

**CITY OF SUWANEE, GEORGIA
CITY COUNCIL MEETING
JUNE 29, 2006**

Meeting Location: Suwanee City Hall

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

**5:30 P.M.
DINNER SESSION**

City Council Informal Session

Informal discussion among City Councilmembers and staff. Food provided for Elected Officials and staff. No action to be taken during session.

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

Mayor Masino opened the Public Hearing at 6:30 PM. Hardin Watkins, City Manager read the procedures for Public Hearings for the record.

1. Proposed FY 2006-2007 Budget and FY 2008-2012 Capital Improvement Program

This is the second of two public hearings for the proposed FY 2006-2007 Budget and FY 2008-2012 CIP. Hardin Watkins presented a powerpoint presentation to cover the highlights of the budget and CIP. Amie Sakmar was available for questions.

- James Davenport, 703 Scales Road asked how much of the budget will be spent on infrastructure in the Old Town area.

Staff responded there are funds in the budget for the Downtown Development Authority and capital funds to include projects on Eva Kennedy Road, ruts on Main Street, subsidy for water system, and others. It takes time to get contractors, design, etc.

2. Public Hearing on the Occupational Tax for FY 2005-2006 in Accordance with Georgia Law 48-13-28

Georgia Law states that any year that revenue generated from occupational taxes is greater than the revenue generated from the preceding year, a public hearing must be held. This hearing is to satisfy that requirement. Mayor Masino reinforced that the Public Hearing is not a Q & A session.

3. **RZ-2006-010 – Applicant: Mainstreet Builders, Inc. Owner(s): Susan L. Rigdon, William Franklin Chastain, Phillip C. Waldron. Applicant requests rezoning from R-100 (Single-Family Residential District) to IRD (Infill Residential District) to develop 15 detached single family homes. Site is located in Land Lot 237 of the 7th District fronting on Scales Road, Scales Street, Jackson Street and contains approximately 2.54 acres. [P2]**

Marty Allen presented the staff analysis as follows: The applicant requests rezoning on an approximately 2.54-acre site from R-100 (Residential Single Family District) to IRD (Infill Residential District) for 15 single-family houses. The applicant proposes 15 detached units with access provided via an alley off Scales Street and Scales Road. The site includes the entire block fronting onto Scales Road, Scales Street, and Jackson Street. Scales Road and Scale Street are currently paved, but Jackson Street is unpaved.

As part of the development, the applicant proposes to pave Jackson Street and convert it into a one-way street running from the south to the north (from Scales Street to Scales Road). The housing units are proposed to be “Charleston-style” homes approximately 2,500 square feet in size with the applicant proposing a minimum unit size of 2,200 square feet. The applicant indicates that they plan to provide step-up front porches, picket fences and decorative lighting similar to a nearby parcel also fronting onto Jackson Street.

The City recently adopted a new Old Town Overlay District. Within the overlay district, a new zoning category was created to allow for compatible residential infill projects. The new district allows for reduced building setbacks, narrower lots, and smaller lots. The Old Town Overlay District encourages pulling units up to the street. However, there are a number of specimen trees near the three adjacent streets that could be saved if some of the residential units are backed away from the street.

In February 2006, the City Council considered and approved a similar rezoning request on a nearby tract (RZ-2006-001). That case was for a 5-lot residential development along Jackson Street. If approved, the subject project would essentially be an extension of that development.

The subject property includes 5 separate parcels that total 2.54 acres. There are a total of 4 houses on the subject property with one parcel being undeveloped. The subject property is located in Suwanee’s historical downtown. However, none of the existing structures are located on the list of “Existing Historic Resources” in the Old Town Master Plan Report.

The subject property is located in Old Town Suwanee and is surrounded by a mixture of uses and zoning districts. Across unpaved Jackson Street, to the east, are various shops and offices zoned C-1 (Neighborhood Commercial). South of the subject property, across Scales Street are residential zoning districts including the first parcel zoned to the Infill Residential

District earlier this year (RZ-2006-001). North of that site, also on Scales Street, is a church (R-100). Across Scales Road, to the west, are residentially zoned parcels developed with single family residences and a church. Across Scales Road, to the north, is residentially zoned property developed with a single family residence. Also located in the designated Old Town District are two new developments (Old Suwanee and Stonecypher). Old Suwanee is an award winning infill project that has lot sizes as small as 3500 square feet.

The Future Land Use Map indicates commercial uses would be appropriate for the subject property. The proposed single-family residential request is not consistent with this request. However, the Old Town Master Plan provides more detail guidance and recommendations for the property and the subject area. The Old Town Master Plan's Future Land Use Map indicates single-family residential uses would be appropriate for the site. The Plan also notes that scattered aging structures on large lots are prime candidates for redevelopment.

In conclusion, the requested IRD zoning would be appropriate at this location. The proposal is consistent with the single-family residential uses in the area and offers a transition from the more commercial area of the Old Town to the more residential area of the Old Town. Although the proposal is not consistent with the Future Land Use Map, it is consistent with the recommendation of the Old Town Master Plan's Future Land Use Map. If approved efforts should be made to ensure the preservation of some of the specimen trees on the site. Therefore, the Planning Department recommends approval with conditions of the request. The Planning Commission reviewed the request at the regular meeting and recommended denial of the request.

Councilmember Brooks asked staff to provide a history of the IRD zoning and it's origin. Marty Allen stated the Old Town Master Plan was developed in 2001 and had a number of different polices that recommended redeveloping certain areas as appropriate in and around the Old Town area. The Plan recommended new zoning districts and new policies in order to facilitate and foster that happening. After that, it became an item on the City of Suwanee Comprehensive Plan and short term work program to create the Infill Residential District. Subsequently, the City adopted an ordinance through the normal procedures.

Councilmember Brooks asked about the Ordinance process. Marty stated that all amendments to the Zoning Ordinance are advertised and then goes to the Planning Commission for a public Meeting and then comes to the City Council for a Public Hearing. The Public Hearing forum is the same as this meeting tonight. After the Public Hearing, the City Council votes on the Ordinance during a Council Meeting sessions.

Councilmember Brooks asked if there was opposition at the meeting when the IRD Ordinance was presented to Planning & Zoning. Mr. Allen stated he did not recall opposition at the meeting. Councilmember Brooks asked if the approval vote was unanimous. Mr. Allen stated he believes the approval was unanimous.

Mr. Allen stated that the recommended ordinance amendment was presented to City Council after the approval by Planning & Zoning. There was a Public Hearing and Council voted unanimously to approve the ordinance amendment.

Councilmember Brooks asked if the recent rezoning in the Spring went through the same process as this rezoning case. Mr. Allen stated yes. Councilmember Brooks asked if there was opposition at the Planning & Zoning meeting. Mr. Allen stated no. Councilmember Brooks asked if there was opposition at the City Council meeting. Mr. Allen stated no.

Councilmember Foster requested clarification on the number of lots addressed in the plan as referenced in Condition #4. Mr. Allen stated that the applicant has modified his plan to change the number of lots from 15 to 14.

Mr. Foster asked what would be the use of the remainder of the land with the lot reduction. Mr. Allen stated the applicant has reconfigured the proposed detention and reconfigured the lot lay out in order to provide a different location for the detention in an effort to save some of the trees.

Mayor Masino inquired of the lot size in Old Suwanee which is in the same general vicinity. Mr. Allen stated the lots are as small as 3,500 sq. ft. and range up to 7,000 sq. ft. to 8,000 sq. ft. The majority of the lots are below 6,500 sq. ft. Best guess is that the average is 5,500 sq. ft. Mayor Masino asked since the same builder is on Stonecypher as in Old Suwanee neighborhood (Richport) if the numbers vary. Mr. Allen stated they are almost identical.

Councilmember Brooks requested clarification on comments in the staff report regarding potential to stimulate economic development in the old town area and asked if this was included in the Old Town Master Plan. Mr. Allen responded this statement is reiterated a number of times in the Old Town Master Plan. Councilmember Brooks requested Mr. Allen to expound on the transition of commercial to residential in the Old Town Area. Mr. Allen stated that the current uses are single-family detached. The recommendations from the Old Town Master Plan supports single-family detached. The product associated with this case is single-family detached. Other alternatives which could have been proposed would have been single-family attached, townhouses, theoretically apartments, office, commercial, industrial or other non-residential uses. Councilmember Brooks asked why the potential developments stated were not included in the Old Town Master Plan on this particular piece of land. Mr. Allen stated typically when master plans are created, especially those which are a shift in policy and/or direction, there are goals incorporated into the plan that are recommendations. The goals are often demonstrated on undeveloped pieces of land so as not to offend anyone and give anyone the mistaken opinion that a project is being proposed on someone's house. Should someone desire to develop their property, the goals and policies are in place and the different projects can serve as a template or guide.

Support

- Steven Gilliam, P. O. Box 1098, Gainesville, GA 30305 represented the applicant. He was assisted by Chuck Rigdon, Main Street Builders, P. O. Box 95, Jefferson, GA 30549. Mr. Gilliam stated an arborist will be coming out to check the trees on the site. All trees that are healthy will be retained if they do not interfere with construction of the houses called for in the plan. The houses will be approximately 2500 sq. ft. each with rap-around porches. This is an attempt to emulate a historical small town concept. He stated the applicant is requesting modification to the number of homes from 15 to 14 on

the site. The lot sizes meet or exceed the minimum requirements in the overlay district. All staff recommended conditions are acceptable to the applicant.

Councilmember Burnette inquired about changes to the roadway at Scales Road and Scales Street. Phil Waldron, Main Street Builders, 106 Jason Pond Way, Jefferson, GA 30519, responded there is a formal submittal process on design. Main Street Builders will comply with requirements.

- Jerry Little, 3321 Danielle Way, Suwanee, GA, stated his opinion is that the majority of people like the idea of a high end project in this area. In the future the demand for low maintenance houses without the big yards will be in greater demand as we all get older. This project will be good for business and will increase property values in the area. Improvements to Jackson Street will be great. Increased values may spur Metal Products Company to eventually relocate to a better place for them and for us. As a member of Suwanee First UMC, this project would be good for the church. It might bring some new members.
- Lenora Taylor, 1568 Leatherwood Drive, Lawrenceville, GA 30043. Former resident of the area. Supports the improvement.
- Toby Blackwell, 669 Main Street, Suwanee, GA 30024. Mr. Blackwell states he served on the Old Town Master Plan committee and the Better Hometown Committee. He stated he is excited about the proposal and equally excited that Jackson Street will finally be paved. Mr. Blackwell stated he believes the quality and architectural design of the new residential homes will be a positive fit for Old Town. This development will give Old Town a new jump-start. Mr. Blackwell expressed concern regarding the water run-off from the project. His business floods during heavy rain. He also stated if the proposal is not approved then what – what does the community want.
- Bo Fields, 4546 Meadow Club Drive, this is an excellent example of wise use of streets. The stormwater concerns will be addressed in great detail and stormwater run-off should be slower than in the past. This will be a positive contribution to Old Town and the Suwanee community in general.
- Andrea Mastrogiovani, 5124 Meadowbrook Circle, Suwanee, GA. Mr. Mastrogiovani states he believes this is a good project for the Old Town area.
- Dave Williams, 4379 Yosemite Court, Suwanee, GA. The plans in the City of Suwanee are community input plans. He requested the Council refer to the deliberate, systematic methodic plans that are in place. This development will be a positive for the Old Town area.
- Brian McDonald, 3949 Russell Street, Suwanee, GA. Any development will raise or lower the property value. This plan will raise the property value, improve the downtown area and revitalize the area.

- Gaye Brooks, 641 Scales Road, Suwanee, GA 30024. Lived here 20 years. We knew this day would come.

Opposition

- Linda Fleming, 6795 Bass Circle, Buford, GA 30518. Ms. Fleming stated she is representing her mom (Mary Williams) who resides at 517 Main Street, Suwanee, GA. She requested Council use caution and oppose the rezoning at Scales Road, Scales Street & Jackson Street. Although all legal responsibilities were met in creating the overlay district and the infill district, many residents were caught unaware. No extra attention given to the aged. After the December vote, developers began contacting residents in the Old Town area. Concern regarding the infrastructure (roadways, stormwater run-off).

She stated that the widows on Main Street have to cross Main Street twice to get to the library and they cannot get to Town Center Park for activities. She expressed concern for the road failure due to the sewer installation and streetlights that are out. Let's unite and work together. She requested that Council use caution as the economic engine is running. She stated that Council is to be applauded for the work they do.

- Dick Plummer, 409 Stonecypher Road, Suwanee, GA 30024. Mr. Plummer stated that the small old town atmosphere is precious to him. A friend recently visited and expressed awe regarding the small Old Town character and feel. He stated he is concerned about the precedent this rezoning will cause. The lot next to him could potentially have 4-5 homes. He would prefer to see the small homes kept the way they are and develop the empty lots.
- John Gorman, 4091 Stonecypher Road, Suwanee, GA 30024. Mr. Gorman stated he feels the IRD infill district is not compatible with the Old Town Master Plan. The people he has talked with regarding the Old Town Master plan state this was not the intent of the Plan. The intent was to work with the existing area, not mowing down a block and putting up something that absolutely does not fit there. Old Town is a place not a collection of facts. A delivery driver recently stated this is such an oasis from suburbia. It's an amazing step back in time. This development will destroy the uniqueness and character of what we know as Old Town today. He encouraged Council to ponder as they consider their vote to think if they know this place better than the people in this room who live in this community. Do not harm our place. Vote to deny this rezoning.

4. RZ-2006-011 - Applicant: WT Moore. Owner: Larry Moore. Applicant request rezoning from R-140 (Residential Single-Family District) to R-100 (Residential Single-Family District) to construct a single family home. Site is located in Land Lot 287 of the 7th District on Moore Road and contains approximately 0.97 acres.

Marty Allen presented the staff analysis as follows: The applicant requests rezoning of approximately 0.97 acre tract of land from R-140 (Single Family Residential) to R-100 (Single Family Residential) to allow for the construction of a single family residence. The subject parcel was created in 1999, but it does not have the frontage required for a R-140 lot. In order to create a buildable lot, the applicant seeks to rezone the property to R-100. The

parcel is adjacent to Moore Road. The parcel has adequate size, frontage and lot width to meet R-100 requirements, but is too narrow to meet the R-140 requirements. The property is surrounded by residential uses.

Staff recommended approval. Planning Commission reviewed the case and recommended approval with no opposition.

Support

- W. T. Moore, 5153 Moore Road, Suwanee, GA 30024. Lot is 100 ft. at building line. Mr. Moore stated the lot is Zoned R-140 and he is unable to build on it. At R-100 he will be able to build on the lot.

Opposition – None.

- 5. RZ-2006-012 - Applicant: Mainstreet Builders, Inc. Owner(s): Chuck Rigdon and Charles Smillie, III. Applicant request rezoning from R-100 (Residential Single-Family District) to IRD (Infill Residential District) to develop 31 detached single-family homes. Site is located in Land Lot 211 of the 7th District along Martin Farm Road and contains approximately 10.12 acres.**

Marty Allen stated this is a proposed rezoning request on Martin Farm Road. The applicant and the property owner have requested that the City Council deny the request. State law requires that any item that has been denied cannot come back before the entity before six months. The City's local policy is twelve months, with the potential to waive down to six months. In the request for denial, the applicant states they may want to come back between the six and twelve month period, which would require a formal vote by City Council to waive that time period.

Mayor Masino asked if the case would need to go before the Planning and Zoning Commission. Mr. Allen stated the decision to waive the time would need to come back before City Council.

Support

- Steven Gilliam, P. O. Box 1098, Gainesville, GA 30503. Applicant is requesting denial of the case. Mr. Gilliam stated he understands the requirement to come back before the Council to get approval for the waiver of the timeframe to re-submit.

Opposition

- Walt Hyzer – 3656 Martin Farm Road, Suwanee, GA 30024. Lived in Old Town Suwanee for the past four years. Opposed to this request. Many concerns to include destruction of old trees, change to what residents hold dear, Martin Farm has already become a cut through, traffic flow a problem, current road poorly designed, wildlife will be impacted along Suwanee Creek. Changes should be considered after environmental impact studies are completed. He stated he attended the Planning and Zoning Commission where this case was unanimously denied and requested that City Council

uphold the recommendation of the Planning Commission. He appealed to Council - "Please hear our voices and uphold our wishes".

Mr. Gilliam stated that the City has engineering standards that his company will follow.

6. AMD-2006-002 - A proposed amendment to the City of Suwanee Zoning Ordinance to modify Article XVI. Signs to amend the regulations regarding temporary advertising devices.

Marty Allen stated this amendment is to regulate hot air and cold air devices. It will also place restrictions on the placement of temporary banners associated with strip centers. The Planning Commission recommended denial.

There was no public comment.

7. AMD-2006-003 - A proposed amendment to the City of Suwanee Zoning Ordinance to modify Article III. Definitions to define Live/work units and modify the definition of a home occupation.

Marty Allen stated this is a proposed administrative matter. Currently, live/work units are not defined in the current ordinance. This Amendment provides a definition to live/work units in order to issue business licenses based on home occupation rules.

There was no public comment.

8. AMD-2006-004 - A proposed amendment to the City of Suwanee Zoning Ordinance to modify Article V. Zoning District Development and Use Regulations to amend the minimum lot size requirements for the Infill Residential District.

Marty Allen stated this is a proposed amendment to the Infill Residential District. The current requirement is that the minimum lot size is 6,500 sq. ft. The proposed amendment would allow for lot size averaging. Everything would have to average 6,500 sq. ft. This would allow more flexibility in the Old Town area to preserve trees and flexibility in configuration of structures. The Planning Commission reviewed the request and recommended denial.

Opposition

- Linda Fleming, 6795 Bass Circle, Buford, GA 30518. Ms. Fleming stated we all know that development is inevitable. In Suwanee please use caution, deny and reconsider with some compromise.
- James Davenport, 703 Scales Road, Suwanee, GA 30024. Mr. Davenport stated he was informed that due diligence has been done in the recent decisions impacting the Old Town area. He stated that he feels the City is rushing into things and due diligence has not been done. The IRD was passed in December. Here we are in June with the first development and already there is a requested amendment to the ordinance. If going to an

average of 6,500 sq. ft., instead of that being the minimum lot size, the developer can place a very large house on a lot and the remainder of the lots smaller houses as long as the average is 6,500 sq. ft. This is definitely not something the residents would like to see. Mr. Davenport requested this amendment be denied. He stated this amendment would give the developer too much flexibility.

- Walt Hyzer, 3656 Martin Farm Road, Suwanee, GA 30024. Mr. Hyzer states the IRD does not fit in Old Town. He stated this Amendment heads us down a slippery slope.

Public Hearing closed – Time: 8:00 P.M.

7:00 P.M.
CITY COUNCIL MEETING

1. Call To Order

Mayor Masino called the meeting to order at 8:10 P.M.

2. Announcements

- The National Shooting Sports Foundation has acknowledged the Suwanee Police Department with a certificate for participation in the Project ChildSafe Program. This program distributes firearm safety kits to gun owners to help promote responsible firearm ownership and storage. With the help of our Police Department, more than 30 million firearm safety kits have been given away nationwide. If you would like to receive a firearm safety kit, please contact Sgt. Casanas at the Suwanee Police Department.
- The Smooth Jazz Concert Series continues at Town Center Park on Friday, July 7 at 7:00pm. ETQ will be performing. Food, beer, and wine will be available for purchase, with vendors set to open at 5:30 p.m. Alcohol may not be brought into Town Center Park.
- Star94's Movie Under the Stars returns to Town Center Park on July 15th. The festivities begin at 7:30pm and the movie will be Ice Age 2: The Meltdown.
- The Interactive Fountain opened at Town Center Park on June 17th. Since then, hordes of kids and parents have been enjoying this new feature. The fountain is open every day from 9:00am to 10:00pm. Please pay special attention to the fountain rules so it can remain functional for everyone to enjoy!

The Interactive Fountain is scheduled to close for approximately one week beginning July 10, 2006 for minor repairs by the contractor.

Due to the popularity of the Fountain, Swim Atlanta is providing park attendants during operating hours.

- Suwanee's Big Splash on June 17th also served as a fundraiser for Long Beach, MS. Through various activities throughout the day, including both a silent and live auction, \$25,000 was raised to aid them with recovery from Hurricane Katrina. Richport

Properties presented Mayor Skellie of Long Beach with a check for \$30,560, the proceeds from the sale of the Hurricane House they built in the Stonecypher Subdivision. Overall, the City of Suwanee and Richport Properties raised over \$55,000 for the City of Long Beach!

3. Pledge of Allegiance

Representatives of St. Monica's Troop #827 were present.

4. Approval of Minutes

A. 5/4/06 Called Meeting

Motion by Councilmember Burnette to approve the 05/04/2006 Called Meeting Minutes, second by Councilmember Brooks and so carried 5-0-1 (Councilmember Landers).

B. 5/16/06 Council Meeting

Motion by Councilmember Foster to approve the 05/16/2006 Council Meeting Minutes, second by Councilmember Brooks and so carried 5-0-1 (Mayor Masino).

5. Adoption of Agenda as Presented

Motion by Mayor Pro Tem Rispin to adopt the agenda as presented, second by Councilmember Burnette and so carried 6-0.

6. Special Recognition

A. Community Leaders: Representative Brooks Coleman and Senator Renee Unterman

Mayor Masino presented Representative Coleman and Senator Unterman the Friend of Suwanee Award for their support of the City.

B. Police Recognition: Sergeant Jeff Dickens and Detective Shane Edmisten

Chief Mike Jones presented merit ribbons to Sergeant Jeff Dickens and Detective Shane Edmisten for their efforts in apprehending an armed robber.

C. Level Creek Elementary School Community Problem Solving Team

Michelle Jones and the Level Creek Elementary School Community Problem Solving Team were recognized. Mayor Masino proclaimed June 30, 2006 as Level Creek Elementary School Community Problem Solving Team Day.

7. Audience Participation

- John Robinson, 3799 Whitlock Avenue, Suwanee, GA – Mr. Robinson commented that the Council was drinking bottled water instead of water from the City's water system.
- Linda Fleming, 6795 Bass Circle, Buford, GA – inquired about the DDA Manager position and requested that Council make a greater effort to keep the Old Town residents involved and informed.
- Susan Hyzer, 3656 Martin Farm Road – inquired about sidewalks and streetlights along Martin Farm Road.

8. OLD BUSINESS – None.

9. NEW BUSINESS

- A. RZ-2006-010 - Applicant: Mainstreet Builders, Inc. Owner(s): Susan L. Rigdon, William Franklin Chastain, Phillip C. Waldron. Applicant requests rezoning from R-100 (Single-Family Residential District) to IRD (Infill Residential District) to develop 15 detached single family homes. Site is located in Land Lot 237 of the 7th District fronting on Scales Road, Scales Street, Jackson Street and contains approximately 2.54 acres.

Staff Recommendation: Approval with conditions. Planning Commission Recommendation: Denial. ACTION: Consider the rezoning.

Motion by Councilmember Burnette to approve RZ-2006-010 as outlined in the revised plan with staff conditions, second by Councilmember Landers. Call for discussion to address the number of lots. Councilmember Burnette amended the motion to approve RZ-2006-010 as outlined in the revised plan not to exceed 14 residential lots with staff conditions, Councilmember Landers amended the second and so carried 6-0.

- B. RZ-2006-011 - Applicant: WT Moore. Owner: Larry Moore. Applicant request rezoning from R-140 (Residential Single-Family District) to R-100 (Residential Single-Family District) to construct a single family home. Site is located in Land Lot 287 of the 7th District on Moore Road and contains approximately 0.97 acres.

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

Motion by Mayor Pro Tem Rispin to approve RZ-2006-011, second by Councilmember Foster and so carried 6-0.

- C. RZ-2006-012 - Applicant: Mainstreet Builders, Inc. Owner(s): Chuck Rigdon and Charles Smillie, III. Applicant request rezoning from R-100 (Residential Single-Family District) to IRD (Infill Residential District) to develop 31 detached single-family homes. Site is located in Land Lot 211 of the 7th District along Martin Farm Road and contains approximately 10.12 acres.

Staff Recommendation: Approval with conditions. Planning Commission Recommendation: Denial. ACTION: Consider the rezoning.

Motion by Councilmember Landers to deny RZ-2006-012, second by Councilmember Burnette and so carried 6-0.

- D. AMD-2006-002 - A proposed amendment to the City of Suwanee Zoning Ordinance to modify Article XVI. Signs to amend the regulations regarding temporary advertising devices.

Staff Recommendation: Approval. Planning Commission Recommendation: Denial.
ACTION: Consider the amendment.

Motion by Councilmember Brooks to approve AMD-2006-002, second by Councilmember Burnette and so carried 6-0.

- E. AMD-2006-003 - A proposed amendment to the City of Suwanee Zoning Ordinance to modify Article III. Definitions to define Live/work units and modify the definition of a home occupation.

Staff Recommendation: Approval. Planning Commission Recommendation: Approval.
ACTION: Consider the amendment.

Motion by Councilmember Foster to approve AMD-2006-003, second by Councilmember Brooks and so carried 6-0.

- F. AMD-2006-004 - A proposed amendment to the City of Suwanee Zoning Ordinance to modify Article V. Zoning District Development and Use Regulations to amend the minimum lot size requirements for the Infill Residential District.

Staff Recommendation: Approval. Planning Commission Recommendation: Denial.
ACTION: Consider the amendment.

Motion by Councilmember Foster to deny AMD-2006-004, second by Mayor Pro Tem Rispin and so carried 5-1 (Councilmember Landers).

- G. Consideration of Resolution to Adopt the Budget for the City of Suwanee for Fiscal Year 2006-2007

Council has received a copy of the budget for FY 06-07. The required two public hearings have been held (with the scheduled Public Hearing for June 29th). Staff is seeking approval. ACTION: Consider the resolution.

Motion by Councilmember Brooks to approve a Resolution to Adopt the Budget for the City of Suwanee Fiscal Year 2006-2007, second by Councilmember Burnette and so carried 6-0.

- H. Consideration of Resolution to Authorize Staff Positions and Pay & Classification System Assignments for FY 2006-2007 as Outlined in the FY 2006-2007 Budget Document

These positions have been discussed in budget workshops and are outlined in the budget document. The list includes the addition of a patrol lieutenant, a part-time building inspector, and a seasonal laborer. Other changes include the reclassification of the human resources analyst to human resources manager, the administrative assistant position in public works becoming full-time, and one of the police captain positions being upgraded to deputy chief. ACTION: Consider the resolution.

Motion by Councilmember Foster to approve a resolution to Authorize Staff Positions and Pay & Classification System Assignments for FY 2006-2007, second by Councilmember Brooks and so carried 6-0.

I. Consideration of Adoption of Capital Improvement Plan for Fiscal Years 2008-2012

Council has received a copy of the CIP for FY 08-12. This document has been integrated with the Short Term Work Program and the FY 06-07 Budget Document. Staff is seeking approval. ACTION: Consider adoption of the CIP.

Motion by Mayor Pro Tem Rispin to approve adoption of the Capital Improvement Plan for Fiscal Years 2008-2012, second by Councilmember Burnette and so carried 6-0.

J. Consideration of Approval of the Annandale Rezoning Concept Plan

One condition of zoning for this project was that the concept plan be submitted and approved by Council. The concept plan has been submitted and is ready for review and action. ACTION: Consider the concept plan.

Motion by Councilmember Brooks to approve the Annandale Rezoning Concept Plan, second by Mayor Pro Tem Rispin and so carried 6-0.

10. CONSENT AGENDA

A. Consideration of a Petition for Public Road Abandonment: Scales Road

Falling Water, Inc. (Suwanee Station) is requesting the abandonment of a portion of Scales Road. ACTION: Consider the petition.

B. Consideration of a Petition for Public Road Abandonment: Park Commons Square

Falling Water, Inc. (Suwanee Station) is requesting the abandonment of a portion of Park Commons Square. ACTION: Consider the petition.

C. Consideration of Authorizing the Mayor to Enter into Agreement with Southeast Corrections for Probation Services

A RFP was issued for professional probation services and three companies responded. A review team of Judge Mark Lewis, Chief Solicitor Luther Beck, Elvira Rogers, Administrative Services Director, Lieutenant Matt Scott and Mariza Abdeljawad, Court Clerk reviewed each proposal and interviewed each firm. The team is recommending the City enter into a one-year agreement, with one-year renewal options, with Southeast Corrections, LLC for probation services. ACTION: Consider authorizing the Mayor to enter into agreement with Southeast Corrections for probation services.

D. Consideration of Authorizing the Mayor to Enter into Agreement with Street Smarts to Complete the Alternative Transportation Plan Update

The City Council requested the Alternative Transportation Plan be revised this year. Staff has requested a proposal from Street Smarts, one of the City's designated engineering firms. ACTION: Consider authorizing the Mayor to enter into agreement with Street Smarts to complete the updated alternative transportation plan.

E. Consideration of Authorizing the Mayor to Enter into Agreements with the Suwanee Sports Academy for Assistance with Three Special Events in 2006 and Mutual Use of Facilities

The Suwanee Sports Academy staff has been meeting and communicating regularly with City staff regarding their need for assistance with three major events this summer. Two draft agreements have been prepared by Hardin Watkins and Denise Brinson that outline some new arrangements. The major tenets of the document involve the Sports Academy officially allowing greenway users to utilize their restroom facilities during regular operating hours and listing the City as a sponsor of their three major summer 2006 events in exchange for the City's sponsorship (cash and donated police services) using hotel/motel tax funds. ACTION: Consider authorizing the Mayor to enter into agreements with the Suwanee Sports Academy for assistance with three special events and mutual use of facilities.

F. Consideration of Approval of 4th Quarter Budget Adjustments

The 4th quarter budget adjustments were distributed at the Workshop. These items are to clean up the budget to prepare for year-end. The changes are summarized in a cover memo included in your packet followed by the detailed spreadsheets. ACTION: Consider approval of the 4th quarter budget adjustments.

Motion by Councilmember Burnette to approve the Consent Agenda, second by Councilmember Brooks and so carried 6-0.

11. City Manager's Report

Hardin announced that Elvira Rogers, Administrative Services Director, has been elected to serve a one-year term on the Georgia Local Government Personnel Association (GLGPA) Board.

12. Adjournment – Time: 8:55 P.M.

Motion by Mayor Pro Tem Rispin to Adjourn, second by Councilmember Burnette and so carried 6-0.

Approved 08/15/2006