

City Council of Peachtree City
Agenda
September 21, 2006
7:00 p.m.

- I. Call to Order
- II. Pledge of Allegiance
- III. Announcements, Awards, Special Recognition
Remind Attendees to Turn Off Cell Phones
Proclamation for Constitution Week
- IV. Public Comment
- V. Minutes
September 12, 2006, Workshop Minutes
September 12, 2006, Special Called Meeting Minutes
- VI. Consent Agenda
 - 1. Consider Declaring Surplus Property
 - 2. Consider Assignment Agreement of APAC-Southeast, Inc., Contract
 - 3. Consider Request for Easement from Newnan Utilities
- VII. Old Agenda Items
 - 09-06-01 Consider Approval of PCTA Budget
 - 09-06-03 Update and Consider Actions for Lake Kedron/Lake Peachtree Buffer Issues
- VIII. New Agenda Items
 - 09-06-07 Consider Alcohol License – NEW – D.J. Gezzo's Surf & Grille
 - 09-06-08 Consider proposed uses within Starr's Mill Professional Center
 - 09-06-09 Consider Stormwater Project - Hydraulic and Hydrologic Modeling – Cherry Branch Watershed and Tinsley Mill Village
 - 09-06-10 Consider Intergovernmental Agreement with WASA
 - 09-06-11 Consider Reclassification of Fire Lieutenant/EMS Operations Officer
- IX. Council/Staff Topics
Briefing on ARC Market Salary Survey
- X. Executive Session

This agenda is subject to change at any time up to 24-hours prior to the scheduled meeting.

City Council of Peachtree City
Minutes of Workshop
September 12, 2006
6:30 p.m.

The City Council of Peachtree City held a workshop session on Tuesday, September 12, 2006, in the City Hall Council Chambers. Mayor Logsdon called the meeting to order at 6:40 p.m. Other Council Members present were: Steve Boone, Stuart Kourajian, Cyndi Plunkett, and Judi Rutherford.

Representatives from neighboring jurisdictions were invited to discuss proposed developments in neighboring Coweta County and the extension of TDK Boulevard. Representing the Fayette County Board of Commissioners were Chairman Greg Dunn, Peter Pfeifer, Herb Frady, and Robert Horgan. Commissioners Elect Erik Maxwell and Jack Smith also attended. Councilmember Larry Dell attended from the City of Fayetteville. Mayor Sheryl Lee, Councilmembers Mike Smola, Gloria Furr, and Grace Caldwell, and Town Manager Barry Amos attended from the Town of Tyrone. Chairman Jerry Cobb represented the Airport Authority. Fred Brown represented the Fayette County Chamber of Commerce.

The Mayor and Councilmembers had two documents at their seats at the beginning of the meeting. A letter from State Senator Mitch Seabaugh listed the numerous transportation improvement projects underway, the acceleration of projects by the Georgia Department of Transportation (GDOT), and noting that the reason for some of the project acceleration was in recognition of the area's cooperation over the TDK extension. Seabaugh asked for continued support of the TDK extension project. The second letter was from Laura F. Bell, Land Use Manager with the Georgia Regional Transportation Authority (GRTA). Ms. Bell discussed the conditions of several Developments of Regional Impact (DRIs) that included the requirement for the extension of TDK, and indicated that, if the road were not completed as planned, GRTA was authorized to withhold state and federal funding for several transportation projects.

Following introductions, Mayor Logsdon asked City Planner David Rast to provide an overview of the developments planned in eastern Coweta County. Rast addressed three DRIs currently approved or proposed for eastern Coweta County.

The first was the Twin Lakes subdivision in Senoia. The 760-acre project included 663 single-family detached homes with primary access from Rockaway Road and Stallings Road. The project was estimated to generate 5,926 automobile trips per day by its completion in 2012. Rast said that GRTA had issued a Notice of Decision requiring road improvements at SR 74/ Holly Grove Road/ Rockaway Road; SR 74 at SR 85; and the extension of TDK Boulevard to intersect with McIntosh Trail. GRTA had also recommended intersection improvements at SR 74 at SR 54; SR 74 at TDK Boulevard; SR 74 at Rockaway Road; SR 74 at SR 74/ SR 85; SR 16 at SR 74/ SR 85; SR 16 at Broad Street.

The second DRI was the Pathway Communities tract in Sharpsburg. The 489-acre project included 800 single-family homes, 69 townhomes, 100 assisted living units,

152,00 SF of retail, 43,000 SF of office, and an 11,000 SF day care center, with primary access from Highway 54, McIntosh Trail, Reese Road, and North Road. The project was expected to generate 17,988 trips per day by its expected completion in 2011. GRTA had also issued a notice of Decision on this parcel, requiring intersection/ roadway improvements including the extension of TDK Boulevard to connect with McIntosh Trail; improvements to all access points on SR 54, McIntosh Trail, and the Reese Road at Access "F" into Pod "R." GRTA also recommended improvements at the intersections of SR 54 at Reese Road; SR 54 at McIntosh Trail; SR 54 at SR 16; Fisher Road at Lower Fayetteville Road; SR 74 at TDK Boulevard; SR 16 at North Hunter Street; all site access points on SR 54; and Reese Road at Access "C" entering Pod "R."

The final project, which was still under review by GRTA, was the McIntosh Trail Village in unincorporated Coweta County. The 1,600-acre project was proposed to include 3,000 single-family homes, 164 live/ work residential units, 946,050 SF of retail, and 119,650 SF of office space, with six access points onto McIntosh Trail, one onto Byrom Road, and three onto the proposed TDK Boulevard extension. The project was expected to generate 55,656 trips per day by completion in 2016. Although review by GRTA was not yet completed, the GRTA Letter of Understanding indicated the traffic study network would include the intersection of McIntosh Trail at TDK Boulevard extension; McIntosh Trail at Reese Road; SR 54 at Reese Road/ Stewart Road; SR 154 at Willis Road/ Marian Beavers Road; SR 154 at Lower Fayetteville Road; SR 154 at SR 34; SR 154 at I-85 southbound ramps; SR 154 at I-85 northbound ramps; SR 74 at TDK Boulevard/ Crosstown Drive; Crosstown Drive at Peachtree Parkway; SR 74 at Peachtree Parkway/ Crabapple Lane; SR 74 at SR 54; SR 74 at SR 85; SR 16 at Broad Street; Stallings Road at Gary Summers Road; SR 54 at Christopher Road; McIntosh Trail at Christopher Road; and all site driveways/ access roads.

The Mayor and Council asked Rast several questions. For comparison purposes, Rast noted that Peachtree City currently had 2.1 million SF of retail spread on 379 acres of commercial land. He also noted that Peachtree City currently had 10,104 single-family lots on 7,166 acres of land. Council clarified that the McIntosh Village project was proposing no multi-family development other than the 164 live/work condominiums (no rental units), and Rast confirmed this. Rast also noted that the Regional Transportation Plan called for the eventual 4-laning of McIntosh Trail in Coweta County from the TDK extension to SR 154, and the applicant wanted to proceed with this as part of the project. Rast also noted that none of the recommended or required improvements addressed the intersection of TDK Boulevard and Dividend Drive, which was a 4-way stop. Staff was requesting that GRTA require this intersection to be evaluated as part of the McIntosh Village traffic study, as well as those on Highway 74 North up to I-85.

Rast explained that the role of GRTA was to work in tandem with the Chattahoochee Flint Regional Development Council (RDC), since Coweta County was part of the Metro Atlanta non-attainment zone for air quality, with the RDC giving conditions on the project, followed by local governments' comments, and then GRTA issued a Notice of Decision. Rast noted that the Step 1 improvements were requirements that must be completed by the project's buildout. If a local jurisdiction opted not to complete the projects, they would be at risk of losing transportation funds for current and future

projects. Rast cited conversations he had with GRTA staff that week, as well as the letter Council had received that day.

Rast provided a listing of projects that could be affected:

- FA-074A1 SR 74 (Joel Cowan Parkway): Segment 1
- FA-074A2 SR 74 (Joel Cowan Cowen Parkway) grade separation
- FA-074B1 SR 74 (Joel Cowan Parkway): Segment 2
- FA-074B2 SR 74 (Joel Cowan Parkway) Flat Creek bridge rep.
- FA-237 Crosstown Drive at Peachtree Parkway (intersection)
- FA-252 Crosstown Drive (SR 74 to Peachtree Parkway)
- FA-253 TDK Boulevard extension
- FA-255 Peachtree Parkway at Walt Banks Road (intersection)
- FA 263 SR 74 Corridor Study (SR 85 to I-85)
- FA-AR-179 SR 54 W multi-use bridge and gateway feature
- FA-AR-180 SR 54/ CSX RR multi-use path connections
- FA-AR-183 Westpark/ Market Place multi-use tunnel
- FA-AR-BP024 SR 74 S multi-use path

Dunn commented that when the Twin Lakes Notice of Decision was issued, he, City Manager Bernie McMullen, City Attorney Ted Meeker, and County Attorney Dennis Davenport had met with GRTA. The outcome was that, since Coweta County was in a different RDC, GRTA could not impose these requirements. Meeker agreed that was his understanding from the meeting Dunn referenced. Some Councilmembers noted that the legislation was in place, and GRTA had apparently changed the rules without changing the legislation, but expressed concern that GRTA might again change the rules. GRTA was sending mixed signals. Dunn reiterated that GRTA could threaten, but could not act on the threat.

City Engineer Dave Borkowski then gave a review of the TDK Boulevard extension status, saying that there was currently an agreement between Peachtree City and Fayette County that Peachtree City would acquire right-of-way and develop construction plans, and Fayette County would build the road and bridge. Funds would come from the State (\$1,227,000) and from County Funds (\$2,901,200) for the total cost of \$4,128,200. Dunn noted that Peachtree City had spent \$200,000 on the design. Borkowski said the preliminary design had been completed, but needed finalization with changes to grading plan and updates to environmental/historical studies. Borkowski said the cost for completing the design would be \$28,500.

Borkowski said that there was an agreement in principal for needed right-of-way for TDK Boulevard, with the closing on the property scheduled for that Friday, September 15. The Airport Authority had received a \$2,000,000 grant from the FAA for land acquisition, which would expire on October 1, 2006. Once the Airport Authority acquired the property for the Runway Safety Zone, which was funded by the grant, it would donate the right-of-way for TDK Boulevard to the City/County. The relocation of the two holes at Planterra Ridge Golf Course would take approximately 1-year to

establish, but Fayette County could proceed with soliciting bids and constructing the bridge during that time.

When asked, Borkowski confirmed that TDK would consist of two lanes, no median, and possibly include bicycle lanes. The current right-of-way acquisition did not include room to widen the road to four lanes. Dunn indicated that 4-laning the road and bridge would dramatically alter the scope and cost of the project.

Mayor Logsdon then asked Jerry Cobb to address the matter from the perspective of the Airport Authority. Cobb stated that the total goal of the Authority in this process was to own the Runway Safety Area. He noted that they had funding to accomplish this, and the grant funding was in no way contingent upon the road being built. He noted that the land for the runway safety zone and the right-of-way might not be available in the future.

Council also asked Cobb about the airport's traffic patterns and how the developments could impact the airport. The current holding pattern circled directly over the McIntosh Village property. Cobb said the airport used that area because it was undeveloped, but the pattern was atypical. Usually airports maintained a "turn to the left" pattern. In the case of Falcon Field, when planes were taking off to the northwest, this area fit that pattern. However, if planes were taking off to the southwest, they would be circling over southern parts of the Industrial Park and neighborhoods. Complaints generated by the new development could alter the pattern. Cobb said that, if he had a choice, he would not want the high-priced development to go in that close to the airport. Rutherford noted that the FAA published recommendations on what type of development to avoid in close proximity to airports. Airport Manager John Crosby added that the Authority would try to work with Coweta County to have them adopt ordinances addressing construction height, on which they currently had no limits, and land use planning associated with airports. Cobb concluded by stating that the Airport Authority would like the property acquisition to proceed regardless of the TDK extension.

Logsdon noted that, in the agreement for the property sale, Pathway Communities would sell their property to Sequoia Golf for the relocation of the golf holes only if the TDK extension were built.

Logsdon then asked for comments from Fayette County. Dunn said the County Commission would respect Peachtree City's opinion to halt TDK or would fulfill the commitment to construct TDK Boulevard. Dunn said he feared a decision that did not look at the future needs of the area, noting that Fayette and Coweta Counties had always needed better east-west access. He said that no one could assume that the developments would halt if TDK were halted. He felt the developments would all proceed, and all the traffic would end up on Highway 54. Dunn added that he was very concerned about the proposed density of the McIntosh project, even though everyone knew the area would develop. Frady indicated his agreement with Dunn.

Pfeifer said he was in favor of moving forward with the road to improve east-west connectivity, and felt they should fight the density of development another way. Horgan added that northern Fayette County faced similar situations, with high levels of

development just across the County line and no road planning for the area. He said Peachtree City had the option to help plan for the future, and the McIntosh Village development should not be the sole basis for the Council's decision. He felt now was the time to do something.

Logsdon then asked Fred Brown to speak. Brown read a statement on behalf of the Fayette County Chamber of Commerce:

TDK Blvd has been in the county Transportation Plan for over a decade now. It was put in the plan and is still there because the planners envisioned that Fayette County and Peachtree City would need additional east/west transportation routes to handle the growth in our region.

Currently, over a third of our industrial park and other area employees come from Coweta, Meriwether and other counties in that direction. Estimates indicate that this translates to 1500 to 2000 cars per day which currently use either Highway 54 or Rockaway Road to travel to and from work. The Chamber's support of the TDK extension started 4-5 years ago and if the road had been started then, it would have been an excellent alternative to SR 54 for these workers and our general public during the last 2 years of construction. It would also have served as a good alternative route for traffic during the upcoming SR 74 widening project in the next 2 years.

More importantly, whether we like it or not, the metro Atlanta area is projected by ARC to add 2.5 million people by 2025. If not one new person moved here from out of the area, we would still add well over a million people to the Atlanta region just with the addition of kids and grandkids to our current population. So even if we could put a wall around us, growth is coming to our area. We can either plan our transportation infrastructure now to handle it, or we can wait until we have gridlock and then build our roads.

If the Coweta development gets the necessary local and regional approvals, it clearly will be built with or without TDK Blvd. So the underlying question is, do we want our east/west corridors to be SR54 and Rockaway Road only, or do we want to distribute some of that to an additional option? And is there any other or better alternative to TDK?

History continues to repeat itself that the areas who say "if we don't build the roads then development won't come" are the same areas that ultimately wind up with development and insufficient roads to handle it. Our hope is that we can stay ahead of the pack with timely implementation of the long-term infrastructure plans.

Brown stated that they should support the road extension, and join with Coweta County to get Highway 154 4-laned. This would provide more direct access to I-85 than using Highway 74.

Mayor Logsdon then asked to hear from Tyrone. Mayor Lee indicated that Tyrone had always supported the TDK extension. Smola noted that they had never envisioned how bad the Highway 54 widening would be. He said Tyrone had always had cut-through traffic, and it was particularly bad during the Highway 54 widening, with people using Palmetto-Tyrone Road and Castlewood Road as a bypass. Things were better now, but the developments would add traffic. He did not know if Fayette County citizens needed to subsidize the Coweta developments with road improvements, but supported the idea of pursuing the widening of Highway 154 as a good compromise.

Rutherford said growth was obviously going to happen, but she was not sure if she wanted to open the door to have the new residents driving onto TDK and Highway 74. Logsdon indicated that State Senator Mitch Seabaugh was working to move the widening of Highway 154 up on the state's priority list, but there were no assurances this would happen.

Dunn noted that Coweta County was more growth-oriented in the unincorporated areas than Fayette County had been. He said he usually had a very conservative approach to density, but was more concerned about traffic. He felt if they wanted traffic to move, they needed to build roads to accommodate that.

Logsdon then opened the floor to public comment, asking citizens to observe a 3-minute time limit.

Steve Brown stated that, under the state's Home Rule laws, GRTA could not force the city to extend TDK. He said TDK was designed for a certain number of trips per day, and these developments would overwhelm that. He expressed concern about high density next to the airport and the potential for resulting lawsuits. He also noted the small size of the watershed that would be endangered by the sewerage proposal for McIntosh Village. Coweta County already had the longest commute in the nation, and he said the growth along Highway 74 proved that Highway 154 would not remain a straight, convenient access to the Interstate for long. Brown said that McIntosh Village could not include 1 million SF of commercial development without TDK, and not building the road would have no repercussions on future traffic projects. Brown said the TDK extension was not about traffic relief; it was about overdevelopment.

Klaus Schoeffler addressed Council, saying he moved here 24 years ago due to the controlled environment, and that was being destroyed. He noted that TDK ended at Ebenezer Road, via Crosstown, and asked if the County would be 4-laning Ebenezer and Crosstown. He also expressed concern about the impact on the hospital.

Brian Dingivan posed questions to the City Planner about current traffic levels on Highway 74. Rast confirmed that, with 25,000 cars per day currently, the McIntosh Village project would probably double traffic on Highway 74.

Jeff Whatley of the Colonnade said Council had turned down extending sewer service to Senoia because there was no benefit to Peachtree City residents, and asked that Council do the same for TDK. He said traffic in the area of Crosstown and Robinson Road was already horrible in the morning prior to school starting.

Ken Martin said he had lived in Peachtree City for 15 years, and people were looking at Peachtree City as though it were in a protected box, which was unrealistic. He said cities that did not build and grow died. Martin said traffic would be worse without TDK, and the City needed to plan for the future growth outside its borders.

Darcy Pettis said she moved to Peachtree City a year ago because of the good schools. She said TDK would cause a huge negative impact on traffic, would divert sales taxes to Coweta County, and would cause home values to plummet. She asked Council to stop the TDK extension.

Dr. Ray Rudd, of the Braelinn Village Animal Hospital on Crosstown Court, expressed amazement that, after all the years of planning for the TDK extension, they now wanted to hold up the road for spite because Coweta was building something Peachtree City did not want. Rudd said most of his employees came from Coweta County, using Highway 54, and he had customers from Coweta. He said traffic was better with Highway 54 completed, but it was not great. He asked Council not to react out of spite in thinking that stopping TDK would halt the development.

James Aducci said growth was inevitable, and Peachtree City needed to work for sustainable growth. He said planning the road properly, in advance, was a great opportunity to smooth the impact of the development.

Dave Schaeffer said he took Highway 74 to I-85. Seventeen years ago there was one light, and now it took forever. He felt the Highway 74 widening should be the City's first priority.

David Downing asked about the time schedule for the Highway 74 widening. City Engineer Dave Borkowski said the widening from Highway 54 to Crosstown had begun, and the widening from Crosstown to Highway 85 would start in 2007, with the whole roadway widening completed by about 2010. Downing asked about the extension of TDK Boulevard, which would be completed in 2 years, at the same time as the widening from Crosstown to Highway 54. Downing indicated that would provide some relief to the traffic brought in by TDK.

Dr. Michael Ward said his practice was located in the Braelinn Shopping Center, which had problems. He felt the TDK extension would help, and the time to do it was now, instead of waiting for the developments to build out and cope with fixing the problem once the traffic was already here. He said the traffic of the proposed developments could not be worse than the current situation at Rockaway Road and Highway 74, and that would continue to deteriorate with more development and no TDK. He said the proposed commercial development in McIntosh Village would not draw Peachtree City tax dollars

because Fayette County had lower sales taxes, and Coweta residents knew this and came here to shop.

Robert Mucklow, owner of Mucklow's Fine Jewelry on Crosstown Court, said he had seen the city's growth over the last 20 years. His business drew customers from all over Fayette and Coweta, but access to Crosstown was difficult, and TDK would help that. He said he believed in planning, and he was alarmed at some of the comments. Mucklow said he found it hard to believe the City was ready to stop the project at this late date, and felt they could not act out of spite. He said TDK would be a benefit.

Phyllis Aguayo said she had been concerned for years that this road would create traffic instead of alleviating it. She said that people not looking for financial gain, who were only looking at the impact on the residents, were very concerned on the impact on traffic heading to I-85. She said Peachtree City was a wonderful place to live, with low traffic and low crime, because of the planning involved. The TDK extension would destroy the plan. She stated that the added traffic on Highway 74 and Crosstown will actually keep customers away and would devastate the center. She said the environmental impact of the McIntosh Village project would also be very harmful to Line Creek, which could not handle any additional treated sewage.

Paul Galliano of Fern Vale said he was an engineer, and noted that the Army Corps of Engineers required a cost/benefit study before projects were done. He said he realized the TDK extension would have some benefits, such as helping the area businesses. However, he felt the costs to the environment and traffic flow would be too high and that, long-term, this could be the most catastrophic project in Peachtree City's history. He asked Council to reconsider the TDK extension.

Mary Kay Rudd stated that the extension should have been built years ago, that roads should be in place to handle traffic before the people came, not the other way around. She said not all the traffic would come through Peachtree City. She added that they could not stop the growth, but needed to control the traffic associated with it.

Logsdon thanked the citizens for their comments. Kourajian agreed, saying Council had asked for the workshop to have an open forum to hear all sides of the issue and make a decision that was right for Peachtree City.

Boone said that, originally, he was very unhappy about the development proposals in Coweta. The two smaller projects were not the primary issue, but the McIntosh Village project would have a big impact and Peachtree City needed to work with Fayette and Coweta Counties to address that. Boone said he supported the TDK extension and felt it would benefit the Braelinn Center. He was not happy about the additional trips that would be generated by the McIntosh development, but he felt they needed to make the prudent decision to open an east-west corridor that was needed. Boone also felt that moving forward with the extension was a direct reflection on Peachtree City's credibility with GRTA and the County.

Plunkett said she was concerned about the time constraints imposed on Council by the right-of-way acquisition and grant funding deadlines, and felt they still did not have all the answers they needed to make a decision.

Logsdon said he had done a lot of research on the issue, and TDK had been in transportation plans for over 20 years. A contract signed by then-mayor Steve Brown and Greg Dunn obligated Peachtree City to provide the engineering. He said the Airport Authority had worked to right the problem with the proximity to the runway, obtaining grant funds to address the problem. He added that the negotiations to acquire the land were contingent on constructing the road, and he was concerned about the negative impact canceling the road would have on the airport's relationship with the FAA. Logsdon continued that those negotiating for the property sale had done so in good faith, and no one at the table knew about the scale of the McIntosh project. Logsdon felt the infrastructure would not support the development as proposed, that the location was poor, and their plans for a sewer system were unrealistic.

Logsdon also said stopping the TDK extension at this point could adversely affect Peachtree City's future dealings with the County and the State. He felt that, even if Dunn and Steve Brown were correct and GRTA did not have the authority to withhold transportation funds, this could harm the city's chances for input on future projects they would be considering.

Logsdon said that Peachtree City would be impacted by Fayette and Coweta growth with or without TDK. He said without TDK, traffic had two options – Highway 54 and Rockaway Road, with most of the traffic continuing north to the Interstate. TDK would add a third option and reduce the impact on the other two. He also felt that eastern Coweta residents had three options to get to the Interstate – Highway 74, Highway 154, and Fisher Road. He said they would take the path of least resistance. He also felt the road extension would help the Braelinn Shopping Center.

Logsdon concluded his remarks by stating that, unless he received new and dramatically different information than was already available, he remained a proponent of TDK.

Kourajian said they had two options before them that evening. By saying yes to TDK, they were saying yes to the proposed developments. By saying “not yet” to TDK, they risked losing the funding for the right-of-way and the airport, but gained leverage with the developer.

Dunn noted that the County had set aside funds for the project three and a half years ago – funding that could be used for other projects, and he asked when the County could anticipate an answer on what Peachtree City wanted.

Rutherford said that 10 years ago, everyone knew development would come to eastern Coweta County. However, the density of the McIntosh DRI was unexpected. She said that, if Peachtree City wanted Coweta County to work with us to make the DRI workable, Peachtree City needed to cooperate. Turning down TDK would be slamming the door and ruin the opportunity to cooperate. Rutherford said that the TDK extension was not

the weak point of the McIntosh DRI. The sewerage plan with a 25-acre spray field, when experts indicated that 10 times that amount of land was needed, was the weak point of the project. Rutherford concluded by saying that, if Council voted to terminate the TDK extension, it was sending a clear message that Peachtree City was not going to play with the other jurisdictions.

Logsdon noted that there was a special called meeting following the workshop to allow Council the opportunity to vote on the issue. Rutherford asked what form the motion could take. Logsdon said Council could vote on whether or not it supported the TDK extension, or vote on the additional funding needed to complete the engineering work. Council agreed that the project was already approved, and if no vote were taken that evening, it was an indication to move ahead with the project.

The workshop session adjourned at 9:20 p.m.

Betsy Tyler, Deputy City Clerk

Harold K. Logsdon, Mayor

City Council of Peachtree City
Minutes of Special Called Meeting
September 12, 2006
9:30 p.m.

The City Council of Peachtree City held a Special Called Meeting on Tuesday, September 12, 2006, in the City Hall Council Chambers. Mayor Logsdon called the meeting to order at 9:30 p.m. Other Council Members present were: Steve Boone, Stuart Kourajian, Cyndi Plunkett, and Judi Rutherford.

With no business to discuss, Rutherford moved to adjourn the meeting. Kourajian seconded the motion. Motion carried unanimously

The meeting adjourned at 9:30 p.m.

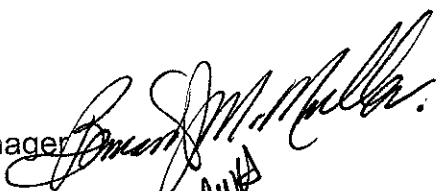
Betsy Tyler, Deputy City Clerk

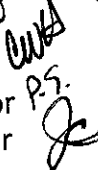
Harold K. Logsdon, Mayor

CITY OF PEACHTREE CITY

INTEROFFICE MEMORANDUM

MEMO TO: Mayor and Councilmembers

VIA: Bernard J. McMullen, City Manager 

FROM: Colin W. Halterman, Assistant City Manager
Paul J. Salvatore, Financial Services Director 
Janet I. Camburn, Assistant Finance Director
Angela Egan, Purchasing Agent 

DATE: September 9, 2006

SUBJECT: Auction of Surplus Property
September 21, 2006 City Council Consent Agenda

Recommendation:

That City Council approves the sale of surplus property at an auction to be conducted by the Fayette County Government on Saturday, October 14, 2006.

Discussion:

The City has surplus property that no longer has any value to most City departments and is taking up valuable storage space throughout the City. Lists of such property are attached and have been circulated to all City departments to determine if there is still a use for any of these items. If so, the items will be distributed to the appropriate City department. All items remaining will be sent to Fayette County that is conducting an auction on Saturday, October 14, 2006, to sell surplus property from Fayette County and other local municipalities and authorities.

Per requirements of City Administrative Regulation (CAR) 7-1, Section V, Number A (3), City Staff must submit to City Council, for approval, a consolidated list of surplus property. Once approved by City Council all items on the attached list not retained by another department will be sent to the County for the October auction.

Budget Impact:

There is no budget impact. Proceeds from the sale of this property will be placed in the City's General Fund per City requirements.

FINANCE - AUCTION ITEMS

2 Desk chairs with wheels

1 Fabric chair

1 Stapler

3 HP51641 cartridges

2 HP51645 cartridges

1 Printronix Line Printer (+2 ribbons)

3 Plastic letter trays

1 Gel Mouse pad

1 Cash box (with lock)

7 Plastic disks

Rolling Recycle Garbage Bin

Epson LQ870 Printer

1 Lonestar Phone

1 Superprint by Ultratec

CITY OF PEACHTREE CITY

INTEROFFICE MEMORANDUM

TO: Assistant Finance Director

FROM: Developmental Services Director 

DATE: September 6, 2006

SUBJECT: Fayette County Auction

The following items have been designated for surplus from the Developmental Services Division:

One (1)	Sanyo transcriber (cassette tape) & foot pedal (needs repair)
One (1)	Static mat
One (1)	Copy holder
One (1)	Heavy duty stapler (needs repair)
Three (3)	Phone cord detanglers
One (1)	Calculator ink roller (new)
One (1)	IBM Selectric II typewriter ribbon (new)
One (1)	Refill cartridge for Xstamper dater (new)
One (1)	Marantz recorder (cassette tape) (needs repair)
Eight (8)	Padded stacking chairs
One (1)	Metal folding chair
One (1)	Metal chair with vinyl seat and back
One (1)	Padded seat from desk chair
One (1)	5-1/4" disc storage case
Misc. phone accessories	
Misc. chair casters and hardware	
Misc. screws	
Wooden desk drawer	
Legal wall pocket	
Drawer frame	
3" plastic folder tabs	

Thank you.

jir

Peachtree City
Police Department
Surplus List

08/30/2006

<u>Quantity</u>	<u>Item Description</u>	<u>Bar Code #</u>	<u>Location</u>	<u>Recommended Disposition</u>
1	Floor Safe (10 (Lx6); 25 (Rx3); 50 (Lx2); 96 (Rx1))	None	701 Storage Unit	Auction
1	Drawer Safe (4 (Lx4); 9 (Rx3); 40 (Lx2); hold handle down and L past 0 to about 70)	None	701 Storage Unit	Auction
1	Wooden Drawer unit (four drawers total)	None	701 Storage Unit	Auction
1	Blue (cloth) Executive Chair	None	701 Storage Unit	Auction
1	Stair Climber	None	701 Storage Unit	Auction
1	Lats Workout Machine	None	701 Storage Unit	Auction
1	Weight Bench (45 degree angle)	None	701 Storage Unit	Auction
----	Miscellaneous Loose Weights	None	701 Storage Unit	Auction
----	Geiger Counters (Donated by GEMA, ours after 3 years. Older than 3 years)	None	701 Storage Unit	Auction
----	Protective Masks (Donated by GEMA, ours after 3 years. Older than 3 years)	None	701 Storage Unit	Auction
----	Miscellaneous Vehicle Lights and Equipment	None	959 Storage Unit	Auction
----	Tumble Mats (Transferred from Rec. Dept., damaged and worn)	None	959 Storage Unit	Auction
1	Teal Motiv Jogging Stroller W/ Blue/Gray Folding Umbrella	09357	701 Storage Unit	Auction
1	Blue Mongoose Bike	09364	701 Storage Unit	Auction
1	Next Focus Bicycle	09363	701 Storage Unit	Auction
1	Black/Red Haro Bike	09362	701 Storage Unit	Auction
1	Green Leafblower	09359	701 Storage Unit	Auction
1	Pink Huffy Bike	09361	701 Storage Unit	Auction
1	Purple Canondale Bike	09346	701 Storage Unit	Auction
1	Murray Ultra-Terrain w/luggage	09360	701 Storage Unit	Auction
1	Purple Huffy Bike	09350	701 Storage Unit	Auction
1	Black 10 Speed Bike	09351	701 Storage Unit	Auction
1	Green/Blue/Silver Trek 800 sport Bike	09347	701 Storage Unit	Auction
1	Silver Bike w/front and rear footpegs	09354	701 Storage Unit	Auction
1	Multi-colored Mongoose Bike	09352	701 Storage Unit	Auction
1	Silver in color Mongoose Bike	09356	701 Storage Unit	Auction
1	Red/Black 21 Speed MGX-DXR	09355	701 Storage Unit	Auction
1	Silver Predator Qualifier	09358	701 Storage Unit	Auction
1	Silver JD Razor scooter	5211	701 Storage Unit	Auction
1	Blue Quest	7452	701 Storage Unit	Auction
1	Black Mongoose Fuzz Extreme Bike	7578	701 Storage Unit	Auction
1	Chrome/Blue Razor Scooter	7405	701 Storage Unit	Auction
1	Red Roadmaster Tricycle	09353	701 Storage Unit	Auction
1	Motorola shoulder mic	None	Supply Room	Auction
1	PS2 port mouse	None	Supply Room	Auction

CITY OF PEACHTREE CITY

INTEROFFICE MEMORANDUM

TO: Janet Camburn
FROM: Asst. Chief Ed Eiswerth
DATE: August 29, 2006
SUBJECT: ITEMS FOR SALVAGE

- 1 Broken Recliner
- 2 2 ½ " to 1 ½ " Gated Wyes
- 2 1 ½ " Akron nozzle
- 4 2 ½ " to 4 ½ " adapters male to female
- 1 1 ½ " Akron hydrant wrench- broken
- 1 1 ½ " pistol grip nozzle
- 2 4' sections plastic drain grates
- 1 Generator – Dynamite 3Kw/Kawasaki
- 1 Come along – broken
- 1 100' extension cord- broken
- 1 Wooden end table
- 1 Trash can
- 1 Phone
- 1 Sleeping bag
- 1 Orange chair
- 1 Hand pump
- 2 Lamps
- 1 Coffee maker
- 1 Sign board
- 2 Striker stretcher tie downs
- 1 Bag tape
- 1 Blender
- 1 Workout rack
- 4 50' 1 ¾ Hose
- 2 50' 1 ½ Hose
- 3 30' squirrel tales
- 4 50' 3" hose
- 1 Salvage bucket
- 1 Red helmet
- 18 White uniform shirts
- 1 Blue uniform shirt
- 13 Black uniform pants
- 1 Winter coat

Public Works

SURPLUS LIST - FY06

AMOUNT	ITEM	SERIAL #	CITY I.D. #
6	G.E. PORTABLE RADIOS	9566240	1013
		9566241	1352
		9670088	0
		9670091	1355
		9670105	990
		9670113	1029
7	BATTERIES FOR RADIOS		
1	SINGLE CHARGER - GE PORTABLE RADIOS	MODEL #19B801506P12	
1	MOTOROLA BATTERY	NTN8144A	
2	METAL DESKS		
2	WOODEN DESKS		
1	TALL BOOKSHELF		
2	ELECTRIC WALL HEATERS		
1	ELECTRIC BYPASS SWITCH - BRAND NAME (BEST)		
1	G.E. ELECTRIC CONTROL STARTER		
1	GENERIC TRANSFER SWITCH		
1	16 GAL. WET/DRY VACUUM		559
2	GLASS DOORS		
1	JOHN DEERE PUSH MOWER	GX14PZB-52970	3312
1	JOHN DEERE PUSH MOWER	GX14PZB052970	3313
1	JOHN DEERE GS 45 WALK BEHIND MOWER	MO4420X020082	3366
1	HUSQVARNA BACKPACK BLOWER 145BT	5511297001647	3370
1	HUSQVARNA BACKPACK BLOWER 145BT	80012316950010-98	3373
4	FLUORESCENT LIGHT FIXTURES		
1	50 GAL. RHEEM WATER HEATER		
30 BLKS.	CRAFCO ROAD SAVER (WINTER MIX)		
18 BXS.	CERAMIC TILE 6"X6"X1/2"		
4	1 1/2" FIRE HOSES		
1	TARGET PRO 35 II STREET SAW	210053	3127
1	PADDLE BOAT		
1	SET OF BOBCAT FEET		
1	POULAN CHAIN SAW - MODEL 4000	B3045259	
1	AIR CONDITION R12 RECOVERY MACHINE	053A0769	
1	SNAP ON SCAN TOOL MT2593-2991	SUG1S502079744	1207

Recreation Administration Building
Surplus in Basement

08/30/2006 jw

TABLES

One	Round	4 ft. approx	single metal pole base
One	Round	3 ft. approx	thick round pole and round base
One	Children's reading	5 ft. approx.	maroon top, oak legs
One	Coffee table	low, rectangle	wood
Four	Computer	Children's size	blue 2 tier top, black metal legs
One	End	small, rectangle	wood look w/beige metal leg
One	Office	large, oak look	all solid wood
One	Desk	wood grain w/top	(damaged-missing file draw)
Four	Folding/Card	light brown top	metal legs(damaged-wobbly legs)

TOTAL----15 TABLES

CHAIRS

Three	Desk	wood arm & leg	BLACK vinyl seat and back rest
One	Desk	small, no arms	GRAY & metal
One	Desk	wood arms & legs	GRAY fabric seat, back and arm
One	Desk	small, no arms	NAVY blue fabric & metal
One	Desk	black arms	GRAY fabric & silver metal legs
One	Swival desk	sm. no arms, on casters	GRAY (damaged-seat part. to base)
One	Swival desk	sm. No arms on casters	GRAY fabric – wide seat
One	Swival desk	high back on casters	MAROON fabric (damaged -caster)
One	Swival desk	high back on casters	GRAY fabric(damaged-arm & fabric off)
One	Arm	High back	GRAY fabric & wood legs
Two	Arm	High back	LT BLUE fabric
One	Arm	High back	PINK fabric

TOTAL---15 CHAIRS

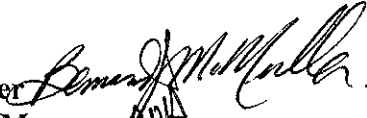
MISC.

One	globe
One	AB Dick Digital Duplicator-A2166020046 on supply cabinet
One	box Library stack signage w/ 6pc precision screwdriver set, (3pc slotted 1.4, 1.8, 2.4mm) (3pc Phillips #00, #0, #1)
One	magnetic board with letters
One	RCA VCR, serial number 3 941480380
One	Coffee Pot, 40 cup-(broken)
One	Honda Harmony HRM 215 Lawnmover, sr#M2BB-6409607(Kedron will drop off day of surplus p/u)

CITY OF PEACHTREE CITY

INTEROFFICE MEMORANDUM

TO: Mayor & Council Members

VIA: Bernard McMullen, City Manager 
Colin Halterman, Assistant City Manager 
Paul Salvatore, Financial Services Director 

FROM: Angela Egan, Purchasing Agent 

DATE: September 15, 2006

SUBJECT: APAC/C.W. Matthews Contracting Co., Inc. Assignment Agreement
September 21, City Council Meeting

Recommendation:

That the Mayor and Council approve the attached assignment agreement and authorize the City Manager to execute the agreement.

Discussion:

APAC – Southeast, Inc. is a local paving contractor as well as supplier of asphalt and related asphalt materials used by the City's Public Works Department for City streets and cart paths. Currently, the City has no open street repaving contracts with APAC. The last contract the City had with APAC was completed in July of 2006. The one year warranty period associated with this contract extends through July of 2007.

By way of this assignment agreement, the City has been notified that APAC-Southeast, Inc. has been sold to C.W. Matthews Contracting Co., Inc. According to the City Attorney, this assignment agreement requires Council approval.

The attached Assignment Agreement acknowledges the City's awareness of this sale, and certifies that APAC-Southeast, Inc. has assigned and conveyed all of its rights, title and interest in the contract completed in July 2006 to C.W. Matthews Contracting Co., Inc. as its successor in interest. This will include the one year warranty.

Budget Impact:

This item has no budgetary impact.

Attachments

ASSIGNMENT AGREEMENT

THIS AGREEMENT made and entered into this ____ day of _____, 2006, by and between APAC-Southeast, Inc., 3111 Port Cobb Drive, Smyrna, GA 30080, (hereinafter the "Assignor"), C. W. Matthews Contracting Co., Inc., 1600 Kenview Drive, Marietta, GA 30060, (hereinafter the "Assignee"), and the **City of Peachtree City**, 151 Willow Bend Road, Peachtree City, GA 30269, (hereinafter "owner").

WITNESSETH:

WHEREAS, the Assignor has entered into a contract with the owner for the construction of certain projects as listed in Exhibit A, attached hereto and incorporated herein by reference; and

WHEREAS, the Assignor has determined that for economic reasons it is necessary to sell and convey certain portions of the Assignor's company to Assignee and as part of such conveyance it is necessary in order to complete the owner's construction contracts to convey all of Assignor's rights, title and interest in those listed contracts to Assignee; and

WHEREAS, the Assignee desires to complete the construction of the projects in a timely manner and in accordance with the terms and conditions of the agreement between the Assignor and the owner; and

WHEREAS, the Department has determined that the assignment of these contracts is in the best interest of the public and has therefore consented to such assignment.

NOW, THEREFORE, for and in consideration of the benefits accruing to each party, and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, the parties hereto agree as follows:

I. **Assignment.** The Assignor, APAC-Southeast, Inc., hereby unconditionally grants, transfers, assigns and conveys unto the Assignee, C. W. Matthews Contracting Co., Inc., its successors and assigns, all of the Assignor's rights,

title and interest as well as obligations in and to those certain Agreements and Receivables as evidenced by the attached list specified in Exhibit A.

The Assignee accepts said assignment of the Agreements and agrees to comply with and be bound by all terms and conditions therein, specifically including but not limited to the obligations to construct the Projects and to assume all liabilities set forth in the Agreement for which the Assignor would be liable had it completed the Agreements.

2. **Title**. The Assignor represents and warrants to the Assignee that, to the best of its knowledge, it has good title to the Agreements and the Receivables, free and clear of any liens, claims, or encumbrances, except for any matters, if any, set forth in the Purchase Agreement between the Assignor and Assignee.

3. **Contracts**. The Assignor represents and warrants to Assignee and the owner that, to the best of its knowledge, all of the Contracts are valid and have not been modified or amended, and that no party has materially defaulted thereunder.

4. **Receivables**. The Assignor represents and warrants to the Assignee and the owner that, to the best of its knowledge, all of the Receivables are good and collectible at the aggregate recorded amounts thereof, and are not subject to any defense, counterclaim, or right of set-off.

5. **Indemnity**. Assignee shall defend, indemnify, and save and hold harmless the owner from and against any and all losses, liabilities, damages, costs or expenses, including without limitation attorney's fees, arising out of or in anyway relating to the obligations of the Assignor under the terms of the Agreements.

[SIGNATURES ON NEXT PAGE]

IN WITNESS WHEREOF, the parties have each caused this Agreement to be Signed,
Sealed and Delivered by its duly authorized corporate officers as of the _____ day of
August, 2006.

APAC-Southeast, Inc.

**I certify that APAC-Southeast, Inc.
has assigned and conveyed all of its rights, title
and interest in the listed contracts to
C.W. Matthews Contracting Co., Inc.
as its successor in interest.**

BY: *Franka Michael*
Title: *President*

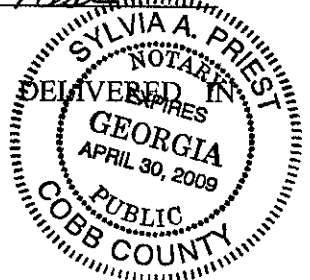
SIGNED, SEALED AND DELIVERED IN
THE PRESENCE OF:

Sylvia A. Priest
Notary Public

C. W. MATTHEWS CONTRACTING CO., INC.

 BY: *R.S.V.*
Robert S. Vickery
Title: Vice President

SIGNED, SEALED AND DELIVERED IN
THE PRESENCE OF:



Sylvia A. Priest
Notary Public

**CITY OF PEACHTREE CITY
CONSENTED TO:**

BY: _____

Title: _____

ATTEST



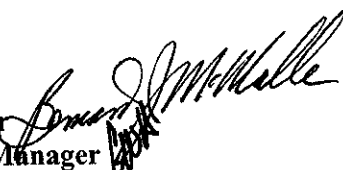
EXHIBIT A

Peachtree City Street Resurfacing

CITY OF PEACHTREE CITY

INTEROFFICE MEMORANDUM

TO: Mayor and Council

VIA: Bernard McMullen, City Manager 
Colin Halterman, Assistant City Manager 
Paul Salvatore, Finance Director 

FROM: Matt Robinson, System Administrator 

DATE: September 11, 2006

SUBJECT: Approve Certificate and Request for Easement – Newnan Utilities
September 21, 2006 Council Meeting

RECOMMENDATION

Staff recommends that Council approve, and authorize the Mayor to sign, the attached "Certificate and Request for Easement" to allow the Georgia Municipal Association to execute an easement with Newnan Utilities for the location of a 6 foot by 10 foot concrete pad to install network routing equipment on the City Hall property.

BACKGROUND

Newnan Utilities and the City have discussed the relocation of fiber optic networking equipment currently housed at City Hall in a mechanical room. This equipment, owned and operated by Newnan Utilities, provides data services to both City facilities and several local businesses. When Newnan Utilities requires access to their equipment, they must ensure that they can gain entry to the building, which periodically results in City staff being called off-duty. The room that this equipment is located in is also currently the main facility for the heating and air-conditioning (HVAC) for the City Hall facility. Any potential replacement or major restructuring to the HVAC at City Hall would require significant modifications in this room, which could damage or destroy the networking equipment housed there and severely impact City data operations.

Newnan Utilities has requested to place an outdoor enclosure to house this networking equipment alongside other such facilities currently located near the entrance to the rear parking lot of City Hall. Both Information Technology staff and the City's Facility Maintenance Manager agree with the request and believe that it would be in the best interest of the City for the equipment to be housed outside of our building. As the City Hall property is currently a part of a lease with the Georgia Municipal Association (GMA), the actual easement must legally be between Newnan Utilities and GMA. The Certificate and Request for Easement and the easement document, attached to this memo for your review, have been reviewed and approved by the City Attorney and the attorney representing the City in the lease arrangement with GMA.

BUDGET IMPACT

There is no direct financial impact on the City's budget for this decision.

CERTIFICATE AND REQUEST FOR EASEMENT

Date: September __, 2006

To: Georgia Municipal Association, Inc. (the "Lessor")

Re: Master Lease and Option Agreement dated December 27, 2001 (the "Lease") between the Lessor and Peachtree City (the "Lessee")

The Lessee hereby requests, pursuant to Section 13.05 of the Lease, that the Lessor grant an easement to Newnan Utilities as provided in the Deed of Easement, the form of which is attached hereto as Exhibit A (the "Easement").

The Lessee does hereby certify that (i) to the best of the undersigned's knowledge, no Event of Default, Event of Nonrenewal, or Event of Nonappropriation (as such terms are defined in the Lease) has occurred and is now continuing; and (ii) the grant of the Easement will not impair the effective use or interfere with the operation of the Facilities (as defined in the Lease) and will not weaken, diminish, or impair the security intended to be given by or under the Security Deed (as defined in the Lease).

PEACHTREE CITY

(SEAL)

By: _____
Mayor

Exhibit A

After recording, return to:

**Theodore P. Meeker, III
Davis & Meeker, LLC
6631 Watson Street
Union City, GA 30291**

**STATE OF GEORGIA
COUNTY OF FAYETTE**

DEED OF EASEMENT

THIS INDENTURE, made and entered into this ____ day of _____ in the year 2006, between the Georgia Municipal Association, Inc., a Georgia Non-Profit Corporation, as party of the first part, hereinafter referred to as "GRANTOR", and Newnan Utilities, a public corporation, as party of the second part, hereinafter referred to as "GRANTEE" (GRANTOR and "GRANTEE" to include their respective heirs, successors and assigns where the context requires or permits).

WITNESS THAT: Grantor, for good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, has granted, bargained, sold, aliened, conveyed and confirmed, and by these presents does hereby grant, bargain, sell, alien, convey and confirm unto the said Grantee the following:

A perpetual non-exclusive easement over, through, under and across certain property described below being a permanent easement approximately thirty (60) feet in area described as follows:

All that tract or parcel of Land lying and being in Land Lot 127 of the 7th District of Fayette County, Georgia, and being more particularly described as follows:

To find the True Point of Beginning, begin at a concrete right of way monument found at the intersection of the southerly right of way of Georgia Highway 54 (R/W varies) and the easterly right of way of Willowbend Road (80' R/W); thence run South 06 degrees 39 minutes 49 seconds East a distance of 368.31 feet to a point and the True Point of Beginning; thence run South 64 degrees 39 minutes 03 seconds East a distance of 10.00 feet to a point; thence run South 25 degrees 20 minutes 57 seconds West a distance of 6.00 feet to a point; thence run North 64 degrees 39 minutes 03 seconds West a distance of 10.00 feet to a point; thence run North 25 degrees 20 minutes 57 seconds East a distance of 6.00 feet to a point and the True Point of Beginning. Said tract or parcel of land is identified as "Newnan Utilities Easement" and depicted on that survey prepared for Newnan Utilities by John R. Christopher, RLS No. 1766, dated July 18, 2006. A copy of said survey is attached hereto as Exhibit "A" and is incorporated herein by express reference.

The purpose of the grant of easement is to allow the Grantee, through its agents and employees, the right and privilege to install, construct and maintain a wiring enclosure, together with all necessary and required pipes, conduits and apparatus, over, through, under, and across the subject property. The permanent easement herein granted shall be perpetual in duration.

The Grantor shall assume no liability for injuries or damages to public users of the City's multi-use path, and Grantor shall forfeit no other property rights by virtue of the existence of this easement on his property.

This instrument shall be binding upon the heirs, successors and assigns of the Grantor herein and shall inure to the benefit of the successors in interest of the grantee herein.

[Signatures on next page]

IN WITNESS WHEREOF, the grantor has hereunto set their hands and seals, or if corporate, have caused this document to be executed by its duly authorized officers and its seal to be hereunto affixed, as of this day and the year first above written.

OWNER: GEORGIA MUNICIPAL CORPORATION, INC.

By: _____
Printed Name

Signature

Signed sealed and delivered,
In the presence of

Witness

NOTARY:

Printed name

Signature

My Commission expires:

SEAL

Exhibit "A" - Survey of Subject Property

THIS PLAT IS FOR THE EXCLUSIVE USE OF THE PARTIES NAMED IN THE TITLE BLOCK AND OR THE CERTIFICATION. ANY USE BY OTHER PARTIES NOT NAMED IS AT THEIR OWN RISK.
THIS PLAT IS NOT VALID UNLESS IT BEARS THE ORIGINAL SIGNATURE OF THE REGISTRANT ACROSS THE REGISTRANT'S SEAL.

THIS SURVEY WAS PREPARED WITHOUT THE BENEFIT OF AN ABSTRACT TITLE; THEREFORE, THE UNDERSIGNED AND CHRISTOPHER BROTHERS LAND SURVEYORS, MAKE NO GUARANTEES OR REPRESENTATIONS REGARDING INFORMATION SHOWN HEREON PERTAINING TO EASEMENTS, RIGHT-OF-WAY, SETBACK LINES, AGREEMENTS, RESERVATIONS, AND OTHER SIMILAR MATTERS.

INFORMATION REGARDING THE REPUTED PRESENCE, SIZE, CHARACTER, AND LOCATION OF EXISTING UNDERGROUND UTILITIES AND STRUCTURES IS SHOWN HEREON. THERE IS NO CERTAINTY OF THE ACCURACY OF THIS INFORMATION AND IT SHALL BE CONSIDERED IN THAT LIGHT BY THOSE USING THIS DRAWING. THE LOCATION AND ARRANGEMENT OF UNDERGROUND UTILITIES AND STRUCTURES, SHOWN HEREON, MAY BE INACCURATE AND UTILITIES AND STRUCTURES NOT SHOWN MAY BE ENCOUNTERED. THE OWNER, HIS EMPLOYEES, HIS CONSULTANTS, HIS CONTRACTORS, AND/OR HIS AGENTS SHALL HEREBY DISTINCTLY UNDERSTAND THAT THE SURVEYOR IS NOT RESPONSIBLE FOR THE CORRECTNESS OR SUFFICIENCY OF THIS INFORMATION, SHOWN HEREON, AS TO SUCH UNDERGROUND INFORMATION.

80' R/W AS SHOWN ON PLANS FURNISHED TO THIS OFFICE BY THE PEACHTREE CITY ENGINEERING DEPARTMENT.

LEGEND:

- L.L. = LAND LOT
- a.k.a. = ALSO KNOWN AS
- f.k.a. = FORMERLY KNOWN AS
- B/L = BUILDING LINE
- R/W = RIGHT-OF-WAY
- N/F = NOW OR FORMERLY
- P-P-P = POWER LINE
- X-X-X = FENCE
- S-S-S = SEWER LINE
- HAG = HIGHEST ADJACENT GRADE
- LAG = LOWEST ADJACENT GRADE
- F.F. = FINISHED FLOOR
- MIN. F.F. = MINIMUM FINISHED FLOOR
- C/L = CENTERLINE
- [] = ADDRESS

THE FIELD DATA UPON WHICH THIS MAP OR PLAT IS BASED HAS A CLOSURE PRECISION OF ONE FOOT IN 20,000 FEET, AND AN ANGULAR ERROR OF 2" PER ANGLE POINT, AND HAS BEEN ADJUSTED USING THE COMPASS RULE.

THIS PLAT HAS BEEN CALCULATED FOR CLOSURE AND IS FOUND TO BE ACCURATE TO WITHIN ONE FOOT IN 100,000 FEET OR GREATER.

ANGULAR AND LINEAR MEASUREMENTS WERE OBTAINED BY USING A TOPCON OTS-313 TOTAL STATION.

I HAVE THIS DAY EXAMINED THE FIA OFFICIAL FLOOD HAZARD MAP AND FOUND THAT THIS PROPERTY IS NOT LOCATED IN AN AREA DESIGNATED AS A SPECIAL FLOOD HAZARD AREA.

DATUM B.M. = RM 41 & RM 42 (NGVD 1929)
FIRM PANEL NO. 1311JC0080 D DATED 03/18/96



BEFORE ANY EXCAVATION
NOTE: CERTAIN UTILITIES SHOWN
HEREON ARE KNOWN OR BELIEVED TO
EXIST. OTHER UTILITIES MAY EXIST.

COURSE	BEARING	DISTANCE
1	S 64°39'03"E	10.00'
2	S 25°20'57"W	6.00'
3	N 64°39'03"W	10.00'
4	N 25°20'57"E	8.00'



MAGNETIC

APPROVED

AUG 11 2008
Peachtree City Engineering
BY *David A. Brumfield*

Received

AUG 11 2008

Office of City Engineer
Peachtree City, GA

NEWNAN UTILITIES EASEMENT
3/8" REOD SET AT CORNERS OF EASEMENT

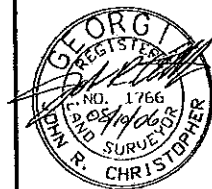
CHRISTOPHER BROTHERS SURVEYORS
24 JACKSON STREET
NEWNAN, GEORGIA 30263
JOHN R. CHRISTOPHER
REGISTERED LAND SURVEYOR NO. 1766
PHONE (770) 263-6196
FAX (770) 263-7881
E MAIL: CHRISBROS@NMAIL.ORG

REVISED 08/10/06 TO SHOW ELEVATIONS AT THE SITE.

SURVEY FOR:

NEWNAN UTILITIES

SCALE: 1" = 20'	LAST FIELD WORK DATE: 7/18/2006	DRAWN BY:
DRAWING DATE: 7/18/2006	DISK 2006 - 71	REVISED:
LOCATED IN CITY OF PEACHTREE CITY, FAYETTE COUNTY, GEORGIA		
SURVEY BY: <i>John R. Christopher</i>	DRAWING NUMBER: 06030	



IN MY OPINION, THIS IS A TRUE AND CORRECT REPRESENTATION OF THE PLATTED PROPERTY AND HAS BEEN PREPARED IN CONFORMITY WITH THE STANDARDS AND REQUIREMENTS OF LAW.

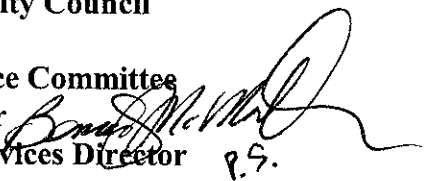
JOHN R. CHRISTOPHER
GEORGIA R.L.S. #1766

RECEIVED-AUG 10 2008

CITY OF PEACHTREE CITY

INTEROFFICE MEMORANDUM

TO: Mayor and City Council

FROM: PCTA Finance Committee
City Manager 
Financial Services Director P.S.

DATE: September 15, 2006

SUBJECT: Peachtree City Tourism Association FY 2007 Budget
September 21, 2006 City Council Meeting

Recommendation:

Approve the revised FY 2007 PCTA Budget as submitted.

Discussion:

At the September 7 City Council Meeting, the Peachtree City Tourism Association presented their FY 2007 Budget For Council's approval, but the request was tabled because of an objection to the appropriation of funds for the vacant Amphitheater Manager position. All appropriations associated with this position have since been removed from the Personnel Services section of the Amphitheater budget, and the association is, again, requesting that Council approve their budget.

The association's Finance Committee, including the City Manager and Financial Services Director, has reviewed the budget extensively and support the association's request for Council's approval.

Budgetary Impact:

Will validate collection and disbursement of FY 2007 Hotel/Motel Tax collections for the City, and authorize all FY 2007 appropriations and revenue collections for PCTA.

Peachtree City Tourism Association, Inc.
FY 2007 Proposed Budget - Summary

	General Fund	Amphitheater	Tennis Center	Total
Estimated Revenue:				
<i>General Fund</i>	\$737,194			\$737,194
<i>Amphitheater</i>		\$1,614,995		\$1,614,995
<i>Tennis Center</i>			\$750,545	\$750,545
Total Estimated Revenue:	\$737,194	\$1,614,995	\$750,545	\$3,102,734
Appropriations:				
<i>General Fund</i>				
Transfer to Airport Authority	\$145,639			\$145,639
City of PTC Tourism Events	\$147,000			\$147,000
PCTA Tourism Events/Expenses	\$391,555			\$391,555
General Fund Contingency	\$0			\$0
<i>Amphitheater</i>		\$1,443,651		\$1,443,651
<i>Amphitheater Contingency</i>		\$68,517		\$68,517
<i>Tennis Center</i>			\$827,882	\$827,882
<i>Tennis Center Contingency</i>			\$0	\$0
Total Appropriations:	\$684,194	\$1,512,168	\$827,882	\$3,024,243
 Surplus/ (Deficit):	 \$53,000	 \$102,827	 (\$77,337)	 \$78,491
 FY2005 Current Reserve				 \$33,918
 FY2006 Projected Reserve				 \$24,542
 Revised Surplus/(Deficit):	 \$53,000	 \$102,827	 (\$77,337)	 \$136,951

FY 2007 PCTA Proposed Budget Overview

Major Categories

Category	2006 Budget Proj./Actual	2007 Budget	Variance 06-07
----------	-----------------------------	----------------	-------------------

General Fund

Hotel/Motel Tax	\$708,968	\$728,194	\$19,226
Other Revenue	\$10,254	\$9,000	(\$1,254)
Allocated Personnel Expenses	\$126,108	\$156,500	\$30,392
Legal Services	\$38,591	\$30,000	(\$8,591)
Other Purchased/Contracted Serv.	\$130,166	\$140,955	\$10,789
Other Expenses/Supplies	\$18,307	\$17,100	(\$1,207)
Tourism Events	\$39,524	\$47,000	\$7,476
Capital Expenditures	\$35,713	\$0	(\$35,713)
Transfer to Airport Authority	\$141,793	\$145,639	\$3,846
Transfer to PTC	\$150,000	\$147,000	(\$3,000)

General Fund Sub Balance	\$39,020	\$53,000	\$13,980
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Amphitheater

Series I Tickets	\$564,432	\$575,000	\$10,568
Series II Tickets	\$547,149	\$560,000	\$12,851
Spotlight Concerts Tickets	\$6,904	\$166,995	\$160,091
Sponsors	\$161,060	\$200,000	\$38,940
Other Revenue	\$123,676	\$113,000	(\$10,676)
Personnel Expenses	\$222,776	\$227,518	\$4,742
Repair Maintenance Building	\$10,334	\$17,500	\$7,166
Other Purchased/Contracted Serv	\$162,837	\$173,950	\$11,113
Other Expenses/Supplies	\$52,307	\$53,433	\$1,126
Building Improvements	\$6,400	\$7,000	\$600
Programs Series I	\$334,737	\$350,000	\$15,263
Programs Series II	\$278,266	\$275,000	(\$3,266)
Spotlight Concerts	\$21,500	\$75,000	\$53,500
Other Program Expenses	\$244,012	\$332,767	\$88,755

Amphitheater Sub Balance	\$70,052	\$102,827	\$32,775
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Tennis Center

Activity Fees	\$63,146	\$67,814	\$4,668
Tournament Event Fees	\$24,429	\$28,494	\$4,065
Program Fees	\$434,786	\$445,138	\$10,352
Memberships	\$112,024	\$127,000	\$14,976
Sponsor Fees	\$14,998	\$15,000	\$2
Restaurant	\$20,677	\$32,114	\$11,437
Other Revenue	\$32,813	\$35,429	\$2,616
Personnel Expenses- Administrative	\$235,206	\$265,052	\$29,846
Program Expenses	\$339,460	\$351,580	\$12,120
Tournament Expenses	\$9,459	\$9,500	\$41
Repair Maintenance Building	\$31,711	\$34,200	\$2,489
Other Purchased/Contracted Services	\$54,525	\$44,661	(\$9,865)
Other Expenses/Supplies	\$80,695	\$91,146	\$10,451
Capital Expenditures	\$36,347	\$31,300	(\$5,047)

Tennis Center Sub Balance	(\$84,530)	(\$77,337)	\$7,193
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TOTAL BALANCE	\$24,542	\$78,491	\$53,949
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Total Capital Expenditures	\$78,460	\$38,300	
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Peachtree City Tourism Association, Inc.
FY2007 Proposed Budget

	FY2005			FY2006			For eight months ending July 31, 2006			FY 2007	
	Original Budget	Final Budget	Actual	Original Budget	Current Budget	Actual	Projected	Total Actual +Projected	Detail	Budget-Request	Variance
General Fund											
Revenues											
Hotel/Motel Tax Transfer	\$630,872	\$630,872	670,784	\$666,275	\$666,275	\$600,293	\$108,675	\$708,968		\$728,194	\$19,226
Other Revenue			5,523			\$3,972		\$3,972			
Interest Income			3,444	\$2,000	\$2,000	\$4,094	\$499	\$4,593		\$4,000	-\$593
Merchandise Sales	\$15,000	\$15,000	10,853	\$5,000	\$5,000	\$1,189	\$500	\$1,689		\$5,000	\$3,311
Total Revenues:	\$645,872	\$650,872	690,604	\$673,275	\$673,275	\$609,548	\$109,674	\$719,222		\$737,194	\$17,972
Expenses											
Allocated Personnel Expenses	\$125,882	\$144,098	120,549	\$127,019	\$122,369	\$103,112	\$22,996	\$126,108		\$156,500	\$30,392
Professional Services			21,045	\$2,000	\$2,000	\$984	\$360	\$1,344		\$2,250	\$906
Audit Services	\$12,000	\$12,000	14,629	\$12,000	\$12,000	\$10,524	\$0	\$10,524		\$12,000	\$1,476
Legal Services	\$20,000	\$27,000	64,822	\$58,000	\$58,000	\$24,090	\$14,501	\$38,591		\$30,000	-\$8,591
Administrative Services (City)	\$15,000	\$10,000	10,258	\$10,000	\$10,000	\$0	\$10,000	\$10,000		\$10,000	\$0
R & M - Buildings		\$12,305	19,861		\$4,650	\$4,666	\$0	\$4,666		\$5,000	\$334
Repair & Maintenance - Vehicles	\$500	\$500		\$1,000	\$1,000	\$0	\$250	\$250			-\$250
Equipment Rental		\$0	3,252	\$2,000	\$2,000	\$3,031	\$332	\$3,363		\$3,500	\$137
Liability Insurance	\$40,000	\$40,000	42,276	\$50,000	\$50,000	\$40,857	\$8,336	\$49,193		\$51,705	\$2,512
Communications		\$0	5,350	\$4,000	\$4,000	\$4,866	\$668	\$5,534		\$5,000	-\$534
Advertising/Marketing	\$25,000	\$49,100	42,495	\$25,000	\$25,000	\$32,134	\$0	\$32,134		\$40,000	\$7,866
Postage	\$100	\$100	398	\$1,000	\$1,500	\$928	\$168	\$1,096		\$2,000	\$904
Dues & Fees		\$0	2,349	\$1,500	\$1,500	\$4,263	\$0	\$4,263		\$2,000	-\$2,263
IACVB									\$1,000		
GACVB									\$325		
Miscellaneous									\$675		
Training & Travel		\$2,500	\$1,585	\$1,000	\$1,000	\$1,263	\$667	\$1,930		\$2,500	\$570
Other	\$5,000	\$5,000	\$1,947	\$500	\$500	\$5,369	\$500	\$5,869		\$5,000	-\$869
Total Purchased/Contracted Service	\$129,600	\$158,505	\$230,267	\$168,000	\$173,150	\$132,975	\$35,782	\$168,757		\$170,955	\$2,198
Office Supplies	\$2,000	\$2,000	\$8,095	\$3,000	\$3,000	\$3,436	\$400	\$3,836		\$3,500	-\$336
Operating Supplies			\$2,041	\$2,000	\$2,000	\$2,830	\$300	\$3,130		\$2,000	-\$1,130
Computer Supplies			\$2,220	\$500				\$0			\$0
Electricity						\$1,126		\$1,126		\$2,000	\$874
Gasoline	\$900	\$900						\$0			\$0
Merchandise Purchases	\$15,000	\$15,000	\$8,661	\$10,000	\$7,825		\$7,825	\$7,825		\$5,000	-\$2,825
Small Tools & Equipment			\$110			\$358		\$358		\$2,500	\$2,142
Travel (mileage reimbursements)	\$3,500	\$1,000	\$994	\$500	\$500	\$1,950	\$82	\$2,032		\$2,100	\$68
Tourism Events			\$7,948	\$35,000	\$35,000	\$39,524	\$0	\$39,524		\$47,000	\$7,476
Peachtree City Road Race									\$2,000		
Peachtree City Airshow									\$20,000		
Tour De Georgia									\$10,000		
4th of July									\$10,000		
Miscellaneous Requests									\$5,000		
Depreciation -Vehicles			\$3,629					\$0			\$0
Contingency	\$13,884	\$1,421	\$593					\$0			\$0
Transfer to PTC (Cart Paths/Tourism)	\$200,000	\$200,000	\$95,000	\$150,000	\$150,000		\$150,000	\$150,000		\$147,000	-\$3,000
Transfer to Airport Authority: **	\$126,174	\$126,174	\$134,157	\$133,255	\$133,255	\$120,058	\$21,735	\$141,793		\$145,639	\$3,846
Total Other Expenses:	\$361,458	\$346,495	\$263,448	\$334,255	\$331,580	\$169,282	\$180,342	\$349,624		\$356,739	\$7,115
Capital Expenditures											
Computer Software and Equipment				\$25,000	\$27,175	\$27,175		\$27,175		\$0	-\$27,175

Peachtree City Tourism Association, Inc.
FY2007 Proposed Budget

	FY2005			FY2006		For eight months ending July 31, 2006			FY 2007		
	Original Budget	Final Budget	Actual	Original Budget	Current Budget	Actual	Projected	Total Actual + Projected	Detail	Budget-Request	Variance
Phone System				\$10,000	\$10,000	\$8,538		\$8,538		\$0	-\$8,538
Total Capital Expenditures				\$35,000	\$37,175	\$35,713	\$0	\$35,713		\$0	-\$35,713
Total Expenses:	\$616,940	\$649,098	\$614,264	\$664,274	\$664,274	\$441,082	\$239,120	\$680,202		\$684,194	\$3,992
Addition to (Use of) Cash Reserve:	\$28,932	\$1,774	\$76,340	\$9,001	\$9,001	\$168,466	-\$129,446	\$39,020		\$53,000	\$13,980

Peachtree City Tourism Association, Inc.
FY2007 Proposed Budget

	FY2005			FY2006		For eight months ending July 31, 2006			FY 2007		
	Original Budget	Final Budget	Actual	Original Budget	Current Budget	Actual	Projected	Total Actual +Projected	Detail	Budget-Request	Variance
Amphitheater											
Revenues											
Admission Fees											
Summer Concert Series I	\$555,000	\$550,000	\$540,209	\$588,000	\$588,000	\$564,432	\$0	\$564,432		\$575,000	\$10,568
Summer Concert Series II	\$555,000	\$550,000	\$398,726	\$567,000	\$609,247	\$501,789	\$45,360	\$547,149		\$560,000	\$12,851
Spotlight Concerts	\$97,500	\$97,500	\$20,111	\$332,460	\$332,460	\$6,904	\$0	\$6,904		\$166,995	\$160,091
Sponsors-Cash	\$257,000	\$134,000	\$149,136	\$146,000	\$146,000	\$161,060	\$0	\$161,060		\$200,000	\$38,940
Sponsors - Trade		\$61,300	\$57,500	\$69,500	\$69,500	\$4,014	\$67,770	\$71,784		\$67,000	-\$4,784
Rental Fee	\$10,720	\$10,720	\$5,065	\$10,720	\$10,720	\$10,093	\$0	\$10,093		\$15,000	\$4,907
Play Rental Fees									\$6,600		
Miscellaneous Rental Fees									\$8,400		
Handling Fees										\$15,000	
Series Handling Fees	\$12,000	\$12,000	\$9,546	\$12,000	\$12,000	\$16,623	\$500	\$17,123	\$12,000		-\$5,123
Spotlight			\$1,200	\$1,200	\$1,200	\$440		\$440	\$1,800		\$1,360
Play Handling Fees						\$2,616		\$2,616	\$1,200		-\$1,416
Concession Fees	\$3,000	\$3,000	\$5,173	\$6,600	\$6,600	\$2,800	\$6,600	\$9,400		\$6,500	-\$2,900
Merchandise Sales	\$4,000	\$4,000	\$7,520	\$4,400	\$4,400	\$5,677	\$4,400	\$10,077		\$6,500	-\$3,577
Gift Certificates			\$208					\$0			\$0
Other Revenue			\$2,904			\$2,143		\$2,143		\$3,000	\$857
Total Amphitheater Revenues:	\$1,494,220	\$1,422,520	\$1,197,298	\$1,737,880	\$1,780,127	\$1,278,591	\$124,630	\$1,403,221		\$1,614,995	\$211,774
Expenses											
Regular Salaries	\$113,703	\$110,234	\$83,312	\$114,004	\$114,004	\$66,345	\$17,538	\$83,883		\$58	
Part Time/Temp	\$45,000	\$12,500	\$27,318	\$20,200	\$20,200	\$22,563	\$3,568	\$26,131		\$33	
Regular Part Time									\$30,000		
Part Time (Play Reimbursement)									\$3,000		
Overtime Salaries	\$5,000	\$0	\$5,795	\$5,000	\$5,000	\$4,747	\$1,536	\$6,283		\$5	
Group Insurance - Health	\$6,912	\$6,913	\$3,712	\$7,723	\$7,723	\$4,504	\$1,471	\$5,975		\$5	
Group Insurance - Life	\$374	\$374	\$55	\$198	\$198	\$49	\$34	\$83		\$5	
Long Term Disability			\$264	\$1,326	\$1,326	\$260	\$222	\$482		\$5	
Social Security	\$9,840	\$7,548	\$7,215	\$8,631	\$8,631	\$5,807	\$1,404	\$7,211		\$5	
Medicare	\$2,301	\$1,765	\$1,687	\$2,018	\$2,018	\$1,358	\$328	\$1,686		\$5	
Retirement - Matching	\$3,411	\$3,411	\$1,243	\$3,570	\$3,570	\$1,392	\$572	\$1,964		\$5	
Workers Compensation	\$3,800	\$3,800	\$2,065	\$2,772	\$2,772	\$1,554	\$693	\$2,247		\$5	
Allocated G/F Personnel Expenses	\$65,775	\$74,622	\$60,800	\$88,914	\$88,914	\$72,178	\$13,680	\$85,858		\$10	
Payroll Tax Expense	\$1,200	\$1,200	\$1,517			\$973	\$0	\$973		\$5	
Total Personnel Expense:	\$257,316	\$222,367	\$194,983	\$254,356	\$254,356	\$181,730	\$41,046	\$222,776		\$22	
Professional Services	\$3,000	\$3,000	\$5,434			\$5,516	\$0	\$5,516		\$4,500	\$1,016
Technical Services	\$3,000	\$3,000	\$393	\$500	\$500		\$500	\$500		\$500	\$0
Cleaning Services- Offices	\$3,700	\$3,700	\$2,430	\$2,500	\$2,500		\$418	\$418		\$2,500	\$2,082
R&M - Building	\$15,000	\$15,000	\$32,879	\$15,000	\$15,000	\$9,334	\$1,000	\$10,334		\$17,500	\$7,166
Paint Casthouse									\$2,500		
Miscellaneous									\$15,000		
R&M - Vehicle								\$0			\$0
R&M - Other	\$15,000	\$15,000	\$10,798	\$15,300	\$15,300	\$6,713	\$2,550	\$9,263		\$15,300	\$6,037
Landscaping									\$6,000		
Refuse									\$2,000		
Fire Inspection									\$1,800		
Lighting Maintenance									\$4,000		
Miscellaneous									\$1,500		
Equipment Rental	\$8,000	\$8,470	\$10,154	\$4,600	\$4,600	\$4,821	\$1,151	\$5,972		\$5,500	-\$472
Copier Rental									\$5,300		

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Peachtree City Tourism Association, Inc.
FY2007 Proposed Budget

	FY2005			FY2006		For eight months ending July 31, 2006			FY 2007		
	Original Budget	Final Budget	Actual	Original Budget	Current Budget	Actual	Projected	Total Actual +Projected	Detail	Budget-Request	Variance
Security Radio Rental									\$0		
Water Cooler									\$200		
Liability Insurance (Special Events)	\$11,000	\$11,000						\$0		\$0	\$0
Communications	\$7,000	\$7,000	\$8,377	\$7,000	\$7,000	\$7,874	\$1,168	\$9,042		\$8,500	-\$542
Advertising/Marketing Series	\$39,500	\$18,130	\$23,246	\$22,000	\$22,000	\$28,442	\$2,500	\$30,942		\$35,000	\$4,058
Spotlight									\$28,000		
Advertising/Marketing (Trade)		\$32,500	\$32,760	\$39,500	\$39,500	\$2,284	\$37,216	\$39,500	\$7,000	\$34,500	-\$5,000
The Guide									\$5,000		
AJC									\$8,500		
Magic 98.1									\$8,500		
Bell South Yellow Pages									\$12,500		
Printing & Binding	\$12,000	\$9,039	\$11,858	\$10,000	\$7,500	\$12,237	\$0	\$12,237		\$10,000	-\$2,237
Printing (trade)		\$5,000	\$5,000		\$2,500	\$1,730		\$1,730		\$2,500	\$770
Postage	\$5,000	\$3,000	\$2,204	\$4,000	\$4,000	\$1,709	\$450	\$2,159		\$3,000	\$841
Mileage				\$1,000	\$1,000	\$671	\$0	\$671		\$1,000	\$329
Dues & Fees	\$13,283	\$14,672	\$16,283	\$13,650	\$13,650	\$3,083	\$10,750	\$13,833		\$13,650	-\$183
IAAM								\$0	\$450		
ASCAP								\$0	\$9,600		
BMI								\$0	\$3,600		
Education & Training	\$1,000	\$6,500		\$3,500	\$3,500	\$149	\$0	\$149		\$3,500	\$3,351
Ticket Master Fees			\$186	\$4,000	\$4,000	\$3,434	\$500	\$3,934		\$4,000	\$66
Merchant Account Charges	\$20,000	\$27,450	\$19,506	\$24,000	\$24,000	\$21,971	\$5,000	\$26,971		\$30,000	\$3,029
Total Purch/Contr Services:	\$157,483	\$191,211	\$181,508	\$166,550	\$166,550	\$109,968	\$63,203	\$173,171		\$191,450	\$18,279
Office Supplies	\$1,500	\$1,500	\$1,910	\$2,000	\$2,000	\$3,764	\$334	\$4,098		\$2,000	-\$2,098
Operating Supplies	\$3,000	\$3,350	\$11,636	\$3,350	\$3,350	\$11,106	\$558	\$11,664		\$12,000	\$336
Sponsor Expenses	\$10,000	\$8,000	\$8,270	\$5,000	\$5,000	\$6,140	\$0	\$6,140		\$7,500	\$1,360
Sponsor Expenses (trade)				\$5,000	\$5,000	\$0	\$5,000	\$5,000		\$5,000	\$0
Water		\$0	\$234	\$150	\$150	\$900	\$36	\$936		\$250	-\$686
Sewerage		\$0	\$252	\$250	\$250	\$107	\$60	\$167		\$250	\$83
Storm Water Utility										\$433	\$433
Natural Gas	\$2,500	\$2,500	\$844	\$2,500	\$2,500	\$1,134	\$830	\$1,964		\$3,000	\$1,036
Electricity	\$12,000	\$12,000	\$12,347	\$15,000	\$15,000	\$10,851	\$4,000	\$14,851		\$15,000	\$149
Gasoline			\$226			\$317	\$0	\$317			-\$317
Uniform Expense				\$1,000	\$1,000	\$2,951	\$0	\$2,951		\$3,000	\$49
Merchandise Expense	\$1,000	\$1,000				\$0	\$0	\$0			\$0
Promotion - Other	\$1,000	\$1,000	\$539	\$1,000	\$1,000	\$3,840	\$0	\$3,840		\$4,000	\$160
Small Tools & Equipment	\$1,000	\$1,000	\$6,196	\$1,000	\$1,000	\$0	\$168	\$168		\$500	\$332
Miscellaneous	\$500	\$500	\$2,713	\$500	\$500	\$129	\$82	\$211		\$500	\$289
Total Supplies:	\$32,500	\$30,850	\$45,167	\$36,750	\$36,750	\$41,239	\$11,068	\$52,307		\$53,433	\$1,126
Buildings	\$10,200	\$10,200	\$0	\$14,500	\$14,500	\$6,400	\$0	\$6,400		\$7,000	\$600
Machinery & Equipment	\$1,000	\$1,000	\$0					\$0		\$0	\$0
Computer Equipment	\$5,000	\$1,200						\$0		\$0	\$0
Computer Equipment (trade)		\$3,800	\$0					\$0		\$0	\$0
Total Capital Outlay:	\$16,200	\$16,200	\$0	\$14,500	\$14,500	\$6,400	\$0	\$6,400		\$7,000	\$600
Programs - Concerts	\$771,800										
Series I		\$328,000	\$280,144	\$346,500	\$346,500	\$334,737	\$0	\$334,737		\$350,000	\$15,263
Series II		\$288,000	\$330,497	\$266,500	\$293,672	\$187,266	\$91,000	\$278,266		\$275,000	-\$3,266
Opening Acts		\$7,000	\$5,000	\$10,000	\$10,000	\$5,000	\$4,000	\$9,000		\$10,000	\$1,000
Spotlight Concerts		\$61,500	\$10,388	\$200,000	\$200,000	\$21,500	\$0	\$21,500		\$75,000	\$53,500
Concert Security		\$11,800	\$9,134								

Peachtree City Tourism Association, Inc.
FY2007 Proposed Budget

	FY2005			FY2006		For eight months ending July 31, 2006			FY 2007		
	Original Budget	Final Budget	Actual	Original Budget	Current Budget	Actual	Projected	Total Actual + Projected	Detail	Budget-Request	Variance
Series Concerts				\$17,000	\$17,000	\$7,160	\$6,800	\$13,960		\$17,000	\$3,040
Spotlight Concerts				\$6,400	\$6,400	\$0	\$0	\$0		\$1,800	\$1,800
Venue Cleaning (post-concert)		\$11,500	\$7,700							\$18,400	
Series				\$13,000	\$13,000	\$11,350	\$5,200	\$16,550	\$13,000		-\$3,550
Spotlight				\$2,500	\$2,500		\$0	\$0	\$1,800		\$1,800
Play						\$1,200		\$1,200	\$3,600		\$2,400
Programs - Concerts (In-Kind)			\$15,000							\$0	\$0
Series Concerts								\$0			
Spotlight Concerts								\$0			
Programs - Production Expenses	\$37,500							\$0			
Sound & Lights	\$170,000	\$167,850	\$130,428					\$0			
Series Concerts				\$155,000	\$163,584	\$97,992	\$53,872	\$151,864		\$150,000	-\$1,864
Spotlight Concerts				\$20,500	\$20,500	\$9,000		\$9,000		\$15,000	\$6,000
Stage Productions		\$5,500		\$3,000	\$3,000	\$0		\$0		\$0	\$0
Catering	\$15,500	\$12,550	\$5,830								
Series Concerts				\$8,400	\$8,750	\$7,558		\$7,558	\$8,750	\$8,750	\$1,192
Spotlight Concerts				\$3,500	\$3,500	\$700		\$700	\$2,100	\$2,100	\$1,400
Travel (Transportation)	\$1,000	\$8,750	\$6,908								
Series Concerts				\$6,000	\$6,000	\$1,897	\$4,000	\$5,897	\$6,000	\$6,000	\$103
Spotlight Concerts				\$4,000	\$2,400	\$83		\$83	\$900	\$900	\$817
Hotel Accomodations		\$6,850									
Series Concerts				\$8,000	\$8,000		\$3,200	\$3,200	\$7,200	\$7,200	\$4,000
Spotlight Concerts				\$4,000	\$4,000			\$0	\$2,100	\$2,100	\$2,100
Programs - Production Expenses (trade)		\$15,000									
Catering (Trade)		\$5,000	\$5,000	\$7,500	\$7,500		\$7,500	\$7,500		\$7,500	\$0
Hotel Accomodations (trade)				\$12,500	\$12,500		\$12,500	\$12,500		\$12,500	\$0
Golf Cart Rentals (trade)				\$5,000	\$5,000		\$5,000	\$5,000		\$5,000	\$0
Transfer to General Fund (merchandising)		\$5,000						\$0		\$0	
Depreciation			\$343								
Contingency - Amphitheater	\$35,920	\$35,423	\$0					\$0		\$68,517	\$68,517
Total Other Costs:	\$1,030,720	\$960,973	\$806,372	\$1,099,300	\$1,133,806	\$685,443	\$193,072	\$878,515		\$1,032,767	\$154,252
Total Amphitheater Expenses:	\$1,494,219	\$1,421,601	\$1,228,030	\$1,571,456	\$1,605,962	\$1,024,780	\$308,389	\$1,333,169		\$1,512,168	\$178,999
Projected Revenues - Expenses:	\$1	\$919	-\$30,732	\$166,424	\$174,165	\$253,811	-\$183,759	\$70,052		\$102,827	\$32,775

Peachtree City Tourism Association, Inc.
FY2007 Proposed Budget

	FY2005			FY2006		For eight months ending July 31, 2006			FY 2007		
	Original Budget	Final Budget	Actual	Original Budget	Current Budget	Actual	Projected	Total Actual +Projected	Detail	Budget-Request	Variance
Tennis Center											
Revenues											
Activity (Court) Fees	\$55,000	\$55,000	\$56,338	\$57,835	\$57,835	\$53,241	\$9,905	\$63,146		\$67,814	\$4,668
Tournament Event Fees	\$57,000	\$57,000	\$4,663	\$23,425	\$23,425	\$19,829	\$4,600	\$24,429		\$28,494	\$4,065
Tournament Travel Fees	\$25,500	\$25,500	\$10,340					\$0		\$0	\$0
Program Fees	\$520,281	\$520,281	\$372,313	\$441,398	\$441,398	\$364,689	\$70,097	\$434,786		\$444,694	\$9,908
Memberships	\$148,988	\$148,988	\$126,776	\$118,000	\$118,000	\$92,356	\$19,668	\$112,024		\$127,000	\$14,976
Application Fees	\$5,000	\$5,000	\$2,368	\$2,376	\$2,376	\$859	\$396	\$1,255		\$2,500	\$1,245
Other Charges for Services			\$3,596	\$3,700	\$3,700	\$2,982	\$900	\$3,882		\$4,200	\$318
Sponsor Fees	\$26,000	\$26,000	\$714	\$15,000	\$15,000	\$7,198	\$7,800	\$14,998		\$15,000	\$2
Office Rental - SCTA								\$0		\$0	\$0
Locker Rental				\$400	\$400			\$0		\$0	\$0
Pro Shop Rent	\$24,000	\$24,000	\$24,000	\$24,000	\$24,000	\$20,000	\$4,000	\$24,000		\$24,000	\$0
Restaurant Rental	\$36,000	\$36,000	\$5,052	\$18,000	\$18,000	\$12,709	\$3,000	\$15,709		\$17,114	\$1,405
Restaurant Rental - Utility						\$4,968	\$0	\$4,968		\$15,000	\$10,032
Other Revenue			\$1,566	\$716	\$716	\$3,093	\$0	\$3,093		\$4,500	\$1,407
Sales of Pro Shop Merchandise						\$583	\$0	\$583		\$79	-\$504
Vending Machine Revenue				\$150	\$150	\$0	\$0	\$0		\$150	\$150
Parks and Recreation						\$0	\$0	\$0		\$0	\$0
Total Revenues:	\$897,769	\$897,769	\$607,726	\$705,000	\$705,000	\$582,507	\$120,366	\$702,873		\$750,545	\$47,672
Expenses											
Regular Salaries	\$480,951	\$86,051	\$115,844	\$146,659	\$146,659	\$122,063	\$21,999	\$144,062		\$153,308	\$9,246
Part Time/Temp	\$57,480	\$57,480	\$32,560	\$17,160	\$17,160	\$15,425	\$2,574	\$17,999		\$19,000	\$1,001
Overtime Salaries	\$0		\$1,929			\$1,548	\$0	\$1,548		\$2,500	\$952
Group Insurance - Health & Dental	\$23,000	\$5,520	\$5,842	\$9,216	\$9,216	\$5,512	\$2,073	\$7,585		\$13,829	\$6,244
Long-Term Disability			\$399	\$661	\$661	\$457	\$99	\$556		\$661	\$105
Group Insurance - Life	\$700	\$168	\$1,710	\$264	\$264	\$238	\$60	\$298		\$300	\$2
Social Security	\$33,383	\$8,899	\$9,318	\$10,157	\$10,157	\$8,620	\$1,524	\$10,144		\$10,838	\$694
Medicare	\$7,807	\$2,081	\$2,180	\$2,375	\$2,375	\$2,016	\$356	\$2,372		\$2,535	\$163
Retirement - Matching	\$14,429	\$2,582	\$2,776	\$4,400	\$4,400	\$3,142	\$660	\$3,802		\$4,599	\$797
Workers Compensation	\$9,000	\$2,160	\$2,408	\$3,696	\$3,696	\$5,394	\$831	\$6,225		\$5,532	-\$693
Allocated G/F Personnel Expenses 15%	\$38,630	\$38,598	\$21,299	\$38,106	\$38,106	\$30,932	\$5,716	\$36,648		\$46,950	\$10,302
Payroll Tax Expense (SUTA)	\$5,000	\$4,557	\$1,208			\$3,967		\$3,967		\$5,000	\$1,033
Total Personnel Expense:	\$670,380	\$208,096	\$197,473	\$232,694	\$232,694	\$199,314	\$35,892	\$235,206		\$265,052	\$29,846
Pro Program Expenses											
Program Expenses - Pros											
Pro Pay		\$394,900	\$280,009	\$254,670	\$254,670	\$242,186	\$40,747	\$282,933		\$286,477	\$3,544
Pro Health Insurance		\$17,480	\$13,947	\$11,520	\$11,520	\$12,220	\$2,649	\$14,869		\$17,286	\$2,417
Pro Life Insurance		\$532	\$225	\$330	\$330	\$107	\$76	\$183		\$375	\$192
Pro LTD Insurance			\$1,055	\$1,740	\$1,740	\$1,054	\$278	\$1,332		\$1,741	\$409
Pro Social Security		\$24,484	\$17,309	\$15,790	\$15,790	\$15,088	\$2,526	\$17,614		\$17,762	\$148
Pro Medicare		\$5,726	\$4,049	\$3,693	\$3,693	\$3,538	\$691	\$4,129		\$4,154	\$25
Pro 457 Match		\$11,847	\$6,389	\$7,340	\$7,340	\$5,164	\$1,174	\$6,338		\$7,721	\$1,383
Pro Worker's Comp		\$6,840	\$3,312	\$4,620	\$4,620	\$5,525	\$739	\$6,264		\$6,915	\$651
Payroll Tax Expense (SUTA)			\$2,039			\$564	\$0	\$564			-\$564
Parks and Recreation Tennis Professionals				\$32,000	\$32,000	\$0	\$0	\$0			\$0
Total Pro Personnel Expense:	\$0	\$461,809	\$328,334	\$331,703	\$331,703	\$285,446	\$48,780	\$334,226		\$342,430	\$8,204
Total All Personnel Expense:	\$670,380	\$669,905	\$525,807	\$564,397	\$564,397	\$484,760	\$84,672	\$569,432		\$607,482	\$38,050
Program Expenses - Supplies											

Peachtree City Tourism Association, Inc.
FY2007 Proposed Budget

	FY2005			FY2006		For eight months ending July 31, 2006			FY 2007		
	Original Budget	Final Budget	Actual	Original Budget	Current Budget	Actual	Projected	Total Actual +Projected	Detail	Budget- Request	Variance
Supplies-Academy/Camp	\$16,400	\$16,400	\$776	\$9,300	\$9,300	\$1,232	\$1,275	\$2,507		\$9,150	\$6,643
Camp Meals									\$1,000		
Camp Supplies/Shirts									\$7,650		
Teaching Balls									\$500		
Teaching Supplies									\$0		
Grand Total Program Expenses:	\$16,400	\$478,209	\$329,110	\$341,003	\$341,003	\$286,678	\$50,055	\$336,733	\$9,150	\$351,580	\$14,847
Tournament Expenses	\$35,100	\$35,100	\$13,804	\$13,197	\$13,197	\$6,909	\$2,550	\$9,459		\$9,500	\$41
Officials											
Tennis Pros											
Balls											
T-Shirts											
Trophies/Awards											
Miscellaneous											
Meals											
Programs/Entries/Brochures											
Volunteer Gifts											
Seating Rental/Tents											
Supplies											
Court Equipment											
Round Robin Expenses											
Recreation Programs (Velocity)			\$4,270			\$2,727	\$0	\$2,727		\$444	-\$2,283
Total Tournament Expense:	\$35,100	\$35,100	\$18,074	\$13,197	\$13,197	\$9,636	\$2,550	\$12,186		\$9,944	-\$2,242
Non-Program Expenses											
Professional Services	\$500	\$500	\$964	\$200	\$200	\$121		\$121		\$121	\$0
R & M - Equipment	\$1,500	\$1,500	\$4,204	\$4,020	\$4,020	\$1,553	\$670	\$2,223		\$2,954	\$731
R & M - Buildings	\$41,625	\$41,625	\$37,613	\$43,954	\$37,426	\$24,477	\$7,234	\$31,711		\$34,200	\$2,489
Landscaping									\$20,000		
Cleaning Service									\$6,000		
Refuse Service									\$1,500		
Mat Service									\$0		
Fire Inspection									\$600		
HVAC Contract									\$5,500		
Miscellaneous									\$0		
Pest Control									\$600		
R & M-Other											
R&M Vehicle				\$500	\$500	\$142	\$124	\$266		\$390	\$266
Rentals	\$5,375	\$5,375	\$2,233	\$3,092	\$3,092	\$1,075	\$450	\$1,525		\$1,892	\$367
Copier									\$0		
Lift Rental									\$900		
Postage Meter									\$392		
Covered Court Cleaning Machine									\$600		
Miscellaneous									\$0		
Liability Insurance								\$0		\$0	
Auto Liability Insurance								\$0		\$0	
Communications	\$25,890	\$25,890	\$13,128	\$12,516	\$12,516	\$8,708	\$2,086	\$10,794		\$11,624	\$830
Nextel									\$2,100		
Bell South									\$960		
Newnan Utilities									\$2,624		
FDN Communications									\$5,400		
Extreme Networks									\$540		

Peachtree City Tourism Association, Inc.
FY2007 Proposed Budget

	FY2005			FY2006		For eight months ending July 31, 2006			FY 2007		
	Original Budget	Final Budget	Actual	Original Budget	Current Budget	Actual	Projected	Total Actual +Projected	Detail	Budget-Request	Variance
Miscellaneous									\$0		
Advertising			\$435	\$10,000	\$10,000	\$6,801	\$3,191	\$9,992		\$7,500	-\$2,492
Marketing				\$5,000	\$5,000	\$7,016		\$7,016		\$0	-\$7,016
Printing & Binding			\$664	\$3,000	\$3,000	\$2,701	\$500	\$3,201		\$3,000	-\$201
Postage	\$1,000	\$1,000	\$2,091	\$1,500	\$1,500	\$1,252	\$153	\$1,405		\$915	-\$490
Travel	\$4,000	\$4,000	\$5,647	\$3,850	\$3,850	\$421	\$3,000	\$3,421		\$4,000	\$579
Mileage			\$40	\$1,200	\$1,200	\$766	\$200	\$966		\$1,077	\$111
Dues & Fees	\$1,000	\$1,000	\$543	\$900	\$900	\$1,416		\$1,416		\$1,500	\$84
Education & Training						\$238		\$238		\$98	-\$140
Contract Labor										\$0	\$0
Miscellaneous										\$0	\$0
Merchant Services Charges	\$6,000	\$6,000	\$10,156	\$7,705	\$7,705	\$10,946	\$995	\$11,941		\$9,590	-\$2,351
Total Purch/Contractual Services:	\$86,890	\$86,890	\$77,718	\$97,437	\$90,909	\$67,633	\$18,603	\$86,236		\$78,861	-\$7,376
Office Supplies	\$4,000	\$4,000	\$2,910	\$1,800	\$1,800	\$1,983	\$300	\$2,283		\$2,400	\$117
Court Sheet				\$420	\$420	\$466	\$70	\$536		\$1,200	\$664
Special Events						\$268		\$268		\$0	-\$268
Social Events			\$1,618	\$600	\$600	\$439	\$0	\$439		\$600	\$161
Operating Supplies	\$11,000	\$11,000	\$20,485	\$22,377	\$22,377	\$15,470	\$4,434	\$19,904		\$22,002	\$2,098
Clay Court Material									\$2,000		
Court Repair									\$5,000		
Court Equipment									\$2,708		
Court Lightbulbs									\$3,500		
Bathroom Supplies									\$2,500		
Miscellaneous									\$6,294		
Promotional Supplies						\$896		\$896		\$7,500	\$6,604
Water	\$7,000	\$7,000	\$4,447	\$1,800	\$1,800	\$4,265	\$450	\$4,715		\$3,400	-\$1,315
Sewerage	\$11,500	\$11,500	\$1,419	\$2,340	\$2,340	\$1,148	\$585	\$1,733		\$1,790	\$57
Storm Water Utility								\$0		\$2,660	\$2,660
Natural Gas	\$4,500	\$4,500	\$1,762	\$4,200	\$4,200	\$2,717	\$1,050	\$3,767		\$4,282	\$515
Gasoline			\$95	\$210	\$210	\$508		\$508		\$70	-\$438
Electricity	\$39,000	\$39,000	\$45,615	\$50,800	\$50,800	\$36,404	\$9,000	\$45,404		\$45,000	-\$404
Vending Machine Supplies								\$0		\$0	\$0
Tournament Travel	\$12,000	\$12,000						\$0		\$0	\$0
Depreciation Expense			\$327							\$0	\$0
Miscellaneous			\$783			\$242	\$0	\$242		\$242	\$0
Total Supplies:	\$89,000	\$89,000	\$79,461	\$84,547	\$84,547	\$64,806	\$15,889	\$80,695		\$91,146	\$10,451
Tennis Center- Contingency	\$0	\$0		\$0	\$0					\$0	\$0
Total Other Expenses:	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0		\$0	\$0
Capital Outlay											
Building Improvements				\$10,500	\$10,500	\$0	\$10,500	\$10,500		\$31,300	\$20,800
Computer Equipment				\$0	\$6,528	\$9,500	\$8,551	\$18,051			
Improvements Other Than Building				\$19,221	\$19,221	\$7,796		\$7,796		\$0	-\$7,796
Total Capital Outlay:	\$0	\$0	\$0	\$29,721	\$36,249	\$17,296	\$19,051	\$36,347		\$31,300	-\$5,047
Total Expenses:	\$846,270	\$383,986	\$701,836	\$798,599	\$798,599	\$645,363	\$142,040	\$787,403		\$827,882	\$40,479
Revenues - Expenses (projected)	\$51,499	\$513,783	-\$94,110	-\$93,599	-\$93,599	-\$62,856	-\$21,674	-\$84,530		(\$77,337)	\$7,193

Peachtree City Tourism Association, Inc.
FY2007 Proposed Budget

	FY2005			FY2006		For eight months ending July 31, 2006			FY 2007		
	Original Budget	Final Budget	Actual	Original Budget	Current Budget	Actual	Projected	Total Actual +Projected	Detail	Budget-Request	Variance
Grand Total Projected Surplus/(Deficit)	\$80,432	\$516,476	(\$48,502)	\$81,826	\$89,567	\$359,421	(\$334,879)	\$24,542		\$78,491	\$53,949
FY2005 Current Reserve										\$33,918	
FY2006 Projected Reserve										\$24,542	
FY2007 Projected Surplus/(Deficit):										\$136,951	

INTEROFFICE MEMORANDUM

SUBJECT: Lake Kedron Reservoir and Lake Peachtree Reservoir Buffer Update
September 21, 2006 City Council Meeting

1. All access to the lake should be restricted to the boat docks only, and all boats and trails should be removed.
 - Rational - The reservoir is County Property. The City would have to request that the County allow access and change the City's ordinance.
2. Violations of any of the buffers and setbacks delineated on the subdivisions recorded Final Plats should be corrected.
 - Rational – The Final Plats were delineated with the requirements in effect at the time of recording.
3. Violations of the Watershed Protection Buffer (100ft) and Impervious Surface Setback (150ft) that are not platted shall be grandfathered. Any new activities shall comply with what is delineated on the recorded plat. Any subdivision plat that is revised in the future shall delineate the new Watershed Protection Buffer and Setback..
 - Rational - If grandfathered, the owner will maintain property rights existing at the time the property was platted
4. Violations of the State Waters Buffer (25ft), the platted Watershed Protection Buffer and Setback, and City Greenbelt should be corrected. This area should be allowed to grow back naturally.
 - Rational – If these areas are to function as buffers and to protect water quality, the best option is to let the ground cover come back naturally and act as a filter. Then allow the tree cover to re-establish itself naturally without any digging, fertilization or pesticides.

5. City Ordinances should be reviewed for consistency and changes made as appropriate. City should create a permit and update educational information to inform Citizens of what they can and cannot do in the various buffers and setbacks.
6. The homeowners should be notified of what will be required to be in compliance and be given a specific time frame to implement corrective action.

Staff recommends the following courses of action for the East side of the Lake Peachtree Reservoir:

1. All violations to City Property and City Greenbelt should be corrected and the area allowed to grow back naturally. All encroachments should be removed.
 - Rational – The property belongs to the City and the purpose was to establish natural areas around the lake. Citizens on the East side do not have recreational rights to the lake.
2. Violations of the Watershed Protection Buffer (100ft) and Impervious Surface Setback (150ft) that are not platted shall be grandfathered. Any new activities shall comply with what is delineated on the recorded plat. Any subdivision plat that is revised in the future shall delineate the new Watershed Protection Buffer and Setback.
 - Rational - If grandfathered the owner will maintain property rights existing at the time the property was platted.

Staff recommends the following courses of action for the West side of the Lake Peachtree Reservoir:

1. Violations of the Watershed Protection Buffer (100ft) and Impervious Surface Setback (150ft) that are not platted shall be grandfathered. Any new activities shall comply with what is delineated on the recorded plat. Any subdivision plat that is revised in the future shall delineate the new Watershed Protection Buffer and Setback
2. City staff should coordinate with the Homeowners Association to establish rules for lake recreation usage which would be incorporated into the City Ordinances
3. City should acknowledge vested rights of the homeowners and grandfather all existing encroachments into State Waters Buffer.
 - Rational - Subdivisions were platted in the 1960s prior to the existence of State Waters Buffer. However any new activities would be subject to the State Waters Buffer and the Watershed Protection Buffer and Impervious Surface Setback.

Discussion:

Staff has had several meetings with the City Attorney and conversations with the Georgia Environmental Protection Division (EPD). Based on these discussions, staff has made the above recommendations. If City Council approves the above recommendations, City Staff will implement the following:

1. Review existing ordinances and make recommendations to Council for revisions to make them consistent, clearer and more concise. One of the first recommendations will be for the City to adopt the Fayette County Water System's Reservoir Management Plan by reference into City's ordinances. In addition to issues around Lake Peachtree and Lake Kedron, the buffer restrictions also apply to all tributaries of the lakes within a seven (7) mile radius. Ordinance changes and clarifications will also address any issues in this area.
2. Establish written enforcement policies and procedures. Develop a permit for buffer encroachments with the Planning Department.
3. Establish educational programs on buffer requirements to include the general public, Peachtree City Developmental Services staff, Fayette County Health Department, Peachtree City Water and Sewage Authority, Peachtree City Public Works Department and the Peachtree City Recreation Department. Update existing educational information.
4. Meet with affected Homeowners Associations to discuss ordinance requirements.
5. Perform lot-by-lot inspections. Greenbelt and City property encroachments will be first priority for inspection and enforcement. (Letters have been mailed to 114 property owners whose lots abut a greenbelt/city property located next to Lake Peachtree and Lake Kedron. A Reinspection date of September 27, 2006 has been set to confirm compliance.)
 - Research lot buffers and all ordinances that apply to that lot.
 - Research building permits that have been approved for encroachments.
 - Identify and notify property owners of violations in writing. (Current Code Enforcement policy on this issue will be to give the violator 5 to 10 business days to abate the violation, depending on the extent of work to be completed. If not abated within the specified time frame, a written 48 hour warning will be given. If not abated within the 48 hour time frame, a citation will be written to the property owner into the Municipal Court of Peachtree City.)
 - Provide mitigation suggestions and set timetable to ensure compliance.
 - Follow up and re-inspections to occur in a timely manner.

The above ordinances related to the buffers and setbacks cannot be made less restrictive. The State Waters Buffer is a requirement in State Law, and we are required to enforce it if the City desires to continue to be an Issuing Authority for Land Disturbance Permits. Otherwise Land Disturbance Permits would have to be issued by the EPD. The Watershed Protection Buffers and Impervious Surface Setbacks are a requirement under the EPD Environmental Planning Criteria. The City is required to enforce these buffers and setbacks if we wish to keep our Qualified Local Government (QLG) status with the Department of Community Affairs. If we lose our QLG status we can lose existing grants and not be

eligible for future ones. For example we could lose the existing grants for the CSX multi-use path bridge and connections, and the Flat Creek multi-use bridge.

Staff and the City Attorney met Tuesday, September 5, 2006, with representatives from Lake Kedron and Lake Peachtree Homeowners Associations to discuss staff's recommendations.

Budget Impact:

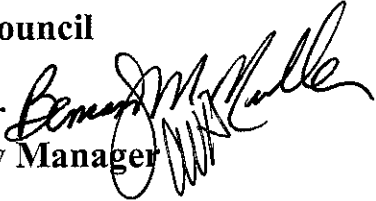
The City will expend a significant amount of staff time to inspect and ensure compliance with the above recommendations.

cc: City Engineer's File
Development Services

CITY OF PEACHTREE CITY

INTEROFFICE MEMORANDUM

TO: Mayor and Council

VIA: City Manager 
Assistant City Manager

FROM: City Clerk 

DATE: September 12, 2006

SUBJECT: Alcohol License – NEW – D.J. Gezzo's Surf & Grille
September 21, 2006, Regular Meeting

Recommendation:

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

Discussion:

D.J. Gezzo's Surf & Grille, a restaurant to be located at 2705 West Hwy. 54, Suite #7, has submitted a request for a new alcohol license. Mr. Kelvin Engkassan has requested he be appointed as the Licensee and the License Representative. He will attend the meeting on Thursday, September 21st, 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 beer and wine (\$1,350), plus \$500 for Sunday Sales.

JSM:pd

Attachments

State of Georgia

City of Peachtree City:

I, James V. Murray, Chief of Police for the City of Peachtree City, do hereby certify that:

Kelvin Stephen Engkassan
Name

112 Carriage Trace Griffin, GA 30224
Address

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.

K. A. [Signature]
Witness

James V. Murray
Signature
August 24, 2006
Date



CITY HALL
151 WILLOWBEND ROAD
PEACHTREE CITY, GA 30269
PHONE: 770-487-7657
FAX: 770-631-2505
WWW.PEACHTREE-CITY.ORG

Application For Alcoholic Beverage License

Business Name: D. J. Gezzo's Surf & Grille	Business Location: 2705 West Hwy. 54 #7 Peachtree City, GA 30269	
Nature of Business: Full service restaurant	Mailing Address: 5150 Buford Hwy. A-250 Doraville, GA 30340	Business Phone Number:
Name of Licensee: Engkassan Enterprises, Inc. Kelvin Engkassan	Home Address: 112 Carriage Trace Griffin, GA 30224	Home Phone Number: 678-570-5431
Name of License Representative: Same as Licensee	Home Address: Same as Licensee	Home Phone Number: 678-570-5431

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:
Engkassan Enterprises, Inc.		
Officer: Kelvin Engkassan	112 Carriage Trace Griffin, GA 30224	(H) 678-570-5431 (B)

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: _____

CITY OF PEACHTREE CITY

INTEROFFICE MEMORANDUM

TO: Mayor & Council Members

VIA: City Manager *Bernard M. Malle*
Developmental Services Director *CWA*

FROM: City Planner/ Zoning Administrator *David*

DATE: September 14, 2006

SUBJECT: Discussion of proposed uses within Starr's Mill Professional Center
September 21, 2006 City Council Agenda

Recommendation:

Staff recommends that City Council make a determination as to what types of development they might support within the Starr's Mill Professional Complex should this area be annexed and rezoned into Peachtree City as requested.

Discussion:

At the August 3 City Council meeting, the Step One annexation and rezoning application from Group VI for the Starr's Mill Professional Center on SR 74 South was accepted and the Applicant was authorized to move forward with preparing their Step Two submittal. The purpose of the annexation and rezoning was to develop a multi-building professional and medical office complex within Peachtree City with an overall square footage not to exceed 100,000 SF. The Applicant also desired to include a retail component as a part of the overall development.

On August 4, City Staff forwarded a letter to the County Administrator notifying them that Council had accepted the Step One application and we were anticipating a formal request from Group VI to annex and rezone this property. The County responded on August 11 (Attachment "A") notifying the city of their intent to object to the proposed annexation because *"if annexed and rezoned as proposed, development of the property could result in a significant change in the intensity of the allowable use of the site. The proposed use of this property would not be in accordance with the County's Land Use Plan. Particularly, the development of a retail component in this area would constitute a dramatic change in what Fayette County's Land use Plan designates for the area."*

Discussion of proposed uses within Starr's Mill Professional Center

September 14, 2006

Page 2

Group VI submitted their Step Two annexation and rezoning application to City Staff on September 5, 2006, and this application is currently being reviewed to determine if all elements have been provided. The application includes a schematic site plan for the ultimate build-out of the overall tract and includes three office buildings totaling 78,675 SF and a freestanding, 11,200 SF retail building at the corner of SR 74 South and Redwine Road.

City Staff is in receipt of a letter from the County Administrator (Attachment "B") stating: *"As to the annexation itself, the objection lodged by Fayette County was specifically related to the existence of a retail component within the annexation request."* This letter further stated that, based on State law, the city had until September 22 to develop mitigating measures to address the County's objection to the annexation request.

City Staff met with the County Administrator and Planning Director yesterday and confirmed that, if the retail component was removed from the annexation request, the County would not have an objection with the proposed annexation request. They indicated the County's Land Use Plan identified office use for these tracts and the County had denied commercial zoning on a portion of this property in the past.

Staff has notified Group VI and has asked that they meet with the County no later than Wednesday, September 20 to try and resolve this issue. Staff will attend this meeting as well and then provide an update to City Council.

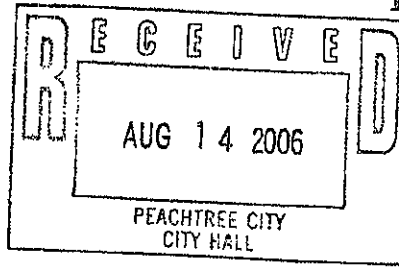
In order to prevent the County from moving forward with their objection and resulting mitigation, Staff is recommending that City Council indicate that, should the property be annexed and rezoned, that the proposed uses would follow the County's Land Use Plan for this area and that no retail component would be permitted on this property. This action in no way obligates the City to annex and rezone the property, but it does give City Staff and the Applicant direction as to how the project should move forward.

Should City Council decide to limit the uses on this tract to uses allowed within the County's Office/ Institutional zoning district (Attachment "C") if it is ultimately annexed into the city, City Staff will notify the County following the meeting and they have indicated they will withdraw their objection.

Budget impact:

There are no budget implications associated with this request.

Attachments



BOARD OF COMMISSIONERS

Gregory M. Dunn, Chairman
Linda Wells, Vice Chairman
Herbert E. Frady, Commissioner
Robert Horgan, Commissioner
Peter Pfeifer, Commissioner
Christine L. Venice, County Administrator
W. R. McNally, Attorney
Carol Chandler, Executive Assistant

Where Quality Is A Lifestyle

August 11, 2006

Honorable Harold Logsdon
Mayor, Peachtree City
151 Willowbend Board
Peachtree City, Georgia 30269

Re: Annexation Request: 13 acres by Group VI Corporation
Land Lot 18 of the 6th District, SR 74 South at Redwine Road

Dear Mayor Logsdon,

We have been notified by your Planning Department of the pending annexation and rezoning of several parcels totaling 13 acres on Highway 74 South near Redwine Road. This letter serves as Fayette County's notice of intent to object as well as its objection to the above-referenced annexation.

Fayette County objects to this proposed action because, if annexed and rezoned as proposed, development of the property could result in a significant change in the intensity of the allowable use of this site. The proposed use of this property would not be in accordance with the County's Land Use Plan. Particularly, the development of a retail component in this area would constitute a dramatic change in what Fayette County's Land Use Plan designates for the area.

Pursuant to State law, representatives from Fayette County and Peachtree City have 21 days to devise mitigating measures to address the County's objections. These measures must be in place on or before Tuesday, September 5, 2006.

Sincerely,

BOARD OF COMMISSIONERS
FAYETTE COUNTY, GEORGIA


Gregory M. Dunn, Chairman

cc: Pete Frisina, Director, Community Development, Fayette County
David Rast, Planner/Zoning Administrator, Peachtree City



DAVID, FYI Col
BOARD OF COMMISSIONERS

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Linda Wells, Vice Chairman
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Carol Chandler, Executive Assistant

Where Quality Is A Lifestyle

September 6, 2006

Bernard J. McMullen
Peachtree City City Manager
151 Willowbend Road
Peachtree City, GA 30269

RE: Annexation and rezoning request – Group VI Corporation
SR 74 South property

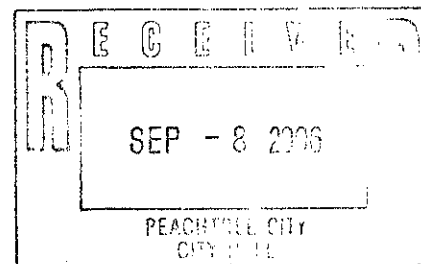
Dear Bernie:

I am in receipt of your letter of August 29th indicating City Council approval of extending the deadline to devise mitigative measures in response to Fayette County's objection to September 28, 2006. My understanding, however, is that the agreement between Fayette County and Peachtree City fixed the deadline at close of business Friday, September 22nd. I further understand that, subsequent to your August 29th letter, Peachtree City does, in fact, agree with the September 22nd deadline.

As to the annexation itself, the objection lodged by Fayette County was specifically related to the existence of a retail component within the annexation request. I would appreciate an opportunity to meet with you and your staff to discuss this specific issue concerning the annexation. This may enable us to resolve the objection on or prior to the September 22nd deadline. My calendar is open late in the afternoon next week Tuesday, Wednesday or Thursday, the 12th, 13th or 14th. I would like to schedule this meeting at your earliest convenience. Thank you.

Sincerely,

Christine L. Venice
County Administrator



Cc: Fayette County Board of Commissioners
Pete Frisina, Director, Community Development, Fayette County
Colin Halterman, Assistant City Manager, Peachtree City ✓
David Rast, Planner/Zoning Administrator, Peachtree City

Attachment "B"

6-17. O-I, Office-Institutional District.

- A. Description of District. This district is composed of certain lands and structures having office and institutional uses which are compatible with or provide a transition into low-intensity land uses.
- B. Permitted Principal Uses and Structures. The following Permitted Uses shall be allowed in the O-I Zoning District:
1. Office;
 2. Art Gallery;
 3. Clinic (Human Treatment);
 4. College or University;
 5. Dance Studio or School;
 6. Financial Institution;
 7. Health Club or Fitness Center;
 8. Insurance Carrier, Agent or Broker;
 9. Laboratory, Medical or Dental;
 10. Legal Services;
 11. Massage Therapy;
 12. Museum;
 13. Performing Arts Theater;
 14. Professional Services;
 15. Real Estate Agent or Broker; and
 16. School, Private and Special.
- C. Permitted Principal Uses and Structures for Office Parks with at least 100,000 square

feet of floor area. In an office park having at least 100,000 square feet of floor area, the following retail and service uses shall be permitted as long as collectively such uses comprise no more than ten (10) percent of the total floor area, are located in a building in which office uses comprise at least fifty (50) percent of the floor area and have no exterior advertising display:

1. Beauty or Barber Shop;
2. Blueprinting;
3. Cafeteria;
4. Commercial Art or Drafting Service;
5. Day Care Facility;
6. Delivery or Messenger Service;
7. Drug Store;
8. Florist;
9. Gift Shop;
10. Photocopying and Reproduction;
11. Restaurant (limited to five [5] percent of total floor area of office park and included in overall ten [10] percent limitation);
12. Restaurant, Fast Food;
13. Stenographic or Typing Service;
14. Teleconferencing Center; and
15. Travel Agency or Ticket Office.

D. Conditional Uses. The following Conditional Uses shall be allowed in the O-I Zoning District provided that all conditions specified in Section 7-1 herein are met:

1. Church, Temple or Other Place of Worship;
2. Church or Religious Tent Meeting; (Added 04/09/98)

3. Day Care Facility (Nursery School or Kindergarten);
4. Hospital;
5. Hotel;
6. Single-Family Residence;
7. Care Home, Convalescent Center or Nursing Home; and
8. Animal Hospital and/or Veterinary Clinic (with no animal boarding or outdoor runs) (Added 06/25/98)

(Section E. adopted in its entirety 06/24/04)

E. Auxiliary Conditional Uses for an Office Building with a minimum of 10,000 square feet of floor area. The following auxiliary permitted uses shall be allowed within the specific Office-Institutional District area on the Fayette County Land Use Plan Map defined as that area north of S.R. 54 West, east of Tyrone Road, and west of Sandy Creek Road. This area shall also be known as the Fayette County Community Hospital District (Hospital District). Such uses will support and must be compatible with the Fayette County Community Hospital, the medical industry, and the development of the office and institutional uses planned for this area.

The following Auxiliary Conditional Uses shall be allowed in the O-I Zoning District:

1. Durable Medical and Rehabilitation Equipment Sales/ Rental (i.e. wheelchairs, crutches, etc.)
2. Pharmaceutical Sales (for the purpose of filling prescriptions only)
3. Counter Service Restaurants (Including but not limited to a bakery, café, coffee shop, or deli. No drive-through or free standing facilities will be allowed)
4. Optical Care Center to include prescription eyeglass/contact lense sales
5. Gift Shop for the sale of items usually associated with a medical condition and/or hospital stay (i.e get well cards, etc.)
6. Floral Sales

Development Standards:

Dimensional Requirements

1. These Auxiliary Conditional Uses shall be allowed in an office building with a minimum of 10,000 square feet and such uses shall comprise no more than a total of twenty percent (20%) of the total floor area of the building and must occupy space on the first floor of the building.
2. Multiple uses may be permitted concurrently but may not exceed the twenty percent (20%) limitation.

Architectural Requirements

1. Architecture shall conform to the existing hospital/medical office development.
 2. Elevation drawings shall be submitted as part of site plan approval
- F. Dimensional Requirements. The minimum dimensional requirements in the O-I Zoning District shall be as follows:
1. Lot area:
 - a. Where a central water distribution system is provided: 43,560 square feet (one [1] acre)
 - b. Where a central sanitary sewage and central water distribution systems are provided: 21,780 square feet (one-half [.50] acre)
 2. Lot width: 125 feet
 3. Storage:
 - a. Inside: not to exceed fifteen (15) percent of the total gross floor area
 - b. Outside: not permitted
 4. Setbacks, yards adjoining rights-of-way:
 - a. Major thoroughfare:
 - (1) Arterial: seventy-five (75) feet
 - (2) Collector: seventy (70) feet

- b. Minor thoroughfare: fifty-five (55) feet
- 5. Setbacks, yards not adjoining rights-of-way:
 - a. Side yard: fifteen (15) feet
 - b. Rear yard: fifteen (15) feet
- 6. Buffer: If the rear or side yard abuts a residential or A-R zoning district, a minimum buffer of thirty (30) feet adjacent to such lot line shall be provided in addition to the required setback, and the setback shall be measured from the buffer. Additional buffer and setback requirements may be established as a condition of zoning approval.
- 7. Height limit:
 - a. Forty (40) feet as defined in Article III, Sec. 3-14. (Adopted 11/18/04) (Amended 02/23/06)
 - b. When a structure reaches a minimum height of four (4) floors (including basements), it shall be sprinkled. (Adopted 11/18/04)
- 8. Use of Existing Structure: When property containing a lawfully existing building and accessory structures is rezoned to O-I for use of the existing buildings, the following shall apply:
 - a. The dimensional requirements shall be reduced to the extent of, but only at the location of, any encroachment by existing structures. Any new construction or improvements, including expansion of any existing structure, shall comply with the dimensional requirements herein.
 - b. In the event that a structure which existed at the time of rezoning is removed, demolished or destroyed, any new structure must comply with the provisions of this district.
- 9. Lot coverage limit, including structure and parking area: sixty percent (60%) of total lot area (Adopted 06/28/01)

7-6. Transportation Corridor Overlay Zone
(A. - Adopted in its entirety 03/09/95) (A., B., C. - Amended 06/24/04)

A. S.R. 54 West and S.R. 74 South Overlay Zones. All properties which have road frontage on SR 54 West or SR 74 South with nonresidential use or zoning shall be subject to the following regulations, in addition to the zoning district requirements and other development regulations which apply. The purpose of the overlay is to set standards above and beyond the Zoning Ordinance specifically and special to this section of Hwy 54 from Fayetteville to Peachtree City. (Amended 11/13/03)

1. The purpose and intent of the SR 54 West and the SR 74 South Overlay Zone is to achieve the following:
 - a. To promote and maintain orderly development and an efficient traffic flow in highway corridors;
 - b. To maintain a non-urban separation between Fayetteville and Peachtree City along SR 54 West; and
 - c. To protect existing and future residential areas in this Highway Corridors
2. Access The following requirements shall apply to all nonresidential development within the corridor:
 - a. Access to each nonresidential development shall be from SR 54 West or SR 74 South or an adjacent street designated as an Arterial or Collector on the Fayette County Thoroughfare Plan. All access points shall be required to comply with Fayette County Development Regulations.
 - b. The principal structure on each lot developed as a nonresidential use shall be required to front SR 54 West or SR 74 South.
3. Dimensional Requirements. Unless otherwise specified, these standards shall apply to all non-residential zoning districts within the areas described above.
 - a. Minimum lot area: per zoning district
 - b. Lot width: per zoning district
 - c. All impervious surfaces, other than approved access drives, shall be located at least fifty (50) feet from the State Route right-of-way.

- d. Setbacks will be as follows:
 - (1) SR 54 West or SR 74 South: 100 feet
Arterial Street: per zoning district
Collector Street: per zoning district
Local Street: per zoning district
 - (2) Side yard: per zoning district
 - (3) Rear yard: per zoning district
 - e. Height limit: thirty-five (35) feet
 - f. Buffer: per zoning district
 - g. All impervious surface within nonresidential zoning districts is limited to fifty (50) percent. The impervious surface must be indicated on the Site Plan.
 - h. Berms for nonresidential zoning districts: Berms will be required as a condition of zoning, where applicable. Berms shall be a minimum of four (4) feet in height. The berm shall be placed to the inside of the applicable buffer.
 - i. If the side yard abuts a nonresidential zoning district, all impervious surfaces, other than approved access, shall be located a minimum of ten (10) feet from the side property line.
4. Architectural Standards. These standards shall apply to all nonresidential development within this Overlay Zone*
- These structures shall maintain a residential character. Elevation drawings denoting compliance with the following requirements must be submitted as part of the Site Plan:
- a. A pitched roof with a minimum pitch of four and one-half (4.5) inches in one (1) foot, including gasoline canopies and accessory structures and shall be of a type and construction complimentary to the facade;
 - b. A facade/siding of a residential character of Hardiplank, wood/wood textured vinyl siding, brick, stone, or stucco;
 - c. Framed doors and windows of a residential character. To maintain a residential character, large display windows must be visually

broken up by smaller individual panes and framing consistent with the standard residential grid pattern for doors and windows; and

- d. The design of accessory/outparcel buildings shall reflect and coordinate with the general architectural style inherent in the primary structure on the property.

** (excluding the areas of the hospital district which includes Office -Institutional along Hwy 54 West. See sections 6-17.E for requirements)*

5. Signage Requirements. The regulations of the Fayette County Sign Ordinance for the S.R. 54 West Overlay shall apply.
6. Landscape Requirements. In addition to the standard requirements of the landscape ordinance, the following landscape requirements shall apply to the Overlay Zone:
 - a. Street Frontage. Landscape area: fifty (50) feet along the right-of-way of SR 54 West or SR 74 South. The first 25 feet as measured from the right-of-way is for required landscape planting only. The remaining 25 feet may be used for septic system placement; underground stormwater detention systems; and the following stormwater management facilities/structures if designed in full accordance with the specifications provided in the most current edition of the Georgia Stormwater Management Manual; vegetated channels, overland flow filtration/groundwater recharge zone, enhanced swales, filter strips, and grass channels. Septic systems and stormwater structures shall be exclusive of each other and the minimum distance of separation between wastewater and stormwater structures shall be established by the Environmental Health Department and the County Engineer. (Amended 02/23/06)
 - b. Side Yard Landscape Area: ten (10) feet in depth along side property lines unless adjacent to a residential district where buffer requirements will apply.
7. Use of Existing Structure: When property containing a lawfully existing building and accessory structures is rezoned to O-I or Commercial, to use the existing buildings, the following requirements shall apply:
 - a. The dimensional requirements shall be reduced to the extent of, but only at the location of, any encroachment by existing structures.

Any new construction shall comply with the dimensional requirements herein.

- b. All additions to existing structures shall not encroach the setback any closer than the existing building line.
- c. In the event that a structure, which is existing at the time of rezoning is removed, demolished, or destroyed in excess of 50%, any new structure must comply with the provisions of this district.

8. Lighting. Lighting shall be designed in such a way as to meet the following requirements:

- a. Consistency: Lighting shall be designed in a consistent and coordinated manner for the entire site. The lighting and lighting fixtures shall be integrated and designed so as to enhance the visual impact of the project on the community and/or blends into the landscape.

9. Special Locational and Spatial Requirements. The following special requirements shall be in addition to all district requirements. Where this section contradicts any other requirement, the most restrictive shall apply.

- a. At least fifty (50) percent of parking spaces shall be located on the side or rear of buildings or structures on site.
- b. No outside storage allowed.
- c. All roof top mechanical and electrical equipment, including satellite dish antennas, shall be screened so as not to be visible from adjacent land uses. The screen shall be opaque and extend from the roof of the building to the full height of the objects being screened;
- d. For all new construction, garage doors and bays associated with any use within the district shall be located on the side or rear of the principal building, and not facing SR54.

CITY OF PEACHTREE CITY

INTEROFFICE MEMORANDUM

TO: Mayor and City Council

VIA: City Manager *Bernard McMiller*
Financial Services Director *P.S.*
Assistant Financial Services Director
Purchasing Agent *W.A.*
Developmental Services Director

FROM: City Engineer *David A. Zerkowle*

DATE: September 14, 2006

SUBJECT: Stormwater Project - Hydraulic and Hydrologic Modeling – Cherry Branch Watershed and Tinsley Mill Village
September 21, 2006, City Council Meeting

Recommendation:

Staff recommends approval of the attached Task Order Form (TOF) number 35 from Integrated Science and Engineering (ISE) for the amount not to exceed \$55,075 to do the Cherry Branch Hydrologic & Hydraulic Master Plan.

Discussion:

As part of our Stormwater Management Program, the City is required to develop hydrologic and hydraulic modeling for all stream systems in the City and develop future conditions floodplain elevations. The Metropolitan North Georgia Water Planning District (MNGWPD) requires this modeling to be done at a rate of at least 10% per year. Because of the number of drainage problems in this watershed, staff decided that this basin would be the most logical place to start this process.

In addition to satisfying our requirement with MNGWPD, this modeling will assist the Tinsley Mill Homeowners Association in determining what stormwater improvements they will need to make in order to satisfy the requirements of their FEMA grant. This modeling will also benefit the City; it will be able to determine if the City's detention pond near Dover Square is contributing to the flooding problem in Tinsley Mill. The City will also be able to establish levels of service on road crossings to assist in prioritizing future capital projects.

Since ISE has a master stormwater services contract with the City and is intimately familiar with this area, staff requested a TOF from ISE.

Budget Impact:

Staff recommends that the \$55,075 be funded from the Stormwater Capital Outlay Account.

cc: City Engineer's File

CITY OF PEACHTREE CITY - TASK ORDER FORM #35
CHERRY BRANCH HYDROLOGIC & HYDRAULIC MASTER PLAN
August 28, 2006

Background Information

Integrated Science & Engineering, Inc. (ISE) has prepared this Task Order Form (TOF) to assist Peachtree City with developing a hydrologic and hydraulic study / master plan for the Cherry Branch drainage basin.

Known Flooding Issues within the Cherry Branch Drainage Basin

The Cherry Branch drainage basin contains a significant number of drainage complaints that the City has documented as part of their drainage complaint-tracking program. These complaints vary significantly and include structural flooding of homes, severe channel erosion, nuisance flooding and drainage system operations issues. The following list is a brief description of these complaints.

- *Tinsley Mill Condominiums Flooding:* The Tinsley Mill project consists of structural flooding due to past development within the current floodplain. A number of homes have flooded to elevations in excess of the finished floor. Concerns with the flooding arise from the inadequacy of the channel to accommodate the floods, the downstream private road crossing causing increased flood elevations and flood elevations from Lake Peachtree.
- *Flat Creek Villas Flooding:* The northern most homes in the development flood due to a drainage channel that currently cannot accommodate the upstream developments. Concerns with the flooding arise from the fact that the downstream receiving drainage system (located in Tinsley Mill) is not operable due to sedimentation in the pipes, as well as suspected system design capacity issues.
- *Dover Square Subdivision Detention Pond:* This drainage issue is primarily a nuisance flooding / maintenance issue in the detention pond located on the north side of the Dover Square Subdivision. The primary concern with the City is the liability of the system not performing as designed and the ultimate discharge location at Tinsley Mill / Flat Creek Villas.
- *Preston Chase Subdivision:* This drainage issue is primarily due to nuisance flooding and channel erosion issues related to the principal drainage swale that leads to the stream along Wisdom Road.
- *Wisdom Road Channel Erosion:* The drainage channel along Wisdom Road (a sub-tributary of Cherry Branch) has experienced heavy channel erosion over the last few years due presumably to large rainfall events and upstream development causing significant increases in runoff volume and velocity. The primary concern is due to the channel in the road right-of-way and potential loss of the roadway / utilities.

- *Cherry Branch Channel Erosion:* Similar to the Wisdom Road Channel Erosion issues, the main stem of Cherry Branch has experienced significant erosion in the past. As a result, some concern has been raised that the channel erosion may have moved outside of the City's greenbelt and into adjacent private properties causing some property damage.
- *Honeysuckle Lane / Beechwood Subdivision Flooding:* This issue is related to flooding from stormwater runoff from upstream developments passing under Kedron Drive and then to an inadequate drainage swale that ultimately leads to a pipe system under the Beechwood Subdivision. Some flooding has occurred due to the channel design leading to the aforementioned drainage system. Additionally, concerns have been raised that the pipe system may be in the early stages of failure due to pipe joint separations.
- *Whitlock Detention Pond:* The Whitlock Detention Pond is located on the north side of the Fairfield Subdivision. Currently, the pond is not properly designed to contain the 100-year storm event and as a result by-passes smaller storm events that causes some flooding in the adjacent homes of the Fairfield Subdivision.
- *North Fairfield Drive Flooding:* Several homeowners on the road have complained of flooding in the back yards. Field inspections have revealed that the homeowners have developed a portion of the swale that drains the area and the flooding may be resultant from this condition.
- *309 Pinegate Road:* The home located at 309 Pinegate Road resides relatively high topographically in the watershed and as such does not lie on one of the principal drainage paths. The primary complaint appears to be stormwater runoff flooding over the roadway and into the crawlspace of the residence. Initial inspection of the complaint by the City indicated that a drainage pipe may be inoperative due to sediment clogging the pipe and may be a contributing factor.
- *303 Pinemount Drive:* The 303 Pinemount Drive drainage complaint is similar to the Pinegate Road complaint in that the source of the stormwater runoff is the roadway runoff. However, this complaint differs in that the damage claim is limited to landscaping as opposed to structural flooding.

Scope of Work

The following scope of work has been developed by ISE to assist the City in the development of a drainage system model that will serve as the technical basis for addressing many of the problems outline above. Additionally, a report will be developed as part of this effort that will serve as the City's strategy for addressing the problems in a systematic basis.

PHASE I – BASE MODEL DEVELOPMENT AND ASSESSMENT

Hydrologic Model

Field Reconnaissance

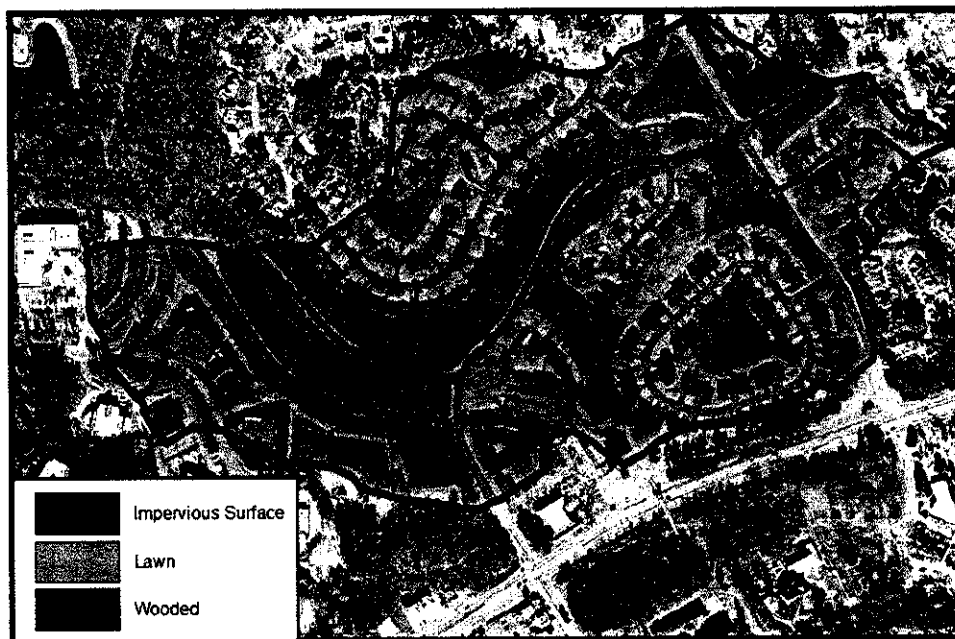
ISE will perform a field reconnaissance of the Cherry Branch drainage basins and sub-basins. This effort will focus on field delineation of drainage basin and sub-basin boundaries, particularly where roads and low areas affect the drainage basin delineation. In addition, each road crossing on the streams will be documented and photographed. A general assessment of road crossing culvert characteristics will also be made in stream channels and over bank areas. Photographic documentation will be maintained throughout. A general map of the watershed has been attached to this TOF as Figure 1.

Drainage Basin Delineations

ISE will delineate drainage basins for all crossings and the intermediate basins where flow adjustments are required in the flood model. The delineations will be digitally produced and incorporated into an ArcView GIS format.

Land Use Estimations

ISE will utilize the City's aerial photography to generate a high-resolution land use coverage in the drainage basin. At this time, ISE anticipates distinguishing between impervious surface, lawn / landscaped areas and wooded areas. This coverage will be developed by building on the impervious surface delineations developed for the Stormwater Utility project and expanding the coverage to include the entire Cherry Branch watershed and then including the other coverage types. ISE believes that given the severity of the drainage concerns within the drainage basin, detailed land use coverage should be utilized in order to limit the uncertainty inherent in the modeling process.



Modeling

ISE will develop a hydrologic model for the Cherry Branch basin that will simulate the hydrologic response of the watershed under the existing conditions. The Soil Conservation Service (SCS) methodology will be utilized to predict stormwater runoff rates and volumes for the 100-year, 50-year, 25-year, 10-year, 5-year, 2-year and 1-year storm events. Modeling will be performed utilizing the US Army Corps of Engineers, HEC-HMS software.

A number of detention facilities reside within the headwaters in the watershed that could have a significant impact on the hydrologic response of basin. These ponds include the following:

- Kedron Drive Ponds (2) Adjacent to the Bridgewater Subdivision
- Two Ponds Downstream of Blue Smoke Trail Adjacent to the Bellenden Subdivision
- The Dover Square Subdivision Detention Pond Upstream of Flat Creek Road
- The Pond at the Aberdeen Conference Center
- The Pond Adjacent to The Coventry Subdivision and The Cloister Subdivision

In addition to the six ponds listed above, we believe that some of the road crossings within the watershed could also be contributing some detention storage. As such, ISE proposes to model the flood storage / attenuation for a number of these roads. ISE will model any roadway culvert crossing that has an embankment height of at least eight feet or 1-acre foot of water, for the purposes of this scope of work. Field data collection for this effort will include surveying of the outlet structure and storage capacity of the aforementioned detention ponds. This does not include the pond at the Aberdeen Conference Center or the ponds adjacent to Kedron Drive. We believe that the aerial topography acquired previously will be sufficient to develop a stage-storage curve for these ponds and that only the outlet structure will need to be surveyed. Road crossings will only be surveyed to the extent necessary to determine the type, size, invert elevation and configuration of the road culverts. The stage storage data necessary for routing will be generated utilizing the aforementioned aerial topography. The ponds and road crossings to be surveyed and / or modeled are illustrated in Figure 2 attached to this document.

Hydraulic Model

Field Survey

ISE anticipates utilizing the City's aerial topography for most topographic data needs within the hydraulic modeling portion of the project. Where needed, ISE will supplement the geometric data with field run cross section data utilizing traditional surveying methods. ISE will work with the City Engineer to determine where additional cross section data is needed due to known flooding concerns. For the purposes of this scope of work, ISE assumes that no more than 40 field run cross sections will be needed for the hydraulic modeling portion of the work. ISE will also utilize the data collected for the roads in the hydrologic modeling task for the applicable road crossings to be modeled.

Modeling

ISE will develop a hydraulic model for the Cherry Branch basin that will simulate the existing hydraulic conditions of studied streams within the watershed. The 100-year, 50-year, 25-year,

10-year, 5-year, 2-year and 1-year storm events will be modeled to determine the maximum water surface elevation at each cross section for the watershed. The Corps of Engineers model HEC-RAS will be used to model the floodplain elevations.

Existing Conditions Assessment

Once both the hydrologic and hydraulic models have been developed, ISE will prepare an existing condition assessment of the watershed. This assessment will include the following elements:

- Detention Ponds
 - Physical Condition of each pond including a visual inspection of the dam, outlet structure, side slopes, pond floor and general level of repair
 - Performance of the pond including inflow versus outflow rating, maximum water surface elevation and presence of overtopping events
- Road Culverts
 - Physical Condition of each road crossing including a visual inspection of the end treatments, culvert / pipe condition and upstream / downstream conditions
 - Performance / Level of Service provided by each road crossing ✓
- Channels
 - ISE will perform a stream inspection of the channels modeled to determine the hydraulic modeling parameters, as well as evaluate channel scour and other geomorphologic conditions in the streams

Capital Improvements Recommendations

ISE will work with the City Engineer to develop capital improvements recommendations for each of the issues identified.

PHASE II – FUTURE CONDITIONS FLOODPLAIN MODELING

Future Conditions Floodplain Mapping

The Metropolitan North Georgia Water Planning District (District) has developed an ordinance that must be adopted by all communities within the 16 county Atlanta-metro region that regulates usage of floodplains. Unlike the FEMA floodplain ordinance which the City has utilized for a number of years, the new District ordinance requires that the City identify the future conditions floodplain based on a build out land use plan and then regulate this floodplain in a manner similar to the existing FEMA regulations. Implementation of the District ordinance requires that the City develop all of the floodplains in the City within 10 years (i.e. 10% each year). ISE will utilize the aforementioned hydrologic and hydraulic model for Cherry Branch to develop a future conditions floodplain within the watershed for all streams that have a contributing drainage area of at least 100 acres. This level of mapping should be sufficient to allow the City to remain in compliance with the District's requirements for the next year.

Schedule

ISE anticipates that this scope of work can be completed within a six to eight month period. Following execution of the proposal, ISE will conduct a coordination meeting with the City to begin planning for field surveying efforts. The field surveying effort outlined herein is anticipated to require approximately 3 to 4 weeks of field effort to complete. Following the coordination meeting with the City, ISE will develop a schedule to determine the time requirements to complete the various tasks outlined in the scope of work above.

Fee Estimate

ISE will complete the scope of work outlined above for the fees below. Should the City request that ISE perform work outside of the scope of work, ISE will prepare a cost estimate for the work and seek approval from the City prior to initiating the additional services.

Task

Phase I – Base Model Development & Assessment
Phase II – Future Conditions Floodplain Modeling

Fee

\$49,875 (lump sum)
\$5,200 (lump sum)

Authorization

The Scope of Services outlined herein will be performed in accordance with ISE's Master Services Agreement with Peachtree City dated May 1, 2003. As our authorization, please sign in the space provided below.

City of Peachtree City

Integrated Science & Engineering, Inc.

Signature: _____

Signature:  _____

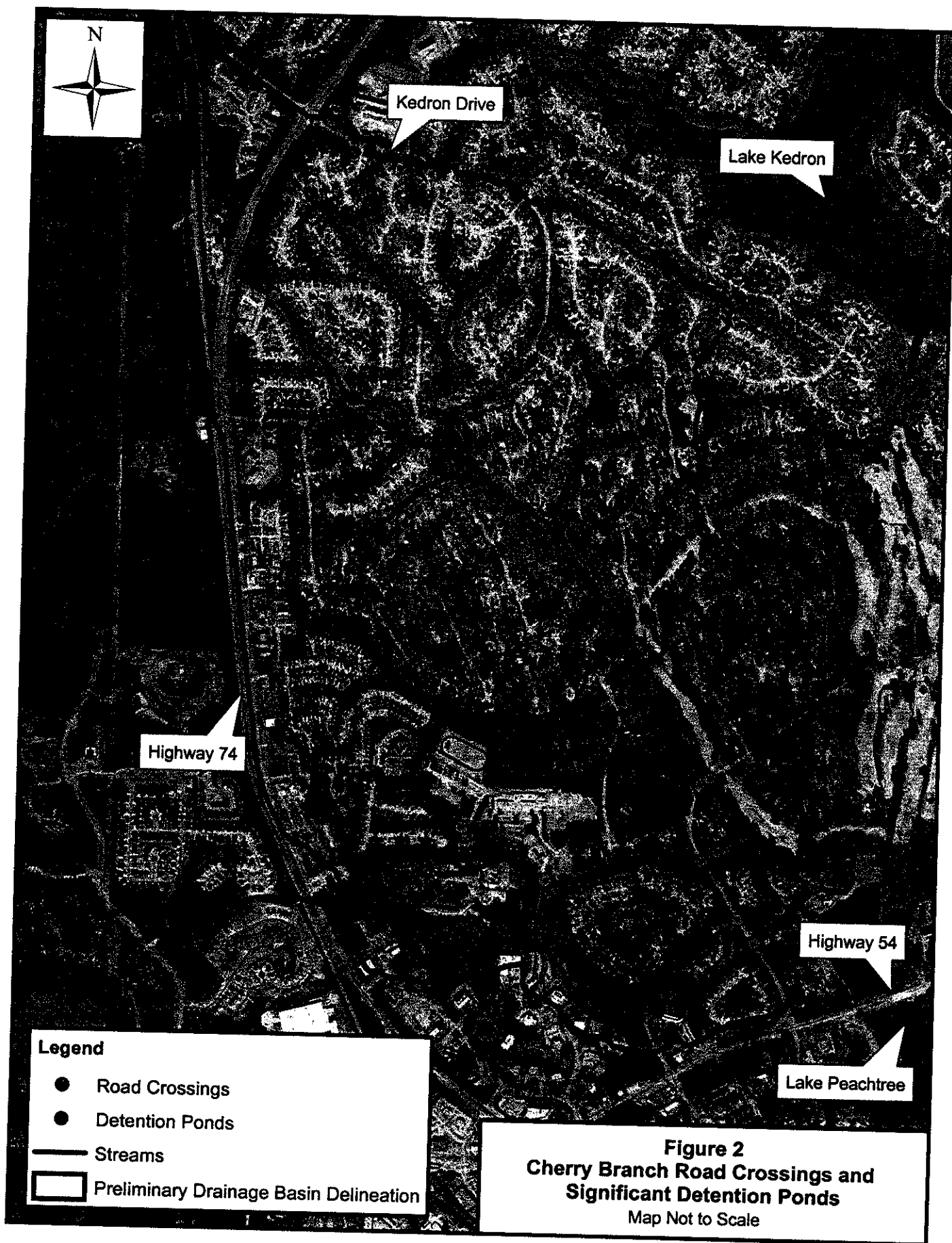
Name: _____

Name: Ronald A. Feldner, P.E.

Date: _____

Date: August 28, 2006

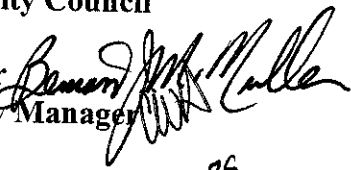




CITY OF PEACHTREE CITY

INTEROFFICE MEMORANDUM

TO: Mayor and City Council

VIA: City Manager 
Assistant City Manager

FROM: Financial Services Director *P.S.*

DATE: September 12, 2006

SUBJECT: Consider Intergovernmental Agreement with the Peachtree City Water and Sewerage Authority (WASA)

September 21, 2006 City Council Meeting

Recommendation:

Approve the attached Intergovernmental Agreement with WASA, and authorize the Mayor to sign the agreement on behalf of City Council.

Discussion:

For many years, the City has been providing support services, as well as fuel, to WASA and billing them for the time/materials they consumed. Although this process has worked smoothly for many years, there has never been a formal agreement to define the terms of this arrangement. This agreement will serve as the controlling document should any conflict ever arise as a result of this arrangement. It has been reviewed by City staff and the City Attorney, and has also been approved and signed by WASA officials.

Budgetary Impact:

None

Intergovernmental Agreement

This Intergovernmental Agreement entered into this ____ day of _____ 2006 by and between The City of Peachtree City, Georgia, a body politic acting by and through the City Council of the City of Peachtree City (hereinafter the "City"), and the Peachtree City Water and Sewerage Authority, a body politic acting by and through the Members of the Peachtree City Water and Sewer Authority (hereinafter the "Authority").

WITNESSETH:

WHEREAS, the Authority desires to obtain certain in kind labor and financial services from the City in connection with the Authority's financial reporting and auditing; and

WHEREAS, the City is willing to provide certain in-kind labor and financial services for the Authority for said purposes.

NOW THEREFORE, in accordance with Article 9, Section 3, paragraph 1 of the Georgia State Constitution and in accordance with the general laws of the State of Georgia, the City Charter of the City of Peachtree City, the enabling legislation of the Authority, and in accordance with the police powers of both governmental entities the parties hereto do hereby agree as follows:

Article I

1.01 Scope of Work:

In accordance with a prior request of the Authority, the City agrees; subject, however to certain stipulations as hereinafter set forth, perform the following work for the Authority:

- A. Provide accounting services, including payroll and accounts payable services to the Authority.
- B. Provide limited auditing services to the Authority.
- C. Provide a city employee for the purpose of acting as the recording secretary for the Authority.
- D. Provide maintenance, gasoline, diesel fuel, and CNG for Authority vehicles.
- E. Provide other services as agreed upon by both parties.

1.02 Stipulations:

The Authority understands and agrees that the ability of the City to perform all such requested services is subject to the City's own work schedule and subject further to the availability of the necessary City employees.

Article II

2.01 Responsibility:

The Authority agrees to be responsible for, and to indemnify the City against, any and all third party claims that arise out of the City's performance of the services set forth in this agreement.

Article III

3.01 Term:

The term of this Agreement shall be for fifty (50) years; provided, however, that either party may terminate this agreement by providing sixty (60) days' written notice to the other party.

Article IV

4.01 Changes & Modifications:

This Agreement may be amended, revised, changed or modified only by the mutual written agreement of the parties hereto.

Article V

5.01 Compensation:

The Authority agrees to reimburse the City for all expenses, including but not limited to salary, overtime pay, FICA, Medicare, retirement benefits, and other withholding paid by or on behalf of the City to the employee(s) who provides the services of recording secretary and/or who provides accounting and limited auditing services to the Authority and/or who provide maintenance services for Authority vehicles. In addition, the Authority agrees to reimburse the City for all actual expenses incurred for parts and fuel provided for Authority vehicles. Said amounts shall be billed on a quarterly basis, and shall be billed based upon the hours of work and the hourly rate of the employee who performs such work and the actual cost of parts and fuel provided to the Authority.

Article VI

6.01 Agreement supplemental to other agreements.

This Agreement shall be supplemental to any other agreements between the City and the Authority. In the event that such other agreements are terminated, this Agreement shall automatically terminate; provided, however, that the termination of this Agreement shall not affect the status of such other agreements.

Signed this _____ day of _____ 2006.

City of Peachtree City, Georgia

By _____
Mayor

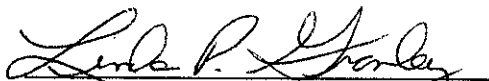
Attest:

City Clerk (SEAL)

Peachtree City Water & Sewerage Authority

By 
Chairperson of the Peachtree City
Water and Sewerage Authority

Attest:


Clerk (SEAL)

CITY OF PEACHTREE CITY

INTER-OFFICE MEMORANDUM

TO: Mayor Logsdon and Members of Council

VIA: City Manager, ATTN: Mr. Bernie McMullen *Bernie McMullen*
Assistant City Manager, ATTN: Mr. Colin Halterman *Colin Halterman*
Director of Administrative Services, ATTN: Jane Miller *Jane Miller*
Human Resources Manager, ATTN: Brenda Rogers *Brenda Rogers*

FROM: Stony Lohr *SL*
Fire Chief

DATE: September 13, 2006

SUBJECT: Peachtree City Fire Department Medical Operations Officer
(Council Agenda September 21, 2006)

RECOMMENDATION. Staff requests your approval to reclassify the Fire Department Medical Operations Officer position from Lieutenant to Captain, effective October 23, 2006.

DISCUSSION.

- a. The Medical Operations Officer/Lieutenant position was created/authorized in October 2001.
- b. This position provides technical supervision of the Department Medical Program, all of our Paramedics and EMTs, and serves as the primary linkage with our Medical Director (Dr. Schuh). Medical calls account for 76% of our responses.
- c. This officer is our representative on the Region IV EMS Board, and our principal contact with numerous hospitals, medical facilities and other Emergency Medical Services and other Fire Department medical supervisors. This officer is presently on the Board of Directors for Region IV.
- d. This officer becomes responsible for the duties of the Assistant Chief/Operations, in his absence. This includes managing and supervising all the shift commanders.
- e. The Shift Commanders are being changed to Captains effective October 23, 2006. Reclassifying the Medical Operations Officer position to Captain will promote better effectiveness and credibility of the position both internally and externally.

- f. This change was also recommended by the Fire Department Consultant report issued in 2003.

BUDGET IMPACT. The total budget impact for reclassification from Lieutenant to Captain on October 23, 2006 would \$3849.99.

CITY OF PEACHTREE CITY

INTEROFFICE MEMORANDUM

TO: Mayor and Council

VIA: City Manager 
Assistant City Manager 

FROM: Jane Miller 

DATE: September 13, 2006

SUBJECT: Briefing: ARC Market Salary Survey
September 21, 2006 Council Agenda

As you know, the Atlanta Regional Commission is conducting an assessment and revision of the City's performance evaluation process which will take several months to complete. During initial meetings with ARC, City staff asked if they could complete a market salary survey of benchmark positions to determine if the City was competitive in the salaries paid to City employees. Attached is a copy of the market salary survey along with an email from Ashlee Phillips, the ARC employee who conducted the survey. As you can see, the City is competitive as far as the salaries we offer. The only position that was identified as considerably below market was the Budget Analyst, and staff has asked the Mercer Group to take a look at that position.

It does appear that the program we have in place to adjust minimum and maximum salaries annually has had a significant impact in allowing the City to maintain competitiveness in the market. Please note that minimums and maximums for all positions will increase by 1% on October 1.

Attachment

Jane Miller

From: Ashlee Phillips [APhillips@atlantaregional.com]
Sent: Monday, August 28, 2006 11:06 AM
To: cityclerk@peachtree-city.org
Subject: Salary Study
Attachments: Final Salary Survey.xls

Attached is the salary survey that we conducted. Please contact me a 404-463-3214 if there are any questions. Thanks.

August 28, 2006

Ms. Jane Miller
151 Willowbend Road
Peachtree City, GA 30269

Dear Jane,

As discussed at our meeting in June, ARC Local Government Services staff conducted and completed a Market Salary Survey for the City of Peachtree City. The objective of such a survey is to ensure that minimum and maximum salary ranges are competitive so that the City can retain the best employees and attract qualified applicants from its competitive market.

ARC defines the City of Peachtree City's competitive market as those local governments to which City employees would go if Peachtree City's salaries were to fall more than 15 percent behind the market. Additionally, we survey those communities recognized as "trend setters" in the area of compensation.

Please keep in mind that this survey compared job responsibilities, not just titles.

The market survey is enclosed, and following are some general observations about the survey results:

- Most positions in the City are healthily competitive in regard to salary;
- Some positions have salaries that are 5% or less below the market rate;
- The only position that surveyed considerably below the market is the Budget Analyst (14 percent below the minimum and 12 percent below the maximum);
- The spread between minimum and maximum salary ranges in Peachtree City is 60 percent; this is comparable to 56 percent in the market we surveyed; a 50 to 60 percent spread is standard.

In sum, the market survey results make it clear that Peachtree City has worked hard to develop and maintain a pay system that is competitive in the Atlanta regional market.

Please contact me directly at 404-463-3214 or aphillips@atlantaregional.com with any questions. We are looking

08/31/2006

forward to continuing our work with you through the performance appraisal revision process.

Sincerely,

Ashlee Phillips
Senior Program Specialist

Assistant City Manager																						
Salary	Peachtree City	Gwinnett County	Fayette County	College Park	Douglasville	Fulton County	East Point	Roswell	Newnan	Kennesaw	Fayetteville	Suwanee	Marietta	DeKalb County	Alpharetta	Spalding County	Smyrna	Average Market Rate \$	Peachtree City Actual Salary Above or Below Midpoint Average	Market Spread	% B/w/n Min. & Max. Salary	
Min	\$ 70,931.00	NA	\$ 76,635.51	NA	NA	NA	\$ 74,330.00	NA	NA	NA	NA	NA	\$ 62,587.20	NA	\$ 58,000.00	NA	\$ 50,385.00	\$ 64,387.54	10%	43%	60%	
Max	\$ 113,394.00	NA	\$ 95,794.39	NA	NA	NA	\$ 115,930.00	NA	NA	NA	NA	NA	\$ 85,342.00	NA	\$ 87,500.00	NA	\$ 75,578.00	\$ 92,028.88	23%			
Court Clerk																						
Salary	Peachtree City	Gwinnett County	Fayette County	College Park	Douglasville	Fulton County	East Point	Roswell	Newnan	Kennesaw	Fayetteville	Suwanee	Marietta	DeKalb County	Alpharetta	Spalding County	Smyrna	Average Market Rate \$	Peachtree City Actual Salary Above or Below Midpoint Average	Market Spread	% B/w/n Min. & Max. Salary	
Min	\$ 27,754.00	\$ 25,941.66	\$ 25,691.00	NA	\$ 21,337.00	\$ 22,375.00	\$ 26,680.00	\$ 29,057.00	\$ 23,691.00	\$ 25,480.00	\$ 24,642.00	\$ 28,475.00	\$ 24,939.20	NA	\$ 25,000.00	\$ 27,468.00	\$ 27,432.00	\$ 25,586.35	8%	58%	60%	
Max	\$ 44,369.00	\$ 41,506.66	\$ 38,536.51	NA	\$ 34,735.00	\$ 38,743.00	\$ 41,612.00	\$ 43,586.00	\$ 35,131.20	\$ 47,049.60	\$ 40,096.00	\$ 43,550.00	\$ 38,563.20	NA	\$ 40,500.00	\$ 42,840.00	\$ 41,148.00	\$ 40,542.65	9%			
Executive Assistant																						
Salary	Peachtree City	Gwinnett County	Fayette County	College Park	Douglasville	Fulton County	East Point	Roswell	Newnan	Kennesaw	Fayetteville	Suwanee	Marietta	DeKalb County	Alpharetta	Spalding County	Smyrna	Average Market Rate \$	Peachtree City Actual Salary Above or Below Midpoint Average	Market Spread	% B/w/n Min. & Max. Salary	
Min	\$ 32,187.00	\$ 36,283.44	NA	\$ 31,260.00	NA	NA	\$ 32,430.00	\$ 33,137.00	NA	NA	NA	NA	\$ 35,880.00	\$ 27,264.00	\$ 35,000.00	\$ 28,429.00	\$ 36,359.00	\$ 32,893.60	-2%	54%	60%	
Max	\$ 51,455.00	\$ 58,054.00	NA	\$ 48,114.00	NA		\$ 50,580.00	\$ 49,706.00	NA	NA	NA	NA	\$ 53,789.00	\$ 44,316.00	\$ 53,500.00	\$ 44,339.00	\$ 54,538.00	\$ 50,770.67	1%			
Human Resources Manager																						
Salary	Peachtree City	Gwinnett County	Fayette County	College Park	Douglasville	Fulton County	East Point	Roswell	Newnan	Kennesaw	Fayetteville	Suwanee	Marietta	DeKalb County	Alpharetta	Spalding County	Smyrna	Average Market Rate \$	Peachtree City Actual Salary Above or Below Midpoint Average	Market Spread	% B/w/n Min. & Max. Salary	
Min	\$ 43,287.00	NA	NA	NA	\$ 42,247.00	NA	NA	\$ 44,018.00	NA	\$ 33,633.00	\$ 44,254.00	\$ 49,725.00	\$ 51,480.00	\$ 48,828.00	NA	NA	NA	\$ 44,883.57	-4%	60%	60%	
Max	\$ 69,201.00	NA	NA	NA	\$ 68,774.00	NA	NA	\$ 66,027.00	NA	\$ 61,963.00	\$ 72,006.00	\$ 76,050.00	\$ 77,230.00	\$ 79,356.00	NA	NA	NA	\$ 71,629.43	-3%			
Public Information Officer																						
Salary	Peachtree City	Gwinnett County	Fayette County	College Park	Douglasville	Fulton County	East Point	Roswell	Newnan	Kennesaw	Fayetteville	Suwanee	Marietta	DeKalb County	Alpharetta	Spalding County	Smyrna	Average Market Rate \$	Peachtree City Actual Salary Above or Below Midpoint Average	Market Spread	% B/w/n Min. & Max. Salary	
Min	\$ 43,287.00	NA	\$ 48,975.76	NA	\$ 44,492.00	\$ 46,957.00	\$ 45,632.00	\$ 51,500.00	\$ 40,518.40	\$ 33,633.60	NA	NA	\$ 51,480.00	\$ 41,004.00	NA	NA	NA	\$ 44,910.31	-4%	54%	60%	
Max	\$ 69,201.00	NA	\$ 73,463.63	NA	\$ 67,700.00	\$ 66,678.00	\$ 71,171.00	\$ 77,250.00	\$ 60,132.80	\$ 61,963.20	NA	NA	\$ 77,230.00	\$ 66,636.00	NA	NA	NA	\$ 69,136.07	0%			
Staff Assistant/ Administrative Specialist																						
Salary	Peachtree City	Gwinnett County	Fayette County	College Park	Douglasville	Fulton County	East Point	Roswell	Newnan	Kennesaw	Fayetteville	Suwanee	Marietta	DeKalb County	Alpharetta	Spalding County	Smyrna	Average Market Rate \$	Peachtree City Actual Salary Above or Below Midpoint Average	Market Spread	% B/w/n Min. & Max. Salary	
Min	\$ 27,754.00	\$ 25,941.66	\$ 28,364.62	\$ 24,775.00	\$ 25,936.00	\$ 25,506.00	\$ 24,200.00	\$ 24,977.00	\$ 21,486.40	\$ 21,299.00	\$ 23,469.00	NA	\$ 24,939.20	\$ 27,264.00	\$ 30,000.00	\$ 25,542.00	\$ 29,983.00	\$ 25,578.86	9%	58%	60%	
Max	\$ 44,369.00	\$ 41,507.00	\$ 42,546.63	\$ 37,698.00	\$ 42,221.00	\$ 44,168.00	\$ 37,744.00	\$ 37,466.00	\$ 31,907.20	\$ 39,291.00	\$ 38,186.00	NA	\$ 38,563.00	\$ 44,316.00	\$ 47,500.00	\$ 39,837.00	\$ 44,974.00	\$ 40,528.32	9%			
Building Inspector																						
Salary	Peachtree City	Gwinnett County	Fayette County	College Park	Douglasville	Fulton County	East Point	Roswell	Newnan	Kennesaw	Fayetteville	Suwanee	Marietta	DeKalb County	Alpharetta	Spalding County	Smyrna	Average Market Rate \$	Peachtree City Actual Salary Above or Below Midpoint Average	Market Spread	% B/w/n Min. & Max. Salary	
Min	\$ 32,187.00	\$ 29,903.34	\$ 31,305.60	NA	\$ 30,024.00	\$ 25,506.00	\$ 37,542.00	\$ 34,497.00	\$ 31,761.60	\$ 33,633.00	\$ 31,450.00	\$ 36,125.00	\$ 35,880.00	\$ 32,472.00	\$ 35,000.00	\$ 30,353.00	\$ 35,083.00	\$ 32,702.37	-2%	58%	60%	
Max	\$ 51,455.00	\$ 47,845.34	\$ 46,958.38	NA	\$ 48,876.00	\$ 44,168.00	\$ 58,522.00	\$ 51,746.00	\$ 47,112.00	\$ 61,963.00	\$ 51,173.00	\$ 55,250.00	\$ 53,789.00	\$ 52,776.00	\$ 53,500.00	\$ 47,340.00	\$ 52,624.00	\$ 51,576.18	0%			

City Engineer																					
Salary	Peachtree City	Gwinnett County	Fayette County	College Park	Douglasville	Fulton County	East Point	Roswell	Newnan	Kennesaw	Fayetteville	Suwanee	Marietta	DeKalb County	Alpharetta	Spalding County	Smyrna	Average Market Rate \$	Peachtree City Actual Salary Above or Below Midpoint Average	Market Spread	% B/w/ Min. & Max. Salary
Min	\$ 52,741.00	\$ 60,018.84	NA	\$ 56,785.00	NA	\$ 46,957.00	\$ 47,914.00	\$ 56,940.00	\$ 54,267.00	NA	\$ 40,139.00	NA	\$ 48,464.00	\$ 46,068.00	\$ 51,000.00	NA	\$ 68,182.00	\$ 52,430.44	1%	53%	60%
Max	\$ 84,315.00	\$ 99,031.09	NA	\$ 86,405.00	NA	\$ 66,678.00	\$ 74,729.00	\$ 85,410.00	\$ 80,641.00	NA	\$ 65,312.00	NA	\$ 72,686.00	\$ 74,866.00	\$ 75,000.00	NA	\$ 102,272.00	\$ 80,275.46	5%		
City Planner																					
Salary	Peachtree City	Gwinnett County	Fayette County	College Park	Douglasville	Fulton County	East Point	Roswell	Newnan	Kennesaw	Fayetteville	Suwanee	Marietta	DeKalb County	Alpharetta	Spalding County	Smyrna	Average Market Rate \$	Peachtree City Actual Salary Above or Below Midpoint Average	Market Spread	% B/w/ Min. & Max. Salary
Min	\$ 52,741.00	\$ 46,666.02	\$ 42,194.50	NA	\$ 42,247.00	\$ 46,957.00	\$ 43,459.00	\$ 44,018.00	\$ 40,518.00	NA	\$ 40,139.00	\$ 49,725.00	\$ 35,880.00	\$ 36,492.00	\$ 51,000.00	\$ 39,972.00	NA	\$ 43,020.58	23%	54%	60%
Max	\$ 84,315.00	\$ 76,999.00	\$ 63,291.75	NA	\$ 68,774.00	\$ 66,678.00	\$ 67,782.00	\$ 66,027.00	\$ 60,132.80	NA	\$ 65,312.00	\$ 76,050.00	\$ 53,789.00	\$ 59,304.00	\$ 75,000.00	\$ 62,343.00	NA	\$ 66,267.89	27%		
Accounting Specialist																					
Salary	Peachtree City	Gwinnett County	Fayette County	College Park	Douglasville	Fulton County	East Point	Roswell	Newnan	Kennesaw	Fayetteville	Suwanee	Marietta	DeKalb County	Alpharetta	Spalding County	Smyrna	Average Market Rate \$	Peachtree City Actual Salary Above or Below Midpoint Average	Market Spread	% B/w/ Min. & Max. Salary
Min	\$ 30,636.00	\$ 28,211.16	\$ 29,798.65	\$ 34,861.00	\$ 23,525.00	\$ 32,649.00	\$ 28,014.00	NA	\$ 22,568.00	\$ 29,099.00	\$ 27,168.00	\$ 31,450.00	NA	NA	\$ 35,000.00	\$ 25,542.00	NA	\$ 28,990.48	6%	58%	60%
Max	\$ 48,976.00	\$ 45,138.00	\$ 44,697.97	\$ 53,045.00	\$ 38,296.00	\$ 52,271.00	\$ 43,692.00	NA	\$ 33,508.00	\$ 53,580.00	\$ 44,205.00	\$ 48,100.00	NA	NA	\$ 53,500.00	\$ 39,837.00	NA	\$ 45,822.50	7%		
Code Enforcement Officer																					
Salary	Peachtree City	Gwinnett County	Fayette County	College Park	Douglasville	Fulton County	East Point	Roswell	Newnan	Kennesaw	Fayetteville	Suwanee	Marietta	DeKalb County	Alpharetta	Spalding County	Smyrna	Average Market Rate \$	Peachtree City Actual Salary Above or Below Midpoint Average	Market Spread	% B/w/ Min. & Max. Salary
Min	\$ 30,636.00	\$ 32,520.66	NA	\$ 31,260.00	\$ 27,233.00	NA	\$ 32,430.00	\$ 31,777.00	\$ 31,761.00	\$ 25,480.00	\$ 31,450.00	\$ 31,450.00	\$ 35,880.00	\$ 30,636.00	\$ 35,000.00	\$ 30,353.00	\$ 32,533.00	\$ 31,411.69	-2%	57%	60%
Max	\$ 48,976.00	\$ 52,033.06	NA	\$ 48,114.00	\$ 44,332.00	NA	\$ 50,580.00	\$ 47,666.00	\$ 47,112.00	\$ 47,049.60	\$ 51,173.00	\$ 48,110.00	\$ 53,788.80	\$ 49,788.00	\$ 53,500.00	\$ 47,340.00	\$ 48,799.00	\$ 49,241.82	-1%		
Budget Analyst																					
Salary	Peachtree City	Gwinnett County	Fayette County	College Park	Douglasville	Fulton County	East Point	Roswell	Newnan	Kennesaw	Fayetteville	Suwanee	Marietta	DeKalb County	Alpharetta	Spalding County	Smyrna	Average Market Rate \$	Peachtree City Actual Salary Above or Below Midpoint Average	Market Spread	% B/w/ Min. & Max. Salary
Min	\$ 33,816.00	\$ 42,910.38	NA	NA	NA	NA	NA	\$ 38,578.00	NA	NA	NA	NA	\$ 39,790.40	\$ 34,428.00	\$ 40,000.00	NA	\$ 41,459.00	\$ 39,527.63	-14%	55%	60%
Max	\$ 54,060.00	\$ 70,802.00	NA	NA	NA	NA	NA	\$ 57,867.00	NA	NA	NA	NA	\$ 59,696.00	\$ 55,944.00	\$ 60,500.00	NA	\$ 62,188.00	\$ 61,166.17	-12%		
Finance Director																					
Salary	Peachtree City	Gwinnett County	Fayette County	College Park	Douglasville	Fulton County	East Point	Roswell	Newnan	Kennesaw	Fayetteville	Suwanee	Marietta	DeKalb County	Alpharetta	Spalding County	Smyrna	Average Market Rate \$	Peachtree City Actual Salary Above or Below Midpoint Average	Market Spread	% B/w/ Min. & Max. Salary
Min	\$ 64,260.00	NA	\$ 69,368.14	\$ 69,022.00	NA	NA	\$ 70,791.00	NA	\$ 59,820.80	\$ 50,523.20	\$ 59,304.00	\$ 70,550.00	NA	NA	NA	\$ 62,097.00	\$ 68,182.00	\$ 64,406.46	0%	56%	60%
Max	\$ 102,730.00	NA	\$ 104,052.21	\$ 105,026.00	NA	NA	\$ 110,409.00	NA	\$ 88,795.00	\$ 93,163.20	\$ 96,495.00	\$ 107,900.00	NA	NA	NA	\$ 96,850.00	\$ 102,272.00	\$ 100,551.38	2%		
Firefighter Paramedic																					
Salary	Peachtree City	Gwinnett County	Fayette County	College Park	Douglasville	Fulton County	East Point	Roswell	Newnan	Kennesaw	Fayetteville	Suwanee	Marietta	DeKalb County	Alpharetta	Spalding County	Smyrna	Average Market Rate \$	Peachtree City Actual Salary Above or Below Midpoint Average	Market Spread	% B/w/ Min. & Max. Salary
Min	\$ 35,527.90	\$ 34,471.92	\$ 39,782.83	NA	NA	NA	\$ 35,754.00	NA	NA	NA	\$ 34,674.00	NA	NA	\$ 32,472.00	\$ 35,000.00	NA	\$ 37,634.00	\$ 35,684.11	0%	56%	60%
Max	\$ 56,796.68	\$ 55,155.00	\$ 59,574.25	NA	NA	NA	\$ 55,764.00	NA	NA	NA	\$ 56,419.00	NA	NA	\$ 52,776.00	\$ 53,500.00	NA	\$ 56,450.00	\$ 55,662.61	2%		

Police Sergeant																		Average Market Rate \$	Peachtree City Actual Salary Above or Below Midpoint Average	Market Spread	% B/w Min. & Max. Salary
Salary	Peachtree City	Gwinnett County	Fayette County	College Park	Douglasville	Fulton County	East Point	Roswell	Newnan	Kennesaw	Fayetteville	Suwanee	Marietta	DeKalb County	Alpharetta	Spalding County	Smyrna				
Min	\$ 39,216.00	\$ 40,766.34	\$ 39,782.83	\$ 42,374.00	\$ 34,757.00	NA	\$ 39,419.00	\$ 39,938.00	\$ 35,006.40	\$ 36,129.60	\$ 38,228.00	\$ 41,225.00	\$ 42,016.00	\$ 41,004.00	\$ 45,000.00	\$ 34,200.00	\$ 40,184.00	\$ 39,335.34	0%	55%	60%
Max	\$ 62,693.00	\$ 65,226.00	\$ 59,674.25	\$ 64,477.00	\$ 56,580.00	NA	\$ 61,480.00	\$ 59,907.00	\$ 51,958.40	\$ 66,684.00	\$ 62,202.00	\$ 63,050.00	\$ 57,408.00	\$ 66,636.00	\$ 66,500.00	\$ 53,340.00	\$ 60,275.00	\$ 61,026.51	3%		
Maintenance Technician I																		Average Market Rate \$	Peachtree City Actual Salary Above or Below Midpoint Average	Market Spread	% B/w Min. & Max. Salary
Salary	Peachtree City	Gwinnett County	Fayette County	College Park	Douglasville	Fulton County	East Point	Roswell	Newnan	Kennesaw	Fayetteville	Suwanee	Marietta	DeKalb County	Alpharetta	Spalding County	Smyrna				
Min	\$ 21,682.00	\$ 24,646.26	\$ 21,048.64	\$ 22,472.00	\$ 19,354.00	NA	\$ 20,905.00	\$ 21,845.00	\$ 20,467.20	\$ 21,299.20	\$ 21,287.00	NA	NA	\$ 22,896.00	\$ 25,000.00	NA	\$ 24,882.00	\$ 22,175.19	-2%	58%	60%
Max	\$ 34,661.00	\$ 38,202.00	\$ 31,572.96	\$ 34,194.00	\$ 31,506.00	NA	\$ 32,605.00	\$ 32,768.00	\$ 30,430.40	\$ 39,291.20	\$ 34,636.00	NA	NA	\$ 37,212.00	\$ 40,500.00	NA	\$ 37,323.00	\$ 35,020.05	-1%		
Leisure Programs Coordinator																		Average Market Rate \$	Peachtree City Actual Salary Above or Below Midpoint Average	Market Spread	% B/w Min. & Max. Salary
Salary	Peachtree City	Gwinnett County	Fayette County	College Park	Douglasville	Fulton County	East Point	Roswell	Newnan	Kennesaw	Fayetteville	Suwanee	Marietta	DeKalb County	Alpharetta	Spalding County	Smyrna				
Min	\$ 35,528.00	NA	\$ 32,934.07	\$ 36,604.00	NA	NA	NA	\$ 34,497.00	NA	NA	NA	NA	\$ 29,723.20	NA	\$ 30,000.00	NA	\$ 36,359.00	\$ 33,352.88	7%	52%	60%
Max	\$ 56,797.00	NA	\$ 49,401.10	\$ 55,697.00	NA	NA	NA	\$ 51,746.00	NA	NA	NA	NA	\$ 44,616.00	NA	\$ 47,500.00	NA	\$ 54,538.00	\$ 50,583.02	12%		
Stormwater Manager																		Average Market Rate \$	Peachtree City Actual Salary Above or Below Midpoint Average	Market Spread	% B/w Min. & Max. Salary
Salary	Peachtree City	Gwinnett County	Fayette County	College Park	Douglasville	Fulton County	East Point	Roswell	Newnan	Kennesaw	Fayetteville	Suwanee	Marietta	DeKalb County	Alpharetta	Spalding County	Smyrna				
Min	\$ 50,200.00	NA	NA	NA	NA	\$ 61,254.00	NA	\$ 54,220.00	NA	NA	NA	NA	\$ 48,464.00	NA	NA	\$ 39,972.00	NA	\$ 50,977.50	-2%	50%	60%
Max	\$ 80,252.00	NA	NA	NA	NA	\$ 90,044.00	NA	\$ 81,330.00	NA	NA	NA	NA	\$ 72,696.00	NA	NA	\$ 62,343.00	NA	\$ 76,603.25	5%		
Crew Leader																		Average Market Rate \$	Peachtree City Actual Salary Above or Below Midpoint Average	Market Spread	% B/w Min. & Max. Salary
Salary	Peachtree City	Gwinnett County	Fayette County	College Park	Douglasville	Fulton County	East Point	Roswell	Newnan	Kennesaw	Fayetteville	Suwanee	Marietta	DeKalb County	Alpharetta	Spalding County	Smyrna				
Min	\$ 30,636.00	NA	\$ 31,305.60	\$ 28,680.00	\$ 25,936.00	\$ 32,649.00	\$ 30,886.00	\$ 29,057.00	\$ 22,568.00	\$ 21,299.00	\$ 28,526.00	\$ 28,475.00	\$ 31,325.00	\$ 27,264.00	\$ 35,000.00	\$ 32,276.00	\$ 27,432.00	\$ 28,845.24	6%	56%	60%
Max	\$ 48,976.00	NA	\$ 46,958.39	\$ 43,640.00	\$ 42,221.00	\$ 52,271.00	\$ 48,171.00	\$ 43,586.00	\$ 33,508.00	\$ 39,291.20	\$ 46,416.00	\$ 43,550.00	\$ 47,008.00	\$ 44,316.00	\$ 53,500.00	\$ 50,339.00	\$ 41,148.00	\$ 45,061.57	9%		
Heavy Equipment Operator																		Average Market Rate \$	Peachtree City Actual Salary Above or Below Midpoint Average	Market Spread	% B/w Min. & Max. Salary
Salary	Peachtree City	Gwinnett County	Fayette County	College Park	Douglasville	Fulton County	East Point	Roswell	Newnan	Kennesaw	Fayetteville	Suwanee	Marietta	DeKalb County	Alpharetta	Spalding County	Smyrna				
Min	\$ 27,754.00	\$ 29,090.40	\$ 28,364.62	\$ 28,680.00	\$ 24,701.00	\$ 29,077.00	\$ 24,200.00	\$ 27,697.00	\$ 26,124.80	\$ 22,651.20	\$ 24,642.00	NA	\$ 25,896.00	NA	\$ 30,000.00	NA	\$ 31,258.00	\$ 27,106.31	2%	57%	60%
Max	\$ 44,369.00	\$ 46,545.00	\$ 42,546.93	\$ 43,640.00	\$ 40,211.00	\$ 48,415.00	\$ 37,744.00	\$ 41,546.00	\$ 38,729.60	\$ 41,704.00	\$ 40,096.00	NA	\$ 38,833.60	NA	\$ 47,500.00	NA	\$ 46,886.00	\$ 42,645.93	4%		
Mechanic																		Average Market Rate \$	Peachtree City Actual Salary Above or Below Midpoint Average	Market Spread	% B/w Min. & Max. Salary
Salary	Peachtree City	Gwinnett County	Fayette County	College Park	Douglasville	Fulton County	East Point	Roswell	Newnan	Kennesaw	Fayetteville	Suwanee	Marietta	DeKalb County	Alpharetta	Spalding County	Smyrna				
Min	\$ 32,187.00	\$ 29,090.40	\$ 28,364.62	NA	NA	\$ 25,506.00	\$ 29,415.00	\$ 29,057.00	\$ 30,243.00	\$ 22,651.20	\$ 28,526.00	NA	\$ 28,579.00	\$ 22,896.00	NA	\$ 30,353.00	\$ 29,983.00	\$ 27,888.69	15%	58%	60%
Max	\$ 51,455.00	\$ 46,545.00	\$ 42,546.93	NA	NA	\$ 44,168.00	\$ 45,877.00	\$ 43,586.00	\$ 44,844.80	\$ 41,704.00	\$ 46,416.00	NA	\$ 42,910.40	\$ 37,212.00	NA	\$ 47,340.00	\$ 44,974.00	\$ 44,010.34	17%		

Firefighter EMT																			Average Market Rate \$	Peachtree City Actual Salary Above or Below Midpoint Average	Market Spread	% B/w Min. & Max. Salary
Salary	Peachtree City	Gwinnett County	Fayette County	College Park	Douglasville	Fulton County	East Point	Roswell	Newnan	Kennesaw	Fayetteville	Suwanee	Marietta	DeKalb County	Alpharetta	Spalding County	Smyrna					
Min	\$ 32,186.52	\$ 34,471.92	\$ 34,365.91	\$ 36,604.00	NA	NA	\$ 32,430.00	NA	NA	NA	\$ 33,023.00	NA	\$ 35,002.24	NA	\$ 35,000.00	\$ 29,390.00	\$ 36,359.00	\$ 34,071.79	-6%	53%	60%	
Max	\$ 51,454.99	\$ 55,155.00	\$ 51,548.85	\$ 55,697.00	NA	NA	\$ 50,580.00	NA	NA	NA	\$ 53,732.00	NA	\$ 49,271.00	NA	\$ 53,500.00	\$ 45,838.00	\$ 54,538.00	\$ 52,206.65	-1%			
Fire Chief																			Average Market Rate \$	Peachtree City Actual Salary Above or Below Midpoint Average	Market Spread	% B/w Min. & Max. Salary
Salary	Peachtree City	Gwinnett County	Fayette County	College Park	Douglasville	Fulton County	East Point	Roswell	Newnan	Kennesaw	Fayetteville	Suwanee	Marietta	DeKalb County	Alpharetta	Spalding County	Smyrna					
Min	\$ 64,260.00	NA	\$ 69,368.14	\$ 72,473.00	NA	NA	\$ 70,791.00	\$ 80,858.00	\$ 54,827.00	NA	\$ 56,480.00	NA	NA	NA	NA	\$ 57,288.00	\$ 73,746.00	\$ 66,978.89	-4%	53%	60%	
Max	\$ 102,730.00	NA	\$ 104,052.21	\$ 110,277.00	NA	NA	\$ 110,409.00	\$ 121,287.00	\$ 81,370.00	NA	\$ 91,900.00	NA	NA	NA	NA	\$ 89,349.00	\$ 110,619.00	\$ 102,407.90	0%			
Fire Sergeant EMT																			Average Market Rate \$	Peachtree City Actual Salary Above or Below Midpoint Average	Market Spread	% B/w Min. & Max. Salary
Salary	Peachtree City	Gwinnett County	Fayette County	College Park	Douglasville	Fulton County	East Point	Roswell	Newnan	Kennesaw	Fayetteville	Suwanee	Marietta	DeKalb County	Alpharetta	Spalding County	Smyrna					
Min	\$ 37,326.49	\$ 34,471.92	\$ 38,232.69	\$ 42,373.71	NA	NA	\$ 37,542.00	NA	NA	NA	\$ 38,228.00	NA	\$ 39,020.80	NA	\$ 35,000.00	NA	\$ 40,184.00	\$ 38,131.64	-2%	51%	60%	
Max	\$ 59,672.00	\$ 55,155.00	\$ 57,349.03	\$ 64,476.60	NA	NA	\$ 58,552.00	NA	NA	NA	\$ 62,202.00	NA	\$ 48,522.00	NA	\$ 53,500.00	NA	\$ 60,275.00	\$ 57,503.95	4%			
Fire Sergeant Paramedic																			Average Market Rate \$	Peachtree City Actual Salary Above or Below Midpoint Average	Market Spread	% B/w Min. & Max. Salary
Salary	Peachtree City	Gwinnett County	Fayette County	College Park	Douglasville	Fulton County	East Point	Roswell	Newnan	Kennesaw	Fayetteville	Suwanee	Marietta	DeKalb County	Alpharetta	Spalding County	Smyrna					
Min	\$ 39,216.15	\$ 34,471.92	\$ 39,782.83	\$ 42,373.71	NA	NA	\$ 39,419.00	NA	NA	NA	\$ 38,228.00	NA	\$ 41,496.00	NA	\$ 35,000.00	NA	\$ 40,184.00	\$ 38,869.43	1%	52%	60%	
Max	\$ 62,692.90	\$ 55,155.00	\$ 59,674.25	\$ 64,476.60	NA	NA	\$ 61,480.00	NA	NA	NA	\$ 62,202.00	NA	\$ 57,424.64	NA	\$ 53,500.00	NA	\$ 60,275.00	\$ 59,273.44	6%			
Police Captain																			Average Market Rate \$	Peachtree City Actual Salary Above or Below Midpoint Average	Market Spread	% B/w Min. & Max. Salary
Salary	Peachtree City	Gwinnett County	Fayette County	College Park	Douglasville	Fulton County	East Point	Roswell	Newnan	Kennesaw	Fayetteville	Suwanee	Marietta	DeKalb County	Alpharetta	Spalding County	Smyrna					
Min	\$ 52,741.00	NA	\$ 54,014.23	\$ 51,506.00	\$ 40,238.00	NA	\$ 50,310.00	\$ 51,500.00	NA	\$ 44,928.00	NA	\$ 54,825.00	NA	\$ 48,828.00	\$ 51,000.00	\$ 42,858.00	\$ 50,385.00	\$ 49,126.57	7%	56%	60%	
Max	\$ 84,315.00	NA	\$ 81,156.35	\$ 78,372.00	\$ 65,499.00	NA	\$ 78,466.00	\$ 77,250.00	NA	\$ 82,971.20	NA	\$ 83,850.00	NA	\$ 79,356.00	\$ 75,500.00	\$ 66,843.00	\$ 75,578.00	\$ 76,803.78	10%			
Police Chief																			Average Market Rate \$	Peachtree City Actual Salary Above or Below Midpoint Average	Market Spread	% B/w Min. & Max. Salary
Salary	Peachtree City	Gwinnett County	Fayette County	College Park	Douglasville	Fulton County	East Point	Roswell	Newnan	Kennesaw	Fayetteville	Suwanee	Marietta	DeKalb County	Alpharetta	Spalding County	Smyrna					
Min	\$ 64,260.00	NA	\$ 69,368.14	\$ 72,473.00	NA	NA	\$ 70,791.00	\$ 80,858.00	\$ 56,971.20	\$ 51,521.60	\$ 56,480.00	\$ 74,375.00	NA	NA	NA	\$ 50,553.00	\$ 73,746.00	\$ 65,713.69	-2%	55%	60%	
Max	\$ 102,730.00	NA	\$ 104,052.21	\$ 110,277.00	NA	NA	\$ 110,409.00	\$ 121,287.00	\$ 84,531.20	\$ 95,160.00	\$ 91,900.00	\$ 113,750.00	NA	NA	NA	\$ 78,846.00	\$ 110,619.00	\$ 102,083.14	1%			
Police Officer																			Average Market Rate \$	Peachtree City Actual Salary Above or Below Midpoint Average	Market Spread	% B/w Min. & Max. Salary
Salary	Peachtree City	Gwinnett County	Fayette County	College Park	Douglasville	Fulton County	East Point	Roswell	Newnan	Kennesaw	Fayetteville	Suwanee	Marietta	DeKalb County	Alpharetta	Spalding County	Smyrna					
Min	\$ 32,187.00	\$ 31,698.54	\$ 34,365.91	\$ 36,604.00	\$ 31,525.00	\$ 32,649.00	\$ 32,430.00	\$ 33,137.00	\$ 28,808.00	\$ 31,533.60	\$ 31,450.00	\$ 31,450.00	\$ 35,006.00	\$ 34,428.00	\$ 35,000.00	\$ 29,390.00	\$ 36,359.00	\$ 32,864.63	-2%	56%	60%	
Max	\$ 51,455.00	\$ 50,718.00	\$ 51,548.85	\$ 55,697.00	\$ 51,320.00	\$ 52,271.00	\$ 50,580.00	\$ 49,706.00	\$ 42,744.00	\$ 58,240.00	\$ 51,173.00	\$ 48,100.00	\$ 49,296.00	\$ 55,944.00	\$ 53,500.00	\$ 45,838.00	\$ 54,538.00	\$ 51,325.87	0%			

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