.80	\$1,246.68	\$3,846.48
1116 Hood Rd		\$2,599.80	\$1,346.49	\$3,946.29
115 Horse Shoe Circle		\$2,599.80	\$2,585.83	\$5,185.63
166 Hwy 85 Conn		\$2,599.80	\$1,697.90	\$4,297.70
246 Hwy 85 Conn		\$2,599.80	\$1,697.90	\$4,297.70
348 Hwy 85 Conn		\$2,599.80	\$2,376.06	\$4,975.86
130 Idlewood Ln		\$2,599.80	\$3,466.30	\$6,066.10
120 Kari Glen Drive		\$2,599.80	\$2,317.47	\$4,917.27
105 Ken Cir		\$2,599.80	\$1,389.96	\$3,989.76
215 Kirkly Rd		\$2,599.80	\$1,246.68	\$3,846.48
114 Kite Lake Road		\$2,599.80	\$1,052.64	\$3,652.44
285 Kite Lake Rd		\$2,599.80	\$1,522.20	\$4,122.00
257 Kite Lake Rd		\$2,599.80	\$1,873.61	\$4,473.41
130 Lady Helen Court		\$2,599.80	\$4,925.36	\$7,525.16
150 Lakeview Lane		\$2,599.80	\$3,527.70	\$6,127.50
210 Lang Drive		\$2,599.80	\$3,330.02	\$5,929.82
133 Laura Lane		\$2,599.80	\$1,522.20	\$4,122.00
584 Lees Mill Rd		\$2,599.80	\$1,389.96	\$3,989.76
431 Lester Rd		\$2,599.80	\$1,246.68	\$3,846.48
150 Little Creek Dr		\$12,999.00	\$1,507.22	\$14,506.22
160 Lofty Eagle Ln		\$12,999.00	\$2,566.88	\$15,565.88
185 Longview Rd		\$2,599.80	\$1,697.90	\$4,297.70
114 Lowery Road		\$2,599.80	\$3,950.78	\$6,550.58
100 Mackenzie Ln On Eastin		\$12,999.00	\$1,802.53	\$14,801.53
243 McBride Rd		\$2,599.80	\$3,738.86	\$6,338.66
456 McBride Rd		\$2,599.80	\$3,527.70	\$6,127.50
555 McBride Rd		\$2,599.80	\$1,941.78	\$4,541.58
285 Merrydale Dr		\$2,599.80	\$3,527.70	\$6,127.50
133 Mitchell Rd		\$2,599.80	\$1,246.68	\$3,846.48
395 Morgan Mill Rd		\$2,599.80	\$2,225.03	\$4,824.83
140 Muse Rd		\$2,599.80	\$1,246.68	\$3,846.48
110 Muse Rd And Lees Lake Rd		\$2,599.80	\$1,389.96	\$3,989.76
988 New Hope Road		\$2,599.80	\$919.41	\$3,519.21
762 New Hope Rd		\$2,599.80	\$2,049.32	\$4,649.12
245 North Dr		\$12,999.00	\$4,564.53	\$17,563.53
100 Northwind Trl		\$12,999.00	\$1,916.05	\$14,915.05
160 Old Mill Court		\$12,999.00	\$3,019.93	\$16,018.93
245 Omin Rd		\$2,599.80	\$1,246.68	\$3,846.48

CATEGORY III

Project ID	Location	Installation	Material	Total
	125 Pinewood Dr	\$2,599.80	\$1,697.90	\$4,297.70
	285 Plantation Road	\$2,599.80	\$1,246.68	\$3,846.48
	Parcel Number 0703 022	\$2,599.80	\$1,103.39	\$3,703.19
	Postwood Dr And Idlewood Ln	\$2,599.80	\$3,466.30	\$6,066.10
	Providence Dr On Mcbride Rd	\$2,599.80	\$2,049.32	\$4,649.12
	100 Redbud Ct	\$2,599.80	\$1,873.61	\$4,473.41
	210 Rennes Ct	\$12,999.00	\$1,229.39	\$14,228.39
	130 Rustic Mill Lane	\$2,599.80	\$4,283.98	\$6,883.78
	150 Rustic Mill Lane	\$2,599.80	\$6,693.47	\$9,293.27
	145 S Wood Ct	\$12,999.00	\$4,007.69	\$17,006.69
	302 Sams Dr And Lees Mill Rd	\$2,599.80	\$1,819.82	\$4,419.62
	310 Sherwood Rd	\$2,599.80	\$1,727.09	\$4,326.89
	380 Sherwood Road	\$2,599.80	\$1,522.20	\$4,122.00
	325 Sherwood Road	\$2,599.80	\$2,585.83	\$5,185.63
	Sherwood Road And Brookshire	\$2,599.80	\$1,103.39	\$3,703.19
	190 Starrs Mill Dr	\$2,599.80	\$1,697.90	\$4,297.70
	105 Summerville Drive	\$2,599.80	\$2,479.30	\$5,079.10
	171 Tall Pine Trail	\$8,015.36	\$10,891.10	\$18,906.46
	East Of 166 Trammell Rd	\$2,599.80	\$1,346.49	\$3,946.29
	112 Thompson Rd	\$2,599.80	\$1,346.49	\$3,946.29
	130 Thornton Ct	\$12,999.00	\$2,431.43	\$15,430.43
	240 Thornton Dr	\$12,999.00	\$2,340.71	\$15,339.71
	165 Thornton Ln	\$2,599.80	\$1,246.68	\$3,846.48
	128 Trickum Creek Rd	\$2,599.80	\$1,551.16	\$4,150.96
	Wagon Wheel	\$2,599.80	\$4,373.87	\$6,973.67
	330 Weeping Willow Way	\$12,999.00	\$3,964.09	\$16,963.09
	140 Wesley Pl	\$2,599.80	\$1,246.68	\$3,846.48
	155 Westbridge Cir	\$2,599.80	\$1,246.68	\$3,846.48
	517 Westbridge Dr	\$2,599.80	\$6,296.99	\$8,896.79
	320 White Oak Way	\$2,599.80	\$1,522.20	\$4,122.00
	240 Whitney Way	\$2,599.80	\$2,648.62	\$5,248.42
	136 Wilkins Rd	\$2,599.80	\$1,246.68	\$3,846.48
	160 Wills Way	\$12,999.00	\$3,178.53	\$16,177.53
	120 Wisteria Court	\$12,999.00	\$2,086.19	\$15,085.19
	140 Yates Dr	\$12,999.00	\$1,514.99	\$14,513.99
			TOTAL	\$912,198.62

CATEGORY IV

Project Name	Cost
Stormwater Improvement Projects ¹	\$400,000.00
Professional Services	\$200,000.00
FY 2014 Stormwater Utility Reimbursement	\$500,000.00
Equipment Purchases	
Vac-Con Jet Trailer	\$95,000.00
F-450 Crew Cab	\$45,000.00
Mini Excavator	\$75,000.00
Single-axle Mini Dump Truck	\$60,000.00
Tandem Axle Trailer	\$7,500.00
TOTAL: \$1,382,500.00	

1- Functionality improvements identified through inventory/inspections. Work will include paving inverts, replacing headwalls, and catch basin lids.

TOWN OF BROOKS

Post Office Box 96
Brooks, GA 30205

MAYOR
Daniel C. Langford, Jr.

COUNCILMEN
Lewis B. Harper
Scott A. Israel
Todd A. Speer
Ted H. Britt
Jake C. Kunz

August 12, 2013

Steve Rapson, Fayette County Administrator
140 Stonewall Avenue West, Suite 100
Fayetteville, GA 30214

Re: Revised Listing of Proposed S.P.L.O.S.T. Projects

Dear Steve:

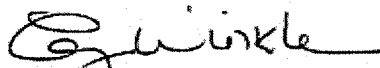
I believe you may have previously received a list of S.P.L.O.S.T. projects proposed by the Town of Brooks as a result of my communications with Phil Mallon. In discussing our projects with Phil and gaining insight as to costs of roadwork and sidewalks and the submission goals of the County, the list has been revised to more accurately reflect our project goals. As a result, the Town of Brooks will utilize its share of S.P.L.O.S.T. revenue as follows:

- A. Library Renovation/Expansion - \$100,000.00;
- B. Repair/Repaving of Existing Roadways and Paving of Dirt Roadways - \$100,000.00;
and
- C. Sidewalks in the Downtown District - \$75,000.00.

Although the figures for the project costs exceed the Town's share of S.P.L.O.S.T. revenue, the figures are estimates at this time. I am hopeful that our actual expenditures will be lower than the estimates and we will be able to accomplish all three (3) of the projects included in the list.

I look forward to hearing from you if you have any questions or comments pertaining to our submission.

Sincerely,
TOWN OF BROOKS


Cynthia J. Winkle, Manager

cc: Daniel C. Langford, Jr., Mayor
Town of Brooks, GA

City of Fayetteville
Proposed Countywide Special Purpose Local Option Sales Tax
(SPLOST) Referendum
Overview

Background/History

The Fayette County Board of Commissioners has initiated the process for a two-year SPLOST for core infrastructure projects and has requested that the municipalities participate in this SPLOST pursuant to an Intergovernmental Agreement in meeting their core infrastructure needs as well. Fayette County will dedicate their SPLOST funds in meeting critical Stormwater needs. The municipalities will dedicate their SPLOST funds for core infrastructure needs including transportation, water and sewer, public safety and Stormwater needs. Fayette County and the municipalities have developed comprehensive project lists which are available for inspection at their respective offices and electronically. The City of Fayetteville will be presenting its proposed project list as part of this report.

SPLOST Referendum Schedule

The Fayette County Board of Commissioners and municipalities are expected to approve the final SPLOST project lists and Intergovernmental Agreement by August 31, 2013. Fayette County plans to call for the SPLOST Special Election Referendum on September 5, 2013. The SPLOST Special Election Referendum would be held on November 5, 2013.

Financial Impact

The two-year SPLOST is expected to generate \$41,245,988 for Fayette County and the municipalities and will be distributed as follows:

Jurisdiction	Allocation	%
Fayette County	\$16,802,091	40.74%
Peachtree City	\$14,554,860	35.29%
Fayetteville	\$6,753,499	16.37%
Tyrone	\$2,913,598	7.06%
Brooks	\$221,940	0.54%
Total	\$41,245,988	100.0%

The percentage split for each municipality is based upon the current Local Option Sales Tax (LOST) distribution formula. The City of Fayetteville is projected to receive a total of \$6,753,499 over the two-year period to address core infrastructure needs. All funds

will be distributed on a monthly basis pursuant to the approved Intergovernmental Agreement.

Project List

The City of Fayetteville has developed a comprehensive SPLOST project list to address critical public safety, water and sewer, Stormwater and transportation needs. A summary of the SPLOST Projects is presented below with more detailed data sheets for each project. The total cost for all projects is \$9,208,999. The City has purposely included more projects than projected SPLOST funding in an effort to maximize the use of SPLOST funds in meeting critical core infrastructure needs. In the event that certain projects are completed under budget or that a specific project is not able to be completed as expected, additional projects from the approved list can be completed.

City of Fayetteville SPLOST Projects

Project Name	Category	Project Cost
Fire Station 93 – Land Acquisition	Fire	\$150,000
Fire Station 93 – Design	Fire	\$57,200
Fire Station 93 – Construction	Fire	\$919,600
Tactical Support Fire Apparatus	Fire	\$600,000
Police Crime Technology Enhancements	Police	\$500,000
Pye Lake Dredging and Forebay Project	Stormwater	\$1,000,000
Jefferson Avenue Culvert Replacement	Stormwater	\$500,000
Carriage Lane Culvert Rehabilitation	Stormwater	\$410,000
Woodgate Drive Culvert Rehabilitation	Stormwater	\$350,000
Hillsdale Drive Culvert Replacement	Stormwater	\$200,000
Pye Court Rehabilitation	Stormwater	\$130,000
Mimosa Drive Culvert Rehabilitation	Stormwater	\$100,000
Fenwyck Commons Culvert Rehabilitation	Stormwater	\$250,000
Lakemont Drive Culvert Rehabilitation	Stormwater	\$120,000
Buckeye Lane Culvert 1 Rehabilitation	Stormwater	\$105,000
Chase Drive Northern Culvert Rehabilitation	Stormwater	\$95,000
Chase Drive Southern Culvert Rehabilitation	Stormwater	\$220,000
Buckeye Lane Culvert 2 Replacement	Stormwater	\$97,500
Pinevale Court Culvert Rehabilitation	Stormwater	\$200,000
Jeff Davis Drive North Resurfacing	Transportation	\$400,000
Multi-Use Path Extension Project	Transportation	\$399,699
SR 54/ Hospital Bridge Crossing	Transportation	\$600,000
Pinewood Area Multi-Use Path Tunnel	Transportation	\$400,000
SR 85 North Landscape Medians	Transportation	\$288,000
Wastewater Plant EQ Basin Rehabilitation	Water/Wastewater	\$250,000
Ground Implementation Phase I (Yusifji Well)	Water/Wastewater	\$817,000
Ridge Nature Area (formerly P.K. Dixon Property)	Parks/Public Works	\$50,000
Total Projects:		\$9,208,999

Location/Item	Need	Cost approx.
Bridges and Tunnels		
113-5027-0 Peachtree Parkway over Lake Kedron BTW Peninsula and North Cove	2012 Inspection Fair Condition. Clean and Paint Piles.	\$76,000
113-5026-0 Flat Creek Road over Flat Creek	2012 Inspection. Fair Condition. Clean and Paint Piles. Encase Piles #3 and #4 at bents #2 and #3. Repair Erosion around bents. Clean reseal deck joints. Remove excess vegetation. Flat creek bridge railing replacement. Design currently budgeted, Const not.	\$250,000
113-5064-0 Spear Road (Culverts)	2012 Inspection. Fair Condition. Repair D/S scour. Repair 100% section loss pipe areas (Some missing bottoms and large holes) and damaged ends. Repair parapet erosion and failing blocks. Remove excess vegetation.	\$130,000
113-5034-0 Smokerise Trace	2012 Inspection. Fair Condition. Clean and paint piles. Repair embankment erosion.	\$33,000
113-5035-0 Smokerise Trace	2012 Inspection. Fair Condition. Clean and paint piles. Clean and repair deck joints.	\$35,000
113-5046-0 McIntosh Trail at Lake Peachtree Dam	2012 Inspection. Good Condition. Clean and paint piles. Clean and repair deck joints.	\$19,000
113-5038-0 TDK over RR	2012 Inspection. Good condition. Clean and repair deck joints. Western abutment strip seal is ripped and anchor plates loose. Western approach slab has undermined and needs repair.	\$54,000
113-5060-0 Peachtree Parkway extension	2012 Inspection. Good Condition. Remove excess vegetation.	\$3,000
Misc. vehicular bridge maintenance	Repair to various vehicular bridges to include joint repair, pile repair, abutment repair etc.	\$500,000
Cart path Tunnel and Bridge Maintenance	Repair to various cart path bridges and tunnels to include but not limited to: railing repair/replacement, abutment repair, pile maintenance, tunnel repair, slope stabilization and armoring etc.	\$1,500,000
Total		\$2,600,000
Traffic		
Street Paving	Paving of various roads in the City as determined by the most current condition assessment. To include but not limited to patching, overlay, full depth reclamation etc.	\$7,000,000
Cart Path Rehabilitation/widening	The repair and maintenance of and estimated 5% of the cart path system per year based on the most current condition assessment. To include but not limited to: patching, removal, widening, replacement etc.	\$2,500,000
Cart Path Expansion	Design and installation of new cart path systems needed to connect separated sections of the cart path system.	\$2,000,000
Transportation Improvements	The study and construction of transportation improvements to include movement upgrades, signal upgrades and other fiscal corridor upgrades (including new roads) which may be needed to improve the operational movements of traffic throughout the city.	\$500,000
Total		\$12,000,000
Grand total		\$14,600,000

2013 SPLOST Exhibit A

Storm Water

- Replacement of 2 corrugated metal culverts, each at 96", at Dogwood Trail.
- Replacement of 3 corrugated metal culverts, each at 42", at Pendleton Trail.
- Repair to twenty (20) SW Structures, varying in size and material, as listed in attached supplemental paperwork.
- Replacement of thirty (30) SW Pipe Segments, varying in length and location, as listed in attached supplemental paperwork.
- Restoration to ten (10) retention/detention ponds throughout various subdivisions and park with town limits, as listed on attached supplemental paperwork.

Sanitary Sewer

- Improvements to sewerage system, to include rehabilitation, replacement and repairs to lines, pump stations and manholes throughout town.

Roads/Bridges/Dams

- Resurfacing of Handley Road, Powers Court, Briarwood Road.
- Full-depth Reclamation and paving of Castlewood Road (Senoia Road to Bridge)
- Full-depth Reclamation and paving of Senoia Road (Castlewood Road to Powers Court).

Sidewalks/Multi-use Paths

- Extension/integration of path network on Senoia Road (R/R Crossing to Millbrook).
- Installation of path from Swanson Road to Pendleton Trail.
- Acquisition of R/W and construction of path on Tyrone Road from Handley Road to Farr Road.
- Extension of existing path on Senoia Road, South (Magnolia Farms to Maple Shade).
- Continued sidewalk repairs in neighborhoods, and throughout town, where expansion joints don't exist, crossings are ADA non-compliant, or segments are missing due to lack of development.

Storm Water Structural Repairs

2013 SPLOST Projects

1. Double winged catch basin lid located on right side of the road just after turning into the Publix shopping center off of Carriage Oaks Drive.
2. Double winged catch basin lid located on right side of the road just after exiting the Publix shopping center and going towards Spencer Lane.
3. Double winged catch basin located on left side of the road just after exiting the Publix shopping center and going towards Spencer Lane.
4. Double winged catch basin located on left side of the road when turning from Celtic Blvd. onto Peach State Court, in Shamrock Industrial Park.
5. Double winged catch basin located on right side of the road when turning from Celtic Blvd. onto Peach State Court, in Shamrock Industrial Park.
6. Single winged catch basin located on right side of the road when entering Valleywood Road from behind the Rite Aid.
7. Cathy Estates, in pond ID DP20 behind 170 Donegal Drive, a top is needed on the inlet structure
8. The Estates, in pond ID DP38 behind 115 and 120 Sutton Court, the lid is needed on the retrofit structure
9. London Berry, in pond ID DP27 behind 120 and 130 London London Berry Court, half-moon needed on structure
10. Montego, in detention pond DP 29, a half-moon is needed on the pond structure
11. Tullamore, metal lid on drop inlet structure S490 is broken, very unstable and needs to be secure

12. River Oaks II, lid needed on catch basin S370
13. Swanson Valley, structural repairs needed at catch basin S837
14. The Estates, lid needed on inlet structure of DP 38 (behind 115 and 120 Sutton Court)
15. London Berry, repair the half-moon piece on the pond structure in DP 27 (behind 120 and 130 London Berry Ct.)
16. Cathy Estates, top needed on inlet structure of DP 20 (behind 170 Donegal Drive)
17. Montego, half-moon needed on pond structure of DP 29 (205 Montego Trail)
18. Southampton, pond DP 33 needs major litter removal throughout pond and the structure needs a lid
19. Millbrook Village, structural repairs need of catch basin S549
20. Castlewood Road, at drop inlet structure S767, a new lid (grate) is needed as it is crushed and the pipe in the structure is completely blocked with sediment.

Storm Water Pipe Replacements
2013 SPLOST Projects

1. Farr Lake Estates, pipe at the headwall S855, the 24" CMP needs to be replaced (completely rusted out). Pipe is approximately 24.18' long.
2. Chimney Springs, 60" CMP at headwall S848 needs erosion repairs around the headwall and the pipe appears to be very rusted. Pipe is approximately 47.5' long.
3. Farr Road: pipe S905, 18" CMP completely rusted out and has a lot of erosion around the pipe. Pipe is approximately 38.76' long.
4. Farr Road pipe S904 at 18" CMP rusted out, erosion repairs needed behind headwall structure and under the sidewalk. Pipe is approximately 41' long.
5. Farr Road 18" CMP S898 is completely rusted out and needs erosion repairs in front of and behind structure. Pipe is approximately 51' long.
6. Valleywood Acres, catch basin structure S725, located in the cul de sac of Handley Court, is 100 % full of sediment; the 18" CMP segment exiting the structure either needs to be repaired or replaced. Pipe is approximately 136' long.
7. Valleywood Acres, catch basin structure S658 is 100% full of sediment; it appears the 18" CMP segment exiting the structure either need to be repaired or replaced. Pipe is approximately 30.35' long.
8. Valleywood Acres, catch basin structure S659 is 100% full of sediment; it appears the 18" CMP segment exiting the structure either need to be repaired or replaced. Pipe is approximately 157.75' long.
9. Valleywood Acres, catch basin structure S660 is 100% full of sediment; it appears the 18" CMP segment exiting the structure either need to be repaired or replaced. Pipe is approximately 98.8' long.

10. Carrowmore Subdivision, at intersection of Drumcliff Ct. and Strandhill Dr., 48" CMP, ID # P208, appears to either be rusted out at the bottom or collapsed due to sediment accumulation in adjoining catch basins. Pipe is approximately 121.18' long.
11. Carrowmore Subdivision, close to intersection of Drumcliff Ct. and Strandhill Dr., pipe travels under Strandhill Dr., 18" CMP, ID # P221 is completely rusted out in the bottom and needs to be replaced. Pipe is approximately 26.12' long.
12. Dogwood Trail, CMP 2 pipes @ 92" each, carrying creek under road are completely rusted out. Pipes are approximately 30' long.
13. Magnolia Farms, 18" CMP at structure S1064 is completely rusted out and has major erosion around the headwall structure. Pipe is approximately 86.65' long.
14. Magnolia Farms, 42" CMP at structure S1069 is completely rusted out. Pipe is approximately 171.1' long.
15. Pendleton, CMP @ 36" carrying creek into Lake Pendleton under Pendleton Drive at catch basin S825 completely rusted out. Pipe is approximately 38' long.
16. Pendleton, CMP @ 36" carrying creek into Lake Pendleton under Pendleton Drive at catch basin S825 is completely rusted out. Pipe is approximately 38' long.
17. Pendleton, CMP @ 36" carrying creek into Lake Pendleton under Pendleton Drive at catch basin S825 is completely rusted out. Pipe is approximately 38' long.
18. Taylor Ridge, at catch basin S911, the 18" CMP is completely rusted out. Pipe is approximately 28.17' long.
19. Pendleton, pipe S795, 2 CMPs @ 30" each, one is completely rusted out and the other is very rusted. Pipes are approximately 50' long.

20. Pendleton, at mouth of pipe S793, 30" CMP completely rusted out. Pipe is approximately 52.5' long.
21. Pendleton, at catch basin S792, 18" CMP completely rusted out at the outfall. Pipe is approximately 240.72' long.
22. Pendleton, at catch basin S812, it is estimated that the 30" CMP is completely rusted out, but cannot be determined until the structure is cleaned out. Pipe is approximately 114' long.
23. Pendleton, at catch basin S803, a 36" CMP out is completely rusted out. Pipe is approximately 172.24' long.
24. Pendleton, at catch basin S803, a 36" CMP into the structure is extremely rusted. Pipe is approximately 31.9' long.
25. Pendleton, at catch basin S811, 30" CMP is extremely rusted, possibly rusted out. Pipe is approximately 29.7' long.
26. Pendleton, at catch basin S822, 18" CMP is extremely rusted, possibly rusted out. Pipe is approximately 32.18' long.
27. Pendleton, at catch basin S796, 30" CMP is extremely rusted, possibly rusted out. Pipe is approximately 31.21' long.
28. Pendleton, at catch basin S830, 2 pipes at 36" CMP each are extremely rusted, possibly rusted out. Pipes are approximately 52' long.
29. Pendleton, at catch basin S830, 36" CMP is extremely rusted, possibly rusted out. Pipe is approximately 52' long.
30. Taylor Ridge, catch basin S910 has an 18" CMP out of the structure that appears to be completely rusted out. Pipe is approximately 172.21' long.

Storm Water Pond Restoration
2013 SPLOST Projects

1. Southampton: pond DP32 needs debris removal from outfall and throughout the pond (a lot of litter and trash and debris), erosion repair work needed at the inflow of the pond, lid needed on the pond structure
2. Stoneleigh Forest: detention pond DP 44, behind 185 Foxford Run, there is accumulated sediment in the pond, the structure needs a half-moon structure on it, there is no gravel/stone in front of the structure; assessment needed as to the functionality of the pond
3. Tullamore: pond DP7 needs removal of accumulated sediment at the inflow of the pond at the headwall and erosion repairs are needed around the pond structure, tree removal needed from dam, repair blocked outlet pipe and add rip rap where needed.
4. Tullamore: pond DP6 debris removal needed from the gravel at the pond structure, major erosion repair work needed at the outfall headwall, litter removal needed from the pond and some trees need to be removed blocking the inflow to the pond and on the dam of the pond, re-seed/repair any eroded or bare areas throughout pond, replace rip rap at inlet of pipe.
5. Berry Hill: pond DP 11 needs vegetation removal so that the functionality of the pond (i.e. sediment accumulation) may be assessed, repair eroded inlet channel and any gullies/bare areas, replace rip rap at inlet into pond, remove old unnecessary erosion control measures, repair headwall outfall of pond, clear vegetation from inlet.
6. Dublin Downs: pond DP 12 needs vegetation removal from outlet channel and eroded inlet channel needs repair work
7. St. Ives: filter gravel ring needed at pond structure of DP 36 (rear of Lot 5), and outfall of pond needs sediment removal.

-
8. St. Ives: in DP 47, debris removal needed at the pond structure and at the outfall, a top is needed on the pond structure and debris removal is needed inside the structure
 9. The Estates: in DP 37, log in structure and litter in pond leading into structure, pond structure is collapsing, half-moon and lid need to be replaced on structure, rip rap and gravel needed at outfall of pond and around pond structure (to access pond, follow trail behind playground in at the club house in the cul de sac)
 10. Handley Park: in DP 10, bare and eroded areas need to be repaired and stabilized, accumulated hard woods need to be removed from the pond and the dam, and unnecessary abandoned erosion control measures need to be removed. Once vegetation of pond has been removed, functionality of the pond needs to be assessed.
-

Town of Tyrone

SPLOST Project List Budget Estimates

Summary of Projects

<u>Item</u>	<u>Description</u>	<u>Project Budget</u>
Project #1	Twin 96" Culvert Replacement on Dogwood Trail	\$250,000.00
Project #2	Triple 42" Culvert Replacement on Pendleton Trail	\$80,000.00
Project #3	Asphalt Resurfacing	<u>\$2,639,500.00</u>
Total:		\$2,969,500.00

Town of Tyrone

SPLOST Project List Budget Estimates

Project #1: Replace twin 96" CMP Storm Culverts at Dogwood Trail

<u>Item No.</u>	<u>Description</u>	<u>Est. Quantity</u>	<u>Unit</u>	<u>Unit Price</u>	<u>Ext. Price</u>
1	Traffic Control	1	LS	LS	\$7,500.00
2	Demolition	1	LS	LS	\$10,000.00
3	Water Line work	200	LF	\$50.00	\$10,000.00
4	Stream Diversion	100	LF	\$25.00	\$2,500.00
5	Subgrade Prep	1000	CY	\$25.00	\$25,000.00
6	8x8 Conc Dbl Box Culvert	60	LF	\$1,500.00	\$90,000.00
7	Channel Armoring	100	TN	\$20.00	\$2,000.00
8	Backfill	2000	CY	\$10.00	\$20,000.00
9	GAB	250	TN	\$20.00	\$5,000.00
10	19mm Asphalt Binder	60	TN	\$85.00	\$5,100.00
11	12.5 mm Asphalt Topping	45	TN	\$85.00	\$3,825.00
12	Striping	1	LS	LS	\$3,000.00
13	Finish Grading	1	LS	LS	\$5,000.00
14	Grassing	1	LS	LS	\$2,500.00
15	Erosion Control	1	LS	LS	\$10,000.00

Subtotal:	\$201,425.00
10% Misc & Cont:	<u>\$18,575.00</u>
Construction Total:	\$220,000.00
Engineering (6%):	\$13,500.00
Project Mgt (2%):	\$4,400.00
Surveying (2%):	\$4,400.00
Testing & Inspection (3.5%):	<u>\$7,700.00</u>
Project Budget Estimate:	\$250,000.00

Project #2:**Replace triple 42" CMP Storm Culverts at Pendleton Trail**

<u>Item No.</u>	<u>Description</u>	<u>Est. Quantity</u>	<u>Unit</u>	<u>Unit Price</u>	<u>Ext. Price</u>
1	Traffic Control	1	LS	LS	\$2,000.00
2	Demolition	1	LS	LS	\$5,000.00
3	Utility protection	50	LF	\$50.00	\$2,500.00
4	Stream Diversion	100	LF	\$10.00	\$1,000.00
5	Subgrade Prep	100	CY	\$25.00	\$2,500.00
6	New 42" RCP Piping	195	LF	\$100.00	\$19,500.00
7	Channel Armoring	30	TN	\$20.00	\$600.00
8	Backfill	750	CY	\$10.00	\$7,500.00
9	GAB	125	TN	\$20.00	\$2,500.00
10	19mm Asphalt Binder	30	TN	\$85.00	\$2,550.00
11	12.5 mm Asphalt Topping	25	TN	\$85.00	\$2,125.00
12	New Dbl wing CB	2	EA	\$2,500.00	\$5,000.00
13	Repair Curb and Gutter	100	LF	\$20.00	\$2,000.00
14	Striping	1	LS	LS	\$500.00
15	Finish Grading	1	LS	LS	\$2,500.00
16	Grassing	1	LS	LS	\$2,000.00
17	Erosion Control	1	LS	LS	<u>\$5,000.00</u>

Subtotal: \$64,775.00

10% Misc & Cont: \$6,225.00

Construction Total: \$71,000.00

Engineering (6%): \$4,200.00

Project Mgt (2%): \$1,300.00

Surveying (2%): \$1,500.00

Testing & Inspection (2.8%): \$2,000.00

Project Budget Estimate: \$80,000.00

Town of Tyrone

SPLOST Project 101
Budget Estimates

Project 43 - Asphalt Resurfacing

Road	Road Length (Feet)	Mile	Road Width (Feet)	Road Total ("SV")	Existing & Patching (SF)	Patching 5.0" (Feet)	Estimated Mill & Patch Cost	Resurface (Square Feet)	Estimate Full Cost (Based on MEP)	Asphalt Binder 2.0" (Feet)	New Asphalt Overlay 1.5" (Feet)	New Asphalt Overlay 2.0" (Feet)	Estimated Paving Cost	Shoulder Filler (Cubic Yards)	Misc. Shipping & Handling Cost	Estimated Total Cost	**Waste Value (Paving) & Site Dist (Paving) and Other Type Shipping.
Seneca Road (Crestwood to Powers Ct.)	13200	2.45	24	31667	0	0	\$0.00	Yes	\$415,000.00	3,813	2850	N/A	\$587,233.33	1204	\$8,018.52	\$1,500,000.00	
Crestwood Road	10300	1.92	24	27467	0	0	\$0.00	Yes	\$375,000.00	3,021	2283	N/A	\$449,023.33	954	\$4,768.32	\$1,700,000.00	
Handley Road	2100	0.46	24	6400	21868	669	\$11,543.00	No	N/A	N/A	N/A	704	\$59,700.00	232	\$1,111.11	\$1,775,16	
Powers Court	350	0.07	24	531	3102	48	\$49,789.52	No	N/A	N/A	N/A	163	\$1,726.67	32	\$162.04	\$10,543.00	
Shiloh Road	8100	1.53	24	18817	54832	1700	\$180,983.33	No	N/A	N/A	N/A	1159	\$157,893.33	565	\$2,426.07	\$1,173,350	
Totals	32150	6.03	N/A	83733	68712	24682	\$271,282.00	N/A	\$145,000.00	6,835	5126	2868	\$1,207,116.01	2917	\$14,884.26	\$7,774,500.00	

Total Construction Costs:

10% Misc. & Cont:

Construction Total:

Engineering (5%):

Project Mgt (1%):

Surveying (1%):

Testing & Inspection (1%):

Project Budget Estimate:

\$1,224,500.00

\$120,000.00

\$3,415,500.00

\$135,000.00

\$15,000.00

\$15,000.00

\$15,000.00

\$25,000.00

\$4,495,000.00

Town of Tyrone

SPLOST Project List Budget Estimates

Project #4 - Multi-Use Paths

Road	Project Length (Feet)	Mile	Estimated Path Cost
Senoia Road (RR Track to Millbrook)	15500	2.94	\$1,317,500.00
Swanson Road (Senoia to Pendleton Trail)	3500	0.66	\$297,500.00
Tyrone Road (Senoia to Farr Rd)	4200	0.80	\$357,000.00
Senoia Road (Magnolia Farms to Maple Shade)	3300	0.63	\$280,500.00
Totals	26500	5.02	\$2,252,500.00

Construction Costs assume typical grading, storm & road xings. R/W costs not included.

Total Construction Costs:
10% Misc & Cont:

\$2,252,500.00
\$220,000.00

Construction Total:

\$2,472,500.00

Engineering (5%):

\$120,000.00

Project Mgt (1%):

\$25,000.00

Surveying (1%):

\$25,000.00

Testing & Inspection (1.5%):

\$37,500.00

Project Budget Estimate:

\$2,680,000.00

Town of Tyrone

SPLOST Project List Budget Estimates

Summary of Projects

Item

Project #1
Project #2
Project #3
Project #4

Description

Twin 96" Culvert Replacement on Dogwood Trail
Triple 42" Culvert Replacement on Pendleton Trail
Asphalt Resurfacing
Multi-Use Paths

Project Budget

\$250,000.00
\$80,000.00
\$2,639,500.00
\$2,680,000.00
\$5,649,500.00

Total: