

MINUTES
CITY OF SUWANEЕ, GEORGIA
CITY COUNCIL MEETING
DECEMBER 17, 2002

Present: Nick Masino, Mayor
Jace Brooks, Councilmember
Jimmy Burnette, Mayor Pro Tem
Carol Hassell, Councilmember
Alan Landers, Councilmember
Jeannine Rispin, Councilmember

Hardin Watkins, City Manager
Elvira Rogers, City Clerk
Gregory Jay, City Attorney

6:30 P.M.
PUBLIC HEARING

Meeting called to order by Mayor Masino at 6:35 P.M. Mayor Masino stated to that the applicant had requested that RZ-2002-021 be tabled in order to comply with Planning Commission conditions to complete traffic and hydrology studies. Also, to reassess the townhome locations.

City Manager, Hardin Watkins, read the procedures for public meetings.

- 1. RZ-2002-020 - Applicant: C. D. Milam. Owner: Mildred Dollar. Requests rezoning from R-100 to TRD to allow for a single-family residential subdivision. Site is located in Land Lot 235 of the 7th District on Buford Highway near the intersection with Dollar Circle and contains approximately 33.50 acres.**

Mr. Allen stated this item was tabled at November Council Meeting. There was no additional information from the last meeting.

Support

Mr. Miles Milam, 611 Sugarloaf Reserve Drive, Duluth, GA. Mr. Milam presented a revised project diagram and stated he had met with the homeowners shortly after the last Council Meeting.

Councilmember Landers inquired as to the number of lots referenced in the “pink” on the diagram. Mr. Milam stated lots # 17, 18, 19, 30, 31, 35, 36, 37, 38, 65 and 66.

Opposition – None.

- 2. RZ-2002-021 - Applicant: United General Investments (Georgia), Inc. Owner: Kuang H. Chien et al. Requests rezoning from R-100 and O-I to PMUD to allow for single-family detached, single-family attached, lofts, offices, and retail uses. Site is located in Land Lots 251 and 252 of the 7th District at the intersection of Suwanee Dam Road and Settles Bridge Road and contains approximately 112.69 acres.**

Mr. Allen stated that the applicant has requested this case be postponed.

Support

Mr. Ken Holbrooks, UGI, 3355 Annandale Lane, Suwanee, GA. Mr. Holbrooks stated that his company is working with the neighbors to address their concerns.

Opposition – None.

The Public Hearing was closed at 6:45 P.M.

7:00 P.M.
CITY COUNCIL MEETING

CALL TO ORDER

Mayor Masino called the meeting to order at 7:00 P.M.

ANNOUNCEMENTS

→ **Plant Rescue**

About 30 volunteers participated last month in a two-day native plant rescue at the City's new Town Center site, at the intersection of Buford Highway and Lawrenceville-Suwanee Road. The volunteers, from the Georgia Native Plant Society, North Gwinnett High School Environmental Club, and the City, dug up native plants such as Christmas fern, blueberries, rattlesnake plantain, and running ground cedar. Many of the plants were transplanted at the future site of the City's Suwanee Creek Park, which is located where Buford Highway and Suwanee Creek Park intersect. Another plant rescue is being planned for January. Suwanee residents Pat Montgomery and Teresa Schrum organized the effort. Anyone interested in participating with the plant rescue project can contact Councilmember Hassell.

→ **COPS Program at Suwanee Elementary**

A dozen students at Suwanee Elementary School are the envy of their peers. Thanks to the COPS program (Caring Officers Providing Support) established by the Suwanee Police Department and Suwanee Elementary, 10 fifth-graders, a fourth-grader, and third-grader have their own cop, a uniformed Suwanee police officer who has volunteered to spend 30-45 minutes each week over a three-four month period mentoring the child. Eight Suwanee patrol officers, almost one-third of the Suwanee Police Department staff, are participating in the COPS program. Suwanee Police Officer Robert Stewart and Suwanee Elementary counselor Laura Spencer started the program.

→ **Renovations to Suwanee Crossroads Center**

Work is underway on the Suwanee Crossroads Center. We expect to move the Municipal Court Staff and Economic and Community Development Staff into the facility in late February. The architecture is modeled after City Hall – it is very attractive. Grand Opening Event proposed in February and paintings by Ingrid Bolton of the Trice Trail and George Pierce Park scheduled to be displayed.

PLEDGE OF ALLEGIANCE

Former Mayor Chris Yoder assisted Mayor Nick Masino in leading the attendees in the pledge to the flag.

APPROVAL OF MINUTES

A. 11/19/02 Council Meeting

Motion by Councilmember Hassell to approve 11/19/02 Minutes with an amendment to item #5 of the Council Meeting Agenda to reflect the addition of item 10M. Authorize Mayor to complete documents related to SPLOST funding, second by Councilmember Rispin and so carried 5-0 (1 Abstain – Mayor Masino).

ADOPTION OF AGENDA AS PRESENTED

Motion to adopt the agenda with an amendment to change item #12 from Land Acquisition Update to Executive Session to Discuss Land Acquisition, second by Mayor Pro Tem Burnette and so carried 6-0.

APPOINTMENT TO ZONING BOARD OF APPEALS

David Swanson and Nadija Dzikowski's terms expire on December 31, 2002.

Motion by Councilmember Hassell to reappoint Dave Swanson, second by Mayor Pro Tem Burnette and so carried 6-0.

Ms. Dzikowski is not interested in reappointment to the Board. Motion to delay appointment for Nadija Dzikowski expired term to January 9, 2003 Called Council Meeting, second by Councilmember Rispin and so carried 6-0.

SPECIAL RECOGNITION

A. Recognition of New Police Department Staff

The Police Department has hired several new staff members in the past few months. City Manager Watkins and Chief Jones introduced the following to Council: Ben Bolin, hired October 2001; Bill Morgan, hired May 2002; Officer Tory Bell, hired October 2002. Overall, five dispatchers and one new officer have been hired.

AUDIENCE PARTICIPATION

☐ Valerie Gormon, 4015 Stonecypher Road, Suwanee, GA, stated she would like to see the trail location on the web site on her property removed as promised.

OLD BUSINESS

A. RZ-2002-020 - Applicant: C. D. Milam. Owner: Mildred Dollar. Requests rezoning from R-100 to TRD to allow for a single-family residential subdivision. Site is located in Land Lot 235 of the 7th District on Buford Highway near the intersection with Dollar Circle and contains approximately 33.50 acres.

This item was tabled at the November 19th City Council Meeting. **Motion to approve as R-75 subject to staff conditions #1-#4; reword condition #5 to state: "Provide minimum 10-foot wide asphalt and/or concrete trail from George Pierce Park to Buford Highway within a minimum 15-foot wide strip of land encompassing the trail dedicated to the City of Suwanee. Design specifications regarding composition of construction shall be reviewed and approved by the City of Suwanee prior to construction. Trail construction to be completed within each phase of development, prior to the approval of a Final Plat for said phase. Said trail will incorporate the existing trail wherever possible." Add condition #6: "Construct said development in general accordance with the submitted site plan dated September 30, 2002 and last revised December 9, 2002. Provide a 25-foot wide construction buffer along all external property lines abutting Ruby Forest and Dollar Circle subdivisions. In locations where a 25-foot construction buffer is not feasible on lots 17, 18, 19, 30, 31, 35, 36, 37, 38, 65 and 66, due to site**

constraints, maintain a minimum 15-foot wide construction buffer.” Second for discussion by Councilmember Hassell.

Request changing word in condition #3 from “shade” to canopy or over story”.

Councilmember Landers amended the motions to approve with conditions to add the discussion item, amended second by Councilmember Hassell and so carried 6-0.

- B. RZ-2002-021 - Applicant: United General Investments (Georgia), Inc. Owner: Kuang H. Chien et al. Requests rezoning from R-100 and O-I to PMUD to allow for single-family detached, single-family attached, lofts, offices, and retail uses. Site is located in Land Lots 251 and 252 of the 7th District at the intersection of Suwanee Dam Road and Settles Bridge Road and contains approximately 112.69 acres.

Motion by Councilmember Rispin to table to January 21, 2003 City Council Meeting to allow for completion of traffic study, hydrology study and line of sight study, traffic study and hydrology study to be complete, second by Councilmember Brooks and so carried 6-0.

NEW BUSINESS

A. Consideration for Approval of Engineering Plans for Town Center Park

Mr. Allen presented a list of pre-qualified firms. Mr. Allen also stated that work is continuing on cost estimates and the plan will be presented at the January 2003 Workshop.

Councilmember Rispin asked what portion of the work the contractor will be bidding. Mr. Allen stated the roads and the park.

B. Consideration for Adopting the Suwanee Creek Park Master Plan

Mr. Allen stated the Plan is ready for adoption. There are a few edits (misspellings, typos) that need to be amended.

Motion to adopt the Suwanee Creek Park Master Plan was made by Councilmember Hassell, second by Councilmember Brooks and so carried 6-0.

C. Architectural Review Pursuant to RZ-2002-003 and RZ-2002-004, the Stonecypher Tract. City Council must review Architectural Plans prior to Issuance of a Development Permit

D. Architectural Review Pursuant to RZ-2002-009 and RZ-2002-010, the Scales Road Tract. City Council must review Architectural Plans prior to Issuance of a Development Permit

Council addressed agenda items C and D together with separate votes.

Mr. Allen stated that architectural plans for these projects have to be reviewed and approved by City Council prior to the development permit being issued and a rezoning condition. The single-family detached project on Stonecypher Road is the same as Old Suwanee neighborhood. The townhomes are the same in both developments.

Mayor Masino inquired as to the status of the live-work unites on Stonecypher Road. Mr. Allen stated these units are still in design and will be addressed at a later date.

Mr. Larry Giesling, Richport Properties, 735 Windwalk Drive, Roswell, GA, presented the architectural designs for Council consideration.

Motion to approve architectural plans pursuant to RZ-2002-003 and RZ-2002-004, the Stonecypher Tract, was made by Councilmember Rispin, second by Mayor Pro Tem Burnette and so carried 6-0.

Motion to approve architectural plans pursuant to RZ-2002-009 and RZ-2002-010, the Scales Road Tract, was made by Mayor Pro Tem Burnette, second by Councilmember Hassell and so carried 6-0.

E. Consideration of a Resolution to Authorize Staff to Apply for a Department of Highway Safety Grant for the Police Department

Mr. Watkins stated that the Police Department is seeking approval to apply for a Department of Highway Safety Grant in the amount of \$11,000. The City has a policy that Council must approve any grant applications. The intent is that \$5,500 will be used to purchase a Speed Trailer and the remaining \$5,500, as directed by the Department of Highway Safety, will be used for additional staff time to perform additional seatbelt enforcement throughout the City. Chief Jones plans to allocate an additional funds from the confiscated drug fund account to purchase the trailer.

Motion by Councilmember Hassell to approve Resolution to authorize Police Department to apply for a Department of Highway Safety Grant for the Police Department in the amount of \$11,000 of which \$5,500 will be used to purchase a speed trailer and the remaining \$5,500 will be used for additional staff time to perform incremental seatbelt enforcement, second by Councilmember Rispin.

Councilmember Hassell called for discussion. Staff to amend the Resolution to reflect the use of the funds as follows at the third WHEREAS:

“WHEREAS, the City of Suwanee Police Department is requesting \$11,000 to purchase a speed trailer and to use for additional staff time for additional seatbelt enforcement; and”

Councilmember Hassell amended the motion to approve, Councilmember Rispin amended the second and the vote carried 6-0.

F. Consideration of a Resolution to Authorize Staff to Apply for Livable Centers Initiative Planning and Construction Funding

Mr. Watkins stated that the Atlanta Regional Commission has funding available, through LCI, for transportation projects consistent with a locally adopted Master Plan. Applications will be due in January 2003. The potential projects were discussed at the workshop. City Council discussed and identified their top three priority projects: (1) Construct a pedestrian tunnel under the existing Norfolk-Southern railroad line, total cost estimate \$610,200; (2) Greenway/Path connecting new Library to “corner/Town Square property” development south of Buford Hwy. The path would traverse the new pedestrian tunnel near City Hall and would require a pedestrian crossing at Buford Hwy, total cost estimate \$520,272; (3) Improve and pave Jackson Street (from Stonecypher to Calaboose), total cost estimate \$495,787. The City will have to provide a 20% match.

Staff will submit projects 1 & 2 in one application and project 3 in a separate application.

Motion to approve Resolutions to consider the projects referenced was made by Mayor Pro Tem Burnette, second by Councilmember Brooks and so carried 6-0.

G. Authorization for Approval of Change Order for Suwanee Crossroads Center Project

Mr. Watkins stated staff is seeking authorization from City Council to approve a change order for the Suwanee Crossroads Center. The original contract price was \$429,696.00. With approval of the change order, the contract price will decrease to \$427,775.09. Another change will follow prior to project completion.

Mayor Masino asked Mr. Watkins to clarify funding. Mr. Watkins stated these funds have been set aside year-end, year-out by Council into a reserve fund balance specifically for this type of project.

Motion to approve Change Order No. 1 for Suwanee Crossroads Center was made by Councilmember Brooks, second by Councilmember Hassell and so carried 6-0.

H. Mid-year Request for Authorization to Create an Operating Budget for the Urban Redevelopment Agency and an Operating Budget for the Debt Service Fund for URA Bond Payment and Approval of Related Budget Amendments

Mr. Watkins stated that this item was thoroughly discussed at the Workshop. Staff is requesting several budget amendments to create an operating budget for the URA and an operating budget for the debt service fund for the URA bond payment. This requires taking funds from reserve fund balance to use for debt service payment and to use in the URA operating budget. The detailed request is included in your packet.

Motion by Councilmember Landers to approve Mid-year Request for authorization to create an Operating Budget for the Urban Redevelopment Agency and an Operating Budget for the Debt Service fund for URA Bond Payment and approval of related budget amendments, second by Mayor Pro Tem Burnette and so carried 6-0.

I. Authorization of 1st Quarter Budget Adjustments

Staff is proposing budget adjustments to increase general fund expenditures to pay real estate taxes to Gwinnett County as part of the closing for the Knox property and to pay an unemployment claim to the Department of Labor. Staff is also requesting a reclassification of funds to add resources for General Administration advertising for vacant positions.

Motion to approve 1st Quarter Budget Adjustments made by Councilmember Landers, second by Mayor Pro Tem Burnette and so carried 6-0.

J. Authorize the Mayor to Enter into Agreement with American Integrated Services to Provide the City with Information Technology Consulting Services for One Year

Mr. Watkins stated Proposals for the City's Information Technology Services were received on November 8. A staff committee has reviewed the proposals and is recommending the City enter into a contract with American Integrated Services for one year.

Motion by Mayor Pro Tem Burnette to approve authorizing the Mayor to enter into an Agreement with American Integrated Services, second by Councilmember Brooks.

CITY MANAGER'S REPORT

A. November Financial Reports

Mr. Watkins stated Council can direct questions on report to Financial Services Director, Amie Sakmar.

B. Report from GMA Recognition Committee

Mr. Watkins discussed the promotional opportunities (copy attached).

Motion by Councilmember Hassell to authorize staff to proceed with items 1-11 on the promotional cost estimate sheet, second for discussion by Councilmember Rispin.

Mayor Masino stated that the items are not listed in numeric order on the cost estimate sheet.

Councilmember Hassell amended the motion to approve authorizing staff to proceed with items 1, 2, 3, 4, 5, 6, 7, 10, 11, Councilmember Rispin amended the second and the vote carried 6-0.

C. City Council Retreat Agenda Planning Session – January 11, 2003.

EXECUTIVE SESSION

Motion to enter Executive Session at 7:52 P.M. by Councilmember Rispin, second by Councilmember Brooks and so carried 6-0.

Motion to Exit Executive Session by Councilmember Hassell, second by Mayor Pro Tem Burnette and so carried 6-0.

ADJOURNMENT

Motion to adjourn by Councilmember Brooks, second by Councilmember Rispin and so carried 6-0.

Minutes Recorded by:

Elvira Rogers, City Clerk

Nick Masino, Mayor