

**MINUTES
CITY OF SUWANEE, GEORGIA
CITY COUNCIL MEETING
OCTOBER 21, 2003**

Meeting Location: Suwanee City Hall

Attendees: Nick Masino, Mayor
Alan Landers, Mayor Pro-Tem
Jace Brooks, Councilmember
Jimmy Burnette, Councilmember
Carol Hassell, Councilmember
Jeannine Rispin, Councilmember
Hardin Watkins, City Manager
Elvira Rogers, City Clerk
Gregory Jay, City Attorney

**6:30 P.M.
PUBLIC HEARING**

Call to order by Mayor Masino at 6:30 P.M. Hardin Watkins, City Manager, read the procedures for public meetings.

- 1. AN-2003-003 & RZ-2003-016: Applicant: Suwanee Land Partners, LLC. Owner: Motorola, Inc. et al. Requests annexation and rezoning from R-100 (Unincorporated Gwinnett County) and M-1 (City of Suwanee - Light Industry District) to PMUD (Planned Mixed Use Development District) to allow for a planned mixed use development including 435 multi-family units, 762,500 square feet of office/distribution uses, and approximately 252,000 square feet of commercial/retail uses. Site is located in Land Lots 168 and 169 of the 7th District on the west side of Lawrenceville-Suwanee Road south of the intersection with Satellite Boulevard and contains approximately 111.16 acres.**

Marty Allen presented the staff analysis as follows: The applicant seeks rezoning on an approximately 115.9 acre tract, which includes an approximately 4-acre annexation, to develop a proposed mixed-use center. The applicant requests rezoning from R-100 (Single-Family Residential - Unincorporated Gwinnett County) and M-1 (Light Industrial - City of Suwanee) to PMUD (Planned Mixed Use Development) to develop a project totaling 1,530,314 square feet of multi-family, office/industrial and commercial/retail space. These numbers are based on the original submittal. The applicant has proposed revisions to the plan, which will be presented in their presentation. The subject property is located just south of Satellite Boulevard on the southwest side of Lawrenceville-Suwanee Road with a portion of the tract extending west to Burnette Road.

As proposed, the project includes 2 apartment complexes totaling 435 multi-family units (515,740 square feet), 4 office/warehouse/industrial buildings (762,500 square feet) and 9 individual commercial/retail buildings (252,074).

The subject property is currently mostly zoned M-1 (Light Industry District). A small area located along Burnette Road (roughly 4 acres) is zoned R-100. The M-1-zoned land was rezoned from R-100, C-2 and O-I to its current conditional M-1 district in 2000 for a large proposed high-tech office/warehousing/manufacturing/distribution facility for a regional Motorola campus (RZ-2000-033). The proposal at that time included several mid-rise office buildings and one large distribution facility. The project was not developed as zoned in 2000.

Creating Planned Mixed-Use Development Districts allows design flexibility in order to meet certain requirements and goals outlined in the City's Comprehensive Plan. Along with this flexibility, however, the City's policies require greater attention to many design details. There are specific standards within the Comprehensive Plan and Zoning Ordinance that must be followed.

The proposed project transportation improvements include a proposed roadway that runs east to west between Lawrenceville-Suwanee Road to Burnette Road. The submitted site plan indicates this to be an 80-foot wide right-of-way.

All of the proposed commercial buildings are single-story, single-use buildings. They are generally located on the eastern portion of the site directly adjacent to Lawrenceville-Suwanee Road and total approximately 32 acres. Five (5) commercial/retail outparcels, shown as "Tracts 5-9", are located to the north of the proposed Boulevard. The bulk of the commercial development is found on site shown as "Tract 1" located to the south of the Boulevard. The plan proposes an approximately 145,000 square foot "big-box" style commercial building at the corner of the Boulevard and Lawrenceville-Suwanee Road. The balance of the commercial development is proposed to consist of three more commercial/retail buildings between the big-box building and one of the apartment areas.

The proposed industrial component is located on a single tract ("Tract 4") to the north of the Boulevard and west of the commercial outparcels. The tract accesses the Boulevard at five separate locations with three of those access points for parking and two access points for loading areas.

The multi-family component is located on the western most portion of the subject property and includes 2 tracts ("Tract 2" and "Tract 3") totaling approximately 35.4 acres. Tract 2 is located south of the Boulevard, contains 15.82 acres, and proposes 201 residential multi-family units.

Tract 3 is located north of the Boulevard, contains 19.6 acres, and proposes 234 residential multi-family units.

The site abuts residential zoning along the site's western property line. The City's normal development standards would require 50-foot wide undisturbed buffers along residentially zoned areas. The applicant's proposed site plan shows "revegetated buffers" wherever the apartments abut existing single family properties. As such, this would be a deviation from the City's normal development standards.

The proposed open space totals 15.74 acres on two tracts. The open space essentially runs along an existing stream near the middle of the tract.

The subject property is a large wooded undeveloped tract that contains one single-family house. A creek crosses the property near its western boundary. Provided all stream buffers, residential buffers, and site access issues are addressed appropriately, the site could support the various proposed uses.

The subject property is located on the southwestern side of Lawrenceville-Suwanee Road north of I-85 and south of Satellite Boulevard. The surrounding area consists of a mixture of single-family residential, light-industrial, and commercial/retail development. Abutting the subject property along its southern boundary is the location of the former Atlanta Falcons training facility in O-I, C-2 and C-3 zoning. Also, to the south and west are numerous single-family homes in unincorporated Gwinnett County zoned R-100. To the northwest are existing M-1 zoned industrial uses along the Satellite Boulevard corridor. To the east, across Lawrenceville-Suwanee Road, are numerous commercially zoned tracts including a Racetrac convenience store (C-2A), a mobile home sales facility (C-2), and a Wal-Mart Shopping Center zoned C-2A. The proposed mixture of uses could be compatible with some of the surrounding uses such as the nearby industrial and commercial areas. However, the proposed multi-family uses, with the proposed reduced buffers, could negatively impact the abutting residences. Additionally, the roadway that would principally serve the site (Lawrenceville-Suwanee Road) is already very heavily utilized. Long delays currently exist on the road which would likely be heightened by the proposed project.

The City's 2020 Comprehensive Plan identifies the subject property as an appropriate location for a Planned Mixed-Use Center in the Mainstreet portion of the Mainstreet/Lakeside Character Area. The Mainstreet/Lakeside Character Area envisions an integrated area that contains a mixture of horizontally and vertically integrated uses.

The Comprehensive Plan also calls for mixed-use developments to include a mixture of residential, commercial, office and civic including a mixture of two or more of these uses in the same building. The project proposes multiple uses, but instead of integrating the uses, the plan segregates the uses in a manner consistent with conventional suburban development. The buildings are all single-story, single-use buildings.

The applicant is proposing to set aside only 13.5 percent of the project acreage for open space. The Comprehensive Plan recommends 20 percent of projects remain as public open space.

The Plan defines a Mixed-Use Center as an area that is predominantly nonresidential in character, including commercial retail, service and civic uses, and may include residential

uses within the area in stand-alone buildings or in commercial or office buildings above the first floor. Mixed use buildings may have commercial or office uses of the first floor with residential office uses on the floors above. The Comprehensive Plan includes numerous design standards and requirements for Mixed-Use Centers based on the principles of New Urbanism. A great number of these standards have not been followed for this proposed development.

According to the Comprehensive Plan, to create a more inviting streetscape, buildings should front directly on a street with a maximum setback of 15 feet. The applicant does not appear to be proposing any reduced setbacks.

Parking in such centers should be located to the rear of the buildings as much as practical. The proposed site plan indicates parking lots that often exceed the parking maximums with most of the parking located in front of the principal building.

Large commercial structures (“big boxes”) in mixed-use centers should be designed so that their facades shall be subdivided into smaller units of scale (in units of no greater than 60’ horizontally) so that they give the appearance of a number of smaller attached buildings. Although architecture for the smaller shops is discussed, there is no mention of efforts to minimize the visual impact of the “big box” building or create human scale dimensions.

The subject property is currently M-1. The project was proposed as an office/industrial campus for a large company. Conditions of that approval included certain project enhancements, such as the construction of a pedestrian bridge, enhanced sidewalks and wider stream buffers, were negotiated by the owner in an effort to obtain approval from the City (see attached Resolution for RZ-2000-033). Most of these elements are absent from the subject application.

The intent of the mixed-use district is to allow design flexibility to deviate from the restrictions of conventional suburban zoning requirements. The applicant is not proposing such a project.

The project is not an integrated mixed-use development as envisioned by the Comprehensive Plan for this location. It is more consistent with a conventional suburban development with multiple uses. As such approving the project as a planned mixed-use development is not recommended and staff recommends DENIAL of the project. However, if the Council wishes to approve the project, it would be more appropriate to break the tract down into its various single-use components: commercial/retail (C-2A), multi-family residential (RM-8), and office/industrial component (M-1). A list of conditions are included in the packet.

Applicant:

- Victor Ellis, 1230 Peachtree Street, Atlanta, GA, represented the applicant. Mr. Ellis stated that substantial site plan changes have been made to the proposal. Unfortunately, Motorola (land owner) has put tight reigns on the project. A one month deferral is requested in order to get feedback from Motorola.

Mayor Masino asked what are the pending issues presented to Motorola.

- Mr. Jerry Daws, 1145 Peachtree Street, Atlanta, GA, responded. Mr. Daws stated it is clear there was a conflict with the City's Mainstreet Village overlay district and what the applicant was attempting to do with this project. For quite a long period of time, they had tried to mesh as close as possible, still with no avail to gain support of staff and the citizens of Suwanee. A lot of the constraint is predicated on what Motorola would or would not allow on this property as the current owner. A request has been made of Motorola to make a contribution of a 16 acre parcel, adjacent to Northbrook community, as a park, which would be given to the City of Suwanee. This could be incorporated into the trail system that would follow the creek. This would increase the 25 foot creek buffer to a 50 foot creek buffer. A restoration project would be completed to create a walking trail or bike trail, which ever is appropriate, that would lead from the park along the trail and tie-in to or fall short some distance to the Suwanee Creek Greenway project. That would create a buffer to the Northbrook community and increase the project greenspace to approximately 35%. This would be a very positive aspect of the project, but permission must be granted my Motorola to implement the revisions. This would reduce the multi-family component bringing the per acre unit down. Some additional components would need to be introduced to make the economics work. A comment was made at the Planning & Zoning Commission that the City should not be responsible for the economic success of a project. This is correct, the City should not hold that burden. However, the same holds true that the City does not want to see a project that is not an economic success.

Mayor Masino asked Mr. Daws to clarify the reduction in multi-family units. Mr. Daws stated 50-75 unit reduction. The per acre unit would be brought down to the 9-1/2 range.

Mayor Masino summarized Mr. Daws statement as follows: Contribution of 16-acres, buffer increase. Mayor Masino clarified the 50 foot buffer. In rezoning, applicant was requesting reducing the buffer from 50 to 25. Multi-family unit reduction of 50-75 units.

Mayor Pro Tem Landers requested clarification of the component proposed to make the project more economical. Mr. Daws stated there has been no decision at this time of what this component would look like.

Mr. Daws stated the big box retail component will be replaced with a more standard community retail.

Opposition

- Cindy Hilton, 4314 Yosemite Court, Suwanee, GA. Representing 17 local neighborhoods within the Suwanee community. See attached document.
- Sherry Brown, 579 Summerbrooke Court, Northbrooke Square Subdivision Homeowner Association President. Ms. Brown stated Northbrooke is a 120 home subdivision and the only subdivision directly affected by this development. Major concerns are safety, traffic and property values. Currently the subdivision is nestled in a location that offers a

considerable amount of privacy and convenience. It does not lend itself to a lot of foot traffic or vehicular traffic. That means the community is very familiar with what or who is in the community. This development would increase both foot and vehicular traffic. Location of apartments back up to the existing homes. This community supports the City's work, live, play theme. Information has been obtained from a local realtor informing the community that apartments will not increase the property value. This community has invested in the City of Suwanee and feels the City should invest in the community.

Regarding the traffic concern, this is the only subdivision which fronts Burnette Road. Burnette is a small winding 2-lane road with no shoulders and no sidewalks. There is one way in and one way out of the subdivision.

The subdivision stands in opposition for the development of this plan and hope that Council stands by the recommendation for denial.

- Howard Grossman 4389 Silver Peak Parkway, Suwanee, GA, Forest Plantation/Stoneridge Homeowners Association President. Not sure anything would be gained by postponing the case.
- Charles Hoffman, 4374 Silver Peak Parkway, Suwanee, GA. No point in a continuance. Insignificant changes have been made to the plan.

Mr. Daws stated that the current zoning allows for multi-family in high density. There is a tremendous amount of traffic on Lawrenceville Suwanee Road. The traffic is not going away. Contact has been made with Gwinnett DOT regarding a spine road through the project to connect to DOT's future McGinnis Ferry Extension to I-85 project. Gwinnett DOT is supportive of this spine road as a reliever to get traffic from Lawrenceville Suwanee to the McGinnis Ferry Extension.

Regarding changes to the plan, he stated that the applicant submitted significant changes to the plan at the October Planning Commission meeting. This is a 155 acre project and it will have pitfalls. The existing overlay district is complicated. The applicant is trying to work with the City and offer a plan which closer resembles the Mainstreet Overlay District in the Comprehensive Plan.

Mr. Ellis stated this has been a very difficult property. 60 days of deferrals is not unreasonable. Site design issues are the problem. Site design will need to be reviewed and approved by Motorola and staff.

There being no additional comment, the Public Hearing closed at 7:04 PM.

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OCTOBER 21, 2003
7:00 P.M.**

Meeting Location: Suwanee City Hall

Attendees: Nick Masino, Mayor
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Jace Brooks, Councilmember
Jimmy Burnette, Councilmember
Carol Hassell, Councilmember
Jeannine Rispin, Councilmember
Hardin Watkins, City Manager
Elvira Rogers, City Clerk
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1. Call To Order

Call to order by Mayor Masino at 7:18 P.M.

2. Announcements

• Suwanee Better Parks Campaign

The Better Parks Campaign is trying to raise \$300,000 for an interactive fountain at Town Center Park. There are several opportunities for everyone to contribute. One is through the sponsorship of park elements like a bench or a lamppost. Each item has a specific dollar figure attached and if you contribute that amount, your name will go on a plaque on that item. Another opportunity is through the Suwanee Soiree to be held on November 21 at Sugarloaf Children's Museum. This is a live/silent auction event. You can donate an auction item, you can buy a ticket (\$45.00) to the event and come bid on the items, or both. There is information on the back table if you are interested in any of these opportunities. You can also contact Denise Brinson here at City Hall.

• Kids Super Playground

The City is using a community-build approach to design and construct a super playground. Our consultants will be here on Tuesday, November 4 to talk with kids at Suwanee Elementary School. Everyone is invited to a Community Celebration that evening at 6:30pm in the cafeteria at Suwanee Elementary to see the unveiling of the draft design of the playground. Hundreds of volunteers will be needed throughout the process to either serve on a committee or to help during the 5-day construction. Construction will take place sometime in the Spring. If you would like to volunteer, there is information on the back table or you can contact Kristi McCarley here at City Hall.

- Caboose Lighting

The City's Annual Caboose Lighting in historic Old Town will be held on Saturday, December 6 at 5:30pm. Santa will arrive by tractor and refreshments will be served.

3. Pledge of Allegiance

Mayor Masino was assisted by Cub Scout Troop #827 from St. Monica Catholic Church, Suwanee, GA.

4. Approval of Minutes

- A. 9/16/03 Council Meeting

Motion to revise Item F. Consideration of Approval of Change Order #4 for the Town Center Park Project: Change order #4 for the Town Center Park construction is for an increase of ~~\$30,766.80~~ \$20,885.20 and an additional 2 days and approve 9/16/03 Council Meeting Minutes by Councilmember Rispin, second by Councilmember Burnette and so carried 6-0.

5. Adoption of Agenda as Presented

Motion to adopt the Agenda as presented by Councilmember Rispin, second by Councilmember Hassell and so carried 6-0.

6. Special Presentations

- A. Caboose Sign Volunteers and Donors

Earl Mitchell was recognized for the design and placement of the Old Town Suwanee sign at the caboose on Main Street. Plaques were presented to contributors.

- B. Suwanee Day Committee

Mayor Pro Tem Landers recognized the 2003 Suwanee Day Committee.

- C. Suwanee Star Award

Vicki Keyser, Events Coordinator, was presented the Suwanee Star Award for her efforts in coordinating Suwanee Day 2003. The Suwanee Star Award is the highest honor given to employees.

7. Audience Participation – None.

8. Presentation of the Preliminary I-85 Streetscape Master Plan

- A. Presentation by City's Consultant Jordan, Jones, and Goulding on the Preliminary I-85 Streetscape Master Plan

Mac Cain, Jordan, Jones and Goulding consultant presented the Master Plan. The impacted area is Lawrenceville Suwanee Road from Crestridge Drive east to Satellite Boulevard. The project intent is to improve the image of the I-85 area – the gateway to the City – by diminishing visual clutter, extending street lights and sidewalks in the area. Enhancements are proposed for the intersection at Lawrenceville Suwanee Road and

Gwinco Boulevard. The addition of mast arms are proposed in the area for a more uniformed look. This project is funded by hotel/motel tax dollars.

9. OLD BUSINESS

- A. AN-2003-003: Applicant: Suwanee Land Partners, LLC. Owner: Lawrenceville-Suwanee Associates, LLC. Requests annexation and rezoning from R-100 (Unincorporated Gwinnett County) to PMUD (Planned Mixed Use Development District). Property consists of two tracts totaling 4.59 acres located on Burnette Road known as parcels 7-168-004 and 7-168-005.**

The annexation request is included in your packet. The property is proposed to be combined with the adjoining 110 acre tract (Motorola site) and rezoned from R-100 to PMUD. The site is approximately 4.59 acres. ACTION: Consider the annexation request.

Motion to deny AN-2003-003 by Mayor Pro Tem Landers, second by Councilmember Burnette and so carried 6-0.

- B. RZ-2003-016: Applicant: Suwanee Land Partners, LLC. Owner: Motorola, Inc. et al. Requests annexation and rezoning from R-100 (Unincorporated Gwinnett County) and M-1(City of Suwanee - Light Industry District) to PMUD (Planned Mixed Use Development District) to allow for a planned mixed use development including 435 multi-family units, 762,500 square feet of office/distribution uses, and approximately 252,000 square feet of commercial/retail uses. Site is located in Land Lots 168 and 169 of the 7th District on the west side of Lawrenceville-Suwanee Road south of the intersection with Satellite Boulevard and contains approximately 111.16 acres.**

Staff Recommendation: Denial. Planning Commission Recommendation: Denial. ACTION: Consider the rezoning.

Motion to deny RZ-2003-016 by Mayor Pro Tem Landers, second by Councilmember Brooks and so carried 6-0.

Mayor Masino stated that the process allows that if there is resolution to the plan, the applicant can make a new submittal to the Planning Commission in 6 months.

10. NEW BUSINESS

- A. Consideration of an Access Easement Request from Mr. George Shamas for a Tract on Dollar Circle**

Mr. George Shamas proposes to construct a house on a tract on Dollar Circle. The property adjoins unimproved right-of-way (i.e. no roadway exists). The Development Regulations do not allow construction on such tracts unless a road is constructed that meets City standards or an easement is granted for a driveway. Mr. Shamas has

petitioned the City Council for an access easement through this property. ACTION: Consider the access easement request.

Motion to approve Access Easement Request from Mr. George Shamas for a Tract on Dollar Circle by Councilmember Burnette, second by Councilmember Rispin and so carried 6-0.

B. Consideration of the Revised Touchstone Homes Plan Book

Mayor Masino stated that this Plan Book is in conjunction with new development on Suwanee Dam Road near Peachtree Industrial Boulevard. Pursuant to the conditions of zoning on the Village Grove tract, the developer has created a Plan Book to guide the overall development. You received a copy of the Plan Book in your Workshop Packet. ACTION: Consider approving the plan book.

Motion to approve Revised Touchstone Homes Plan Book by Councilmember Brooks, second by Councilmember Hassell and so carried 6-0.

C. Consideration of Approval of Change Order #1 for the Suwanee Creek Greenway Project

Hardin Watkins stated Change Order #1 is for a credit of \$13,318.23 to the City. The details of the change order are included in your packet. The one major change is the width of the concrete portion of the trail will be increased from 8 feet to 10 feet. There is also a time extension of 10 days. This is due to the increased width of the trail. There are credits due to the deletion of a retaining wall and changes to the drainage design. ACTION: Consider approving the change order.

Motion to approve Change Order #1 for the Suwanee Creek Greenway Project by Councilmember Brooks, second by Mayor Pro Tem Landers and so carried 6-0.

D. Consideration of Approval of Change Order #5 for the Town Center Park Project

Hardin Watkins stated Change Order #5 will increase the amount of the contract by \$12,802.30 and add 6 days. Additional costs include: increased number of bollards, additional concrete added to light plinths, additional rock at the curb in DOT right-of-way, relocation of 5 street lights, additional roof drains at amphitheatre location, additional paver patterns, additional utility adjustments, balance of the stabilization rock (concrete instead of surge stone), and additional stairs between planters and along Buford Hwy. The reduced costs include a decrease in the structural soil from 3" to 2" throughout the park and a deleted prime coat on the asphalt. Four additional days were due to rain in August and 2 days for the additional stairs. The following revisions have been made to the change order in the packet: Line #5 – Increased Cost = \$2,451.75; Line #6 – additional wording – Add three (3) additional days to the contract; Last line of Change Order should read: The Contract Time will be (increased) by nine (9) days. The Park is

scheduled to be open to the public in early December. ACTION: Consider approving the change order.

Motion to approve Change Order #5 for the Town Center Park Project with changes read by the City Manager by Councilmember Rispin, second by Councilmember Burnette and so carried 6-0.

E. Authorization for the Mayor to Enter into Agreement with Suwanee Elementary School PTA Concerning Contribution Towards Fair Play Park

Hardin Watkins stated the Suwanee Elementary School PTA has requested a contribution from the City of Suwanee to the last phase of Operation Fair Play. The first three phases of this playground project included an asphalt track around the play area to allow wheelchair access; installation of swings including a wheelchair platform swing, body brace swings and regular strap swings; and a completely accessible play structure. Phase 4 is to install rubberized surfacing under the play structure and the wheelchair accessible swings. This provides for a safe surface and greater mobility of wheelchairs. The total cost of the project is \$26,682. The PTA has secured all but \$8,675 for the project and is requesting a contribution in this amount from the City. A copy of their request is included in your packet. Gregory Jay has drafted an agreement to allow the use of open space proceeds for this donation and a copy of it is included in your packet as well. ACTION: Consider authorizing the Mayor to enter into agreement with Suwanee Elementary School PTA.

Motion to authorize Mayor to Enter into Agreement with Suwanee Elementary School PTA concerning contribution towards Fair Play Park by Councilmember Burnette, second by Councilmember Brooks and so carried 6-0.

F. Consideration of a Proposed Revision to the City's Sign Map in Order to Place Stop Signs at Meadowbrook Circle and Moore Road

This item was discussed at the workshop per an email from Councilmember Rispin. The City Engineer has reviewed the request for additional stop signs and is of the opinion that the signs are warranted at this location. ACTION: Consider the proposed revision to the City's sign map.

Motion to approve Proposed Revision to the City's Sign Map on Order to Place Stop Signs at Meadowbrook Circle and Moore Road by Councilmember Rispin, second by Councilmember Burnette and so carried 5-0 (Councilmember Hassell not present for this vote.)

G. Authorization for the Mayor to Enter into Agreement with Gwinnett County Regarding an Amended SPLOST Application

The City applied for \$740,000 in SPLOST Transportation Funds to cover various road construction items associated with the Town Center Park project. In late June, staff was

notified that 3 items, totaling \$127,700, were disallowed by Gwinnett DOT. Staff has identified other eligible items in the Town Center Park project and other City projects that we could apply for that would offset the \$127,700. To do this, the Town Center Road application will have to be amended, a new application will have to be submitted, and a budget amendment will need to be made at a later time. Staff would like to proceed with the application portion of this process. A detailed memo from Marty Allen is included in your packet. ACTION: Consider authorizing the Mayor to enter into agreement with Gwinnett County.

Motion to postpone for 30 days Mayor to Enter into Agreement with Gwinnett County Regarding an Amended SPLOST Application by Councilmember Rispin, second by Mayor Pro Tem Landers. Councilmember Rispin amended motion to postpone item to next City Council Meeting. Mayor Pro Tem Landers amended second and so carried 5-0. (Councilmember Hassell not present for vote.)

H. Authorization for the Mayor to Enter into Agreement with Georgia DOT Regarding Right-of-Way Improvements at Town Center Park

The State DOT is giving the City \$85,000 for right-of-way improvements on Buford Hwy. in conjunction with the Town Center Park project. This agreement says that the City will use funds as they are intended. A copy of the agreement is included in your packet. ACTION: Consider authorizing the Mayor to enter into agreement with Georgia DOT.

Motion to authorize Mayor to Enter into Agreement with Georgia DOT regarding Right-of-Way Improvements at Town Center Park by Councilmember Brooks, second by Councilmember Rispin and so carried 6-0.

I. Authorization for Staff to Submit a TEA (Transportation Enhancement Activity) Grant Application to Georgia DOT

Hardin Watkins stated this item was discussed at the workshop. Staff recommended a pedestrian bridge project be submitted in the application. The bridge would connect the residential component adjacent to the Town Center Property with the Suwanee Creek Greenway. Many of our strategic plans call for the Greenway to be linked to Old Town and this appears to be the most feasible option. ACTION: Consider authorizing staff to submit a TE Grant application to Georgia DOT.

Motion to authorize staff to submit a TEA Grant Application to Georgia DOT by Councilmember Burnette, second by Councilmember Rispin and so carried 6-0.

J. Authorization to Implement Initial Personnel Classification Recommendations as Proposed by Slavin Management Consultants

This item was discussed at the workshop. ACTION: Consider authorizing the initial personnel classification recommendations.

Motion to authorize staff to Implement Initial Personnel Classification Recommendations as Proposed by Slavin Management Consultants by Councilmember Rispin, second by Councilmember Brooks and so carried 6-0.

K. Authorization for Staff to Release a Request for Proposals for the Town Center Property

Hardin Watkins stated this item is for the 13 acres adjacent to Town Center Park. The final documents from Bill Butler are not yet available. This item can be postponed until the November Workshop for possible inclusion as a Called Council Meeting agenda item.
ACTION: No action recommended at this time.

Motion to postpone Authorization for Staff to Release a Request for Proposals for the Town Center Property to the next Council Meeting by Councilmember Rispin, second by Councilmember Burnette and so carried 6-0.

11. City Manager's Report

A. September Financial Reports

12. Land Acquisition Update (possible Executive Session) – No Executive Session

13. Adjournment – Time: 8:12 P.M.

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