

STOCKBRIDGE CITY COUNCIL

Mayor Anthony S. Ford
At-Large

Mayor Pro Tem Kyle D. Berry, Sr.
Council District 3

Councilmember Elton Alexander
Council District 5

Councilmember Yolanda Barber
Council District 4

Councilmember LaKeisha Gantt
Council District 1

Councilmember Alphonso Thomas
Council District 2

CITY MANAGER

Frederick Gardiner

CITY CLERK

Vanessa Holiday

INTERIM CITY TREASURER

Lakeisha Gaines

CITY ATTORNEY

Quinton G. Washington

Council Meeting Agenda November 12, 2024 6:00 PM



STOCKBRIDGE CITY HALL

4640 NORTH HENRY BLVD.

STOCKBRIDGE, GA 30281

Website: www.stockbridgega.org

Phone: 770-389-7900

Fax: 770-389-7912

Translation and Interpretation Services are available with (7) days prior notice. Please contact the City's HR Manager at 770-389-7908 for assistance.



AGENDA COUNCIL MEETING CITY OF STOCKBRIDGE

TUESDAY, NOVEMBER 12, 2024 6:00 PM

CALL TO ORDER

INVOCATION

PLEDGE OF ALLEGIANCE

ROLL CALL

PUBLIC HEARING DEFERRED ITEM(S) ANNOUNCEMENT

- 1 The following Planning & Zoning Items have been deferred:
TX-2024-05 (Text Amendment - Citywide)
SP-2024-01 (Special Permit - Council District 3)
SP-2024-03 (Special Permit - Council District 4)

ADOPTION OF THE AGENDA

ADOPTION OF THE MINUTES

- 2 Adoption of the October 14, 2024 Council Meeting Minutes
Adoption of the October 29, 2024 Work Session Meeting Minutes

PUBLIC COMMENTS - All persons wishing to speak for public comment must sign in with the City Clerk prior to the beginning of the meeting. You must sign your name, address, and phone number. You will be able to address the Mayor and Council for three (3) minutes. Speakers must respect all members of the elected body, officials, and staff. Defamation, unruliness and/or swearing will not be tolerated while meetings are in session.

CEREMONIAL

- 3 Review of the Small Business Saturday and American Indian and Alaska Native Heritage Month Proclamations, and Swearing-In of Bishop LaRay Tillman - Stockbridge Citizens-Police Advisory Council Clergy Representative.

OLD BUSINESS

- 4 2025-2029 SHORT-TERM WORK PROGRAM AND CAPITAL IMPROVEMENTS PROGRAM UPDATE. Council Consideration to approve a Resolution for the Final Adoption of the STWP/CIE as approved by the Council at the October 14, 2024 meeting, which has been approved by the Atlanta Regional Commission (ARC) and the Georgia Department of Community Affairs (DCA).

CONSENT AGENDA

- 5 Council consideration to approve FY2025 LMIG (Local Maintenance Improvements Grant) award to Blount Construction Company, Inc. in the amount of \$2,874,956.02.
- 6 Council consideration to approve proposed Right of Way abandonment of a 10,040-square foot (0.23 acre) right of way remnant of Old Atlanta Road between Clifford Court & North Henry Boulevard.

PUBLIC HEARING

- 7 First Reading - FY2025 Budget Hearing - Presented by: Frederick Gardiner
- 8 ANNEXATION CASE #AX-2024-01. (To be located in Council District 5.) Consideration of a request for the annexation of four parcels at the southeastern corner of Patrick Henry Parkway and Holloway Road, as are listed below, to allow for the future commercial use of the property. (No specific development project is being proposed at this time.) Applicant: Nathan McGarity. The property is located in Land Lots 50 & 79 of District 6 in unincorporated Henry County, and it contains 2.63 +/- total acres of land.
 - Parcel #071A01088003—Contains 0.58 +/- acres. Henry County future land use designation--“High-Density Mixed-Use.”
 - Parcel #071A01089000—Contains 0.53 +/- acres. Henry County future land use designation--“High-Density Mixed-Use.”
 - Parcel #071A01090000—Contains 0.72 +/- acres. Henry County future land use designation--“High-Density Mixed-Use.”
 - Parcel #071A01091000—Contains 0.79 +/- acres. Henry County future land use designation--“High-Density Suburban.”

- Presented by: Ryan Anderson
- 9 COMPREHENSIVE PLAN AMENDMENT CASE #CP-2024-04. (To be located in Council District 5.) Consideration of a request for a Comprehensive Plan Amendment to change the future land use designation of four parcels at the southeastern corner of Patrick Henry Parkway and Holloway Road, as are listed below, from Henry County’s “High-Density Mixed-Use” and “High-Density Suburban” future land use designations to the City of Stockbridge’s “High-Density Mixed-Use” future land use designation to allow for the future commercial use of the property. (No specific development project is being proposed at this time.) Applicant: Nathan McGarity. The property is located in Land Lots 50 & 79 of District 6 in

unincorporated Henry County, and it contains 2.63 +/- total acres of land. Applicant: Nathan McGarity. The property is located in Land Lots 50 & 79 of District 6 in unincorporated Henry County, and it contains 2.63 +/- total acres of land.

- Parcel #071A01088003—Contains 0.58 +/- acres. Henry County future land use designation--“High-Density Mixed-Use.”
- Parcel #071A01089000—Contains 0.53 +/- acres. Henry County future land use designation--“High-Density Mixed-Use.”
- Parcel #071A01090000—Contains 0.72 +/- acres. Henry County future land use designation--“High-Density Mixed-Use.”
- Parcel #071A01091000—Contains 0.79 +/- acres. Henry County future land use designation--“High-Density Suburban.”

- Presented by: Ryan Anderson

- 10 REZONING CASE # RZ-2024-04. (To be located in Council District 5.) Consideration of a request to rezone four parcels at the southeastern corner of Patrick Henry Parkway and Holloway Road, as are listed below, from Henry County’s R-3 (Single-Family Residential) and C-3 (Heavy Commercial) zoning classifications to the City of Stockbridge’s C-2 (General Commercial) zoning classification to allow for the future commercial use of the property. (No specific development project is being proposed at this time.) Applicant: Nathan McGarity. The property is located in Land Lots 50 & 79 of District 6 in unincorporated Henry County, and it contains 2.63 +/- total acres of land.

- Parcel #071A01088003—Contains 0.58 +/- acres. Henry County zoning classification -- ‘R-3’ (Single-Family Residential) and ‘C-3’ (Highway Commercial).
- Parcel #071A01089000—Contains 0.53 +/- acres. Henry County zoning classification -- ‘R-3’ (Single-Family Residential) and ‘C-3’ (Highway Commercial).
- Parcel #071A01090000—Contains 0.72 +/- acres. Henry County zoning classification -- ‘R-3’ (Single-Family Residential) and ‘C-3’ (Highway Commercial).
- Parcel #071A01091000—Contains 0.79 +/- acres. Henry County zoning classification -- ‘R-3’ (Single-Family Residential) only.

- Presented by: Ryan Anderson

- 11 TEXT AMENDMENT CASE #TX-2024-07. Consideration of an ordinance to repeal Title 12, Sections 2.4.7, 2.5.3(F), 3.1, 3.2.24, and 15 of the Stockbridge Municode; to amend the Stockbridge Unified Development Code (UDC), Sections 2.4.7, 2.5.3 (F), 3.1, 3.2.24, and 15; and to add Section 3.2.41 under Chapter 3, Use Regulations of the Code of Ordinances, City of Stockbridge, Georgia, relating to the Downtown District and the Downtown Village Overlay District, by adding and removing certain uses from the list of prohibited uses, and by allowing them to be permitted uses, provided that certain requirements are met. - Presented by: Ryan Anderson

- 12 SPECIAL USE PERMIT CASE #SP-2024-02. (To be located in Council District 4.)
Consideration of a Special Use Permit Request to allow a liquor store on property at 106 Rock Quarry Road. Applicant: GRP, LLC. Agent: Girishkumar Patel. The property is located in Land Lot 62 of District 12, and it contains 0.89 +/- acres. - Presented by: Ryan Anderson

NEW BUSINESS

- 13 Approval of Employee Benefits for calendar year 2025 - Presented by: Renee Wheeler

ANNOUNCEMENTS OF UPCOMING MEETINGS & EVENTS

UPCOMING MEETINGS & ANNOUNCEMENTS: Council meetings will be held in the City Council Chamber. Meeting dates, locations and times are subject to change or contact City Hall offices at 770-389-7900 or visit the website www.stockbridgega.org for updates.

- City Council Work Session Meeting **SPECIAL DATE, TUESDAY, NOVEMBER 19TH** at 6:00 p.m. - City Hall Council Chamber (Nov 19)
- Youth Council Advisory Committee Meeting, 6:30 p.m.- 3rd Tuesday of each month Levi Meeting Room - City Hall (Nov 19)
- Planning Commission Meeting, 3rd Thursday of each month, 6:30 p.m. - City Hall Council Chamber - (Nov 21)
- Youth Council Meeting 1st Monday of each month at 6:30 p.m. - City Hall Levi Meeting Room (Dec 2)
- Community Zoning and Information Meeting: Wednesday, December 4th from 6:00 p.m. – 7:00 p.m. at City Hall in the Council Chamber (Dec 4)
- Stockbridge Citizens-Police Advisory Council meeting 1st Thursday of each month at 6:30 p.m. at the Stockbridge Police Community Room 4545 N. Henry Blvd. – (Dec 5)
- City Council Meeting, 2nd Monday of each month at 6:00 p.m. - City Hall Council Chamber Public Hearing – 2nd Reading and Adoption of the FY2025 Operating Budget (Dec 9)
- Citywide Development Authority Meeting, 2nd Tuesday of each month at 6:00pm – Stockbridge City Hall Levi Meeting Room (Dec 10)
- Downtown Development Authority Meeting 2nd Tuesday of each month at the Downtown Connection Center at 6:00pm (Dec 10)
- The Main Street Advisory Board Meeting on the 2nd Friday of each month at 9am – Location is the Downtown Connection Center 130 M L King Sr. Heritage Trail. (Dec 13)

UPCOMING CITY EVENTS/INITIATIVES

- Councilman Thomas will distribute FREE Smoke Detectors along with Fire Marshal Demetrius Wells on Saturday, November 16th at Smith-Barnes Elementary School from 10am - noon while supplies last.
- Join Mayor Anthony Ford for the monthly *Meet the Mayor* on Wednesday, November 18th from 10am – noon at Stockbridge City Hall.
- Join Councilman Alphonso Thomas in partnership with Mayor Pro Tem Kyle Berry for the monthly Senior Bingo Bash on Wednesday, November 20th from 10am - 12pm at the Merle Manders Conference Center, 111 Davis Rd. for raffles, prizes, games, snacks and fun!
- Join Councilman Elton Alexander for a District 5 Town Hall on Thursday, November 21st from 7pm – 9pm – Location to be announced.
- Join Councilwoman LaKeisha Gantt in partnership with Atlanta Food Truck Park for Night Market at the Stockbridge Amphitheater Parking Lot from 6pm – 9:30pm – November 21st. There will be vendors, Food Trucks, Activities, Games, Music, and Vibes. Contact Tan Bowers at thepeaceofmine@gmail.com for registration and additional information.
- The City of Stockbridge will host a Drive-Thru Turkey Giveaway in the Amphitheater Parking Lot on Saturday, November 23rd beginning at 10:00am - while supplies last.
- Councilman Thomas is honoring Veterans with a Continuous Salute all year long. Please send your pictures of Veterans with their name, branch, rank, and years of service.
- Join Councilman Thomas for the *Don't Trash Stockbridge* initiative centered around education highlighting the causes and effects of Littering and Illegal Dumping. More information to follow.

Please contact Rosalynd Rawls to schedule an appointment for *Meet the Mayor* and for more information on Council Initiatives and events at 678-833-3348 or via email: rrawls@stockbridgega.org

MAYOR'S COMMENTS (Mayor Anthony Ford)

EXECUTIVE SESSION (Exemptions to the Georgia Open Meetings Acts)

ADJOURNMENT



CITY COUNCIL MEETING SUMMARY MINUTES

MONDAY, OCTOBER 14, 2024 6:00 P.M.

Mayor & City Council

Mayor Anthony S. Ford At-Large
Mayor Pro Tem Kyle Berry – Council District 3
Councilmember Elton Alexander – Council District 5
Councilmember Yolanda Barber – Council District 4
Councilmember LaKeisha Gantt – Council District 1
Councilmember Alphonso Thomas – Council District 2

Administration

Frederick Gardiner – City Manager
Vanessa Holiday – City Clerk
Cassandra Lester – Deputy City Clerk
Lakeisha Gaines – Interim City Treasurer
Quinton Washington – City Attorney

Mission: To provide visionary leadership and superior municipal services that enhance the quality of life for citizens while creating a welcoming business atmosphere focused on sustainability and expansion of tourism and cultural events.

Invocation by Mayor Ford at 6:05 p.m.

Invocation by: Mr. Hardy Abbott of Vystar Credit Union

The Pledge of Allegiance was recited by all in attendance.

City Clerk, Vanessa Holiday was asked to proceed with a verbal roll call. All the members were present except Councilmember Barber.

The Public Hearing Deferred Item(s) Announcement was read noting the following: The following items have been deferred to the 11/12/2024 meeting:

TEXT AMENDMENT CASE #TX-2024-05 (Citywide)
SPECIAL USE PERMIT CASE #SP-2024-01 (Council District 3)
SPECIAL USE PERMIT CASE #SP-2024-02 (Council District 4)
SPECIAL USE PERMIT CASE #SP-2024-03 (Council District 4)

Motion to adopt the Agenda was made by Councilmember Alexander; seconded by Mayor Pro Tem Berry. The motion passed unanimously 4-0.

Motion to approve the Council Meeting Minutes for August 12, 2024, Retreat Meeting Minutes for August 21, 2024, Retreat Meeting Minutes for August 22, 2024, Retreat Meeting Minutes for August 23, 2024, Work Session Meeting Minutes for August 27, 2024, Council Meeting Minutes for September 9, 2024, and Work Session Meeting Minutes for September 24, 2024 was made by Councilmember Alexander; seconded by Councilmember Gantt. The motion passed unanimously 4-0.

Mayor Ford reviewed the following ceremonial items: Proclamations for Breast Cancer Awareness Month, Red Ribbon Week, World Mental Health Day, Domestic Violence Prevention and Awareness Month, Fire Prevention Month, Women's Small Business Month, Hispanic Heritage Month, and VyStar's Good is Everywhere Day.

There were no Public Comments.

Motion to approve the Consent Agenda with the following items was made by Councilmember Alexander; seconded by Mayor Pro Tem Berry. The motion passed unanimously 4-0.

CONSENT AGENDA

1. Council consideration to appoint Bishop Laray Tillman to fill the unexpired term for the Clergy Representative position on the Citizens-Police Advisory Council.
2. Council Consideration to approve the Exercise of First Option Renewal for Contract RFQ No. 2023-0012, Civic Wayfinding Project with DeNyse Companies, Inc.

NEW BUSINESS

3. Council consideration to adopt the restated GMEBS Retirement Plan Adoption Agreement and General Addendum with Plan Amendments. Presented by: Renee Wheeler, Human Resources Manager
Ms. Wheeler noted the Pension Committee met and also held meeting with the GMA Retirement Director, Michelle Warner to discuss the Plan and amendments; noted the City received a favorable determination from the IRS; and noted the committee makes the following recommendation: Part-Time Hours = 30 or less; Police Officers need to be in service with Stockbridge when they meet the 55/20 requirement; Portable service from other GMEBS members toward the 20 years can be allowable.

Motion to approve the adoption of the Restated GMEBS Retirement Plan Adoption Agreement and General Addendum with Plan Amendments was made by Councilmember Gantt; seconded by Councilmember Alexander. The motion passed unanimously 4-0.

4. Council consideration to approve the proposed budget amendment as outlined within the attached Ordinance to purchase a National Integrated Ballistic Information Network system ("NIBIN") in the amount of \$277,918.00. This is a sole source purchase from Forensic Technology. Funding Source: General Fund Account: 100-00000-301000
Presented by: Richard Godfrey, Assistant Police Chief

Assistant Chief Godfrey noted the Council approved the Reimbursable Grant in August 2023.

Councilmember Thomas noted he understands the funds will be reimbursed and asked for the general ledger line item that would be used.

Ms. Gaines referenced general ledger account number 100-00000-301000.

Motion to approve an Ordinance for a Budget Amendment for the purchase of a National Integrated Ballistic Information Network System in the amount of \$277,918.00 from General Funds was made by Councilmember Alexander; seconded by Mayor Pro Tem Berry. The motion passed unanimously 4-0. The General Fund Account was corrected by the Interim City Treasurer to reflect: From: 100.00000.389030 – Miscellaneous TO: 255.15110.521202 - Grants Match

5. Council consideration to adopt an Ordinance and approve the job description, organizational chart and pay and classification for the newly created position, Property Tax Specialist.
Presented by: Lakeisha Gaines, Interim City Treasurer and Renee Wheeler, Human Resources Manager
Ms. Gaines noted the primary role for this position is going to be working with Homestead Exemptions and Property Tax matters.

Councilmember Gantt inquired about the role of the Tax Commissioner's office, and asked why the City is paying a fee to the County if city staff will do the work.

Mr. Gardiner stated the Tax Commissioner's office has stated the Homestead Exemptions will not be prepared by the County.

Mayor Pro Tem Berry asked what happens with the position if the Referendum is not approved.

Ms. Wheeler noted the position would be reclassified.

Motion to approve an Ordinance, Budget was made by Councilmember Alexander; seconded by Mayor Pro Tem Berry. The motion passed 3-1 (Councilmember Gantt Opposed).

Mayor Ford read the Public Hearing Rules and Procedures

PUBLIC HEARING

6. REZONING CASE #RZ-2024-07 FOR THE PATRICK HENRY PARKWAY MASTER PLAN. (To be located in Council District 5.)
Consideration of the Patrick Henry Parkway Master Plan, which was prepared by the TSW consulting firm. It proposes a mixture of retail, commercial, residential, and entertainment uses for areas along the southern end of Patrick Henry Parkway, with some properties lying within

the Stockbridge City Limits and others lying within unincorporated Henry County.

Presented by: Frederick Gardiner, City Manager

Mr. Gardiner presented an overview of the Patrick Henry Parkway Master Plan, noting the plan has been in the works for about a year, and that he has been working with the property owners to bring the first vertical mixed-use project to the southside of Atlanta; noting staff recommends approval.

Public Hearing Opened

No Speakers in Favor

No Speakers Opposed

Public Hearing Closed

Motion to approve was made by Councilmember Alexander; seconded by Councilmember Gantt. The motion passed unanimously 4-0.

7. CITY OF STOCKBRIDGE 2025-2029 SHORT TERM WORK PROGRAM/CAPITAL IMPROVEMENT ELEMENT

(STWP/CIE) The Community Development Department is requesting that the City Council approve the Transmittal of the 2025-2029 Short-Term Work Program/Capital Improvement Element (STWP/CIE) to the Department of Community Affairs & the Atlanta Regional Commission for their review and recommendations.

Presented by: Ryan Anderson, Community Development Director

Mr. Anderson reviewed the Short-Term Work Program and Capital Improvement Element, noting the categories and projects, Resolution and Letter to be submitted by the Mayor.

Public Hearing Opened

Speaker in Favor: Ms. Jocelyn Williams requested a copy of the STWP/CIE Report.

No Speakers Opposed

Public Hearing Closed

Motion to approve was made by Councilmember Gantt; seconded by Councilmember Alexander. The motion passed unanimously 4-0.

Mayor Ford read Public Hearing Item #11, # 12, #13 and #14.

8. COMPREHENSIVE PLAN AMENDMENT CASE #CP-2024-01. (To be located in Council District 5.)

Consideration of a Comprehensive Plan Amendment Request to change the future land use designation of property on the north side of Hudson Bridge Drive, comprising Parcel #032-01026000, from 'Medium-Density Mixed-Use' to 'Medium-Density Residential' to allow for the construction of a townhome development. Applicant: Lennar Georgia, LLC. Agent: Battle Law, P.C. The property is located in Land Lot 21 of District 6, and it contains 20.367 +/- acres.

Mr. Anderson presented an overview of Comprehensive Plan Amendment Case #CP-2024-01, noting the applicant's request that the property's future land use designation be changed from Medium-Density Mixed-Use to Medium-Density Residential; Rezoning Case #RZ-2024-01 noting the applicant's request to rezone Parcel #032-01026000 from C-2 (General Commercial) to MFR (Multi-Family Residential) to allow for the

development of a townhome community of 140 units on approximately 20.367 acres; and Variance Case #2024-03 Variance Request #1, noting the applicant's request to reduce the front yard setback of the townhome lots from the required 50 feet to 20 feet; and Variance Case #2, noting the applicant's request for the rear yard setbacks of the townhome lots to be reduced from the required 20 feet to 10 feet.

Mr. Anderson presented the Case Facts and Proposed Site Plan, noting staff recommends approval of the revised Site Plan, non-gated, with 127 units 3-4 bedrooms, for sale units with a 10% rental cap, and size ranging from 1800 sq. feet to 2000 sq. feet; Units 1, 56, 57, 89 and 127, all visible from the street, will have all brick on both sides, all other units shall have a 6' Brick Water Table with brick fronts and hardiplank or other fiber Cementous accents, black streetlight poles and flock cameras, and units with metal overhangs instead of shingles; with 2-car garages throughout the development; mandatory HOA, external 10' sidewalk along Hudson Bridge Road up to the drop off; 5' internal sidewalks on one side and 8' internal sidewalks on one side; amenities include a pool, clubhouse, pocket park with playground and pocket park with open space; with a 30' setback in the front and 10' between the units.

Attorney Battle gave an overview of the development, and referenced conversations with the District Representative, Councilmember Alexander, to come to a compromise to bring a quality product suitable for the community and for her client, Lennar Georgia, LLC.

Public Hearing Opened for Item #11, # 12, #13 and #14.

No Speakers in Favor

Speakers Opposed - Ms. Jocelyn Williams to Item #11, # 12, #13 and #14

Public Hearing Closed

Motion to approve Comprehensive Plan Amendment Case #CP-2024-01 was made by Councilmember Alexander; seconded by Mayor Pro Tem Berry. The motion passed unanimously 4-0.

9. REZONING CASE #RZ-2024-01. (To be located in Council District 5.) Consideration of a request to rezone property on the north side of Hudson Bridge Drive, comprising Parcel #032-01026000, from the C-2 (General Commercial) zoning district to the MFR (Multiple Family Residential) zoning district to allow for the construction of a townhome development. The property also lies within the PMU (Parkway Mixed-Use) Overlay District. Applicant: Lennar Georgia, LLC. Agent: Battle Law, P.C. The property is located in Land Lot 21 of District 6, and it contains 20.367 +/- acres.
Motion to approve Rezoning Case #RZ-2024-01 was made by Councilmember Alexander; seconded by Councilmember Gantt. The motion passed unanimously 4-0.

10. VARIANCE CASE #VR-2024-03. Variance Request #1. (To be located in Council District 5). Consideration of a variance request for two variances

on property on the north side of Hudson Bridge Drive, comprising of Parcel #032-01026000, to allow for the construction of a townhome development. Variance Request #1 would reduce the front yard setbacks of the townhome lots from the required 50' feet to 20' feet. The property also lies within the PMU-Parkway Mixed-Use Overlay District. Applicant: Lennar Georgia LLC - Agent: Battle Law, P.C. The property is located Land Lot 21 of District 6, and it contains 20.367 +/- acres.

Motion to approve Variance Case #VR-2024-03 Variance Request #1 for 30' feet front setback was made by Councilmember Alexander; seconded by Councilmember Gantt. The motion passed unanimously 4-0.

11. VARIANCE CASE #VR-2024-03: Variance Request #2. (To be located in Council District 5.)

Consideration of a variance request for two variances on property on the north side of Hudson Bridge Drive, comprising Parcel #032-01026000, to allow for the construction of a townhome development. Variance Request #2 would reduce the side yard setbacks of the townhome lots, between buildings, from the required 15' feet to 10' feet. The property also lies within the PMU (Parkway Mixed-Use) Overlay District. Applicant: Lennar Georgia, LLC. Agent: Battle Law, P.C. The property is located in Land Lot 21 of District 6, and it contains 20.367 +/- acres.

Motion to approve Variance Case #VR-2024-03 Variance Request #2 for 10' feet between the buildings was made by Councilmember Alexander; seconded by Mayor Pro Tem Berry. The motion passed unanimously 4-0.

UPCOMING MEETINGS & ANNOUNCEMENTS: Council meetings will be held in the City Council Chamber. Meeting dates, locations and times are subject to change or contact City Hall offices at 770-389-7900 or visit the website www.stockbridgega.org for updates.

- Downtown Development Authority Meeting, 3rd Tuesday of each month
Stockbridge Downtown Center 130 M L King, Sr. Heritage Trail (Oct 15)
- Youth Council Advisory Committee Meeting, 6:30 p.m.- 3rd Tuesday of each month
Levi Meeting Room - City Hall (Oct 15)
- Planning Commission Meeting, 3rd Thursday of each month, 6:30 p.m. - City Hall
Council Chamber - (Oct 17)
- Community Meeting to discuss the Stockbridge Trails Plan on Wednesday,
October 23rd from 6pm – 7:30pm at Downtown Stockbridge Connection Center
(formerly TSCC) (Oct 23)
- Community Homestead Exemption Townhall – Saturday, October 26th at 11am –
City Hall Council Chamber (Oct 26)
- City Council Work Session Meeting, Last Tuesday of each month at 6:00 p.m. -
City Hall Council Chamber (Oct 29)
- Youth Council Meeting 1st Monday of each month at 6:30 p.m. - City Hall Levi
Meeting Room (Nov 4)
- ELECTION DAY – TUESDAY, NOVEMBER 5th from 7am – 7pm – visit
mvp.sos.ga.gov for your polling location.
- Community Zoning and Information Meeting: Wednesday, November 6th from
6:00 p.m. – 7:00 p.m. at City Hall in the Council Chamber (Nov 6)

- Stockbridge Citizens-Police Advisory Council meeting 1st Thursday of each month at 6:30 p.m. at the Stockbridge Police Community Room 4545 N. Henry Blvd. – (Nov 7)
- The Main Street Advisory Board Meeting on the 2nd Friday of each month at 9am – Location is the Downtown Connection Center 130 M L King Sr. Heritage Trail. (Nov 8)
- City Council Meeting, **SPECIAL DATE – TUESDAY, NOVEMBER 12TH** at 6:00 p.m. - City Hall Council Chamber (Nov 12) Due to Veterans Day Holiday
- Citywide Development Authority Meeting, 2nd Tuesday of each month, 6:00 p.m.- City Hall Levi Meeting Room (Nov 12)
- Downtown Development Authority Meeting, November meeting date is to be announced.

UPCOMING CITY EVENTS/INITIATIVES

- Join Councilman Alphonso Thomas for the monthly Senior Bingo Bash on Wednesday, October 16th from 10am - 12pm at the Merle Manders Conference Center, 111 Davis Rd. for raffles, prizes, games, snacks and fun!
- Join the City of Stockbridge for the 50 Shades of Pink Love Walk to highlight breast cancer awareness and survivors at Clark Community Park 111 Davis Rd. on Saturday, October 19th from 10:30am – 1:00 p.m.
- Join Councilwoman Lakeisha Gantt for the Annual Fall Festival at Clark Community Park 111 Davis Rd. on Saturday, October 26th from 12pm – 4:00 p.m.
- Join Mayor Anthony Ford for the monthly Meet the Mayor on Wednesday, October 28th from 10am – noon at Stockbridge City Hall.
- Join Councilwoman LaKeisha Gantt in partnership with Atlanta Food Truck Park for Night Market at the Stockbridge Amphitheater Parking Lot from 6pm – 9:30pm – November 7th, and November 21st. There will be vendors, Food Trucks, Activities, Games, Music, and Vibes. Contact Tan Bowers at thepeaceofmine@gmail.com for registration and additional information.
- Join Councilman Thomas for the Don't Trash Stockbridge initiative centered around education highlighting the causes and effects of Littering and Illegal Dumping. More information to follow.
- Councilman Thomas is honoring Veterans with a Continuous Salute all year long. Please send your pictures of Veterans with their name, branch, rank, and years of service.
- Councilman Thomas will distribute FREE Smoke Detectors along with Fire Marshal Demetrius Wells. The date and location will be announced soon. Stay tuned.

Please contact Rosalynd Rawls to schedule an appointment for Meet the Mayor and for more information on Council Initiatives and events at 678-833-3348 or via email: rrawls@stockbridgega.org

2024 Stockbridge Amphitheater Concert Series

- Sunday, October 20, 2024, (Rescheduled Show) featuring Charlie Wilson with Special Guest El DeBarge
- Saturday, October 26, 2024, Boney James Slow Burn Tour with Special Guest Damien Escobar.

- Saturday, November 2, 2024, Dirty South Throwback Hip-Hop Fest featuring Eastside Boys, DJ Holiday, 95 South, Tray Bills, Raheem the Dream, DJ Unk, MC Shy D and Kilo Ali.

MAYOR'S COMMENTS

Mayor Ford referenced the recent youth concert that took place at the Amphitheater, noting the event was a fantastic event for the kids and looks forward to scheduling a youth concert event annually; and also noted another sold out Southern Soul concert that was a great concert as well; noted the Faith & Blue softball game with the Police vs. area ministry, noting the Stockbridge Police Department won 9-8; reminded everyone to exercise their constitutional right to vote, noting Early Voting begins on Tuesday, October 15th here in Georgia with Election Day on Tuesday, November 5th.

Councilmember Thomas referenced the upcoming Veterans Day holiday, where he has put the call out for Veterans and families of Veterans to submit their photos and encouraged the submission of pictures as the holiday approaches to recognize Veterans.

Motion to adjourn the meeting at 8:46 p.m. was made by Councilmember Thomas; seconded by Mayor Pro Tem Berry. The motion passed unanimously 4-0.



WORK SESSION MEETING SUMMARY MINUTES

TUESDAY, OCTOBER 29, 2024 6:00 P.M.

Mayor & City Council

Mayor Anthony S. Ford At-Large
Mayor Pro Tem Kyle Berry – Council District 3
Councilmember Elton Alexander – Council District 5
Councilmember Yolanda Barber – Council District 4
Councilmember LaKeisha Gantt – Council District 1
Councilmember Alphonso Thomas – Council District 2

Administration

Frederick Gardiner – City Manager
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Cassandra Lester – Deputy City Clerk
Lakeisha Gaines – Interim City Treasurer
Quinton Washington – City Attorney

Mission: To provide visionary leadership and superior municipal services that enhance the quality of life for citizens while creating a welcoming business atmosphere focused on sustainability and expansion of tourism and cultural events.

Invocation by Mayor Ford at 7:09 p.m.

Invocation by: Councilmember Alexander

The Pledge of Allegiance was recited by all in attendance.

Deputy Clerk, Cassandra Lester was asked to proceed with a verbal roll call. All members were present except Councilmember Barber and Mayor Pro Tem Berry.

Motion to amend the Agenda to remove Consent Agenda Item #3 noting the Youth Council will participate in the City's Holiday Festival event on Friday, December 6th was made by Councilmember Thomas; seconded by Councilmember Gantt. The motion passed unanimously 3-0.

Motion to adopt the Agenda was made by Councilmember Thomas; seconded by Councilmember Gantt. The motion passed unanimously 3-0.

Review of the October 14, 2024 Council Meeting Minutes. There was no action.

PUBLIC COMMENTS

Mr. Willie Carter noted he has reached out to the city's Public Works Department regarding a faulty/misreading of the city's water meters, noting the community did not receive notice of the issue in the M L King Sr. Heritage Trail community, and noted the matter has not been resolved.

CONSENT AGENDA

1. Council consideration to approve the use of the Merle Manders Conference Center (Lower Level) for the Main Street Program's Thanksgiving charity community dinner on Friday, November 15th).
 2. Council consideration to approve the use of the Merle Manders Conference Center (Main Ballroom) for the Stockbridge Youth Council's Holiday Family Festival on Sunday, December 8th).
- CONSENT AGENDA ITEM #3 WAS REMOVED FROM THE AGENDA.

Motion to approve the Consent Agenda Item #2 was made by Councilmember Thomas; seconded by Councilmember Alexander. The motion passed unanimously 3-0.

PRESENTATION

3. Public/Private Partnership District Presentation and Ordinance
Presented by: Quinton Washington, City Attorney, Ed Wall, Financial Advisor and John Ernst of the Ernst Legal Group/former Brookhaven Mayor)

Attorney Washington reviewed the Ordinance relating to the Special Service District.

Mr. Ernst reviewed the use of the Special Service District for projects by the City of Brookhaven.

Attorney Washington cited Section 3 of the ordinance titled "Creation of the Stockbridge Special Service District." This section states: "Pursuant to the SSD Clause, there is hereby created a special district for the purpose of the provision of local government services and supplemental services and facilities to be funded, in whole or in part, by a special improvement tax or taxes therein to be known as the "Stockbridge Special Service District" (the Stockbridge SSD" or the "District"), the boundaries of which shall be co-extensive with the boundaries of the City" - ADDING - Excluding all single-family residential and all homestead residences. It will also employ Ernst Legal Group to create maps and report back to the City Council with input on selecting the final maps and power of the assessments they want the district to have.

Motion to approve as stated by Attorney Washington was made by Councilmember Alexander; seconded by Councilmember Thomas.

Councilmember Gantt asked about the cost of drawing the maps and the funding source.

Mr. Wall replied that the funding would come from the general fund and the estimated cost would be \$10,000.

Councilmember Thomas then interjected, stating “no more than” \$10,000.

Mr. Ernst suggested amending the motion to specify that the funding could initially come from the General Fund, with reimbursement from the Stockbridge SSD to be made once it is established at a later date.

Councilmember Alexander amended the motion to include the stipulation of the project not exceeding \$10,000.00, and reimbursement of the \$10,000.00 from the SSD back to the General Fund; seconded by Councilmember Thomas. The motion passed unanimously 3-0.

UPCOMING MEETINGS & ANNOUNCEMENTS: Council meetings will be held in the City Council Chamber. Meeting dates, locations and times are subject to change or contact City Hall offices at 770-389-7900 or visit the website www.stockbridgega.org for updates.

- Youth Council Meeting 1st Monday of each month at 6:30 p.m. - City Hall Levi Meeting Room (Nov 4)
- **ELECTION DAY – TUESDAY, NOVEMBER 5th from 7am – 7pm** – visit mvp.sos.ga.gov for your polling location.
- Community Zoning and Information Meeting: Wednesday, November 6th from 6:00 p.m. – 7:00 p.m. at City Hall in the Council Chamber (Nov 6)
- Stockbridge Citizens-Police Advisory Council meeting 1st Thursday of each month at 6:30 p.m. at the Stockbridge Police Community Room 4545 N. Henry Blvd. – (Nov 7)
- The Main Street Advisory Board Meeting on the 2nd Friday of each month at 9am – Location is the Downtown Connection Center 130 M L King Sr. Heritage Trail. (Nov 8)
- City Council Meeting, **SPECIAL DATE – TUESDAY, NOVEMBER 12TH** at 6:00 p.m. - City Hall Council Chamber (Nov 12) Due to Veterans Day Holiday
- Citywide Development Authority Meeting has been canceled. The Board will hold a Retreat on Friday, November 15th. Location to be announced.
- Downtown Development Authority Meeting, **SPECIAL DATE – TUESDAY, NOVEMBER 12TH** at the Stockbridge Downtown Center 130 M L King, Sr. Heritage Trail (Nov 12)
- City Council Work Session Meeting, Last Tuesday of each month at 6:00 p.m. - City Hall Council Chamber (Nov 19)
- Youth Council Advisory Committee Meeting, 6:30 p.m.- 3rd Tuesday of each month Levi Meeting Room - City Hall (Nov 19)
- Planning Commission Meeting, 3rd Thursday of each month, 6:30 p.m. - City Hall Council Chamber - (Nov 21)

UPCOMING CITY EVENTS/INITIATIVES

- Join Councilwoman LaKeisha Gantt in partnership with Atlanta Food Truck Park for Night Market at the Stockbridge Amphitheater Parking Lot from 6pm – 9:30pm – November 7th, and November 21st. There will be vendors, Food Trucks, Activities, Games, Music, and Vibes. Contact Tan Bowers at thepeaceofmine@gmail.com for registration and additional information.
- Please join the City of Stockbridge for the Annual Veterans Day Luncheon honoring our Veterans on Monday, November 11th from 11am – 1pm at the Merle Manders Conference Center. Please RSVP no later than November 4th to Events@stockbridgega.org
- Join Mayor Anthony Ford for the monthly *Meet the Mayor* on Wednesday, November 18th from 10am – noon at Stockbridge City Hall.
- Join Councilman Alphonso Thomas in partnership with Mayor Pro Tem Kyle Berry for the monthly Senior Bingo Bash on Wednesday, November 20th from 10am - 12pm at the Merle Manders Conference Center, 111 Davis Rd. for raffles, prizes, games, snacks and fun!
- Join Councilman Elton Alexander for a District 5 Town Hall on Thursday, November 21st from 7pm – 9pm – Location to be announced.
- Councilman Thomas is honoring Veterans with a Continuous Salute all year long. Please send your pictures of Veterans with their name, branch, rank, and years of service.
- Councilman Thomas will distribute FREE Smoke Detectors along with Fire Marshal Demetrius Wells. The date and location will be announced soon. Stay tuned.
- Join Councilman Thomas for the *Don't Trash Stockbridge* initiative centered around education highlighting the causes and effects of Littering and Illegal Dumping. More information to follow.

Please contact Rosalynd Rawls to schedule an appointment for *Meet the Mayor* and for more information on Council Initiatives and events at 678-833-3348 or via email: rrawls@stockbridgega.org

MAYOR'S COMMENTS

Mayor Ford noted we are in the month of October and approaching November and wished everyone a safe and happy Halloween; encouraged everyone to get their flu shots and COVID 19 boosters to remain healthy and safe for the holiday season; congratulated the Atlanta Falcons on leading the NFC South Conference and is hopeful of their playoff chances.

Councilmember Alexander noted Early Voting is happening this week and ends on Friday, noting there is no Saturday or Sunday voting, and the Merle Manders Conference Center is one of the Early Voting locations; noted the City of Stockbridge has a Homestead Exemption item on the ballot and there is the County SPLOST Item on the ballot that includes a number of potential projects, including a Multi-Use facility for multi-generational residents.

EXECUTIVE SESSION

Motion to convene Executive Session for Personnel was made by Councilmember Gantt; seconded by Councilmember Alexander. The motion passed unanimously 3-0.

Mayor Pro Tem Berry joined the meeting during Executive Session.

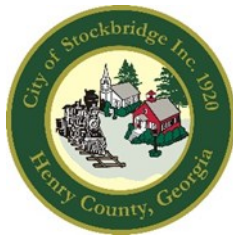
Motion to adjourn Executive Session and sign an affidavit with no action was made by Mayor Pro Tem Berry; seconded by Councilmember Gantt. The motion passed unanimously 4-0.

Motion to adjourn the meeting at 8:46 p.m. was made by Councilmember Gantt; seconded by Councilmember Alexander. The motion passed unanimously 4-0.

Respectfully submitted by:

Vanessa Holiday, City Clerk

Anthony S. Ford, Mayor



City of Stockbridge

AGENDA ITEM

MEETING DATE

NOVEMBER 12, 2024

FUNDING SOURCE

- ☒ RESOLUTION
☐ ORDINANCE
☐ CONTRACT APPROVAL/RENEWAL
☒ PUBLIC HEARING
☐ PRESENTATION
☐ BID SELECTION/AWARD
☐ TASK ORDER
☐ CHANGE ORDER
☐ BUDGET AMENDMENT
☐ BUDGET TRANSFER
☐ PAYMENT APPROVAL
☐ OTHER

- ☐ GENERAL FUND
☐ FUND BALANCE
☐ SPLOST or TSPLOST
☐ ARPA
☐ GRANT
☐ HOTEL/MOTEL TOURISM
☐ COUNCIL INITIATIVE
☐ PARTNER/SPONSOR
☐ DEPARTMENT FUND BALANCE
☐ BONDING

ACCOUNT TRANSFER FROM:

ACCOUNT TRANSFER TO:

PRESENTER:

Community Development Staff

DEPARTMENT:

Community Development

ITEM/PROJECT/EVENT:

2025-2029 Short-Term Work Program and Capital Improvements Update. Consideration of an ordinance to approve this document.

BACKGROUND INFORMATION:

City Council previously adopted a resolution on October 14, 2024 to authorize the City of Stockbridge to transmit the document for the 2025-2029 STWP & CIE Update to the Atlanta Regional Commission and Georgia Department of Community Affairs, in order to comply with State minimum standards. These two agencies thereafter approved the document; therefore, it is ready to be approved by City Council.

APPROVALS: CITY MANAGER _____

CITY TREASURER _____

CITY ATTORNEY _____

GRANTS ADMIN. _____

☐ FINANCIAL IMPACT ☐ N/A

AMOUNT \$

ATTACHMENTS:

☐

ITEM/PROJECT/EVENT:

2024-2029 SHORT-TERM WORK PROGRAM & CAPITAL IMPROVEMENTS ELEMENT.

BACKGROUND INFORMATION:

STAFF RECOMMENDATION:

APPROVAL.

Staff Signature_____

STATE OF GEORGIA
HENRY COUNTY
CITY OF STOCKBRIDGE

RESOLUTION NO. _____

A RESOLUTION TO **APPROVE THE 2025-2029 SHORT TERM WORK PROGRAM
AND CAPITAL IMPROVEMENTS ELEMENT**

WHEREAS, the City of Stockbridge (“City”) has prepared an annual update to its Short-Term Work Program and Capital Improvements Element.

WHEREAS, the annual update to the Short-Term Work Program and Capital Improvements Element was prepared in accordance with the Development Impact Fee Compliance Requirements and the Minimum Planning Standards and Procedures for Local Comprehensive Planning established by the Georgia Planning Act of 1989, as amended; and a Public Hearing was held on October 14, 2024;

WHEREAS, the Stockbridge City Council has previously authorized the City Staff to transmit the annual update of the Short-Term Work Program and Capital Improvements Element covering the five-year period between 2025-2029 by a October 14, 2024, authorizing resolution of the City Council to the Atlanta Regional Commission and Georgia Department of Community Affairs as required by the Georgia Planning Act; and

WHEREAS, the Atlanta Regional Commission and Georgia Department of Community Affairs have recommended final approval of the 2025-2029 Short-Term Work Program and Capital Improvements Element and the extension of the program.

**THEREFORE, THE CITY COUNCIL OF THE CITY OF STOCKBRIDGE
HEREBY RESOLVES:**

SECTION 1. Approval. The City of Stockbridge does hereby approve the City of Stockbridge 2025-2029 Short-Term Work Program and Capital Improvements Element to the Department of Community Affairs & Atlanta Regional Commission. A copy of the public notice is attached as Exhibit A.

SECTION 2. Public Record. This document shall be maintained as a public record by the City Clerk and shall be accessible to the public during all normal business hours of the City of Stockbridge.

SECTION 3. Authorization of Execution. The Mayor is hereby authorized to sign all documents necessary to effectuate this Resolution.

SECTION 4. Attestation. The City Clerk is authorized to execute, attest to, and seal any documents which may be necessary to effectuate this ordinance, subject to approval as to form by the City Attorney.

SECTION 5. Effective Date. This resolution shall become effective immediately upon its adoption by the Mayor and City Council of the City of Stockbridge as provided in the City Charter.

SO ORDAINED ____ day of _____ 2024.

ANTHONY S. FORD, Mayor

ATTEST:

VANESSA HOLIDAY, City Clerk

(SEAL)

APPROVED AS TO FORM:

QUINTON G. WASHINGTON, City Attorney



City of Stockbridge

4640 North Henry Blvd. • Stockbridge, GA 30281

City Hall: (770) 389-7900 • Fax: (770) 389-7912

September 16, 2024

Mr. Andrew Smith, Principal Planner
Atlanta Regional Commission
229 Peachtree St. NE STE 100
Atlanta, GA 30303

RE: Transmittal of City of Stockbridge 2025-2029 Short Term Work Program & Capital Improvement Element Update to the Atlanta Regional Commission & Dept. of Community Affairs

Dear Mr. Smith,

The City of Stockbridge has completed an update of its comprehensive plan and is submitting it with this letter for review by the Atlanta Regional Commission and the Department of Community Affairs.

I certify that we have held the required public hearings and have involved the public in development of the plan in a manner appropriate to our community's dynamics and resources. Evidence of this has been included with our submittal.

I certify that the appropriate staff and decision-makers have reviewed both the Regional Water Plan covering our area and the Rules for Environmental Planning Criteria (O.C.G.A. 12-2-8) and taken them into consideration in formulating our plan.

If you have any questions concerning our submittal, please contact Ryan Anderson, Community Development Director at 678-833-3340 and randerson@cityofstockbridge-ga.gov.

Best regards,

Mayor Anthony Ford
Stockbridge City Council
aford@cityofstockbridge-ga.gov

cc: Frederick Gardiner, City Manager
Vanessa Holiday, City Clerk
Ryan Anderson Director, Community Development



Short-Term Work Program & CIE 2025-2029 - Final CITY OF STOCKBRIDGE, GEORGIA

Contents

SHORT TERM WORK PROGRAM ANNUAL UPDATE.....	Pages 2-7
CAPITAL IMPROVEMENT ELEMENT	Pages 8-9



Community Facilities						
Item	Activity	Years	Responsible Party	Cost Estimate	Funding Source	Status
1	Pineview, Memorial Park, and Walter Way Liftstation Rehab	2016 - 2025	Public Works	\$ 2,704,087	SPLOST V	Ongoing
2	Parks Master Plan	2016 - 2025	Public Works	\$ 385,400.00	SPLOST V	Ongoing
3	Wastewater Improvements 2022	2016 - 2025	Public Works	\$ 398,200.00	SPLOST V	Ongoing
4	SR 138/SR42 Utility Relocation GDOT	2016 - 2025	Public Works	\$ 239,833.00	ARPA	Ongoing
5	Neighborhood Project	2016 - 2025	Public Works	\$ 2,500,000.00	TSPLOST	Ongoing
6	Davis Road Sidewalks	2016 - 2025	Public Works	\$ 2,500,000.00	TSPLOST	Ongoing
7	Campground Road Sidewalks	2016 - 2025	Public Works	\$ 500,000.00	TSPLOST	Ongoing
8	Peach Drive Sidewalks	2016 - 2025	Public Works	\$ 300,000.00	TSPLOST	Ongoing
9	Walt Stephens Road Trail	2016 - 2025	Public Works	\$ 3,500,000.00	TSPLOST	Ongoing
10	Love Street Sidewalks	2016 - 2025	Public Works	\$ 500,000.00	TSPLOST	Ongoing
11	Burke Street Sidewalks	2016 - 2025	Public Works	\$ 500,000.00	TSPLOST	Ongoing
12	Reeves Creek Trail Extension - 2 Miles	2016 - 2025	Public Works	\$ 2,800,000.00	TSPLOST	Ongoing
13	Brush Creek Trail - .25 Miles	2016 - 2025	Public Works	\$ 2,400,000.00	TSPLOST	Ongoing
14	MLK, Sr. Heritage Trail, Spur trail to Floyd Chapel Baptist Church - 0.25 miles	2016 - 2025	Public Works	\$ 425,000.00	TSPLOST	Ongoing
15	MLK, Sr. Heritage Trail, Spur trail to Green Front Cafe - 0.25 miles	2016 - 2025	Public Works	\$ 355,000.00	TSPLOST	Ongoing
16	Continuation of MLK, Sr. Heritage Trail - 0.75 miles	2016 - 2025	Public Works	\$ 625,000.00	TSPLOST	Ongoing
17	Potential Trailhead location with Reeves Creek Trail link at MLK, Sr. Heritage Trail	2016 - 2025	Public Works	\$ 500,000.00	TSPLOST	Ongoing
18	Country Club Drive Safety Improvements	2016 - 2025	Public Works	\$ 1,000,000.00	TSPLOST	Ongoing
	Subtotal			\$22,132,520.00		

The City has projects planned beyond the 5-year time horizon if none are scheduled during the annual reporting period.



Community Facilities (Cont.)						
Item	Activity	Years	Responsible Party	Cost Estimate	Funding Source	Status
19	GIS - Infrastructure Inventory and Detailed Mapping	2016 - 2025	Public Works	\$ 32,020.00	SPLOST V	Complete
20	Smith Barnes Sewer Basin Rehab - CDBG Phase II	2016 - 2025	Public Works	\$ 1,261,368.00	SPLOST V	Complete
21	East Atlanta Road/Lee Street Improvements	2016 - 2025	Public Works	\$ 3,832,225.00	SPLOST V	Complete
22	Central Line Water Main Replacement	2016 - 2025	Public Works	\$ 276,000.00	SPLOST V	Complete
23	WWTP and Glynn Addy Pump Station Improvements	2016 - 2025	Public Works	\$ 584,345.00	SPLOST V	Complete
24	Burke Street Sewer Main Rehab	2016 - 2025	Public Works	\$ 759,307.00	SPLOST V	Complete
25	Candler Rd Dog park Parking Lot Improvement	2025 - 2030	Public Works	\$ 250,000.00	SPLOST VI	Planning Phase
26	Sewer-infiltration and inflow Study	2016 - 2023	Public Works	\$ 1,500,000.00	SPLOST IV	Complete
27	Splash Pad/Park Design	2015 - 2026	Community Dev	\$ 1,300,000.00	General Fund	In Progress
28	Monument Sign (City Hall Fountain)	2022 - 2024	Community Dev	\$ 75,000.00	General Fund/ Georgia Power	Concept Plan Process
29	Multi-Purpose Facility (Youth/Senior)	2018 - 2026	Community Dev	\$ 8,000,000.00	General Fund/ Bond Financing	Concept Plan Process
30	Cultural Arts Center	2018 - 2026	Community Dev	\$18,000,000.00	Bond Financing/ SPLOST V	Concept Plan Process
31	Reeves Creek Natural Reserve	2025 - 2030	Community Dev	\$ 500,000.00	SPLOST VI	In Progress
	Subtotal			\$ 36,338,245.00		
	Total			\$58,470,765.00		

The City has projects planned beyond the 5-year time horizon if none are scheduled during the annual reporting period.



Economic Development

Item	Activity	Years	Responsible Party	Cost Estimate	Funding Source	Status
1	Create a Citywide Marketing Plan (Rebranding)	2016-2026	Economic Development	\$ 75,000	Hotel/Motel	On-going
2	Establish Stockbridge Assoc. of Businesses	2017-2026	Economic Development	\$ 20,000	General Fund	In Progress
3	Create Economic Development Marketing Plan	2017-2026	Economic Development	\$100,000	Hotel/Motel	In Progress
4	Opportunity Zone Designation Study	2017-2026	Economic Development	\$ 25,000	General Fund	In Progress
	Total			\$220,000		

Land Use

Item	Activity	Years	Responsible Party	Cost Estimate	Funding Source	Status
1	Citywide Housing Study	2025-2030	Community Development	\$ 300,000	General Fund	Planning Stage
2	LCI Implementation & Update-Supplemental Study	2018-2025	Community Development	\$ 150,000	General Fund	Scope Development
3	Park Plan Development (passive, active pocket) city-wide (south, west, east, north)	2018-2025	Community Development	\$ 100,000	SPLOST V	In Progress
4	Update of Sign Ordinance	2019-2025	Community Development	\$ 100,000	General Fund	In Progress
5	Area Studies Hwy 138 & Henry Blvd	2025-2030	Community Development	\$ 250,000	General Fund	In Progress
6	Update of Sign Ordinance	2019-2025	Community Development	\$ 100,000	General Fund	In Progress
	Total			\$1,000,000		

The City has projects planned beyond the 5-year time horizon if none are scheduled during the annual reporting period.



Transportation

Item	Activity	Years	Responsible Party	Cost Estimate	Funding Source	Status
1	Roadway Construction Projects/Engineering and ROW Acquisition	2016-2026	Public Works	\$ 3,000,000	SPLOST IV	In Progress
2	Sidewalk - repair and reconstruction	2015-2026	Public Works	\$ 500,000	SPLOST IV	On-going
3	Road Improvements for City Project and streets	2018-2026	Public Works	\$ 5,000,000	SPLOST V	On-going
4	Infrastructure Improvements for city	2018-2026	Public Works	\$ 7,000,000	SPLOST V	On-going
Subtotal				\$15,500,000.00		

The City has projects planned beyond the 5-year time horizon if none are scheduled during the annual reporting period.



Completed Projects						
Item	Activity	Years	Responsible Party	Cost Estimate	Funding Source	Status
1	Update City Unified Development Codes	2018-2025	Community Development	\$100,000	General Fund	Complete
2	Public Works Facility	2018-2026	Public Works	\$3,000,000	SPLOST IV	Complete
3	Amphitheater	2018-2026	Community Development	\$23,085,254	Fund Balance/Bond Financing/SPLOST IV	Complete
4	Overlay District Designation	2018-2025	Community Development	\$75,000	General Fund	Complete
5	Wastewater Heads Work, Phase 2	2018-2025	Public Works	\$3,232,367	SPLOST III/Sewer Fund/Impact Fees	Complete
6	SCADA Replacement	2018-2025	Public Works	\$721,977	SPLOST III	Complete
7	Wastewater Treatment Plant Upgrade	2018-2025	Public Works	\$1,414,000	SPLOST IV	Complete
8	Wastewater Treatment Plant Upgrade Plans/Engineering	2015-2025	Public Works	\$5,858,344	SPLOST III, IV	Complete
9	Sewer reconstruction & Pump Station replacement	2015-2025	Public Works	\$1,350,000	SPLOST IV	Complete
10	Water main and service line replacement	2016-2024	Public Works	\$276,000	Water Fund/Impact Fees/SPLOST IV	Complete
11	Wastewater Treatment Plant Upgrade Plans/Engineering Davis Road from Shields Road	2015-2025	Public Works	\$5,858,344	SPLOST III, IV	Complete
12	Highway 42 (Sidewalks and Streetscape)	2015-2024	Public Works	\$605,725	SPLOST, TE General Fund	Complete
13	Stockbridge Electric Vehicle Station @ Amphitheater	2022-2024	Community Development	\$75,000	General Fund/ GA Power	Complete
	Subtotal			\$45,653,811		

The City has projects planned beyond the 5-year time horizon if none are scheduled during the annual reporting period.



Completed Projects (Cont.)						
Item	Activity	Years	Responsible Party	Cost Estimate	Funding Source	Status
14	Trail Study Implementation	2016-2025	Community Development	\$ 1,000,000	Bond Financing/ SPLOSTV	Complete
15	Comprehensive Plan 5-Year Update	2022-2025	Community Development	\$ 100,000	General Fund	Complete
16	Overlay District Designation	2018-2025	Community Development	\$ 75,000	General Fund	Complete
17	Downtown Pedestrian & Bicycle Connectivity Concept Study	2022-2023	Community Development	\$ 125,000	ARC Grant & General Fund	Complete
	Subtotal			\$ 1,300,000		
	Total			\$46,953,811		

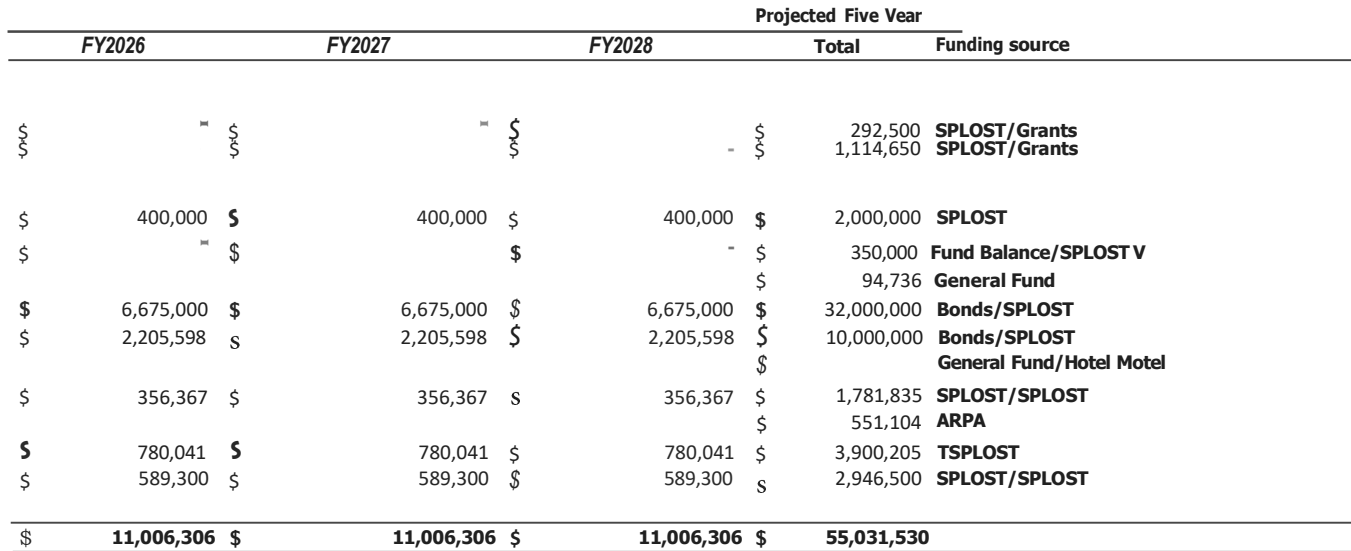
The City has projects planned beyond the 5-year time horizon if none are scheduled during the annual reporting period.



CIP EXPENDITURES SUMMARY BY PROJECT
FUND-353

	Estimated Project Cost FY2023	Amount Anticipated To Be used In FY2023	Balance To Be Carried Over To FY2024	FY2024	FY2025
<u>Projects:</u>					
Water Project Improvements	\$ 503,820	\$ 211,320	\$ 292,500	\$ 292,500	\$
Sewer Project Improvements	\$ 1,500,000	\$ 385,350	\$ 1,114,650	\$ 1,114,650	\$
Storm Water Project Improvements	\$	\$	\$ 2,000,000	\$ 400,000	\$ 400,000
Alleyway Project	\$ 350,000	\$	\$ 350,000	\$ 175,000	\$ 175,000
Court Renovation	\$ 94,736	\$	\$ 94,736	\$ 94,736	
Cultural Art Center	\$ 34,000,000	\$	\$ 32,000,000	\$ 5,400,000	\$ 6,575,000
Multi-Purpose Facility/Senior and Youth Center	\$ 10,000,000	\$	\$ 10,000,000	\$ 1,252,608	\$ 2,130,598
TSCC Renovation Project	\$ 31,340	\$ 31,340	\$		
Park and Trail Projects	\$ 2,000,000	\$ 218,166	\$ 1,781,834	\$ 356,367	\$ 356,367
Wayfinding Project	\$ 573,104	\$ 22,000	\$ 551,104	\$ 551,104	
Road Improvement	\$ 4,500,000	\$ 599,793	\$ 3,900,207	\$ 780,041	\$ 780,041
Infrastructure Improvement	\$ 3,500,000	\$ 553,500	\$ 2,946,500	\$ 589,300	\$ 589,300
Total Proposed Expenditures	\$ 57,053,000	\$ 2,021,469	\$ 55,031,531	\$ 11,006,306	\$ 1-1,006,306

	Final Adopted FY2023	Amount Anticipated To Be Used In FY2023	Balance To Be Carried Over To FY2024	FY2024	FY2025
Funding Type	FY2023	FY2023	FY2024	FY2024	FY2025
General Fund	\$ 3,320,511	\$ 100,000	\$ 2,220,511	\$ 444,102	\$ 444,102
CIP Bond	\$ 30,629,523	\$ 1,000,000	\$ 29,629,523	\$ 5,925,905	\$ 5,925,905
Future SPLOST	\$ 20,434,912	\$ 500,000	\$ 19,934,912	\$ 3,986,982	\$ 3,986,982
SPLOSTIV	\$ 2,668,054	\$ 421,469	\$ 2,246,585	\$ 449,317	\$ 449,317
Grants	\$	\$	\$ 1,000,000	\$ 200,000	\$ 200,000
Sale of Land	\$	\$	\$	\$	\$
Total Proposed Funding Sources	\$ 57,053,000	\$ 2,021,469	\$ 55,031,531	\$ 11,006,306	\$ 11,006,306
Surplus (Deficit)	0	0	(0)	(0)	0

Revised 9.13.24



ANNUAL FINANCIAL REPORT FOR 2023
City of Stockbridge

2023 Item #	Public Facility Type	Water Supply	Wastewater	TOTAL
1	Service Area	City-Wide	City-Wide	City-Wide
2	Beginning Impact Fee Fund Balance	\$271,491	\$351,396	\$622,887
3	Impact Fees Collected	\$99,000	\$132,000	\$231,000
4	Accrued Interest	\$0	\$0	\$0
5	Project Expenditures	\$0	\$0	\$0
6	Administrative Costs	\$0	\$0	\$0
7	Impact Fee Refunds	\$0	\$0	\$0
8	Ending Impact Fee Fund Balance	\$370,491	\$483,396	\$853,887
9	Impact Fees Encumbered	\$370,491	\$483,396	\$853,887

Note: Impact fees for the City of Stockbridge are maintained in a separate non-interest bearing account.



City of Stockbridge

AGENDA ITEM

MEETING DATE

November 12, 2024

FUNDING SOURCE

- ☒ RESOLUTION
- ☐ ORDINANCE
- ☐ CONTRACT APPROVAL/RENEWAL
- ☐ PUBLIC HEARING
- ☐ PRESENTATION
- ☒ BID SELECTION/AWARD
- ☐ TASK ORDER
- ☐ CHANGE ORDER
- ☐ BUDGET AMENDMENT
- ☐ BUDGET TRANSFER
- ☐ PAYMENT APPROVAL
- ☐ OTHER

- ☐ GENERAL FUND
- ☐ FUND BALANCE
- ☒ SPLOST
- ☒ TSPLOST
- ☐ CDBG
- ☒ GRANT FUNDING
- ☐ COUNCIL INITIATIVE
- ☐ PARTNER/SPONSOR
- ☐ DEPARTMENT BUDGET
- ☐ BONDING

ACCOUNT TRANSFER FROM:

ACCOUNT TRANSFER TO:

PRESENTER: Decius T. Aaron

DEPARTMENT: Public Works.

ITEM/PROJECT/EVENT:

Invitation To Bid (ITB) 2024-0006, City of Stockbridge 2025 LMIG Program.

BACKGROUND INFORMATION:

The City of Stockbridge, Procurement Department solicited bids from qualified contractors for the 2025 LMIG Program. Upon completion of the review and evaluation, Falcon Design and City Staff deemed Blount Construction Company's bid to be the lowest and deemed the vendor to be responsible based on the factors outlined in the specs of the Invitation to Bid (ITB).

SIGNATURES:

CITY MANAGER 

CITY TREASURER 

CITY ATTORNEY _____

☒ FINANCIAL IMPACT ☐ N/A

AMOUNT \$2,874,956.02

ATTACHMENTS: 

An Invitation to Bid (ITB) is awarded to the qualified bidder whose bid substantially conforms to the requirements outlined in the solicitation and is elevated with the lowest cost. Seven contractors submitted bids which ranked as follows:

NAME OF BIDDER	Total Cost
Blount Construction Company Inc.	\$2,874,956.02
East Coast Grading, Inc	\$2,938,396.00
Stewart Brothers, Inc	\$2,948,733.50
Atlanta Paving and Concrete Construction	\$2,971,335.38
C.W. Matthews Contracting Co., Inc.	\$3,090,331.54
McLeRoy, Inc.	\$3,171,323.00
Summit Construction and Development	\$3,220,552.00

The work consists of leveling, milling, patching, and resurfacing approximately 6.80 miles of road.

STAFF RECOMMENDATION:

The Public Works Department is requesting approval to award the contract to Blount Construction Company in the amount of \$2,874,956.02.

ATTACHMENTS:

- 2024-0006, LMIG Program Solicitation w/Blount Construction Company Response.
- Recommendation of Award
- Bid Tab
- Intent to Award

Fiscal Impact: Funds will be provided from:

TSPLOST	\$1,319,360.95
SPLOST III	\$1,139,779.89
GDOT	\$305,815.18
Henry County	\$110,000.00
Total	\$2,874,956.02



**CITY OF STOCKBRIDGE
PROCUREMENT DIVISION**

SPECIFICATIONS AND CONTRACT DOCUMENTS

**2025 LMIG PROGRAM
ITB NO: 2024-0006**

**Tuesday, September 17, 2024
2:30P.M. EST**



STOCKBRIDGE OFFICE: 235 Corporate Center Dr., Suite 200, Stockbridge, GA 30281 / Phone: 770.389.8666
CUMMING OFFICE: 500 Pirkle Ferry Road, Suite C, Cumming, GA 30040 / Phone: 678.807.7100
NEWNAN OFFICE: 40 Greenway Court, Suite A, Newnan, GA 30265 / Phone: 770.755.7978

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CITY OF STOCKBRIDGE

SPECIFICATIONS AND CONTRACT DOCUMENTS

2025 LMIG PROGRAM

ITB NO: 2024-0006

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- V. CONTRACTOR FURNISHED DOCUMENTS
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ARTICLE 1 – DEFINED TERMS

1.01 Terms used in these Instructions to Bidders have the meanings indicated in the General Conditions and Supplementary Conditions. Additional terms used in these Instructions to Bidders have the meanings indicated below:

- A. *Issuing Office (City of Stockbridge, GA)* – All potential Bidders can obtain a copy of the Bid and Specifications located on the City's website at <https://cityofstockbridge-ga.bonfirehub.com/portal/?tab=openOpportunities> and Georgia Procurement Registry website https://ssl.doas.state.ga.us/PRSapp/PR_index.jsp. Bid is administered by the City of Stockbridge, Procurement Division. The City of Stockbridge's Procurement Department will oversee all bidding for this project.
- B. *Plan Holders List* - The project Contract Documents are available completely online as listed above and therefore a Plan Holders List will not be maintained for this project. The City of Stockbridge's Procurement Department will oversee all bidding for this project.
- C. *Owner's Representative* – Falcon Design Consultants, LLC, an independent consulting engineering firm, is the City of Stockbridge's appointed Owner's Representative for this project.

ARTICLE 2 – COPIES OF BIDDING DOCUMENTS

- A. All potential Bidders can obtain a copy of the Bid and Specifications located on the City's website at <https://cityofstockbridge-ga.bonfirehub.com/portal/?tab=openOpportunities> and Georgia Procurement Registry website https://ssl.doas.state.ga.us/PRSapp/PR_index.jsp. Bid is administered by the City of Stockbridge, Procurement Division. The City of Stockbridge's Procurement Department will oversee all bidding for this project.
 - B. All potential Bidders are solely responsible for assuring they have all required bid documents including any Addendums that are issued prior to bidding.
 - C. All bid documents will be posted online at the sites shown in Article 2 – A.
- 2.02 Complete sets of Bidding Documents shall be used in preparing Bids; neither Owner nor Engineer assumes any responsibility for errors or misinterpretations resulting from the use of incomplete sets of Bidding Documents.
- 2.03 Owner and Engineer, in making copies of Bidding Documents available on the above terms, do so only for the purpose of obtaining Bids for the Work and do not authorize or confer a license for any other use.

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ARTICLE 3 – QUALIFICATIONS OF BIDDERS AND PROJECT REQUIREMENTS

3.01 To demonstrate Bidder's qualifications to perform the Work, Bidder shall submit written evidence with bid such as financial data, previous experience, present commitments, and such other data as may be called for below.

- A. Required Bidder Qualification Statement with Supporting Data (Business License, Corporate Resolution to Bid, Financial Statement, Current Workload)
- B. Required Bidder current Georgia Department of Transportation Prequalification Certificate for roadway construction.

ARTICLE 4 – EXAMINATION OF BIDDING DOCUMENTS, OTHER RELATED DATA, AND SITE

4.01 *Subsurface and Physical Conditions*

A. The Supplementary Conditions identify:

- 1. Those reports known to Owner of explorations and tests of subsurface conditions at or contiguous to the Site.
- 2. Those drawings known to Owner of physical conditions relating to existing surface or subsurface structures at the Site (except Underground Facilities).

B. Copies of reports and drawings, if any, referenced in Paragraph 4.01.A will be made available by Owner to any Bidder upon written request. Those reports and drawings are not part of the Contract Documents, but the "technical data" contained therein as provided in Paragraph 4.02 of the General Conditions has been identified and established in Paragraph 4.02 of the Supplementary Conditions. Bidder is responsible for any interpretation or conclusion Bidder draws from any "technical data" or any other data, interpretations, opinions, or information contained in such reports or shown or indicated in such drawings.

4.02 *Underground Facilities*

A. Information and data shown or indicated in the Bidding Documents with respect to existing Underground Facilities at or contiguous to the Site is based upon information and data furnished to Owner and Engineer by owners of such Underground Facilities, including Owner, or others.

4.03 *Hazardous Environmental Condition*

A. The Supplementary Conditions identify any reports and drawings known to Owner relating to a Hazardous Environmental Condition identified at the Site.

B. Copies of reports and drawings referenced in Paragraph 4.03.A will be made available by Owner to any Bidder on request. Those reports and drawings are not part of the Contract Documents, but the "technical data" contained therein as provided in Paragraph 4.06 of the General Conditions has been identified and established in Paragraph 4.06 of the Supplementary Conditions. Bidder is responsible for any interpretation or conclusion Bidder draws from any

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“technical data” or any other data, interpretations, opinions, or information contained in such reports or shown or indicated in such drawings.

- 4.04 Provisions concerning responsibilities for the adequacy of data furnished to prospective Bidders with respect to subsurface conditions, other physical conditions, and Underground Facilities, and possible changes in the Bidding Documents due to differing or unanticipated subsurface or physical conditions appear in Paragraphs 4.02, 4.03, and 4.04 of the General Conditions. Provisions concerning responsibilities for the adequacy of data furnished to prospective Bidders with respect to a Hazardous Environmental Condition at the Site, if any, and possible changes in the Contract Documents due to any Hazardous Environmental Condition uncovered or revealed at the Site which was not shown or indicated in the Drawings or Specifications or identified in the Contract Documents to be within the scope of the Work, appear in Paragraph 4.06 of the General Conditions. On request, Owner will provide Bidder access to the Site to conduct such examinations, investigations, explorations, tests, and studies as Bidder deems necessary for submission of a Bid. Bidder shall fill all holes and clean up and restore the Site to its former condition upon completion of such explorations, investigations, tests, and studies. Bidder shall comply with all applicable Laws and Regulations relative to excavation and utility locates.
- 4.05 It is the responsibility of each Bidder before submitting a Bid to:
- A. examine and carefully study the Bidding Documents, and the other related data identified in the Bidding Documents;
 - B. visit the Site and become familiar with and satisfy Bidder as to the general, local, and Site conditions that may affect cost, progress, and performance of the Work;
 - C. become familiar with and satisfy Bidder as to all federal, state, and local Laws and Regulations that may affect cost, progress, and performance of the Work;
 - D. consider the information known to Bidder; information commonly known to contractors doing business in the locality of the Site; information and observations obtained from visits to the Site; the Bidding Documents; and the Site-related reports and drawings identified in the Bidding Documents, with respect to the effect of such information, observations, and documents on (1) the cost, progress, and performance of the Work; (2) the means, methods, techniques, sequences, and procedures of construction to be employed by Bidder, including applying any specific means, methods, techniques, sequences, and procedures of construction expressly required by the Bidding Documents; and (3) Bidder's safety precautions and programs;
 - E. agree at the time of submitting its Bid that no further examinations, investigations, explorations, tests, studies, or data are necessary for the determination of its Bid for performance of the Work at the price(s) bid and within the times required, and in accordance with the other terms and conditions of the Bidding Documents;
 - F. become aware of the general nature of the work to be performed by Owner and others at the Site that relates to the Work as indicated in the Bidding Documents;

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- G. promptly give Engineer written notice of all conflicts, errors, ambiguities, or discrepancies that Bidder discovers in the Bidding Documents and confirm that the written resolution thereof by Engineer is acceptable to Bidder; and
- H. determine that the Bidding Documents are generally sufficient to indicate and convey understanding of all terms and conditions for the performance of the Work.

4.06 The submission of a Bid will constitute an incontrovertible representation by Bidder that Bidder has complied with every requirement of this Article 4, that without exception the Bid is premised upon performing and furnishing the Work required by the Bidding Documents and applying any specific means, methods, techniques, sequences, and procedures of construction that may be shown or indicated or expressly required by the Bidding Documents, that Bidder has given Engineer written notice of all conflicts, errors, ambiguities, and discrepancies that Bidder has discovered in the Bidding Documents and the written resolutions thereof by Engineer are acceptable to Bidder, and that the Bidding Documents are generally sufficient to indicate and convey understanding of all terms and conditions for performing and furnishing the Work.

ARTICLE 5 – NON-MANDATORY PRE-BID CONFERENCE

- 5.01 A Non-Mandatory Prebid Conference will be held online at <https://cityofstockbridgega.webex.com/cityofstockbridgega/j.php?MTID=m5ca514995f5e09d8ae028a1e1435a024> "Click Join Meeting" on Tuesday, August 20, 2024 at 10:00 AM EST via Cisco WebEx (meeting number: 26303 813 217 / password: Procurement24). Bidders attendance and participation in the conference is recommended.

ARTICLE 6 – SITE AND OTHER AREAS

- 6.01 The Site is identified in the Bidding Documents. Easements for permanent structures or permanent changes in existing facilities are to be obtained and paid for by Owner unless otherwise provided in the Bidding Documents. All additional lands and access thereto required for temporary construction facilities, construction equipment, or storage of materials and equipment to be incorporated in the Work are to be obtained and paid for by Contractor.

ARTICLE 7 – INTERPRETATIONS AND ADDENDA

- 7.01 All questions pertaining to the requirements of the Contract Documents and Technical Specifications, either procedural or technical, shall be in writing and are to be submitted to the City of Stockbridge via Bonfire online portal: <https://cityofstockbridgega.bonfirehub.com/portal/?tab=openOpportunities>. Interpretations or clarifications considered necessary by the City in response to such questions will be issued by online addenda in the Bonfire portal to all parties recorded by Issuing Office as having received the Bidding Documents. Questions received after 4:00 PM EST on Tuesday, August 27, 2024, may not be

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answered. Only questions answered by addenda will be binding. Oral and other interpretations or clarifications shall be without legal effect.

- 7.02 Addenda may be issued to clarify, correct, or change the Bidding Documents as deemed advisable by Owner or Engineer and all Addenda will be transmitted to all bidders listed on the Plan Holders List.

ARTICLE 8 – BID SECURITY

- 8.01 A Bid must be accompanied by Bid security made payable to Owner in an amount of 5 percent of Bidder's maximum Bid price and in the form of a certified check, bank money order, or a Bid bond (on the form attached) issued by a surety meeting the requirements of Paragraphs 5.01 and 5.02 of the General Conditions.
- 8.02 The Bid security of the Successful Bidder will be retained until such Bidder has executed the Contract Documents, furnished the required contract security and met the other conditions of the Notice of Award, whereupon the Bid security will be returned. If the Successful Bidder fails to execute and deliver the Contract Documents and furnish the required contract security within 15 days after the Notice of Award, Owner may consider Bidder to be in default, annul the Notice of Award, and the Bid security of that Bidder will be forfeited. Such forfeiture shall be Owner's exclusive remedy if Bidder defaults. The Bid security of other Bidders whom Owner believes to have a reasonable chance of receiving the award may be retained by Owner until the earlier of even days after the Effective Date of Section VIII – Form of Agreement or 61 days after the Bid opening, whereupon Bid security furnished by such Bidders will be returned.
- 8.03 Bid security of other Bidders whom Owner believes do not have a reasonable chance of receiving the award will be returned within seven days after the Bid opening.

ARTICLE 9 – CONTRACT TIMES

- 9.01 The number of days within which, or the dates by which, the Work is to be substantially completed and ready for final payment are set forth in the Section III - Bid Form and Section VIII – Form of Agreement.

ARTICLE 10 – LIQUIDATED DAMAGES

- 10.01 Provisions for liquidated damages, if any, are set forth in Section VIII – Form of Agreement.

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ARTICLE 11 – SUBSTITUTE AND “OR-EQUAL” ITEMS

- 11.01 The Contract, if awarded, will be on the basis of materials and equipment specified or described in the Bidding Documents, or those substitutes or “or-equal” materials and equipment approved by Engineer and identified by Addendum. The materials and equipment described in the Bidding Documents establish a standard of required type, function and quality to be met by any proposed substitute or “or-equal” item. No item of material or equipment will be considered by Engineer as a substitute or “or-equal” unless written request for approval has been submitted by Bidder and has been received by Engineer at least 10 days prior to the date for receipt of Bids. Each such request shall conform to the requirements of Paragraph 6.05 of the General Conditions. The burden of proof of the merit of the proposed item is upon Bidder. Engineer’s decision of approval or disapproval of a proposed item will be final. If Engineer approves any proposed item, such approval will be set forth in an Addendum issued to all prospective Bidders. Bidders shall not rely upon approvals made in any other manner.

ARTICLE 12 – SUBCONTRACTORS, SUPPLIERS AND OTHERS

- 12.01 If the Supplementary Conditions require the identity of certain Subcontractors, Suppliers, individuals, or entities to be submitted to Owner in advance of a specified date prior to the Effective Date of Section VIII – Form of Agreement, the apparent Successful Bidder, and any other Bidder so requested, shall within five days after Bid opening, submit to Owner a list of all such Subcontractors, Suppliers, individuals, or entities proposed for those portions of the Work for which such identification is required. Such list shall be accompanied by an experience statement with pertinent information regarding similar projects and other evidence of qualification for each such Subcontractor, Supplier, individual, or entity if requested by Owner. If Owner or Engineer, after due investigation, has reasonable objection to any proposed Subcontractor, Supplier, individual, or entity, Owner may, before the Notice of Award is given, request apparent Successful Bidder to submit a substitute, without an increase in the Bid.
- 12.02 If apparent Successful Bidder declines to make any such substitution, Owner may award the Contract to the next lowest Bidder that proposes to use acceptable Subcontractors, Suppliers, individuals, or entities. Declining to make requested substitutions will not constitute grounds for forfeiture of the Bid security of any Bidder. Any Subcontractor, Supplier, individual, or entity so listed and against which Owner or Engineer makes no written objection prior to the giving of the Notice of Award will be deemed acceptable to Owner and Engineer subject to revocation of such acceptance after the Effective Date of Section VIII – Form of Agreement as provided in Paragraph 6.06 of the General Conditions.
- 12.03 Contractor shall not be required to employ any Subcontractor, Supplier, individual, or entity against whom Contractor has reasonable objection.

ARTICLE 13 – PREPARATION OF BID (CONTINUED ON NEXT PAGE)

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ARTICLE 13 – PREPARATION OF BID

- 13.01 The Bid Form is included with the Bidding Documents. Additional copies may be obtained from Engineer.
- 13.02 All blanks on the Bid Form shall be completed in ink and the Bid Form signed in ink. Erasures or alterations shall be initialed in ink by the person signing the Bid Form. A Bid price shall be indicated for each section listed therein.
- 13.03 A Bid by a corporation shall be executed in the corporate name by the president or a vice-president or other corporate officer accompanied by evidence of authority to sign. The corporate seal shall be affixed and attested by the secretary or an assistant secretary. The corporate address and state of incorporation shall be shown.
- 13.04 A Bid by a partnership shall be executed in the partnership name and signed by a partner (whose title must appear under the signature), accompanied by evidence of authority to sign. The official address of the partnership shall be shown.
- 13.05 A Bid by a limited liability company shall be executed in the name of the firm by a member and accompanied by evidence of authority to sign. The state of formation of the firm and the official address of the firm shall be shown.
- 13.06 A Bid by an individual shall show the Bidder's name and official address.
- 13.07 A Bid by a joint venture shall be executed by each joint venturer in the manner indicated on the Bid Form. The official address of the joint venture shall be shown.
- 13.08 All names shall be printed in ink below the signatures.
- 13.09 The Bid shall contain an acknowledgment of receipt of all Addenda, the numbers of which shall be filled in on the Bid Form.
- 13.10 Postal and e-mail addresses and telephone number for communications regarding the Bid shall be shown.
- 13.11 The Bid shall contain evidence of Bidder's authority and qualification to do business in the state where the Project is located, or Bidder shall covenant in writing to obtain such authority and qualification prior to award of the Contract and attach such covenant to the Bid. Bidder's state contractor license number, if any, shall also be shown on the Bid Form.

ARTICLE 14 – BASIS OF BID; COMPARISON OF BIDS

14.01 *Unit Price*

- A. Bidders shall submit a Bid on a unit price basis for each item of Work listed in the Bid schedule.
- B. The value of items required by the Contract Documents but not show in the line items on the Bid Form shall be included in the unit price of the line item that relates to this work.

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- C. The total of all estimated prices will be the sum of the products of the estimated quantity of each item and the corresponding unit price. The final quantities and Contract Price will be determined in accordance with Paragraph 11.03 of the General Conditions.
- D. Discrepancies between the multiplication of units of Work and unit prices will be resolved in favor of the unit prices. Discrepancies between the indicated sum of any column of figures and the correct sum thereof will be resolved in favor of the correct sum.

14.02 Allowances

- A. In the amount bid on the Bid Form submitted, the Bidder shall include a \$330,000.00 Contingency Allowance. This allowance is for additional work as directed by the Owner. Monies not utilized by the Owner for this project will be removed from the final contract price at the completion of the project by use of a Change Order.

ARTICLE 15 – SUBMITTAL OF BID

- 15.01 With each copy of the Bidding Documents, a Bidder is furnished a PDF copy of the Bid Form, and, if required, the Bid Bond Form. The unbound copy of the Bid Form is to be completed and submitted with the Bid security and the following documents:
 - A. Required Bid security;
 - B. List of Proposed Subcontractors (if known);
 - C. List of Proposed Suppliers (if known);
 - D. List of 5 Project References (Stockbridge reference forms attached – **SECTION XVII. – REFERENCE VERIFICATION AND RELEASE FORM**);
 - E. Required Bidder Qualification Statement with Supporting Data (Business License, Corporate Resolution to Bid, Financial Statement, Current Workload);
 - F. Georgia GDOT Prequalification Certificate for roadway construction;
 - G. Certificate of Insurance (City of Stockbridge listed as Certificate Holder);
 - H. Contractor Affidavit and Agreement;
 - I. Subcontractor Affidavit and Agreement (if known);
- 15.02 A Bid shall be submitted no later than the date and time prescribed and at the place indicated in the advertisement or invitation to bid and shall be submit in Bonfire.

ARTICLE 16 – MODIFICATION AND WITHDRAWAL OF BID

SECTION I

- 16.01 A Bid may be modified or withdrawn by an appropriate document duly executed in the same manner that a Bid must be executed and delivered to the place where Bids are to be submitted prior to the date and time for the opening of Bids.
- 16.02 If within 24 hours after Bids are opened any Bidder files a duly signed written notice with Owner and promptly thereafter demonstrates to the reasonable satisfaction of Owner that there was a material and substantial mistake in the preparation of its Bid, that Bidder may withdraw its Bid, and the Bid security will be returned. Thereafter, if the Work is rebid, that Bidder will be disqualified from further bidding on the Work.

ARTICLE 17 – OPENING OF BIDS

- 17.01 For your convenience, this Public Bid Opening meeting will be live streamed on Tuesday, September 17, 2024 at 3:00 PM EST via Cisco WebEx. Joining the WebEx meeting will allow you to view the vendors responding to each bid and the bid amount submitted from each vendor. This will replace in-person Bid Openings. To view the Public Bid Opening, please use the following link to access the Cisco WebEx virtual meeting: <https://cityofstockbridgega.webex.com/cityofstockbridgega/j.php?MTID=m30e2ce5b2e2c2315559e29d9507886cb> and click Join Meeting (meeting number 2634 437 4035 / password: Procurement24).

ARTICLE 18 – BIDS TO REMAIN SUBJECT TO ACCEPTANCE

- 18.01 All Bids will remain subject to acceptance for the period of time stated in the Bid Form, but Owner may, in its sole discretion, release any Bid and return the Bid security prior to the end of this period.

ARTICLE 19 – EVALUATION OF BIDS AND AWARD OF CONTRACT (CONTINUED ON NEXT PAGE)

ARTICLE 19 – EVALUATION OF BIDS AND AWARD OF CONTRACT

- 19.01 Owner reserves the right to reject any or all Bids, including without limitation, nonconforming, nonresponsive, unbalanced, or conditional Bids. Owner further reserves the right to reject the Bid of any Bidder whom it finds, after reasonable inquiry and evaluation, to not be responsible.
- 19.02 More than one Bid for the same Work from an individual or entity under the same or different names will not be considered. Reasonable grounds for believing that any Bidder has an interest in more than one Bid for the Work may be cause for disqualification of that Bidder and the rejection of all Bids in which that Bidder has an interest.
- 19.03 In evaluating Bids, Owner will consider whether or not the Bids comply with the prescribed requirements, and such alternates, unit prices and other data, as may be requested in the Bid Form or prior to the Notice of Award.
- 19.04 In evaluating Bidders, Owner will consider the qualifications of Bidders and may consider the qualifications and experience of Subcontractors, Suppliers, and other individuals or entities proposed for those portions of the Work for which the identity of Subcontractors, Suppliers, and other individuals or entities must be submitted as provided in the Supplementary Conditions.

SECTION I

- 19.05 Owner may conduct such investigations as Owner deems necessary to establish the responsibility, qualifications, and financial ability of Bidders, proposed Subcontractors, Suppliers, individuals, or entities proposed for those portions of the Work in accordance with the Contract Documents.
- 19.06 If the Contract is to be awarded, Owner will award the Contract to the Bidder whose Bid is in the best interests of the Owner.

ARTICLE 20 – CONTRACT SECURITY AND INSURANCE

- 20.01 Article 5 of the General Conditions, as may be modified by the Supplementary Conditions, sets forth Owner's requirements as to performance and payment bonds and insurance. When the Successful Bidder delivers the executed Agreement to Owner, it shall be accompanied by such bonds.

ARTICLE 21 – SIGNING OF AGREEMENT

- 21.01 When Owner issues a Notice to Proceed to the Successful Bidder, it shall be accompanied by the required six (6) complete legal sets of the Contract Documents and Technical Specifications with unsigned counterparts of Section VIII – Form of Agreement along with the other Contract Documents which are identified in Section VIII – Form of Agreement as attached thereto. Within fifteen (15) calendar days thereafter, Successful Bidder shall sign and deliver all five (5) complete legal sets of the Contract Documents and Technical Specifications with signed and sealed counterparts of Section VIII – Form of Agreement along with the other Contract Documents which are identified in Section VIII – Form of Agreement to Owner. Within thirty (30) calendar days thereafter, a project Preconstruction Conference will be scheduled and at that meeting the Owner shall deliver two fully signed counterparts to Successful Bidder with a complete set of the Drawings with appropriate identification if required.



INVITATION TO BID

**CITY OF STOCKBRIDGE – PROCUREMENT DIVISION
BID ISSUED TO THE PUBLIC: AUGUST 14, 2024**

**ITB NO: 2024-0006
2025 LMIG PROGRAM**

BID DUE DATE: Tuesday, September 17, 2024, at 2:30 PM EST

**A Non-Mandatory Prebid Conference:
Tuesday, August 20, 2024, at 10:00 AM EST
via Cisco WebEx online at
<https://cityofstockbridgega.webex.com/cityofstockbridgega/j.php?MTID=m5ca514995f5e09d8ae028a1e1435a024> “Click Join Meeting”
(Password: Procurement24).**

**Bids shall only be accepted online through the Bonfire Portal
at:**

[2024 LMIG Program \(bonfirehub.com\)](https://bonfirehub.com)

Any bid submitted in any other format (email, paper, fax, mail, etc.) will not be accepted.

Sealed unit price bids will be received by the City of Stockbridge, Georgia from prospective contractors for the City of Stockbridge, Georgia’s “2025 LMIG PROGRAM” project. The Work includes the furnishing of all necessary machinery, equipment, tools, labor and other construction means, and all materials and equipment required to perform the Work and Specifications and including the placing of the Work into satisfactory operation. The work consists of furnishing and installing all materials, labor, tools, equipment, and related services required for a complete project. This project includes but is not limited to the repair and resurfacing of approximately 6.8 miles of local roadways in accordance with the Contract Documents for the City of Stockbridge’s ITB#2024-0006 “2025 LMIG Program” project.

The activity is proposed to be funded or partially funded with Georgia Department of Transportation – Local Maintenance & Improvement Grant (LMIG) funds. Bidders must possess a current GDOT Prequalification Certificate. The City of Stockbridge in accordance with Title VI of the Civil Rights Act of 1964 and 78 Stat. 252, 42 USC 2000d—42 and Title 49, Code of Federal Regulations, Department of Transportation, Subtitle A, Office of the Secretary, part 21, Nondiscrimination in federally assisted programs of the Department of Transportation issued pursuant to such Act, hereby notifies all bidders that it will affirmatively ensure that in any contract entered into pursuant to this advertisement, minority business enterprises will be afforded full opportunity to submit bids in response to this invitation and will not be discriminated against on the grounds of race, color, sex, or national origin in consideration for an award.

Instructions to Bidders:

1. All communications regarding this solicitation must be with the Purchasing Manager, Shakera Hall, shall@stockbridgega.org.
2. All potential Bidders can obtain a copy of the Bid and Specifications located on the City's website [City of Stockbridge, GA | Official Website \(stockbridgega.org\)](http://City of Stockbridge, GA | Official Website (stockbridgega.org)) under bid opportunities. The City of Stockbridge, Procurement Division administers bids.
3. All questions or requests for clarification must be sent via Bonfire under Message - Opportunity Q&A: [2024 LMIG Program \(bonfirehub.com\)](http://2024 LMIG Program (bonfirehub.com)). Questions are due no later than **Tuesday, August 27, 2024, at 4:00 p.m. EST**. Questions received after this date and time may not be answered.
4. Questions and clarifications will be answered in the form of an addendum. Any addenda, schedule changes, and other important information regarding the solicitation related to this solicitation will be posted on the Bonfire website at [2024 LMIG Program \(bonfirehub.com\)](http://2024 LMIG Program (bonfirehub.com)) and it is the Offeror's responsibility to check the Bonfire portal for any addendum or other communications related to this solicitation.
5. The Public Bid Opening will be **Tuesday, September 17, 2024, at 3:00 PM EST**. via Cisco WebEx at:
<https://cityofstockbridgega.webex.com/cityofstockbridgega/j.php?MTID=m30e2ce5b2e2c2315559e29d9507886cb> Password: Procurement24
6. The City of Stockbridge reserves the right to reject all bids and to waive technicalities and informalities, and to make award in the best interest of the City of Stockbridge.
7. The City of Stockbridge is not responsible for any technical difficulties. It is highly recommended that all potential contractors submit their bid responses prior to the due date of this solicitation.

Note: For more information, please refer to the Instruction to Bidders and the Contract Documents, which govern and supersede this Invitation to Bid.

SECTION III
BID FORM



CITY OF STOCKBRIDGE

**CITY OF STOCKBRIDGE
PROCUREMENT DIVISION**

2025 LMIG PROGRAM

ITB NO: 2024-0006

TUESDAY, SEPTEMBER 17, 2024 - 2:30 PM EST

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SECTION III

ARTICLE 1 – BID RECIPIENT

1.01 This Bid is submitted to:

City of Stockbridge, Georgia

1.02 The undersigned Bidder proposes and agrees, if this Bid is accepted, to enter into an Agreement with Owner in the form included in the Bidding Documents to perform all Work as specified or indicated in the Bidding Documents for the prices and within the times indicated in this Bid and in accordance with the other terms and conditions of the Bidding Documents.

ARTICLE 2 – BIDDER'S ACKNOWLEDGEMENTS

2.01 Bidder accepts all of the terms and conditions of the Instructions to Bidders, including without limitation those dealing with the disposition of Bid security. This Bid will remain subject to acceptance for 60 days after the Bid opening, or for such longer period of time that Bidder may agree to in writing upon request of Owner.

ARTICLE 3 – BIDDER'S REPRESENTATIONS

3.01 In submitting this Bid, Bidder represents that:

A. Bidder has examined and carefully studied the Bidding Documents, other related data identified in the Bidding Documents, and the following Addenda, receipt of which is hereby acknowledged:

<u>Addendum No.</u>	<u>Addendum Date</u>
1	8/30/2024

B. Bidder has visited the Site and become familiar with and is satisfied as to the general, local, and Site conditions that may affect cost, progress, and performance of the Work.

C. Bidder is familiar with and is satisfied as to all Laws and Regulations that may affect cost, progress, and performance of the Work.

D. Bidder has considered the information known to Bidder; information commonly known to contractors doing business in the locality of the Site; information and observations obtained from visits to the Site; the Bidding Documents; and the Site-related reports and drawings identified in the Bidding Documents, with respect to the effect of such information, observations, and documents on (1) the cost, progress, and performance of the Work; (2) the means, methods, techniques, sequences, and procedures of construction to be employed by Bidder, including applying the specific

SECTION III

means, methods, techniques, sequences, and procedures of construction expressly required by the Bidding Documents; and (3) Bidder's safety precautions and programs.

- E. Based on the information and observations referred to in Paragraph 3.01.D above, Bidder does not consider that further examinations, investigations, explorations, tests, studies, or data are necessary for the determination of this Bid for performance of the Work at the price(s) bid and within the times required, and in accordance with the other terms and conditions of the Bidding Documents.
- F. Bidder is aware of the general nature of work to be performed by Owner and others at the Site that relates to the Work as indicated in the Bidding Documents.
- G. Bidder has given Engineer written notice of all conflicts, errors, ambiguities, or discrepancies that Bidder has discovered in the Bidding Documents, and the written resolution thereof by Engineer is acceptable to Bidder.
- 1. The Bidding Documents are generally sufficient to indicate and convey understanding of all terms and conditions for the performance of the Work for which this Bid is submitted.

ARTICLE 4 – BIDDER'S CERTIFICATION

4.01 Bidder certifies that:

- A. This Bid is genuine and not made in the interest of or on behalf of any undisclosed individual or entity and is not submitted in conformity with any collusive agreement or rules of any group, association, organization, or corporation;
- B. Bidder has not directly or indirectly induced or solicited any other Bidder to submit a false or sham Bid;
- C. Bidder has not solicited or induced any individual or entity to refrain from bidding; and
- D. Bidder has not engaged in corrupt, fraudulent, collusive, or coercive practices in competing for the Contract. For the purposes of this Paragraph 4.01.D:
 - 1. "corrupt practice" means the offering, giving, receiving, or soliciting of anything of value likely to influence the action of a public official in the bidding process;
 - 2. "fraudulent practice" means an intentional misrepresentation of facts made (a) to influence the bidding process to the detriment of Owner, (b) to establish bid prices at artificial non-competitive levels, or (c) to deprive Owner of the benefits of free and open competition;

SECTION III

3. "collusive practice" means a scheme or arrangement between two or more Bidders, with or without the knowledge of Owner, a purpose of which is to establish bid prices at artificial, non-competitive levels; and
4. "coercive practice" means harming or threatening to harm, directly or indirectly, persons or their property to influence their participation in the bidding process or affect the execution of the Contract.

ARTICLE 5 – BASIS OF BID

- 5.01 Bidder will complete the Work in accordance with the Contract Documents for the following unit price(s) :

LINE ITEM BID FORM

<u>ITEM NO.:</u>	<u>ESTIMATED QUANTITY</u>	<u>UNITS</u>	<u>DESCRIPTION</u>	<u>UNIT PRICE</u>	<u>TOTAL PRICE</u>
1.	1	L.S	MOBILIZATION, BONDS AND TRAFFIC CONTROL	\$ <u>168,121.12</u>	\$ <u>168,121.12</u>
2.	77,940	L.F.	6' MIN. WIDTH EDGE MILLING, 2 ½" DEPTH @ EDGE OF PAVEMENT, FEATHERED TO 0" (INCLUDES REMOVAL OF ANY PAVEMENT INSIDE THE GUTTER AT DRIVEWAYS)	\$ <u>2.61</u>	\$ <u>203,423.40</u>
3.	40	TON	4" RECYCLED ASPHALTIC CONC. PATCH -19.0 MM SUPERPAVE INCL. BITUMINOUS MATERIAL & H LIME	\$ <u>284.79</u>	\$ <u>11,391.60</u>
4.	5,900	TON	ASPHALTIC CONCRETE OPEN GRADED CRACKED RELIEF INTERLAYER, GP BLEND, INCLUDING BITUMINOUS MATERIAL & H LIME (PERMAFLEX) 1" RECYCLED ASPHALTIC CONC. OR EQUIVALENT	\$ <u>147.63</u>	\$ <u>871,017.00</u>
5.	9,560	TON	1.5" RECYCLED ASPHALTIC CONC. - 12.5 MM SUPERPAVE INCL. BITUMINOUS MATERIAL & H LIME	\$ <u>124.84</u>	\$ <u>1,193,470.40</u>

SECTION III

6.	60	TON	RECYCLED ASPHALTIC CONC. LEVELING INCL. BITUMINOUS MATERIAL & H LIME	\$ <u>194.90</u>	\$ <u>11,694.00</u>
7.	2,400	GAL	BITUMINOUS TACK COAT @ 0.10 GAL/SQ.YD.	\$ <u>3.24</u>	\$ <u>7,776.00</u>
8.	100	EA.	ADJUST MANHOLE FRAME AND COVER TO FINISHED GRADE W/ APPROVED ADJUSTABLE STEEL EXTENSION RING	\$ <u>566.40</u>	\$ <u>56,640.00</u>
9.	1	EA.	ADJUST WATER/GAS VALVE BOX AND COVER TO FINISHED GRADE W/ APPROVED ADJUSTABLE STEEL EXTENSION RING	\$ <u>513.60</u>	\$ <u>513.60</u>
10.	552	L.F.	GDOT THERMOPLASTIC STOP BAR, 24" WIDE; WHITE	\$ <u>10.30</u>	\$ <u>5,685.60</u>
11.	110	L.F.	GDOT THERMOPLASTIC CROSSWALK STRIPING; WHITE	\$ <u>15.45</u>	\$ <u>1,699.50</u>
12.	11,345	L.F.	GDOT THERMOPLASTIC SOLID LANE EDGE (FOG) LINE 5" WIDE; WHITE	\$ <u>0.52</u>	\$ <u>5,899.40</u>
13.	11,345	L.F.	GDOT THERMOPLASTIC SOLID CENTERLINE 5" WIDE; YELLOW	\$ <u>0.52</u>	\$ <u>5,899.40</u>
14.	3	L.S.	REINSTALLATION OF EXISTING SPEED LIMITING CONTROL DEVICES	\$ <u>575.00</u>	\$ <u>1,725.00</u>
15.	1	L.S.	PROJECT CONTINGENCY ALLOWANCE (FOR USE BY CITY ONLY)	\$ <u>330,000.00</u>	\$ <u>330,000.00</u>

Total Base Bid in Words:

Two-million, eight-hundred seventy four thousand, nine-hundred fifty-six dollars, and two cents.

Dollars

In Numbers: \$ 2,874,956.02

SECTION III

Unit Prices have been computed in accordance with Paragraph 11.03.B of the General Conditions.

Bidder acknowledges that estimated quantities are not guaranteed, and are solely for the purpose of comparison of Bids, and final payment for all unit price Bid items will be based on actual quantities, determined as provided in the Contract Documents.

Unit Prices have been computed in accordance with Paragraph 11.03.B of the General Conditions.

Bidder acknowledges that estimated quantities are not guaranteed, and are solely for the purpose of comparison of Bids, and final payment for all unit price Bid items will be based on actual quantities, determined as provided in the Contract Documents.

ARTICLE 6 – TIME OF COMPLETION

6.01 Bidder agrees that the Work will be substantially complete within 75 calendar days after the date when the Contract Times commence to run as provided in Paragraph 2.03 of the General Conditions, and will be completed and ready for final payment in accordance with Paragraph 14.07 of the General Conditions within 90 calendar days after the date when the Contract Times commence to run.

6.02 Bidder accepts the provisions of the Agreement as to liquidated damages.

ARTICLE 7 – DEFINED TERMS

7.01 The terms used in this Bid with initial capital letters have the meanings stated in the Instructions to Bidders, the General Conditions, and the Supplementary Conditions.

ARTICLE 8 – BID SUBMITTAL

9.01 This Bid is submitted by:

If Bidder is:

An Individual

Name (typed or printed): _____

By: _____
(Individual's signature)

Doing business as: _____

A Partnership

Partnership Name: _____

SECTION III

By: _____
(Signature of general partner -- attach evidence of authority to sign)



Name (typed or printed): _____

Corporation Name: Blount Construction Company, Inc.

State of Incorporation: Georgia

Type (General Business, Professional, Service, Limited Liability): _____

By: _____
(Signature -- attach evidence of authority to sign)

Name (typed or printed): David Faust

Title: President
(CORPORATE SEAL)

Attest Shawn England
Shawn England, Vice President/Secretary

Date of Qualification to do business in Georgia is
8 / 19 / 1956.

A Joint Venture

Name of Joint Venture: _____

First Joint Venturer Name: _____
(SEAL)

By: _____
(Signature of first joint venture partner -- attach evidence of authority to sign)

Name (typed or printed): _____

Title: _____

SECTION III

Second Joint Venturer Name: _____
_____(SEAL)

By: _____
(Signature of second joint venture partner -- attach evidence of
authority to sign)

Name (typed or printed): _____

Title: _____

(Each joint venturer must sign. The manner of signing for each individual,
partnership, and corporation that is a party to the joint venture should be in the
manner indicated above.)

Bidder's Business Address 1730 Sands Place

Marietta, Georgia 30067

Phone No. 770-541-7333 Fax No. 770-541-7340

E-mail David.Faust@blountconstruction.com

SUBMITTED on September 17th, 20 24.

GDOT Prequalification Certificate No. 2BL590.

CORPORATE CERTIFICATE

I, Shawn England, certify that I am the Secretary of the Corporation named as Contractor in the foregoing bid: that David Faust who signed said bid was the President of said Corporation: that said bid was duly signed for and on behalf of said Corporation by authority of its Board of Directors and is within the scope of its corporate powers; that said Corporation is organized under the laws of the State of Georgia.

This 17 day of August, 2024



Shawn England, Secretary



Subcontractor List

Tidwell Traffic Solutions - Striping

SECTION IV BID BOND

Any singular reference to Bidder, Surety, Owner or other party shall be considered plural where applicable.

BIDDER (*Name and Address*):

Blount Construction Company, Inc.

1730 Sands Place, Marietta, GA 30067

SURETY (*Name and Address of Principal Place of Business*):

Travelers Casualty and Surety Company of America

One Tower Square, Hartford, CT 06183

OWNER (*Name and Address*):

City of Stockbridge

4640 North Henry Boulevard, Stockbridge, GA, 30281

BID

Bid Due Date: **SEPTEMBER 17, 2024**

Description (*Project Name and Include Location*):

CITY OF STOCKBRIDGE – 2025 LMIG PROGRAM

ITB NO. 2024-0006

BOND

Bond Number: N/A Bid Bond

Date (*Not earlier than Bid due date*): September 17th, 2025

Penal sum Five Percent (5%) of Amount Bid

(Words)

\$

(Figures)

Surety and Bidder, intending to be legally bound hereby, subject to the terms set forth below, do each cause this Bid Bond to be duly executed by an authorized officer, agent, or representative.

BIDDER

Blount Construction Company, Inc.

Bidder's Name and Corporate Seal

By:

Signature

David Faust

Print Name

President

Title

Attest:

Signature

Shawn England, Vice President

Title



Travelers Casualty and Surety Company of America (Seal)

Surety's Name and Corporate Seal

By:

Signature (Attach Power of Attorney)

Daniel Yates

Print Name

Attorney-in-Fact

Title

Attest:

Signature

Elizabeth White

Title



SECTION IV

1. Bidder and Surety, jointly and severally, bind themselves, their heirs, executors, administrators, successors, and assigns to pay to Owner upon default of Bidder the penal sum set forth on the face of this Bond. Payment of the penal sum is the extent of Bidder's and Surety's liability. Recovery of such penal sum under the terms of this Bond shall be Owner's sole and exclusive remedy upon default of Bidder.
2. Default of Bidder shall occur upon the failure of Bidder to deliver within the time required by the Bidding Documents (or any extension thereof agreed to in writing by Owner) the executed Agreement required by the Bidding Documents and any performance and payment bonds required by the Bidding Documents.
3. This obligation shall be null and void if:
 - 3.1 Owner accepts Bidder's Bid and Bidder delivers within the time required by the Bidding Documents (or any extension thereof agreed to in writing by Owner) the executed Agreement required by the Bidding Documents and any performance and payment bonds required by the Bidding Documents, or
 - 3.2 All Bids are rejected by Owner, or
 - 3.3 Owner fails to issue a Notice of Award to Bidder within the time specified in the Bidding Documents (or any extension thereof agreed to in writing by Bidder and, if applicable, consented to by Surety when required by Paragraph 5 hereof).
4. Payment under this Bond will be due and payable upon default of Bidder and within 30 calendar days after receipt by Bidder and Surety of written notice of default from Owner, which notice will be given with reasonable promptness, identifying this Bond and the Project and including a statement of the amount due.
5. Surety waives notice of any and all defenses based on or arising out of any time extension to issue Notice of Award agreed to in writing by Owner and Bidder, provided that the total time for issuing Notice of Award including extensions shall not in the aggregate exceed 120 days from Bid due date without Surety's written consent.
6. No suit or action shall be commenced under this Bond prior to 30 calendar days after the notice of default required in Paragraph 4 above is received by Bidder and Surety and in no case later than one year after Bid due date.
7. Any suit or action under this Bond shall be commenced only in a court of competent jurisdiction located in the state in which the Project is located.
8. Notices required hereunder shall be in writing and sent to Bidder and Surety at their respective addresses shown on the face of this Bond. Such notices may be sent by personal delivery, commercial courier, or by United States Registered or Certified Mail, return receipt requested, postage pre-paid, and shall be deemed to be effective upon receipt by the party concerned.
9. Surety shall cause to be attached to this Bond a current and effective Power of Attorney evidencing the authority of the officer, agent, or representative who executed this Bond on behalf of Surety to execute, seal, and deliver such Bond and bind the Surety thereby.
10. This Bond is intended to conform to all applicable statutory requirements. Any applicable requirement of any applicable statute that has been omitted from this Bond shall be deemed to be included herein as if set forth at length. If any provision of this Bond conflicts with any applicable statute, then the provision of said statute shall govern and the remainder of this Bond that is not in conflict therewith shall continue in full force and effect.
11. The term "Bid" as used herein includes a Bid, offer, or proposal as applicable.



Travelers Casualty and Surety Company of America
Travelers Casualty and Surety Company
St. Paul Fire and Marine Insurance Company

POWER OF ATTORNEY

KNOW ALL MEN BY THESE PRESENTS: That Travelers Casualty and Surety Company of America, Travelers Casualty and Surety Company, and St. Paul Fire and Marine Insurance Company are corporations duly organized under the laws of the State of Connecticut (herein collectively called the "Companies"), and that the Companies do hereby make, constitute and appoint **Daniel Yates** of **Atlanta, Georgia**, their true and lawful Attorney(s)-in-Fact to sign, execute, seal and acknowledge any and all bonds, recognizances, conditional undertakings and other writings obligatory in the nature thereof on behalf of the Companies in their business of guaranteeing the fidelity of persons, guaranteeing the performance of contracts and executing or guaranteeing bonds and undertakings required or permitted in any actions or proceedings allowed by law.

IN WITNESS WHEREOF, the Companies have caused this instrument to be signed, and their corporate seals to be hereto affixed, this 21st day of April, 2021.



State of Connecticut

City of Hartford ss.

By: 
Robert L. Raney, Senior Vice President

On this the 21st day of April, 2021, before me personally appeared **Robert L. Raney**, who acknowledged himself to be the Senior Vice President of each of the Companies, and that he, as such, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing on behalf of said Companies by himself as a duly authorized officer.

IN WITNESS WHEREOF, I hereunto set my hand and official seal.

My Commission expires the 30th day of June, 2026




Anna P. Nowik, Notary Public

This Power of Attorney is granted under and by the authority of the following resolutions adopted by the Boards of Directors of each of the Companies, which resolutions are now in full force and effect, reading as follows:

RESOLVED, that the Chairman, the President, any Vice Chairman, any Executive Vice President, any Senior Vice President, any Vice President, any Second Vice President, the Treasurer, any Assistant Treasurer, the Corporate Secretary or any Assistant Secretary may appoint Attorneys-in-Fact and Agents to act for and on behalf of the Company and may give such appointee such authority as his or her certificate of authority may prescribe to sign with the Company's name and seal with the Company's seal bonds, recognizances, contracts of indemnity, and other writings obligatory in the nature of a bond, recognizance, or conditional undertaking, and any of said officers or the Board of Directors at any time may remove any such appointee and revoke the power given him or her; and it is

FURTHER RESOLVED, that the Chairman, the President, any Vice Chairman, any Executive Vice President, any Senior Vice President or any Vice President may delegate all or any part of the foregoing authority to one or more officers or employees of this Company, provided that each such delegation is in writing and a copy thereof is filed in the office of the Secretary; and it is

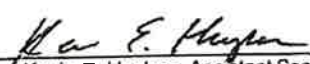
FURTHER RESOLVED, that any bond, recognizance, contract of indemnity, or writing obligatory in the nature of a bond, recognizance, or conditional undertaking shall be valid and binding upon the Company when (a) signed by the President, any Vice Chairman, any Executive Vice President, any Senior Vice President or any Vice President, any Second Vice President, the Treasurer, any Assistant Treasurer, the Corporate Secretary or any Assistant Secretary and duly attested and sealed with the Company's seal by a Secretary or Assistant Secretary; or (b) duly executed (under seal, if required) by one or more Attorneys-in-Fact and Agents pursuant to the power prescribed in his or her certificate or their certificates of authority or by one or more Company officers pursuant to a written delegation of authority; and it is

FURTHER RESOLVED, that the signature of each of the following officers: President, any Executive Vice President, any Senior Vice President, any Vice President, any Assistant Vice President, any Secretary, any Assistant Secretary, and the seal of the Company may be affixed by facsimile to any Power of Attorney or to any certificate relating thereto appointing Resident Vice Presidents, Resident Assistant Secretaries or Attorneys-in-Fact for purposes only of executing and attesting bonds and undertakings and other writings obligatory in the nature thereof, and any such Power of Attorney or certificate bearing such facsimile signature or facsimile seal shall be valid and binding upon the Company and any such power so executed and certified by such facsimile signature and facsimile seal shall be valid and binding on the Company in the future with respect to any bond or understanding to which it is attached.

I, **Kevin E. Hughes**, the undersigned, Assistant Secretary of each of the Companies, do hereby certify that the above and foregoing is a true and correct copy of the Power of Attorney executed by said Companies, which remains in full force and effect.

Dated this 17th day of September, 2024.




Kevin E. Hughes, Assistant Secretary

To verify the authenticity of this Power of Attorney, please call us at 1-800-421-3880.
Please refer to the above-named Attorney(s)-in-Fact and the details of the bond to which this Power of Attorney is attached.

SECTION IV

1. Bidder and Surety, jointly and severally, bind themselves, their heirs, executors, administrators, successors, and assigns to pay to Owner upon default of Bidder the penal sum set forth on the face of this Bond. Payment of the penal sum is the extent of Bidder's and Surety's liability. Recovery of such penal sum under the terms of this Bond shall be Owner's sole and exclusive remedy upon default of Bidder.
2. Default of Bidder shall occur upon the failure of Bidder to deliver within the time required by the Bidding Documents (or any extension thereof agreed to in writing by Owner) the executed Agreement required by the Bidding Documents and any performance and payment bonds required by the Bidding Documents.
3. This obligation shall be null and void if:
 - 3.1 Owner accepts Bidder's Bid and Bidder delivers within the time required by the Bidding Documents (or any extension thereof agreed to in writing by Owner) the executed Agreement required by the Bidding Documents and any performance and payment bonds required by the Bidding Documents, or
 - 3.2 All Bids are rejected by Owner, or
 - 3.3 Owner fails to issue a Notice of Award to Bidder within the time specified in the Bidding Documents (or any extension thereof agreed to in writing by Bidder and, if applicable, consented to by Surety when required by Paragraph 5 hereof).
4. Payment under this Bond will be due and payable upon default of Bidder and within 30 calendar days after receipt by Bidder and Surety of written notice of default from Owner, which notice will be given with reasonable promptness, identifying this Bond and the Project and including a statement of the amount due.
5. Surety waives notice of any and all defenses based on or arising out of any time extension to issue Notice of Award agreed to in writing by Owner and Bidder, provided that the total time for issuing Notice of Award including extensions shall not in the aggregate exceed 120 days from Bid due date without Surety's written consent.
6. No suit or action shall be commenced under this Bond prior to 30 calendar days after the notice of default required in Paragraph 4 above is received by Bidder and Surety and in no case later than one year after Bid due date.
7. Any suit or action under this Bond shall be commenced only in a court of competent jurisdiction located in the state in which the Project is located.
8. Notices required hereunder shall be in writing and sent to Bidder and Surety at their respective addresses shown on the face of this Bond. Such notices may be sent by personal delivery, commercial courier, or by United States Registered or Certified Mail, return receipt requested, postage pre-paid, and shall be deemed to be effective upon receipt by the party concerned.
9. Surety shall cause to be attached to this Bond a current and effective Power of Attorney evidencing the authority of the officer, agent, or representative who executed this Bond on behalf of Surety to execute, seal, and deliver such Bond and bind the Surety thereby.
10. This Bond is intended to conform to all applicable statutory requirements. Any applicable requirement of any applicable statute that has been omitted from this Bond shall be deemed to be included herein as if set forth at length. If any provision of this Bond conflicts with any applicable statute, then the provision of said statute shall govern and the remainder of this Bond that is not in conflict therewith shall continue in full force and effect.
11. The term "Bid" as used herein includes a Bid, offer, or proposal as applicable.

SECTION V
CONTRACTOR FURNISHED DOCUMENTS

SECTION VI
CONTRACTOR AFFIDAVIT AND AGREEMENT

By executing this affidavit, the undersigned contractor verifies its compliance with O.C.G.A. 13-10-91, stating affirmatively that the individual, firm or corporation that is contracting with the City of Stockbridge, Georgia, has registered with and is participating in a federal work authorization program* [any of the electronic verification of work authorization programs operated by the United States Department of Homeland Security or any equivalent federal work authorization program operated by the United States Department of Homeland Security to verify information of newly hired employees, pursuant to the Immigration Reform and Control Act of 1986 (IRCA), P.L. 99-603], in accordance with the applicability provisions and deadlines established in O.C.G.A. 13-10-91.

The undersigned further agrees that, should it employ or contract with any subcontractor(s) in connection with the physical performance of services pursuant to this contract with City of Stockbridge, Georgia, contractor will secure from each subcontractor(s) similar verification of compliance with O.C.G.A. 13-10-91 on the Subcontractor Affidavit provided in Rule 300-10-01-.08 or a substantially similar form. Contractor further agrees to maintain records of such compliance and provide a copy of each verification to City of Stockbridge, Georgia at the time the subcontractor(s) is retained to perform such service.

129210

EEV/Basic Pilot Program* User Identification Number

[Signature]
BY: Authorized Officer or Agent
(Contractor Name)

9/17/2024
Date

President

Title of Authorized Officer of Contractor

David Faust

Printed Name of Authorized Officer or Agent

SUBSCRIBED AND SWORN BEFORE ME ON
THIS THE 17 DAY OF September

[Signature]
Notary Public I

My Commission Expires: 9-16-2025

*As of the effective date of O.C.G.A. 13-10-91, the applicable federal work authorization program is the "EEV/Basic Pilot Program" operated by the U.S. Citizenship and Immigration Services Bureau of the U.S. Department of Homeland Security, in conjunction with the Social Security Administration (SSA).

RETURN THIS FORM WITH PROPOSAL DOCUMENTS

SECTION XVII
REFERENCE VERIFICATION AND RELEASE FORM



SOLICITATION NUMBER: ITB NO.: 2024-0006

PROJECT TITLE: STOCKBRIDGE - 2025 LMIG PROGRAM

BIDDER: Blount Construction Company, Inc.

(List name exactly as provided in Bid Form)

Provide at least five (5) references for the Bidder listed above of work similar to the current project being completed within the last five (5) years. Provide the information requested in the form below for the contact person who will verify the Bidder's experience and ability to perform the type of services listed in the ITB.

REFERENCE NO. 1:

Name of Company/Entity: Forsyth County Procurement Department

Mailing Address: 514 West Maple Street, Suite 104,

City/State/Zip Code: Cumming, GA 30040

Contact Person Name: Tim Allen

Contact Person Title: Assistant Director of Engineering

Contract Person Phone No.: 770-888-8872

Contract Person Email: tallen@forsythco.com

Date Work Performed: various projects 2020-2024

Brief Description of Work Performed: LMIG, Roadway resurfacing, Patching, Milling,

Crack Filling/Sealing, Striping, Traffic Control

SECTION XVII

REFERENCE NO. 2:

Name of Company/Entity: City of Dunwoody

Mailing Address: 4800 Ashford Dunwoody Road.

City/State/Zip Code: Dunwoody, GA 30338

Contact Person Name: David Ayers

Contact Person Title: Senior Construction Manager

Contract Person Phone No.: 678-382-6854

Contract Person Email: David.Ayers@dunwoodyga.gov

Date Work Performed: various projects 2020-2024

Brief Description of Work Performed: Milling, Asphalt Paving, FDR, Resurfacing, Patching
Milling, Traffic Control, Curb&Gutter, Sidewalk

REFERENCE NO. 3:

Name of Company/Entity: Coweta County

Mailing Address: 21 East Washington Street,

City/State/Zip Code: Newnan, GA 30263

Contact Person Name: Todd Handley

Contact Person Title: Public Works Director

Contract Person Phone No.: 770-254-3775

Contract Person Email: thandley@coweta.ga.us

Date Work Performed: various 2021-2024

Brief Description of Work Performed: Roadway Resurfacing, FDR, Patching, Milling,
Resurfacing, Shoulder Paving/Reconstruction,

SECTION XVII

REFERENCE NO. 4:

Name of Company/Entity: City of Milton

Mailing Address: 2006 Heritage Walk

City/State/Zip Code: Milton, GA 30004

Contact Person Name: Matthew Fallstrom

Contact Person Title: Public Works Director

Contract Person Phone No.: 678-242-2558

Contract Person Email: Matthew.Fallstrom@cityofmiltonga.us

Date Work Performed: various projects 2020-2024

Brief Description of Work Performed: Reclamation, Milling, Resurfacing, Curb&Gutter,
Sidewalks, Traffic Signals, Traffic Control, Paving

REFERENCE NO. 5:

Name of Company/Entity: Henry County

Mailing Address: 140 Henry Parkway.

City/State/Zip Code: McDonough, Georgia 30253

Contact Person Name: Donna Holder

Contact Person Title: Assistant Director

Contract Person Phone No.: 770-288-6264

Contract Person Email: djholder@co.henry.ga.us

Date Work Performed: various projects 2021-2023

Brief Description of Work Performed: Resurfacing, Patching, Crack Filling, Milling, Striping,
Traffic Control

SECTION XVII
REFERENCE VERIFICATION RELEASE STATEMENT

The Bidder listed below hereby authorizes the City of Stockbridge and its Representatives to contact the references provided for this bid and any additional parties that may be encountered/discovered during the reference conformation process.

BIDDER: Blount Construction Company, Inc.
(List name exactly as provided in Bid Form)

SIGNED BY: David Faust, President
(Printed name and title)

AUTHORIZED
SIGNATURE:  **DATE:** 9/17/2024



CERTIFICATE OF LIABILITY INSURANCE

DATE (MM/DD/YYYY)

12/14/2023

THIS CERTIFICATE IS ISSUED AS A MATTER OF INFORMATION ONLY AND CONFERS NO RIGHTS UPON THE CERTIFICATE HOLDER. THIS CERTIFICATE DOES NOT AFFIRMATIVELY OR NEGATIVELY AMEND, EXTEND OR ALTER THE COVERAGE AFFORDED BY THE POLICIES BELOW. THIS CERTIFICATE OF INSURANCE DOES NOT CONSTITUTE A CONTRACT BETWEEN THE ISSUING INSURER(S), AUTHORIZED REPRESENTATIVE OR PRODUCER, AND THE CERTIFICATE HOLDER.

IMPORTANT: If the certificate holder is an ADDITIONAL INSURED, the policy(ies) must have ADDITIONAL INSURED provisions or be endorsed. If SUBROGATION IS WAIVED, subject to the terms and conditions of the policy, certain policies may require an endorsement. A statement on this certificate does not confer rights to the certificate holder in lieu of such endorsement(s).

PRODUCER
Yates, LLC
2800 Century Parkway NE
Suite 300
Atlanta GA 30345-

CONTACT

NAME:

PHONE

(A/C, No, Ext): 404-633-4321

FAX

(A/C, No): 404-633-1312

E-MAIL

ADDRESS: certs@yatesins.com

INSURER(S) AFFORDING COVERAGE

NAIC #

INSURER A: BITCO National Insurance Company

20109

INSURER B: Great American Insurance Company

16691

INSURER C: BITCO General Insurance Corporation

20095

INSURER D:

INSURER E:

INSURER F:

INSURED
Blount Construction Co Inc
1730 Sands Place
Marietta GA 30067

BLOUC001-C

COVERAGES

CERTIFICATE NUMBER: 1794239984

REVISION NUMBER:

THIS IS TO CERTIFY THAT THE POLICIES OF INSURANCE LISTED BELOW HAVE BEEN ISSUED TO THE INSURED NAMED ABOVE FOR THE POLICY PERIOD INDICATED. NOTWITHSTANDING ANY REQUIREMENT, TERM OR CONDITION OF ANY CONTRACT OR OTHER DOCUMENT WITH RESPECT TO WHICH THIS CERTIFICATE MAY BE ISSUED OR MAY PERTAIN, THE INSURANCE AFFORDED BY THE POLICIES DESCRIBED HEREIN IS SUBJECT TO ALL THE TERMS, EXCLUSIONS AND CONDITIONS OF SUCH POLICIES. LIMITS SHOWN MAY HAVE BEEN REDUCED BY PAID CLAIMS.

INSR LTR	TYPE OF INSURANCE	ADDL SUBR INSD WVD	POLICY NUMBER	POLICY EFF (MM/DD/YYYY)	POLICY EXP (MM/DD/YYYY)	LIMITS
A	☒ COMMERCIAL GENERAL LIABILITY ☐ CLAIMS-MADE ☒ OCCUR GEN'L AGGREGATE LIMIT APPLIES PER: ☐ POLICY ☒ PROJECT ☐ LOC OTHER:		CLP3737770	1/1/2024	1/1/2025	EACH OCCURRENCE \$ 1,000,000 DAMAGE TO RENTED PREMISES (Ea occurrence) \$ 100,000 MED EXP (Any one person) \$ 10,000 PERSONAL & ADV INJURY \$ 1,000,000 GENERAL AGGREGATE \$ 2,000,000 PRODUCTS - COMP/OP AGG \$ 2,000,000 \$
C	☒ AUTOMOBILE LIABILITY ☒ ANY AUTO ☐ OWNED AUTOS ONLY ☒ HIRED AUTOS ONLY ☐ SCHEDULED AUTOS ☒ NON-OWNED AUTOS ONLY		CAP3737771	1/1/2024	1/1/2025	COMBINED SINGLE LIMIT (Ea accident) \$ 1,000,000 BODILY INJURY (Per person) \$ BODILY INJURY (Per accident) \$ PROPERTY DAMAGE (Per accident) \$ \$
B	☒ UMBRELLA LIAB ☒ OCCUR ☐ EXCESS LIAB ☐ CLAIMS-MADE ☐ DED ☒ RETENTION \$ 10,000		TUU033025215	1/1/2024	1/1/2025	EACH OCCURRENCE \$ 10,000,000 AGGREGATE \$ 10,000,000 \$
A	☒ WORKERS COMPENSATION AND EMPLOYERS' LIABILITY ANY PROPRIETOR/PARTNER/EXECUTIVE OFFICER/MEMBER EXCLUDED? (Mandatory in NH) If yes, describe under DESCRIPTION OF OPERATIONS below	Y/N N	WC3737769	1/1/2024	1/1/2025	☒ PER STATUTE ☐ OTHER E.L. EACH ACCIDENT \$ 1,000,000 E.L. DISEASE - EA EMPLOYEE \$ 1,000,000 E.L. DISEASE - POLICY LIMIT \$ 1,000,000

DESCRIPTION OF OPERATIONS / LOCATIONS / VEHICLES (ACORD 101, Additional Remarks Schedule, may be attached if more space is required)

Subject to policy terms, conditions, forms and exclusions, the insurance coverages afforded by the policies above include the following when required by written contract for the certificate holder and/or entities listed below: Blanket Additional Insured in regards to General Liability for ongoing and completed operations and Automobile Liability; Blanket Primary and Non-Contributory in regards to General Liability; Blanket Waiver of Subrogation in regards to General Liability, Automobile Liability and Workers' Compensation; Per Project Aggregate applies to the General Liability. Umbrella is subject to policy limits, forms, terms, conditions, and exclusions.

See Attached...

CERTIFICATE HOLDER

City of Stockbridge
4640 N. Henry Blvd.
Stockbridge GA 30281

CANCELLATION

SHOULD ANY OF THE ABOVE DESCRIBED POLICIES BE CANCELLED BEFORE THE EXPIRATION DATE THEREOF, NOTICE WILL BE DELIVERED IN ACCORDANCE WITH THE POLICY PROVISIONS.

AUTHORIZED REPRESENTATIVE

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CONTRACTOR'S CERTIFIED QUALIFICATION STATEMENT

Submitted on behalf of

Blount Construction Company, Inc.
1730 Sands Place, Marietta, GA 30067
Phone: 770-541-7333 / Fax: 770-541-7340

The Company is a Georgia corporation. It was incorporated under its present name in 1956, after operating as George C. Blount & Son Inc. for approximately 10 years.

Organization/Management Structure:

<u>Name</u>	<u>Experience</u>	<u>Title</u>
David Faust	29 years	President
Greg Schultz	32 years	Sr VP Fleet & Equipment/Secretary
Shawn England	29 years	VP Estimating & Contract
Mitch Matthews	16 years	Treasurer
Jason Walker	25 years	VP Base & Paving
Erik van der Heijden	18 years	Estimator /Project Manager
Antwane Calloway	26 years	Estimator /Project Manager
Peter Psychogios	5 years	Estimator /Project Manager
Blake Merritt	5 years	Estimator /Project Manager
Doug Myers	32 years	Superintendent
Raul Chavarria J	36 years	Superintendent
Jason Johnston	28 years	Superintendent
Michael Ozburn	14 years	Asst Superintendent
Brad Ketner	33 years	Safety Manager

Blount Construction currently has 170 full time employees, the employees assigned to this project will have extensive experience in all types of work. Blount has been providing service for 70 years. Employees are certified in Traffic control, First Aid, CPR and numerous certifications as required in the industry.

The Company is capable of performing the following work with its own forces:

- Public Works Road Maintenance Crews
- Site Work Contract Management and Supervision
- Clearing, Grubbing, Grading, and Erosion Control
- Storm Drainage and Sanitary Sewer
- Concrete Curb and Paving
- Stone Base and Asphalt Paving
- Soil Cement Base
- Stabilization of Unsuitable Subgrade for Grading or Paving
- In-Place reclaiming of Asphalt Paving

The Company is an Prequalified Contractor by the Georgia Department of Transportation, with a current capacity rating of \$480.5 million.

Project Point of Contact: Jason Walker, Vice President Jason.Walker@blountconstruction.com (770) 541-7333

Other Facilities: Cumming Asphalt Plant (770-887-0579)
911 Canton Hwy, Cumming, GA 30040

Other Facilities: Rome Asphalt Plant (706-234-4051)
3990 Martha Berry Hwy, Rome, GA 30165

Shop & Equipment Yard (770-564-0431)
5200 Webb Pkwy, Lilburn, GA 30130

Legal Actions: Blount Construction Company, Inc. has not had any legal actions on any past or current projects.

Equipment: All equipment is owned.

Insurance Agent: Yates Insurance Agency
2800 Century Pkwy NE, Suite 300
Atlanta, GA 30345

David Rawson
404-633-4321

CPA: Smith, Adcock & Company
6120 Powers Ferry Rd., Suite 250
Atlanta, Georgia 30339

Jeff Woolums
404-252-2208

Project References: City of Dunwoody - **Various FDR, Resurfacing, Paving Projects 22-24**
4800 Ashford Dunwoody Road Dunwoody, GA 30338
David Ayers: 678-382-6854

City of Milton - **Various FDR, Resurfacing, Paving Projects 22-24**
2006 Heritage Walk
Milton, GA 30004
Matthew Fallstrom: 678-242-2558

Coweta County - **Various FDR, Resurfacing, Paving Projects 22-24**
22 East Broad Street
Newnan, GA 30263
Bob Palmer: 770-683-7623

**COBB COUNTY
OCCUPATION TAX CERTIFICATE**

P.O. BOX 649 MARIETTA, GEORGIA 30061-0649

(770) 528-8410

BUSINESS LOCATION

1730 SANDS PL

DATE ISSUED

01-01-2024

D/B/A BLOUNT CONSTRUCTION CO INC

BLOUNT CONSTRUCTION CO INC

1730 SANDS PL

MARIETTA, GA 30067



CERTIFICATE NUMBER

123931

FOR YEAR

2024

CERTIFICATE EXPIRES

12-31-2024

TYPE GENERAL



CERTIFICATE MUST BE DISPLAYED
THIS CERTIFICATE IS NOT VALID IF OWNERSHIP OR BUSINESS LOCATION CHANGES
PROFESSIONALS & ATTORNEYS AT LAW ARE NOT REQUIRED TO DISPLAY

BUSINESS DESCRIPTION

CLASSIFICATION CODE

CLASSIFICATION NAME

AMOUNT

655201

LAND DEVELOPMENT

0.00

4332 0.00	4312 0.00	4314 0.00	4316 0.00	4318 0.00	SUB TOTAL \$	0.00
					PENALTY \$	0.00
4545 0.00					INTEREST \$	0.00
					TOTAL \$	0.00

CD - Bus License Certificate, 123931, 2024, BLOUNT CONSTRUCTION CO INC

Eunice Webb

BUSINESS LICENSE DIVISION MANAGER

Vg

AUTHORIZED INITIALS

IMPORTANT NOTICE

1. Interest as provided by law will be imposed for failure to renew certificate prior to expiration date.
2. Please document to Cobb County Business License Office when business goes out of business.
3. Please provide written notification of any change in address or ownership change. A fee of \$10 will be charged to reprint certificate.
4. Please contact the business license office if you have not received a renewal notice two weeks prior to expiration of certificate.
5. Interest can not be waived despite failure to receive renewal notice. Contact the business license office for fee information.

PLACE ON DISPLAY

247162



Russell R. McMurtry, P.E., Commissioner
One Georgia Center
600 West Peachtree Street, NW
Atlanta, GA 30308
(404) 631-1000 Main Office

July 18, 2024

CERTIFICATE OF QUALIFICATION
Vendor ID: 2BL590

Blount Construction Company, Inc.
1730 Sands Place
Marietta, GA 30067

In accordance with The Rules and Regulations governing the Prequalification of Prospective Bidders, the Georgia Department of Transportation has assigned the following Rating. This Certificate of Qualification is effective on the date of issue stated above and cancels and supersedes all Certificates previously issued:

MAXIMUM CAPACITY RATING: \$480,500,000.00

CERTIFICATE EXPIRES: June 30, 2026

PRIMARY WORK CLASS/CODE: 400

SECONDARY WORK CLASS(ES)/CODE(S): 205, 209, 301, 310, 424, 432, 441 and 550

The total amount of incomplete work, regardless of its location and with whom it is contracted, whether in progress or awarded but not yet begun, shall not exceed the Maximum Capacity Rating. If dissatisfied with the Rating, we direct you to the Appeals Procedures in §672-5-.08 (1) & (2) and §672-1-.05, Rules of the State Department of Transportation.

A Prequalified Contractor may request an extension of its current prequalification prior to the expiration date of the prequalification by providing the Department with the following information: the amount of time requested for the extension (either 30, 60 or 90 days), the reason for the extension request and the original expiration date of the prequalification. The Department in its discretion will determine whether the extension should be granted and will notify the Contractor of its determination.

Allowing approved prequalification to lapse will leave the Contractors without the ability to bid work until such time as the standing returns to an approved status. If you desire to apply at some intermediate period before the expiration date, your Rating will be reviewed based on the new application.

This Prequalification Certificate is issued for contractors to be eligible for work with the Georgia Department of Transportation (GDOT) only. GDOT does not certify contractors as eligible to do business with entities other than GDOT. *Work class codes are for reference only and do not represent a certification to be provided in support of contractor ability or NAICS code determinations. NAICS Codes are assigned by the office of Equal Employment Opportunity.*

Sincerely,

Patrick Allen, P.E.
Chairman, Prequalification Committee/Contractors

PA:TKA



DATE: August 30, 2024

TO: All Offerors'

FROM: City of Stockbridge Procurement Department

RE: ITB No. 2024-0006, 2025 LMIG Program

Please see Addendum No. 1 for the above-referenced solicitation.

1. The following change has been made to the above-referenced solicitation.

Questions and Answers

2. All other terms and conditions remain the same.

ADDENDUM NO. 1
Invitation to Bid, No. 2024-0006
2025 LMIG PROGRAM
REVISED 8/30/2024

A. The following are questions received and City of Brookhaven responses for the above-referenced solicitation:

1. How long can roads stay milled before we pave?
Based on previous experience with the City's executed LMIG projects, roads have been milled and paved either in the same day or within 24 hours. To answer your question, no code or requirement defines the amount of time a surface can remain in the milled state. Barring any areas of excessive repair such as patching or exposed base materials, the milled surface can remain in that state for an extended period of time.
2. What are the work hours for this project?
The City of Stockbridge has project work hours of 7:00 AM to 6:00 PM Monday through Saturday. Additional work hours may be requested in writing and this request will be reviewed by the Owner and the Owner's Representative prior to modifications. This is defined as presented in the Preconstruction Conference agendas from all projects, including the 2022 and 2024 LMIG projects, Falcon Design Consultants has executed on behalf of the City of Stockbridge.
3. Will Briarwood and Lynwood be covered in the offseason?
Temporary striping is required in all locations in the same, or similar style as previously existed, prior to alteration of the surface course asphalt. Per state and local requirements for road construction, all surface course asphalt must remain without permanent striping for a period of no less than fourteen (14) days after the application of the surface course asphalt.
4. Will a shuttle buggy be required for this project?
Shuttle service has not been required by previous LMIG, or other road construction projects, within the City of Stockbridge. Given the pace of work previously experienced in similar contracts, the use of a shuttle service has not been required or necessary.
5. Can temporary tripod advanced warning signs be used in place of post-mounted signs?
Temporary signage is a requirement of all traffic control plans in accordance with the MUTCD. Traffic control plans in accordance with the MUTCD are a requirement of all City of Stockbridge projects, as outlined in the contract documents. The method in which signage is displayed is at the discretion of the contractor performing the work so long as all signage is displayed in accordance with the requirements of the contract documents.

6. Under SECTION XV, Testing, does the city require any additional testing other than daily samples? If so, please advise.

“Daily samples” of hot mix asphalt are not taken due to the requirement in the contract mandating the submittal of the asphalt mix composition prior to the start of construction activities as an initial project submittal. Mix tickets are to be retained by the contractor on a daily basis and remitted to Falcon Design Consultants for record and verification.

7. Lake Drive limits of the proposed work tell us from Lambert Drive to Lake Terrace. However, we are unable to find a Lake Drive that connects to any of the roads described. Can you please provide more information about this?
Please see the below attached map.





October 10, 2024

Ms. Shakera Hall
Procurement Manager
4640 North Henry Boulevard
Stockbridge, GA 30281

RE: City of Stockbridge
2025 LMIG Project ITB No.: 2024-0006
Recommendation of Award

Dear Ms. Hall:

Falcon Design Consultants, LLC (FDC) has reviewed the project bid tabulation provided by the City and the reference verification information for Blount Construction Company, Inc. for the City of Stockbridge's "2025 LMIG Program" project.

FDC takes no exception to the reference information provided by Blount Construction Company, Inc..

Other than for Blount Construction Company, Inc., complete bids including, but not limited to, certificates of insurance, financial capabilities, company information, reference verifications, GDOT contractor's numbers or any additional requirements as outlined in the contract document's "Instructions to Bidders" submitted by any bidders for this project, have not been received by FDC; therefore FDC is unable to provide a formal recommendation of award for the project.

Should you have any questions, please contact us at 770-389-8666.

Sincerely,

J. Brett Hanes
Senior Project Manager

Attachments: Bid Tabulation – City of Stockbridge, Georgia – 2025 LMIG Program ITB No.: 2024-0006
Reference Verification – City of Stockbridge, Ga – 2025 LMIG Program ITB No.:2024-0006

CC: Decius Aaron – Public Works Director

City of Stockbridge
ITB NO. 24-0006, LMIG PROGRAM
Bid Tab

NAME OF BIDDER	Total Cost	Comments
Blount Construction Company Inc.	\$ 2,874,956.02	
East Coast Grading, Inc	\$ 2,938,396.00	
Stewart Brothers, Inc	\$ 2,948,733.50	
Atlanta Paving and Concrete Construction	\$ 2,971,335.38	
C.W. Matthews Contracting Co., Inc.	\$ 3,090,331.54	
McLeRoy, Inc.	\$ 3,171,323.00	
Summit Construction and Development	\$ 3,220,552.00	

October 17, 2024

SENT VIA ELECTRONIC AND U.S. MAIL

David Faust
Blount Construction Company, Inc.
1730 Sands Place
Marietta, GA 30067
jasonwalker@blountconstruction.com

RE: RFP NO. 2024-0006, 2025 LMIG Program – Intent to Award

In compliance with solicitation conditions, as described in the above-referenced Invitation to Bid, this letter shall serve as official notification of the City of Stockbridge intent to enter into a contract with your company.

The contract for which you are being considered for award, is estimated to be in the amount of \$2,874,956.02.

In further compliance with the City of Stockbridge solicitation conditions, you may now proceed with acquiring and providing (within five (5) days) the following documents as outlined in the solicitation conditions:

1. Original Certificate of Insurance (COI) as indicated below, executed by an authorized representative of insurer:
 - Workers ' Compensation
 - Comprehensive General Liability (if applicable)
 - Automotive Liability (Owned, hired, and non-owned)
 - Professional Liability
2. Payment and Performance Bond (See Attachment)
3. Following Documents:
 - W9
 - E- Verify (Subcontractor if applicable)
 - Section VIII- Form of Agreement (See Attachment)

Thank you for your interest in doing business with the City of Stockbridge.

Sincerely,
Shakera Hall
Shakera Hall
Procurement Manager



City of Stockbridge

AGENDA ITEM

MEETING DATE

November 12, 2024

FUNDING SOURCE

- ☒ RESOLUTION
- ☐ ORDINANCE
- ☐ CONTRACT APPROVAL/RENEWAL
- ☐ PUBLIC HEARING
- ☐ PRESENTATION
- ☐ BID SELECTION/AWARD
- ☐ TASK ORDER
- ☐ CHANGE ORDER
- ☐ BUDGET AMENDMENT
- ☐ BUDGET TRANSFER
- ☐ PAYMENT APPROVAL
- ☐ OTHER

- ☐ GENERAL FUND
- ☐ FUND BALANCE
- ☐ SPLOST
- ☐ TSPLOST
- ☐ CDBG
- ☐ GRANT FUNDING
- ☐ COUNCIL INITIATIVE
- ☐ PARTNER/SPONSOR
- ☐ DEPARTMENT BUDGET
- ☐ BONDING

ACCOUNT TRANSFER FROM:

ACCOUNT TRANSFER TO:

PRESENTER: Decius T. Aaron

DEPARTMENT: Public Works.

ITEM/PROJECT/EVENT:

Right-of-Way Abandonment

BACKGROUND INFORMATION:

PROPOSED RIGHT OF WAY ABANDONMENT A 10,040-SQUARE FOOT (0.23 ACRE) RIGHT OF WAY REMNANT OF OLD ATLANTA ROAD BETWEEN CLIFFORD COURT & N. HENRY BOULEVARD.

SIGNATURES:

CITY MANAGER _____

CITY TREASURER _____

CITY ATTORNEY _____

☐ FINANCIAL IMPACT ☐ N/A

AMOUNT _____

ATTACHMENTS:



PROPOSED RIGHT OF WAY ABANDONMENT
A 10,040-SQUARE FOOT (0.23 ACRE) RIGHT OF WAY
REMNANT OF OLD ATLANTA ROAD BETWEEN
CLIFFORD COURT & N. HENRY BOULEVARD

STOCKBRIDGE, HENRY COUNTY, GEORGIA

AS OF

OCTOBER 7, 2024
(MOST RECENT INSPECTION DATE)

FILE # 11306.00R

CARR, RAHN & ASSOCIATES, INC.

PHONE: 404-836-7921

FAX: 678-686-5595

mrahn@carratlanta.com

www.carratlanta.com

PREPARED BY

MATTHEW J. RAHN, MAI

CARR, RAHN & ASSOCIATES, INC.
Real Estate Appraisers and Consultants

DENNIS H. CARR, MAI
MATTHEW J. RAHN, MAI

1770 THE EXCHANGE S.E.
SUITE 230
ATLANTA, GEORGIA 30339-2038

ASSOCIATES
JOHN F. PINNER
J. SAMUEL HAIR
DANIEL M. BURGESS

PHONE: (678) 686-5575
FAX: (678) 686-5595

October 10, 2024

Mr. Brandon Weiner
Vice President, Acquisitions & Development
Broward Development
3137 E Shadowlawn Ave NE
Atlanta, GA 30305

RE: **Old Atlanta Road ROW Abandonment:** A 10,040-square foot (0.23 acre) right of way remnant of Old Atlanta Road between Clifford Court and N. Henry Boulevard; District 12, Land Lot 71; Stockbridge, Henry County, Georgia.

Dear Mr. Weiner:

As requested, we inspected and appraised the referenced property. This appraisal addresses the market value of the fee simple interest in the subject property.

The date of this analysis and valuation is October 7, 2024, the most recent inspection date.

The subject property is a section of right of way of Old Atlanta Road proposed for abandonment. Recognizing that the subject has no independent development potential as a separate entity, the potential assemblage by an adjoining property would likely result in a value discount.

This report was prepared in compliance with the Uniform Standards of Professional Appraisal Practice (USPAP) as set forth by the Appraisal Foundation and in accordance with the Code of Professional Ethics and Standards of Professional Practice of the Appraisal Institute and the rules and regulations of the Georgia Real Estate Appraisers Board.

Submitted herewith is our appraisal report containing all pertinent facts and data gathered in our investigation. Reference is made to the "Limiting Conditions and Assumptions" and "Certification" of the appraisers which are included within the report.

CARR, RAHN & ASSOCIATES, INC.
Real Estate Appraisers and Consultants

Mr. Brandon Weiner
Broward Development

October 10, 2024
Page 2

A "Summary of Salient Facts and Conclusions" follows this letter. It has been a pleasure to serve you in this matter.

Respectfully Submitted,

CARR, RAHN & ASSOCIATES, INC.

A handwritten signature in blue ink, appearing to read "Matthew Rahn", is written over a faint, circular embossed seal. The seal contains the text "CARR, RAHN & ASSOCIATES, INC." and "REAL ESTATE APPRAISERS AND CONSULTANTS".

Matthew J. Rahn, MAI
State of Georgia Certified General Real Property Appraiser (CG303999)

PROPOSED RIGHT OF WAY ABANDONMENT
A 10,040-SQUARE FOOT (0.23 ACRE) RIGHT OF WAY
REMNANT OF OLD ATLANTA ROAD BETWEEN
CLIFFORD COURT & N. HENRY BOULEVARD

STOCKBRIDGE, HENRY COUNTY, GEORGIA

AS OF

OCTOBER 7, 2024
(MOST RECENT INSPECTION DATE)

FILE # 11306.00R

CARR, RAHN & ASSOCIATES, INC.

PHONE: 404-836-7921

FAX: 678-686-5595

mrahn@carratlanta.com

www.carratlanta.com

PREPARED BY

MATTHEW J. RAHN, MAI

SUMMARY OF SALIENT FACTS AND CONCLUSIONS

Property: A 10,040-square foot right of way remnant of Old Atlanta Road.

Location: Old Atlanta Road between Clifford Court and N. Henry Boulevard; District 12, Land Lot 71; Henry County, Georgia.

Tax ID: N/A.

Site Size: 10,040 square feet (0.23 acre)

Zoning: N/A.

Highest and Best Use: Assemblage with adjacent property.

Rights Appraised: Fee Simple.

Effective Valuation Date: October 7, 2024 (most recent date of inspection).

Date of Report: October 10, 2024.

Market Value Conclusion:

Total SF:	10,040
Value per SF: \$9.00 per SF x 40% contribution =	<u>\$3.60</u>
Total:	\$36,144
Rounded to:	\$36,100

Exposure Time (Assumed Time on Market Leading to Value Opinion): 12 months.

Marketing Period (Estimated Time to Sell Property at Concluded Opinion): 12 months.

Extraordinary Assumptions and Hypothetical Conditions:

N/A.

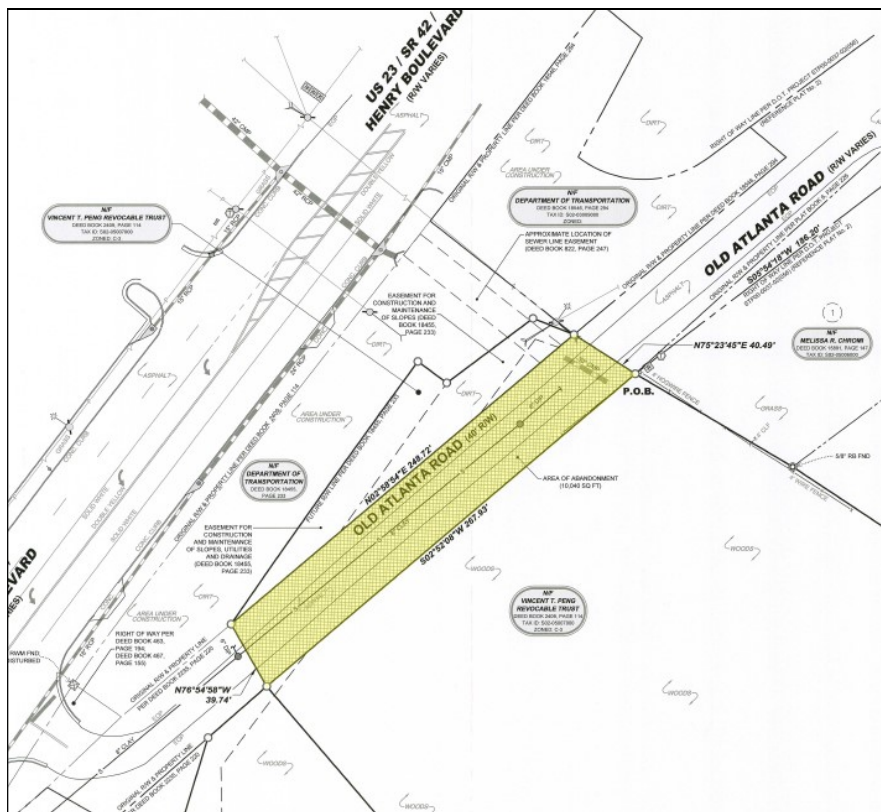
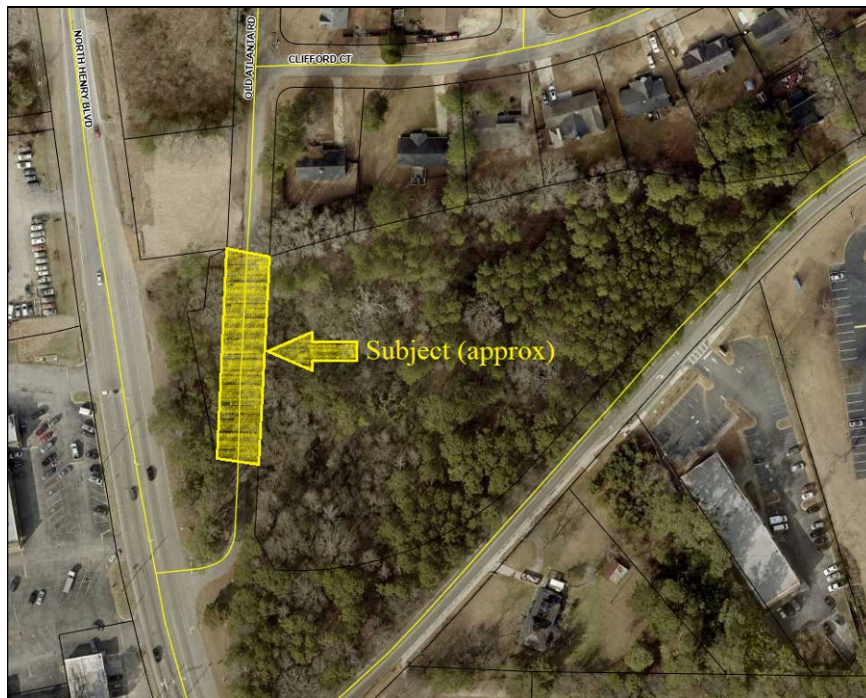
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ADDENDA

EXHIBIT	I	AERIAL PHOTOGRAPH
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EXHIBIT	VIII	ENGAGEMENT LETTER

IDENTIFICATION OF REAL ESTATE



Property: A 10,040-square foot right of way remnant of Old Atlanta Road.

Location: Old Atlanta Road between Clifford Court and N. Henry Boulevard; District 12, Land Lot 71; City of Stockbridge in Henry County, Georgia.

Tax ID: N/A.

Site Size: 10,040 square feet (0.23 acre)

Zoning: N/A.

Identifying Exhibits in Addenda:

Exhibit I:	Aerial Photograph
Exhibit II:	Survey
Exhibit III:	Subject Photographs
Exhibit IV:	Flood Plain Map

IDENTIFICATION OF REAL PROPERTY

Current Ownership/Occupancy

The subject property is public right of way owned by the City of Stockbridge.

Rights Appraised

The ownership interest in real property consists of a bundle of rights. When the entire bundle of rights is vested in the owner of the property, the ownership interest is referred to as the fee simple estate. When a portion of these rights is conveyed by lease, two interests in the property are created. The owner, or landlord, retains a leased fee estate, while the tenant acquires a leasehold estate. These ownership interests are defined as follows.

- **Fee Simple Estate:** Absolute ownership unencumbered by any other interest or estate, subject only to the limitations imposed by the governmental powers of taxation, eminent domain, police power, and escheat.
- **Leased Fee Estate:** An ownership interest held by a landlord with the rights of use and occupancy conveyed by lease to others. The rights of the lessor (the leased fee owner) and the leased fee are specified by contract terms contained within the lease.

- **Leasehold Estate:** The interest held by the lessee (the tenant or renter) through a lease conveying the rights of use and occupancy for a stated term under certain conditions.

As the subject is not encumbered by a long-term lease, this appraisal addresses the market value of the *fee simple* interest in the subject property.

TYPE AND DEFINITION OF VALUE

This appraisal addresses the market value of the fee simple interest in the subject property.

The date of this analysis and valuation is October 7, 2024, the most recent inspection date.

Recognizing that the subject has no independent development potential as a separate entity, the potential assemblage by an adjoining property would likely result in a value discount.

Market Value Definition

Market value is defined as the most probable price that a property should bring in a competitive and open market under all conditions requisite to a fair sale, the buyer and seller each acting prudently, knowledgeably, and assuming the price is not affected by undue stimulus. Implicit in this definition is the consummation of a sale as of a specified date and the passing of title from seller to buyer under conditions whereby:

1. Buyer and seller are typically motivated;
2. Both parties are well informed or well advised, and each acting in what he or she considers his or her own best interest;
3. A reasonable time is allowed for exposure in the open market;
4. Payment is made in terms of cash in U.S. dollars or in terms of financial arrangements comparable thereto; and
5. The price represents the normal consideration for the property sold unaffected by special or creative financing or sale concessions granted by anyone associated with the sale.¹

¹ The Appraisal of Real Estate, 14th Edition, 2013, Published by the Appraisal Institute.

INTENDED CLIENT/USER OF THE APPRAISAL

The intended client is Broward Development and their representatives.

INTENDED USE OF APPRAISAL

This analysis and appraisal will be used to establish the market value of the subject property for the potential acquisition.

APPRAISAL DATES

Date of Valuation: October 7, 2024 (most recent date of inspection).

Date of Report: October 10, 2024

SCOPE OF WORK**Definition**

The term “Scope of Work” means the type and extent of research and analyses in an appraisal or appraisal review assignment.

Subject Property

This appraisal involves the valuation of a 10,040-square foot right of way parcel within the city limits of Stockbridge, Henry County. In analyzing the subject, we reviewed a tax plat, aerial photograph, survey, flood plain map, and county tax and zoning records. An on-site inspection was made, along with an inspection of the surrounding area.

Data

The data research program addressed sales of similar unimproved or marginally improved land tracts in the general vicinity of the subject or in nearby, similar areas. The time frame analyzed was four years. All data was appropriately confirmed.

Approaches Employed

In this analysis, the sales comparison approach was utilized to estimate the market value of the fee simple interest in the subject property. The cost and income approaches do not apply to vacant land and were not employed.

INDEPENDENCE OF THE APPRAISERS

The appraisers hereby acknowledge having previously appraised the subject property with a valuation date of September 2022. We have had no other involvement with the subject property in any capacity within the preceding three years.

HISTORY OF THE PROPERTY**Physical**

The subject is abandoned right of way known as Old Atlanta Road, a local street. The subject has been vacant for many years. The property is proposed for inclusion in commercial development.

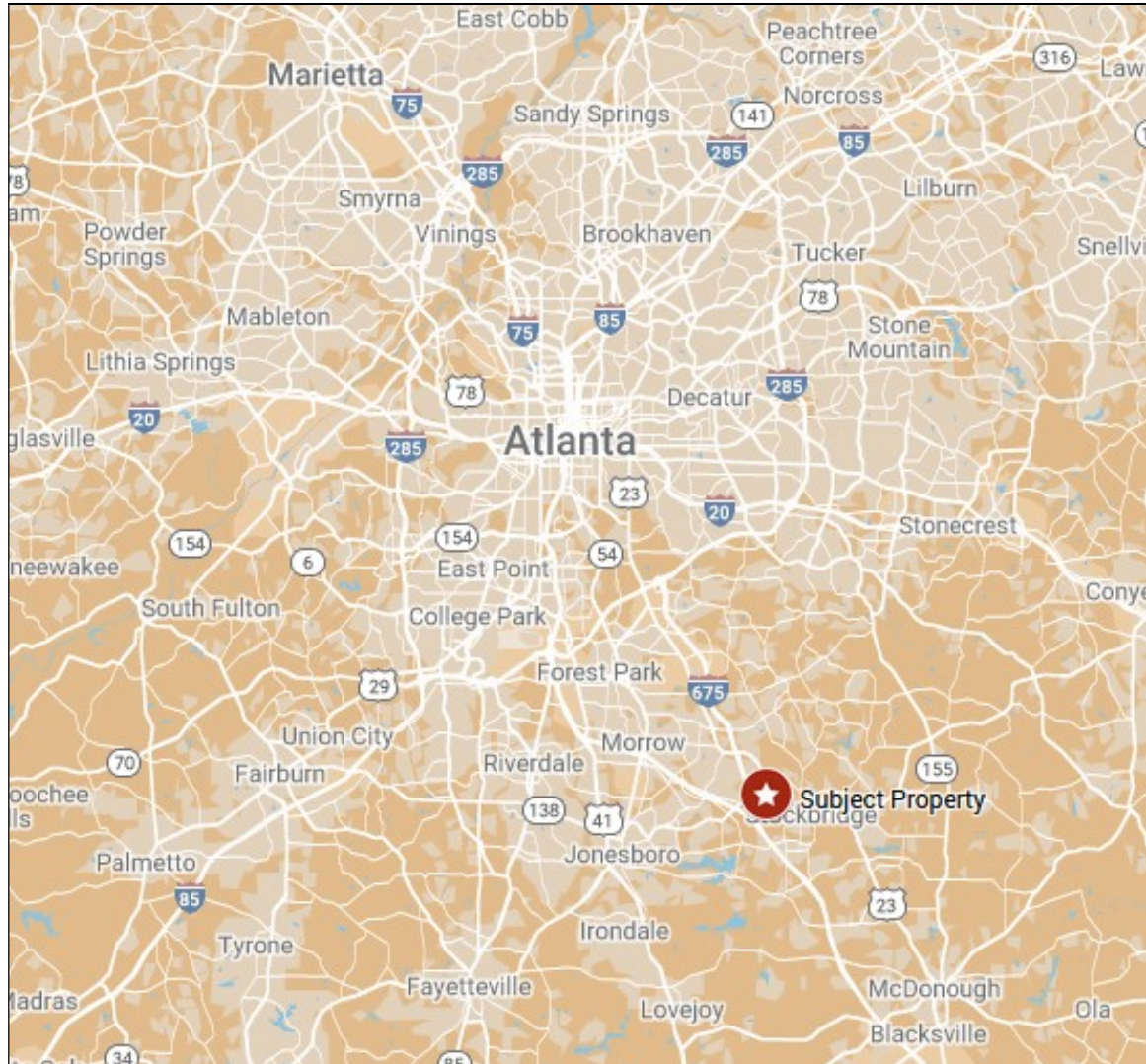
The 10,040-square foot portion of the right of way that is the subject of this appraisal has incorporated into the adjoining commercial property that will be developed with a self-storage facility.

Transfer

There have been no transfers of ownership of the subject property in the last five years.

AREA DATA

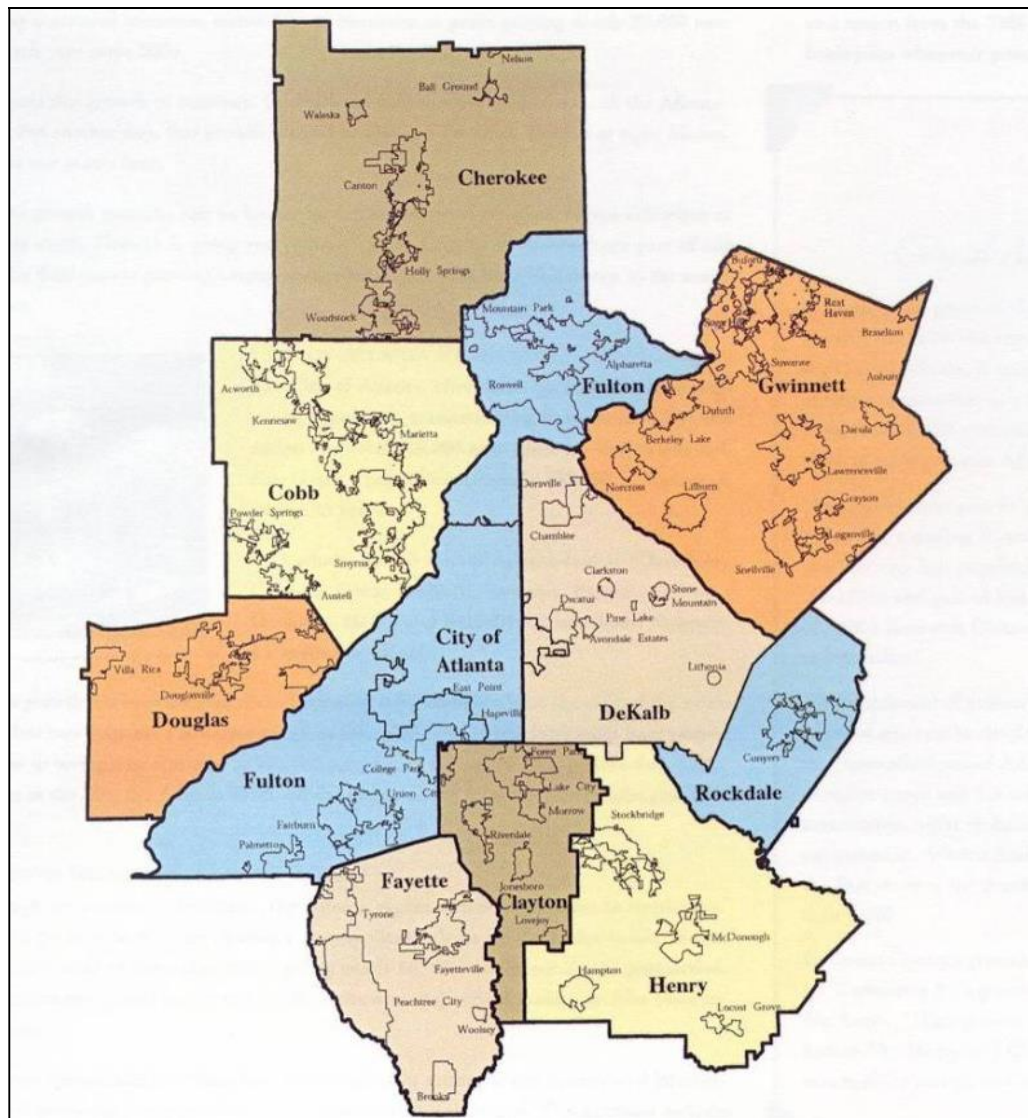
Metropolitan Atlanta



Metropolitan Atlanta is nationally recognized as the transportation, financial, governmental, and marketing center of the southeastern United States. Atlanta's development and rapid growth have been enhanced by its location near the geographic center of the southeast region. Atlanta is situated approximately 150 miles east of Birmingham; 330 miles southeast of Memphis; 235 miles southeast of Nashville; 220 miles southwest of Charlotte; 310 miles northwest of Jacksonville; and 480 miles northeast of New Orleans. This central location has spurred Atlanta's emergence as the transportation hub of the Southeast, while the absence of natural barriers has allowed growth in all directions.

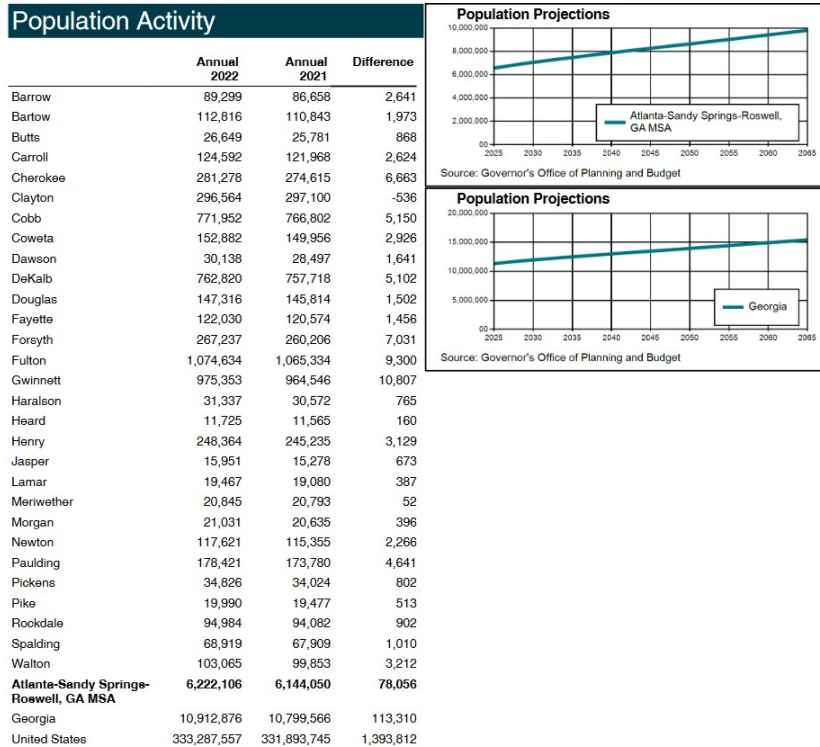
Originally consisting of Clayton, Cobb, DeKalb, Douglas, Fulton, Gwinnett, and Rockdale counties, the Standard Metropolitan Statistical Area (SMSA) was expanded in 1983 to include Butts, Cherokee, Fayette, Forsyth, Henry, Newton, Paulding, and Walton counties, which then comprised the 15-County Atlanta SMSA. In 1989, the SMSA was again expanded to include three more counties and redefined as a Metropolitan Statistical Area (MSA). In December 1992, Pickens, Bartow, and Carroll counties were added to the Atlanta MSA, while Butts County was removed.

Ten core counties have captured the preponderance of historical population growth. These counties, which include the City of Atlanta, are members of the Atlanta Regional Commission (ARC). The ARC serves as the regional planning agency. A map of the Atlanta Region follows:



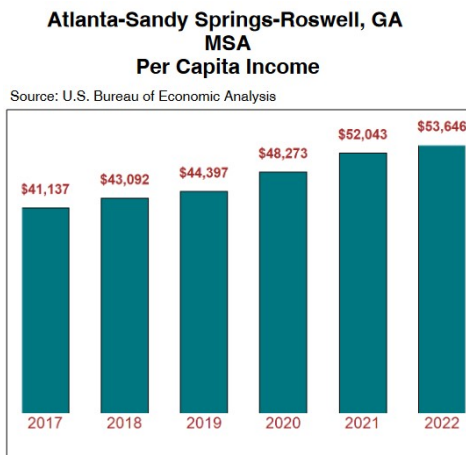
Historical demographic, economic, and real estate market statistics for the region are summarized:

Historical Population Statistics for the Atlanta Region



Source: Georgia Department of Labor; U.S. Census Bureau.

Historical Income Statistics for the Atlanta Region



Historical Residential Building Permits for the Atlanta Region

CBSA Totals

Housing Unit Building Permits for: Atlanta-Sandy Springs-Roswell, GA									
	2014	2015	2016	2017	2018	2019	2020	2021	2022
Total Units	26,683	30,342	36,357	33,711	39,441	32,836	32,343	39,466	48,107
Units in Single-Family Structures	16,984	19,995	23,100	24,937	26,506	26,261	28,629	31,560	26,623
Units in All Multi-Family Structures	9,699	10,347	13,257	8,774	12,935	6,575	3,714	7,906	21,484
Units in 2-unit Multi-Family Structures	40	30	48	30	98	42	96	78	184
Units in 3- and 4-unit Multi-Family Structures	217	167	102	127	87	115	228	151	398
Units in 5+ Unit Multi-Family Structures	9,442	10,150	13,107	8,617	12,750	6,418	3,390	7,677	20,902

Housing Unit Building Permits for: Atlanta-Sandy Springs-Roswell, GA									
	2005	2006	2007	2008	2009	2010	2011	2012	2013
Total Units	73,144	68,495	44,943	19,362	6,567	7,608	8,668	14,395	24,337
Units in Single-Family Structures	61,837	54,156	31,262	12,057	5,455	6,417	6,248	9,182	14,864
Units in All Multi-Family Structures	11,307	14,339	13,681	7,305	1,112	1,191	2,420	5,213	9,473
Units in 2-unit Multi-Family Structures	164	226	188	44	8	10	26	20	50
Units in 3- and 4-unit Multi-Family Structures	140	484	481	175	110	80	37	174	157
Units in 5+ Unit Multi-Family Structures	11,003	13,629	13,012	7,086	994	1,101	2,357	5,019	9,266

Labor Statistics for the Atlanta Region

Labor Force Activity												
ANNUAL AVERAGES												
	Labor Force			Employed			Unemployed			Rate		
	2021	2022	% Change	2021	2022	% Change	2021	2022	% Change	2021	2022	% Change
Barrow	42,196	43,097	2.1%	40,959	42,011	2.6%	1,237	1,086	-12.2%	2.9%	2.5%	-13.8%
Bartow	51,348	52,316	1.9%	49,547	50,813	2.6%	1,801	1,503	-16.5%	3.5%	2.9%	-17.1%
Butts	11,150	11,337	1.7%	10,747	11,023	2.6%	403	314	-22.1%	3.6%	2.8%	-22.2%
Carroll	56,235	57,286	1.9%	54,166	55,530	2.5%	2,069	1,756	-15.1%	3.7%	3.1%	-16.2%
Cherokee	139,672	142,815	2.3%	136,005	139,453	2.5%	3,667	3,362	-8.3%	2.6%	2.4%	-7.7%
Clayton	140,190	140,266	0.1%	131,371	134,705	2.6%	8,819	5,501	-37.6%	6.3%	3.9%	-38.1%
Cobb	423,814	431,657	1.9%	410,068	420,518	2.5%	13,746	11,139	-19.0%	3.2%	2.6%	-18.8%
Coweta	76,347	77,762	1.9%	73,799	75,691	2.6%	2,548	2,071	-18.7%	3.3%	2.7%	-18.2%
Dawson	13,137	13,427	2.2%	12,784	13,097	2.4%	353	330	-6.5%	2.7%	2.5%	-7.4%
DeKalb	400,986	405,397	1.1%	382,863	392,693	2.6%	18,123	12,704	-29.9%	4.5%	3.1%	-31.1%
Douglas	74,094	75,159	1.4%	70,903	72,718	2.6%	3,191	2,441	-23.5%	4.3%	3.2%	-25.0%
Fayette	58,281	59,593	2.3%	56,582	58,040	2.6%	1,699	1,553	-8.6%	2.9%	2.6%	-10.3%
Forsyth	127,280	130,295	2.4%	124,100	127,293	2.5%	3,180	3,032	-4.7%	2.5%	2.3%	-8.0%
Fulton	599,596	575,874	1.1%	543,672	557,586	2.6%	25,924	18,288	-29.5%	4.6%	3.2%	-30.4%
Gwinnett	492,929	501,409	1.7%	475,852	487,916	2.5%	17,077	13,493	-21.0%	3.5%	2.7%	-22.9%
Haralson	12,772	13,028	2.0%	12,324	12,634	2.5%	448	394	-12.1%	3.5%	3.0%	-14.3%
Heard	5,247	5,330	1.6%	5,044	5,171	2.5%	203	159	-21.7%	3.9%	3.0%	-23.1%
Henry	118,859	120,701	1.5%	113,922	116,898	2.6%	4,937	3,803	-23.0%	4.2%	3.2%	-23.8%
Jasper	7,076	7,207	1.9%	6,849	7,019	2.5%	227	188	-17.2%	3.2%	2.6%	-18.8%
Lamar	8,263	8,391	1.5%	7,918	8,116	2.5%	345	275	-20.3%	4.2%	3.3%	-21.4%
Meriwether	8,900	8,991	1.0%	8,442	8,649	2.5%	458	342	-25.3%	5.1%	3.8%	-25.5%
Morgan	9,532	9,703	1.8%	9,223	9,442	2.4%	309	261	-15.5%	3.2%	2.7%	-15.0%
Newton	53,489	54,323	1.6%	51,158	52,466	2.6%	2,331	1,857	-20.3%	4.4%	3.4%	-22.7%
Paulding	89,524	91,455	2.2%	86,832	89,068	2.6%	2,692	2,387	-11.3%	3.0%	2.6%	-13.3%
Pickens	15,564	15,924	2.3%	15,127	15,515	2.6%	437	409	-6.4%	2.8%	2.6%	-7.1%
Pike	8,997	9,208	2.3%	8,742	8,960	2.5%	255	248	-2.7%	2.8%	2.7%	-3.6%
Rockdale	44,637	45,269	1.4%	42,608	43,698	2.6%	2,029	1,571	-22.6%	4.5%	3.5%	-22.2%
Spalding	29,015	29,358	1.2%	27,678	28,383	2.5%	1,337	975	-27.1%	4.6%	3.3%	-28.3%
Walton	47,033	48,037	2.1%	45,534	46,703	2.6%	1,499	1,334	-11.0%	3.2%	2.8%	-12.5%
Atlanta-Sandy Springs-Roswell, GA	3,136,163	3,184,616	1.6%	3,014,819	3,091,839	2.6%	121,344	92,776	-23.6%	3.9%	2.9%	-25.6%
MSA												
Georgia	5,179,121	5,234,275	1.1%	4,977,562	5,075,093	2.0%	201,559	159,182	-21.0%	3.9%	3.0%	-23.1%
United States	161,204,000	164,287,000	1.9%	152,581,000	158,291,000	3.7%	8,623,000	5,996,000	-30.5%	5.3%	3.6%	-32.1%

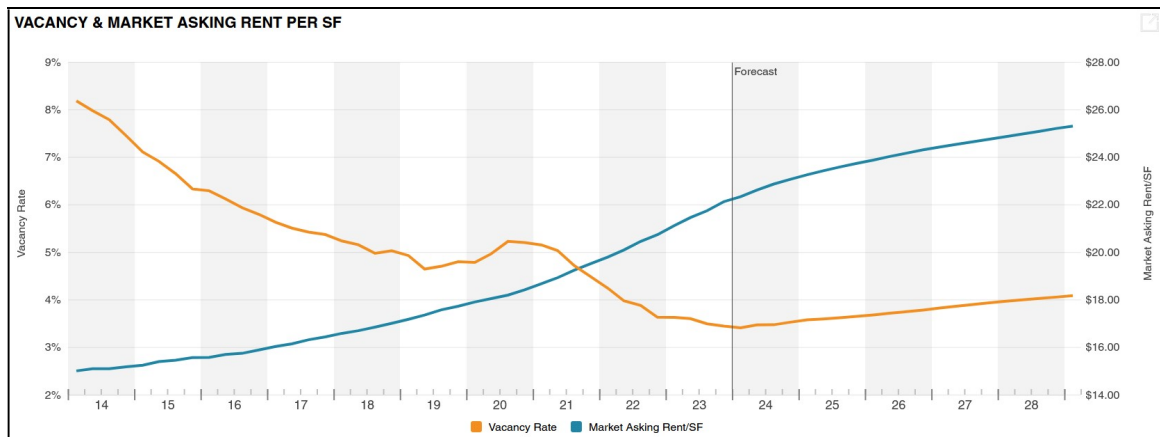
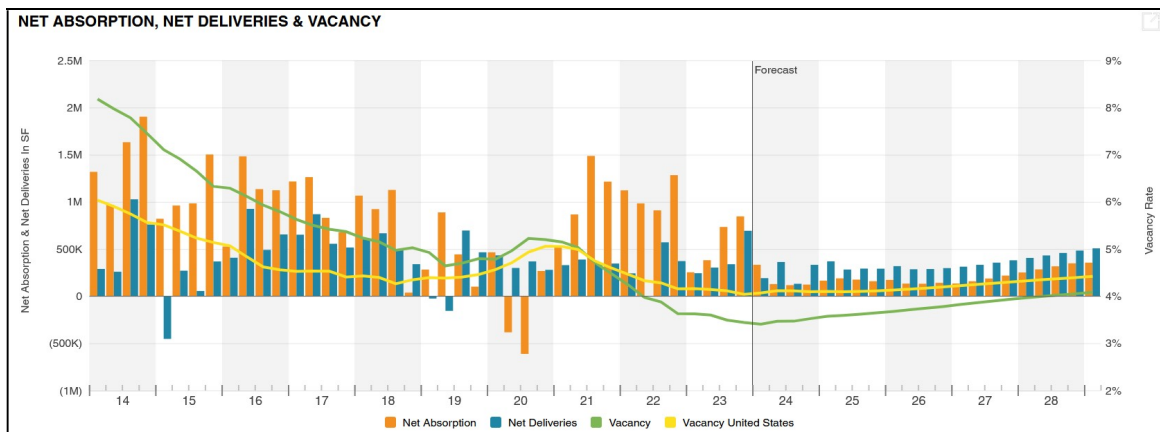
Note: This series reflects the latest information available. Labor Force includes residents of the county who are employed or actively seeking employment.

Source: Georgia Department of Labor; U.S. Bureau of Labor Statistics.

Metro Atlanta Retail Market Statistics from Costar – Fourth Quarter 2023

AVAILABILITY	MARKET	NATIONAL INDEX	INVENTORY	MARKET	NATIONAL INDEX
Market Asking Rent/SF	\$22.20 ↓	\$24.80 ↓	Existing Buildings	28,882 ↓	1,080,369 ↓
Vacancy Rate	3.4% ↓	4.1% ↓	Inventory SF	374M ↓	12B ↓
Vacant SF	12.8M ↓	494M ↓	Average Building SF	13K ↓	11.1K ↓
Availability Rate	3.5% ↓	4.8% ↓	Under Construction SF	914K ↓	51.5M ↓
Available SF Direct	12.8M ↓	558M ↓	12 Mo Delivered SF	1.7M ↓	49.1M ↓
Available SF Sublet	304K ↓	18M ↓			
Available SF Total	13.1M ↓	575M ↓			
Months on Market	8.8	11.4			

DEMAND	MARKET	NATIONAL INDEX	SALES	MARKET	NATIONAL INDEX
12 Mo Net Absorption SF	2.3M ↓	45.9M ↓	12 Mo Transactions	1,093 ↓	34,829 ↓
12 Mo Leased SF	6.1M ↓	199M ↓	Market Sale Price/SF	\$220 ↓	\$249 ↓
6 Mo Leasing Probability	31.7%	33.3%	Average Market Sale Price	\$2.8M ↓	\$2.8M ↓
			12 Mo Sales Volume	\$2.1B ↓	\$49.7B ↓
			Market Cap Rate	6.8% ↓	6.8% ↓



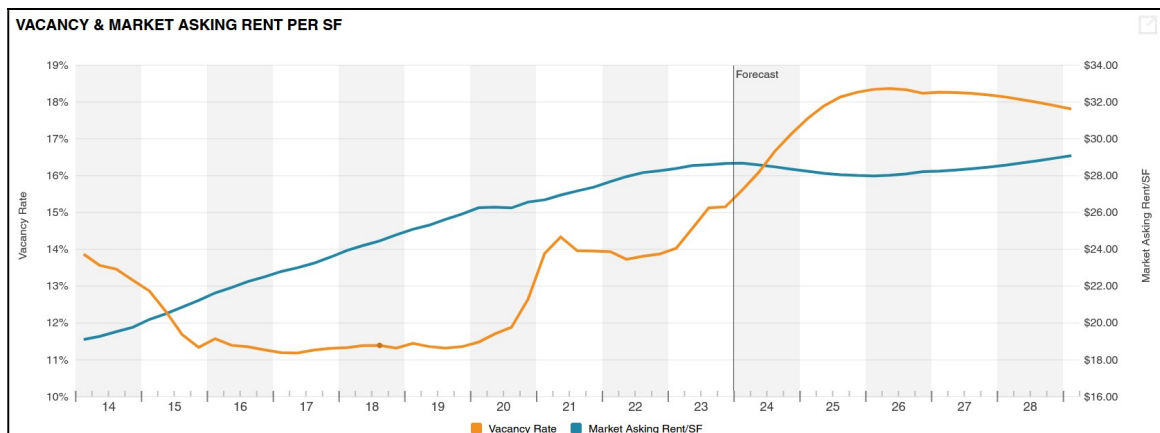
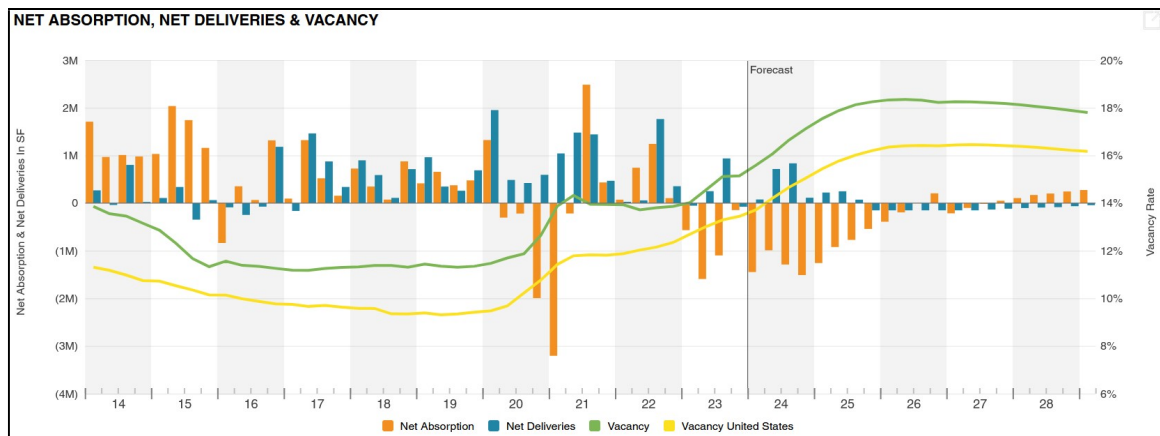
Metro Atlanta Office Market Statistics from Costar – Fourth Quarter 2023

AVAILABILITY		MARKET	NATIONAL INDEX
Market Asking Rent/SF		\$28.66 ↕	\$35.27 ↕
Vacancy Rate		15.6% ↕	13.7% ↕
Vacant SF		52.8M ↕	1.2B ↕
Availability Rate		19.0% ↕	16.6% ↕
Available SF Direct		57.1M ↕	1.2B ↕
Available SF Sublet		8.3M ↕	205M ↕
Available SF Total		64.9M ↕	1.4B ↕
Months on Market		12.7	13.5

DEMAND		MARKET	NATIONAL INDEX
12 Mo Net Absorption SF		(4.6M) ↕	(63.7M) ↕
12 Mo Leased SF		11.5M ↕	306M ↕
6 Mo Leasing Probability		31.7%	34.8%

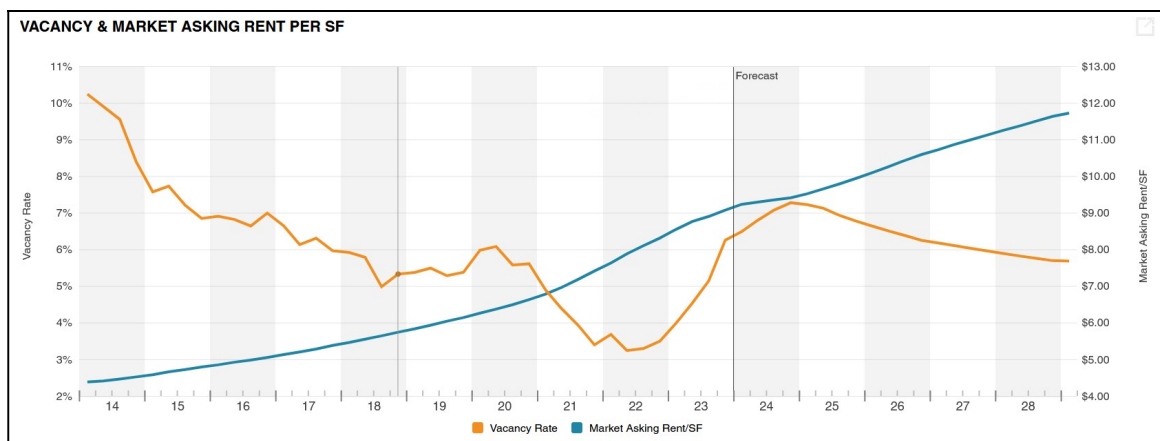
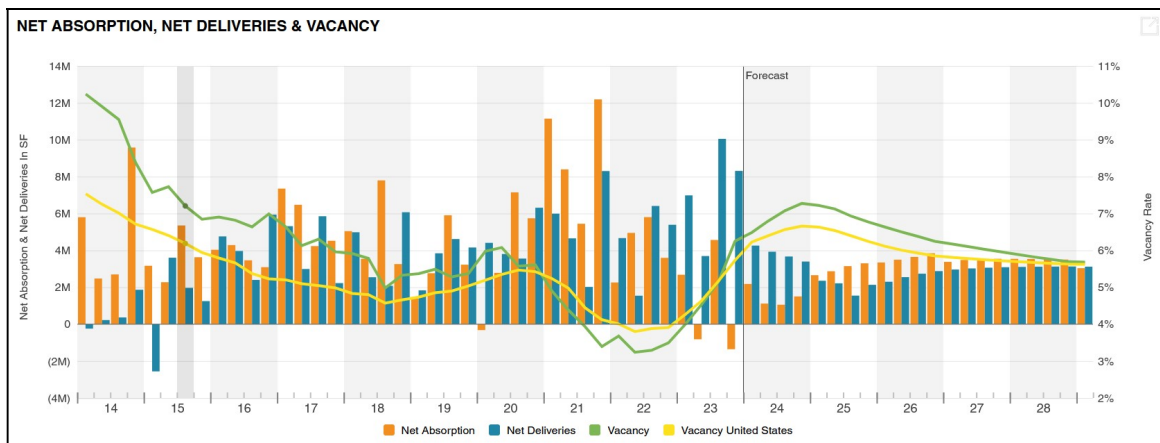
INVENTORY		MARKET	NATIONAL INDEX
Existing Buildings		16,784 ↕	349,851 ↕
Inventory SF		338M ↕	8.4B ↕
Average Building SF		20.2K ↕	24.1K ↕
Under Construction SF		3.1M ↕	105M ↕
12 Mo Delivered SF		1.7M ↕	54.5M ↕

SALES		MARKET	NATIONAL INDEX
12 Mo Transactions		724 ↕	13,593 ↕
Market Sale Price/SF		\$209 ↕	\$288 ↕
Average Market Sale Price		\$4.3M ↕	\$7M ↕
12 Mo Sales Volume		\$1.3B ↕	\$32.8B ↕
Market Cap Rate		8.2% ↕	8.3% ↕



Metro Atlanta Industrial Market Statistics from Costar – Fourth Quarter 2023

AVAILABILITY	MARKET	NATIONAL INDEX	INVENTORY	MARKET	NATIONAL INDEX
Market Asking Rent/SF	\$9.13 ↓	\$11.92 ↓	Existing Buildings	16,952 ↓	480,739 ↓
Vacancy Rate	6.3% ↓	6.0% ↓	Inventory SF	831M ↓	18.9B ↓
Vacant SF	52.7M ↓	1.1B ↓	Average Building SF	49K ↓	39.3K ↓
Availability Rate	9.0% ↓	8.6% ↓	Under Construction SF	18.7M ↓	413M ↓
Available SF Direct	67.3M ↓	1.5B ↓	12 Mo Delivered SF	26.5M ↓	519M ↓
Available SF Sublet	10.3M ↓	170M ↓			
Available SF Total	76.8M ↓	1.7B ↓			
Months on Market	5.3	6.0			
DEMAND	MARKET	NATIONAL INDEX	SALES	MARKET	NATIONAL INDEX
12 Mo Net Absorption SF	4.2M ↓	126M ↓	12 Mo Transactions	645 ↓	16,200 ↓
12 Mo Leased SF	33.5M ↓	763M ↓	Market Sale Price/SF	\$106 ↓	\$149 ↓
6 Mo Leasing Probability	40.2%	45.2%	Average Market Sale Price	\$5.3M ↓	\$5.9M ↓
			12 Mo Sales Volume	\$3B ↓	\$55.6B ↓
			Market Cap Rate	6.7% ↓	7.2% ↓

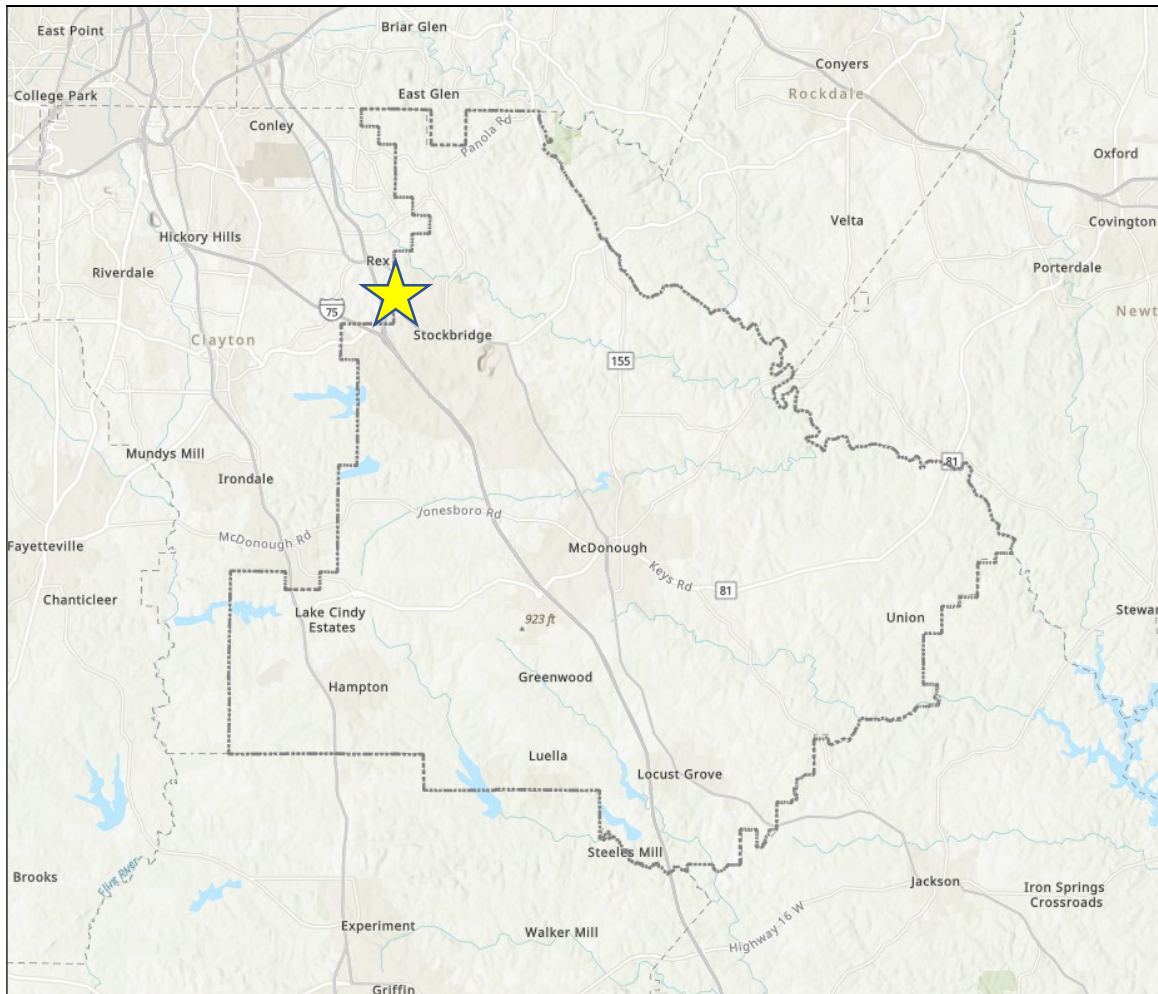


Metropolitan Atlanta's position as the economic and population center of the southeastern United States is attributable to a central geographic location, an extensive transportation infrastructure including the nation's busiest airport, extensive telecommunications infrastructure, and a perceived high quality of life. The international exposure associated with Atlanta's sponsorship of the 1996 Olympic Games has advanced the city's position as a recognized commercial gateway for overseas trade. A lack of natural boundaries surrounding the city has contributed to extensive urban sprawl.

The historical residential building permit data reflects Atlanta's overall market conditions in recent years. Atlanta was in a robust, overheated economy from 2001 to 2007. In the Summer of 2007, however, the economic downturn began with the collapse of the sub-prime mortgage market. Followed by the collapse of the financial markets in the Fall of 2008, Atlanta dipped into recessionary conditions which extended from 2007 through most of 2011. Most of the counties forming the MSA began to experience recovery during 2011, and steady recovery has characterized the general market since. Some counties have recovered in a dynamic fashion, but other counties still show gradual recovery.

Over the long-term, however, Atlanta's diversity should insulate the region from long lasting economic downturns, with steady increases in all market sectors anticipated for the next several years.

Henry County



Henry County forms the southeastern boundary of the Metropolitan Atlanta Area. The northwestern portion of the county is located approximately 10 radial miles southeast of the Atlanta Central Business District (CBD), while the southeastern portion of the county is located about 35 radial miles from the Atlanta Central Business District. Historically rural-agricultural in character, Henry County has experienced significant suburban growth as a “bedroom” community in recent years. Most of the growth has paralleled the I-75 corridor in northern Henry County.

Population

Henry County comprises approximately 323 square miles and is one of the 28 counties that comprise the Atlanta Metropolitan Statistical Area (MSA) and is a member of the 10-core counties comprising the Atlanta Region. During the 1990s, Henry County emerged as one of the top ten fastest growing counties in the entire United States. Henry County

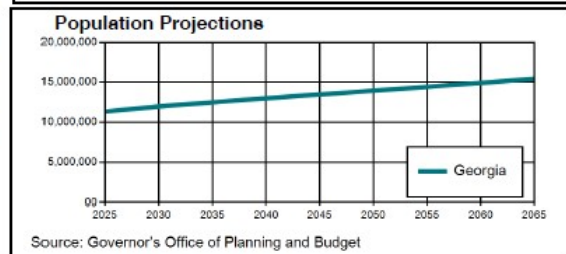
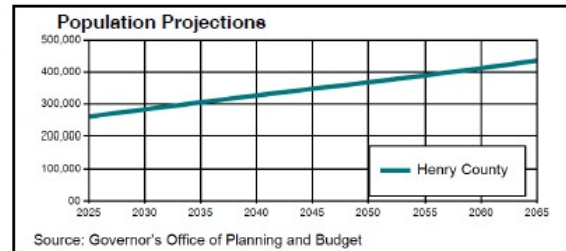
population surged an astonishing 61.6% from 2000 to 2009, according to information from the Atlanta Regional Commission. According to the recent data, Henry County is also the 9th most populous county in the state.

The following chart from the Georgia Department of Labor shows historic, current, and projected population for the county:

Population Activity

	Annual 2023	Annual 2022	Difference
Henry	254,613	248,364	6,249
Butts	26,887	26,649	238
Clayton	298,300	296,564	1,736
DeKalb	762,992	762,820	172
Newton	120,135	117,621	2,514
Rockdale	95,987	94,984	1,003
Spalding	69,946	68,919	1,027
Henry Area	1,628,860	1,615,921	12,939
Georgia	11,029,227	10,912,876	116,351
United States	334,914,895	333,287,557	1,627,338

Source: Georgia Department of Labor; U.S. Census Bureau.



As shown, the population of Henry County in 2023 was estimated at 254,613, making it the 9th most populous county in Georgia. This represents an increase of 2.5% since 2022.

Employment

As of August 2019, the most recent data, the Henry County labor force was 113,544 with 109,132 employed, equating to an unemployment rate of 3.9%. This is a decline from the reported rate of 4.3% in August 2018. Henry County's unemployment rate is only slightly higher than the August 2019 rates for the State of Georgia and Atlanta MSA at 3.6% and 3.5%, respectively.

The largest employers in Henry County follow:

Top Ten Largest Employers - 2024*

Henry County	Henry Area	COUNTY
Employbridge Southeast	Childrens Healthcare of Atlanta	DeKalb
Exel Logistics	Delta Air Lines, Inc.	Clayton
Genco I, Inc.	Emory Healthcare, Inc.	DeKalb
Georgia Power Company	Emory University	DeKalb
Henry Medical Center, Inc.	Georgia Perimeter College	DeKalb
McDonalds	Progressive Casualty Insurance Company	Henry
Progressive Casualty Insurance Company	Publix Super Markets, Inc.	DeKalb
Publix Super Markets, Inc.	Southwest Airlines Company	Clayton
The Home Depot	State Farm Mutual Auto Insurance Company	DeKalb
Walmart	Walmart	DeKalb

*Note: Represents employment covered by unemployment insurance excluding all government agencies except correctional institutions, state and local hospitals, state colleges and universities. Data shown for the First Quarter of 2024. Employers are listed alphabetically by area, not by the number of employees.

Source: Georgia Department of Labor

Transportation

Transportation in Henry County is considered well developed and a key component to the county's growth. Interstate 75 was constructed in the 1960s and bisects the county from north to south, providing access to the Atlanta Central Business District to the north and Middle and Southern Georgia to the south. North/south routes paralleling I-75 include US Highway 23/State Route 42, which connects the cities of Locust Grove, McDonough and Stockbridge; and US Highway 19/41, which connects the City of Hampton with I-75 near Hartsfield International Airport.

Major east/west roadways include State Route 138 connecting Stockbridge with I-75; Hudson Bridge Road/Eagles Landing Parkway; Jodeco Road; Jonesboro Road; and State Route 20 which provides a direct connector route between Hampton and McDonough. Each of these east/west corridors have interchanges with I-75 and have been in varying stages of concentrated commercial development proximate to I-75. A linkage of local streets and roads connects the residentially developed areas of the county to these main thoroughfares. A network of railroads, the primary operators of which are CSX and Norfolk Southern, also traverse the county. A local/regional airport is located in Hampton, adjacent to the Atlanta Motor Speedway.

Services and Infrastructure

The Henry County Water and Sewage Authority is responsible for water treatment for all of Henry County. Sewer service and capacity are available in some portions of the county. However, lack of sewer service/capacity in many areas of Henry County has resulted in Henry County having a greater percentage of new residential development on septic service than most other core Metro Atlanta counties in recent years.

Building Permits

The single-family housing market continues to dominate in Henry County. New development in all sectors of the county slowed significantly in 2009 through 2012, due to the effects of the economic downturn. However, beginning in 2013, the housing market began to improve, indications of renewed activity.

The following charts provide information pertaining to Henry County's building permit figures (Single-Family) for years 2018 to 2023.

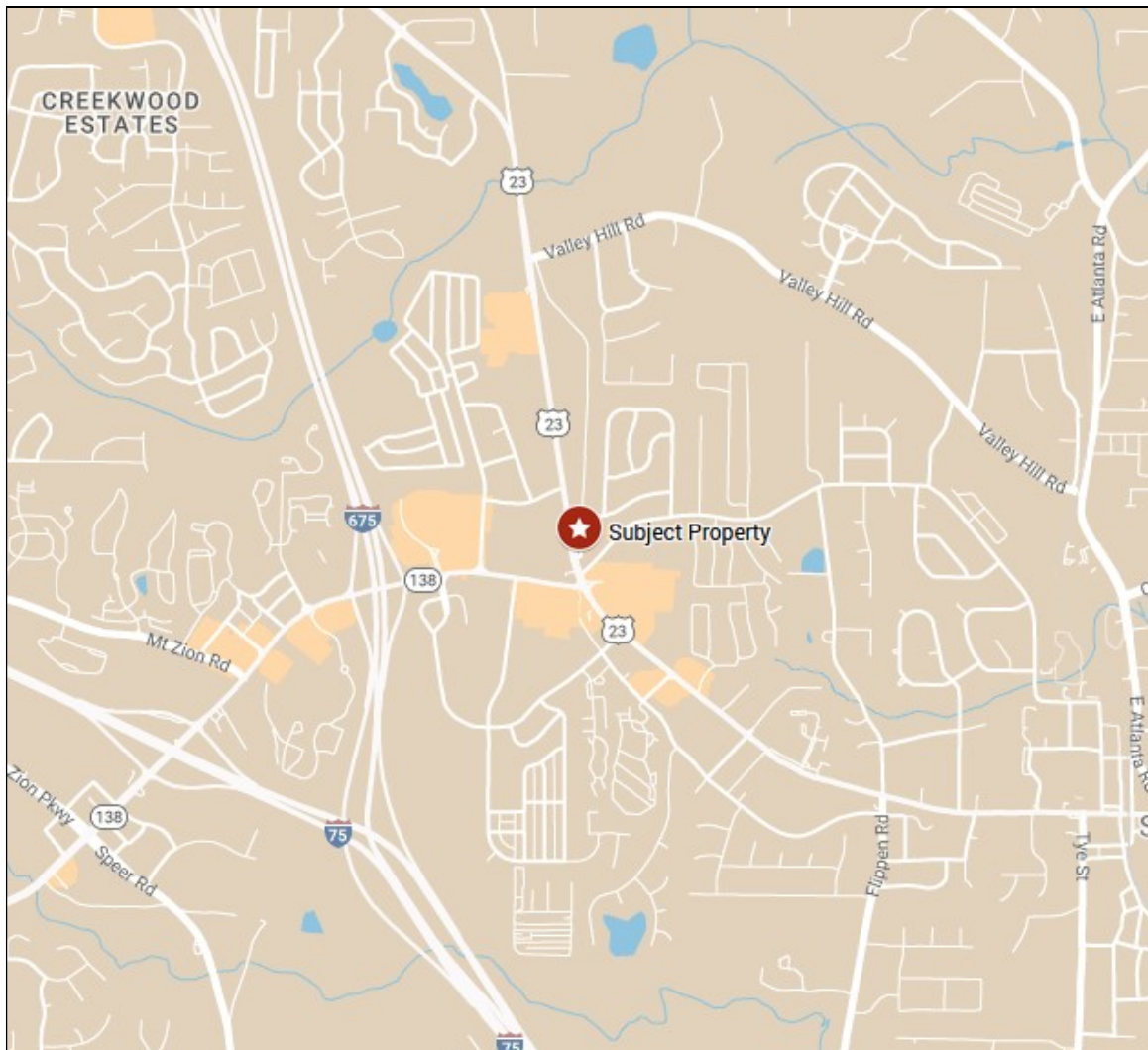
Housing Unit Building Permits for: Henry County, GA						
	2018	2019	2020	2021	2022	2023
Total Units	1,905	1,821	1,867	2,486	2,915	2,131
Units in Single-Family Structures	1,905	1,689	1,770	2,118	1,595	1,681
Units in All Multi-Family Structures	0	132	97	368	1,320	450
Units in 2-unit Multi-Family Structures	0	0	0	0	6	0
Units in 3- and 4-unit Multi-Family Structures	0	0	0	0	67	0
Units in 5+ Unit Multi-Family Structures	0	132	97	368	1,247	450

As illustrated by the previous charts, the issued building permits have increased in the last five years.

Conclusions

In the short-term, a poor lending environment and general deleveraging from consumers and developers has adversely impacted all sectors of the real estate market. The housing market has suffered, with many sales generally involving foreclosed or distressed properties. However, the housing market currently reflects improved conditions. Retail properties are reflecting increased vacancies and the demand for sites for new development is very limited. However, long-term prospects for Henry are considered more favorable, although one cannot anticipate a balanced real estate market in the county for several years. As an outlying suburban Atlanta county, with a fairly diversified employment base, adequate roadway systems, and an abundance of undeveloped land, population should increase in future years. Long-term expectations are for continued expansion of Henry County in all market sectors. Such growth is anticipated to be focused proximate to the I-75 corridor, with growth anticipated to proceed to southern and eastern portions of the county as undeveloped land inventory declines.

Neighborhood



The subject property is situated on the south side of Old Atlanta Road between Clifford Court and N. Henry Boulevard just east of Interstate 675 in the city of Stockbridge in Henry County. Although geographic boundaries are not exact, the subject neighborhood is generally identified as the area of residential, commercial and industrial uses lying along the Interstate 675 corridor, east of Interstate 75 and south of Interstate 285.

The subject is located approximately 16.0 miles southeast of the Atlanta Central Business District, and although geographic boundaries are not exact, the neighborhood is generally defined as the US 23/GA 42 corridor beginning at the interchange of I-675 in Clayton County and extending south into the City of Stockbridge of northern Henry County. The land uses along this section of the US 23/GA 42 corridor is characterized by a mixture of commercial, office, industrial, single-family and multi-family residential uses.

Access to the neighborhood is considered good. US 138/23/42 has a full diamond interchange with Interstate 675. At the subject project's location, the US 138/23/42 corridor is primarily a two-lane collector street that connects the neighborhood with the City of Stockbridge and Interstates 75 and 675 to the west. Interstate 75 is the major interstate artery that bisects Clayton County and Henry County from north/northwest to south/southeast, serving as the primary connecting route into Metropolitan Atlanta and onto South Georgia and parts of Florida. Interstate 675 provides the neighborhood northwesterly access to Interstate 285, which serves as a perimeter by-pass of Atlanta.

The general area developed 40 to 50 years ago as a rural residential community characterized by residences on small frontage sites on the major collector roads. In the late 1960s and early 1970s, suburban expansion with numerous single-family subdivisions took place on larger more backland oriented tracts. As the residential base expanded, daily-needs retail and highway service uses were built along the major traffic corridors, with a particularly intense concentration along Georgia Highway 42 and around the interchanges of Interstate 675. After this development phase, however, development patterns shifted dramatically away from the area, and the neighborhood was relatively static for an extended period from the mid-1970s to the late 1980s.

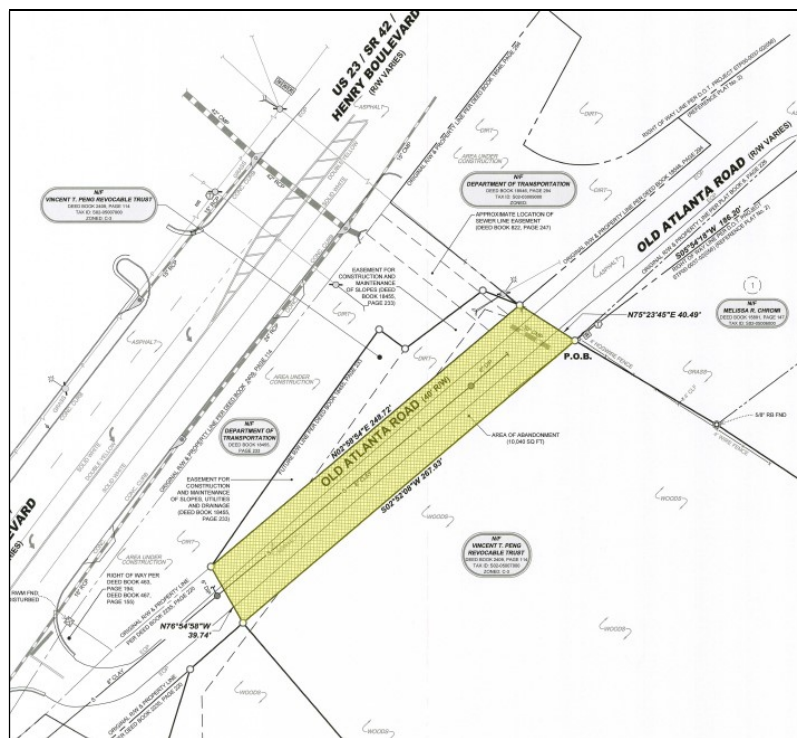
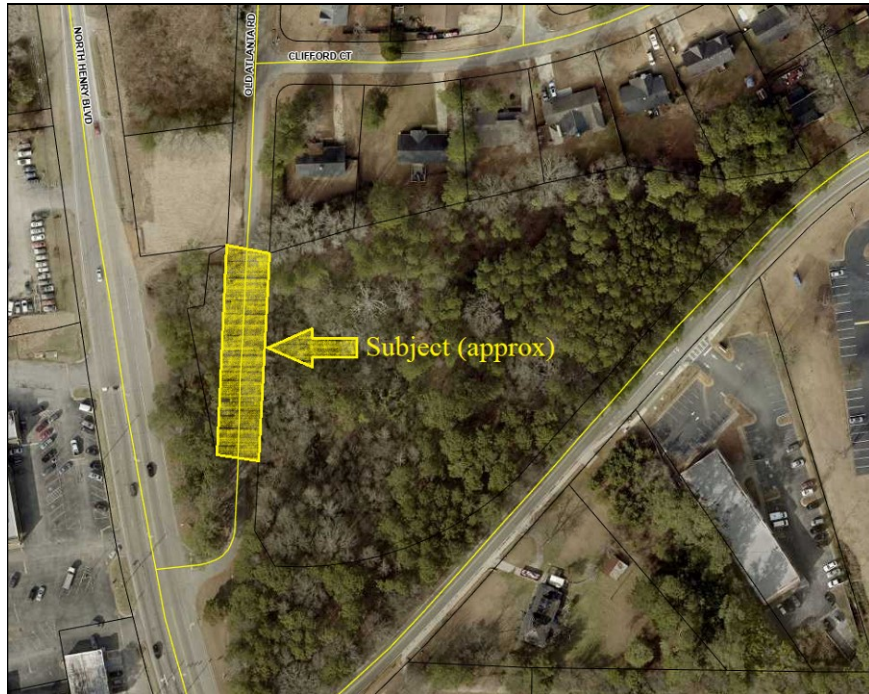
In the subject market area, growth in virtually all sectors was occurring at a rapid pace during the booming years of 2001 through mid-2007. During this time, the economic engine that primarily fueled expansion was the rapid residential growth that was occurring in DeKalb County in its suburban areas. The residential growth fueled demand for complimentary commercial uses such as the subject, and prices were increasing at a rapid rate during that era.

In mid-2007, the market turned abruptly with the collapse of the sub-prime mortgage market and following collapse of the housing market. In the fall of 2008, the economic situation was further amplified by the collapse of the capital markets, signaling the beginning of an economic downturn. The years 2008-2009 witnessed many foreclosures, and prices in all real estate categories dropped tremendously.

The outlook for the area and corridor is one of stability with little change in the established land use pattern. There remains land to be redeveloped, but market demand is somewhat static at this point and time.

PROPERTY DESCRIPTION

Reference is made to the following survey and aerial photograph:



On-Site

Location:	South end of Old Atlanta Road between Clifford Court and N. Henry Boulevard; District 12, Land Lot 71; City of Stockbridge in Henry County, Georgia.
Site Size:	10,040 square feet (0.23 acre)
Frontage:	The subject has no frontage as it is a portion of Old Atlanta Road.
Topography:	Generally level.
Shape:	Trapezoid, elongated.
Ground Cover:	Cleared area with asphalt pavement and wooded areas and both sides.
Drainage:	Appears adequate.
Flood Plain:	None. (See "Flood Plain Map" in Addenda).
Easements:	Typical utility easements.

Off-Site

Access:	Average.
Exposure/Visibility:	Average.
Utilities:	All public utilities available, including sewer.

Conclusion

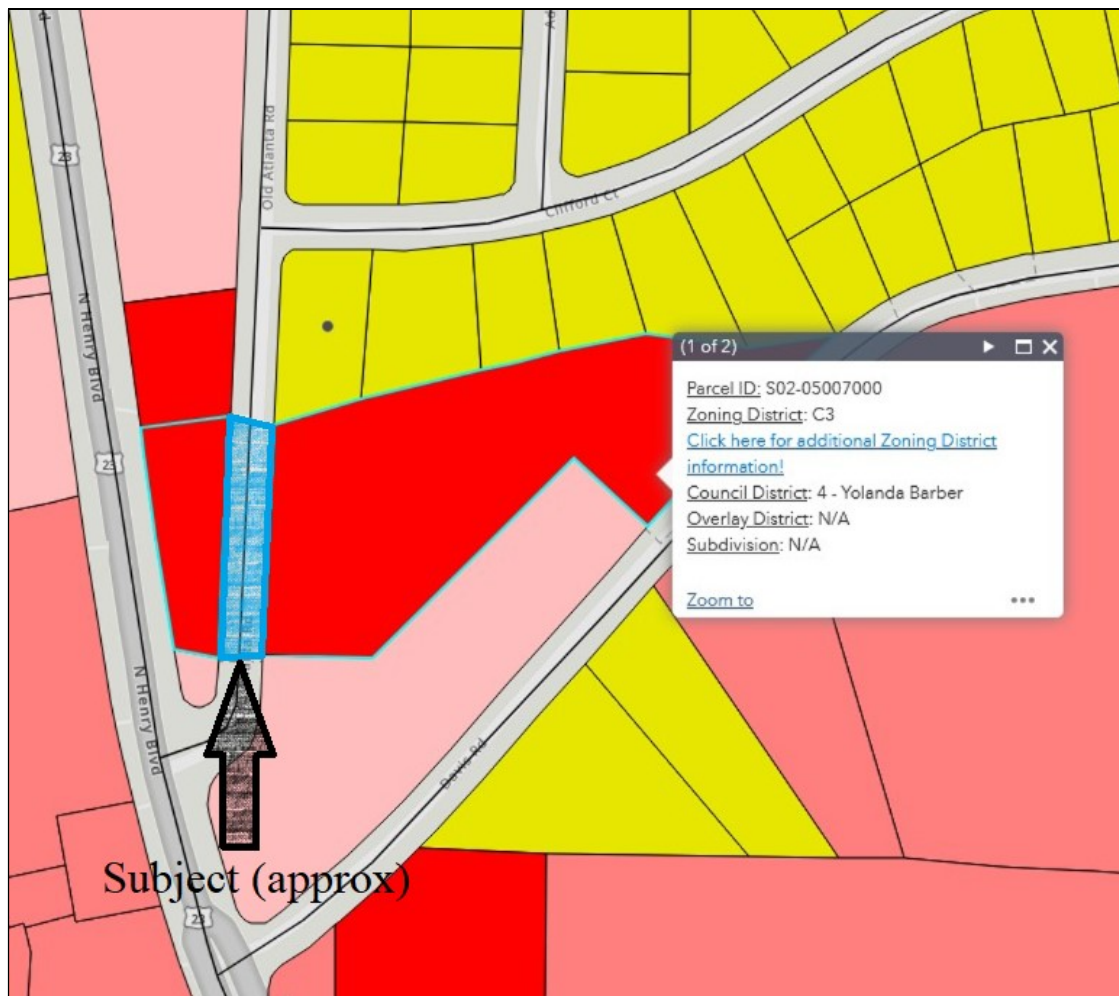
The subject property is well located along a local road; however, its small size and elongated shape preclude independent development.

TAXES

The property is public right of way and is, therefore, not subject to taxation.

ZONING

The subject property is public right of way and does not carry a zoning classification. Reference is made to the following City of Stockbridge zoning map:



As illustrated on the zoning map, the subject primarily lies adjacent to the C3 district (Heavy Commercial District). Allowable uses include but are not limited to, automobile and truck sales, commercial kennels for pet boarding, farmer's markets, motels and hotels, and electrical, plumbing, gutter and HVAC contractors, and storage facilities. The subject's physical characteristics, however, preclude independent development.

HIGHEST AND BEST USE

The "Highest and Best Use" of a property is defined as that logical, legal, and most probable use which will yield the greatest net income to the land over a sustained period of time. It is also that available use or program of probable future utilization, which produces the highest present land value.

The highest and best use analysis involves a consideration of four separate tests. The four primary considerations are the property's (1) physical constraints, (2) legally permitted uses, (3) financially feasible uses, and (4) the maximally productive use. Of the concluded possible uses, tests of feasibility are conducted, when necessary, and of the feasible uses, the one that produces the highest net return today is then concluded to be the highest and best use. A discussion of these issues follows.

As Vacant

As a separate entity, the subject has no independent development potential, so the highest and best use would relate more to the adjoining tracts. The adjoining tracts are illustrated:



The subject is bordered by two properties, both of which are proposed for a commercial development.

The assemblage candidates have common ownership and similar highest and best uses. While not physically contiguous, the unity of use of these parcels effectively allows these assemblage candidates to be considered one larger parcel, or economic unit.

Recognizing that the subject would have little utility as a separate entity, the highest and best use is assemblage. The assemblage of the subject right of way with the assemblage candidates benefits the assemblage candidate by creating one contiguous parcel. The two parcels are proposed for a commercial development. While the assemblage candidate would obviously benefit from the abandonment of the subject right of way, recognition is given to the fact that the adjoining properties would not be compelled to buy.

VALUATION PROCEDURE

Introduction

The valuation process is employed to develop a supportable estimate of the market value of the property appraised. It involves analyses of the property by utilizing specific appraisal procedures which typically reflect the application of one or more of the primary methods for analyzing real property data--the sales comparison, income capitalization (income), and cost analyses (cost); or in some cases, the development approach which is a combination of the three primary methods. One or more of these approaches is used in all estimations of value, depending on the type of property, the function of the appraisal, and quality and quantity of data available for analysis.

Cost, Income, and Sales Comparison Approaches

The cost approach is based on the premise that the value of a property can be indicated by estimating the current cost to construct a reproduction or replacement including entrepreneurial profit, less the amount of depreciation evident in the improvements, to which is added the value of the underlying land. This approach to value is particularly useful when applied to new or nearly new improvements where there is little measurable depreciation; and as a test of the feasibility of constructing proposed improvements. Current costs for constructing improvements are derived from cost estimators, cost estimating publications, builders, and constructors. Depreciation is measured by physical observation and market research. Land value is estimated separately utilizing a sales comparison analysis.

The income capitalization (income) approach is utilized to measure the present value of the future benefits of property ownership (cash flow and reversion). The indication of value by this approach results from analyses of historical operating data for the subject (when available), and for similar comparable properties. From analysis of this data, income and expense estimates are established for the subject property, and the resulting net operating income is converted into a present value estimate by the process of capitalization. The rates or factors used for capitalization are derived by the investigation of acceptable rates of return reflected by recent transfers of comparable properties.

The sales comparison approach is properly utilized where an adequate number of properties of similar type have been sold recently, or are currently for sale, in the subject market. The indication of value by this approach results from comparison of recent transactions involving similar properties, with adjustments made to the sales price for various dissimilar elements or features that, in our opinion, would influence the value of the property.

Approaches Employed

In this analysis, the sales comparison approach was utilized to estimate the market value of the fee simple interest in the subject property. The cost and income approaches do not apply to vacant land and were not employed.

LAND VALUATION – FEE SIMPLE

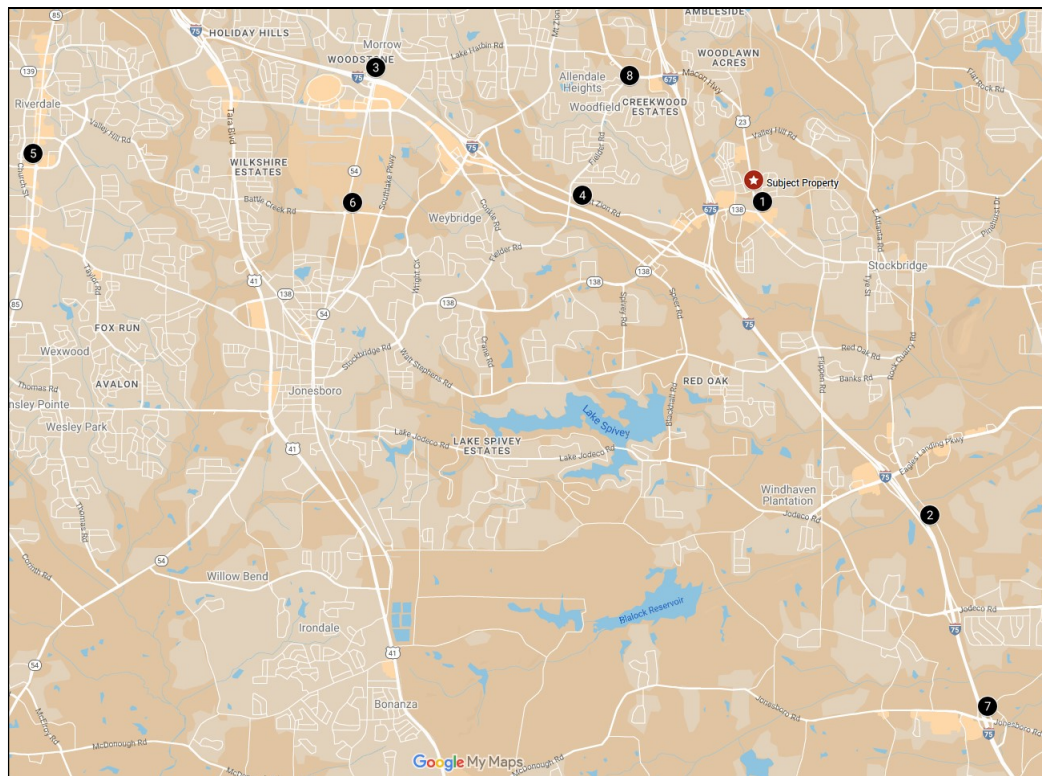
Under this premise, the valuation relates to the adjoining assemblage candidates. As previously shown, the two adjacent properties total 0.16 and 3.72 acres, respectively, and the total acreage is 3.88 acres. For the purposes of this analysis and valuation we have identified land tracts with similar utility to the combined assemblage candidate.

It is recognized that the adjoining property has use for the subject, but a discount would likely be realized to reflect a market transaction. Under this premise, the subject is viewed as having the equivalent utility as a landlocked tract.

In addressing the market value of the fee simple interest in the adjoining tracts, sales of similar tracts reflecting industrial use potential are analyzed. These are detailed in the Addenda. They are summarized in the chart that follows, with a map identifying the location of each relative to the subject property on the map following the chart.

COMPARABLE LAND SALES SUMMARY TABLE

No.	Property	Location	Sale Date	Sale Price	Size (Acre)	Size (SF)	Price Acre	Price (Sq. Ft.)
1	12 Old Atlanta Road		May-24	\$1,470,000	3.880	169,000	\$378,895	\$8.70
2	2555 Patrick Henry Parkway		Oct-23	\$2,513,700	7.980	347,609	\$315,000	\$7.23
3	6459 Jonesboro Road		Aug-23	\$800,000	0.824	35,893	\$970,886	\$22.29
4	2878 Mt. Zion Road		Aug-23	\$125,000	0.960	41,818	\$130,207	\$2.99
5	7009 GA Highway 85		Feb-23	\$690,000	1.967	85,703	\$350,704	\$8.05
6	7330 Jonesboro Road		Jun-22	\$1,131,667	1.709	74,464	\$662,003	\$15.20
7	125 Foster Drive		Feb-22	\$710,000	2.186	95,205	\$324,853	\$7.46
8	6391 Highway 42		Jul-21	\$430,000	1.564	68,128	\$274,935	\$6.31



The comparable sales all involve fee simple transfers at cash or cash equivalent prices, the transactions having resulted from open market negotiations. No adjustments are required for right conveyed, financing, or conditions of sale. Variances that warrant consideration for adjustment relate to location, physical characteristics, and market conditions (time of sale).

The comparable land sales range from \$1.88 to \$22.29 per square foot.

Land Sale 1 is the sale of the subject. Only a slight upward adjustment is needed for time. The subject's value should be at to slightly above the \$8.70 per square foot sale price.

Land Sale 2 is located along Patrick Henry Parkway. Situated southeast of the subject, this comparable requires an upward adjustment for its more secondary location. Further upward adjustments are necessary for size and market conditions. The comparable indicates a value for the subject greater than \$7.23 per square foot.

Land Sale 3 is located along Jonesboro Road west of the subject. The overall locational characteristics of this comparable are considered superior to those of the subject, and a downward adjustment is required. An upward adjustment is warranted for market conditions. The much smaller size of the comparable warrants a downward adjustment. Overall, a net downward adjustment is required to the \$22.29 per square foot price of this comparable.

Land Sale 4 is located along Mount Zion Road to the west of the subject. The comparable's location is inferior to the subject's immediate area regarding the density of surrounding commercial developments, requiring an upward locational adjustment. An additional upward adjustment is necessary for market conditions. A downward adjustment is necessary for the smaller size of the comparable. No further adjustments are warranted, and the subject's value should be higher than \$2.99 per square foot.

Land Sale 5 is located in Riverdale along GA Highway 85 and is situated west of the subject. This comparable requires an upward adjustment for market conditions. A downward adjustment is required for the smaller size. An upward adjustment is warranted for this more secondary location compared to that of the subject. The net adjustment is upward, indicating a value for the subject greater than \$8.05 per square foot.

Land Sale 6 is located along Jonesboro Road west of the subject. An upward adjustment is warranted for market conditions. The superior locational characteristics of this comparable warrant downward adjustment. Further downward adjustment is necessary for size. The subject's value should be below the \$15.20 per square foot price of this comparable.

Land Sale 7 is located along Foster Drive. Situated off Interstate 75, the locational characteristics of this comparable are considered similar to those of the subject. A downward adjustment is necessary for size. The comparable sold in February 2022, and an upward adjustment for market conditions is warranted. The net adjustment is upward, and the comparable indicates a value for the subject greater than \$7.46 per square foot.

Land Sale 8 is the sale of two assembled tax parcels that are located at intersection of Highway 42 and Fielder Road northwest of the subject. The comparable need an upward adjustment for market conditions (time). The comparable's corner parcel is zoned for commercial use, and the adjacent lot is zoned for residential use. The comparable's

location is inferior to the subject's immediate area regarding the density of surrounding commercial developments, requiring an upward locational adjustment. A downward adjustment is warranted for the comparable's smaller size. An upward adjustment is necessary for the comparable's land area zoned for residential use. The subject's value should be above the comparable's \$6.31 per square foot sales price.

Considering the necessary adjustments, the subject assemblage candidates' values should be greater than Land Sales 2, 4, 5, 7, and 8, the highest of which is \$8.05 per square foot, lower than Land Sales 3 and 5, the lowest of which is \$15.20 per square foot, and near the subject's previous sale of \$8.70 per square foot. We therefore conclude a value for the subject's assemblage candidates of **\$9.00 per square foot**.

Reference is made to the "Landlocked Case Studies" included in the Addenda. The results of these case studies follow:

Landlocked Case Studies

<u>Case Study #</u>	<u>Landlocked Sale</u>			<u>Non Landlocked Sales</u>			<u>Diminution Factor</u>	<u>Remarks</u>
	Date	Acres	Price/Acre	Date	Acres	Price/Acre		
1	Dec-94	1.47	\$6,802	Dec-94	0.87	\$80,400	91.54%	The parcel is landlocked. It adjoins commercial development along Old National Highway in Fulton County.
2	Apr-96	5.360	\$51,325	Aug-96	1.460	\$210,527	75.62%	The parcel is landlocked. It adjoins a public housing complex along Memorial Drive in DeKalb County.
3	May-95	1.450	\$155,172	May-95	0.930	\$236,559	34.40%	The parcel has impaired access. A commercial property along Old Milton Parkway in Fulton County.
4	Nov-99	20.180	\$1,487	Jul-00	45.590	\$4,264	65.13%	The parcel has impaired access. A residential property near the City of College Park in Fulton County.
5	Jun-03	142.390	\$3,745	Feb-02	29.870	\$9,180	59.20%	The parcel is landlocked. It adjoins residential uses east of Highway 20 in Rockdale County.
6	Jan-07	0.653	\$24,502	Apr-07	0.840	\$119,048	79.42%	The parcel is landlocked. It adjoins residential uses along I-20 in Fulton County.
	Jan-07	0.653	\$24,502	Apr-07	0.170	\$117,647	79.17%	
7	Feb-05	5.500	\$4,000	Jun-05	5.500	\$31,818	87.43%	The parcel is landlocked. It adjoins residential uses in southeast Atlanta in Fulton County.
8	Oct-07	4.845	\$55,728	Jan-07	2.220	\$94,595	41.09%	The Parcel is landlocked. It adjoins an industrial parcel on Old Norcross Road in Gwinnett County.
9	Apr-08	3.431	\$285,754	Jul-07	1.713	\$1,167,408	75.52%	0.76 acres, or 22%, of the parcel is landlocked. It adjoins residential parcels and is located on Solomon Street in Fulton County.
	Apr-08	3.431	\$285,754	Oct-07	9.876	\$1,772,021	83.87%	
	Apr-08	3.431	\$285,754	Jul-05	1.225	\$1,448,806	80.28%	
10	Jan-07	0.653	\$24,503	Apr-07	0.170	\$117,650	79.2%	Landlocked residential lots in southeast Atlanta. These lots are assembled and lie only one lot east of road access.
11	Apr-11	0.215	\$43,565	Apr-11	0.143	\$159,289	72.7%	Landlocked residential lots in southeast Atlanta. The first lot lies two lots from road access while the second transaction represents three non-contiguous tax parcels that require several assemblages to gain access.
	Apr-11	0.718	\$32,605					
12	Aug-11	0.190	\$11,337	Apr-11	0.143	\$159,289	92.88%	Landlocked residential lots that sold at auction. Each lot required at least three lots for assemblage to gain road access.
	Aug-11	0.165	\$12,987				91.85%	
	Aug-11	0.159	\$12,439				92.19%	
13	Oct-14	0.843	\$3,559	Mar-13	0.630	\$87,302	95.92%	Landlocked parcel between rail line and old apt. project. Acq'n by apt owner provides sewer & access.
				Mar-15	1.29	\$108,527	96.72%	

The subject property would allow the non-contiguous assemblage candidates to be combined into one large tract, which would increase the functional utility of the parent tract. The assemblage candidates, however, are under no compulsion to buy. Considering the case studies, as well as the attractiveness of the subject property to the assemblage candidates, the diminution in value of the subject is reasonably estimated at 60.0% of the value if having full development potential (40% contribution). This diminution is near the midpoint of the range of the case studies but is considered reasonable.

The market value of the fee simple interest in the subject property is calculated:

Total SF:	10,040
Value per SF: \$9.00 per SF x 40% contribution =	<u>\$3.60</u>
Total:	\$36,144
Rounded to:	\$36,100

MARKETABILITY/MARKETING PERIOD

The marketing-exposure period for the subject at our concluded value is estimated at 12 months. The estimated marketing period is based on sales trends for similar properties and discussions with local brokers who are actively involved in the sale of this property type. The most probable purchaser would be an end user for some form of commercial use which is the most prevalent buyer profile for this type of property in this submarket.

LIMITING CONDITIONS AND ASSUMPTIONS

The analysis and the attached report are made subject to the following conditions and assumptions:

1. Any legal description or surveys reported herein are assumed accurate. Any sketches, plats, or drawings included herein are included to assist the reader in visualizing the property. We have made no survey of the property and assume no responsibility concerning such matters.
2. No responsibility is assumed for matters legal in nature. Title is assumed to be good and marketable and in fee simple unless discussed otherwise in the report. The property is considered free and clear of existing liens, assessments, and encumbrances, except as noted.
3. The analyst assumes no liability for structural features not visible on an ordinary careful inspection, or any responsibility for sub-surface conditions.
4. Unless otherwise noted herein, it is assumed that there are no encroachments or zoning violations of any regulations affecting the subject property.
5. The property is assumed to be under competent and aggressive management unless otherwise stated.
6. Certain information used in the report was provided by sources that are considered reliable but cannot be guaranteed.
7. Any value estimates reported herein apply to the entire property, and any proration or division of the total into fractional interests will invalidate the value estimate, unless such proration or division of interest is set forth in the report.
8. Any division of the land and improvement values estimated herein is applicable only under the program of utilization shown. These separate valuations are invalidated by any other application.
9. We are not required to give testimony or attendance in court by reason of this analysis or report, with reference to the property in question, unless arrangements have previously been made.
10. Neither all nor any part of the contents of this report shall be conveyed to the public through advertising, public relations, news, sales, or other media, without the prior written consent and approval of the author; this limitation pertains to any valuation conclusions, the identity of the analyst or the firm, and any reference to the Appraisal Institute or to the designations.

11. Unless otherwise stated in this report, the existence of hazardous material, which may or may not be present on the property, was not observed by the appraiser. The appraiser has no knowledge of the existence of such materials on or in the property. The appraiser, however, is not qualified to detect such substances. The presence of substances such as petroleum-based products, asbestos, urea-formaldehyde foam insulation, or other potentially hazardous materials may have an effect on the value of the property. The value estimate is predicated on the assumption that there is no such material on or in the property that would cause a loss in value. No responsibility is assumed for any such conditions, or for any expertise or engineering knowledge required to discover them. The client is urged to retain an expert in this field if desired.
12. Any forecasts or projections included in this report are utilized to assist in the valuation process and are based upon current market conditions, anticipated short-term supply and demand factors, as well as a stable economy. These forecasts are therefore subject to changes in future conditions that cannot be accurately predicted by the appraisers and could affect the future income and/or value forecasts.

CERTIFICATION

I certify that, to the best of my knowledge and belief:

1. The statements of fact contained in this report are true and correct.
2. The reported analyses, opinions, and conclusions are limited only by the reported assumptions and limiting conditions, and are my personal, impartial, and unbiased professional analyses, opinions, and conclusions.
3. I have no present or prospective interest in the property that is the subject of this report, and no personal interest with respect to the parties involved.
4. I hereby acknowledge having previously appraised the subject property with a valuation date of September 2022. I have had no other involvement with the subject property in any capacity within the preceding three years.
5. I have no bias with respect to the property that is the subject of this report or to the parties involved with this assignment.
6. My engagement in this assignment was not contingent upon developing or reporting predetermined results.
7. My compensation for completing this assignment is not contingent upon the development or reporting of a predetermined value or direction in value that favors the cause of the client, the amount of the value opinion, the attainment of a stipulated result, or the occurrence of a subsequent event directly related to the intended use of this appraisal.
8. My analyses, opinions, and conclusions were developed, and this report has been prepared in conformity with the Uniform Standards of Professional Appraisal Practice, as well as the Georgia Real Estate Appraiser Classification and Regulation Act and the Rules and Regulations of the Georgia Real Estate Appraisers Board.
9. I have made a personal inspection of the property that is the subject of this report.
10. Daniel M. Burgess, my appraisal associate, provided significant real property appraisal assistance.
11. The reported analyses, opinions, and conclusions were developed, and this report has been prepared, in conformity with the Code of Professional Ethics and Standards of Professional Appraisal Practice of the Appraisal Institute.
12. The use of this report is subject to the requirements of the Appraisal Institute relating to review by its duly authorized representatives.
13. As of the date of this report, I have completed the continuing education program for Designated Members of the Appraisal Institute.



Matthew J. Rahn, MAI
State of Georgia Certified General Real Property Appraiser (CG303999)

QUALIFICATIONS OF MATTHEW J. RAHN, MAI

Currently president of Carr, Rahn & Associates, Inc., a real estate appraisal and consulting firm with an office in Atlanta, Georgia. Exclusively engaged in real estate valuation and consulting since 2005.

Type of Work Performed:

Experience includes market research and appraisal analyses for a diverse array of property types including: commercial, industrial, and residential sites; large acreage tracts; retail and general commercial buildings; office buildings; places of worship; flood plain and green space; residential subdivisions; and multi-family properties. Additional consultation / appraisal experience includes highest and best use analysis, feasibility, and Department of Transportation acquisition analyses. Valuations performed include current, prospective, and retrospective market valuation. Interests appraised include fee simple, leasehold, and leased fee. Have also provided litigation support and qualified as an expert witness in federal and superior courts.

Education:

Bachelor of Science in Management, Georgia Institute of Technology (2003).

Successfully completed and received credit for numerous courses conducted by the Appraisal Institute.

Clients:

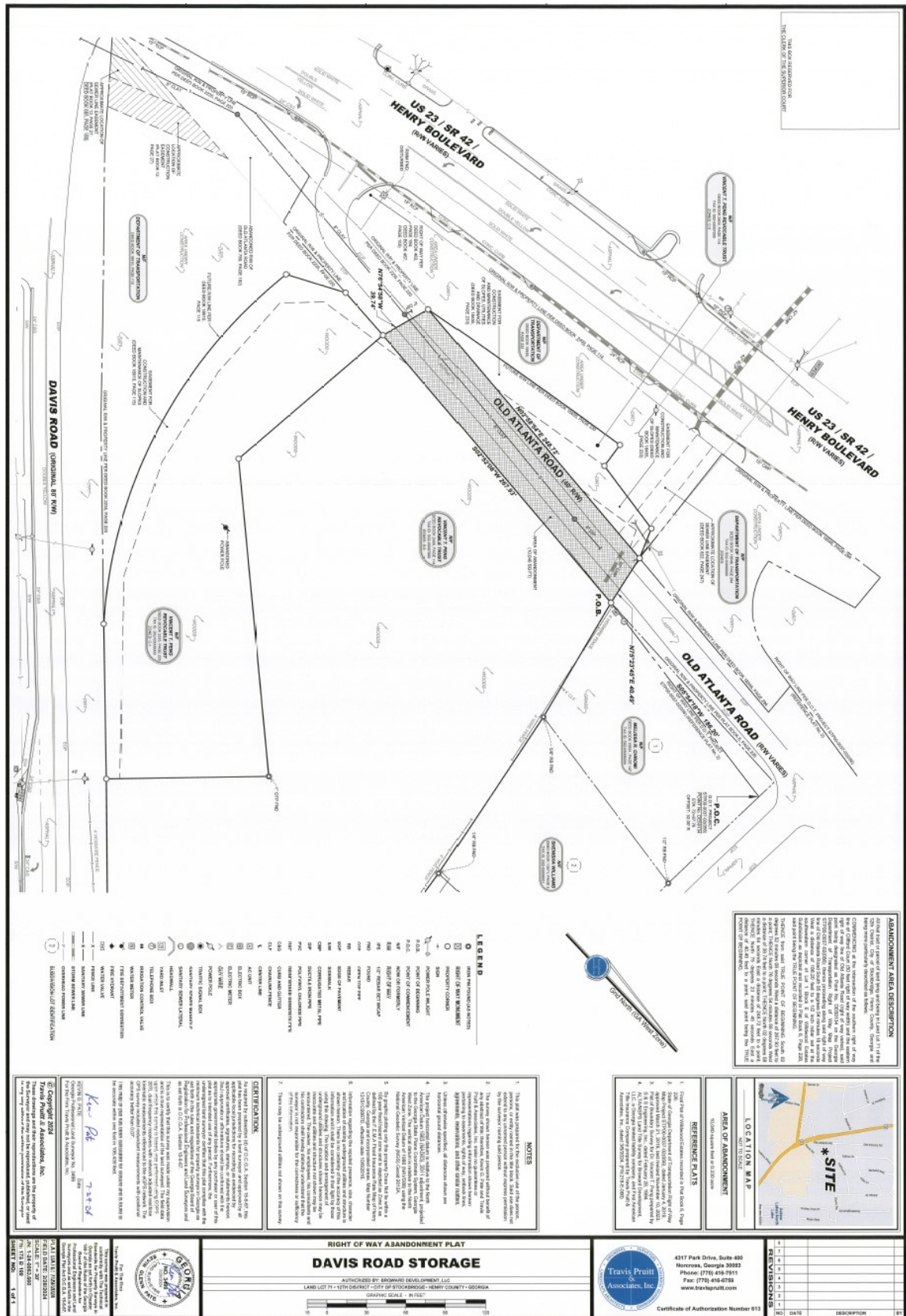
Lending institutions, various agencies of federal, state, and local governments, law firms, institutions, and private corporations and individuals.

State Licensing / Certifications:

Designated Member of the Appraisal Institute (MAI)
 State of Georgia Certified General Real Property Appraiser (303999) [Renews Annually]
 Level 3 Appraiser for Georgia Department of Transportation
 Georgia Department of Transportation Approved Cost Estimator (C-9, C-9-A, and C-10)
 2024 Alternate Regional Representative – Atlanta Chapter of the Appraisal Institute

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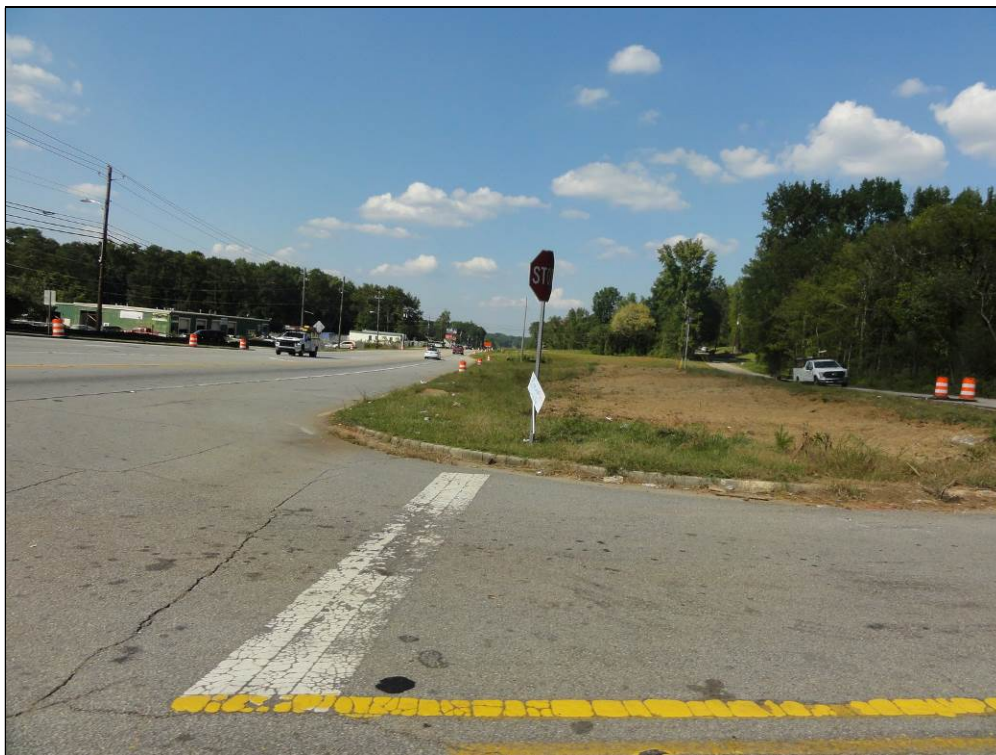




View toward the subject facing south from N Henry Boulevard.



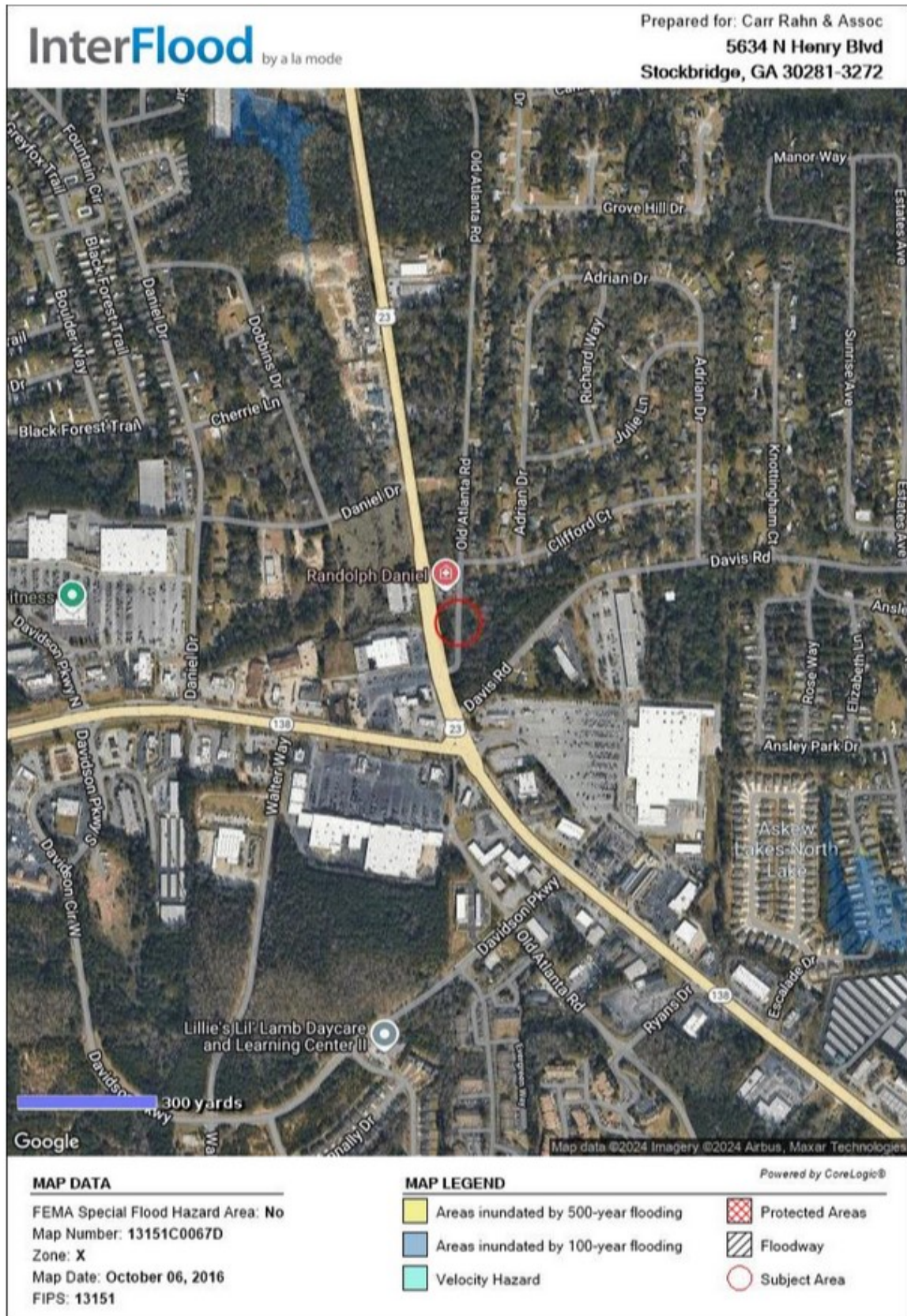
View toward the subject facing northeast from N Henry Boulevard.



View of the subject facing north from the southern entrance to Old Atlanta Road.



View toward the subject facing south along Gilbert Road.



LAND SALE NO. 1



PT-61 (Rev. 2/18)		To be filed in HENRY COUNTY		PT-61 075-2024-003719	
SECTION A - SELLER'S INFORMATION (Do not use agent's information)			SECTION C - TAX COMPUTATION		
SELLER'S BUSINESS / ORGANIZATION / OTHER NAME Vincent T. Peng as Trustee of the Vincent T. Peng Revocab ...*			Exempt Code If no exempt code enter NONE		NONE
MAILING ADDRESS (STREET & NUMBER) 203 Montrose Dr			1. Actual Value of consideration received by seller Complete Line 1A if actual value unknown		\$1,470,000.00
CITY, STATE / PROVINCE / REGION, ZIP CODE, COUNTRY McDonough, GA 30253 USA		DATE OF SALE 5/23/2024	1A. Estimated fair market value of Real and Personal property		\$0.00
SECTION B - BUYER'S INFORMATION (Do not use agent's information)			2. Fair market value of Personal Property only		\$0.00
BUYER'S BUSINESS / ORGANIZATION / OTHER NAME Davis Drive Storage, LLC			3. Amount of liens and encumbrances not removed by transfer		\$0.00
MAILING ADDRESS (Must use buyer's address for tax billing & notice purposes) 3137 E. Shadowlawn Avenue, NE			4. Net Taxable Value (Line 1 or 1A less Lines 2 and 3)		\$1,470,000.00
CITY, STATE / PROVINCE / REGION, ZIP CODE, COUNTRY Atlanta, GA 30305 USA		Check Buyers Intended Use () Residential () Commercial () Agricultural () Industrial	5. TAX DUE at .10 per \$100 or fraction thereof (Minimum \$1.00)		\$1,470.00
SECTION D - PROPERTY INFORMATION (Location of Property (Street, Route, Hwy, etc))					
HOUSE NUMBER & EXTENSION (ex 265A)		PRE-DIRECTION, STREET NAME AND TYPE, POST DIRECTION			SUITE NUMBER
COUNTY HENRY	CITY (IF APPLICABLE)		MAP & PARCEL NUMBER S02-05008000 and S02-05007000		ACCOUNT NUMBER
TAX DISTRICT	GMD	LAND DISTRICT 12	ACRES	LAND LOT 71	SUB LOT & BLOCK
SECTION E - RECORDING INFORMATION (Official Use Only)					
DATE	DEED BOOK 19340	DEED PAGE 744	PLAT BOOK	PLAT PAGE	

ADDITIONAL BUYERS
None

...* This symbol signifies that the data was too big for the field. The original values are shown below.
SELLER'S BUSINESS NAME: Vincent T. Peng as Trustee of the Vincent T. Peng Revocable Trust dated March 17 1989

Property Identification

Property ID	21991
Property Type	Commercial Land
Address	12 Old Atlanta Road
City, State Zip	Stockbridge, Georgia
County	Henry
Tax ID	0S02-05-008-000, 0S02-05-007-000

Sale Data

Seller	Vincent T. Peng as Trustee of the Vincent T. Peng Revocable Trust
Buyer	Davis Drive Storage, LLC
Sale Date	05-23-2024
Sale Status	Closed
Deed Book/Page	19340-744
Verification	Seller
Verification Phone	770-991-1000
Verification Date	10-08-2024
Confirmed By	Daniel Burgess

Sales Price	\$1,470,000
Adjustments (\$)	\$0
Adjusted Price	\$1,470,000

Land Data

Land Size	3.87971 acres or 169,000 SF
Primary Frontage (FT)	321.00
Secondary Frontage (FT)	810.00
Utilities	All available, including sewer
Topography	Rolling to Sloping
Shape	Irregular
Grade	At and above road grade
Drainage	Appears Adequate
Access	Average
Flood Plain	No
Zoning	C-3-Henry County;

Indicators

Sale Price/Gross Acre	\$378,894
Sale Price/Gross SF	\$8.70
Sale Price/ FF	\$4,579.44

Remarks

This is the sale of two non contiguous parcels, that have a right of way abandonment running between them. The buyer plans to develop a self-storage complex on the property.

LAND SALE NO. 2



PT-61 (Rev. 2/18)				To be filed in HENRY COUNTY		PT-61 075-2023-007486	
SECTION A – SELLER'S INFORMATION (Do not use agent's information)				SECTION C – TAX COMPUTATION			
SELLER'S BUSINESS / ORGANIZATION / OTHER NAME Shama Hospitality and Henry Parkway Partners, LLC				Exempt Code If no exempt code enter NONE		NONE	
MAILING ADDRESS (STREET & NUMBER) 2529 Grey Moss Court				1. Actual Value of consideration received by seller Complete Line 1A if actual value unknown		\$2,513,700.00	
CITY, STATE / PROVINCE / REGION, ZIP CODE, COUNTRY Duluth, GA 30097 USA		DATE OF SALE 10/11/2023		1A. Estimated fair market value of Real and Personal property		\$0.00	
SECTION B – BUYER'S INFORMATION (Do not use agent's information)				2. Fair market value of Personal Property only		\$0.00	
BUYER'S BUSINESS / ORGANIZATION / OTHER NAME Eagles Landing IL-AL Investors, LLC				3. Amount of liens and encumbrances not removed by transfer		\$0.00	
MAILING ADDRESS (Must use buyer's address for tax billing & notice purposes) 4423 Pheasant Ridge Road, Suite 301				4. Net Taxable Value (Line 1 or 1A less Lines 2 and 3)		\$2,513,700.00	
CITY, STATE / PROVINCE / REGION, ZIP CODE, COUNTRY Roanoke, VA 24014 USA		Check Buyers Intended Use () Residential () Commercial () Agricultural () Industrial		5. TAX DUE at .10 per \$100 or fraction thereof (Minimum \$1.00)		\$2,513.70	
SECTION D – PROPERTY INFORMATION (Location of Property (Street, Route, Hwy, etc))							
HOUSE NUMBER & EXTENSION (ex 265A)		PRE-DIRECTION, STREET NAME AND TYPE, POST DIRECTION				SUITE NUMBER	
COUNTY HENRY		CITY (IF APPLICABLE) McDonough		MAP & PARCEL NUMBER 052-01025026		ACCOUNT NUMBER	
TAX DISTRICT	GMD	LAND DISTRICT	ACRES	LAND LOT	SUB LOT & BLOCK		
SECTION E – RECORDING INFORMATION (Official Use Only)							
DATE	DEED BOOK 19294	DEED PAGE 1737	PLAT BOOK	PLAT PAGE			

ADDITIONAL BUYERS
None

Property Identification

Property ID 21737
Property Type Commercial Land
Address 2555 Patrick Henry Parkway
City, State Zip Mc Donough, Georgia 30253
County Henry
Tax ID 052-01025026

Sale Data

Seller Shama Hospitality and Henry Parkway Partners, LLC
Buyer Eagles Landing IL-AL Investors, LLC
Sale Date 10-11-2023
Sale Status Closed
Deed Book/Page 19294-1737
Verification Buyer
Verification Phone 912-898-1486
Verification Date 04-17-2024
Confirmed By Daniel Burgess

Sales Price	\$2,513,700
Adjustments (\$)	\$0
Adjusted Price	\$2,513,700

Land Data

Land Size	7.98000 acres or 347,609 SF
Primary Frontage (FT)	692.00
Utilities	All available, including sewer
Topography	Level to slightly rolling
Shape	Irregular
Grade	At and above road grade
Drainage	Appears Adequate
Visibility	Average
Access	Average
Flood Plain	Yes
Zoning	OI-Henry County;

Indicators

Sale Price/Gross Acre	\$315,000
Sale Price/Gross SF	\$7.23
Sale Price/ FF	\$3,632.51

Remarks

This is the sale of a vacant land tract along Patrick Henry Parkway in an area characterized by industrial uses. The land tract was vacant at the time of purchase, and the buyer plans to build an assisted living and specialty care facility.

LAND SALE NO. 3



PT-61 (Rev. 2/18)		To be filed in CLAYTON COUNTY		PT-61 031-2023-005433	
SECTION A – SELLER'S INFORMATION (Do not use agent's information)			SECTION C – TAX COMPUTATION		
SELLER'S BUSINESS / ORGANIZATION / OTHER NAME ANT SAVINGS CORP			Exempt Code If no exempt code enter NONE		NONE
MAILING ADDRESS (STREET & NUMBER) 1701 Bagdad Road			1. Actual Value of consideration received by seller Complete Line 1A if actual value unknown		\$800,000.00
CITY, STATE / PROVINCE / REGION, ZIP CODE, COUNTRY Cedar Park, TX 78613 USA		DATE OF SALE 8/17/2023	1A. Estimated fair market value of Real and Personal property		\$0.00
SECTION B – BUYER'S INFORMATION (Do not use agent's information)			2. Fair market value of Personal Property only		\$0.00
BUYER'S LAST NAME AMIN	FIRST NAME AKSHAY	MIDDLE	3. Amount of liens and encumbrances not removed by transfer		\$0.00
MAILING ADDRESS (Must use buyer's address for tax billing & notice purposes) 132 Orchard Park Drive			4. Net Taxable Value (Line 1 or 1A less Lines 2 and 3)		\$800,000.00
CITY, STATE / PROVINCE / REGION, ZIP CODE, COUNTRY McDonough, GA 30253 USA		Check Buyers Intended Use () Residential (X) Commercial () Agricultural () Industrial	5. TAX DUE at .10 per \$100 or fraction thereof (Minimum \$1.00)		\$800.00
SECTION D – PROPERTY INFORMATION (Location of Property (Street, Route, Hwy, etc))					
HOUSE NUMBER & EXTENSION (ex 265A) 6459		PRE-DIRECTION, STREET NAME AND TYPE, POST DIRECTION Jonesboro Road			SUITE NUMBER
COUNTY CLAYTON	CITY (IF APPLICABLE)		MAP & PARCEL NUMBER 12114C A006		ACCOUNT NUMBER
TAX DISTRICT	GMD	LAND DISTRICT 12	ACRES	LAND LOT 113 and 114	SUB LOT & BLOCK
SECTION E – RECORDING INFORMATION (Official Use Only)					
DATE	DEED BOOK 13553	DEED PAGE 97	PLAT BOOK	PLAT PAGE	

ADDITIONAL BUYERS
PATEL, RINKESH

Property Identification

Property ID 21494
Property Type Commercial Land
Address 6459 Jonesboro Road
City, State Zip Morrow, Georgia 30260
County Clayton
Tax ID 12114C A006

Sale Data

Seller Ant Savings Corp
Buyer Akshay Amin
Sale Date 08-17-2023
Sale Status Closed
Deed Book/Page 13553-97
Property Rights Fee Simple
Financing Cash to Seller
Conditions of Sale Arm's Length
Verification Date 09-21-2023

Sales Price	\$800,000
Adjustments (\$)	\$0
Adjusted Price	\$800,000

Land Data

Land Size	0.82400 acres or 35,893 SF
Primary Frontage (FT)	180.00
Secondary Frontage (FT)	250.00
Utilities	All available, including sewer
Topography	Generally level
Shape	Irregular
Grade	At road grade
Drainage	Appears adequate
Visibility	Average
Flood Plain	No
Zoning	Mixed Use Development District, Morrow;

Indicators

Sale Price/Gross Acre	\$970,874
Sale Price/Gross SF	\$22.29
Sale Price/ FF	\$4,444.44

Remarks

This is the sale of a former convenience store site that was vacant at the time of sale. The property is located just north of the Interstate 75 on-ramp in an area characterized by commercial, hotel, and multifamily uses. The property previously had access along both frontages, but is likely that a new use will require a shift in driveways away from the intersection.

LAND SALE NO. 4



PT-61 (Rev. 2/18)		To be filed in CLAYTON COUNTY		PT-61 031-2023-005109	
SECTION A – SELLER'S INFORMATION (Do not use agent's information)			SECTION C – TAX COMPUTATION		
SELLER'S BUSINESS / ORGANIZATION / OTHER NAME Nitneil Corporation			Exempt Code If no exempt code enter NONE		NONE
MAILING ADDRESS (STREET & NUMBER) P.O. Box 341			1. Actual Value of consideration received by seller Complete Line 1A if actual value unknown		\$125,000.00
CITY, STATE / PROVINCE / REGION, ZIP CODE, COUNTRY Runtsville, AL 35804 USA		DATE OF SALE 8/9/2023	1A. Estimated fair market value of Real and Personal property		\$0.00
SECTION B – BUYER'S INFORMATION (Do not use agent's information)			2. Fair market value of Personal Property only		\$0.00
BUYER'S BUSINESS / ORGANIZATION / OTHER NAME Grant Stubbs Holdings, Inc.			3. Amount of liens and encumbrances not removed by transfer		\$0.00
MAILING ADDRESS (Must use buyer's address for tax billing & notice purposes) 1324 S. Zack Hinton Parkway			4. Net Taxable Value (Line 1 or 1A less Lines 2 and 3)		\$125,000.00
CITY, STATE / PROVINCE / REGION, ZIP CODE, COUNTRY McDonough, GA 30253 USA		Check Buyers Intended Use () Residential () Commercial () Agricultural () Industrial	5. TAX DUE at .10 per \$100 or fraction thereof (Minimum \$1.00)		\$125.00
SECTION D – PROPERTY INFORMATION (Location of Property (Street, Route, Hwy, etc))					
HOUSE NUMBER & EXTENSION (ex 265A) 2878		PRE-DIRECTION, STREET NAME AND TYPE, POST DIRECTION Mount Zion Road			SUITE NUMBER
COUNTY CLAYTON	CITY (IF APPLICABLE)	MAP & PARCEL NUMBER 12075B-A005		ACCOUNT NUMBER	
TAX DISTRICT	GMD	LAND DISTRICT 12th	ACRES	LAND LOT 75	SUB LOT & BLOCK
SECTION E – RECORDING INFORMATION (Official Use Only)					
DATE	DEED BOOK 13544	DEED PAGE 372	PLAT BOOK	PLAT PAGE	

ADDITIONAL BUYERS
None

Property Identification

Property ID 21990
Property Type Commercial Land
Address 2878 Mount Zion Road
City, State Zip Jonesboro, Georgia
County Clayton
Tax ID 12075B A 005

Sale Data

Seller Nitneil Corporation
Buyer Grant Stubbs Holdings, Inc.
Sale Date 08-09-2023
Sale Status Closed
Deed Book/Page 13544-372
Verification Seller Agent
Verification Phone 404-863-4163
Verification Date 10-08-2024
Confirmed By Daniel Burgess

Sales Price	\$125,000
Adjustments (\$)	\$0
Adjusted Price	\$125,000

Land Data

Land Size	0.96001 acres or 41,818 SF
Primary Frontage (FT)	120.00
Utilities	All available, including sewer
Topography	Gently Rolling
Shape	Rectangular
Grade	At and below road grades
Drainage	Appears Adequate
Access	Average
Flood Plain	No
Zoning	GB-Clayton County;

Indicators

Sale Price/Gross Acre	\$130,207
Sale Price/Gross SF	\$2.99
Sale Price/ FF	\$1,041.67

Remarks

This is the sale of a vacant land parcel that was previously improved with a church. The land was vacant at the time of purchase.

LAND SALE NO. 5



PT-61 (Rev. 2/18)		To be filed in CLAYTON COUNTY		PT-61 031-2023-001004	
SECTION A – SELLER'S INFORMATION (Do not use agent's information)			SECTION C – TAX COMPUTATION		
SELLER'S BUSINESS / ORGANIZATION / OTHER NAME HALLE PROPERTIES, L.L.C., an Arizona limited liability company			Exempt Code If no exempt code enter NONE		NONE
MAILING ADDRESS (STREET & NUMBER) 20225 N. Scottsdale Road			1. Actual Value of consideration received by seller Complete Line 1A if actual value unknown		\$690,000.00
CITY, STATE / PROVINCE / REGION, ZIP CODE, COUNTRY Scottsdale, AZ 85255 USA		DATE OF SALE 2/21/2023	1A. Estimated fair market value of Real and Personal property		\$0.00
SECTION B – BUYER'S INFORMATION (Do not use agent's information)			2. Fair market value of Personal Property only		\$0.00
BUYER'S BUSINESS / ORGANIZATION / OTHER NAME TOP RIVERDALE LLC, a Georgia limited liability company			3. Amount of liens and encumbrances not removed by transfer		\$0.00
MAILING ADDRESS (Must use buyer's address for tax billing & notice purposes) 3100 Medlock Bridge Road, Bldg. 500			4. Net Taxable Value (Line 1 or 1A less Lines 2 and 3)		\$690,000.00
CITY, STATE / PROVINCE / REGION, ZIP CODE, COUNTRY Norcross, GA 30088 USA		Check Buyers Intended Use () Residential () Commercial () Agricultural () Industrial	5. TAX DUE at .10 per \$100 or fraction thereof (Minimum \$1.00)		\$690.00
SECTION D – PROPERTY INFORMATION (Location of Property (Street, Route, Hwy, etc))					
HOUSE NUMBER & EXTENSION (ex 265A) 7009		PRE-DIRECTION, STREET NAME AND TYPE, POST DIRECTION HWY 85			SUITE NUMBER
COUNTY CLAYTON	CITY (IF APPLICABLE)		MAP & PARCEL NUMBER 13170B B007		ACCOUNT NUMBER
TAX DISTRICT	GMD	LAND DISTRICT 13th	ACRES	LAND LOT 170	SUB LOT & BLOCK
SECTION E – RECORDING INFORMATION (Official Use Only)					
DATE	DEED BOOK 13357	DEED PAGE 184	PLAT BOOK	PLAT PAGE	

ADDITIONAL BUYERS
None

Property Identification

Property ID 21491
Property Type Commercial Land
Address 7009 GA Highway 85
City, State Zip Riverdale, Georgia 30274
County Clayton
Tax ID 13170B B007

Sale Data

Seller Halle Properties, LLC
Buyer Top Riverdale, LLC
Sale Date 02-21-2023
Sale Status Closed
Deed Book/Page 13357-184
Property Rights Fee Simple
Financing Cash to Seller
Conditions of Sale Arm's Length
Verification Keith Valentine, selling broker
Verification Phone 678-718-1882
Verification Date 09-21-2023

Sales Price	\$690,000
Adjustments (\$)	\$0
Adjusted Price	\$690,000

Land Data

Land Size	1.96747 acres or 85,703 SF
Primary Frontage (FT)	200.00
Secondary Frontage (FT)	231.00
Utilities	All available, including sewer
Topography	Level to slightly rolling
Shape	Trapezoid
Grade	Above street grade
Drainage	Appears adequate
Visibility	Average
Flood Plain	No
Zoning	GC, General Commercial, City of Riverdale;

Indicators

Sale Price/Gross Acre	\$350,704
Sale Price/Gross SF	\$8.05
Sale Price/ FF	\$3,450.00

Remarks

This is the sale of a vacant commercial lot. The property had been listed for sale for many years and had previously been used as a restaurant. No improvements remained at the time of sale. The area is characterized by commercial development including multiple anchored shopping centers. The property has two frontages; however, access is only available from GA Highway 85.

LAND SALE NO. 6



PT-61 (Rev. 2/18)		To be filed in CLAYTON COUNTY		PT-61 031-2022-005845	
SECTION A - SELLER'S INFORMATION (Do not use agent's information)			SECTION C - TAX COMPUTATION		
SELLER'S BUSINESS / ORGANIZATION / OTHER NAME ACRE Jonesboro LLC, a Georgia limited liability company			Exempt Code If no exempt code enter NONE		NONE
MAILING ADDRESS (STREET & NUMBER) 3715 Northside Parkway, NW Building 400, Suite 515			1. Actual Value of consideration received by seller Complete Line 1A if actual value unknown		\$1,131,667.00
CITY, STATE / PROVINCE / REGION, ZIP CODE, COUNTRY Atlanta, GA 30327 USA		DATE OF SALE 6/3/2022	1A. Estimated fair market value of Real and Personal property		\$0.00
SECTION B - BUYER'S INFORMATION (Do not use agent's information)			2. Fair market value of Personal Property only		\$0.00
BUYER'S BUSINESS / ORGANIZATION / OTHER NAME QLD2 Properties, LLC, a Georgia limited liability company			3. Amount of liens and encumbrances not removed by transfer		\$0.00
MAILING ADDRESS (Must use buyer's address for tax billing & notice purposes) 2199 Glenmore Lane			4. Net Taxable Value (Line 1 or 1A less Lines 2 and 3)		\$1,131,667.00
CITY, STATE / PROVINCE / REGION, ZIP CODE, COUNTRY Snellville, GA 30078 USA		Check Buyers Intended Use () Residential (x) Commercial () Agricultural () Industrial	5. TAX DUE at .10 per \$100 or fraction thereof (Minimum \$1.00)		\$1,131.70
SECTION D - PROPERTY INFORMATION (Location of Property (Street, Route, Hwy, etc))					
HOUSE NUMBER & EXTENSION (ex 265A) 7330		PRE-DIRECTION, STREET NAME AND TYPE, POST DIRECTION Jonesboro Road			SUITE NUMBER
COUNTY CLAYTON		CITY (IF APPLICABLE)		MAP & PARCEL NUMBER 12080D B002	ACCOUNT NUMBER
TAX DISTRICT	GMD	LAND DISTRICT 12	ACRES	LAND LOT 80	SUB LOT & BLOCK
SECTION E - RECORDING INFORMATION (Official Use Only)					
DATE	DEED BOOK 13031	DEED PAGE 400	PLAT BOOK	PLAT PAGE	

ADDITIONAL BUYERS
None

Property Identification

Property ID 21490
Property Type Commercial Land
Property Name Take 5 Oil Change
Address 7330 Jonesboro Road
City, State Zip Morrow, Georgia 30260
County Clayton
Tax ID 12080D B002

Sale Data

Seller ACRE Jonesboro, LLC
Buyer QLD2 Properties, LLC
Sale Date 06-03-2022
Sale Status Closed
Deed Book/Page 13031-400
Property Rights Fee Simple
Financing Cash to Seller
Conditions of Sale Arm's Length
Verification Mike Alterman, listing agent
Verification Phone 678-358-7650
Verification Date 09-21-2023

Sales Price	\$1,131,667
Adjustments (\$)	\$0
Adjusted Price	\$1,131,667

Land Data

Land Size	1.70946 acres or 74,464 SF
Primary Frontage (FT)	168.00
Utilities	All available, including sewer
Topography	Level to Sloping
Shape	Trapezoid
Grade	Above street grade
Drainage	Appears adequate
Visibility	Average
Flood Plain	No
Zoning	GB, General Business, Clayton County;

Indicators

Sale Price/Gross Acre	\$662,003
Sale Price/Gross SF	\$15.20
Sale Price/ FF	\$6,736.11

Remarks

This is the sale of a vacant lot subsequently developed with a Take 5 Oil Change retail business. The property has shared access with the Bojangles restaurant adjacent to the south. The property is located in an area characterized by commercial development, which includes restaurants, gas stations, and car dealerships.

LAND SALE NO. 7



PT-61 (Rev. 2/18)		To be filed in HENRY COUNTY		PT-61 075-2022-001353	
SECTION A – SELLER'S INFORMATION (Do not use agent's information)			SECTION C – TAX COMPUTATION		
SELLER'S BUSINESS / ORGANIZATION / OTHER NAME SHOPPES AT HENRY CROSSING LLC			Exempt Code If no exempt code enter NONE		NONE
MAILING ADDRESS (STREET & NUMBER) 420 NORTH MAIN STREET			1. Actual Value of consideration received by seller Complete Line 1A if actual value unknown		\$710,000.00
CITY, STATE / PROVINCE / REGION, ZIP CODE, COUNTRY EAST PEORIA, IL 61611 USA		DATE OF SALE 2/4/2022	1A. Estimated fair market value of Real and Personal property		\$0.00
SECTION B – BUYER'S INFORMATION (Do not use agent's information)			2. Fair market value of Personal Property only		\$0.00
BUYER'S BUSINESS / ORGANIZATION / OTHER NAME AGREE STORES, LLC			3. Amount of liens and encumbrances not removed by transfer		\$0.00
MAILING ADDRESS (Must use buyer's address for tax billing & notice purposes) 70 EAST LONG LAKE ROAD			4. Net Taxable Value (Line 1 or 1A less Lines 2 and 3)		\$710,000.00
CITY, STATE / PROVINCE / REGION, ZIP CODE, COUNTRY BLOOMFIELD HILLS, MI 48304 USA		Check Buyers Intended Use () Residential () Commercial () Agricultural () Industrial	5. TAX DUE at .10 per \$100 or fraction thereof (Minimum \$1.00)		\$710.00
SECTION D – PROPERTY INFORMATION (Location of Property (Street, Route, Hwy, etc))					
HOUSE NUMBER & EXTENSION (ex 265A) 100		PRE-DIRECTION, STREET NAME AND TYPE, POST DIRECTION FOSTER Drive		SUITE NUMBER	
COUNTY HENRY		CITY (IF APPLICABLE)		MAP & PARCEL NUMBER 05401021006; 05301002000	ACCOUNT NUMBER
TAX DISTRICT	GMD	LAND DISTRICT	ACRES	LAND LOT	SUB LOT & BLOCK
SECTION E – RECORDING INFORMATION (Official Use Only)					
DATE	DEED BOOK 18864	DEED PAGE 196	PLAT BOOK	PLAT PAGE	

ADDITIONAL BUYERS
None

Property Identification

Property ID 21723
Property Type Commercial Land
Address 125 Foster Drive
City, State Zip Mc Donough, Georgia 30253
County Henry
Tax ID 054-01021006, 053-01002000

Sale Data

Seller Shoppes at Henry Crossing, LLC
Buyer Agree Stores, LLC
Sale Date 02-04-2022
Sale Status Closed
Deed Book/Page 18864-196
Verification Buyer
Verification Phone 248-737-4190
Verification Date 04-17-2024
Confirmed By Daniel Burgess

Sales Price	\$710,000
Adjustments (\$)	\$0
Adjusted Price	\$710,000

Land Data

Land Size	2.18561 acres or 95,205 SF
Primary Frontage (FT)	750.00
Utilities	All available, including sewer
Topography	Level to slightly rolling
Shape	Irregular
Grade	At and above road grade
Drainage	Appears Adequate
Visibility	Average
Access	Average
Flood Plain	No
Zoning	C3-Henry County;

Indicators

Sale Price/Gross Acre	\$324,852
Sale Price/Gross SF	\$7.46
Sale Price/ FF	\$946.67

Remarks

This is the purchase of two contiguous vacant commercial lots that were purchased and combined to build an auto glass shop, the property is in an area that is characterized by commercial uses, with high density in the immediate proximity.

LAND SALE NO. 8



PT-61 (Rev. 2/18)		To be filed in CLAYTON COUNTY		PT-61 031-2021-006780	
SECTION A – SELLER'S INFORMATION (Do not use agent's information)			SECTION C – TAX COMPUTATION		
SELLER'S LAST NAME Hoover	FIRST NAME Wallace	MIDDLE	Exempt Code If no exempt code enter NONE	NONE	
MAILING ADDRESS (STREET & NUMBER) 3751 Jim Moore Road			1. Actual Value of consideration received by seller Complete Line 1A if actual value unknown	\$430,000.00	
CITY, STATE / PROVINCE / REGION, ZIP CODE, COUNTRY Dacula, GA 30019 USA		DATE OF SALE 7/29/2021	1A. Estimated fair market value of Real and Personal property	\$0.00	
SECTION B – BUYER'S INFORMATION (Do not use agent's information)			2. Fair market value of Personal Property only	\$0.00	
BUYER'S BUSINESS / ORGANIZATION / OTHER NAME Shifa Real Estate Investments, LLC			3. Amount of liens and encumbrances not removed by transfer	\$0.00	
MAILING ADDRESS (Must use buyer's address for tax billing & notice purposes) 1654 Morningdale Circle			4. Net Taxable Value (Line 1 or 1A less Lines 2 and 3)	\$430,000.00	
CITY, STATE / PROVINCE / REGION, ZIP CODE, COUNTRY Duluth, GA 30097 USA		Check Buyers Intended Use () Residential () Commercial () Agricultural () Industrial	5. TAX DUE at .10 per \$100 or fraction thereof (Minimum \$1.00)	\$430.00	
SECTION D – PROPERTY INFORMATION (Location of Property (Street, Route, Hwy, etc))					
HOUSE NUMBER & EXTENSION (ex 285A) 6391		PRE-DIRECTION, STREET NAME AND TYPE, POST DIRECTION Highway 42		SUITE NUMBER	
COUNTY CLAYTON		CITY (IF APPLICABLE)	MAP & PARCEL NUMBER 12119D B008 & 10	ACCOUNT NUMBER	
TAX DISTRICT	GMD	LAND DISTRICT	ACRES	LAND LOT	SUB LOT & BLOCK
SECTION E – RECORDING INFORMATION (Official Use Only)					
DATE	DEED BOOK 12591	DEED PAGE 742	PLAT BOOK	PLAT PAGE	
ADDITIONAL BUYERS None					

Property Identification

Property ID 20706
Property Type Commercial Land
Address 6391 Highway 42
City, State Zip Rex, Georgia 30273
County Clayton
Tax ID 12119D B008 & 12119D B010
Geographic Location Southeast corner of Highway 42 and Fielder Road

Sale Data

Seller Wallace Hoover
Buyer Shifa Real Estate Investments, LLC
Sale Date 07-29-2021
Sale Status Recorded
Deed Book/Page 12591-742
Property Rights Fee Simple
Financing Typical
Conditions of Sale Arm's Length
Days on Market 503
Verification Broker - 404-366-8873

Sales Price	\$430,000
Adjustments (\$)	\$0
Adjusted Price	\$430,000

Land Data

Land Size	1.56400 acres or 68,128 SF
Usable Site (Acres)	1.56400
Usable Site (% of Total)	100.0%
Number of Lots	2
Primary Frontage (FT)	340.00
Utilities	All available including sewer
Visibility	Good
Access	Average to good
Flood Plain	No
Zoning	RS-110 & GB;

Indicators

Sale Price/Gross Acre	\$274,936
Sale Price/Gross SF	\$6.31
Sale Price/ Usable Acre	\$274,936
Sale Price/ Usable SF	\$6.31
Sale Price /Lot	\$215,000
Sale Price/ FF	\$1,264.71

Remarks

This is the sale of two assembled tax parcels. The property is located at the intersection of Highway 42 and Fielder Road. The corner parcel is zoned commercial, and the adjacent lot is zoned for residential use.

STATE OF GEORGIA REAL ESTATE APPRAISERS BOARD

MATTHEW J RAHN

303999

IS AUTHORIZED TO TRANSACT BUSINESS IN GEORGIA AS A
CERTIFIED GENERAL REAL PROPERTY APPRAISER

THE PRIVILEGE AND RESPONSIBILITIES OF THIS APPRAISER CLASSIFICATION SHALL CONTINUE IN EFFECT AS LONG AS THE APPRAISER PAYS REQUIRED APPRAISER FEES AND COMPLIES WITH ALL OTHER REQUIREMENTS OF THE OFFICIAL CODE OF GEORGIA ANNOTATED, CHAPTER 43-39-A. THE APPRAISER IS SOLELY RESPONSIBLE FOR THE PAYMENT OF ALL FEES ON A TIMELY BASIS.

D. SCOTT MURPHY
Chairperson

JEFF A. LAWSON
Vice Chairperson

JEANMARIE HOLMES
KEITH STONE
WILLIAM A. MURRAY

1402412037545031

MATTHEW J RAHN

303999
Status ACTIVE

END OF RENEWAL
07/31/2025

CERTIFIED GENERAL REAL PROPERTY
APPRAISER

THIS LICENSE EXPIRES IF YOU FAIL TO PAY
RENEWAL FEES OR IF YOU FAIL TO COMPLETE ANY
REQUIRED EDUCATION IN A TIMELY MANNER.

State of Georgia
Real Estate Commission
Suite 1000 - International Tower
220 Peachtree Street, N.E.
Atlanta, GA 30303-1005



LYNN DEMPSEY
Real Estate Commissioner

1402412037545031

MATTHEW J RAHN

303999
Status ACTIVE

END OF RENEWAL
07/31/2025

CERTIFIED GENERAL REAL PROPERTY
APPRAISER

THIS LICENSE EXPIRES IF YOU FAIL TO PAY
RENEWAL FEES OR IF YOU FAIL TO COMPLETE ANY
REQUIRED EDUCATION IN A TIMELY MANNER.

State of Georgia
Real Estate Commission
Suite 1000 - International Tower
220 Peachtree Street, N.E.
Atlanta, GA 30303-1005



LYNN DEMPSEY
Real Estate Commissioner

1402412037545031

LANDLOCKED CASE STUDIES

Landlocked Case Studies

Case Study #	<u>Landlocked Sale</u>			<u>Non Landlocked Sales</u>			<u>Diminution Factor</u>	<u>Remarks</u>
	Date	Acres	Price/Acre	Date	Acres	Price/Acre		
1	Dec-94	1.47	\$6,802	Dec-94	0.87	\$80,400	91.54%	The parcel is landlocked. It adjoins commercial development along Old National Highway in Fulton County.
2	Apr-96	5.360	\$51,325	Aug-96	1.460	\$210,527	75.62%	The parcel is landlocked. It adjoins a public housing complex along Memorial Drive in DeKalb County.
3	May-95	1.450	\$155,172	May-95	0.930	\$236,559	34.40%	The parcel has impaired access. A commercial property along Old Milton Parkway in Fulton County.
4	Nov-99	20.180	\$1,487	Jul-00	45.590	\$4,264	65.13%	The parcel has impaired access. A residential property near the City of College Park in Fulton County.
5	Jun-03	142.390	\$3,745	Feb-02	29.870	\$9,180	59.20%	The parcel is landlocked. It adjoins residential uses east of Highway 20 in Rockdale County.
6	Jan-07 Jan-07	0.653 0.653	\$24,502 \$24,502	Apr-07 Apr-07	0.840 0.170	\$119,048 \$117,647	79.42% 79.17%	The parcel is landlocked. It adjoins residential uses along I-20 in Fulton County.
7	Feb-05	5.500	\$4,000	Jun-05	5.500	\$31,818	87.43%	The parcel is landlocked. It adjoins residential uses in southeast Atlanta in Fulton County.
8	Oct-07	4.845	\$55,728	Jan-07	2.220	\$94,595	41.09%	The Parcel is landlocked. It adjoins an industrial parcel on Old Norcross Road in Gwinnett County.
9	Apr-08 Apr-08 Apr-08	3.431 3.431 3.431	\$285,754 \$285,754 \$285,754	Jul-07 Oct-07 Jul-05	1.713 9.876 1.225	\$1,167,408 \$1,772,021 \$1,448,806	75.52% 83.87% 80.28%	0.76 acres, or 22%, of the parcel is landlocked. It adjoins residential parcels and is located on Solomon Street in Fulton County.
10	Jan-07	0.653	\$24,503	Apr-07	0.170	\$117,650	79.2%	Landlocked residential lots in southeast Atlanta. These lots are assembled and lie only one lot east of road access.
11	Apr-11 Apr-11	0.215 0.718	\$43,565 \$32,605	Apr-11	0.143	\$159,289	72.7%	Landlocked residential lots in southeast Atlanta. The first lot lies two lots from road access while the second transaction represents three non-contiguous tax parcels that require several assemblages to gain access.
12	Aug-11 Aug-11 Aug-11	0.190 0.165 0.159	\$11,337 \$12,987 \$12,439	Apr-11	0.143	\$159,289	92.88% 91.85% 92.19%	Landlocked residential lots that sold at auction. Each lot required at least three lots for assemblage to gain road access.
13	Oct-14	0.843	\$3,559	Mar-13 Mar-15	0.630 1.29	\$87,302 \$108,527	95.92% 96.72%	Landlocked parcel between rail line and old apt. project. Acq'n by apt owner provides sewer & access.

LANDLOCKED CASE STUDIES

The following case studies represent comparisons between landlocked tracts and nearby tracts having typical road frontage and exposure. The case studies are detailed on the following pages, and summarized in the following charts. A brief discussion follows each summary.

Case Study 1

<u>No.</u>	<u>Sale Date</u>	<u>Price</u>	<u>Size/AC</u>	<u>Price/Acre</u>	<u>Landlocked Price as a % of Non-Landlocked Price</u>
1-A (Landlocked)	12/94	\$10,000	1.47	\$6,802	8.5%
1-B	12/94	\$70,000	0.87	\$80,400	--

Percentage Price Reduction for Landlocked Parcel:

91.5%

The properties representing Case Study 1 are located along Old National Highway in South Fulton County, near the City of College Park and Hartsfield International Airport. Sale 1-A adjoins commercially developed parcels which front Old National Highway, and has no road frontage or access. Sale 1-B is located at the corner of Old National Highway and Jerome Road. This property has good access and exposure, attributed to its corner orientation. This sale represents a typical commercial site along Old National Highway.

LAND SALE 1-A**Location Data**

Location:	Old National Highway District 13, LL 68	
City:	College Park	
County:	Fulton	
State/Zip:	Georgia	30349
Assessor's Parcel No(s):	13-0068-0-195	
Atlas Reference:	N/A	

Physical Data

Type:	Commercial Sale	
Land Area:	Gross	Usable
Acres:	1.47	1.47
Square Feet:	64,033	64,033
Topography:	Level, At Street Grade	
Shape:	Rectangular	
Utilities:	All	
Zoning:	C1	
Allowable Building Area:	N/A	
Floor Area Ratio:	N/A	
No. of units:	N/A	
Frontage:	N/A	
Max FAR:	N/A	

Sale Data

Transaction Type:	Sale
Date of Transaction:	12/94
Marketing Time:	N/A
Grantor:	Quintus Associates LTD.
Grantee:	KS Entrepreneurial LTD.
Document No.:	19123-163
Sale Price:	\$10,000
Financing:	Cash to Seller
Cash Equivalent Price:	\$10,000
Required Capital Cost:	N/A
Adjusted Sale Price:	\$10,000
Verification:	Grantor

Analysis

Use At Sale:	Vacant
Proposed Use or Development:	N/A
Price Per Acre:	\$6,802
Price Per Square Foot of Land Area:	\$0.16
Price Per Unit:	N/A
Price Per Square Foot of Building:	N/A

Comments

This tract is landlocked. Located behind a branch bank and a small retail building. Also adjoins a shopping center parking lot.

94SOLDNQUINKSEN

LAND SALE 1-B**Location Data**

Location: Southwest Corner of Old National Highway and Jerome Road; Dist. 13,
Land Lot 93
City: Fulton County
County: Fulton
State/Zip: Georgia 30349
Assessor's Parcel No(s): 13-0093-120
Atlas Reference: N/A

Physical Data

Type: Commercial Sale
Land Area: Gross Usable
Acres: 0.87 0.87
Square Feet: 37,925 37,925
Topography: Level, At Street Grade
Shape: Rectangular
Utilities: All Public Available
Zoning: Commercial
Allowable Building Area: N/A
Floor Area Ratio: N/A
No. of units: N/A
Frontage: 185.00,200.00
Max FAR: N/A

Sale Data

Transaction Type: Sale
Date of Transaction: 12/94
Marketing Time: N/A
Grantor: Chevron USA
Grantee: Solid Equities, Inc.
Document No.: BOOK 19074, PAGE 132
Sale Price: \$70,000
Financing: Cash to Seller
Cash Equivalent Price: \$70,000
Required Capital Cost: N/A
Adjusted Sale Price: \$70,000
Verification: Grantee

Analysis

Use At Sale: N/A
Proposed Use or Development: N/A
Price Per Acre: \$80,400
Price Per Square Foot of Land Area: \$1.85
Price Per Unit: N/A
Price Per Square Foot of Building: N/A

Comments

Well located at a secondary intersection along Old National Highway.

94SOLDNCHEVSOLI

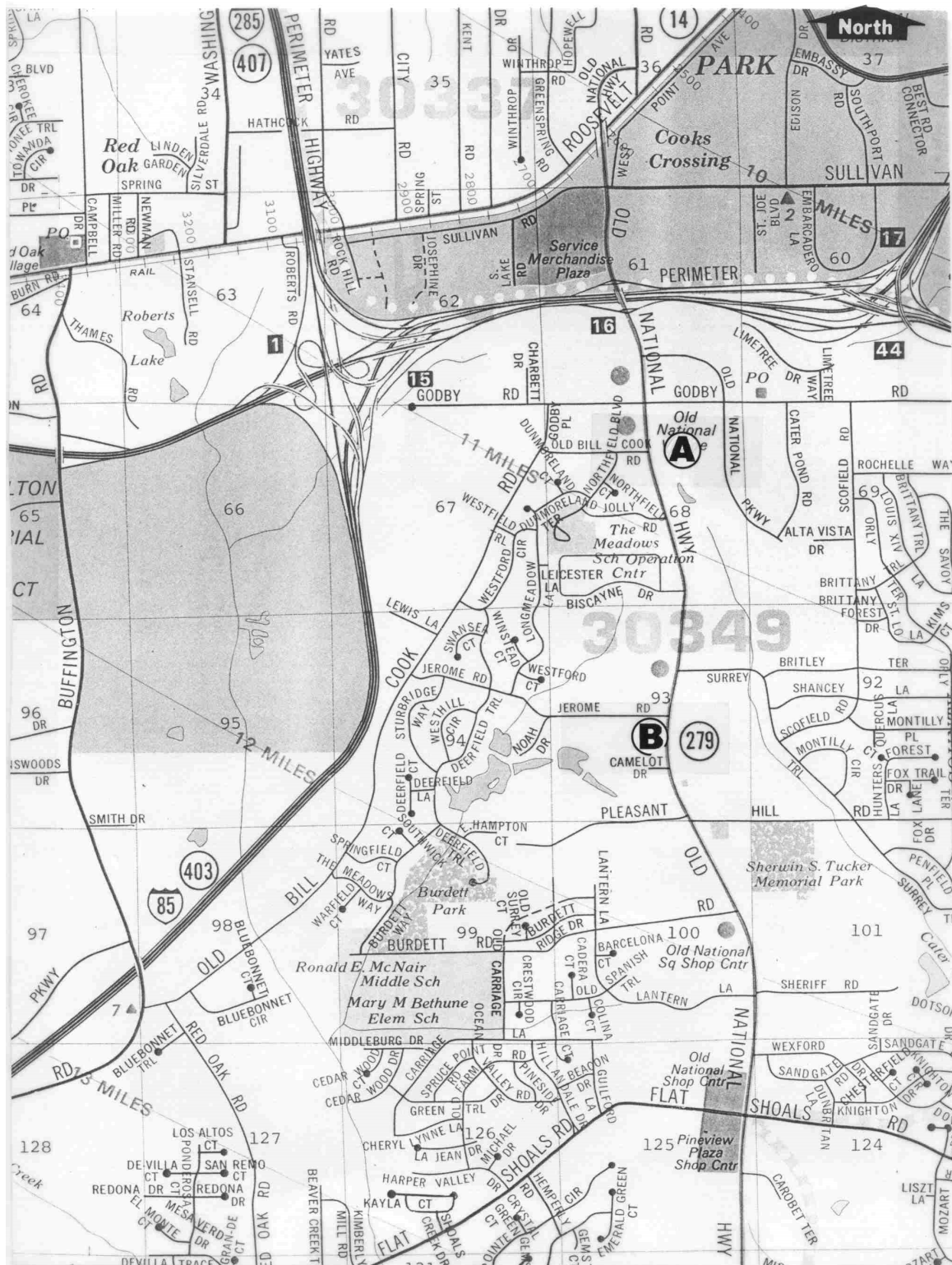


Sale 1-A



Sale 1-B





Case Study 2

<u>No.</u>	<u>Sale Date</u>	<u>Price</u>	<u>Size/AC</u>	<u>Price/AC</u>	<u>Landlocked Price as a % of Non-Landlocked Price</u>
2-A (Landlocked)	04/96	\$275,000	5.36	\$51,325	24.4%
2-B	08/96	\$308,000	1.46	\$210,527	--

Percentage Price Reduction for Landlocked Parcel: 75.6%

The properties in Case Study 2 are located along Memorial Drive in DeKalb County. Sale 2-A adjoins a public housing complex but had no direct road frontage at the time of sale. This tract was purchased for assemblage by the adjoining land owner. Sale 2-B is located as an outparcel of Avondale Mall, and represents a well located commercial site.

LAND SALE 2-A**Location Data**

Location:	East side of Memorial Drive, adjoining Housing Complex; District 18, Land Lot 43	
City:	Stone Mountain	
County:	DeKalb	
State/Zip:	Georgia	30083
Assessor's Parcel No(s):	18-043-02-004	
Atlas Reference:	N/A	

Physical Data

Type:	Apartment	
Land Area:	Gross	Usable
Acres:	5.36	5.36
Square Feet:	233,394	233,394
Topography:	Gently Rolling	
Shape:	Irregular	
Utilities:	All Public Available	
Zoning:	RM85	
Allowable Building Area:	N/A	
Floor Area Ratio:	N/A	
No. of units:	N/A	
Frontage:	N/A	
Max FAR:	N/A	

Sale Data

Transaction Type:	Sale
Date of Transaction:	04/96
Marketing Time:	N/A
Grantor:	Fred T. Koto Testamentary Trust
Grantee:	Housing Authority of the County of DeKalb
Document No.:	BOOK 8971, PAGE 092
Sale Price:	\$275,000
Financing:	Cash to Seller
Cash Equivalent Price:	\$275,000
Required Capital Cost:	N/A
Adjusted Sale Price:	\$275,000
Verification:	Grantee

Analysis

Use At Sale:	Older House
Proposed Use or Development:	Public Housing
Price Per Acre:	\$51,325
Price Per Square Foot of Land Area:	\$1.18
Price Per Unit:	N/A
Price Per Square Foot of Building:	N/A

Comments

This transaction represents a landlocked parcel adjoining an existing apartment complex. The site was improved with an older single-family residence at the time of sale, which offered no contributory value.

96SMEMOFREDHOUS

LAND SALE 2-B**Location Data**

Location: 3614 memorial Drive, across from Midway Road; District 15, Land Lot 217
 City: Avondale Estates
 County: DeKalb
 State/Zip: Georgia 30002
 Assessor's Parcel No(s): 15-217-04-023
 Atlas Reference: N/A

Physical Data

Type: Commercial Sale
 Land Area:
 Acres: Gross Usable
 1.46 1.46
 Square Feet: 63,728 63,728
 Topography: Generally Level
 Shape: Irregular
 Utilities: All Public Available
 Zoning: Commercial
 Allowable Building Area: N/A
 Floor Area Ratio: N/A
 No. of units: N/A
 Frontage: 425.00
 Max FAR: N/A

Sale Data

Transaction Type: Sale
 Date of Transaction: 08/96
 Marketing Time: N/A
 Grantor: Partridge Green, inc.
 Grantee: Genuine Parts Company
 Document No.: BOOK 9090, PAGE 324
 Sale Price: \$308,000
 Financing: Cash to Seller
 Cash Equivalent Price: \$308,000
 Required Capital Cost: N/A
 Adjusted Sale Price: \$308,000
 Verification: Bruce Williams (Seller's Rep.)

Analysis

Use At Sale: Vacant Land
 Proposed Use or Development: NAPA Auto Parts Store
 Price Per Acre: \$210,527
 Price Per Square Foot of Land Area: \$4.83
 Price Per Unit: N/A
 Price Per Square Foot of Building: N/A

Comments

Well located as an outparcel to Avondale Mall.

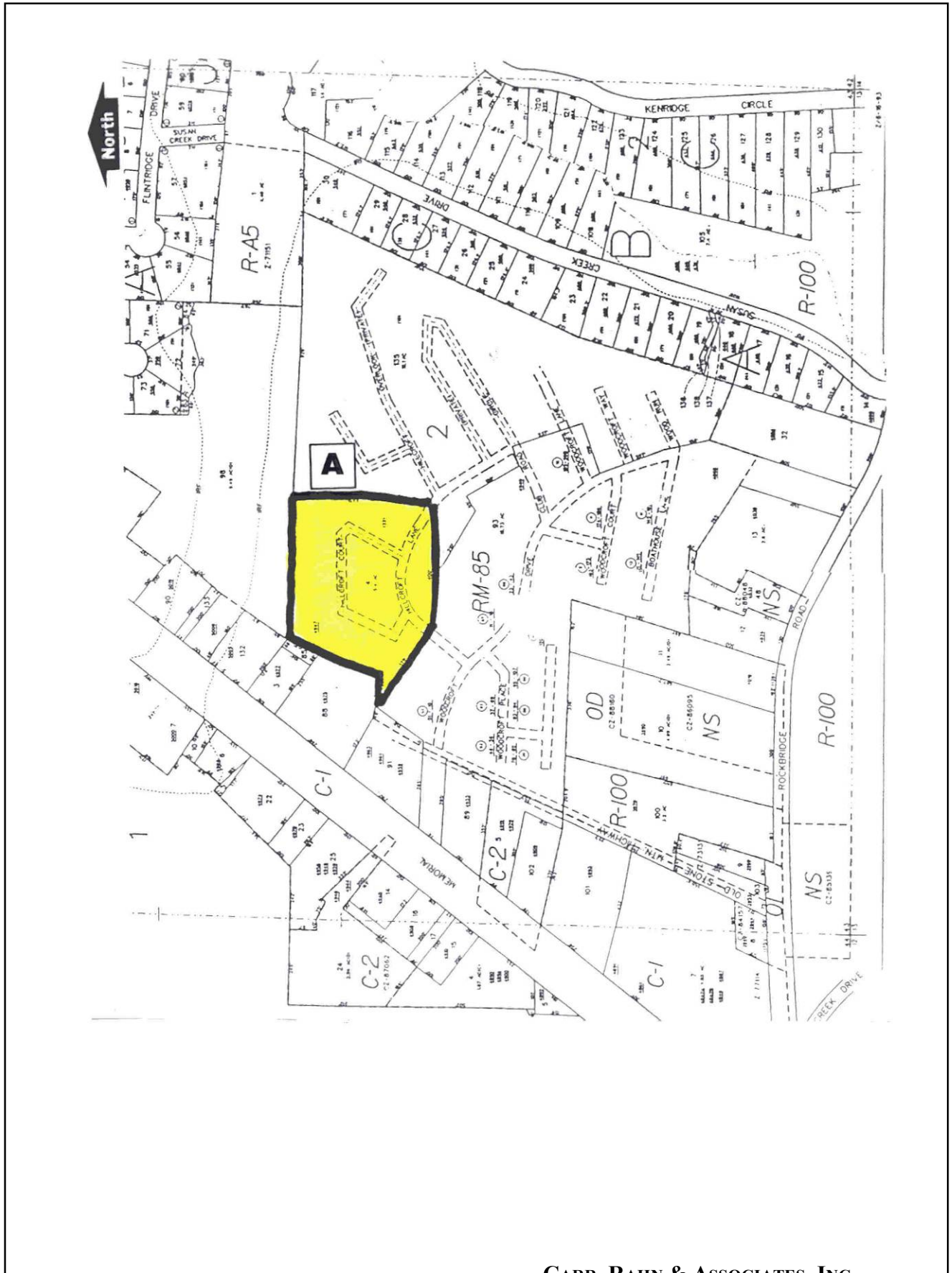
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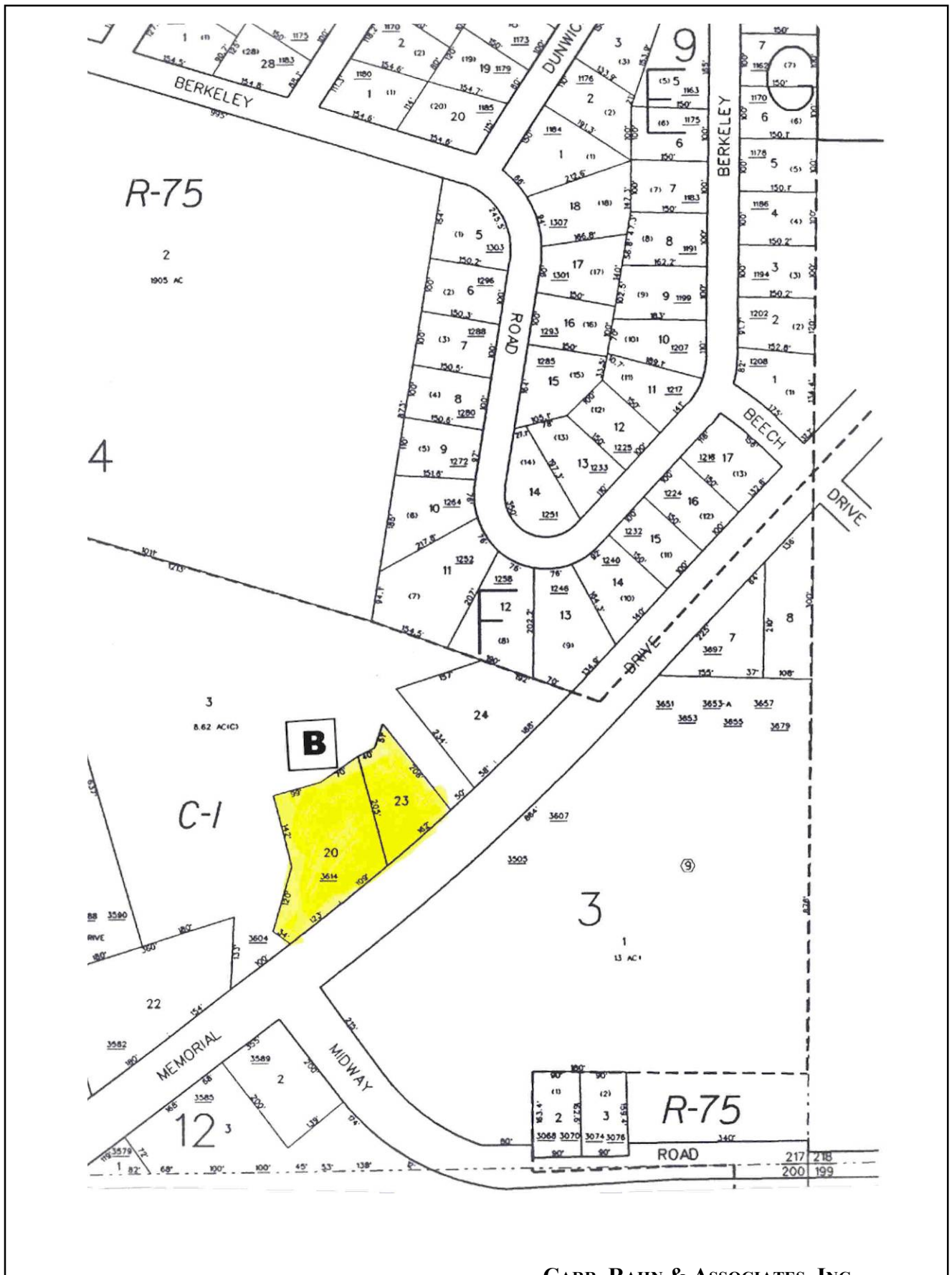


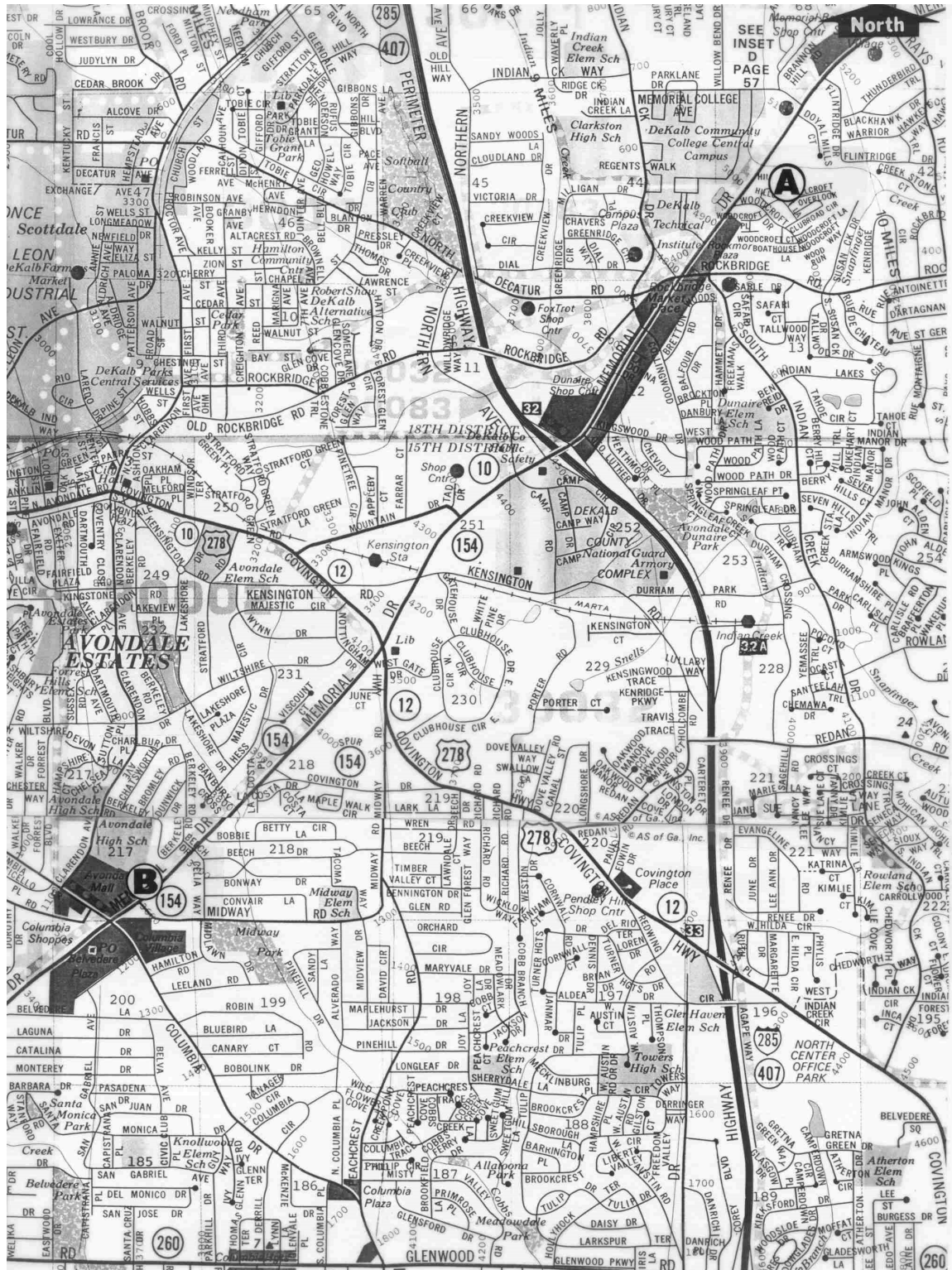
Sale 2-A



Sale 2-B







Case Study 3

<u>No.</u>	<u>Sale Date</u>	<u>Price</u>	<u>Size/AC</u>	<u>Price/AC</u>	<u>Landlocked Price as a % of Non-Landlocked Price</u>
3-A (Impaired Access)	05/95	\$225,000	1.45	\$155,172	65.6%
3-B	05/95	\$220,000	0.93	\$236,559	--

Percentage Price Reduction for Landlocked Parcel: 34.4%

The properties in Case Study 3 are located along Old Milton Parkway (formerly known as State Bridge Road) in North Fulton County. Parcel 3-A is located behind 3-B and was accessed only via an access easement. Although not actually land locked, it did have restricted access, which would have hampered development as a separate entity. The same buyer for assemblage purposes purchased these contiguous tracts concurrently. However, the buyer indicated that the prices were negotiated separately. At the time of sale, the buyer had planned the assemblage for development, so the value reduction for this case study's impaired access parcel was not so severe as the reductions reflected by Case Studies 1 and 2.

LAND SALE 3 A&B**Location Data**

Location: South side of Old Milton Pkwy. (fka State Bridge Road) at Morris Rd.; Dist. 1, Sect. 2, LL 856
 City: North Fulton County
 County: North Fulton
 State/Zip: Georgia 30022
 Assessor's Parcel No(s): 1-2-297-0-0856-029 & 024
 Atlas Reference: N/A

Physical Data

Type: Commercial Sale
 Land Area:

Gross	Usable
2.38	2.38
103,673	103,673

 Acres: 2.38
 Square Feet: 103,673
 Topography: Hilly
 Shape: Irregular
 Utilities: All Public Available
 Zoning: O&I Conditional (CUP)
 Allowable Building Area: N/A
 Floor Area Ratio: N/A
 No. of units: N/A
 Frontage: 200.00,420.00
 Max FAR: N/A

Sale Data

Transaction Type: Sale
 Date of Transaction: 05/95
 Marketing Time: N/A
 Grantor: Reuben McMullen
 Grantee: Herbert A. Mendel, et al
 Document No.: BOOK 19647, PAGE 007
 Sale Price: \$445,000
 Financing: Cash to Seller
 Cash Equivalent Price: \$445,000
 Required Capital Cost: N/A
 Adjusted Sale Price: \$445,000
 Verification: Herbert Mendel

Analysis

Use At Sale: Vacant Land & Residence
 Proposed Use or Development: Waffle House
 Price Per Acre: \$186,974
 Price Per Square Foot of Land Area: \$4.29
 Price Per Unit: N/A
 Price Per Square Foot of Building: N/A

Comments

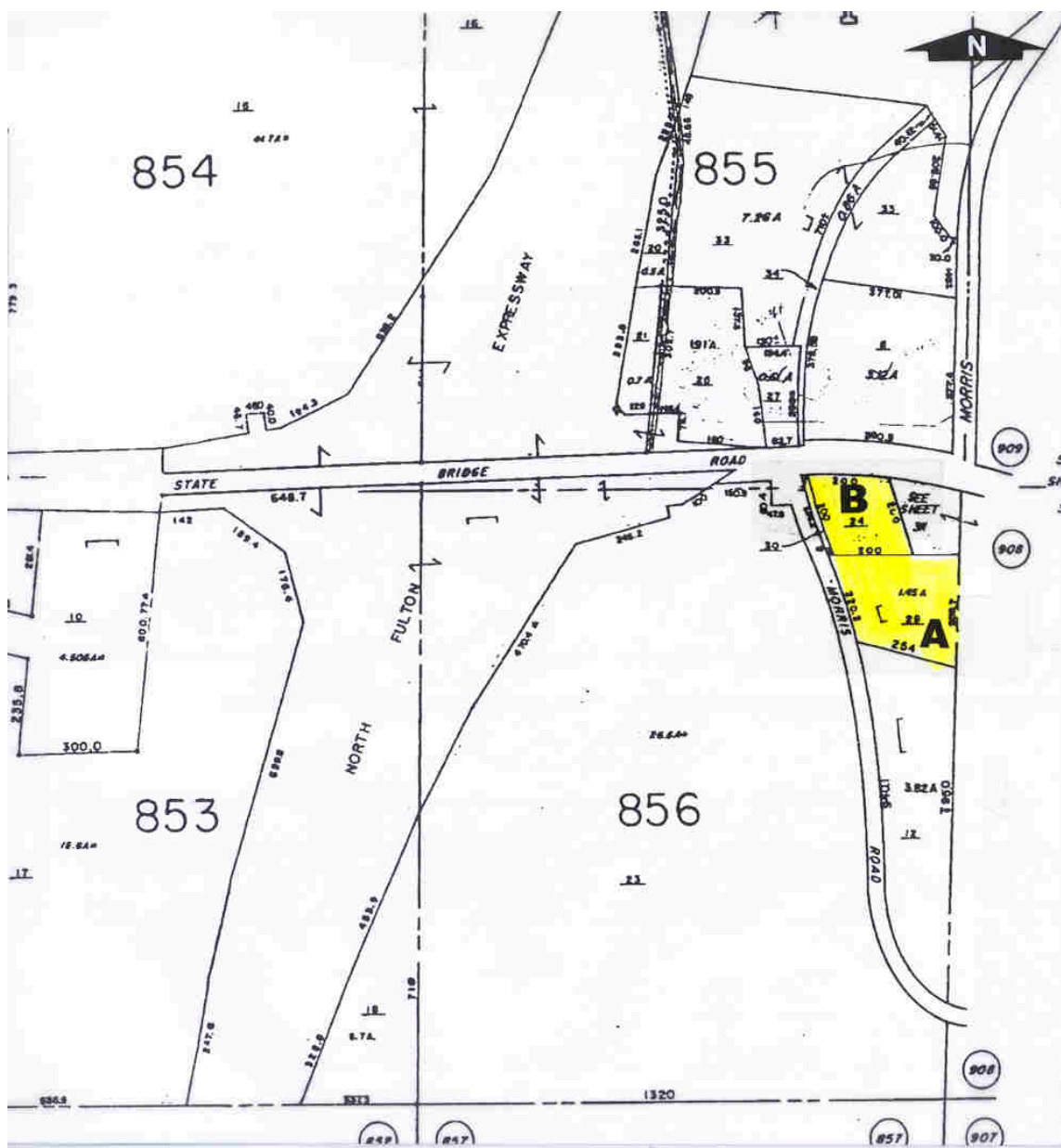
This transaction represents an assemblage of two adjoining tracts, one of which had access via an access easement. The buyer reported that the tract fronting State Bridge Road contained 40,511 square feet (0.93 acre) and was purchased for \$220,000, which equates to \$5.43 per square foot. The rear tract contained 63,162 square feet (1.45 acres) and was purchased for \$225,000, which equates to \$3.56 per square foot. The rear tract had improvements which did not contribute to overall value.

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Sale 3-A
Sale 3-B







Case Study 4

<u>No.</u>	<u>Sale Date</u>	<u>Price</u>	<u>Size/AC</u>	<u>Price/AC</u>	<u>Landlocked Price as a % of Non-Landlocked Price</u>
4-A (Impaired Access)	11/99	\$30,000	20.18	\$1,487	34.9%
4-B	01/00	\$194,400	45.59	\$4,264	--

Percentage Price Reduction for Landlocked Parcel:**65.1%**

The properties in Case Study 4 are located in South Fulton County near the City of College Park and Hartsfield International Airport. Parcel 4-A is a landlocked parcel located east of Buffington Road with frontage to Interstate 85. A rock quarry abuts the northern boundary. Parcel 4-B is located on Koweta Road and has good access and exposure. It represents a typical AG-1 zoned site in South Fulton County.

LAND SALE NO. 4A**Property Identification**

Record ID	1300
Property Type	Agricultural, Residential Acreage
Property Name	Vulcan
Address	East of Buffington Rd. abutting west side of I-85, Fulton County, Georgia 30331

Sale Data

Grantor	Catherine Lewis Carroll
Grantee	Vulcan Lands
Sale Date	November 9, 1999
Property Rights	Fee Simple
Conditions of Sale	Arm's Length
Financing	Cash to seller
Verification	Owner; Confirmed by Merrill Lee

Sale Price	\$30,000
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Land Data

Zoning	AG-1, Residential
Topography	Rolling, steep.
Utilities	All but sewer
Shape	Irregular
Landscaping	Trees, brush
Flood Info	Some flood
Drainage	Appears adequate
Access	None direct

Land Size Information

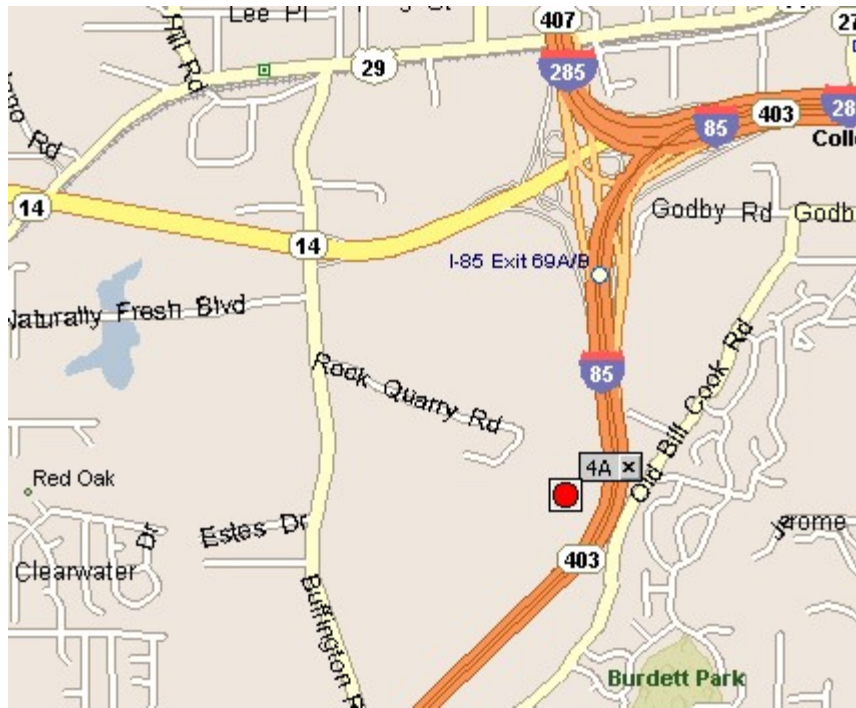
Gross Land Size	20.180 Acres or 879,041 SF
Front Footage	1500 ft I-85

Indicators

Sale Price/Gross Acre	\$1,487
Sale Price/Gross SF	\$0.03
Sale Price/Front Foot	\$20

Remarks

This landlocked tract has approximately 6.5 acres (32%) of flood plain. It abuts a Vulcan rock quarry. This tract was zoned AG1 at time of purchase.



LAND SALE NO. 4B**Property Identification**

Record ID	984
Property Type	Agricultural, Residential Acreage
Address	Fulton County, Georgia, 30349
Location	North side of Koweta Road just east of Wexford Road
Tax ID	9F-28-01-0122-055

Sale Data

Grantor	Marie Hudgins
Grantee	Charles Garrison
Sale Date	July 27, 2000
Deed Book/Page	29365/309
Property Rights	Fee Simple
Conditions of Sale	Arm's Length
Financing	Cash to seller
Verification	Tom Wilson, Broker; Confirmed by Merrill Lee

Sale Price	\$194,400
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Land Data

Zoning	AG-1, Residential
Topography	Rolling
Utilities	All but sewer
Shape	Irregular
Landscaping	Trees, brush
Flood Info	Some flood
Drainage	Appears adequate
Access	Good from frontage

Land Size Information

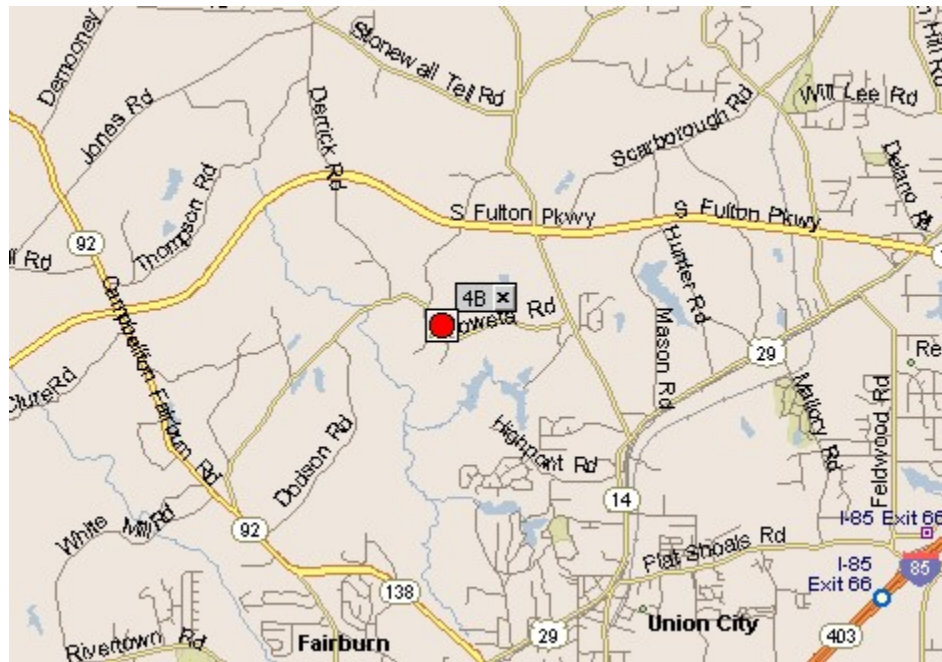
Gross Land Size	45.590 Acres or 1,985,900 SF
Front Footage	1500 ft Koweta Road

Indicators

Sale Price/Gross Acre	\$4,264
Sale Price/Gross SF	\$0.10
Sale Price/Front Foot	\$130

Remarks

This tract has some flood plain, which is typical for the area. This tract was zoned AG1 at time of purchase with the understanding that Fulton County would approve rezoning. This is part of an assemblage of 300+ acres. After two deferrals and a 7 to 0 vote against rezoning the case is now before Federal court.



Case Study 5

<u>No.</u>	<u>Sale Date</u>	<u>Price</u>	<u>Size/AC</u>	<u>Price/AC</u>	<u>Landlocked Price as a % of Non-Landlocked Price</u>
5-A Landlocked	Jun-03	\$533,251	142.39	\$3,745	40.8%
5-B	Feb-02	\$274,200	29.87	\$9,180	--

Percentage Price Reduction for Landlocked Parcel: 59.2%

The properties in Case Study 5 are located in North Rockdale County near Walton County line. Parcel 5-A is a landlocked parcel located east of Hwy 20. Parcel 4-B is located on Miller Bottom Road and has good access and exposure. It represents a typical Residential zoned site in North Rockdale County.

LAND SALE NO. 5-A**Property Identification**

Record ID	2297
Address	Conyers, Rockdale County, Georgia,
Location	Landlocked parcel off of Ga. Hwy 20

Sale Data

Grantor	Hodges, William A. et al
Grantee	Rockdale County
Sale Date	June 4, 2503
Deed Book/Page	2728-91
Conditions of Sale	Arm's length
Financing	Cash to seller at closing
Verification	Andy Shipp

Sale Price	\$533,251
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Land Size Information

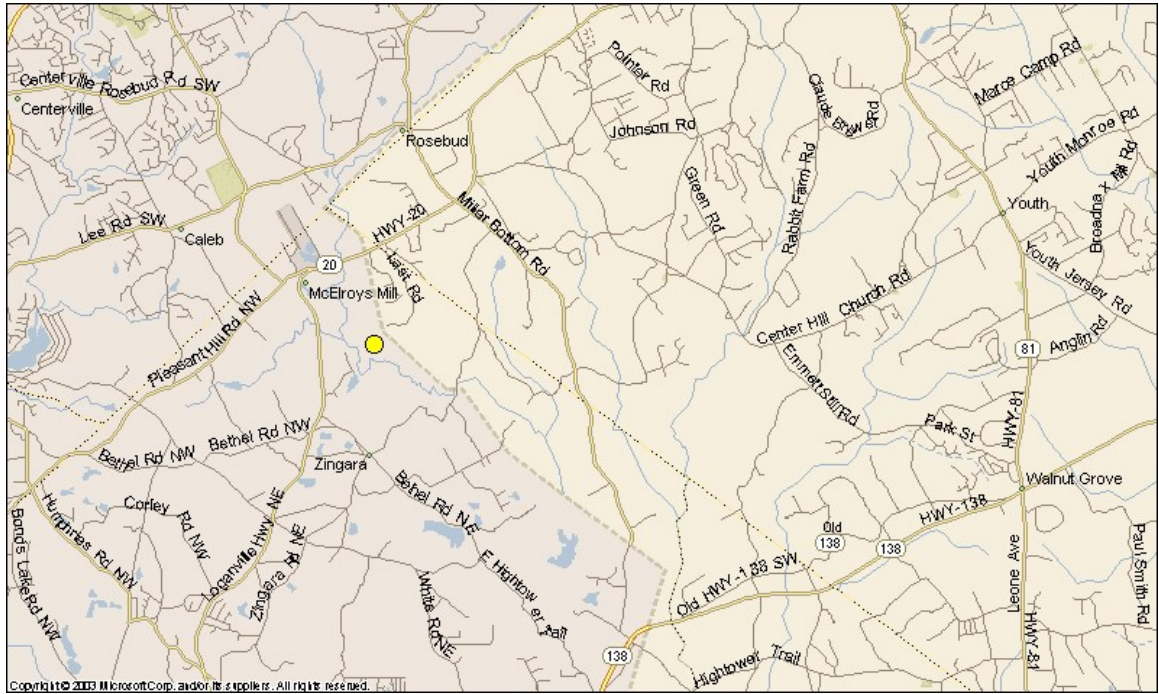
Gross Land Size	142.390 Acres or 6,202,508 SF
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Indicators

Sale Price/Gross Acre	\$3,745
Sale Price/Gross SF	\$0.09

Remarks

This is landlocked parcel.



LAND SALE NO. 5-B**Property Identification**

Record ID	2298
Property Type	Residential, Residential Acreage
Address	3179 Miller Bottom Rd., Loganville, Rockdale County, Georgia 30052
Location	E. side of Miller Bottom Rd., approximately 2 miles North of Hwy 138
H and B Use	residential
Present Use	residential

Sale Data

Grantor	Saad, Victor
Grantee	Saad, Sammy
Sale Date	February 21, 2002
Deed Book/Page	2308-339
Property Rights	Fee Simple
Financing	Cash to seller
Verification	First CLS

Sale Price	\$274,200
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Land Data

Topography	Rolling
Shape	Irregular
Flood Info	None noted
Drainage	Adequate
Easement	Normal utility
Access	Good

Land Size Information

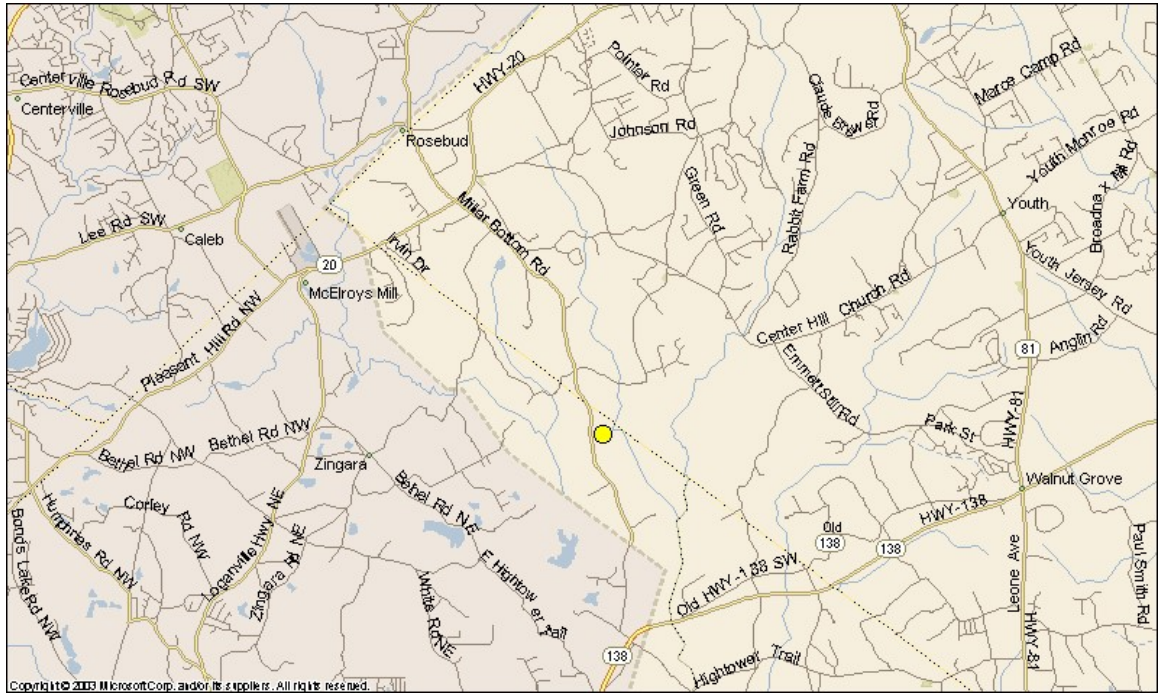
Gross Land Size	29.870 Acres or 1,301,137 SF
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Indicators

Sale Price/Gross Acre	\$9,180
Sale Price/Gross SF	\$0.21

Remarks

This has since been developed into a subdivision.



Case Study 6

<u>No.</u>	<u>Sale Date</u>	<u>Price</u>	<u>Size/AC</u>	<u>Price/AC</u>	<u>Landlocked Price as a % of Non-Landlocked Price</u>
6-A Landlocked	Jan-07	\$16,000	28,445	\$0.56	20.6% (avg.)
6-B	Apr-07	\$100,000	36,590	\$2.73	--
6-C	Apr-07	\$20,000	7,405	\$2.70	--

Percentage Price Reduction for Landlocked Parcel: 79.4%

The properties in Case Study 6 are located in central Fulton County with frontage along I-20. Parcel 6-A is a landlocked represents an assemblage of two landlocked parcels to the Trust for Public Land. The parcels are one property removed from public road frontage. Parcel 6-B is located two blocks south of the land locked property. Parcel 6-C is a small lot located adjacent to the landlocked properties. The two non-landlocked properties represent typical residential zoned lots in the West End area of Fulton County.

Land Sale No. 6-A**Property Identification**

Record ID	3297
Property Type	Residential, Single-Family Lot
Address	Northeast quadrant of Enota Place and abandoned right of way of Chicamauga Avenue, Atlanta, Fulton County, Georgia 30310
Tax ID	14-0140-0002-011 & -012
District	14
Land Lot	140

Sale Data

Grantor	Mattie Jo Sims
Grantee	The Trust for Public Land
Sale Date	January 26, 2007
Deed Book/Page	44354/80
Property Rights	Fee simple
Conditions of Sale	Arm's length
Financing	Cash to seller
Verification	Kia Ball, grantee; September 24, 2007; Other sources: Deed, Inspection, Confirmed by Matt Rahn

Sale Price	\$16,000
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Land Data

Zoning	R-4, Residential
Topography	Rolling
Utilities	All public available, including sewer
Shape	Irregular
Flood Info	None noted
Drainage	Appears adequate
Easements	Typical utility
Access	Landlocked

Land Size Information

Gross Land Size	0.653 Acres or 28,445 SF
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Indicators

Sale Price/Gross Acre	\$24,502
Sale Price/Gross SF	\$0.56

Remarks

This is the assemblage sale of two landlocked parcels in the West End area of Atlanta. The lots were purchased as greenspace and are one lot removed from access to Enota Place.

Land Sale No. 6-B**Property Identification**

Record ID	3301
Property Type	Residential, Single-Family Acreage
Address	1393 Lucile Avenue, Atlanta, Fulton County, Georgia 30310
Location	North side of Lucile Avenue at the terminus of Muse Street
Tax ID	0014-0140-0005-073
District	14
Land Lot	140

Sale Data

Grantor	Union Goal, LLC
Grantee	The Trust for Public Land
Sale Date	April 20, 2007
Deed Book/Page	44971/644
Property Rights	Fee Simple
Conditions of Sale	Arm's length
Financing	Cash to seller
Verification	Kia Bell, grantee; September 24, 2007; Other sources: Deed, Inspection, Appraisal, Confirmed by Matt Rahn

Sale Price	\$100,000
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Land Data

Zoning	R4, Residential
Topography	Generally level
Utilities	All public available
Shape	Generally rectangular
Flood Info	None noted
Drainage	Appears adequate
Easements	Typical utility
Access	Good from frontage
Depth	540

Land Size Information

Gross Land Size	0.840 Acres or 36,590 SF
Front Footage	130 ft Total Frontage: 50 ft Lucile Avenue; 80 ft Greenwich Street

Indicators

Sale Price/Gross Acre	\$119,048
Sale Price/Gross SF	\$2.73
Sale Price/Front Foot	\$769

Remarks

This is the sale of a single family lot in the West End area of Atlanta. The northern portion of the property is encumbered with a railroad easement. There is a steep drop off adjacent to the west of the property down to the abandoned railroad tracks.

Land Sale No. 6-C**Property Identification**

Record ID	3298
Property Type	Residential, Single-Family Lot
Address	314 Enota Place, Atlanta, Fulton County, Georgia 30310
Location	East side of Enota Place at its terminus
Tax ID	14-0140-0002-016
District	14
Land Lot	140

Sale Data

Grantor	Joel Johnson
Grantee	The Trust for Public Land
Sale Date	April 09, 2007
Deed Book/Page	44792/586
Property Rights	Fee simple
Conditions of Sale	Arm's length
Financing	Cash to seller
Verification	Kia Ball, grantee; September 24, 2007; Other sources: Deed, Inspection, Confirmed by Matt Rahn

Sale Price	\$20,000
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Land Data

Zoning	R-4, Residential
Topography	Rolling
Utilities	All public available, including sewer
Shape	Irregular
Flood Info	None noted
Drainage	Appears adequate
Easements	Typical utility
Access	Fair

Land Size Information

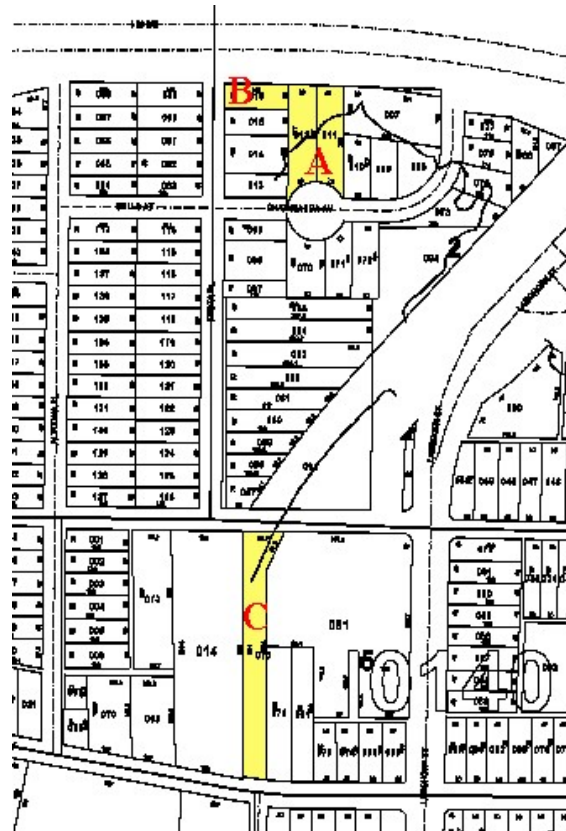
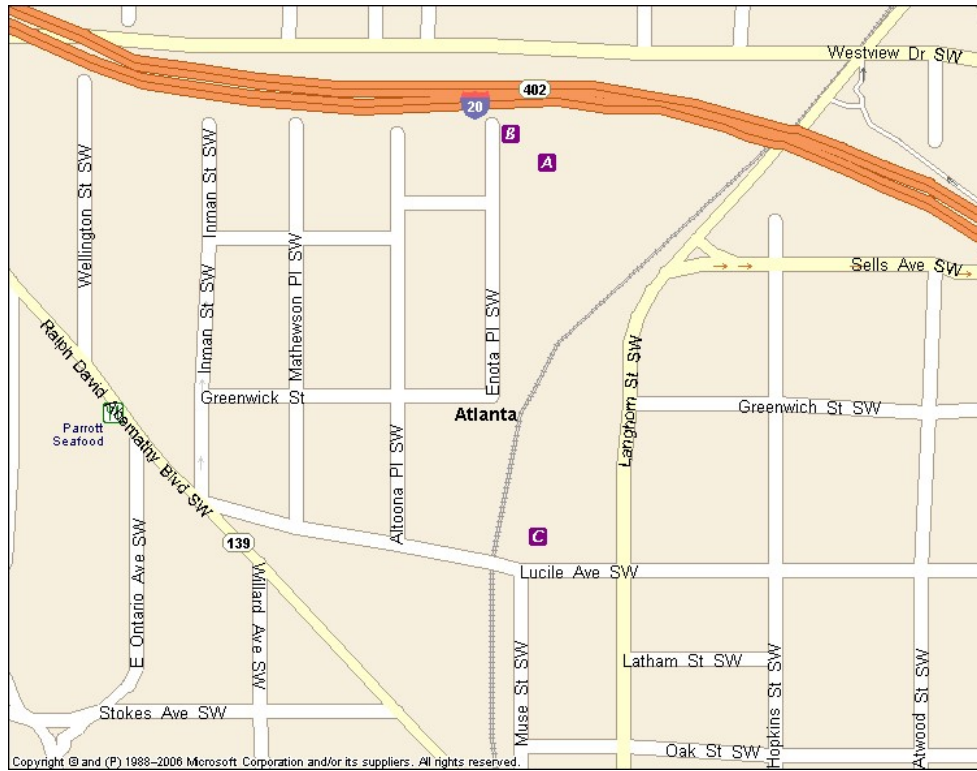
Gross Land Size	0.170 Acres or 7,405 SF
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Indicators

Sale Price/Gross Acre	\$117,650
Sale Price/Gross SF	\$2.70

Remarks

This lot is located at the terminus of Enota Place in the West End area of Atlanta.



Case Study 7

<u>No.</u>	<u>Sale Date</u>	<u>Price</u>	<u>Size/AC</u>	<u>Price/AC</u>	<u>Landlocked Price as a % of Non-Landlocked Price</u>
7-A	Feb-05	\$22,000	5.50	\$4,000	12.6%
7-B	Jun-05	\$175,000	5.50	\$31,818	--

Percentage Price Reduction for Landlocked Parcel:**87.4%**

The transactions in Case Study 7 involve a residentially-zoned land tract in southeast Atlanta. The property was landlocked when purchased in February 2005. The subsequent transaction in June 2005, involved the purchase of the tract by Browns Mill Properties, LLC. Browns Mill Properties owned several adjacent sites that gave the subject of this case study access to several different roadways in the area.

Land Sale No. 7-A**Property Identification**

Record ID	3621
Property Type	Residential, Single-Family Acreage
Address	Landlocked parcel near the southwest corner of River Ridge Drive and Susy Griffin Road, Atlanta, Fulton County, Georgia 30354
Tax ID	14-0062-LL-013
District	14
Land Lot	62

Sale Data

Grantor	J.B. Davis Jr. and Barbara M. Davis
Grantee	Beriv, Inc. and Cecil R. Turner
Sale Date	February 09, 2005
Deed Book/Page	39392/408
Property Rights	Fee simple
Conditions of Sale	Arm's length
Financing	Cash to seller
Verification	Cecil Turner, grantee; Other sources: Deeds, Tax Records, Confirmed by Matt Rahn

Sale Price	\$22,000
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Land Data

Zoning	R-4, Residential
Topography	Gently rolling
Utilities	All available, including sewer
Shape	Irregular
Flood Info	Significant encumbrance along western edge
Drainage	Appears adequate
Easements	Typical utility
Access	Landlocked

Land Size Information

Gross Land Size	5.500 Acres or 239,580 SF
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Indicators

Sale Price/Gross Acre	\$4,000
Sale Price/Gross SF	\$0.09

Remarks

This is the sale of a landlocked property with some flood plain encumbrance in southeast Atlanta.

Land Sale No. 7-B**Property Identification**

Record ID	3622
Property Type	Residential, Single-Family Acreage
Address	Landlocked parcel near the southwest corner of River Ridge Drive and Susy Griffin Road, Atlanta, Fulton County, Georgia 30354
Tax ID	14-0062-LL-013
District	14
Land Lot	62

Sale Data

Grantor	Beriv, Inc. and Cecil R. Turner
Grantee	Browns Mill Properties, LLC
Sale Date	June 28, 2005
Deed Book/Page	40752/129
Property Rights	Fee simple
Conditions of Sale	Arm's length
Financing	Cash to seller
Verification	Cecil Turner, grantor; Other sources: Deeds, Tax Records, Confirmed by Matt Rahn

Sale Price	\$175,000
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Land Data

Zoning	R-4, Residential
Topography	Gently rolling
Utilities	All available, including sewer
Shape	Irregular
Flood Info	Significant encumbrance along western edge
Drainage	Appears adequate
Easements	Typical utility
Access	Landlocked

Land Size Information

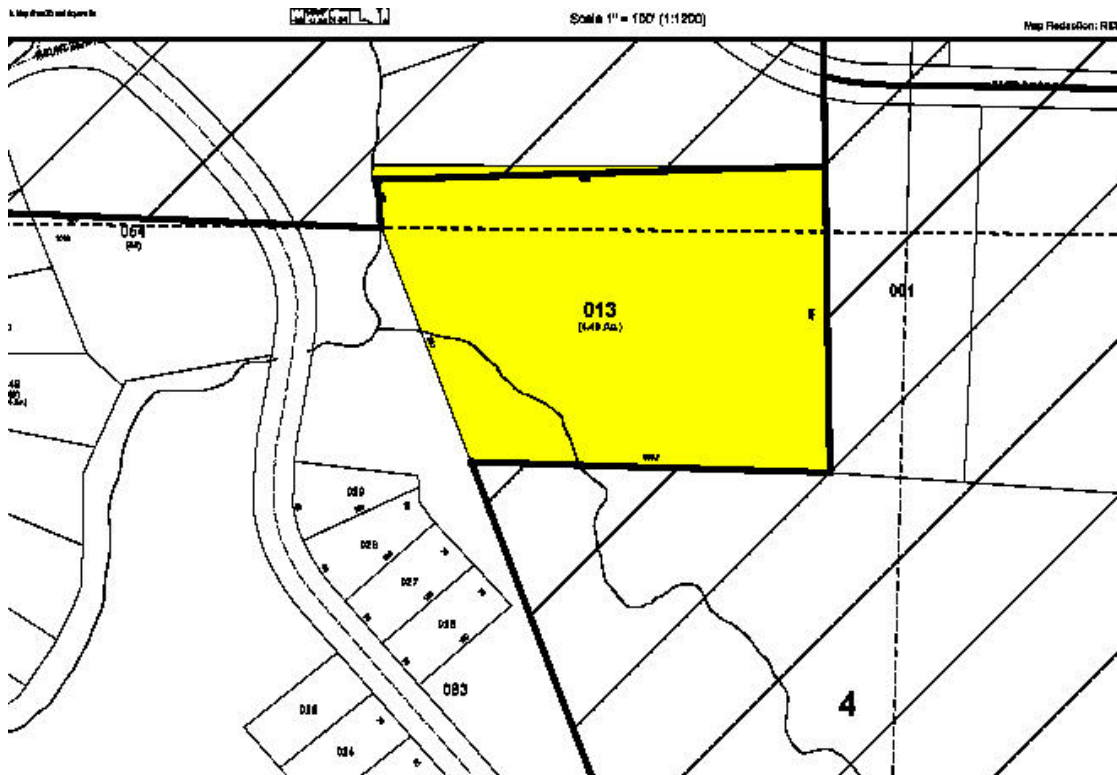
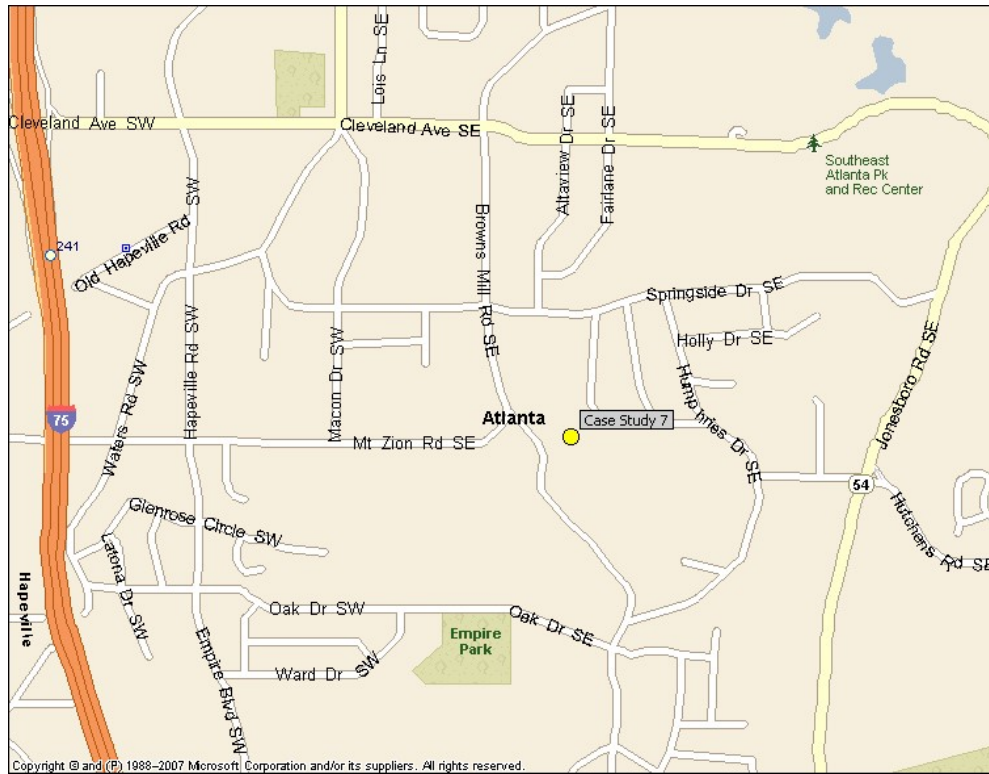
Gross Land Size	5.500 Acres or 239,580 SF
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Indicators

Sale Price/Gross Acre	\$31,818
Sale Price/Gross SF	\$0.73

Remarks

This is the sale of a landlocked property with some flood plain encumbrance in southeast Atlanta. The grantor owned several other properties that gave this tract access to Browns Mill Road.



Case Study 8

<u>No.</u>	<u>Sale Date</u>	<u>Price</u>	<u>Size/AC</u>	<u>Price/AC</u>	<u>Landlocked Price as a % of Non-Landlocked Price</u>
8-A Landlocked	U/C Oct-07	\$270,000	4.845	\$55,727	58.9%
8-B	Jan-06	\$210,000	2.220	\$94,595	--

Percentage Price Reduction for Landlocked Parcel: 41.1%

The properties in Case Study 8 are located in central Gwinnett County within the city of Lawrenceville. Parcel 8-A is located on the south side of Old Norcross Road just east of Winer Industrial Way. This parcel has only 40 feet of frontage along Old Norcross Road adjacent to an active railroad crossing and is considered landlocked. Parcel 8-B is located on the north side of Industrial Park Drive near the Gwinnett County Airport and has good access and exposure. It represents a typical Industrial zoned tract within the city of Lawrenceville.

**Pending Land Sale No. 8-A****Property Identification**

Record ID	3523
Property Type	Industrial, Industrial Acreage
Address	South side of Old Norcross Road, approximately 570 feet east of Winer Industrial Way, Lawrenceville, Gwinnett County, Georgia
Tax ID	No Tax I.D.
District	5
Land Lot	113

Sale Data

Grantor	CSX Transportation Inc.
Grantee	Weeks Properties, LLC
Property Rights	Fee Simple
Conditions of Sale	Arm's Length
Financing	All cash to seller at closing
Verification	Contract, Inspection, Grantee Mike Weeks; Confirmed by Terry Price
Contract Price	\$270,000

Land Data

Zoning	Light Industrial
Topography	Gently rolling to sloping
Utilities	All available
Flood Info	None
Drainage	Appears adequate
Easements	Typical utility
Access	No legal access

Land Size Information

Gross Land Size	4.845 Acres or 211,048 SF
	4.845 Acres or 211,048 SF
Front Footage	40 ft Old Norcross Road

Indicators

Sale Price/Gross Acre	\$55,728
Sale Price/Gross SF	\$1.28
Sale Price/ Acre	\$55,728
Sale Price/ SF	\$1.28

Remarks

THIS IS THE PENDING SALE of a 4.845- acre tract with no legal access to the site due to its small amount of road frontage adjacent to an active railroad crossing. The property is considered (Landlocked). The parcel is under contract to an adjacent property owner which can provide access and sewer. The purchaser plans to utilize a portion of the property to expand parking for his business and sell the remaining portion to an industrial user after he provides an access roadway and sewer from his adjacent property.

Land Sale No. 8 B**Property Identification**

Record ID	2560
Property Type	Industrial, Industrial Acreage
Address	Lawrenceville, Gwinnett County, Georgia 30045
Location	North side of Industrial Park Drive about 600 feet west of Hosea Road
Tax ID	5177-027F
District	5
Land Lot	177

Sale Data

Grantor	Pure Fun Properties, LLC
Grantee	EO Vick Construction Company, Inc.
Sale Date	January 16, 2007
Deed Book/Page	47483/723
Property Rights	Fee Simple
Conditions of Sale	Arm's Length
Financing	Cash to Seller
Verification	Todd Harrison (Grantor); 770-267-6196, Other sources: Public Records, Deed, Confirmed by Jay Hembree

Sale Price	\$210,000
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Land Data

Zoning	M1, Light Industrial
Topography	Generally level
Utilities	All available including sanitary sewer
Shape	Elongated rectangle

Flood Info	None noted
Drainage	Appears adequate
Easements	Typical utility assumed
Access	Average

Land Size Information

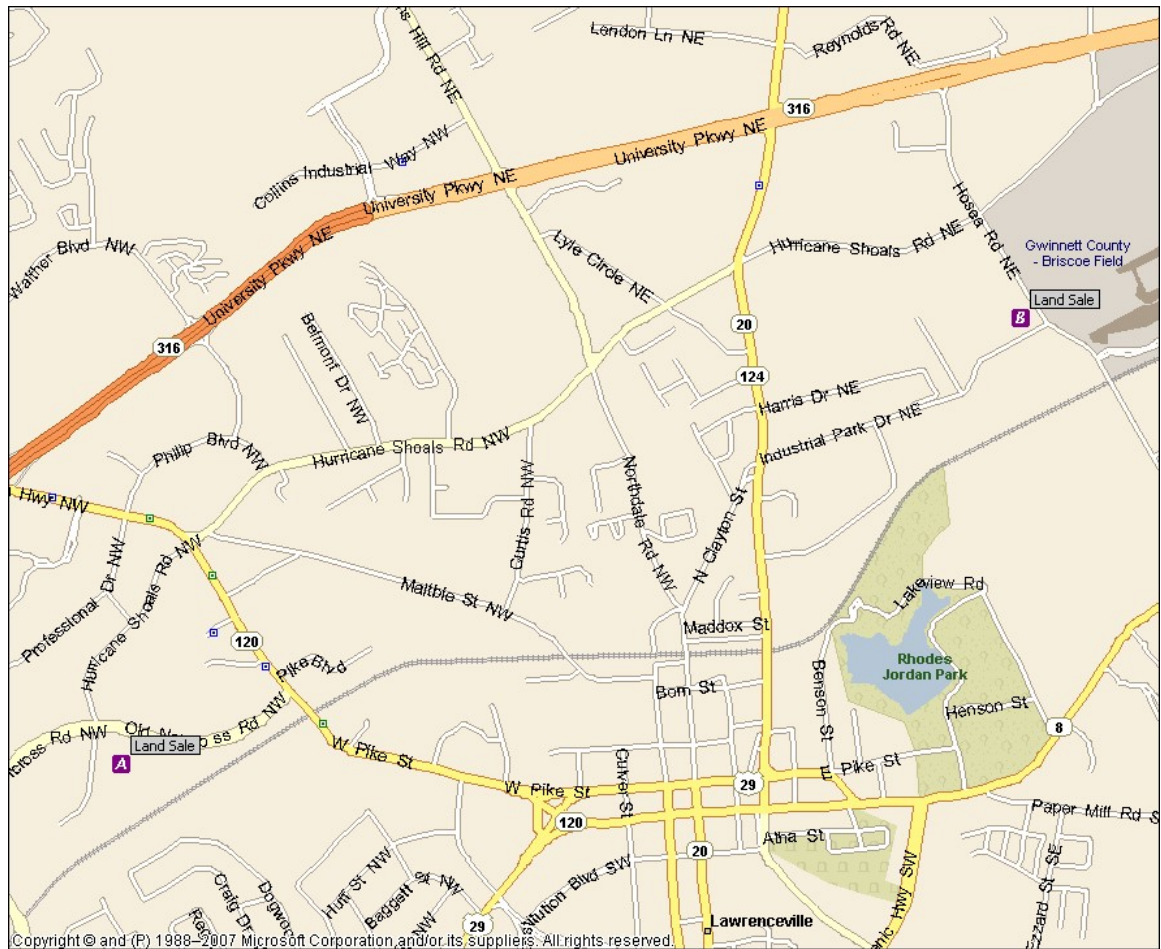
Gross Land Size	2.220 Acres or 96,703 SF
Front Footage	165 ft Industrial Park Drive

Indicators

Sale Price/Gross Acre	\$94,595
Sale Price/Gross SF	\$2.17

Remarks

The land has an elongated configuration with minimal road frontage relative to the depth. All utilities are available to the tract including sanitary sewer. Purchased on speculation anticipating future light industrial use.



Sale 8-A and & 8-B

Case Study 9

<u>No.</u>	<u>Sale Date</u>	<u>Price</u>	<u>Size/AC</u>	<u>Price/AC</u>	<u>Landlocked Price as a % of Non- Landlocked Price</u>
9-A Landlocked	Apr-08	\$980,422	3.431	\$285,754	
9-B	Jul-07	\$2,000,000	1.713	\$1,167,234	24.48%
9-C	Oct-07	\$17,500,000	9.876	\$1,772,021	16.13%
9-D	Jul-05	\$1,775,000	1.225	\$1,448,806	19.72%

The properties in Case Study 9 are located in central Fulton County. Parcel 9-A is a landlocked parcel located along Solomon Street. Parcel 9-B is located south of Grant Park, at the proposed Beltline. Parcel 9-B's location is contiguous to Freedom Parkway, within walking distance to the most viable downtown office/hotel area at Peachtree Center. Parcel 9-D is located in the Decatur Street/DeKalb Avenue corridor. The non-landlocked properties represent typical residential zoned lots in central Fulton County.

Land Sale No. 9-B**Property Identification**

Record ID	3086
Property Type	Industrial, Industrial Site
Address	1059 Grant Street, Atlanta, Fulton County, Georgia 30315
Location	W/S Grant Street adjacent and north of RR ROW
Tax ID	0014-0042-0005-035, 014, & 015
District	14
Land Lot	42

Sale Data

Grantor	Jewish Federation of Greater Atlanta, Inc.
Grantee	Grant-Hill LLC
Sale Date	July 05, 2007
Deed Book/Page	45152-359
Property Rights	Fee simple
Marketing Time	12 Months
Conditions of Sale	Arms length
Financing	First Commercial Community Bank
Verification	Michael Dinneman; Other sources: Public Records; Appraisal, Confirmed by David Sibley

Sale Price	\$2,000,000
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Land Data

Zoning	MRC3, Multi-Family
Topography	Generally level and at street grade
Utilities	All available
Shape	Rectangular
Flood Info	No flood hazard
Drainage	Appears adequate
Easements	No detrimental easements
Access	Fair; Interior street

Land Size Information

Gross Land Size	1.713 Acres or 74,638 SF
Front Footage	200 ft Grant Street; 129 ft Hill Street; 505 ft RR ROW
Actual/Planned Building SF	208.00

Indicators

Sale Price/Gross Acre	\$1,167,234
Sale Price/Gross SF	\$26.80
Sale Price/Planned Bldg. SF	\$9,615.38

Remarks

Purchased by a developer assembling several industrial sites for a large scale multi-family residential redevelopment project. The site is improved with a 21,120-sf office/warehouse building that will eventually be demolished to permit redevelopment. The site was rezoned from LI, Light Industrial District, to MRC3, Mixed Residential-Commercial, and was approved for 208 multi-family dwelling units prior to sale. The timing of redevelopment has not been established. Located at the southern periphery of the Grant Park submarket in an area that is in the early stages of transition from light industrial to new residential

development. Several small office/warehouse continue to operate along Grant street and Grant Circle.

Land Sale No. 9-C**Property Identification**

Record ID	3650
Property Type	Residential, Multi-Family
Property Name	Overlook/Houston Apartments
Address	180 Jackson Street, Atlanta, Fulton County, Georgia 30312
Location	Northwest quadrant of Jackson St. and Houston St.
Tax ID	0014-0046-0007- 093 and 094
District	14
Land Lot	46

Sale Data

Grantor	Progressive Investments, Inc. & Diversified Mortgage and Realty Co.
Grantee	TCRA Properties, Inc.
Sale Date	October 12, 2007
Deed Book/Page	45828-545 & 557
Property Rights	Fee simple
Conditions of Sale	Arm's length
Financing	US Bank Natl. Assoc.; \$82,360,000; Due 10/11/2012
Verification	Jeff Warshaw; November 14, 2007; Other sources: Public records, Confirmed by David Sibley

Sale Price	\$17,500,000 See remarks
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Land Data

Zoning	RG4, Multi-Family
Topography	Generally level
Utilities	All available
Shape	Irregular
Landscaping	Grass and shrubbery
Parking	NA
Rail Service	NA
Fencing	NA
Flood Info	No flood hazard
Drainage	Appears adequate
Easements	No adverse easements
Access	Good; Frontage on two streets

Land Size Information

Gross Land Size	9.876 Acres or 430,194 SF
Allowable Units	592
Front Footage	684 ft Jackson St.; 293 ft Houston St.

Indicators

Sale Price/Gross SF	\$40.68
Sale Price/Allowable Units	\$29,561

Remarks

The overall site consists of two adjacent garden apartment complexes that were purchased simultaneously and immediately transferred into a development entity. The final transfer included a \$200,000 premium that has been excluded from our analysis since it was not arm's length. The property was acquired for redevelopment with the Alexan 360 Apartments which is announced to include 592 units. Several other

apartment complexes and SFRs in the area have been torn down and are being redeveloped with single-family homes and condominiums. The seller had secured an approved development plan prior to closing.

Land Sale No. 9-D**Property Identification**

Record ID	950
Property Type	Residential, Multi-Family
Address	523 Decatur Street, Atlanta, Fulton County, Georgia 30312
Location	Bounded by Decatur St., Boulevard, & Daniel St.
Tax ID	0014-0045-0003-084 - 093, 112, & 113
District	14
Land Lot	45

Sale Data

Grantor	Urban Renaissance Properties, LLC
Grantee	John Willis Homes, Inc.
Sale Date	July 29, 2005
Deed Book/Page	40601-455
Property Rights	Fee simple
Conditions of Sale	Arm's length
Financing	Peachtree Bank; \$2,511,400; Due 7/29/06
Verification	John Willis, May 08, 2006; Other sources: Public records, Confirmed by David Sibley

Sale Price	\$1,775,000
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Land Data

Zoning	MR-2, Residential
Topography	Slopes upward from Decatur St.
Utilities	All available on site
Shape	Irregular
Flood Info	No flood hazard
Drainage	Appears adequate
Easements	No adverse easements
Access	Good from Decatur St. & Daniel St.

Land Size Information

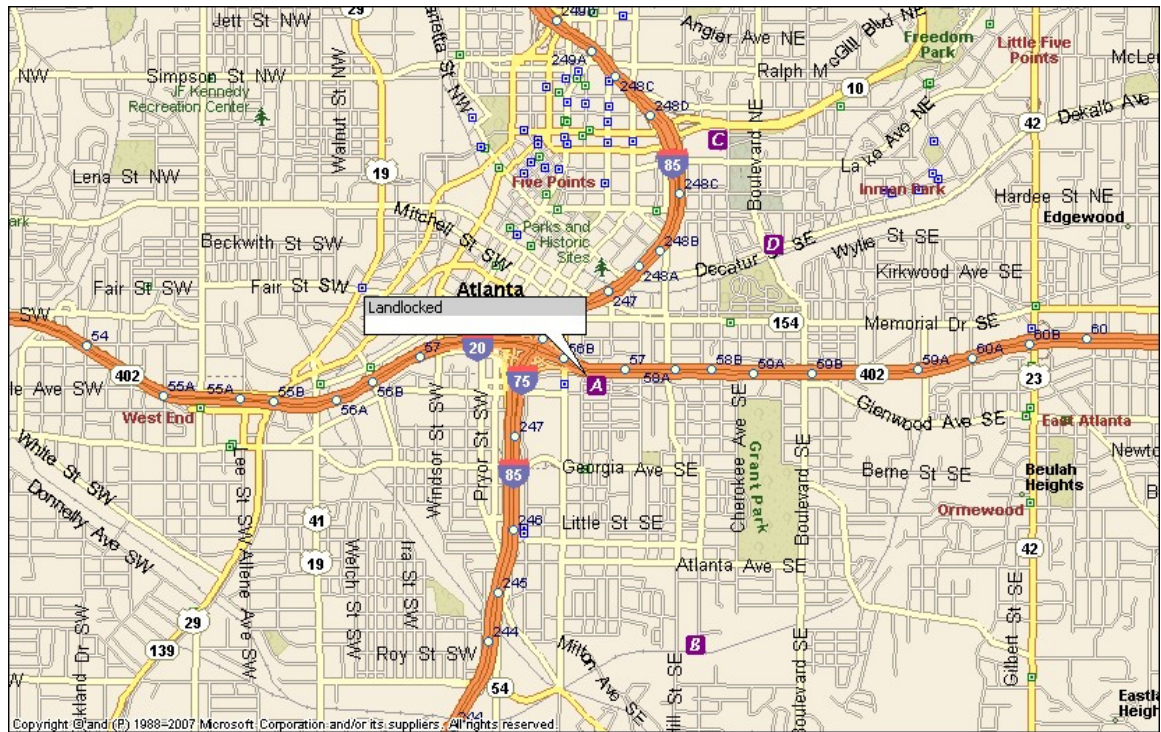
Gross Land Size	1.225 Acres or 53,361 SF
Actual Units	48
Front Footage	211 ft Decatur St.; 203 ft Boulevard; 216 ft Daniel St.

Indicators

Sale Price/Gross SF	\$33.26
Sale Price/Actual Units	\$36,979

Remarks

Located in economically depressed area that is undergoing rapid transition to more upscale demographics through redevelopment and gentrification activity. The Decatur Street/DeKalb Avenue corridor has over ten active multi-family projects in various stages of development at present. The single-family homes on this assembled site were subsequently demolished to permit redevelopment with a townhouse project.



Case Study 10

<u>No.</u>	<u>Sale Date</u>	<u>Price</u>	<u>Size/AC</u>	<u>Price/AC</u>	<u>Landlocked Price as a % of Non- Landlocked Price</u>
10-A Landlocked	Jan-07	\$16,000	0.653	\$24,503	-
10-B	Apr-07	\$20,000	0.170	\$117,650	20.83%

The properties in Case Study 10 are located in southwest Atlanta. Parcel 10-A is a landlocked assemblage of two tax parcels located one lot from public road frontage. Parcel 10-B is located within the same block of Parcel 10-A. Parcel 10-B has public road frontage and is slightly smaller than typical lots in the area; however, Parcel 10-B is still considered buildable as a residential lot.

Land Sale No. 10-A**Property Identification**

Property Type	Residential Lot
Address	One lot east of Enota Place, north side of the abandoned right of way of Chicamauga Avenue
Tax ID	14-0140-0002-012 & 011
District	14
Land Lot	140

Sale Data

Grantor	Mattie Jo Sims
Grantee	The Trust for Public Land
Sale Date	January 26, 2007
Deed Book/Page	44354-80
Property Rights	Fee simple
Conditions of Sale	Arms length
Financing	Cash to seller

Sale Price	\$16,000
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Land Data

Zoning	R4, Single Family Residential
Topography	Rolling to hilly
Utilities	All available
Shape	Rectangular
Flood Info	No flood hazard
Drainage	Appears adequate
Easements	No detrimental easements
Access	Poor, landlocked

Land Size Information

Gross Land Size	0.653 Acre or 28,445 SF
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Indicators

Sale Price/Gross Acre	\$24,503
Sale Price/Gross SF	\$0.56

Remarks

This is the sale of a landlocked-single-family lot comprised of two tax parcels. The lot requires the assemblage of one tax parcel to gain frontage along Enota Place. The lot was purchased for greenspace.

Land Sale No. 10-B**Property Identification**

Property Type	Residential Lot
Address	Southeast corner of Enota Place and the Interstate 20 right of way
Tax ID	14-0140-0002-016
District	14
Land Lot	140

Sale Data

Grantor	Joel Johnson
Grantee	The Trust for Public Land
Sale Date	April 9, 2007
Deed Book/Page	44792-586
Property Rights	Fee simple
Conditions of Sale	Arms length
Financing	Cash to seller

Sale Price	\$20,000
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Land Data

Zoning	R4, Single Family Residential
Topography	Rolling to hilly
Utilities	All available
Shape	Rectangular
Flood Info	No flood hazard
Drainage	Appears adequate
Easements	No detrimental easements
Access	Average

Land Size Information

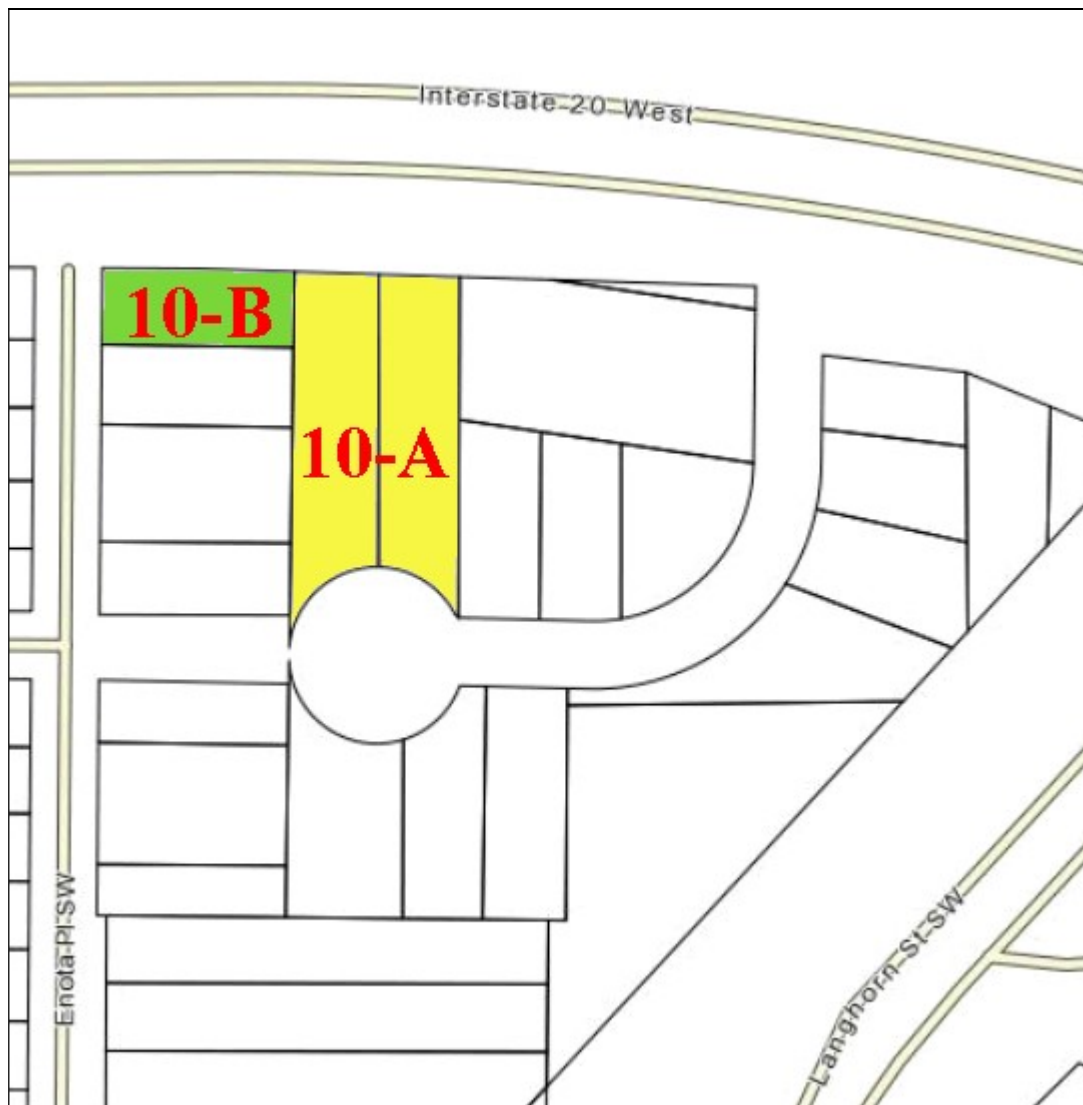
Gross Land Size	0.170 Acre or 7,405 SF
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Indicators

Sale Price/Gross Acre	\$117,650
Sale Price/Gross SF	\$2.70

Remarks

This is the sale of a vacant, single-family lot in southwest Atlanta. The lot previously supported a residence and was purchased for greenspace.



Case Study 11

<u>No.</u>	<u>Sale Date</u>	<u>Price</u>	<u>Size/AC</u>	<u>Price/AC</u>	<u>Landlocked Price as a % of Non- Landlocked Price</u>
11-A Landlocked	Apr-11	\$9,361	0.215	\$43,565	-
11-B Landlocked	Apr-11	\$23,418	0.718	\$32,605	-
11-C	Apr-11	\$22,800	0.143	\$159,289	27.3%

The properties in Case Study 11 are located in southwest Atlanta. Parcel 11-A is a landlocked single-family lot. Parcel 11-B represents three non-contiguous tax parcels purchased in a single transaction. The landlocked parcels would require several to assemble in order to gain public road access. Parcel 11-C is a buildable residential lot that has public road frontage and is located proximate to the landlocked parcels.

Land Sale No. 11-A**Property Identification**

Property Type	Residential Lot
Address	Two lots east of Enota Place, south side of the abandoned right of way of Chicamauga Avenue
Tax ID	14-0140-0002-071
District	14
Land Lot	140

Sale Data

Grantor	Marathon Holdings, LLC
Grantee	Atlanta Beltline, Inc.
Sale Date	April 25, 2011
Deed Book/Page	50016-104
Property Rights	Fee simple
Conditions of Sale	Arms length
Financing	Cash to seller

Sale Price	\$9,361
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Land Data

Zoning	R4, Single Family Residential
Topography	Rolling to hilly
Utilities	All available
Shape	Rectangular
Flood Info	No flood hazard
Drainage	Appears adequate
Easements	No detrimental easements
Access	Poor, landlocked

Land Size Information

Gross Land Size	0.215 Acre or 9,360SF
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Indicators

Sale Price/Gross Acre	\$43,565
Sale Price/Gross SF	\$1.00

Remarks

This is the sale of a landlocked-single-family lot in southwest Atlanta. The lot requires the assemblage of two tax parcels to gain frontage along Enota Place. The lot was purchased for greenspace.

Land Sale No. 11-B**Property Identification**

Property Type	Residential Lot
Address	East side of Enota Place along the abandoned right of way of Chicamauga Avenue
Tax ID	14-0140-0002-008, 073, & 087
District	14
Land Lot	140

Sale Data

Grantor	Marathon Holding, LLC
Grantee	Atlanta Beltline, Inc.
Sale Date	April 25, 2011
Deed Book/Page	50016-79
Property Rights	Fee simple
Conditions of Sale	Arms length
Financing	Cash to seller

Sale Price	\$23,419
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Land Data

Zoning	R4, Single Family Residential
Topography	Rolling to hilly
Utilities	All available
Shape	Rectangular
Flood Info	No flood hazard
Drainage	Appears adequate
Easements	No detrimental easements
Access	Poor, landlocked

Land Size Information

Gross Land Size	0.718 Acre or 31,286 SF
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Indicators

Sale Price/Gross Acre	\$32,605
Sale Price/Gross SF	\$0.75

Remarks

This is the sale of three non-contiguous landlocked lots in southwest Atlanta. The lots were purchased for greenspace.

Land Sale No. 11-C**Property Identification**

Property Type	Residential Lot
Address	East side of Enota Place two lots south of Enota Park
Tax ID	14-0140-0002-067
District	14
Land Lot	140

Sale Data

Grantor	DM Land Development Group, LLC
Grantee	Atlanta Beltline, LLC
Sale Date	April 25, 2011
Deed Book/Page	50016-83
Property Rights	Fee simple
Conditions of Sale	Arms length
Financing	Cash to seller

Sale Price	\$22,800
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Land Data

Zoning	R4, Single Family Residential
Topography	Rolling to hilly
Utilities	All available
Shape	Rectangular
Flood Info	No flood hazard
Drainage	Appears adequate
Easements	No detrimental easements
Access	Average

Land Size Information

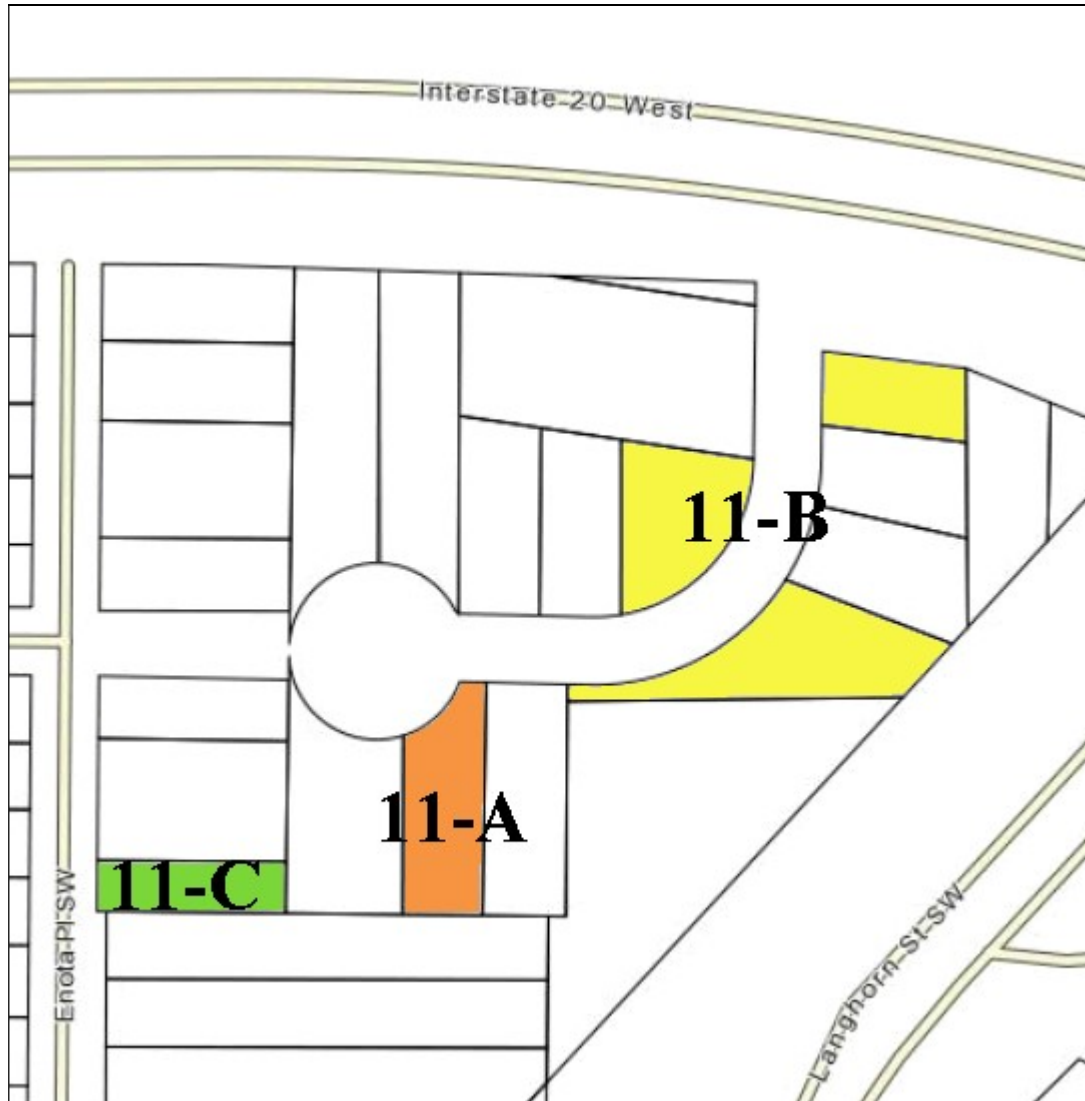
Gross Land Size	0.143 Acre or 6,235 SF
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Indicators

Sale Price/Gross Acre	\$159,289
Sale Price/Gross SF	\$3.66

Remarks

This is the sale of a single-family lot in southwest Atlanta. The lot was purchased for greenspace.



Case Study 12

<u>No.</u>	<u>Sale Date</u>	<u>Price</u>	<u>Size/AC</u>	<u>Price/AC</u>	<u>Landlocked Price as a % of Non- Landlocked Price</u>
12-A Landlocked	Aug-11	\$2,155	0.190	\$11,337	-
12-B Landlocked	Aug-11	\$2,137	0.165	\$12,987	-
12-C Landlocked	Aug-11	\$1,979	0.159	\$12,439	-
12-D	Apr-11	\$22,800	0.143	\$159,289	7.12% 8.15% 7.81%

The properties in Case Study 12 are located in southwest Atlanta. Parcels 12-A, 12-B, and 12-C are landlocked single-family lots that sold at auction. Parcel 12-D is a buildable residential lot that has public road frontage and is located proximate to the landlocked parcels.

Land Sale No. 12-A**Property Identification**

Property Type	Residential Lot
Address	East of Enota Place, north side of the abandoned right of way of Chicamauga Avenue
Tax ID	14-0140-0002-010
District	14
Land Lot	140

Sale Data

Grantor	L. A. & Bernice F. Thompson
Grantee	Reliance Equities, LLC
Sale Date	August, 2, 2011
Deed Book/Page	50532-520
Property Rights	Fee simple
Conditions of Sale	Arms length
Financing	Cash to seller

Sale Price	\$2,155
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Land Data

Zoning	R4, Single Family Residential
Topography	Rolling to hilly
Utilities	All available
Shape	Rectangular
Flood Info	No flood hazard
Drainage	Appears adequate
Easements	No detrimental easements
Access	Poor, landlocked

Land Size Information

Gross Land Size	0.190 Acre or 8,280 SF
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Indicators

Sale Price/Gross Acre	\$11,337
Sale Price/Gross SF	\$0.26

Remarks

This is the sale of a landlocked-single-family lot in southwest Atlanta. The lot requires the assemblage of several tax parcels to gain frontage along Enota Place. The lot sold at auction and was purchased for greenspace.

Land Sale No. 12-B**Property Identification**

Property Type	Residential Lot
Address	East of Enota Place, north side of the abandoned right of way of Chicamauga Avenue
Tax ID	14-0140-0002-009
District	14
Land Lot	140

Sale Data

Grantor	L. A. & Bernice F. Thompson
Grantee	Reliance Equities, LLC
Sale Date	August, 2, 2011
Deed Book/Page	50532-518
Property Rights	Fee simple
Conditions of Sale	Arms length
Financing	Cash to seller

Sale Price	\$2,137
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Land Data

Zoning	R4, Single Family Residential
Topography	Rolling to hilly
Utilities	All available
Shape	Rectangular
Flood Info	No flood hazard
Drainage	Appears adequate
Easements	No detrimental easements
Access	Poor, landlocked

Land Size Information

Gross Land Size	0.165 Acre or 7,168 SF
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Indicators

Sale Price/Gross Acre	\$12,987
Sale Price/Gross SF	\$0.30

Remarks

This is the sale of a landlocked-single-family lot in southwest Atlanta. The lot requires the assemblage of several tax parcels to gain frontage along Enota Place. The lot sold at auction and was purchased for greenspace.

Land Sale No. 12-C**Property Identification**

Property Type	Residential Lot
Address	East of Enota Place, north side of the abandoned right of way of Chicamauga Avenue
Tax ID	14-0140-0002-027
District	14
Land Lot	140

Sale Data

Grantor	S. S. Robinson & M. V. Sullivan
Grantee	Reliance Equities, LLC
Sale Date	August, 2, 2011
Deed Book/Page	50529-109
Property Rights	Fee simple
Conditions of Sale	Arms length
Financing	Cash to seller

Sale Price	\$1,979
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Land Data

Zoning	R4, Single Family Residential
Topography	Rolling to hilly
Utilities	All available
Shape	Rectangular
Flood Info	No flood hazard
Drainage	Appears adequate
Easements	No detrimental easements
Access	Poor, landlocked

Land Size Information

Gross Land Size	0.159 Acre or 6,930 SF
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Indicators

Sale Price/Gross Acre	\$12,439
Sale Price/Gross SF	\$0.29

Remarks

This is the sale of a landlocked-single-family lot in southwest Atlanta. The lot requires the assemblage of several tax parcels to gain frontage along Enota Place. The lot sold at auction and was purchased for greenspace.

Land Sale No. 12-D**Property Identification**

Property Type	Residential Lot
Address	East side of Enota Place two lots south of Enota Park
Tax ID	14-0140-0002-067
District	14
Land Lot	140

Sale Data

Grantor	DM Land Development Group, LLC
Grantee	Atlanta Beltline, LLC
Sale Date	April 25, 2011
Deed Book/Page	50016-83
Property Rights	Fee simple
Conditions of Sale	Arms length
Financing	Cash to seller

Sale Price	\$22,800
-------------------	----------

Land Data

Zoning	R4, Single Family Residential
Topography	Rolling to hilly
Utilities	All available
Shape	Rectangular
Flood Info	No flood hazard
Drainage	Appears adequate
Easements	No detrimental easements
Access	Average

Land Size Information

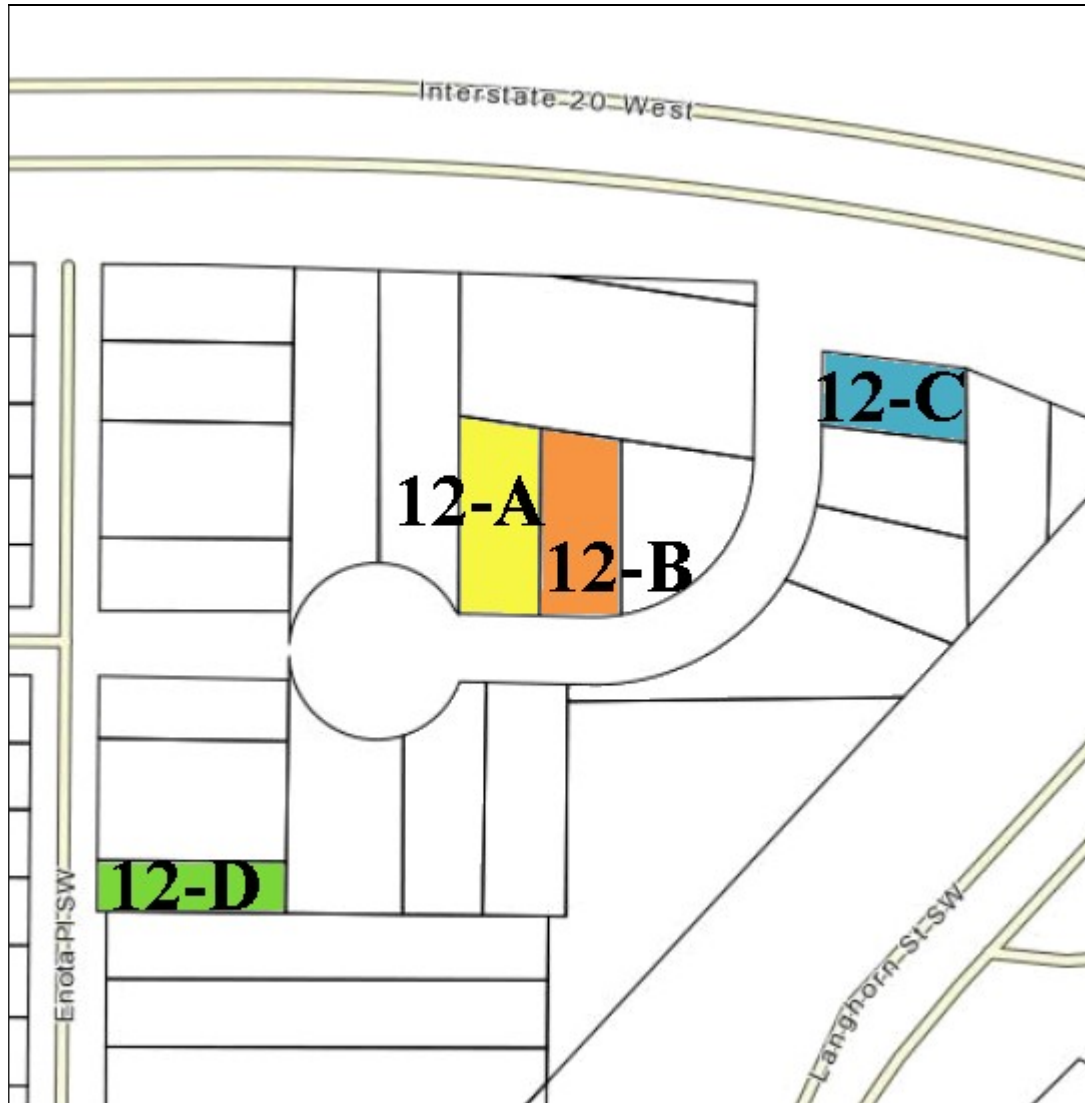
Gross Land Size	0.143 Acre or 6,235 SF
------------------------	------------------------

Indicators

Sale Price/Gross Acre	\$159,289
Sale Price/Gross SF	\$3.66

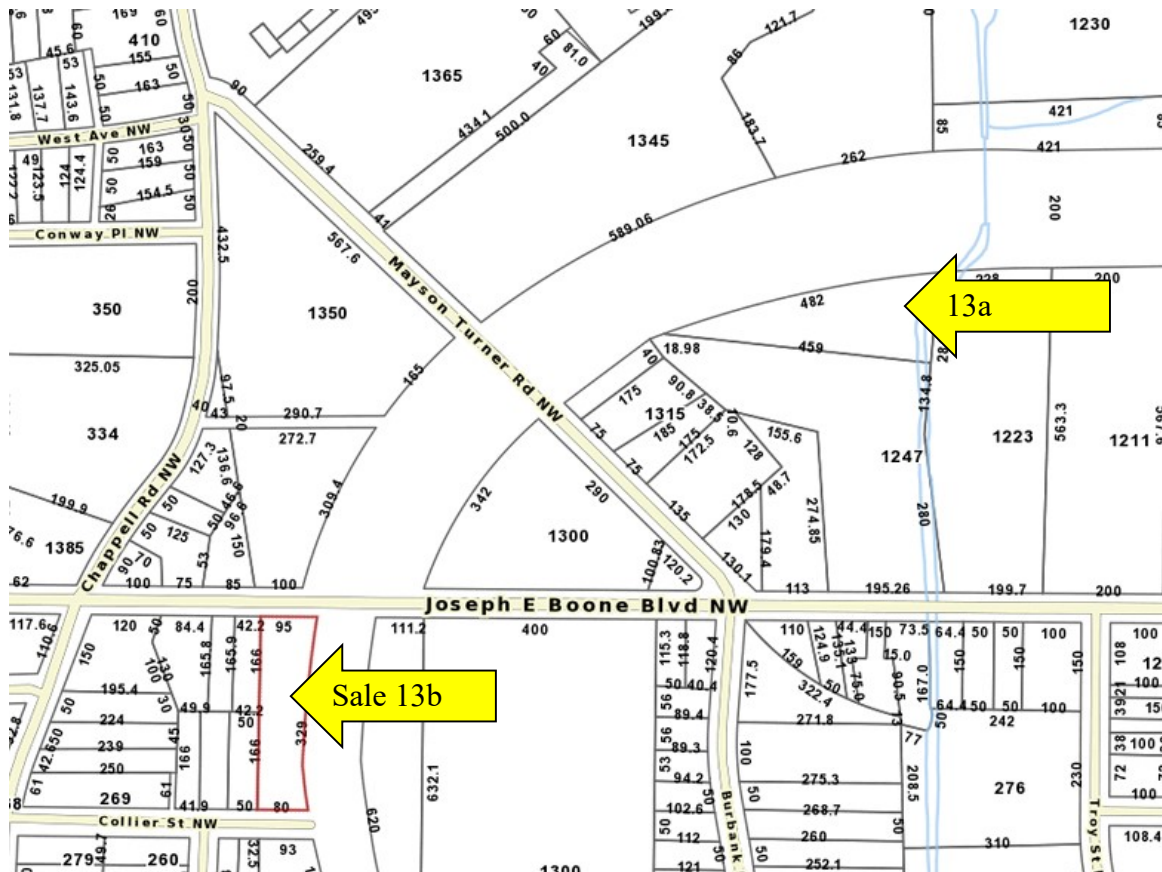
Remarks

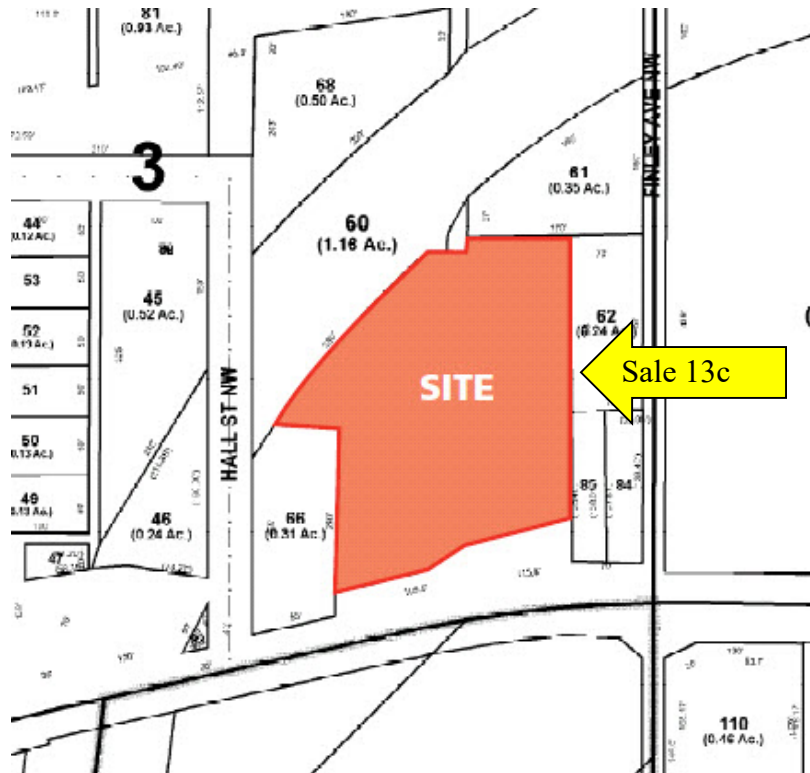
This is the sale of a single-family lot in southwest Atlanta. The lot was purchased for greenspace.



Case Study 13

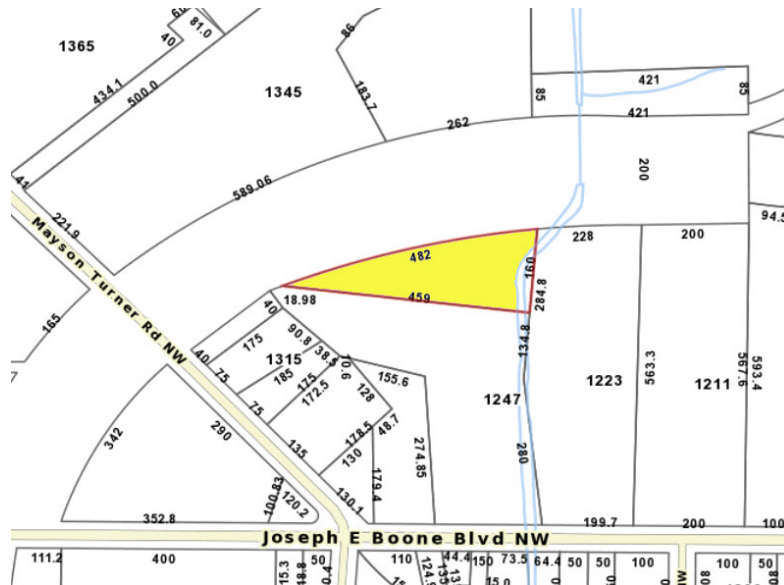
<u>No.</u>	<u>Sale Date</u>	<u>Price</u>	<u>Size/AC</u>	<u>Price/Acre</u>	<u>Landlocked Price as a % of Non-Landlocked Price</u>
13-A (Landlocked)	10/14	\$3,000	0.843	\$3,559	-
13-B	3/13	\$55,000	0.63	\$87,302	4.1%
13-C	11/15	\$140,000	1.29	\$108,527	3.3%

Percentage Price Reduction for Landlocked Parcel:**95.9% - 96.7%**



The properties in Case Study 13 are located in southwest Atlanta, near the intersection of Joseph E. Boone Boulevard and Mayson Turner Road, and in northwest Atlanta, near the intersection of Donald Lee Hollowell Parkway and Finley Avenue. Sale 13a and 13b have long boundaries with the same rail line, but Sale 13a is a backland tract and Sale 13b has 95 feet of road frontage. Sale 13c has 221 feet of road frontage and adjoins the Atlanta BeltLine.

LAND SALE NO. 13a



PT-61 (Rev. 11/04) To be filed in **FULTON COUNTY** PT-61 060-2014-036908

SECTION A - SELLER'S INFORMATION (Do not use agent's information)			SECTION C - TAX COMPUTATION	
SELLER'S LAST NAME Rodgers, aka Peggy Cole ...*	FIRST NAME Peggy	MIDDLE C.	Exempt Code If no exempt code enter NONE	NONE
MAILING ADDRESS (STREET & NUMBER) 2468 Old Hwy 100			1. Actual Value of consideration received by seller Complete Line 1A if actual value unknown	\$3,000.00
CITY, STATE / PROVINCE / REGION, ZIP CODE, COUNTRY Tallapoosa, GA 30176 USA		DATE OF SALE 10/30/2014	1A. Estimated fair market value of Real and Personal property	\$0.00
SECTION B - BUYER'S INFORMATION (Do not use agent's information)			2. Fair market value of Personal Property only	\$0.00
BUYER'S BUSINESS / ORGANIZATION / OTHER NAME Carbo Properties, LLC			3. Amount of items and encumbrances not removed by transfer	\$0.00
MAILING ADDRESS (Must use buyer's address for tax billing & notice purposes) P. O. Box 71296			4. Net Taxable Value (Line 1 or 1A less Lines 2 and 3)	\$3,000.00
CITY, STATE / PROVINCE / REGION, ZIP CODE, COUNTRY Marietta, GA 30007 USA		Check Buyers Intended Use () Residential () Commercial () Agricultural () Industrial	5. TAX DUE at .10 per \$100 or fraction thereof (Minimum \$1.00)	\$3.00
SECTION D - PROPERTY INFORMATION (Location of Property (Street, Route, Hwy, etc))				
HOUSE NUMBER & EXTENSION (ex 265A)	PRE-DIRECTION, STREET NAME AND TYPE, POST DIRECTION			SUITE NUMBER
COUNTY FULTON	CITY (IF APPLICABLE)		MAP & PARCEL NUMBER 14 0143 0010 010 6	ACCOUNT NUMBER
TAX DISTRICT	GMD	LAND DISTRICT 14	ACRES	LAND LOT 143
SUB LOT & BLOCK				
SECTION E - RECORDING INFORMATION (Official Use Only)				
DATE	DEED BOOK 54366	DEED PAGE 347	PLAT BOOK	PLAT PAGE

ADDITIONAL BUYERS
None

...*. This symbol signifies that the data was too big for the field. The original values are shown below.
SELLER'S LAST NAME: Rodgers, aka Peggy Cole Rodgers

Property Identification

Property ID	18867
Property Type	Land Other
Address	No street frontage
City, State Zip	Atlanta, Georgia 30318
County	Fulton
Tax ID	14 0143-0010-0106

Sale Data

Seller	Rodgers Family Members
Buyer	Carbo Properties, LLC
Sale Date	10-30-2014
Sale Status	Closed
Deed Book/Page	54366-347
Property Rights	Fee Simple
Financing	All Cash to Seller
Conditions of Sale	Arm's Length
Verification	Public records, deed, etc
Verification Date	06-07-2016
Confirmed By	Sharan Martin

Sales Price	\$3,000
Adjustments (\$)	\$0
Adjusted Price	\$3,000

Land Data

Land Size	0.84300 acres or 36,721 SF
Usable Site (% of Total)	0.0%
Utilities	All available, including sewer
Shape	Triangular
Drainage	Appears adequate.
Visibility	Poor
Zoning	RG3;

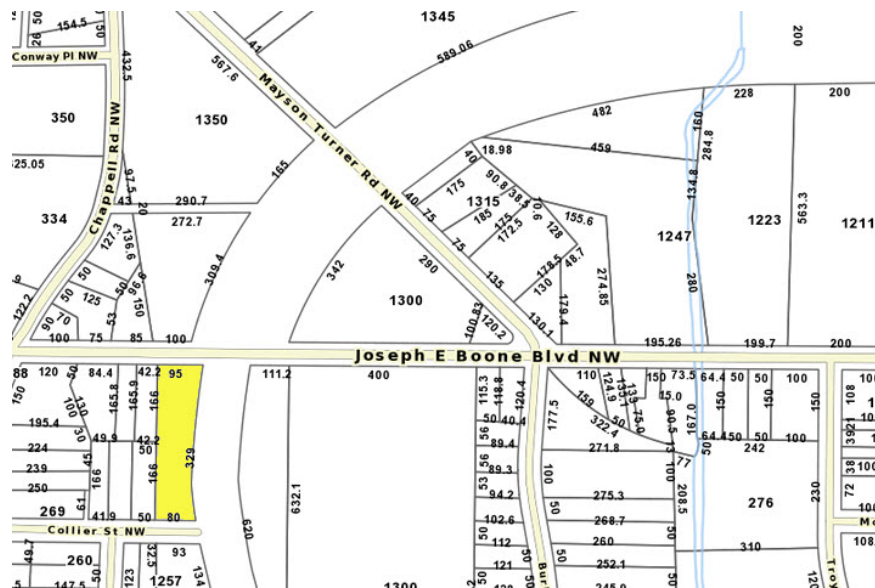
Indicators

Sale Price/Gross Acre	\$3,559
Sale Price/Gross SF	\$.08

Remarks

This is the sale to local distressed-property investors of a small landlocked site located between an active rail line and the buyer's 55-year-old, 64-unit, multi-building apartment project on 2.1 acres which fronts Joseph E Boone Blvd. The apartments, owned since 2000, are in poor condition but occupied. The acquisition expands the buyer's overall holding and enhances the site's redevelopment potential. A creek runs with the now-aligned easterly property of both parcels.

LAND SALE NO. 13b



PT-61 (Rev. 11/04) To be filed in **FULTON COUNTY** PT-61 060-2013-015082

SECTION A - SELLER'S INFORMATION (Do not use agent's information)			SECTION C - TAX COMPUTATION	
SELLER'S LAST NAME Gibson	FIRST NAME Leon	MIDDLE	Exempt Code If no exempt code enter NONE	NONE
MAILING ADDRESS (STREET & NUMBER) P. O. Box 54735			1. Actual Value of consideration received by seller Complete Line 1A if actual value unknown	\$55,000.00
CITY, STATE / PROVINCE / REGION, ZIP CODE, COUNTRY Atlanta, GA 30308 USA			DATE OF SALE 3/5/2013	1A. Estimated fair market value of Real and Personal property
SECTION B - BUYER'S INFORMATION (Do not use agent's information)			2. Fair market value of Personal Property only	\$0.00
BUYER'S LAST NAME Jones	FIRST NAME Gregory	MIDDLE	3. Amount of liens and encumbrances not removed by transfer	\$0.00
MAILING ADDRESS (Must use buyer's address for tax billing & notice purposes) 1289 Eason St NW			4. Net Taxable Value (Line 1 or 1A less Lines 2 and 3)	\$55,000.00
CITY, STATE / PROVINCE / REGION, ZIP CODE, COUNTRY Atlanta, GA 30314 USA			5. TAX DUE at .10 per \$100 or fraction thereof (Minimum \$1.00)	\$55.00
SECTION D - PROPERTY INFORMATION (Location of Property (Street, Route, Hwy, etc))				
HOUSE NUMBER & EXTENSION (ex 265A) 0	PRE-DIRECTION, STREET NAME AND TYPE, POST DIRECTION Joseph E. Boone Boulevard			SUITE NUMBER
COUNTY FULTON	CITY (IF APPLICABLE) Atlanta		MAP & PARCEL NUMBER 14-0142-0002-027-1	ACCOUNT NUMBER
TAX DISTRICT GMD	LAND DISTRICT 142	ACRES	LAND LOT 14th	SUB LOT & BLOCK
SECTION E - RECORDING INFORMATION (Official Use Only)				
DATE	DEED BOOK 52359	DEED PAGE 163	PLAT BOOK	PLAT PAGE
ADDITIONAL BUYERS None				

Property Identification**Property ID**

18872

Property Type

Land Other

Address

Joseph E. Boone

City, State Zip

Atlanta, Georgia 30318

County

Fulton

Tax ID

14 0142-0002-0271

Sale Data

Seller	Leon Gibson
Buyer	Jones, Gregory
Sale Date	03-05-2013
Sale Status	Closed
Deed Book/Page	52359-163
Property Rights	Fee Simple
Financing	All Cash to Seller
Conditions of Sale	Arm's Length
Verification	Public records, deed, etc
Verification Date	06-13-2016
Confirmed By	Sharan Martin

Sales Price	\$55,000
Adjustments (\$)	\$0
Adjusted Price	\$55,000

Land Data

Land Size	0.63000 acres or 27,443 SF
Usable Site (% of Total)	0.0%
Utilities	All available, including sewer
Shape	Rectangular
Drainage	Appears adequate.
Visibility	Average
Zoning	C1;

Indicators

Sale Price/Gross Acre	\$87,302
Sale Price/Gross SF	\$2.00

LAND SALE NO. 13c



PT-61 (Rev. 11/04)

To be filed in **FULTON COUNTY**

PT-61 060-2015-017121

SECTION A - SELLER'S INFORMATION (Do not use agent's information)				SECTION C - TAX COMPUTATION	
SELLER'S LAST NAME Frie	FIRST NAME Rita	MIDDLE Thompson	Exempt Code If no exempt code enter NONE	NONE	
MAILING ADDRESS (STREET & NUMBER) 133 Devane			1. Actual Value of consideration received by seller Complete Line 1A if actual value unknown	\$70,000.00	
CITY, STATE / PROVINCE / REGION, ZIP CODE, COUNTRY Chattahoochee, FL 32324 USA		DATE OF SALE 5/22/2015	1A. Estimated fair market value of Real and Personal property	\$0.00	
SECTION B - BUYER'S INFORMATION (Do not use agent's information)			2. Fair market value of Personal Property only	\$0.00	
BUYER'S BUSINESS / ORGANIZATION / OTHER NAME TaCsites, LLC			3. Amount of liens and encumbrances not removed by transfer	\$0.00	
MAILING ADDRESS (Must use buyer's address for tax billing & notice purposes) 765 East Avenue NE			4. Net Taxable Value (Line 1 or 1A less Lines 2 and 3)	\$70,000.00	
CITY, STATE / PROVINCE / REGION, ZIP CODE, COUNTRY Atlanta, GA 30312 USA		Check Buyers Intended Use () Residential () Commercial () Agricultural () Industrial	5. TAX DUE at .10 per \$100 or fraction thereof (Minimum \$1.00)	\$70.00	
SECTION D - PROPERTY INFORMATION (Location of Property (Street, Route, Hwy, etc))					
HOUSE NUMBER & EXTENSION (ex 265A) 1085	PRE-DIRECTION, STREET NAME AND TYPE, POST DIRECTION Donald Lee Hollowell Parkway			SUITE NUMBER	
COUNTY FULTON	CITY (IF APPLICABLE) Atlanta		MAP & PARCEL NUMBER 14-0113-0003-065-5	ACCOUNT NUMBER	
TAX DISTRICT GMD	LAND DISTRICT 14th	ACRES	LAND LOT 113	SUB LOT & BLOCK	
SECTION E - RECORDING INFORMATION (Official Use Only)					
DATE	DEED BOOK 54990	DEED PAGE 621	PLAT BOOK	PLAT PAGE	

ADDITIONAL BUYERS
None

PT-61 (Rev. 11/04) To be filed in **FULTON COUNTY** PT-61 060-2015-017119

SECTION A – SELLER'S INFORMATION (Do not use agent's information)			SECTION C – TAX COMPUTATION	
SELLER'S LAST NAME Frie	FIRST NAME Rita	MIDDLE Thompson	Exempt Code If no exempt code enter NONE	NONE
MAILING ADDRESS (STREET & NUMBER) 133 Devane			1. Actual Value of consideration received by seller Complete Line 1A if actual value unknown	\$70,000.00
CITY, STATE / PROVINCE / REGION, ZIP CODE, COUNTRY Chattahoochee, FL 32324 USA		DATE OF SALE 5/22/2015	1A. Estimated fair market value of Real and Personal property	\$0.00
SECTION B – BUYER'S INFORMATION (Do not use agent's information)			2. Fair market value of Personal Property only	\$0.00
BUYER'S BUSINESS / ORGANIZATION / OTHER NAME TaCSites, LLC			3. Amount of liens and encumbrances not removed by transfer	\$0.00
MAILING ADDRESS (Must use buyer's address for tax billing & notice purposes) 765 East Avenue NE			4. Net Taxable Value (Line 1 or 1A less Lines 2 and 3)	\$70,000.00
CITY, STATE / PROVINCE / REGION, ZIP CODE, COUNTRY Atlanta, GA 30312 USA		Check Buyers Intended Use () Residential () Commercial () Agricultural () Industrial	5. TAX DUE at .10 per \$100 or fraction thereof (Minimum \$1.00)	\$70.00
SECTION D – PROPERTY INFORMATION (Location of Property (Street, Route, Hwy, etc))				
HOUSE NUMBER & EXTENSION (ex 265A) 1071		PRE-DIRECTION, STREET NAME AND TYPE, POST DIRECTION Donald Lee Hollowell Parkway		SUITE NUMBER
COUNTY FULTON	CITY (IF APPLICABLE) Atlanta		MAP & PARCEL NUMBER 14-0113-0003-064-8	ACCOUNT NUMBER
TAX DISTRICT	GMD	LAND DISTRICT 14th	ACRES	LAND LOT 113
SECTION E – RECORDING INFORMATION (Official Use Only)				
DATE	DEED BOOK 54983	DEED PAGE 477	PLAT BOOK	PLAT PAGE

ADDITIONAL BUYERS
None

Property Identification

Property ID 18636
Property Type Land
Address 1071 - 1085 Donald Lee Hollowell Parkway
City, State Zip Atlanta, Georgia 30318
County Fulton
Tax ID 14-0113-003, parcels 64 and 65
Geographic Location North side of Donald Lee Hollowell Parkway about 320 yards west of Addie Street

Sale Data

Seller Rita T Frie
Buyer TaCsites, LLC
Sale Date 03-31-2015
Sale Status Closed
Deed Book/Page 54983-477
Property Rights Fee Simple
Financing All Cash to Seller
Conditions of Sale Arm's Length
Verification Inspection, Costar, Public Records
Verification Date 11-24-2015
Confirmed By Sharan Martin

Sales Price	\$140,000
Adjustments (\$)	\$0
Adjusted Price	\$140,000

Land Data

Land Size	1.29000 acres or 56,192 SF
Usable Site (Acres)	1.29000
Usable Site (% of Total)	100.0%
Primary Frontage (FT)	160.00
Secondary Frontage (FT)	210.00
Utilities	All available including sewer
Topography	Gently Rolling
Shape	Irregular
Grade	At and above road grade
Drainage	See remarks
Visibility	Average to good
Access	Direct onto easterly parcel
Flood Plain	No

Indicators

Sale Price/Gross Acre	\$108,527
Sale Price/Gross SF	\$2.49
Sale Price/ Usable Acre	\$108,528
Sale Price/ Usable SF	\$2.49
Sale Price/ FF	\$875.00

Remarks

This is the two-deed transfer of adjoining parcels in the northeast quadrant of Donald Lee Hollowell Parkway and the BeltLine. The site has average/good exposure for an interior site, but accessibility is reduced by half due to a guardrail in the westerly approach to the road s bridge over the old rail line. The site was listed first for \$349,000, then for \$200,000, before closing at \$140,000, equating to \$2.49 per square foot. The buyer is a local developer whose plans are uncertain. The institutional ownership of surrounding parcels suggests that assemblage could be difficult.

CARR, RAHN & ASSOCIATES, INC.
Real Estate Appraisers and Consultants

MATTHEW J. RAHN, MAI
DENNIS H. CARR, MAI

1770 THE EXCHANGE S.E.
SUITE 230
ATLANTA, GEORGIA 30339-2038

ASSOCIATES
JOHN F. PINNER
J. SAMUEL HAIR
DANIEL M. BURGESS

PHONE: (678) 686-5575
FAX: (678) 686-5595

August 19, 2024

Mr. Brandon Weiner
Vice President, Acquisitions & Development
Broward Development

RE: Old Atlanta Road ROW Abandonment;
10,040 square feet; Stockbridge, Henry
County, Georgia

Dear Mr. Weiner:

As requested, this letter serves to advise you of our time and fee estimate to appraise the referenced property. It is our understanding that we are to appraise the market value of the fee simple interest in the property as of the inspection date.

We have reviewed the scope and the time necessary to complete our assignment. Our fee includes one (1) hard copy and an electronic copy of the report. Additional copies will be furnished upon request at the actual cost of reproduction.

Our appraisal will be prepared in conformance with and subject to the Code of Ethics and Standards of Professional Practice of the Appraisal Institute and the Uniform Standards of Professional Appraisal Practice of the Standards Board of the Appraisal Foundation.

Our fee for providing the services outlined above will be \$2,750. We estimate delivery in approximately 45 days of written authorization to proceed. This delivery schedule assumes timely receipt of the information requested and full cooperation regarding access to the property.

If this assignment should be cancelled by you at any time prior to completion, you will be billed for any time and expenses incurred to date. At that time, you would also be entitled to a copy of any data compiled.

It should be noted that we are not experts in the area of hazardous materials and/or wetlands. Unless we have been advised otherwise, our report will have a limiting condition concerning hazardous materials and/or wetlands.

CARR, RAHN & ASSOCIATES, INC.
Real Estate Appraisers and Consultants

Mr. Brandon Weiner
Broward Development

August 19, 2024
Page 2

If you are in agreement with this proposal, please sign the copy of this letter attached hereto and return it to us at your earliest convenience. By signing, you are acknowledging liability for payment of this fee, plus 15% attorney's fees if collection is required.

We hope we can be of service to you in this matter. Please call if you have any questions.

Respectfully,

CARR, RAHN & ASSOCIATES, INC.



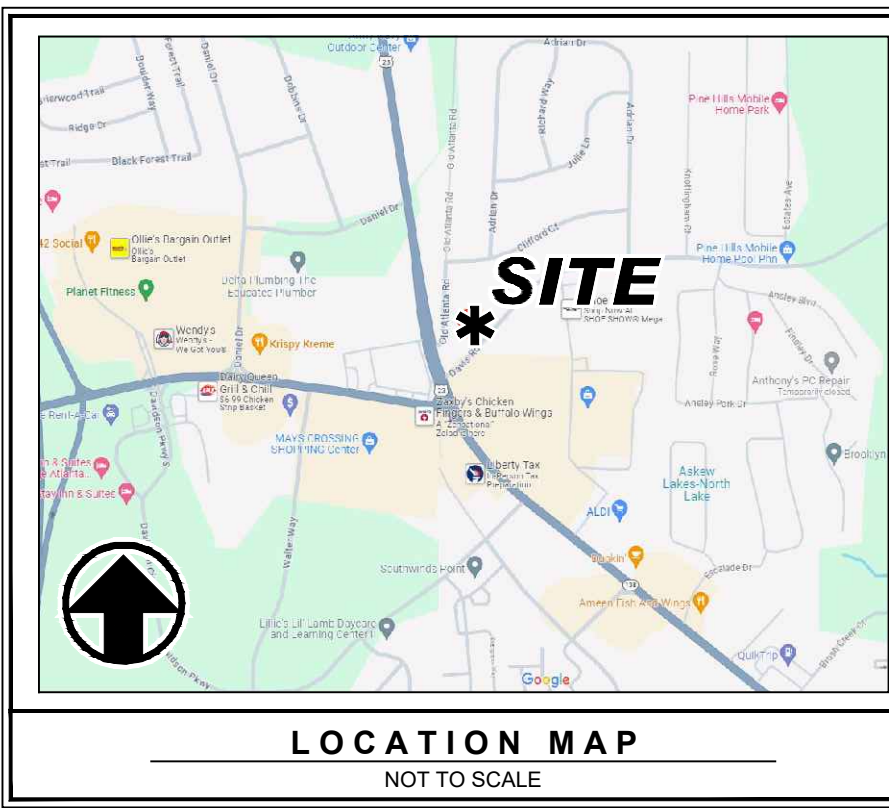
Matthew J. Rahn, MAI
State of Georgia Certified Real Property Appraiser (CG303999)

Above terms agreed to:



8/19/2024

Date



OWNER / DEVELOPER	
* Owner Developer Name *	
Owner Developer Address Line 1	24 HOUR EMERGENCY CONTACT
Owner Developer Address Line 2	*Owner Devr. 24 HR Name*
Owner Developer Phone Number	*Owner Devr. 24 HR Number*
	E-mail: O/D 24 Hr Contact E-mail*

4317 Park Drive, Suite 400
Norcross, Georgia 30093
Phone: (770) 416-7511
Fax: (770) 416-6759
www.travispruitt.com
CONTACT PERSON: ANDREW G. I
e-mail: andrew@travispruitt.com



SITE PLAN

DAVIS ROAD STORAGE

12 OLD ATLANTA ROAD. LAND LOT 71. 12TH DISTRICT. CITY OF STOCKBRIDGE. HENRY COUNTY. GEORGIA.

SITE ZONING:	C3, C1
SITE AREA:	3.851 ACRES
DISTURBED AREA: ± 'Disturbed Area' ACRES	
TAX PARCEL ID:	502-05007000, 502-05008000
BUILDING SETBACK LINES:	
FRONT YARD: 75 FT.	
REAR YARD: 25 FT.	
SIDE YARD: 25 FT.	
BUILDING SUMMARY:	
2-STORY BUILDING W/ BASEMENT	
BUILDING FOOT PRINT: 29,350 SQ. FT.	
BUILDING HEIGHT: "Building 1" Height: FT.	
PARKING SUMMARY	
DESCRIPTION	REQUIRED*
REGULAR PARKING	19
ADA ACCESSIBLE PARKING	1
TOTAL PARKING SPACES:	20
*ONE SPACE PER 5000 SQUARE FEET OF GROSS FLOOR AREA.	
PROJECT DESCRIPTION:	

NOTE: ALL CURB RADII ARE 5 FT. UNLESS OTHERWISE NOTED

NOTE: ALL DIMENSIONS ARE TO FACE OF CURB, FACE OF BUILDING, OR CENTER OF STRUCTURE, UNLESS OTHERWISE NOTED.

FLOOD HAZARD NOTE:

THIS PROPERTY DOES NOT LIE WITHIN A 100 YEAR FLOOD HAZARD ZONE AS
DEFINED BY THE F.E.M.A. FLOOD INSURANCE RATE MAP OF HENRY COUNTY
GEORGIA COMMUNITY PANEL NUMBER 13151C0067D, DATED 10/06/2016.

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 AT THE RISK OF THE USER OF 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 AND HIS CONTRACTORS SHALL HEREBY DISTINCTLY UNDERSTAND THAT THE SURVEYOR IS NOT RESPONSIBLE FOR THE CORRECTNESS OR SUFFICIENCY OF THIS INFORMATION.



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WITHOUT THE WRITTEN PERMISSION OF THIS ENGINEER.



For The Firm
Travis Pruitt & Associates, Inc.

DATE: 03-08-2024

SCALE: 1" = 30'

CN: 240063PN

JN: 1-24-0063

EN: 172-D-141

SHEET NO:

Stockbridge

Where Community Connects

Proposed FY 25 Budget



Lakeisha Gaines

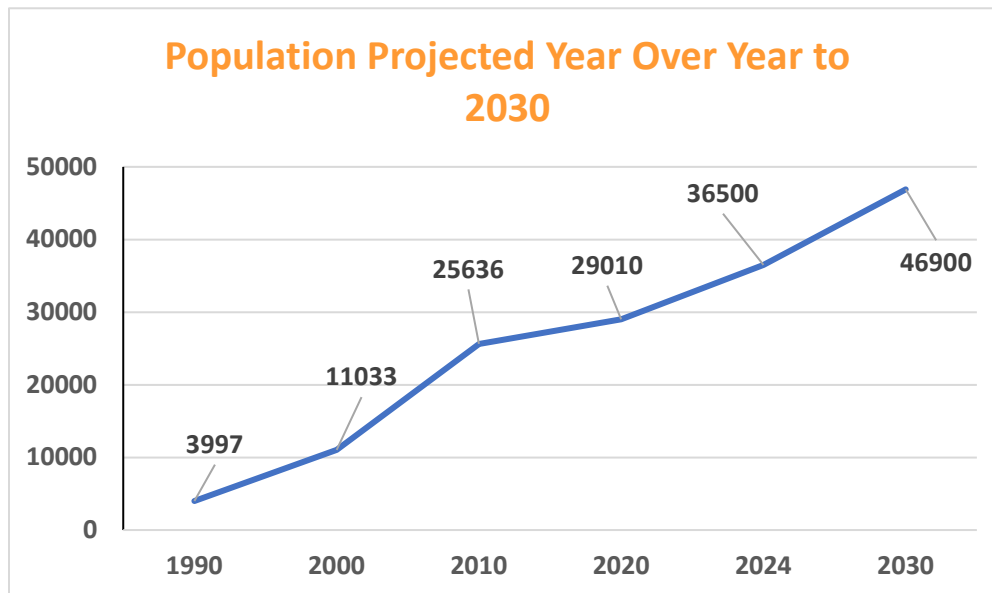
2025 Budget

MEMORANDUM

TO: Mayor and Council
FROM: Frederick Gardiner, City Manager
DATE: November 4, 2024
SUBJECT: FY 2025 Budget Letter

In accordance with Section 2.21.(5) Powers and Duties of the City Manager; The City Manager shall prepare and submit the annual operating and capital budgets to the City Council.

Attached you will find the proposed fiscal year 2025 annual operating and capital budgets for your review and consideration. This fiscal year's budget represents the continued commitment to fund the general operations of the municipal government as we continue to see high population growth as well as increased residential and commercial developments.



It is estimated that the population of the City of Stockbridge will grow from 36,500 to approximately 46,900 by 2030. If the rapid pace of development in Stockbridge and Henry County continues, these population estimates are likely to be realized. Along with this reality comes the need to continue to provide public safety via our police department as

well as road and utility services via our public works department. This budget does not anticipate any increases in permit and development fees or any increases in utility rates for the FY 2025 budget.

Millage Rate:

Stockbridge City Council has adopted the recommended millage rate for property taxes at 3.77 mills. This is the same rate adopted last year (2023), marking the first time in over 35 years that the City of Stockbridge instituted a property tax or millage rate. The continuation of this rate reflects the council's concerns about maintaining overall expenditures in line with the increasing demands for services and the rapid growth of the city's population and boundaries.

Budget Summary

Revenue: All budgets are predicated on the anticipated revenues collected and not the expenditure proposed. The operating fund for all governments is the general fund, which is one of four funds utilized by local government. The General Fund budget for the City of Stockbridge is recommended at \$29.2 million, an increase of \$2.6 million over FY 2024. This increase in revenue is due to a five percent (5%) rise in the digest.

Local Option Sales Tax (LOST) is anticipated to increase by over \$400,000, which is due in part to the increase garnered via the January 2023 annexation and the number of new commercial businesses located in the city. Prime in this commercial growth is the opening of the new half a million square foot COSTCO Wholesale store and the new Sprouts Grocery. It is also anticipated that our fines and forfeiture will increase by over \$500,000 as police activities around the city have increased and the school zone camera implementation has been deterring speeding around the schools within the city limits. The city's FY 2025 budget is balanced across all funds at a total of \$62,188,518, to include our general fund, enterprise funds, fiduciary fund, and special fund.

GENERAL FUND	FY 2022 ACTUAL	FY 2023 ACTUAL	FY 2024 ADOPTED	FY 2025 PROPOSED
TAXATION	\$13,493,766	\$15,384,672	\$22,721,810	\$24,149,868
LICENSES AND PERMITS	\$764,003	\$1,325,833	\$1,187,000	\$1,418,500
INTERGOVERNMENTAL REVENUE	\$281,849	\$1,212,068	\$228,000	\$288,000
CHARGE FOR SERVICES	\$280,123	\$356,380	\$343,600	\$840,800
FINES AND FORFEITURES	\$256,485	\$910,000	\$910,000	\$1,410,000
INVESTMENT INCOME	\$1,256	\$1,893	\$1,800	\$1,800
MISCELLANEOUS REVENUE	\$158,870	\$4,722,024	\$244,426	\$280,826
OTHER FINANCING SOURCES	\$121,260	\$969,694	\$1,015,000	\$849,517
TOTAL REVENUES	\$15,357,612	\$24,882,563	\$26,711,636	\$29,239,311

Expenditure: Under the budget rules, expenditure must equal revenue to have a balanced budget. The recommended General Fund Budget for Fiscal Year 2025 is \$29.2 million dollars and the key expenses under the FY 2025 budget are those of public safety and public works.

These two departments have seen an increase year after year due to the demands for their services, many of which are centered around the city's growth and development. The Stockbridge Police Department is recommended at \$8.7 million, which is a \$510,605 increase over FY 2024 budgeted amount. This increase will be mostly allocated towards adding additional officers to the force and their associated equipment cost. The Stockbridge Police Department was established in July 2022 and since that time the call for services has increased above those when Henry County Police Department was providing service to the city. The department has been keen on acquiring state and federal funds to offset the need for additional officers. One such grant has been the COPS grant we were awarded in 2023 to cover the cost of four (4) officers. One major requirement of this grant is that every year, the city is required to fund 25% of the cost until it's fully funded at the end of four (4) years. The department will continue its pursuit of grants to reduce the reliance on the budget over the coming years.

The Public Works Department across all functions is recommended at \$5.1 million for FY 2025. This represents a \$171,654 increase above the adopted \$4.9 million for FY 2024. Public Works, with the annexation of over 7,000 new residents, 91 miles of new roadway, and 30 miles of sidewalk, has seen an increase in calls for repair of these facilities. Our right of way (ROW) maintenance has been repurposed to address our roadways on a rotating schedule with a call crew to address urgent needs. As new developments come online, the need for right of way maintenance in these areas also becomes a priority to keep a well-maintained appearance for the city. With our state aid and SPLOST funds, it's anticipated that the Public Works Department will be able to meet the ever-increasing demands while keeping the high level of services that is expected.

Debt Services is another cost associated with an impact on the general fund expenditures at \$4.2 million. This cost is associated with the bonds floated to construct the Merle Manders Conference Center, City Hall, and the Stockbridge Amphitheater. Moreover, this cost is also associated with the repayment of bonds floated for the construction of a Performing Arts Center. Next year, however, the bonds associated with the Amphitheater will be fully paid off and that building will be free whereby reducing the city's total debt service amount.

Health Care has cost the city roughly \$3.3 million over the last few years, however, under this proposed budget, staff will be recommending a new healthcare provider which will reduce the cost by roughly \$300,000. The change should have little impact on the coverage that the city employees enjoy under the present provider.

Major capital projects needed to support the long-term maintenance of existing buildings and to accommodate future facilities that will serve our staff, youth, and seniors have been included in the proposed SPLOST. These projects include replacing the 1960 maintenance shop at \$4 million and constructing a much-needed youth and senior center that will provide enrichment opportunities to our next generation and aging residents at \$12 million. SPLOST Funding has also been proposed at \$8 million for the repairs to City Hall and the

Merle Manders Conference Center, both of which were built in 2009 and have been deferred proper maintenance.

Cost of living adjustment (COLA) has been proposed at 4% for all city employees with more than a year of service. This shows our commitment and appreciation to the hardworking and dedicated professional employees who go out every day to get the job done. As they are committed to the city, so are we to them. Showing our appreciation to the employees through the COLA, an improved work environment, and good equipment, only serves to boost morale, retain high performers and attract new high performing employees to the city.

Culture Activities continue to illustrate the progress of the city as we provide events that bring the diverse communities of Stockbridge together in a many shared spaces. The city under this budget has made a commitment to improvements in our existing and new parks via the general fund and SPLOST. The Events Department works to provide entertainment and cultural programs such as Bridgefest, Juneteenth, July 4th, etc. This department also coordinates with the amphitheater on such events and others that bring together the city and promote the city.

In conclusion, the City of Stockbridge is financially prime to meet the future challenges that await but is also ready to take advantage of the opportunities. There is growth in our commercial and residential portfolio that will serve the city well in the years to come.

Proposed Budget for Fiscal Year Ending December 31, 2025

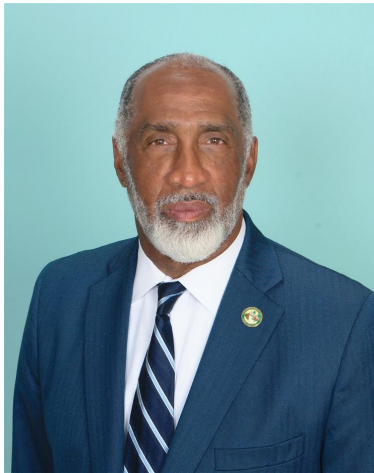


Submitted by:

Frederick Gardiner, City Manager

Lakeisha Gaines, Interim Treasurer

MAYOR AND COUNCIL



Anthony S. Ford



Lakeisha T. Gantt



Yolanda Barber



Alphonso Thomas



Elton Alexander



Kyle D. Berry Sr.
7

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City of Stockbridge, Georgia **Fiscal Year 2025 Budget Calendar**

Dates:

Action:

May 28
June 13-14
June 28
July 12
August 19
August 21 - 23
November 1
November 12
November 19
December 9

Distribute Budget worksheets to Dept Heads
City Manager Budget Retreat
Capital Budgets due to City Manager & Finance Officer
Capital Budget Review and Assessment
Draft Budget Review by Manager & Finance Officer
Mayor & City Council Budget Retreat
Submit Final Draft Budget to Mayor and Council
Public Hearing Meeting #1
Public Hearing Meeting #2
Budget Adoption @ City Council Meeting

PERSONNEL SUMMARY

City of Stockbridge --- 2024 Budgeted Positions

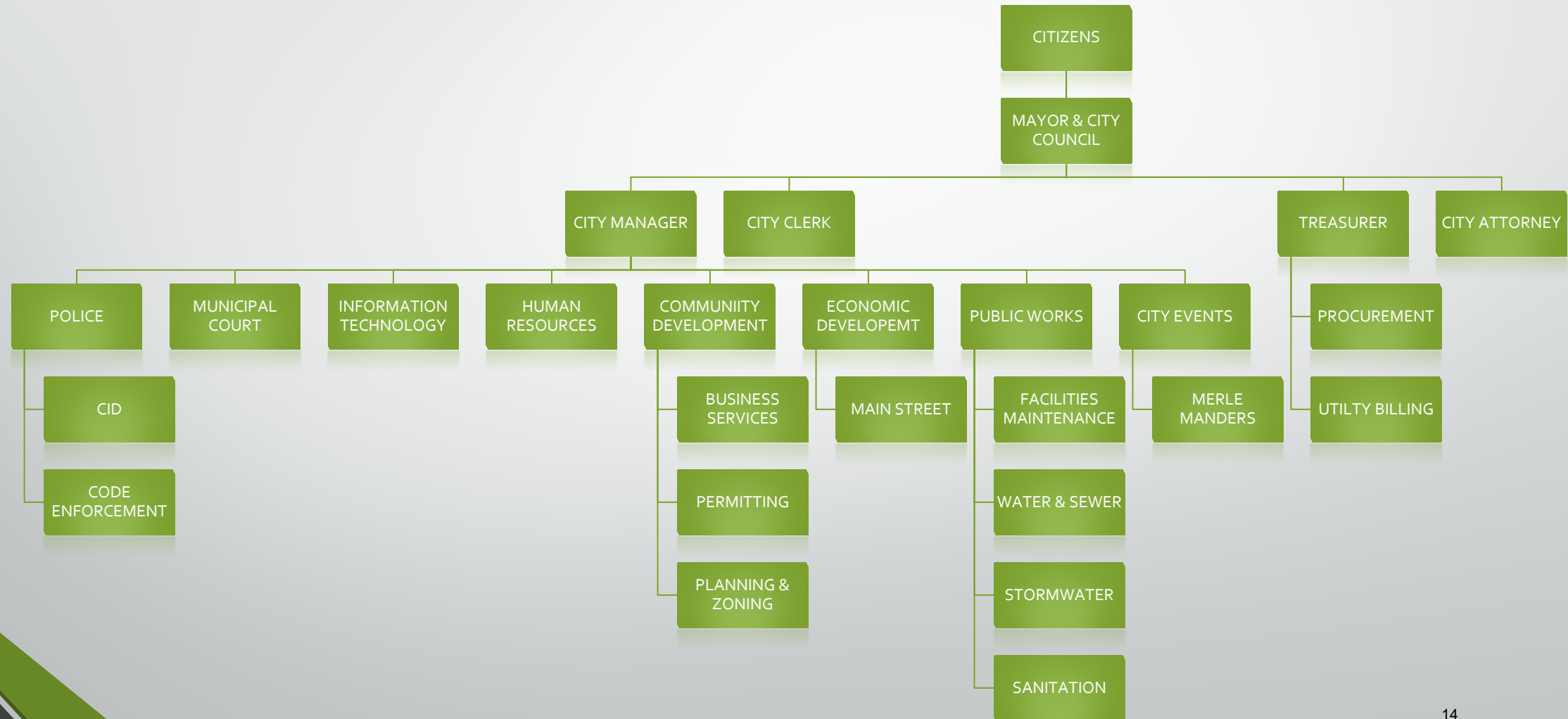
		Proposed Budget 2025					
Departmental / Budgeted Area	Job Title	FTE	PTE	FTE	PTE	FTE	PTE
		Budgeted		Filled		Request	
Executive	City Manager	1		1			
	Executive Assistant	1		1			
	Mgmt.Analyst reclass Mgr.of Innovation Perf. Mgmt.	1		1			
	Grants Administrator	1		1			
	Receptionist	1		1			
	Public Information Officer	1		1			
Finance Administration	Treasurer/Finance Director	1		0		1	
	Sr. Accountant/Accounting Manager	1		1			
	Accounts Payable Clerk	1		1			
	PropertyTax Specialist	0		0		1	
	Payroll Specialist	1		1			
	Accountant 1	1		1			
	Accountant 2	1		0		1	
	Procurement Manager	1		1			
	Contract Specialist (new titles)	1		1			
	Procurement Coordinator (new titles)	1		1			
Code Enforcement	Code Enforcement Officer	1		2			
	Code Enforcement Supervisor reclass to Manager	1		0		1	
Main Street	Downtown Development Manager	1		1			
	Downtown Development Marketing Specialist	1		1			
Permitting Development	Building Permit Coordinator	1		1			
	Permit Technician	1		1			
	Chief Building Official	1		1			
	Building Inspector	1		1		1	
	Fire Marshall	1		1			
Business Services	Occupational Tax Clerk	1		2			
	Business Services Supervisor	1		1			
GIS/Planning	GIS Analyst	1		1			
	City Clerk	1		1			
	Deputy City Clerk	1		1			
City Clerk	Records Coordinator	1		1			
Human Resources	Human Resources Risk Manager/Director	1		1			
	Human Resources Generalist	0		0		1	

	Human Resources Coordinator	1		1			
Economic Development	Economic Development Coordinator	1		1			
	Executive Assistant	0		1			
	Economic Development Director	1		1			
MM Conference Center	Conference Center & Events Manager	1		0		1	
	PW Events Technician	2		2			
	Conference Center Coordinator	2		1		1	
	Administrative Assistant	1		1			
	Events Coordinator	1		1			
Municipal Court	Associate Judge						
	Court Administrator	1		1			
	Deputy Court Clerk	1		1			
	Administrative Assistant	0		0		1	
	Assistant Court Clerk 1/reclass of Admin. Asst)	1		1			
	Judge		1		1		
	Solicitor		1		1		
Governing Body	Mayor		1		1		
	Admin Assistant to Mayor & Council	1		1			
	Executive Assistant to Mayor & Council	1		1			
	City Council		5		5		
Planner & Zoning	Senior Planner	1		2			
	Community Development Director	1		1			
	Chief Planner	1		1			
	Executive Assistant	1		1			
	Planner I	1		0		1	
Government Buildings/Property	Public Works Operations Manager	1		1			
	Facilities Technician	2		2			
	Facilities Supervisor	1		0		1	
Public Works	PW Administrative Analyst (reclass)	1		1			
	Crew Leader - Public Works	8		8			
	PW Operations Analyst	1		1			
	Mechanic	1		1			
	Mechanic - ASE Certified	1		0		1	
	Public Works Director	1		1			
	Asst. Public Works Director	1		0		1	
	Public Works Equipment Operator	1		1			
	Public Works Technician	15		15			
Sanitation	Utility Billing Clerk- Sanitation	1		1			
	Utility Billing Clerk - Sewer	1		1			

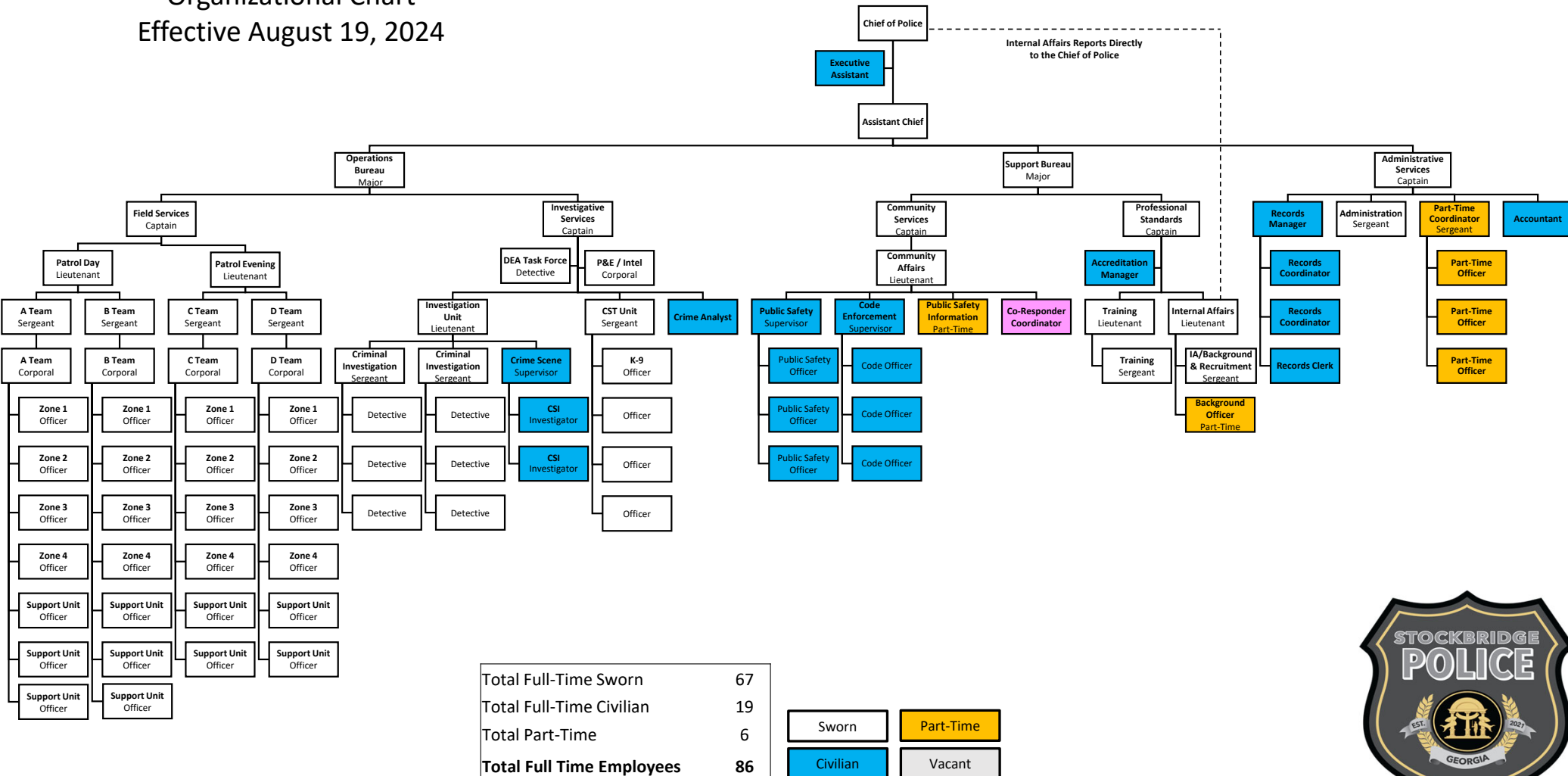
Sewer/Wastewater	Wastewater Collections Systems Operator I	3		3			
	Wastewater Collections Systems Operator II	1		1			
	Wastewater Reclamation Plant Superintendent	1		1			
	Wastewater Chief Collections Operator	1		1			
	Wastewater Chief Treatment Operator	1		1			
	Wastewater Treatment Operator I	1		1			
	Wastewater Treatment Operator II	1		1			
Stormwater	Stormwater Supervisor	1		1			
	Stormwater Technician	4		4		3	
Water	Utility Billing Supervisor - Water	1		1			
	Water Superintendent	1		0		1	
	AMI Water Technician	0		0		1	
	Water Systems Technician I	5		1		4	
	Water Systems Technician II	1		1			
	Water Systems Chief Operator	1		1			
Police	Police Chief	1		1			
	Assistant Police Chief	1		1			
	Police Major	2		2			
	Police Captain	4		4			
	Lieutenant	8		8			
	Detective/Corporal	9		9			
	Sergeant/Staff Sergeant	7		7			
	Senior Police Officer	13		13			
	Police Officer	12	3	12			
	Public Safety Officer	4		3			
	Executive Assistant	1		0		1	
	Police Administrative Coordinator	0		0		1	
		1		1			
	Records Coordinator/TAC	2		2			
	Multi-Media Specialist	0		0		1	
	Accountant 1	1		1			
	Public Safety Supervisor	0		0		1	
	Crime Scene Supervisor	1		2			
	Crime Scene Investigator	3		3			
	Crime Scene Analyst	1		1			
	Criminal Intelligence	1		1			
	Records Clerk/TAC	1		1			
	Property & Evidence Custodian	1		1			
	Accreditation Manager	1		1			
TOTAL		185	11	174		21	

Stockbridge

Where Community Connects



City of Stockbridge Police Department
Organizational Chart
Effective August 19, 2024



ANNUAL OPERATING BUDGET & CAPITAL IMPROVEMENT POLICY

ANNUAL OPERATING BUDGET AND CAPITAL IMPROVEMENT POLICY

The Georgia State law requires an annual balanced budget. The adopted budget shall be a balanced budget with anticipated revenues (including appropriated unencumbered surplus) equal to or greater than appropriated expenditures. All funds within the budget shall also be balanced.

The City's Proposed Budget shall be prepared annually by the City Manager with participation of all City Departments consistent with provisions of the City Charter and State Budget Laws. The Budget shall include (1) revenues forecasts (2) personnel costs, (3) operating and maintenance supply costs, (4) general services costs (5) debt service and; (6) capital and other (non-capital) costs.

The budget review process shall include public hearings. At the time the proposed budget is transmitted to members of the City Council by the City Manager, a copy will be made available for public inspection at City Hall and advertised in a local newspaper of general circulation. No earlier than seven days after the proposed budget is transmitted to the City Council and at least seven days in advance of budget adoption, a public hearing takes place to give the public an opportunity to comment on the proposed budget. Notice of a public hearing must be advertised at least fourteen days in advance of the public hearing.

Prior to the first day of the fiscal year, the City Council will adopt an Annual Operating Budget and Five-Year Capital Improvements at a public meeting. The annual and CIP budget shall be advertised at least one week prior to the meeting. The proposed budget is prepared by the City Manager and transmitted to members of the City Council for its review with sufficient time given for the City Council to address policy and fiscal issues.

▪ Adoption

The Budget shall be adopted by the approval of a budget ordinance that specifies the anticipated revenues by appropriate categories, the proposed expenditure totals for each department, each non-departmental expense, and for each fund covered by the budget.

▪ Amendments

Budget amendments must be approved by resolution. The budget shall be adopted at the fund/department level, which is the legal level of budgetary control. The current year's budget may be adjusted to reflect changes in local economy, changes in priorities or services needed, and receipt of unbudgeted revenues and for unanticipated expenditures.

▪ Balanced Budget

The Annual Budget consists of operating, debt services, grants, and capital spending. The Annual Budget shall be balanced with anticipated revenues, including appropriated, unencumbered surplus or stabilization reserves, equal to proposed expenditures. All funds within the Budget shall also be balanced. City Council will annually approve the revenues, expenditures, and capital improvements spending for all City fund appropriations. The Annual Budget will also include operating impacts from the Five-Year CIP. The operating impacts should address any one-time or reoccurring cost increases or decreases due to the major capital investment. Capital expenses include both major equipment and infrastructure improvement costs.

▪ Planning

The City will utilize a Decentralized Budget Process. All departments will be given an opportunity to participate in the Budget Process and submit funding requests to the City Manager.

▪ Capital

All Capital Expenditures must be approved as part of each department budget in the Capital Improvement Fund. Before committing to a Capital Improvement Project, the City Manager or his/her designee must verify fund availability. The Capital Budget provides annual funding for long-term capital projects identified in the Capital Improvement During the

Annual Budget Process, each department submits its Budget request including operating and capital needs. Upon review of the requests, major capital projects are placed in the Capital Improvements Fund. Other capital outlays are placed in the department's operating budget. Capital outlay is generally defined as an individual item in excess of \$5,000 with a life expectancy of more than two years but less than 10 years.

Citywide capital improvements are assessed and prioritized based on the City's objectives and goals, the City's comprehensive work plan, and the City's strategic plan.

▪ **Interim Reporting on the Annual Budget and Capital Improvements**

Periodic financial reports will be provided to enable the City Manager to monitor and control the Annual Operating and Capital Budget and to enable Department Heads to manage the annual appropriations. These reports will be prepared and distributed to Department Heads and on to the City Manager. Summary financial and budgetary reports should be presented by the City Manager to the City Council no less than quarterly and preferably on a monthly basis.

▪ **Control and Accountability**

Each Department Head is responsible for ensuring that his/her department expenditures do not exceed budgeted funds. Departments cannot exceed appropriations described in the budget. Failure to achieve budgetary control will be evaluated and investigated by the City Manager.

▪ **Budget Transfers**

Contingent upon remaining within the confines of the total department budget, each Department Head has the authority to recommend Budget Transfers to the City Manager. Funds within departmental budget line items can be transferred upon the recommendation of the Department Head and with approval of the City Manager. Budget transfers over \$50,000 for operating expenses for Capital Improvements must be approved by City Council prior to any spending or contract purchases.

BASIS of BUDGETING

The modified accrual basis is followed in all governmental funds. Under this method, revenues are recognized when they become measurable and available as net current assets. Expenditures are generally recognized when the obligation is incurred, with the exception of principal and interest on general long-term debt which is recognized when due, and purchase of Capital Assets whose cost are fully recognized at time of purchase and not amortized over the life of the asset.

Unlike full accrual basis, annual appropriated budgets are adopted for all funds at the department level. Budgets are adopted on a non-GAAP basis. All appropriations that have not been encumbered at the end of the fiscal year will lapse. Expenditures may not legally exceed budgeted appropriations at the department level.

All Proprietary Funds are budgeted for using the accrual basis of accounting. Whereby, revenues are recognized when incurred. Proprietary funds distinguish operating revenues and expenses from non-operating items. Operating revenues and expenses generally result from providing services and producing and delivering goods in connection with a proprietary fund's principal ongoing operations. The principal operating revenues of the City's enterprise funds are charges to customers for sales and services. Operating expenses for enterprise funds include the cost of sales and services, administrative expenses, and depreciation on capital assets. All revenues and expenses not meeting this definition are reported as non-operating revenues and expenses.

GAAP BASIS vs. BUDGET BASIS

Budgets are adopted on a basis consistent with GAAP except for the capital projects fund, which have project length budgets, rather than annual budgets. The City adopts budgets for its enterprise and internal service funds; however, the reporting of the budget to actual comparison is not required.

How to Use this Budget

WHAT IS A BUDGET?

A budget is a financial plan for a city. It includes both estimates of resources available, including revenues and fund balance, and appropriations that are the authority to spend money for specific purposes. After extensive input from the various departments, as well as the public, the budget is prepared by the Finance Department. The City Manager presents the budget for adoption to Mayor & City Council.

The document begins with a transmittal letter from the City Manager. This letter summarizes the contents of the budget and provides an explanation of the rationale used by the City Manager during the budget development process. The City Manager also outlines the administration's work program for the upcoming year.

The budget document is prepared to provide information about the City, both financial information and operational/policy information from a variety of perspectives and degree of detail. The reader should first review the Table of Contents and the Glossary and then read the Transmittal letter. The Financial Summary Section should then be reviewed. Finally, the specific department and program budgets provide the detailed information as to what purposes the City's resources will be utilized during the fiscal year. When reading this document, it is useful to remember that it has been developed based on both organizational structure and financial structure. The organizational structure is reflected in the departmental budgets. The financial structure is reflected in the reporting of expenditures and revenues by fund. A fund is a self-balancing set of accounts designed to track specific revenues and the uses of those revenues. Each fund is independent of all other funds and money cannot be transferred from one fund to another without the approval of the City Council.

QUESTIONS & ANSWERS

Q: What is the purpose of the City Budget?

A: The budget is an annual financial plan for the City of Stockbridge. It specifies the level of municipal services to be provided in the coming year and the resources, including personnel positions, capital expenditures and operating expenses needed to provide these services. It reflects the policies and priorities set by the Mayor and City Council. How to Use this Budget

Q: What is a fiscal year?

A: A fiscal year is a 12-month operating cycle that comprises a budget and financial reporting period. The City's fiscal year begins on January 1st and ends on December 31st.

Q: What is an operating budget?

A: An operating budget is an annual financial plan for recurring expenditures, such as salaries, utilities, and supplies.

Q: What is a capital improvement budget?

A: A capital improvement budget is both a short and long-range plan for the construction of physical assets, such as buildings, streets, sewers, as well as vehicles and equipment.

Q: What is an enterprise fund?

A: An enterprise fund earns its own revenues by charging customers for the services that it provides. It receives no tax funds.

Q: What is a budget appropriation?

A: A budget appropriation is a specific amount of money that has been approved by the City Council for use in a particular manner.

Q: What is a budget amendment?

A: A budget amendment is an ordinance adopted by the City Council which alters the adopted budget by appropriating additional monies to a department, decreasing appropriations to a particular department, or transferring funds from one department to another.

Budget Process

The City of Stockbridge is required to prepare an annual budget in accordance with the City Charter. The budget is prepared for each fiscal year beginning January 1 through December 31st. The City Manager prepares a proposed budget to present at the City's Budget Retreat hosted in August or September of each year to get Mayor & Council vision for the City's operation.

For the fiscal year 2025, the City of Stockbridge began the budget process with updates to its capital budget long term infrastructural projects and proposal for new projects in the new budget year. The City then begun the preparation of the operational budget with revenue and expenditure projections. In forecasting revenues and expenditures, the City first reviewed its mission statement, strategy plan and goals and objectives to set priorities for spending. In addition, staff considered historical trends, current changes within the City and projected economic trends when forecasting revenues and expenditures.

Budget Preparation

Prior to the departmental submission of their annual request, the Finance Department conducted an annual training session for all personnel involved in the budget process, if needed. During the training, the staff was trained on the steps to completing the budget process and advised of fiscal year changes, highlight critical deadlines and reviewed issues likely to impact the City. Each department then prepared their proposed expenditure based on operational priorities. Directors submitted their budget recommendations to the Finance Department for initial review and coordination.

Budget Review

The Finance Department works with each department head to compile all proposed revenues and expenditures for the new fiscal year. The City Manager, Finance Director and Human Resources meet with each director to review their personnel budget requests. Once all departments' recommended revenues and operational expenditure request are reviewed and approved by the City Manager, a proposed budget is submitted to the Mayor & Council. Prior to the adoption of the budget, the City conducts community budget meetings in which staff provide information and answer questions regarding both the capital projects and operational budget.

Budget Adoption

The City Charter requires three reading of the budget prior to adoption. The attached budget calendar shows the proposed dates for the publication and reading of the new budget.

BUDGET AMENDMENTS

The City of Stockbridge sees its annual budget as a fluid document. While every effort is made to operate within the confines of the adopted budget, there are times when amendments are required. Budget amendments may require the approval of the City Council by an ordinance. Occasions requiring an amendment to the budget include, but are not limited to:

- Acceptance of additional grant money.
- Appropriation of additional funding if expenditures are projected to exceed budgeted amounts.

- Re-appropriation of funds from one department to another when deemed necessary.

Line item or department changes that has no impact on the total of allocated budget only requires the approval of the City Manager.

KEY ACTORS

While all employees are a part of the budget process at some point, there are several people who play more intricate roles in this process.

Mayor & City Council: The Mayor and City Council set policies which drive the development of the budget, which consists of the Mayor and Council members and conduct public hearings and readings of the budget ordinance.

City Manager: The City Manager presents the budget document to the Mayor and City Council for approval.

Department Directors: Department Directors must review previous capital improvement plans, make necessary changes and request to allow the City to develop a 5-year comprehensive five-year CIP Program. In addition, Directors must then submit requests for additional personnel, purchased good and services which will all the finance department to develop each departmental budget request and budget document.

Finance Director: The Finance Director is primarily responsible for providing direction for the budget, reviewing financial analyses, projections and overseeing the budget process.

The budget document must be completed for the City Manager to present to City Council. Once the budget is approved, the budget book is prepared and submitted to the GFOA for consideration of the Distinguished Budget Award.

BUDGET SUMMARY

DIVISION		PROPOSED BUDGET	UPDATED BUDGET	VARIANCE
11100	GOVERNING BODY	581,904.00	581,904.00	-
11300	CITY CLERK	439,020.00	439,020.00	-
13000	EXECUTIVE	794,655.00	794,655.00	-
15100	FINANCIAL ADMINISTRATION	1,399,989.00	1,399,989.00	-
15110	NON - DEPARTMENTAL	1,493,755.00	1,493,755.00	-
15160	BUSINESS SERVICES	261,723.00	261,723.00	-
15350	INFORMATION TECHNOLOGY	891,286.00	891,286.00	-
15400	HUMAN RESOURCES	981,003.00	981,003.00	-
15650	GOVERNMENT BUILDINGS	1,073,708.00	1,073,708.00	-
25000	MUNICIPAL COURT	766,406.00	766,406.00	-
32100	POLICE ADMINISTRATION	8,710,605.00	8,710,605.00	-
42200	PUBLIC WORKS	4,169,046.00	4,169,046.00	-
61900	CITY EVENTS	670,000.00	670,000.00	-
62200	PARKS	221,000.00	221,000.00	-
72000	PERMITTING DEVELOPMENT	670,259.00	670,259.00	-
74100	PLANNING & ZONING	743,760.00	743,760.00	-
75100	ECONOMIC DEVELOPMENT	464,159.00	464,159.00	-
75500	MAIN STREET	256,059.00	256,059.00	-
75700	GIS / PLANNING	125,974.00	125,974.00	-
90000	OTHER FINANCING USES	4,525,000.00	4,525,000.00	-
GENERAL FUND TOTAL		29,239,311.00	29,239,311.00	-
230	ARPA - LOCAL FISCAL RECOVERY	-	-	-
255	GRANTS	1,740,815.00	1,740,815.00	-
275	HOTEL / MOTEL	425,000.00	425,000.00	-
320	SPLOST V	6,604,896.00	6,604,896.00	-
321	SPLOST VI	-	-	-
335	TSPLOST	5,628,801.00	5,628,801.00	-
350	URBAN RE-DEVELOPMENT	2,269,053.00	2,269,053.00	-
353	CITYWIDE PROJECTS	-	-	-
355	DOWNTOWN DEVELOPMENT AUTHORITY	45,000.00	45,000.00	-
357	CITYWIDE DOWNTOWN AUTHORITY	45,000.00	45,000.00	-

360	PUBLIC FACILITIES AUTHORITY	4,050,060.00	4,050,060.00	-
495	CEMETERY	10,000.00	10,000.00	-
505	SEWER	1,979,107.00	1,979,107.00	-
505	WATER	2,458,638.00	2,458,638.00	-
505	DEBT SERVICE	194,472.00	194,472.00	-
510	STORMWATER	1,097,232.00	1,097,232.00	-
540	SANITATION	3,095,321.00	3,095,321.00	-
555	MERLE MANDERS CONFERENCE CEN	705,912.00	705,912.00	-
565	AMPHITHEATER	2,600,000.00	2,600,000.00	-
ENTERPRISE FUNDS TOTAL		32,949,307.00	32,949,307.00	-
TOTAL		62,188,618.00	62,188,618.00	
CAPITAL		-	-	
FY 2025 Total Budget		62,188,618.00	62,188,618.00	

FUND	DEPARTMENT	FY 2024 ADOPTED	FY 2025 PROPOSED	VARIANCE
100	General Fund	26,711,635.92	29,239,311.00	(2,527,675.08)
210	Confiscated Assets	-	-	-
211	Property and Evidence	-	-	-
230	ARPA	-	-	-
255	Grants	1,000,000.00	1,740,815.00	(740,815.00)
275	Hotel Motel	375,000.00	425,000.00	(50,000.00)
320	SPLOST V	1,175,842.00	6,604,896.00	(5,429,054.00)
321	SPLOST VI	-	-	-
335	TSPLOST	5,500,000.00	5,628,801.00	(128,801.00)
350	Urban Redevelopment Authority	1,204,764.50	2,269,053.00	(1,064,288.50)
353	Citywide Projects	12,336,355.00	-	12,336,355.00
355	Downtown Development Authority	45,000.00	45,000.00	-
357	Citywide Development Authority	45,000.00	45,000.00	-
360	Public Facilities Authority	2,946,323.50	4,050,060.00	(1,103,736.50)
495	Cemetery	10,000.00	10,000.00	-
505	Sewer	2,085,145.51	1,979,107.00	106,038.51
505	Water	2,380,016.50	2,458,638.00	(78,621.50)
505	Debt Services	127,240.20	194,472.00	(67,231.80)
510	Stormwater	1,213,290.15	1,097,232.00	116,058.15
540	Sanitation	2,860,309.84	3,095,321.00	(235,011.16)
555	Merle Manders Conference Center	739,157.18	705,912.00	33,245.18
565	Amphitheater	2,000,000.00	2,600,000.00	(600,000.00)
Fund	Fund Totals	62,755,080.30	62,188,618.00	3,094,137.38

DIVISION	DEPARTMENT	FY 2024		VARIANCE
		ADOPTED	FY 25 PROPOSED	
11100	Governing Body	592,880.00	581,904.00	(10,976.00)
11300	City Clerk	364,369.98	439,020.00	74,650.02
13000	Executive	784,581.99	794,655.00	10,073.01
15100	Finance	1,053,689.29	1,399,989.00	346,299.71
15110	Non-Departmental	736,200.00	1,493,755.00	757,555.00
15160	Business Services	236,711.30	261,723.00	25,011.70
15350	Information Technology	1,119,936.41	891,286.00	(228,650.41)
15400	Human Resources	612,480.65	981,003.00	368,522.35
15650	Government Buildings	673,944.67	1,073,708.00	399,763.33
25000	Municipal Court	678,195.07	766,406.00	88,210.93
32100	Police Department	8,200,000.00	8,710,605.00	510,605.00
42200	Public Services	4,696,100.00	4,169,046.00	(527,054.00)
61900	City Events	590,000.00	670,000.00	80,000.00
62200	Parks	181,000.00	221,000.00	40,000.00
72000	Permitting	618,575.39	670,259.00	51,683.61
74100	Planning	614,199.92	743,760.00	129,560.08
75100	Economic Development	353,709.07	464,159.00	110,449.93
75500	Main Street	238,612.89	256,059.00	17,446.11
75700	GIS	117,880.55	125,974.00	8,093.45
90000	Other Financing Uses	4,248,568.76	4,525,000.00	276,431.24
Total Projected GF Expenses		26,711,635.94	29,239,311.00	2,527,675.06

REVENUES

Budget Worksheet



Fund: GENERAL FUND

	FY 2022 ACTUAL	FY 2023 ACTUAL	FY 2024 BUDGET	FY 2024 YTD	FY 2025 PROPOSED
31 Taxes	13,493,765.72	15,384,672.00	22,721,809.94	6,701,506.98	24,149,868.00
32 Licenses and Permits	764,002.92	1,325,832.50	1,187,000.00	1,523,833.56	1,418,500.00
33 Intergovernmental	281,848.94	1,212,067.74	288,000.00	-	288,000.00
34 Charges for Services	280,122.70	356,379.98	343,600.00	1,328,340.63	840,800.00
35 Fines and Forfeitures	256,485.19	910,000.00	910,000.00	290,845.50	1,410,000.00
36 Investment Income	1,256.07	1,893.00	1,800.00	132.13	1,800.00
38 Miscellaneous	158,870.19	4,722,024.00	244,426.00	478,818.65	280,826.00
39 Other Financing Sources	121,259.80	969,694.00	1,015,000.00	32,846.01	849,517.00
Total Budget	15,357,611.53	24,882,563.22	26,711,635.94	10,356,323.46	29,239,311.00

Account Number	Account Description	FY 2022 BUDGET	FY 2022 ACTUAL	FY 2023 BUDGET	FY 2023 ACTUAL	FY 2024 BUDGET	FY 2024 ACTUAL	FY 2025 PROPOSED
100-00000-311500	INTANGIBLE RECORDING TAX	86,854.09	98,203.57	108,553.00	59,515.83	100,000.00	33,415.94	100,000.00
100-00000-311600	REAL ESTATE TRANSFER	30,792.30	58,166.88	55,120.00	25,974.31	55,000.00	10,054.84	55,000.00
100-00000-311710	FRANCHISE TAX-ELECTRIC	1,165,000.00	1,175,906.01	1,165,000.00	1,333,435.89	1,200,000.00	-	1,200,000.00
100-00000-311715	FRANCHISE TAX - EMC	2,850.46	68,877.16	32,638.00	36,798.03	1,500.00	-	1,500.00
100-00000-311720	FRANCHISE TAX-COLLEGE PK.	12,214.13	5,727.91	5,816.00	816.89	5,800.00	6,587.31	5,800.00
100-00000-311730	FRANCHISE TAX-GAS	179,898.94	140,838.45	175,445.00	198,529.14	150,000.00	-	150,000.00
100-00000-311750	FRANCHISE TAX-TELV CABLE	237,001.19	176,886.63	227,700.00	194,991.41	150,000.00	29,507.72	150,000.00
100-00000-311760	FRANCHISE TAX-TELEPHONE	27,664.71	44,450.85	30,400.00	41,403.57	30,000.00	6,972.22	30,000.00
100-00000-311790	FRANCHISE TAX-OTHER	732.92	1,484.73	1,000.00	1,487.00	1,000.00	706.85	1,000.00
100-00000-313100	LOCAL OPTION SALES/USE TX	5,369,181.00	6,540,225.40	7,400,000.00	7,814,282.46	8,907,511.92	-	9,907,512.00
100-00000-313110	HCTC - AVT TAX	632,873.47	767,848.99	600,000.00	739,535.24	718,000.00	273,496.78	718,000.00
100-00000-314201	BEER TAX	277,122.05	367,296.94	300,000.00	358,371.09	340,000.00	101,201.64	340,000.00
100-00000-314202	LIQUOR TAX-PACKAGE SALES	206,279.72	260,249.33	246,000.00	244,581.31	300,000.00	80,508.96	300,000.00
100-00000-314203	WINE TAX	146,963.63	125,803.94	146,000.00	124,300.36	180,000.00	38,304.39	180,000.00
100-00000-314204	CONSUMPTION TAX - LIQUOR	64,541.27	97,973.83	84,000.00	114,411.29	100,000.00	44,597.78	100,000.00
100-00000-316100	OCCUPATIONAL TAX	900,000.00	1,002,402.21	1,100,000.00	1,288,980.72	1,200,000.00	1,475,099.48	1,200,000.00
100-00000-316112	GA MUNICIPAL LICENSE FEE	115,416.00	49,680.62	60,000.00	51,720.00	60,000.00	49,640.00	60,000.00
100-00000-316113	MISC BUSINESS TAX	5,276.15	2,741.80	20,000.00	4,367.87	20,000.00	2,885.00	20,000.00
100-00000-316150	OCCUPATIONAL TAX ADMIN.	99,487.50	105,773.10	95,000.00	133,161.73	110,000.00	44,185.00	110,000.00
100-00000-316200	INSURANCE PREMIUM TAX	2,300,000.00	2,389,695.96	2,225,000.00	2,568,811.15	2,225,000.00	-	2,225,000.00
100-00000-316300	Financial Institution Taxes	175,925.40	105,427.00	105,000.00	106,815.00	105,000.00	127,734.00	105,000.00
100-00000-318000	CITY PROPERTY TAX	2,000,000.00	-	1,200,000.00	7,425,035.92	6,760,998.00	105,653.93	7,189,056.00
100-00000-318001	CITY MOBILE HOME TAX	-	-	-	-	-	5,654.10	-
100-00000-318002	CITY PROPERTY TAX N.O.D.	-	-	-	-	-	498.36	-
100-00000-318003	MOBILE HOME PENALTY	-	-	-	-	-	227.17	-
100-00000-319110	PEN & INT-REAL PROP	-	-	-	191.47	-	6,187.50	-
100-00000-319111	FORECLOSED/VACANT-REG FEE	630.00	3,176.20	2,000.00	1,700.00	2,000.00	400.00	2,000.00
100-00000-321110	OT ALCOHOLIC BEV-BEER	81,618.08	41,250.00	42,000.00	58,125.00	42,000.00	55,125.00	42,000.00
100-00000-321120	OT ALCOHOLIC BEV-WINE	76,893.08	39,750.00	50,000.00	54,585.00	50,000.00	51,375.00	50,000.00
100-00000-321130	OT ALCOHOLIC BEV-LIQUOR	224,171.85	110,000.00	120,000.00	145,000.00	120,000.00	147,500.00	120,000.00
100-00000-321140	ALCOHOLIC BEV-SPEC. EVENT	11,662.09	11,662.09	3,500.00	26,309.46	5,000.00	249.97	5,000.00
100-00000-321200	OT REGULATORY FEE	32,823.00	22,011.50	22,000.00	35,755.00	22,000.00	47,535.00	22,000.00
100-00000-322200	BSD - BUILDING PERMIT FEES - COMMERCIAL	72,737.57	362,793.59	420,000.00	601,201.55	405,000.00	703,094.80	600,000.00
100-00000-322201	BSD - MECH, ELEC, PLUMBING PERMIT FEES - COMMER	8,767.50	4,833.20	70,000.00	17,284.05	50,000.00	6,527.00	50,000.00
100-00000-322203	BSD - OTHER PERMIT FEES - COMMERCIAL	-	650.00	10,000.00	46,319.08	5,000.00	91,612.69	6,500.00
100-00000-322204	BSD - BUILDING PERMIT FEES RESIDENTIAL	182,440.10	30,889.80	370,000.00	330,876.98	290,000.00	56,549.95	325,000.00
100-00000-322205	BSD - MECH,ELEC,PLUMBING - PERMIT FEES RESIDENT.	12,285.00	8,798.00	80,000.00	14,231.71	70,000.00	1,290.00	70,000.00
100-00000-322207	BSD - OTHER PERMIT FEES RESIDENTIAL	5,775.00	5,510.00	10,000.00	9,296.33	5,000.00	2,750.00	5,000.00
100-00000-322215	ZONING VERIFICATION FEES	17,323.07	18,490.00	14,000.00	47,328.00	14,000.00	10,840.00	14,000.00
100-00000-322990	FILM REVENUE	14,700.00	-	10,000.00	2,600.00	5,000.00	3,300.00	5,000.00
100-00000-323100	OCCUPATIONAL TAX PENALTY	62,396.27	47,612.64	45,000.00	39,084.57	45,000.00	73,159.63	45,000.00
100-00000-323101	ENG - PERMITS	19,897.50	25,899.60	30,000.00	43,299.40	30,000.00	4,830.00	30,000.00
100-00000-323902	ENG - PLAN REVIEW	7,035.00	30,397.50	21,000.00	17,680.50	21,000.00	1,702.50	21,000.00
100-00000-323904	ESPC - INSPECTIONS	13,209.00	185.00	7,000.00	205.00	7,000.00	-	7,000.00
100-00000-324210	BSD PENALTY	2,257.50	675.00	1,332.50	857.92	1,000.00	800.00	1,000.00
100-00000-334311	GRANTS FOR STREETS	300,000.00	281,848.94	1,212,067.74	-	288,000.00	-	288,000.00
100-00000-341300	BSD - PLAN CHECK FEES - COMMERCIAL	59,316.92	172,122.77	100,000.00	249,556.78	100,000.00	350,246.43	100,000.00
100-00000-341301	BSD - PLAN CHECK FEES - RESIDENTIAL	18,740.55	14,968.89	37,821.23	47,926.55	30,000.00	25,457.59	30,000.00
100-00000-341302	PZ - REZONING APP FEE - SINGLE FAMILY RES	-	12,504.60	10,000.00	229,987.40	5,000.00	154,938.88	5,000.00
100-00000-341304	PZ - REZONING APP FEE - COMMERCIAL INDUSTRIAL	-	3,750.00	3,280.00	16,275.00	500.00	6,300.00	500.00
100-00000-341305	PZ - REZONING APP FEE - DRI	-	17,122.63	1,000.00	19,730.20	1,000.00	5,929.18	1,000.00
100-00000-341306	PZ - ZONING CERTIFICATION FEE	-	-	500.00	3,600.00	500.00	250.00	500.00
100-00000-341400	PRINTING & DUPLICAT SRVCS	-	87.22	153.75	2,599.68	100.00	182.28	100.00
100-00000-342120	REPORTS - POLICE DEPT	-	1,800.00	-	9,703.56	3,000.00	1,886.90	3,000.00
100-00000-342201	FIRE - OPERATIONAL PERMITS	2,992.50	2,225.00	5,125.00	1,150.00	5,000.00	300.00	5,000.00
100-00000-342202	FIRE - CONSTRUCTION PERMITS	11,130.00	18,640.00	20,000.00	13,025.00	20,000.00	4,250.00	20,000.00
100-00000-342203	FIRE - INSPECTION FEES	24,381.00	27,107.73	20,000.00	23,572.05	20,000.00	14,125.00	20,000.00
100-00000-342900	OTHER SERVICE FEES	-	-	150,000.00	-	150,000.00	-	150,000.00
100-00000-342950	TRAFFIC CAMERAS	-	-	-	568,008.35	-	238,625.40	-

100-00000-343400	RIGHT OF WAY PERMIT FEE	2,520.00	1,950.00	3,000.00	1,050.00	3,000.00	-	3,000.00
100-00000-343410	STREET LIGHT FEES	-	-	-	-	-	-	497,200.00
100-00000-349300	BAD CHECK FEES	367.50	725.00	500.00	675.00	500.00	200.00	500.00
100-00000-349400	OPENEDGE MERCHANT FEE	11,310.05	7,118.86	5,000.00	21,757.81	5,000.00	5,095.92	5,000.00
100-00000-351140	FINES & FORFEITURES	827,948.00	239,639.19	900,000.00	849,386.51	900,000.00	195,153.50	1,400,000.00
100-00000-351145	CODE ENFORCEMENT FINES	210.00	16,846.00	10,000.00	22,789.00	10,000.00	-	10,000.00
100-00000-361000	INTEREST REVENUES	1,722.85	1,256.07	1,893.00	208.35	1,800.00	128.08	1,800.00
100-00000-381100	SPRINT COM - RENT	107,389.23	5,700.00	45,437.00	-	45,000.00	-	45,000.00
100-00000-381200	PARK PAVILION RENTAL	15,907.73	48,320.63	21,175.00	52,315.70	22,000.00	20,950.00	22,000.00
100-00000-381300	T-MOBILE TOWER LEASE	48,002.09	94,608.83	41,906.00	99,042.42	54,000.00	44,397.07	54,000.00
100-00000-383000	INS.REIM.DAM./STOLEN PROP	-	5,112.27	14,000.00	146,589.72	10,000.00	49,896.97	10,000.00
100-00000-389011	Misc Revenue	-	2,287.19	-	-	1,000.00	-	1,000.00
100-00000-389012	YOUTH COUNCIL FUNDRAISER	-	1,100.00	820.00	95.32	800.00	-	800.00
100-00000-389013	CITY EVENTS REVENUE	12,915.00	27,280.00	14,000.00	83,945.00	14,000.00	480.00	14,000.00
100-00000-389014	BRIDGEFEST SPONSORSHIP	10,000.00	11,925.00	2,460.00	10,132.66	2,400.00	100.00	2,400.00
100-00000-389015	TASTY TUESDAY/FOOD TRUCK SPONSORSHIP	6,000.00	9,340.00	7,000.00	13,920.00	7,000.00	780.00	7,000.00
100-00000-389018	HOLIDAY FESTIVAL SPONSORSHIP	800.00	1,830.00	800.00	3,185.00	800.00	-	800.00
100-00000-389019	VETERAN'S DAY SPONSORSHIP	1,000.00	300.00	1,000.00	1,250.00	1,000.00	-	1,000.00
100-00000-389020	PRETTY IN PINK SPONSORSHIP	1,000.00	630.00	1,000.00	850.00	1,000.00	-	1,000.00
100-00000-389021	SOUNDS OF SUMMER SPONSORSHIP	3,400.00	-	2,500.00	-	-	-	-
100-00000-389022	MEMORIAL DAY MARCH SPONSORSHIP	700.00	300.00	1,230.00	-	1,230.00	-	1,230.00
100-00000-389025	COMMUNITY DONATIONS - POLICE	-	16,035.00	-	10,274.00	20,000.00	-	20,000.00
100-00000-389026	DISTRICT 1 SPONSORSHIP	-	-	-	-	-	-	-
100-00000-389027	DISTRICT 2 SPONSORSHIP	-	-	-	-	-	5,200.00	-
100-00000-389028	DISTRICT 3 SPONSORSHIP	-	-	-	-	-	-	-
100-00000-389029	DISTRICT 4 SPONSORSHIP	-	-	-	-	-	-	-
100-00000-389030	MISCELLANEOUS	28,197.39	(68,398.73)	61,696.00	3,121,242.38	61,696.00	62,013.58	98,096.00
100-00000-389031	DISTRICT 5 SPONSORSHIP	-	-	-	-	-	11,750.00	-
100-00000-389033	9/11 EVENT SPONSORSHIP	-	-	-	-	-	-	-
100-00000-389034	JUNETEENTH EVENT SPONSORSHIP	-	-	-	-	-	-	-
100-00000-389035	NEWLETTERS ADS	-	-	-	-	-	-	-
100-00000-389036	AWARDS/GRANTS GMA	-	-	-	-	-	-	-
100-00000-389038	MAIN STREET/ECONOMIC DEV SPONSORS	-	2,500.00	-	5,325.25	2,500.00	-	2,500.00
100-00000-389040	FROM RESERVES	3,550,025.02	-	4,507,000.00	-	-	-	-
100-00000-389041	BOND RESERVES	-	-	-	-	-	-	-
100-00000-391100	OPERATING TRANSFER IN	121,259.80	121,259.80	215,000.00	120,000.00	215,000.00	-	215,000.00
100-00000-391355	OPERATING TRANS FROM DDA	-	-	-	-	-	-	-
100-00000-391555	TRANSFER IN CONFERENCE CENTER	-	-	-	-	-	-	-
100-00000-391560	TRANSFER IN COMMUNITY CENTER	-	-	-	-	-	-	-
100-00000-392100	SALE OF GEN FIXED ASSETS	10,000.00	-	54,694.00	31,160.95	50,000.00	-	50,000.00
100-00000-392200	PROPERTY SALE	-	-	700,000.00	-	750,000.00	-	584,517.00
General Fund Total:		20,048,270.08	15,452,683.32	24,882,563.22	30,147,650.72	26,711,635.92	4,900,397.29	29,239,311.00

Budget Worksheet



Fund: 255 - GRANTS

33 Intergovernmental
38 Miscellaneous Revenue

Total Budget

FY 2022 ACTUAL	FY 2023 ACTUAL	FY 2024 BUDGET	FY 2024 YTD	FY 2025 PROPOSED
-	-	-	422,894.20	772,732.00
-	-	1,000,000.00	-	968,083.00
-	-	1,000,000.00	422,894.20	1,740,815.00

Account Number	Account Description	FY 2022 BUDGET	FY 2022 ACTUAL	FY 2023 BUDGET	FY 2023 ACTUAL	FY 2024 BUDGET	FY 2024 ACTUAL	FY 2025 PROPOSED
255-00000-333100	FEDERAL TASK FORCE VEHICLE STIPEND	-	-	-	-	-	-	-
255-00000-333101	FEDERAL TASK FORCE OVERTIME REIM	-	-	-	-	-	-	-
255-00000-334110	CDBG FY20	-	305,725.00	-	199,825.04	199,825.04	-	-
255-00000-334314	LCI 2021 Bicycle Connectivity	-	-	-	29,204.00	301,770.76	49,196.00	-
255-00000-334316	LMIG	-	287,562.63	-	301,770.76	-	373,698.20	-
255-00000-334317	BULLETPROOF VEST GRANT	-	-	-	21,796.00	21,796.00	-	-
255-00000-334318	LEMHWA	-	-	-	-	-	-	-
255-00000-334319	COPS HIRING PROGRAM GRANT	-	-	-	-	-	-	772,732.00
255-00000-334320	JUSTICE ASSIST./MENTAL HLTH AND WELL GRANT	-	-	-	-	-	-	-
255-00000-334321	CRIMINAL JUSTICE COORD. CNCL PRG GRANT	-	-	-	-	-	-	-
255-00000-334322	PUBLIC SAFETY & VIOLENT CRIME REDUCTION GRANT	-	-	-	-	-	-	-
255-00000-334323	FEMA PUBLIC ASSIST	-	-	-	17,832.15	17,832.15	-	-
255-00000-334324		-	-	-	-	-	-	-
255-00000-334325	LMIG 2025	-	-	-	-	-	-	-
255-00000-389030	MISC REVENUE	-	-	1,000,000.00	-	1,000,000.00	-	968,083.00
Fund: 255 - Grants Fund Surplus (Deficit):		-	593,287.63	1,000,000.00	570,427.95	1,541,223.95	422,894.20	1,740,815.00

Budget Worksheet



Fund: 275 - HOTEL/MOTEL TAX

	FY 2022 ACTUAL	FY 2023 ACTUAL	FY 2024 BUDGET	FY 2024 YTD	FY 2025 PROPOSED
31 Taxes	484,363.06	375,000.00	375,000.00	573,008.95	425,000.00
Total Budget	484,363.06	375,000.00	375,000.00	573,008.95	425,000.00

Account Number	Account Description	FY 2022 BUDGET	FY 2022 ACTUAL	FY 2023 BUDGET	FY 2023 ACTUAL	FY 2024 BUDGET	FY 2024 ACTUAL	FY 2025 PROPOSED
275-00000-314100	HOTEL/MOTEL TAX	375,000.00	484,363.06	375,000.00	1,022,886.13	914,323.74	346,772.21	425,000.00
275-00000-389040	FROM RESERVES	(134,000.00)	-	36,226.53	-	-	-	-
275-00000-391105	OPERATNG TRNSFER IN (OUT)	-	-	-	-	-	-	-
Fund: 255 - Grants Fund Surplus (Deficit):		241,000.00	484,363.06	411,226.53	1,022,886.13	914,323.74	346,772.21	425,000.00

Budget Worksheet



Fund: 320 SPLOST V

33 Intergovernmental
36 Investment Income

Total Budget

FY 2022 ACTUAL	FY 2023 ACTUAL	FY 2024 BUDGET	FY 2024 YTD	FY 2025 PROPOSED
-	-	-	4,317,751.24	6,604,896.00
-	-	-	377.73	-
-	-	-	4,318,128.97	6,604,896.00

Account Number	Account Description	FY 2022 BUDGET	FY 2022 ACTUAL	FY 2023 BUDGET	FY 2023 ACTUAL	FY 2024 BUDGET	FY 2024 ACTUAL	FY 2025 PROPOSED
320-00000-337500	SPLOST V	-	13,063,819.87	-	6,616,172.82	6,228,143.91	741,691.01	6,604,896.00
320-00000-361000	INTEREST REVENUE	-	868.25	-	1,452.95	1,452.95	258.83	-
Division: 00000 - OPENING ENTRIES Total:		-	13,064,688.12	-	6,617,625.77	6,229,596.86	741,949.84	6,604,896.00
320-90000-612020	TRANSFER TO/FROM GENERAL FUND	-	-	-	2,946,323.50	-	-	-
Division: 90000 - OTHER FINANCING USES Total:		-	-	-	2,946,323.50	-	-	-
Fund: 320 - SPLOST V FUND Surplus (Deficit):		-	11,136,275.12	-	514,567.39	6,229,596.86	-134,306.41	6,604,896.00

Budget Worksheet



Fund: 321 - SPLOST VI

33 Intergovernmental
36 Investment Income

Total Budget

FY 2022 ACTUAL	FY 2023 ACTUAL	FY 2024 BUDGET	FY 2024 YTD	FY 2025 PROPOSED
-	-	-	-	-
-	-	-	-	-

-	-	-	-	-
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Account Number	Account Description	FY 2022 BUDGET	FY 2022 ACTUAL	FY 2023 BUDGET	FY 2023 ACTUAL	FY 2024 BUDGET	FY 2024 ACTUAL	FY 2025 PROPOSED
321-00000-337500	SPLOST V	-	-	-	-	-	-	-
321-00000-361000	INTEREST REVENUE	-	-	-	-	-	-	-
Division: 00000 - OPENING ENTRIES Total:		-	-	-	-	-	-	-
321-90000-612020	TRANSFER TO/FROM GENERAL FUND	-	-	-	-	-	-	-
Division: 90000 - OTHER FINANCING USES Total:		-	-	-	-	-	-	-
Fund: 321 - SPLOST VI FUND Surplus (Deficit):		-	-	-	-	-	-	-

Budget Worksheet



Fund: 335 - TSPLOST

33 Intergovernmental
36 Investment Income

Total Budget

FY 2022 ACTUAL	FY 2023 ACTUAL	FY 2024 BUDGET	FY 2024 YTD	FY 2025 PROPOSED
-	-	-	3,609,989.74	5,628,801.00
-	-	-	-	-
-	-	-	3,609,989.74	5,628,801.00

Account Number	Account Description	FY 2022 BUDGET	FY 2022 ACTUAL	FY 2023 BUDGET	FY 2023 ACTUAL	FY 2024 BUDGET	FY 2024 ACTUAL	FY 2025 PROPOSED
335-00000-337500	TSPLOST 1	-	4,527,329.45	-	6,398,353.84	6,398,353.84	1,284,669.18	5,628,801.00
335-00000-361001	TSPLOST INTEREST INCOME	-	-	-	-	-	-	-
Fund: 335 - TSPLOST 1 Surplus (Deficit):		-	4,527,329.45	-	6,398,353.84	6,398,353.84	1,284,669.18	5,628,801.00

Budget Worksheet



Fund: 353 - CITYWIDE CAPITAL PROJECTS

	FY 2022 ACTUAL	FY 2023 ACTUAL	FY 2024 BUDGET	FY 2024 YTD	FY 2025 PROPOSED
38 Miscellaneous Revenue		-	-	-	-
39 Other Financing Uses	10,623,467.00	199,365.54	13,539,688.00	-	-
	10,623,467.00	199,365.54	13,539,688.00	-	-
Fund: 353 - CITYWIDE PROJECTS FUND Total:	10,623,467.00	199,365.54	13,539,688.00	-	-

Account Number	Account Description	FY 2022 BUDGET	FY 2022 ACTUAL	FY 2023 BUDGET	FY 2023 ACTUAL	FY 2024 BUDGET	FY 2024 ACTUAL	FY 2025 PROPOSED
353-00000-391100	OPERATING TRANSFER IN	10,623,467.00	4,041,627.05	13,539,688.00	-	-	-	-
353-00000-391347	TRANSFER FROM SPLOST IV	-	-	-	-	-	-	-
353-00000-391350	TRANSFER TO/FROM AMPHITHEATER	-	(3,842,261.51)	-	-	-	-	-
353-00000-391360	TRANSFER FROM PFA	-	-	-	-	-	-	-
353-00000-393200	PFA BOND PROCEEDS	-	-	-	-	-	-	-
Fund: 353 - CITYWIDE PROJECTS FUND Surplus (Deficit):		10,623,467.00	199,365.54	13,539,688.00	-	-	-	-

Budget Worksheet



Fund: 350 - URA

38 Miscellaneous Revenu
39 Other Financing Sources

Total Budget

FY 2022 ACTUAL	FY 2023 ACTUAL	FY 2024 BUDGET	FY 2024 YTD	FY 2025 PROPOSED
1,205,212.87	1,023,624.00	1,204,764.50	31,000.00	2,269,053.00
-	-	-	-	-
1,205,212.87	1,023,624.00	1,204,764.50	31,000.00	2,269,053.00

Account Number	Account Description	FY 2022 BUDGET	FY 2022 ACTUAL	FY 2023 BUDGET	FY 2023 ACTUAL	FY 2024 BUDGET	FY 2024 ACTUAL	FY 2025 PROPOSED
350-00000-389001	MISCELLANEOUS REVENUE	-	-	-	-	-	31,000.00	-
350-00000-391100	OPERATING TRANSFERS IN	1,223,177.76	1,205,212.87	1,208,358.50	1,208,355.50	1,204,764.50	-	-
350-00000-392200	PROPERTY SALE	-	-	-	-	-	-	-
350-00000-393200	BOND PROCEEDS	-	-	-	-	-	-	-
350-00000-393210	PROC.-2005 TAXABLE BONDS	-	-	-	-	-	-	-
Division: 00000 - OPENING ENTRIES Total:		1,223,177.76	1,205,212.87	1,208,358.50	1,208,355.50	1,204,764.50	31,000.00	-
350-80000-581300	PRINCIPAL-OTHER DEBT	780,000.00	780,000.00	1,023,624.00	820,000.00	1,039,731.50	-	2,110,066.00
350-80000-582300	INTEREST-OTHER DEBT	443,177.76	425,212.87	184,734.50	388,355.50	165,033.00	-	158,987.00
350-80000-583000	BOND ISSUANCE COST	-	-	-	-	-	-	-
Division: 80000 - DEBT SERVICES Total:		1,223,177.76	1,205,212.87	1,208,358.50	1,208,355.50	1,204,764.50	-	2,269,053.00
350-90000-521220	LEGAL	-	-	-	-	-	-	-
350-90000-611201	TRANSFER TO CIVIC CENTER	-	-	-	-	-	-	-
350-90000-611301	TRANSFER TO LCI GRANT	-	-	-	-	-	-	-
350-90000-611651	TRANSFER TO/FROM GF	-	-	-	-	-	-	-
350-90000-612001	TRANSFER - GF/URA	-	-	-	-	-	-	-
Division: 90000 - OTHER FINANCING USES Total:		-	-	-	-	-	-	-
Fund: 350 - URBAN REDEVELOPMENT AGENCY Surplus (Deficit):		-	-	-	-	-	31,000.00	2,269,053.00

Budget Worksheet



Fund: 355 - DOWNTOWN DEVELOPMENT AUTHORITY

	FY 2022 ACTUAL	FY 2023 ACTUAL	FY 2024 BUDGET	FY 2024 YTD	FY 2025 PROPOSED
36 Investment Income	-	-	-	-	-
38 Miscellaneous Revenue	45,000.00	45,000.00	45,000.00	-	45,000.00
39 Other Financing Uses	-	-	-	-	-
Total Budget	45,000.00	45,000.00	45,000.00	-	45,000.00

Account Number	Account Description	FY 2022 BUDGET	FY 2022 ACTUAL	FY 2023 BUDGET	FY 2023 ACTUAL	FY 2024 BUDGET	FY 2024 ACTUAL	FY 2025 PROPOSED
355-00000-361000	INTEREST REVENUES	-	-	-	-	-	-	-
355-00000-361010	INTEREST ON CHECKING	-	-	-	-	-	-	-
355-00000-381000	Rental Revenue	-	-	-	-	-	-	-
355-00000-389009	LAND PURCHASE REIMB	-	-	-	-	-	-	-
355-00000-389030	MISC REVENUE	45,000.00	-	45,000.00	-	45,000.00	-	45,000.00
355-00000-389040	FROM RESERVES	-	-	-	-	-	-	-
355-00000-391100	OP TRANSFER IN	-	-	-	-	-	-	-
355-00000-392200	PROPERTY SALE	-	-	-	-	-	-	-
355-00000-393100	EXTINGUISHMENT OF DEBT	-	-	-	-	-	-	-
355-00000-393200	BOND PROCEEDS	-	-	-	-	-	-	-
Division: 00000 - OPENING ENTRIES Total:		45,000.00	-	45,000.00	-	45,000.00	-	45,000.00
355-90000-611355	OPERATING TRANS OUT	-	-	-	-	-	-	-
Division: 90000 - OTHER FINANCING USES Total:		-	-	-	-	-	-	-
Fund: 355 - DOWNTOWN DEVELOPMENT AUTHORITY Surplus (Deficit):		-	(21,923.39)	-	472.51	-	-45,937.68	45,000.00

Budget Worksheet



Fund: 357 - CITYWIDE DEVELOPMENT AUTHORITY

36 Investment Income
38 Miscellaneous Revenue
39 Other Financing Uses

Total Budget

FY 2022 ACTUAL	FY 2023 ACTUAL	FY 2024 BUDGET	FY 2024 YTD	FY 2025 PROPOSED
-	-	-	-	-
45,000.00	45,000.00	45,000.00	-	45,000.00
-	-	-	-	-
45,000.00	45,000.00	45,000.00	-	45,000.00

Account Number	Account Description	FY 2022 BUDGET	FY 2022 ACTUAL	FY 2023 BUDGET	FY 2023 ACTUAL	FY 2024 BUDGET	FY 2024 ACTUAL	FY 2025 PROPOSED
357-00000-389030	MISC REVENUE	-	-	45,000.00	-	45,000.00	-	45,000.00
357-00000-391100	OPERATING TRANSFERS IN	-	-	-	-	-	-	-
Division: 00000 - OPENING ENTRIES Total:		-	-	45,000.00	-	45,000.00	-	45,000.00
357-90000-611275	TRANSFER TO/FROM GF	-	(1,473.15)	-	-	-	-	-
Division: 90000 - OTHER FINANCING USES Total:		-	(1,473.15)	-	-	-	-	-
Fund: 357 - CITYWIDE DEVELOPMENT AUTHORITY Surplus (Deficit):		-	-	-	(529.31)	-	(446.76)	45,000.00

Budget Worksheet



Fund 360 - PUBLIC FACILITIES AUTHORITY

	FY 2022 ACTUAL	FY 2023 ACTUAL	FY 2024 BUDGET	FY 2024 YTD	FY 2025 PROPOSED
39 Other Financing Uses	-	2,943,804.26	2,946,323.50	-	60.00
58 Debt Services	-	-	-	-	4,050,000.00
Total Budget	-	2,943,804.26	2,946,323.50	-	4,050,060.00

Account Number	Account Description	FY 2022 BUDGET	FY 2022 ACTUAL	FY 2023 BUDGET	FY 2023 ACTUAL	FY 2024 BUDGET	FY 2024 ACTUAL	FY 2025 PROPOSED
360-00000-391100	OPERATING TRANSFERS IN	3,014,566.25	-	2,943,804.26	-	2,946,323.50	-	-
360-00000-393200	BOND PROCEEDS - TRAIL PROJECT FUND	-	-	-	-	-	-	-
360-00000-393201	BOND PROCEEDS - CULTURAL ART CTR FUND	-	-	-	-	-	-	-
360-00000-393202	BOND PROCEEDS - PUBLIC SAFETY EQUIP FUND	-	-	-	-	-	-	-
360-00000-393203	BOND PROCEEDS - AMPHITHEATER PROJ FUND	-	-	-	-	-	-	-
360-00000-393204	PFA BOND PROCEEDS	-	-	-	-	-	-	-
360-00000-393205	BOND CAPITALIZED INTEREST - PFA	-	-	-	-	-	-	60.00
Division: 00000 - OPENING ENTRIES Total:		3,014,566.25	-	2,943,804.26	-	2,946,323.50	-	60.00
360-80000-581300	PRINCIPAL-OTHER DEBT	-	2,685,000.00	-	3,915,000.00	2,720,000.00	-	4,050,000.00
360-80000-582300	INTEREST-OTHER DEBT	3,014,566.25	517,608.51	2,943,804.26	467,570.82	226,323.50	-	-
Division: 80000 - DEBT SERVICES Total:		3,014,566.25	3,202,608.51	2,943,804.26	4,382,570.82	2,946,323.50	-	4,050,000.00
360-90000-612015	TRANSFER PFA TO CITYWIDE PROJECTS	-	-	-	-	-	-	-
360-90000-612020	TRANSFER PFA TO/FROM GF	-	(3,014,566.26)	-	-	-	-	-
360-90000-612025	TRANSFER TO/FROM SPLOST IV	-	-	-	-	-	-	-
Division: 90000 - OTHER FINANCING USES Total:		-	(3,014,566.26)	-	-	-	-	4,050,060.00
Fund: 360 - PUBLIC FACILITIES AUTHORITY PROJECT FUND Surplus (Deficit):		-	(3,061,402.38)	-	(4,509,270.44)	-	(46.84)	-

Budget Worksheet



Fund: 495 - CEMETERY FUND

	FY 2022 ACTUAL	FY 2023 ACTUAL	FY 2024 BUDGET	FY 2024 YTD	FY 2025 PROPOSED
36 Investment Income	-	-	-	-	-
38 Miscellaneous Revenue	-	10,000.00	10,000.00	-	10,000.00
Total Budget	-	10,000.00	10,000.00	-	10,000.00

Account Number	Account Description	FY 2022 BUDGET	FY 2022 ACTUAL	FY 2023 BUDGET	FY 2023 ACTUAL	FY 2024 BUDGET	FY 2024 ACTUAL	FY 2025 PROPOSED
495-00000-361000	INTEREST REVENUES	20,000.00	-	10,000.00	-	10,000.00	-	-
495-00000-389030	CEMETERY USE FEE	-	-	-	-	-	-	10,000.00
Division: 00000 - OPENING ENTRIES Total:		20,000.00	-	10,000.00	-	10,000.00	-	10,000.00
495-90000-611275	TRANSFER FROM G/F	-	(10,775.89)	-	-	-	-	-
495-90000-612007	TRANSFER TO/FROM GF	-	-	-	-	-	-	-
Division: 90000 - OTHER FINANCING USES Total:		-	(10,775.89)	-	-	-	-	10,000.00
Fund: 495 - CEMETERY FUND Surplus (Deficit):		-	565.83	-	(1,414.83)	-	(389.82)	-

Budget Worksheet



Fund 505 - Water
Division: 43300 - SEWER

	FY 2022 ACTUAL	FY 2023 ACTUAL	FY 2024 BUDGET	FY 2024 YTD	FY 2025 PROPOSED
34 Charges For Services	1,805,138.04	1,640,000.00	1,828,000.00	2,380,977.51	1,979,107.00
36 Investment Income	-	300.00	-	-	-
38 Miscellaneous Revenue	-	280,345.51	257,145.51	-	-
Total Budget	1,805,138.04	1,920,645.51	2,085,145.51	2,380,977.51	1,979,107.00

Account Number	Account Description	FY 2022 BUDGET	FY 2022 ACTUAL	FY 2023 BUDGET	FY 2023 ACTUAL	FY 2024 BUDGET	FY 2024 ACTUAL	FY 2025 PROPOSED
505-43300-344230	SEWER RESIDENTIAL	655,000.00	625,079.99	525,000.00	440,257.61	600,000.00	132,281.37	605,000.00
505-43300-344231	SEWER HC LEXINGTON SQUARE	50,000.00	51,640.32	40,000.00	58,178.11	45,000.00	19,704.60	40,000.00
505-43300-344232	SEWER COLLECTION FEE HC	5,000.00	4,447.34	5,000.00	3,427.80	4,500.00	1,217.82	4,500.00
505-43300-344233	SEWER APTS/MOBILE HOMES	375,000.00	565,103.11	435,000.00	587,518.46	555,000.00	202,950.74	561,000.00
505-43300-344234	SEWER HC B OF ED,3 CONYER	25,000.00	29,025.14	20,000.00	27,290.78	25,000.00	8,307.57	25,000.00
505-43300-344235	SEWER COMMERCIAL	355,000.00	312,653.63	325,000.00	287,588.79	315,000.00	101,586.31	315,000.00
505-43300-344236	SEWER BASE RESIDENTIAL	170,000.00	177,809.93	150,000.00	248,052.98	165,000.00	86,577.28	179,329.00
505-43300-344237	SEWER BASE COMMERCIAL	23,000.00	21,849.84	20,000.00	122,065.02	40,000.00	44,092.51	25,000.00
505-43300-344239	WILDWIND SEWER	24,000.00	3,528.74	10,000.00	1,858.84	3,500.00	(183.36)	3,500.00
505-43300-344240	SEWER CONNECT	50,000.00	6,000.00	35,000.00	123,000.00	25,000.00	72,000.00	85,778.00
505-43300-344290	LATE FEES	-	-	-	-	-	-	-
505-43300-344299	SEWER IMPACT FEES	100,000.00	8,000.00	75,000.00	164,000.00	50,000.00	96,000.00	135,000.00
505-43300-361000	INTEREST REVENUES	300.00	-	300.00	-	-	-	-
505-43300-381001	REIM FOR DAMAGED PROP.	-	-	-	-	-	-	-
505-43300-389040	FROM RESERVES	334,562.00	-	280,345.51	-	257,145.51	-	-
505-43300-391100	OPERATING TRANSFERS IN	-	-	-	-	-	-	-
Division: 43300 - SEWER Surplus Totals								
Fund: 505 SEWER FUND Surplus (Deficit):		2,166,862.00	1,805,138.04	1,920,645.51	2,063,238.39	2,085,145.51	764,534.84	1,979,107.00

Budget Worksheet



Fund 505 - Water
Division: 44200 - Water

	FY 2022 ACTUAL	FY 2023 ACTUAL	FY 2024 BUDGET	FY 2024 YTD	FY 2025 PROPOSED
34 Charges For Services	2,186,405.09	2,007,100.00	2,214,500.00	2,380,977.51	2,410,121.00
36 Investment Income	-	100.00	-	-	-
38 Miscellaneous Revenue	-	182,887.19	165,516.50	-	48,517.00
Total Budget	2,186,405.09	2,190,087.19	2,380,016.50	2,380,977.51	2,458,638.00

Account Number	Account Description	FY 2022 BUDGET	FY 2022 ACTUAL	FY 2023 BUDGET	FY 2023 ACTUAL	FY 2024 BUDGET	FY 2024 ACTUAL	FY 2025 PROPOSED
505-44200-344210	WATER RESIDENTIAL	700,000.00	700,473.11	650,000.00	647,869.18	710,000.00	205,802.12	727,021.00
505-44200-344211	WATER APTS./MH	385,000.00	571,278.35	400,000.00	612,918.73	575,000.00	225,815.17	575,000.00
505-44200-344212	WATER IRRIGATION	20,000.00	24,759.62	20,000.00	20,288.64	20,000.00	1,076.67	200,000.00
505-44200-344215	WATER COMMERCIAL	500,000.00	491,024.87	450,000.00	462,794.96	475,000.00	167,101.85	471,000.00
505-44200-344216	WATER BASE RESIDENTIAL	187,000.00	186,294.65	155,000.00	283,384.10	175,000.00	106,268.46	175,000.00
505-44200-344217	WATER BASE COMMERCIAL	135,000.00	121,686.50	135,000.00	152,704.90	130,000.00	59,356.34	130,000.00
505-44200-344220	WATER CONNECT	100,000.00	18,900.00	55,000.00	97,050.00	20,000.00	53,300.00	20,000.00
505-44200-344221	WATER 2ND FIRELINE METERS	2,000.00	2,062.80	2,000.00	2,062.80	2,000.00	687.60	2,100.00
505-44200-344222	WATER AUTO READ METER	-	-	-	-	-	-	-
505-44200-344223	WATER MISCELLANEOUS	100.00	-	100.00	-	-	-	-
505-44200-344230	SEWER RESIDENTIAL	-	-	-	-	-	-	-
505-44200-344240	SEWER CONNECT	-	-	-	-	-	-	-
505-44200-344290	LATE FEES	70,000.00	60,984.67	55,000.00	55,716.44	50,000.00	23,625.14	50,000.00
505-44200-344295	RECONNECT FEE	10,000.00	2,940.52	10,000.00	2,850.00	2,500.00	1,150.00	5,000.00
505-44200-344299	WATER IMPACT FEES	100,000.00	6,000.00	75,000.00	132,000.00	55,000.00	72,000.00	55,000.00
505-44200-361000	INTEREST REVENUES	100.00	-	100.00	-	127,240.20	-	-
505-44200-361014	INTEREST ON BAD DEBT	-	-	-	-	-	-	-
505-44200-389040	FROM RESERVES	218,128.22	-	182,887.19	-	165,516.50	-	48,517.00
505-44200-391100	OPERATING TRANSFERS IN	-	-	-	-	-	-	-
Division: 44200 - WATER Surplus (Deficit):		2,427,328.22	2,186,405.09	2,190,087.19	2,466,194.38	2,507,256.70	916,183.35	2,458,638.00

Budget Worksheet



Fund 510 - Stormwater

	FY 2022 ACTUAL	FY 2023 ACTUAL	FY 2024 BUDGET	FY 2024 YTD	FY 2025 PROPOSED
31 Taxes	993.33	-	1,499.79	1,826.31	1,500.00
34 Charges for Services	1,036,214.79	1,038,517.79	1,207,000.00	34,308.21	1,026,132.00
38 Miscellaneous Revenue	-	-	4,790.36	-	69,600.00
39 Other Financing Uses	73,188.00	-	-	-	-
Total Budget	1,110,396.12	1,038,517.79	1,213,290.15	36,134.52	1,097,232.00

Account Number	Account Description	FY 2022 BUDGET	FY 2022 ACTUAL	FY 2023 BUDGET	FY 2023 ACTUAL	FY 2024 BUDGET	FY 2024 ACTUAL	FY 2025 PROPOSED
510-00000-319900	PENALTY/INTEREST STRMWTR	-	993.33	-	2,294.94	3,586.33	1,634.89	1,500.00
510-00000-349700	STORMWATER FEES	1,300,000.00	1,004,177.38	1,035,827.00	1,355,519.68	1,461,778.03	(9,222.92)	974,424.00
510-00000-349701	STRMWTR -PBLX DTNTN POND	-	-	-	-	-	-	-
510-00000-349800	STORMWATER FEES PRIOR YRS	30,000.00	32,037.41	2,690.79	49,367.15	51,308.76	40,437.50	51,708.00
510-00000-361002	INTEREST EARNED 4237	-	-	-	-	-	-	-
510-00000-361011	BANK INTEREST	-	-	-	-	-	-	-
510-00000-389040	FROM RESERVES	324,500.00	-	-	-	4,790.36	-	69,600.00
510-00000-392505	CONTRIBUTED CAPITAL	-	73,188.00	-	-	-	-	-
Fund STORMWATER - WATER Surplus (Deficit):		1,654,500.00	1,110,396.12	1,038,517.79	1,407,181.77	1,521,463.48	32,849.47	1,097,232.00

Budget Worksheet



Fund 540 - Sanitation

	FY 2022 ACTUAL	FY 2023 ACTUAL	FY 2024 BUDGET	FY 2024 YTD	FY 2025 PROPOSED
31 Taxes	1,695.68	1,000.00	1,000.23	3,370.78	1,000.00
34 Charges for Services	1,696,585.88	1,705,765.00	2,500,600.00	84,095.09	2,554,821.00
38 Miscellaneous Revenue	113,420.21	215,427.43	358,709.00	47,109.37	539,500.00
			61		
Total Budget	1,811,701.77	1,922,192.43	2,860,370.23	134,575.24	3,095,321.00

Account Number	Account Description	FY 2022 BUDGET	FY 2022 ACTUAL	FY 2023 BUDGET	FY 2023 ACTUAL	FY 2024 BUDGET	FY 2024 ACTUAL	FY 2025 PROPOSED
540-00000-319901	PENALTY/INTEREST SANI	1,000.00	1,695.68	1,000.00	3,095.36	1,000.23	2,964.53	1,000.00
540-00000-344110	SAN-REVENUE	1,761,000.00	1,691,393.56	1,698,765.00	1,705,132.73	2,494,100.00	72,678.72	2,548,915.00
540-00000-344130	SAN-RECYCLED MAT REVENUE	2,000.00	1,252.80	2,000.00	640.00	1,500.00	-	1,500.00
540-00000-349801	SANI-PRIOR YEARS REVENUE	5,000.00	3,939.52	5,000.00	4,703.93	5,000.00	4,637.54	4,406.00
540-00000-361004	SANITATION INTEREST	-	-	-	-	-	-	-
540-00000-381000	RENTS & ROYALTIES	130,000.00	113,420.21	130,000.00	98,402.21	115,000.00	18,357.91	115,000.00
540-00000-389000	INS. REIM. PROPERTY DAM.	-	-	-	-	-	-	-
540-00000-389005	REIM. FOR CLEANUP	-	-	-	-	-	-	-
540-00000-389030	MISCELLANEOUS	-	-	-	-	-	-	-
540-00000-389040	FROM RESERVES	213,232.98	-	85,427.23	-	243,709.61	-	424,500.00
540-00000-391100	OPERATING TRANSFERS IN	-	-	-	-	-	-	-
540-00000-392200	Sale of Fixed Assets	-	-	-	-	-	-	-
Fund: 540 - SANITATION SOLID WASTE COLLECTION Surplus (Deficit):		2,112,232.98	1,811,701.77	1,922,192.23	1,811,974.23	2,860,309.84	98,638.70	3,095,321.00

Budget Worksheet



Fund: 555 Merle Manders Conference Center

38 Miscellaneous Revenue

39 Other Financing Uses

Total Budget

FY 2022 ACTUAL	FY 2023 ACTUAL	FY 2024 BUDGET	FY 2024 YTD	FY 2025 PROPOSED
10,785.00	210,000.00	213,100.00	33,006.00	126,534.00
0.00	525,607.18	526,057.18	0.00	579,378.00
10,785.00	735,607.18	739,157.18	33,006.00	705,912.00

Account Number	Account Description	FY 2022 BUDGET	FY 2022 ACTUAL	FY 2023 BUDGET	FY 2023 ACTUAL	FY 2024 BUDGET	FY 2024 ACTUAL	FY 2025 PROPOSED
555-00000-381000	RENTS & ROYALTIES	155,000.00	10,170.00	200,000.00	148,281.00	200,000.00	32,156.00	113,834.00
555-00000-381201	EQUIPMENT RENTAL	1,000.00	-	-	1,980.00	3,000.00	-	3,000.00
555-00000-381205	TABLE RENTALS	-	15.00	-	105.00	200.00	-	200.00
555-00000-381210	CHAIR RENTALS	-	-	-	-	-	-	-
555-00000-381215	AUDIO EQUIPMENT RENTAL	-	-	-	800.00	600.00	-	600.00
555-00000-381220	PODIUM RENTAL	-	-	-	200.00	300.00	-	300.00
555-00000-381225	PROJECTOR RENTAL	-	250.00	-	450.00	500.00	-	500.00
555-00000-381230	PROJECTION SCREEN RENTAL	-	100.00	-	100.00	100.00	-	100.00
555-00000-381301	DANCE FLOOR RENTAL	5,000.00	-	10,000.00	-	-	-	-
555-00000-381305	STAGE RENTAL	-	-	-	500.00	500.00	-	500.00
555-00000-389001	LINEN RENTAL	-	-	-	-	-	-	-
555-00000-389002	DAMAGE FEES	-	300.00	-	-	500.00	-	500.00
555-00000-389004	KITCHEN RENTAL	1,750.00	-	-	-	-	600.00	-
555-00000-389006	FOOD/BEVERAGE/CATERING	-	-	-	200.00	-	-	-
555-00000-389007	CANCELLATION FEE	1,250.00	-	-	550.00	-	400.00	-
555-00000-389011	MISC REVENUE	-	-	-	-	-	-	-
555-00000-389018	CLIENT EVENT ATTENDANT	11,000.00	(50.00)	-	8,150.00	7,000.00	(150.00)	7,000.00
555-00000-389030	MISCELLANEOUS	1,000.00	-	-	330.03	400.00	-	-
555-00000-389034	MMCC WOMENS CONFERENCE	-	-	-	-	-	-	-
555-00000-389040	FROM RESERVES	-	-	-	-	-	-	-
555-00000-391100	OPERATING TRANSFERS IN	726,634.74	1,022,753.67	525,607.18	-	526,057.18	-	579,378.00
555-00000-392505	Contributed Capital	-	-	-	-	-	-	-
Fund 555 Merle Manders Total Revenues		902,634.74	1,033,538.67	735,607.18	161,646.03	739,157.18	33,006.00	705,912.00

Budget Worksheet



Fund: 565 - AMPHITHEATER

	FY 2022 ACTUAL	FY 2023 ACTUAL	FY 2024 BUDGET	FY 2024 YTD	FY 2025 PROPOSED
34 Charges for Services	445,079.52	1,060,000.00	1,060,000.00	9,023.40	2,045,000.00
38 Miscellaneous Revenue	2,500.00	715,000.00	940,000.00	73,579.72	555,000.00
Total Budget	447,579.52	1,775,000.00	2,000,000.00	82,603.12	2,600,000.00

Account Number	Account Description	FY 2022 BUDGET	FY 2022 ACTUAL	FY 2023 BUDGET	FY 2023 ACTUAL	FY 2024 BUDGET	FY 2024 ACTUAL	FY 2025 PROPOSED
565-00000-347300	TICKET SALES	-	445,079.52	1,000,000.00	880,122.67	1,000,000.00	-	2,000,000.00
565-00000-347305	CONCESSION SALES	-	-	60,000.00	29,642.45	60,000.00	-	45,000.00
565-00000-381000	RENTS & ROYALTIES	-	2,500.00	715,000.00	2,500.00	540,000.00	-	400,000.00
565-00000-389030	MISCELLANEOUS	-	-	-	-	600,000.00	-	-
565-00000-389045	SPONSORSHIPS	-	-	-	33,000.00	400,000.00	-	155,000.00
565-00000-391000	TRANSFER FROM SPLOST IV BOND ACCT	450,000.00	-	-	-	-	-	-
565-00000-391370	TRANSFER TO/FROM CITY WIDE PROJECTS	-	3,842,261.51	-	-	-	-	-
Fund: 565 - AMPHITHEATER COMPLEX Surplus (Deficit):		450,000.00	4,289,841.03	1,775,000.00	945,265.12	2,600,000.00		2,600,000.00

EXPENDITURES

Budget Worksheet



Division: 11100 - GOVERNING BODY

	FY 2022 ACTUAL	FY 2023 ACTUAL	FY 2024 BUDGET	FY 2024 YTD	FY 2025 PROPOSED
51 Personal Service	208,063.11	328,210.20	392,978.48	240,143.52	409,904.00
52 Purchased/ Contract Services	118,183.07	337,860.91	149,350.00	97,166.97	147,700.00
53 Supplies	39,405.71	38,947.96	52,800.00	25,194.70	24,300.00
					-
Total Budget	365,651.89	705,019.07	595,128.48	362,505.19	581,904.00

Account Number	Account Description	FY 2022 BUDGET	FY 2022 ACTUAL	FY 2023 BUDGET	FY 2023 ACTUAL	FY 2024 BUDGET	FY 2024 ACTUAL	FY 2025 PROPOSED
100-11100-511100	REGULAR EMPLOYEE SALARIES	-	-	107,346.65	109,508.65	116,920.96	66,305.60	135,346.00
100-11100-511120	MAYOR	14,400.00	14,400.00	14,400.00	14,400.00	24,000.00	13,066.69	24,000.00
100-11100-511121	COUNCIL	60,000.00	60,000.00	60,000.00	60,000.00	100,000.00	58,333.45	100,000.00
100-11100-511300	OVERTIME	-	-	1,361.41	1,361.41	800.00	1,928.67	1,600.00
100-11100-512100	GRP INSRNC MEDICAL/DENTAL	148,731.97	123,029.80	109,740.64	112,461.15	107,757.52	77,392.31	107,758.00
100-11100-512110	GROUP INSURANCE LIFE	300.00	118.97	520.00	520.00	1,000.00	579.54	1,000.00
100-11100-512111	GROUP INSURANCE VISION	627.00	561.87	598.00	598.00	1,000.00	397.93	1,000.00
100-11100-512200	MEDICARE 1.45%	1,200.00	1,078.80	2,534.21	2,565.56	1,200.00	2,018.50	1,200.00
100-11100-512400	PENSION	10,800.00	7,745.40	23,476.86	25,611.12	34,000.00	19,366.76	34,000.00
100-11100-512700	WORKER'S COMPENSATION	2,300.00	1,128.27	1,184.31	1,184.31	2,300.00	754.07	-
100-11100-512851	HRA DEDUCTIBLE	6,000.00	-	-	-	4,000.00	-	4,000.00
100-11100-521101	OFFICIAL/ADMINISTRATIVE	12,000.00	5,694.55	7,000.00	20,395.96	14,000.00	8,720.36	14,000.00
100-11100-522341	COPIER RENTAL	-	-	607.80	607.80	650.00	354.55	-
100-11100-523400	PRINTING & BINDING	4,000.00	3,662.21	2,669.93	2,975.78	4,000.00	705.98	3,000.00
100-11100-523500	TRAVEL	-	429.20	930.00	930.00	2,000.00	39.00	2,000.00
100-11100-523502	TRAVEL MAYOR	4,997.01	4,890.36	4,502.58	4,502.58	10,000.00	4,884.19	10,000.00
100-11100-523503	TRAVEL DISTRICT 5	187.72	(199.05)	4,318.99	4,318.99	10,000.00	4,121.77	10,000.00
100-11100-523504	TRAVEL DISTRICT 3	9,291.98	9,944.44	3,885.58	3,885.58	10,000.00	4,408.84	10,000.00
100-11100-523505	TRAVEL DISTRICT 1	3,489.13	3,188.43	4,405.38	4,405.38	10,000.00	2,961.40	10,000.00
100-11100-523506	TRAVEL DISTRICT 4	3,614.66	3,757.95	2,990.94	2,990.94	10,000.00	3,447.00	10,000.00
100-11100-523507	TRAVEL DISTRICT 2	5,000.00	2,285.06	4,112.32	4,112.32	10,000.00	4,114.00	10,000.00
100-11100-523600	DUES & FEES	-	-	-	-	100.00	-	100.00
100-11100-523601	DUES & FEES MAYOR	102.99	102.99	-	-	100.00	-	100.00
100-11100-523602	DUES & FEES DISTRICT 5	-	-	100.00	-	100.00	-	100.00
100-11100-523603	DUES & FEES DISTRICT 3	100.00	-	-	-	100.00	-	100.00
100-11100-523604	DUES & FEES DISTRICT 1	(580.00)	(580.00)	-	-	100.00	-	100.00
100-11100-523605	DUES & FEES DISTRICT 4	-	-	-	-	100.00	-	100.00
100-11100-523606	DUES & FEES DISTRICT 2	100.00	-	-	-	100.00	-	100.00
100-11100-523700	EDUCATION & TRAINING	-	-	-	-	2,000.00	-	2,000.00
100-11100-523702	EDUCATION & TRAINING MAYOR	5,000.00	3,090.00	3,502.78	4,317.15	6,000.00	3,100.00	6,000.00
100-11100-523703	EDUCATION & TRAINING DISTRICT 5	264.78	264.78	3,855.00	3,855.00	6,000.00	3,025.00	6,000.00
100-11100-523704	EDUCATION & TRAINING DISTRICT 3	2,884.63	1,550.00	4,050.00	4,050.00	6,000.00	3,260.00	6,000.00
100-11100-523705	EDUCATION & TRAINING DISTRICT 1	3,489.13	2,204.00	3,510.00	3,510.00	6,000.00	3,034.00	6,000.00
100-11100-523706	EDUCATION & TRAINING DISTRICT 4	2,218.56	2,218.56	3,105.00	3,105.00	6,000.00	2,160.00	6,000.00
100-11100-523707	EDUCATION & TRAINING DISTRICT 2	5,000.00	689.78	3,919.37	3,105.00	6,000.00	2,645.00	6,000.00
100-11100-523911	COUNCIL INITIATIVES MAYOR	5,000.00	4,249.02	7,631.44	7,631.44	5,000.00	2,668.99	5,000.00
100-11100-523912	COUNCIL INITIATIVES DISTRICT 5	14,000.00	23,848.00	15,949.29	16,474.29	5,000.00	16,333.03	5,000.00
100-11100-523913	COUNCIL INITIATIVES DISTRICT 3	2,823.39	5,973.77	7,315.15	7,315.15	5,000.00	2,154.50	5,000.00
100-11100-523914	COUNCIL INITIATIVES DISTRICT 1	8,701.73	10,494.74	5,312.71	5,312.71	5,000.00	1,448.57	5,000.00
100-11100-523915	COUNCIL INITIATIVES DISTRICT 4	9,666.78	9,666.78	10,481.90	10,481.90	5,000.00	8,902.00	5,000.00
100-11100-523916	COUNCIL INITIATIVES DISTRICT 2	4,956.38	4,455.33	12,470.50	12,470.50	5,000.00	14,678.79	5,000.00
100-11100-531130	OFFICE SUPPLIES	4,000.00	3,004.78	1,815.91	1,779.20	2,500.00	552.16	2,500.00
100-11100-531700	MISCELLANEOUS EXPENSE	3,700.00	4,322.78	3,173.25	3,323.15	4,000.00	1,235.92	2,000.00
100-11100-531701	HOSPITALITY/FOOD/BEVERAGE	4,120.12	3,805.17	7,107.25	7,107.25	7,000.00	3,031.62	8,000.00
100-11100-531747	CIVIC EVENTS	8,000.00	4,762.15	8,007.55	8,007.55	15,000.00	7,290.42	9,000.00
100-11100-531748	YOUTH ADVISORY COUNCIL	21,500.00	22,642.98	17,686.11	17,794.12	21,500.00	11,374.68	-
100-11100-531750	UNIFORMS	-	-	38.86	38.86	400.00	-	400.00
100-11100-531751	UNIFORMS MAYOR	400.00	-	-	-	400.00	-	400.00
100-11100-531752	UNIFORMS DISTRICT 5	1,017.50	1,017.50	400.00	402.15	400.00	1,338.90	400.00
100-11100-531753	UNIFORMS DISTRICT 3	400.00	-	129.59	129.59	400.00	371.00	400.00
100-11100-531754	UNIFORMS DISTRICT 1	400.00	-	-	-	400.00	-	400.00
100-11100-531755	UNIFORMS DISTRICT 4	-	-	366.09	366.09	400.00	-	400.00
100-11100-531756	UNIFORMS DISTRICT 2	443.62	443.62	-	-	400.00	-	400.00
Division: 11100 - GOVERNING BODY Total:		415,028.96	367,125.04	483,620.72	505,019.07	595,128.48	362,505.19	581,904.00

Budget Worksheet



Division: 11300 - CITY CLERK

	FY 2022 ACTUAL	FY 2023 ACTUAL	FY 2024 BUDGET	FY 2024 YTD	FY 2025 PROPOSED
51 Personal Service	477,215.33	274,930.09	310,398.56	176,867.01	327,270.00
52 Purchased/ Contract Services	18,995.18	14,595.55	35,125.00	9,197.26	31,500.00
53 Supplies	21,150.34	32,431.69	15,750.00	9,561.48	75,250.00
54 Capital Outlay	-	2,653.56	7,000.00	2,500.00	5,000.00
Total Budget	517,360.85	324,610.89	368,273.56	198,125.75	439,020.00

Account Number	Account Description	FY 2022 BUDGET	FY 2022 ACTUAL	FY 2023 BUDGET	FY 2023 ACTUAL	FY 2024 BUDGET	FY 2024 ACTUAL	FY 2025 PROPOSED
100-11300-511100	REGULAR EMPL. SALARIES	345,173.93	329,129.57	202,636.61	197,893.68	221,089.49	114,772.85	241,961.00
100-11300-511300	OVERTIME	200.00	2,937.85	2,017.23	2,017.23	-	-	-
100-11300-512100	GRP INSRNC MEDICAL/DENTAL	123,953.94	112,519.31	46,821.42	44,913.01	40,409.07	40,943.40	40,409.00
100-11300-512101	FEES GRP INS	1,500.00	-	1,500.00	-	1,500.00	-	1,500.00
100-11300-512110	GROUP INSURANCE LIFE	900.00	1,088.02	900.00	682.83	900.00	432.60	900.00
100-11300-512111	GROUP INSURANCE VISION	514.00	518.13	1,000.00	301.29	1,000.00	200.86	1,000.00
100-11300-512200	MEDICARE 1.45%	3,500.00	4,687.26	3,000.00	2,991.11	3,000.00	1,634.02	3,000.00
100-11300-512400	PENSION	35,000.00	25,100.64	32,000.00	24,104.53	32,000.00	18,227.58	32,000.00
100-11300-512600	UNEMPLOYMENT INSURANCE	3,000.00	-	2,000.00	-	2,000.00	-	-
100-11300-512700	WORKER'S COMPENSATION	2,500.00	1,234.55	2,000.00	2,026.41	2,000.00	655.70	-
100-11300-512800	EMPLOYEE ASSISTANCE PROG.	750.00	-	500.00	-	500.00	-	500.00
100-11300-512851	HRA DEDUCTIBLE	10,000.00	-	6,000.00	-	6,000.00	-	6,000.00
100-11300-521301	CODIFICATION	-	-	10,000.00	580.00	8,000.00	-	10,000.00
100-11300-522341	COPIER RENTAL	1,625.00	1,700.84	1,625.00	607.80	1,625.00	354.55	-
100-11300-523310	PUBLIC NOTICES	-	504.00	5,000.00	1,512.00	3,048.66	972.00	3,000.00
100-11300-523400	PRINTING & BINDING	4,725.00	1,910.00	500.00	968.92	1,000.00	706.72	1,000.00
100-11300-523500	TRAVEL	9,500.00	7,544.23	9,000.00	5,133.11	9,000.00	3,647.04	9,000.00
100-11300-523600	DUES & FEES	1,000.00	1,371.55	1,200.00	890.59	1,500.00	90.00	1,500.00
100-11300-523700	EDUCATION & TRAINING	9,800.00	5,544.00	6,500.00	4,618.45	6,500.00	3,346.95	6,500.00
100-11300-523940	POSTAGE	775.00	420.56	500.00	150.63	500.00	80.00	500.00
100-11300-531120	ELECTION EXPENSE	3,000.00	9,310.01	32,000.00	27,766.13	8,000.00	7,462.30	32,000.00
100-11300-531130	OFFICE SUPPLIES	5,000.00	4,731.33	1,500.00	958.26	2,500.00	104.61	2,500.00
100-11300-531132	COMMITTEE EXPENSES	-	-	-	-	-	-	3,000.00
100-11300-531140	SUPPLIES & MATERIALS	5,000.00	579.02	1,500.00	1,644.80	2,500.00	433.82	2,500.00
100-11300-531600	SMALL EQUIPMENT - NON CAPITAL	4,000.00	884.31	2,000.00	310.70	1,000.00	-	1,000.00
100-11300-531701	HOSPITALITY/FOOD/BEVERAGE	-	-	3,000.00	458.13	1,951.34	951.34	3,000.00
100-11300-531725	PROMOTIONAL ITEMS	5,000.00	4,094.32	1,500.00	879.96	3,000.00	-	3,000.00
100-11300-531747	MUNICIPAL DINNERS	-	-	-	-	-	-	6,000.00
100-11300-531748	YOUTH COUNCIL	-	-	-	-	-	-	21,500.00
100-11300-531750	UNIFORMS	1,500.00	1,349.35	750.00	413.71	750.00	609.41	750.00
100-11300-542400	COMPUTER SOFTWARE	5,000.00	-	5,000.00	2,653.56	7,000.00	2,500.00	5,000.00
Division 11300 - CITY CLERK Total:		582,916.87	517,158.85	382,084.31	324,610.89	368,273.56	198,125.75	439,020.00

Budget Worksheet



Division: 13000 - EXECUTIVE

	FY 2022 ACTUAL	FY 2023 ACTUAL	FY 2024 BUDGET	FY 2024 YTD	FY 2025 PROPOSED
51 Personal Service	492,238.75	694,437.37	691,688.97	369,994.05	712,455.00
52 Purchased/ Contract Services	37,990.70	55,196.47	32,600.00	65,549.92	32,200.00
53 Supplies	21,783.69	16,678.78	13,500.00	5,944.84	15,000.00
57 Other Costs	130,227.59	118,006.43	43,359.03	27,574.21	35,000.00
Total Budget	682,240.73	884,319.05	781,148.00	469,063.02	794,655.00

Account Number	Account Description	FY 2022 BUDGET	FY 2022 ACTUAL	FY 2023 BUDGET	FY 2023 ACTUAL	FY 2024 BUDGET	FY 2024 ACTUAL	FY 2025 PROPOSED
100-13000-511100	REGULAR EMPL. SALARIES	368,945.30	368,976.43	494,598.36	504,401.82	530,170.83	257,086.52	562,436.00
100-13000-511113	VEHICLE ALLOWANCE	-	-	-	-	12,000.00	6,000.00	6,000.00
100-13000-511300	OVERTIME	-	-	206.19	206.19	500.00	243.96	500.00
100-13000-512100	GRP INSRNC MEDICAL/DENTAL	102,887.49	89,812.24	103,247.99	151,808.89	80,818.14	83,362.93	80,819.00
100-13000-512110	GROUP INSURANCE LIFE	1,800.00	959.04	1,578.97	1,578.97	3,000.00	848.42	3,000.00
100-13000-512111	GROUP INSURANCE VISION	380.00	414.18	795.87	795.87	1,000.00	421.68	1,000.00
100-13000-512200	MEDICARE 1.45%	7,000.00	5,232.26	6,954.56	7,096.71	6,000.00	3,805.00	6,000.00
100-13000-512400	PENSION	4,200.00	3,012.12	2,900.05	3,163.69	4,200.00	2,392.39	4,200.00
100-13000-512401	RETIREMENT CONTRIBUTION	39,000.00	22,352.62	17,187.71	23,837.72	40,000.00	14,427.71	40,000.00
100-13000-512600	UNEMPLOYMENT INSURANCE	2,500.00	-	-	-	2,500.00	-	-
100-13000-512700	WORKER'S COMPENSATION	3,000.00	1,479.86	1,547.51	1,547.51	3,000.00	983.58	-
100-13000-512800	EMPLOYEE ASSISTANCE PROG.	600.00	-	-	-	500.00	-	500.00
100-13000-512850	HRA REIMBURSEMENT	3,000.00	-	-	-	8,000.00	421.86	8,000.00
100-13000-521201	PROFESSIONAL SERVICES	16,657.48	11,734.49	39,294.50	37,310.90	10,000.00	44,298.60	10,000.00
100-13000-522341	COPIER RENTAL	2,500.00	1,872.52	607.80	607.80	1,100.00	354.55	-
100-13000-523400	PRINTING & BINDING	-	-	1,218.95	1,218.95	500.00	705.98	1,200.00
100-13000-523500	TRAVEL	10,466.59	13,229.69	10,468.97	10,468.97	7,000.00	5,550.12	7,000.00
100-13000-523600	DUES & FEES	5,000.00	2,718.00	2,642.00	2,642.00	7,000.00	6,660.67	7,000.00
100-13000-523700	EDUCATION & TRAINING	10,000.00	8,436.00	2,938.22	2,938.22	7,000.00	4,188.00	7,000.00
100-13000-523850	INTERN HELP	-	-	-	-	-	3,792.00	-
100-13000-523930	DRUG TESTING, VACCINES	-	-	-	-	-	-	-
100-13000-523940	POSTAGE	-	-	9.63	9.63	-	-	-
100-13000-531110	COMPUTER EXPENSE	395.75	395.75	-	-	-	-	-
100-13000-531130	OFFICE SUPPLIES	3,500.00	3,991.92	1,797.29	1,797.29	2,500.00	1,322.10	2,500.00
100-13000-531140	SUPPLIES & MATERIALS	1,271.00	2,834.26	335.99	335.99	-	72.08	-
100-13000-531270	ENERGY-GASOLINE/DIESEL	-	-	-	-	-	-	-
100-13000-531700	MISCELLANEOUS EXPENSE	6,756.59	7,820.10	7,422.15	7,572.05	5,000.00	3,462.85	5,000.00
100-13000-531701	HOSPITALITY/FOOD/BEVERAGE	4,924.17	5,113.91	6,453.26	6,453.26	5,000.00	278.24	7,500.00
100-13000-531737	VETERAN'S DAY PARADE	-	-	315.00	315.00	-	-	-
100-13000-531750	UNIFORMS	1,028.42	1,627.75	205.19	205.19	1,000.00	809.57	-
100-13000-579000	CONTINGENCIES	120,000.00	130,227.59	90,000.00	118,006.43	43,359.03	27,574.21	35,000.00
Division: 13000 - EXECUTIVE		715,812.79	682,240.73	792,726.16	884,319.05	781,148.00	469,063.02	794,655.00

Budget Worksheet



Division: 15100 - FINANCIAL ADMINISTRATION

	FY 2022 ACTUAL	FY 2023 ACTUAL	FY 2024 BUDGET	FY 2024 YTD	FY 2025 PROPOSED
51 Personal Service	709,753.72	650,086.71	818,675.55	366,946.61	1,120,289.00
52 Purchased/ Contract Services	211,774.87	441,854.36	209,400.00	287,512.49	250,400.00
53 Supplies	7,278.33	9,536.32	5,250.00	4,547.51	7,800.00
54 Capital Outlay	57,601.77	26,123.70	41,000.00	456.00	21,500.00
57 Other Costs	-	-	-	-	-
61 Other Financing Uses	-	-	-	-	-
Total Budget	986,408.69	1,127,601.09	1,074,325.55	659,462.61	1,399,989.00

Account Number	Account Description	FY 2022 BUDGET	FY 2022 ACTUAL	FY 2023 BUDGET	FY 2023 ACTUAL	FY 2024 BUDGET	FY 2024 ACTUAL	FY 2025 PROPOSED
100-15100-511100	REGULAR EMPL. SALARIES	501,265.74	501,008.26	456,279.40	461,978.60	575,778.65	227,004.66	798,942.00
100-15100-511300	OVERTIME	400.00	425.01	641.90	641.90	200.00	659.69	400.00
100-15100-512100	GRP INSRNC MEDICAL/DENTAL	172,075.79	151,167.58	139,921.78	134,452.30	134,696.90	93,419.22	134,697.00
100-15100-512101	FEES GRP INS	2,400.00	2,133.00	2,776.50	2,776.50	2,500.00	1,296.00	2,500.00
100-15100-512110	GROUP INSURANCE LIFE	1,485.71	1,756.44	1,751.47	1,751.47	1,875.00	944.58	1,875.00
100-15100-512111	GROUP INSURANCE VISION	709.00	820.55	833.07	833.07	1,250.00	390.70	1,250.00
100-15100-512200	MEDICARE 1.45%	5,714.29	7,147.60	6,544.85	6,627.49	7,500.00	3,272.11	7,500.00
100-15100-512400	PENSION	52,571.43	37,702.20	32,591.36	35,554.21	59,000.00	33,607.07	59,000.00
100-15100-512600	UNEMPLOYMENT INSURANCE	4,200.00	-	-	-	5,250.00	3,285.00	88,500.00
100-15100-512700	WORKER'S COMPENSATION	4,000.00	1,970.43	2,068.62	2,068.62	5,000.00	1,639.28	-
100-15100-512800	EMPLOYEE ASSISTANCE PROG.	1,257.14	1,622.65	2,098.75	2,098.75	1,625.00	1,428.30	1,625.00
100-15100-512851	HRA DEDUCTIBLE	10,000.00	4,000.00	1,303.80	1,303.80	24,000.00	-	24,000.00
100-15100-521100	CONSULTANT FEES	20,000.00	10,000.00	10,000.00	13,625.00	20,000.00	1,750.00	20,000.00
100-15100-521210	ACCOUNTING,ANNUAL AUDIT	54,100.00	56,030.00	86,000.00	86,000.00	50,000.00	85,000.00	75,000.00
100-15100-521223	PAYROLL FEES	43,000.00	12,041.87	10,000.00	13,960.41	10,000.00	9,472.21	25,000.00
100-15100-522210	MAINTENANCE AGREEMENTS	48,125.06	48,125.06	50,008.31	49,517.31	48,000.00	30,102.96	50,000.00
100-15100-522250	AUTO & TRUCK REPAIR	-	4.13	209.03	209.03	-	373.31	-
100-15100-522320	RENTAL OF EQUIP & VEHICLE	504.00	504.00	504.00	126.00	400.00	-	-
100-15100-522341	COPIER RENTAL	3,859.04	4,939.34	2,231.16	2,231.16	4,000.00	1,301.51	-
100-15100-523240	AT&T CLUB SERVICE	10,803.66	13,793.38	19,713.53	19,713.53	10,000.00	13,286.80	-
100-15100-523246	TELECOMMUNICATION	35,000.00	20,880.83	20,718.91	20,718.91	22,000.00	12,379.50	-
100-15100-523400	PRINTING & BINDING	500.00	194.53	2,341.44	2,341.44	500.00	958.44	2,400.00
100-15100-523500	TRAVEL	6,000.00	6,725.57	5,110.19	5,110.19	10,000.00	-	10,000.00
100-15100-523600	DUES & FEES	2,500.00	1,485.00	1,162.00	1,162.00	2,000.00	1,416.00	2,500.00
100-15100-523700	EDUCATION & TRAINING	12,000.00	6,081.00	5,331.00	5,331.00	10,000.00	-	10,000.00
100-15100-523850	PERSONNEL SERVICE	-	-	26,239.96	36,524.60	-	103,181.18	-
100-15100-523851	INTERN HELP	-	-	2,790.00	2,790.00	-	2,308.00	3,500.00
100-15100-523901	BANK CHARGES	5,000.00	2,383.65	15,672.59	15,874.19	5,000.00	531.21	16,000.00
100-15100-523905	COLLECTION FEE HENRY COUNTY	-	-	-	92,016.88	-	2,717.36	3,500.00
100-15100-523909	CREDIT CARD EXPENSES	5,000.00	25,347.83	15,000.00	72,297.47	15,000.00	21,811.57	30,000.00
100-15100-523940	POSTAGE	12,000.00	2,172.90	2,500.00	1,465.24	2,500.00	922.44	2,500.00
100-15100-531130	OFFICE SUPPLIES	3,500.00	3,968.65	1,000.00	4,146.40	3,000.00	3,343.12	5,000.00
100-15100-531140	SUPPLIES & MATERIALS	2,000.00	83.74	500.00	744.73	500.00	506.09	800.00
100-15100-531700	MISCELLANEOUS EXPENSE	2,000.00	776.06	500.00	315.43	500.00	171.58	500.00
100-15100-531701	HOSPITALITY/FOOD/BEVERAGE	300.00	146.68	500.00	939.98	750.00	526.72	750.00
100-15100-531750	UNIFORMS	600.00	24.73	600.00	199.89	500.00	-	750.00
100-15100-541406	STORM WATER/PROPERTY TAX	10,000.00	20,121.28	10,000.00	21,125.70	20,000.00	-	20,000.00
100-15100-542300	FURNITURE & FIXTURES	394.77	345.49	500.00	-	500.00	-	1,000.00
100-15100-542400	COMPUTER SOFTWARE	19,210.00	35,210.00	20,000.00	4,998.00	20,000.00	456.00	-
100-15100-542500	EQUIPMENT	1,925.00	1,925.00	1,000.00	-	500.00	-	500.00
Division: 15100 Financial Administration Total:		1,056,679.10	986,408.69	957,783.62	1,127,601.09	1,074,325.55	659,462.61	1,399,989.00

Budget Worksheet



Division: 15110 - NON-DEPARTMENTAL

	FY 2022 ACTUAL	FY 2023 ACTUAL	FY 2024 BUDGET	FY 2024 YTD	FY 2025 PROPOSED
52 Purchased/ Contract Services	605,153.29	396,716.11	618,400.00	289,600.55	643,400.00
53 Supplies	13,128.40	11,155.48	10,000.00	3,016.46	12,000.00
54 Capital Outlay	36,449.42	28,541.76	93,000.00	55,724.40	105,000.00
57 Other Costs	7,945.50	-	15,000.00	-	780,355.00
Total Budget	662,676.61	436,413.35	736,400.00	348,341.41	1,540,755.00

Account Number	Account Description	FY 2022 BUDGET	FY 2022 ACTUAL	FY 2023 BUDGET	FY 2023 ACTUAL	FY 2024 BUDGET	FY 2024 ACTUAL	FY 2025 PROPOSED
100-15110-521100	CONSULTANT FEES	80,000.00	77,312.50	-	-	80,000.00	2,250.00	80,000.00
100-15110-521217	LEGAL	300,000.00	336,336.77	277,151.58	288,948.00	350,000.00	211,817.50	350,000.00
100-15110-521218	LEGAL, OTHER	30,000.00	153,527.40	108,427.74	89,027.74	150,000.00	35,304.00	150,000.00
100-15110-521335	SHREDING	3,000.00	1,299.97	1,180.75	1,447.68	2,000.00	1,019.03	2,000.00
100-15110-522250	AUTO & TRUCK REPAIR (ADMIN. VEHICLES)	3,000.00	1,050.82	1,574.99	1,574.99	3,000.00	863.10	3,000.00
100-15110-522320	RENTAL OF EQUIP & VEHICLE	-	-	2,342.56	2,342.56	200.00	1,134.75	-
100-15110-523300	ADVERTISEMENT	-	110.00	378.00	378.00	200.00	105.00	400.00
100-15110-523600	DUES & FEES (GMA DUES)	12,000.00	9,480.03	10,050.48	10,600.48	15,000.00	12,122.17	25,000.00
100-15110-523945	WEBSITE	5,000.00	22,997.80	-	-	15,000.00	24,985.00	30,000.00
100-15110-523946	SEE CLICK FIX SOFTWARE	-	3,038.00	2,396.66	2,396.66	3,000.00	-	3,000.00
100-15110-531140	SUPPLIES & MATERIALS (CITY HALL)	15,000.00	13,128.40	11,155.48	11,155.48	10,000.00	3,016.46	12,000.00
100-15110-531710	CHRISTMAS DECORATIONS	20,000.00	-	-	-	-	-	-
100-15110-542402	AGENDA SOFTWARE	8,000.00	7,199.98	7,199.97	7,199.97	8,000.00	12,790.29	20,000.00
100-15110-542403	CITY-WIDE DIGITAL SOFTWARE CONVERSION	25,000.00	19,249.44	21,341.79	21,341.79	25,000.00	12,404.93	25,000.00
100-15110-542404	APP SOFTWARE	10,000.00	10,000.00	-	-	10,000.00	-	10,000.00
100-15110-542526	OPENG0V	-	-	-	-	50,000.00	30,529.18	50,000.00
100-15110-571000	ABATEMENT PROGRAM	80,000.00	7,945.50	-	-	15,000.00	-	150,000.00
100-15110-579000	CONTINGENCIES	-	-	-	-	-	-	630,355.00
Division: 15110 - NON-DEPARTMENTAL Total:		591,000.00	662,676.61	443,200.00	436,413.35	736,400.00	348,341.41	1,540,755.00

Budget Worksheet



Division: 15160 - BUSINESS SERVICES

	FY 2022 ACTUAL	FY 2023 ACTUAL	FY 2024 BUDGET	FY 2024 YTD	FY 2025 PROPOSED
51 Personal Service	241,364.75	244,067.09	228,823.39	124,592.33	239,173.00
52 Purchased/ Contract Services	12,926.99	10,918.64	10,650.00	6,610.35	18,350.00
53 Supplies	2,856.99	11,451.02	3,200.00	471.06	4,200.00
Total Budget	257,148.73	266,436.75	242,673.39	131,673.74	261,723.00

Account Number	Account Description	FY 2022 BUDGET	FY 2022 ACTUAL	FY 2023 BUDGET	FY 2023 ACTUAL	FY 2024 BUDGET	FY 2024 ACTUAL	FY 2025 PROPOSED
100-15160-511100	REGULAR SALARIES	143,751.38	140,468.25	145,332.99	148,199.39	155,014.32	74,814.12	167,364.00
100-15160-511300	OVERTIME	33.10	41.48	-	-	-	33.98	-
100-15160-512100	GRP INSRNC MEDICAL/DENTAL	66,609.21	80,281.31	53,058.02	77,106.15	40,409.07	34,540.50	40,409.00
100-15160-512110	GROUP INSURANCE LIFE	825.00	488.40	590.16	590.16	850.00	345.20	850.00
100-15160-512111	GROUP INSURANCE VISION	288.00	326.42	405.36	405.36	1,000.00	197.06	1,000.00
100-15160-512200	MEDICARE 1.45%	1,800.00	1,902.72	1,982.69	2,024.25	1,800.00	997.71	1,800.00
100-15160-512400	PENSION	18,750.00	13,446.84	12,946.78	14,123.76	18,750.00	10,680.18	18,750.00
100-15160-512600	UNEMPLOYMENT INSURANCE	3,000.00	-	-	-	2,000.00	-	-
100-15160-512700	WORKER'S COMPENSATION	3,000.00	2,409.33	1,618.02	1,618.02	3,000.00	983.58	3,000.00
100-15160-512851	HRA DEDUCTIBLE	6,000.00	2,000.00	-	-	6,000.00	2,000.00	6,000.00
100-15160-521201	PROFESSIONAL FEES	7,000.00	-	-	-	-	-	5,000.00
100-15160-521310	SOFTWARE	4,000.00	131.25	-	-	2,700.00	2,700.52	-
100-15160-525341	COPIER RENTAL	1,995.17	2,267.01	1,647.36	1,647.36	1,800.00	960.96	-
100-15160-523400	PRINTING & BINDING	1,800.00	1,349.48	2,570.84	2,570.84	1,500.00	546.78	3,000.00
100-15160-523500	TRAVEL	2,671.15	2,671.15	2,141.75	2,141.75	1,700.00	1,767.16	3,000.00
100-15160-523600	DUES & FEES	200.00	90.00	121.00	121.00	150.00	50.00	350.00
100-15160-523700	EDUCATION & TRAINING	1,457.76	1,457.76	317.75	317.75	1,000.00	50.00	2,000.00
100-15160-523940	POSTAGE	5,000.00	2,346.71	4,402.45	4,402.45	1,800.00	534.93	5,000.00
100-15160-531140	SUPPLIES & MATERIALS	2,314.29	2,371.64	1,486.88	1,459.26	2,000.00	471.06	2,500.00
100-15160-531600	SMALL EQUIPMENT - NON CAPITAL	-	-	-	-	900.00	-	1,200.00
100-15160-531750	UNIFORMS	485.35	485.35	388.76	388.76	300.00	-	500.00
Division: 15160 Business Services		273,923.59	257,148.73	238,331.30	266,436.75	242,673.39	131,673.74	261,723.00

Budget Worksheet



Division: 15350 - INFORMATION TECHNOLOGY

	FY 2022		FY 2024		
	ACTUAL	FY 2023 ACTUAL	BUDGET	FY 2024 YTD	FY 2025 PROPOSED
51 Personal Service	-	98,121.16	322,469.07	177,000.89	339,586.00
52 Purchased/ Contract Services	561,044.50	588,068.03	152,450.00	173,888.11	345,200.00
53 Supplies	52,517.86	71,065.72	52,500.00	19,629.86	51,500.00
54 Capital Outlay	48,343.62	119,041.75	144,000.00	15,767.66	155,000.00
Total Budget	661,905.98	876,296.66	671,419.07	386,286.52	891,286.00

Account Number	Account Description	FY 2022 BUDGET	FY 2022 ACTUAL	FY 2023 BUDGET	FY 2023 ACTUAL	FY 2024 BUDGET	FY 2024 ACTUAL	FY 2025 PROPOSED
100-15350-511100	REGULAR EMPL. SALARIES	-	-	48,501.35	52,672.55	220,560.00	101,520.85	244,177.00
100-15350-511300	OVERTIME	-	-	1,777.31	1,777.31	-	1,328.19	1,000.00
100-15350-512100	GRP INSRNC MEDICAL/DENTAL	-	-	17,663.36	17,663.36	40,409.07	53,459.20	40,409.00
100-15350-512101	FEES GRP INS	-	-	-	-	1,500.00	-	1,500.00
100-15350-512110	GROUP INSURANCE LIFE	-	-	255.18	255.18	6,000.00	534.96	6,000.00
100-15350-512111	GROUP INSURANCE VISION	-	-	43.88	43.88	3,000.00	174.64	3,000.00
100-15350-512200	MEDICARE 1.45%	-	-	729.05	789.53	6,000.00	1,419.35	6,000.00
100-15350-512400	PENSION	-	-	20,714.87	22,598.04	30,000.00	17,088.33	30,000.00
100-15350-512600	UNEMPLOYMENT INSURANCE	-	-	-	-	3,000.00	-	-
100-15350-512700	WORKER'S COMPENSATION	-	-	2,321.31	2,321.31	4,500.00	1,475.37	-
100-15350-512800	EMPLOYEE ASSISTANCE PROG.	-	-	-	-	1,500.00	-	1,500.00
100-15350-512851	HRA DEDUCTIBLE	-	-	-	-	6,000.00	-	6,000.00
100-15350-521213	IT Services for Financial Administration	-	-	-	-	-	-	22,000.00
100-15350-521216	IT Services for Public Works	-	-	-	-	-	-	20,000.00
100-15350-521217	IT Services for GOV OS	-	-	-	-	-	-	6,000.00
100-15350-521222	IT TOTAL TECH	-	-	-	-	-	-	10,000.00
100-15350-521351	IT SERVICES (CONTRACTED)	338,164.35	326,838.57	323,669.79	318,306.44	43,250.00	26,140.31	30,000.00
100-15350-521352	IT SERVICES FOR PHONE SYSTEM	182,399.96	229,832.31	248,036.94	261,998.39	84,000.00	143,970.94	140,000.00
100-15350-521353	IT SERVICES FOR INTERNET SERVICES	35,700.00	4,373.62	47,496.42	4,517.16	10,000.00	2,300.86	10,000.00
100-15350-522210	MAINTENANCE AGREEMENTS	-	-	3,246.04	3,246.04	5,000.00	-	5,000.00
100-15350-522340	AT&T CLUB SERVICE	-	-	-	-	-	-	35,000.00
100-15350-522341	COPIER RENTAL	-	-	-	-	1,500.00	-	30,000.00
100-15350-522345	TELECOMMUNICATIONS	-	-	-	-	-	-	25,000.00
100-15350-523500	TRAVEL	-	-	-	-	3,500.00	-	3,500.00
100-15350-523600	DUES & FEES	-	-	-	-	1,500.00	-	1,500.00
100-15350-523700	EDUCATION & TRAINING	-	-	-	-	3,700.00	60.00	3,700.00
100-15350-523851	INTERN HELP	-	-	-	-	-	1,416.00	3,500.00
100-15350-531110	COMPUTER EXPENSE	33,520.13	52,517.86	61,005.55	69,062.40	45,000.00	18,921.20	45,000.00
100-15350-531130	OFFICE SUPPLIES	-	-	575.04	551.43	1,500.00	23.24	1,500.00
100-15350-531140	SUPPLIES & MATERIALS	-	-	1,153.89	1,153.89	2,500.00	291.68	2,500.00
100-15350-531142	HAND TOOLS & SMALL EQUIP	-	-	238.00	238.00	2,000.00	-	2,000.00
100-15350-531750	UNIFORMS	-	-	60.00	60.00	500.00	393.74	500.00
100-15350-541400	Computer NETWORK INFRASTRUCTURE	57,447.56	45,993.62	80,000.00	28,473.29	45,000.00	2,685.63	45,000.00
100-15350-542400	COMPUTER SOFTWARE	-	-	85,821.09	88,260.29	60,000.00	13,082.03	80,000.00
100-15350-542500	EQUIPMENT	-	-	80,000.00	2,308.17	40,000.00	-	30,000.00
Division: 15350 - INFORMATION TECHNOLOGY Total:		649,582.00	661,905.98	1,023,309.07	876,296.66	671,419.07	386,286.52	891,286.00

Budget Worksheet



Division: 15400 - HUMAN RESOURCES

	FY 2022 ACTUAL	FY 2023 ACTUAL	FY 2024 BUDGET	FY 2024 YTD	FY 2025 PROPOSED
51 Personal Service	167,623.37	200,857.14	236,658.28	125,450.81	413,203.00
52 Purchased/ Contract Services	493,322.90	476,515.05	335,350.00	309,042.30	560,350.00
53 Supplies	5,087.11	6,904.82	4,850.00	429.16	7,450.00
54 Capital Outlay	-	-	-	-	-
57 Other Costs	-	-	-	-	-
61 Other Financing Uses	-	-	-	-	-
Total Budget	666,033.38	684,277.01	576,858.28	434,922.27	981,003.00

Account Number	Account Description	FY 2022 BUDGET	FY 2022 ACTUAL	FY 2023 BUDGET	FY 2023 ACTUAL	FY 2024 BUDGET	FY 2024 ACTUAL	FY 2025 PROPOSED
100-15400-511100	REGULAR EMPL. SALARIES	144,875.62	128,797.35	145,163.73	148,017.73	159,205.81	87,645.47	229,575.00
100-15400-512100	GRP INSRNC MEDICAL/DENTAL	32,612.27	21,556.01	27,138.96	26,078.11	35,919.17	18,068.64	35,919.00
100-15400-512110	GROUP INSURANCE LIFE	340.00	406.68	507.60	507.60	466.64	343.86	467.00
100-15400-512111	GROUP INSURANCE VISION	135.00	103.40	144.48	144.48	1,333.33	96.32	1,334.00
100-15400-512200	MEDICARE 1.45%	1,600.00	1,926.10	2,272.78	2,314.17	2,133.33	1,366.31	2,134.00
100-15400-512400	PENSION	20,000.00	14,343.24	21,175.22	23,100.24	30,666.67	17,468.08	30,667.00
100-15400-512600	UNEMPLOYMENT INSURANCE	1,200.00	-	-	-	1,600.00	-	-
100-15400-512700	WORKER'S COMPENSATION	1,000.00	490.59	694.81	694.81	1,333.33	462.13	107,107.00
100-15400-512851	HRA	4,000.00	-	-	-	4,000.00	-	6,000.00
100-15400-521100	CONSULTANT FEES	10,000.00	11,203.25	12,424.90	12,424.90	12,000.00	5,930.78	24,000.00
100-15400-521222	PAYROLL SOFTWARE	-	-	-	-	-	-	30,000.00
100-15400-522210	MAINTENANCE AGEEMENTS	5,000.00	57.16	-	-	500.00	-	500.00
100-15400-522320	RENTAL OF EQUIP & VEHICLE	-	6,316.39	5,874.16	5,874.16	6,400.00	6,000.00	6,000.00
100-15400-522341	COPIER RENTAL	700.00	1,807.00	607.80	607.80	700.00	354.55	-
100-15400-523110	INSURANCE GEN. LIABILITY	190,000.00	334,502.37	240,665.90	353,373.79	185,800.00	222,711.20	360,000.00
100-15400-523300	ADVERTISING	1,500.00	4,584.50	1,711.25	1,711.25	5,000.00	1,484.67	2,500.00
100-15400-523400	PRINTING & BINDING	500.00	187.54	1,086.05	1,086.05	500.00	705.99	500.00
100-15400-523500	TRAVEL	3,500.00	3,159.06	2,699.52	2,699.52	3,500.00	3,408.73	5,000.00
100-15400-523600	DUES & FEES	500.00	609.00	464.00	464.00	700.00	744.75	700.00
100-15400-523700	EDUCATION & TRAINING	10,000.00	2,455.00	(272.00)	2,229.00	3,000.00	525.00	4,000.00
100-15400-523708	TRAINING & DEVELOPMENT	25,000.00	56,100.00	35,875.00	34,350.00	30,000.00	3,500.00	30,000.00
100-15400-523850	PERSONNEL SERVICE	15,000.00	15,790.43	6,634.18	(1,603.82)	15,000.00	13,296.41	20,000.00
100-15400-523851	INTERN HELP	5,000.00	7,306.50	14,940.00	14,940.00	10,000.00	2,340.00	15,000.00
100-15400-523855	CONTRACT SERVICES	5,000.00	1,635.26	2,516.85	1,200.51	2,500.00	1,140.00	2,000.00
100-15400-523909	CREDIT CARD EXPENSES	4,000.00	1,701.31	733.21	733.21	1,500.00	-	1,500.00
100-15400-523930	DRUG TESTING, VACCINES	5,000.00	1,440.00	1,970.00	1,970.00	1,500.00	1,199.00	6,400.00
100-15400-523936	HR EXPENSES	3,000.00	1,819.10	1,402.46	1,402.46	1,500.00	1,936.63	2,000.00
100-15400-523937	HEALTH & WELLNESS	42,000.00	42,544.16	42,920.01	42,920.00	55,000.00	43,533.50	50,000.00
100-15400-523940	POSTAGE	1,000.00	104.87	132.22	132.22	250.00	231.09	250.00
100-15400-531130	OFFICE SUPPLIES	500.00	1,060.39	118.65	191.10	500.00	166.42	500.00
100-15400-531700	MISCELLANEOUS EXPENSE	1,000.00	780.68	968.35	968.35	1,000.00	90.01	1,000.00
100-15400-531701	HOSPITALITY/FOOD/BEVERAGE	4,000.00	2,727.01	5,701.15	5,701.15	3,000.00	172.73	5,600.00
100-15400-531710	CHRISTMAS DECORATIONS	5,000.00	213.45	-	-	250.00	-	250.00
100-15400-531750	UNIFORM	200.00	305.58	44.22	44.22	100.00	-	100.00
Division: 15400 - HUMAN RESOURCES Total:		547,412.89	666,033.38	576,315.46	684,277.01	576,858.28	434,922.27	981,003.00

Budget Worksheet



Division: 15650 - GOVERNMENT BUILDINGS/PROPERTY

	FY 2022 ACTUAL	FY 2023 ACTUAL	FY 2024 BUDGET	FY 2024 YTD	FY 2025 PROPOSED
51 Personal Service	220,514.93	221,722.58	278,197.95	156,286.93	248,108.00
52 Purchased/ Contract Services	530,585.08	581,982.94	608,832.00	249,066.24	642,100.00
53 Supplies	310,935.00	215,207.80	115,500.00	86,752.73	183,500.00
54 Capital Outlay	15,452.58	3,939.42	10,000.00	5,000.00	-
Total Budget	1,077,487.59	1,022,852.74	1,012,529.95	497,105.90	1,073,708.00

Account Number	Account Description	FY 2022 BUDGET	FY 2022 ACTUAL	FY 2023 BUDGET	FY 2023 ACTUAL	FY 2024 BUDGET	FY 2024 ACTUAL	FY 2025 PROPOSED
100-15650-511100	REGULAR EMPL. SALARIES	161,489.29	127,804.24	129,363.67	130,856.07	179,588.88	89,753.18	178,999.00
100-15650-511300	OVERTIME	10,000.00	3,401.78	240.66	240.66	15,000.00	8,506.80	15,000.00
100-15650-512100	GRP INSRNC MEDICAL/DENTAL	92,531.82	69,680.67	40,409.07	64,067.09	40,409.07	38,186.93	40,409.00
100-15650-512110	GROUP INSURANCE LIFE	1,500.00	449.16	479.28	479.28	1,500.00	337.93	1,500.00
100-15650-512111	GROUP INSURANCE VISION	313.00	312.33	333.12	333.12	1,000.00	192.98	1,000.00
100-15650-512200	MEDICARE 1.45%	2,200.00	1,854.60	1,831.78	1,853.42	2,200.00	1,401.11	2,200.00
100-15650-512400	PENSION	22,000.00	15,777.60	20,714.87	22,598.04	30,000.00	17,088.33	3,000.00
100-15650-512700	WORKER'S COMPENSATION	2,500.00	1,234.55	1,294.90	1,294.90	2,500.00	819.67	-
100-15650-512851	HRA, DEDUCTIBLE	3,000.00	-	-	-	6,000.00	-	6,000.00
100-15650-521200	PROFESSIONAL FEES	15,000.00	-	-	-	10,000.00	-	10,000.00
100-15650-521230	ENGINEERING FEES	9,650.00	-	784.00	-	5,000.00	-	5,000.00
100-15650-522210	MAINTENANCE AGREEMENTS	50,000.00	21,309.37	16,404.66	25,943.78	50,000.00	14,523.69	55,000.00
100-15650-522219	LANDSCAPING	175,000.00	279,489.90	271,081.72	271,081.72	330,000.00	155,728.59	330,000.00
100-15650-522220	MAINTENANCE & CLEANING	-	2,748.75	-	7,627.50	5,000.00	2,155.71	5,000.00
100-15650-522224	FOUNTAIN MAINTENANCE	15,000.00	9,967.91	15,885.02	15,885.02	7,500.00	-	7,500.00
100-15650-522230	EQUIPMENT REPAIRS	10,000.00	9,439.31	103.00	-	10,000.00	286.92	-
100-15650-522250	AUTO & TRUCK REPAIR	2,000.00	435.34	8,122.17	8,122.17	1,000.00	120.00	1,000.00
100-15650-522310	Rental of Land and Building	1,000.00	705.72	760.75	760.75	1,000.00	-	1,000.00
100-15650-522318	FACILITY CLEANING POLICE DEPT	-	5,693.55	24,915.37	24,915.37	25,200.00	10,500.00	31,000.00
100-15650-522319	FACILITY CLEANING PW ADMIN	15,000.00	12,539.29	11,071.46	11,071.46	8,520.00	3,550.00	10,000.00
100-15650-522320	RENTAL OF EQUIP & VEHICLE	1,000.00	-	-	-	1,000.00	-	1,000.00
100-15650-522321	FACILITY CLEANING CITY HALL	52,000.00	42,873.33	38,336.00	35,901.50	30,240.00	16,100.00	38,000.00
100-15650-522322	FACILITY CLEANING MMCC	43,000.00	30,536.94	34,968.46	34,968.46	37,200.00	17,875.00	48,000.00
100-15650-522323	FACILITY CLEANING TSCC	15,000.00	9,600.00	6,400.00	6,400.00	8,520.00	3,550.00	10,000.00
100-15650-522324	FACILITY CLEANING MUNICIPAL COURT	21,000.00	7,655.11	8,979.64	8,979.64	10,692.00	4,455.00	15,000.00
100-15650-522325	FACILITY CLEANING MAINTENANCE SHOP	11,000.00	10,500.00	7,713.48	7,713.48	7,680.00	3,200.00	10,000.00
100-15650-522326	FACILITY CLEANING WWTP	8,000.00	6,900.00	8,600.00	8,600.00	7,680.00	3,200.00	9,000.00
100-15650-522333	EQUIPMENT REPAIRS CITY HALL	10,000.00	26,682.46	46,370.24	44,507.19	10,000.00	4,452.96	10,000.00
100-15650-522334	EQUIPMENT REPAIRS MMCC	10,000.00	1,537.25	18,946.48	18,510.40	5,000.00	4,100.25	10,000.00
100-15650-522335	EQUIPMENT REPAIRS TSCC	7,500.00	548.00	11,940.51	11,740.51	3,000.00	755.00	3,000.00
100-15650-522336	EQUIPMENT REPAIRS MUNICIPAL COURT	7,500.00	29,378.20	773.23	327.44	10,000.00	-	10,000.00
100-15650-522337	EQUIPMENT REPAIRS MAINTENANCE SHOP	5,000.00	5,342.32	16,344.10	16,344.10	5,000.00	160.00	5,000.00
100-15650-522338	EQUIPMENT REPAIRS WWTP	5,000.00	639.56	12,265.68	12,006.68	1,000.00	-	1,000.00
100-15650-522339	EQUIPMENT REPAIRS PW ADMIN	5,000.00	8,619.68	1,400.00	1,400.00	5,000.00	200.00	5,000.00
100-15650-522340	EQUIPMENT REPAIRS POLICE DEPARTMENT	-	2,565.88	4,694.30	5,656.77	5,500.00	2,203.49	5,500.00
100-15650-523310	PUBLIC NOTICES	-	-	90.00	90.00	100.00	105.00	100.00
100-15650-523500	TRAVEL	-	1,371.71	2,064.00	2,064.00	2,500.00	850.47	2,500.00
100-15650-523700	EDUCATION & TRAINING	2,500.00	3,165.00	1,365.00	1,365.00	3,500.00	994.16	3,500.00
100-15650-531130	OFFICE SUPPLIES	500.00	199.08	196.56	-	500.00	42.98	500.00
100-15650-531140	SUPPLIES & MATERIALS	10,000.00	2,806.14	2,340.53	2,340.53	1,000.00	3,280.93	5,000.00
100-15650-531142	HAND TOOLS & SMALL EQUIP.	2,500.00	1,156.37	1,848.98	1,848.98	2,500.00	1,070.94	2,500.00
100-15650-531143	SECURITY UPGRADE	35,000.00	210,621.46	10,000.00	92,836.97	25,000.00	14,986.81	85,000.00
100-15650-531224	GA PWR,LIGHTS,TAG OFFICE	3,000.00	2,105.07	10,433.47	10,684.20	3,000.00	9,506.08	5,000.00
100-15650-531225	GA PWR,4640 CITY HALL	75,000.00	89,073.45	97,442.36	102,404.10	78,000.00	54,170.61	78,000.00
100-15650-531271	Admin Vehicles	-	2,446.44	2,270.77	2,270.77	-	1,599.82	-
100-15650-531280	Cable	1,700.00	-	-	-	1,000.00	-	1,000.00
100-15650-531700	MISCELLANEOUS EXPENSE	3,000.00	1,224.48	1,130.00	1,130.00	1,500.00	595.24	1,500.00
100-15650-531720	SIGNS	1,000.00	-	-	-	500.00	-	500.00
100-15650-531740	TIRE EXPENSE	1,000.00	-	553.40	553.40	1,000.00	519.56	1,000.00
100-15650-531750	UNIFORMS	1,850.00	1,302.51	1,158.14	1,138.85	1,500.00	979.76	3,500.00
100-15650-542400	COMPUTER SOFTWARE	5,000.00	3,581.30	3,939.42	3,939.42	5,000.00	5,000.00	-
100-15650-542500	Equipment	15,000.00	-	-	-	5,000.00	-	-
Division: 15650 - GOVERNMENT BUILDINGS/PROPERTY Total:		979,734.11	1,077,487.59	896,360.25	1,022,852.74	1,012,529.95	497,105.90	1,073,708.00

Budget Worksheet



Division: 25000 - MUNICIPAL COURT

	FY 2022 ACTUAL	FY 2023 ACTUAL	FY 2024 BUDGET	FY 2024 YTD	FY 2025 PROPOSED
51 Personal Service	251,138.86	329,941.71	339,039.07	232,381.04	396,906.00
52 Purchased/ Contract Services	21,073.78	51,279.37	36,800.00	40,731.77	60,250.00
53 Supplies	18,711.72	19,058.42	10,550.00	9,326.47	11,800.00
54 Capital Outlay	34.77	-	96,536.00	7,317.00	5,000.00
57 Other Costs	66,179.79	272,906.49	154,308.00	187,444.93	292,450.00
61 Other Financing Uses	-	-	-	-	-
TOTAL BUDGET	357,138.92	673,185.99	637,233.07	477,201.21	766,406.00

Account Number	Account Description	FY 2022 BUDGET	FY 2022 ACTUAL	FY 2023 BUDGET	FY 2023 ACTUAL	FY 2024 BUDGET	FY 2024 ACTUAL	FY 2025 PROPOSED
100-25000-511140	JUDGE	34,900.00	34,899.99	65,000.00	65,000.04	68,200.00	37,916.69	68,600.00
100-25000-511141	SOLICITOR	27,100.00	-	-	-	30,000.00	-	30,000.00
100-25000-511142	COURT CLERK & ASSISTANTS	113,602.76	107,080.77	142,989.74	145,581.09	160,430.00	89,486.22	225,647.00
100-25000-511300	OVERTIME	-	7.10	115.97	115.97	-	143.21	250.00
100-25000-512100	GRP INSRNC MEDICAL/DENTAL	109,878.77	90,123.49	40,409.07	94,853.42	40,409.07	87,118.14	40,409.00
100-25000-512110	GROUP INSURANCE LIFE	2,040.00	361.18	511.47	511.47	2,000.00	392.64	2,000.00
100-25000-512111	GROUP INSURANCE VISION	448.00	405.05	497.00	497.00	1,000.00	444.16	1,000.00
100-25000-512200	MEDICARE 1.45%	4,090.00	1,978.52	2,925.00	2,962.57	3,000.00	1,811.76	3,000.00
100-25000-512400	PENSION	15,800.00	11,331.12	15,881.36	17,325.12	23,000.00	13,101.06	23,000.00
100-25000-512600	UNEMPLOYMENT INSURANCE	2,000.00	-	-	-	2,000.00	-	-
100-25000-512700	WORKER'S COMPENSATION	6,000.00	2,951.54	3,095.03	3,095.03	6,000.00	1,967.16	-
100-25000-512851	HRA, DEDUCTIBLE	3,000.00	2,000.00	-	-	3,000.00	-	3,000.00
100-25000-521221	LEGAL - INDIGENT	5,000.00	1,200.00	250.00	250.00	-	-	2,000.00
100-25000-521225	INTERPRETER	500.00	39.95	5,374.74	2,861.87	1,000.00	910.47	3,000.00
100-25000-521310	COURT SOFTWARE	10,000.00	11,512.56	6,726.90	31,504.34	21,685.00	28,000.12	35,000.00
100-25000-521335	SHREDING	100.00	152.44	100.00	686.50	900.00	652.11	1,400.00
100-25000-522341	COPIER RENTAL	1,800.00	2,821.62	2,757.00	2,757.00	3,000.00	1,893.99	-
100-25000-523220	GEORGIA TECHNOLOGY AUTH.	150.00	77.92	131.33	131.33	150.00	66.78	150.00
100-25000-523310	PUBLIC NOTICES	-	546.00	-	-	-	-	200.00
100-25000-523400	PRINTING & BINDING	1,000.00	164.73	2,684.68	2,433.94	3,450.00	712.65	3,000.00
100-25000-523500	TRAVEL	2,500.00	540.19	840.07	840.07	1,700.00	1,625.08	4,000.00
100-25000-523600	DUES & FEES	1,000.00	55.00	60.00	180.00	1,040.00	413.04	1,500.00
100-25000-523700	EDUCATION & TRAINING	2,500.00	150.00	636.74	636.74	2,000.00	-	3,000.00
100-25000-523850	PERSONNEL SERVICE	-	-	5,000.00	5,427.18	-	2,700.00	1,000.00
100-25000-523851	INTERN HELP	-	-	-	-	-	2,456.00	3,500.00
100-25000-523940	POSTAGE	1,000.00	701.98	2,826.60	2,826.60	1,500.00	1,301.53	2,500.00
100-25000-531130	OFFICE SUPPLIES	1,500.00	1,268.69	1,420.73	1,420.73	2,000.00	974.14	2,000.00
100-25000-531211	NTRL GAS,4545 MUNI COURT	1,000.00	2,166.74	1,798.77	1,798.77	2,700.00	811.48	1,800.00
100-25000-531227	GA PWR,4602 MUNICIPAL CRT	5,550.00	14,637.51	15,312.17	15,448.03	5,550.00	7,540.85	7,000.00
100-25000.531701	HOSPITALITY/FOOD/BEVERAGE	-	-	-	-	-	-	250.00
100-25000-531750	UNIFORMS	350.00	-	81.47	81.47	300.00	-	750.00
100-25000-541200	Site Improvements	-	-	-	-	94,736.00	7,317.00	-
100-25000-542300	FURNITURE & FIXTURES	8,000.00	34.77	-	-	-	-	5,000.00
100-25000-573001	BRAIN & SPINAL INJURY	1,900.00	213.37	1,362.52	1,362.52	1,000.00	505.49	1,400.00
100-25000-573002	STATE PROBATION SYS FUND	800.00	25.00	125.00	125.00	200.00	100.00	200.00
100-25000-573003	FINES 10% JAIL	1,900.00	13,257.69	1,900.00	48,426.27	32,000.00	38,678.38	50,000.00
100-25000-573004	VICTIMS ASSIST. FUND	1,000.00	6,539.77	23,830.38	23,830.38	16,000.00	19,151.76	25,000.00
100-25000-573005	BOND REFUND	12,500.00	4,625.00	-	45,718.20	-	-	50,000.00
100-25000-573006	GA CRIME VICTIM'S FUND	550.00	26.00	208.00	208.00	208.00	156.00	250.00
100-25000-573007	CTY DRUG ABUSE TR AND EDU	6,500.00	153.36	1,885.04	1,885.04	2,900.00	2,134.77	2,900.00
100-25000-573008	P. O. A&B FUND	10,000.00	14,865.80	10,000.00	53,778.25	40,000.00	42,107.11	55,000.00
100-25000-573009	P. O. TRAINING FUND	10,000.00	12,904.74	47,449.01	47,449.01	32,000.00	38,065.41	50,000.00
100-25000-573010	INDIGENT DEFENSE FUND	10,000.00	13,046.34	10,000.00	48,077.94	30,000.00	38,339.19	50,000.00
100-25000-573011	DRIVERS ED/TRAINING FUND	7,500.00	522.72	2,045.88	2,045.88	-	8,206.82	6,700.00
100-25000-573020	WITNESS FEES	500.00	-	-	-	-	-	1,000.00
Division: 25000 - MUNICIPAL COURT Total:		454,084.53	357,138.82	416,566.81	673,185.99	637,233.07	477,201.21	766,406.00

Budget Worksheet



Division: 32100 - POLICE ADMINISTRATION

	FY 2022 ACTUAL	FY 2023 ACTUAL	FY 2024 BUDGET	FY 2024 YTD	FY 2025 PROPOSED
51 Personal Service	3,685,106.16	5,704,269.88	6,822,812.03	3,525,545.89	7,694,035.00
52 Purchased/ Contract Services	169,270.24	166,542.77	340,725.00	86,172.25	353,650.00
53 Supplies	552,509.74	450,013.73	377,120.00	233,297.74	468,920.00
54 Capital Outlay	28,474.23	154,484.11	636,342.97	321,741.16	165,000.00
57 Other Costs	-	15,096.00	23,000.00	9,864.50	29,000.00
Total Budget	4,435,360.37	6,490,406.49	8,200,000.00	4,176,621.54	8,710,605.00

Account Number	Account Description	FY 2022 BUDGET	FY 2022 ACTUAL	FY 2023 BUDGET	FY 2023 ACTUAL	FY 2024 BUDGET	FY 2024 ACTUAL	FY 2025 PROPOSED
100-32100-511100	REGULAR EMPL. SALARIES	2,455,145.62	2,701,530.90	3,852,381.08	3,936,563.50	4,876,012.03	2,414,789.64	5,730,935.00
100-32100-511200	TEMPORARY EMPLOYEES	59,554.66	64,317.55	62,231.61	62,231.61	91,000.00	21,100.24	91,000.00
100-32100-511300	OVERTIME	71,029.85	72,585.25	215,171.52	215,171.52	140,000.00	147,816.60	230,000.00
100-32100-511305	HIDTA OVERTIME	-	-	5,091.21	5,091.21	-	2,180.23	-
100-32100-512100	GRP INSRNC MEDICAL/DENTAL	295,355.31	793,284.95	960,497.35	1,180,151.20	1,442,650.00	799,885.74	1,442,650.00
100-32100-512110	GROUP INSURANCE LIFE	7,905.92	7,905.92	12,939.45	12,939.45	18,150.00	9,061.87	18,150.00
100-32100-512111	GROUP INSURANCE VISION	2,876.62	3,346.09	5,470.21	5,470.21	7,800.00	3,654.74	7,800.00
100-32100-512200	MEDICARE 1.45%	36,919.02	40,544.76	58,834.01	60,054.66	62,000.00	36,928.25	62,000.00
100-32100-512400	PENSION	-	-	86,311.83	94,158.36	111,500.00	63,511.63	111,500.00
100-32100-512600	Unemployment Insurance	-	-	2,190.00	2,190.00	-	-	-
100-32100-512700	WORKER'S COMPENSATION	619.00	1,590.74	120,731.81	120,731.81	73,700.00	26,616.95	-
100-32100-512851	HRA DEDUCTIBLE	-	-	9,516.35	9,516.35	-	-	-
100-32100-521201	PROFESSIONAL FEES	27,518.31	26,018.31	2,094.39	3,107.89	4,500.00	727.00	4,500.00
100-32100-521335	SHREDDING	-	-	1,058.26	1,058.26	-	972.55	1,200.00
100-32100-522200	REPAIRS & MAINTENANCE	2,917.17	2,151.24	(3,121.43)	1,096.57	12,500.00	3,996.57	12,500.00
100-32100-522210	MAINTENANCE AGREEMENTS	106.48	27.51	78.97	-	41,000.00	2,400.00	30,000.00
100-32100-522250	AUTO & TRUCK REPAIR	7,858.67	14,299.60	37,362.12	67,543.87	43,000.00	8,143.49	50,000.00
100-32100-522320	RENTAL OF EQUIP & VEHICLE	-	-	986.94	986.94	4,000.00	657.96	14,600.00
100-32100-522341	COPIER RENTAL	1,680.00	1,673.74	5,010.48	5,010.48	5,100.00	2,922.78	-
100-32100-523110	LIABILITY INSURANCE	1,149.75	1,149.75	11,000.00	11,000.00	15,000.00	-	15,000.00
100-32100-523220	GEORGIA TECHNOLOGY AUTH.	200.00	151.36	463.01	463.01	325.00	267.12	600.00
100-32100-523400	PRINTING & BINDING	-	-	3,623.31	3,623.31	550.00	1,406.16	2,000.00
100-32100-523500	TRAVEL	9,683.39	9,683.39	22,296.68	22,426.68	30,750.00	4,696.65	30,750.00
100-32100-523600	DUES & FEES	2,597.50	2,597.50	7,167.42	7,167.42	6,500.00	6,256.56	7,000.00
100-32100-523700	EDUCATION & TRAINING	5,167.60	5,242.60	20,752.23	20,757.22	85,000.00	19,171.00	85,000.00
100-32100-523800	LICENSES	3,756.00	3,756.00	-	-	2,500.00	-	1,500.00
100-32100-523855	CONTRACT SERVICES	4,840.00	3,257.07	5,045.05	6,627.98	10,000.00	20,400.95	20,000.00
100-32100-523860	P O SALARIES - EXTRA DUTY	21,600.00	21,920.00	-	-	68,000.00	-	68,000.00
100-32100-523929	PRE-EMPLOYMENT SCREENING	42,193.10	50,504.48	9,750.00	8,838.25	7,000.00	11,176.16	10,000.00
100-32100-523930	DRUG TESTING, VACCINES	8,805.00	8,085.00	5,585.00	5,585.00	4,000.00	2,910.00	-
100-32100-523940	POSTAGE	254.29	392.69	754.89	754.89	1,000.00	67.30	1,000.00
100-32100-531130	OFFICE SUPPLIES	21,382.66	20,662.33	11,845.98	13,358.19	10,000.00	3,575.62	10,000.00
100-32100-531140	SUPPLIES & MATERIALS	28,100.15	26,657.96	51,581.82	50,391.05	42,000.00	31,469.63	45,000.00
100-32100-531211	NTRL GAS, 4545 MUNI COURT	1,446.97	2,994.53	5,144.55	5,144.55	3,900.00	2,488.13	5,500.00
100-32100-531222	GA POWER ELECTRICITY	10,450.09	12,110.25	25,304.97	25,304.97	12,300.00	14,729.38	25,500.00
100-32100-531270	ENERGY-GASOLINE/DIESEL	85,000.00	121,684.95	227,284.10	227,284.10	175,000.00	115,114.80	250,000.00
100-32100-531290	CABLE	-	-	-	-	1,920.00	-	1,920.00
100-32100-531600	SMALL EQUIPMENT	70,015.82	67,616.97	5,047.38	5,916.09	45,000.00	698.24	25,000.00
100-32100-531700	MISCELLANEOUS EXPENSE	13,867.13	13,436.23	7,405.52	7,405.52	15,000.00	3,309.64	10,000.00
100-32100-531701	HOSPITAL/FOOD/BEVERAGE	-	-	6,371.94	6,371.94	6,000.00	5,115.39	11,000.00
100-32100-531725	PROMOTIONAL ITEMS	10,691.84	10,486.74	8,686.73	8,891.83	10,000.00	1,225.00	10,000.00
100-32100-531740	TIRE EXPENSE	7,441.69	6,909.97	11,047.95	14,844.73	6,000.00	2,481.02	15,000.00
100-32100-531750	UNIFORMS	233,625.00	251,904.35	80,026.38	80,206.38	50,000.00	45,537.06	60,000.00
100-32100-531780	COMMUNITY DONATIONS - POLICE	-	10,093.96	1,966.88	1,966.88	-	7,553.83	-
100-32100-542200	VEHICLES	-	-	129.63	129.63	125,000.00	233,930.74	-
100-32100-542300	FURNITURE & FIXTURES	2,196.35	2,196.35	850.03	850.03	5,000.00	188.15	25,000.00
100-32100-542400	COMPUTER SOFTWARE	-	-	134,712.01	131,767.01	131,342.97	77,623.67	135,000.00
100-32100-542500	EQUIPMENT	31,033.79	26,277.88	22,678.20	21,737.44	375,000.00	9,998.60	5,000.00
100-32100-573008	P. O. A&B FUND	-	-	8,240.00	8,240.00	16,000.00	3,600.00	22,000.00
100-32100-573013	LEGAL DEFENSE FUND	-	-	6,856.00	6,856.00	7,000.00	6,264.50	7,000.00
Division: 32100 - POLICE ADMINISTRATION Total:		3,611,296.25	4,435,360.37	6,139,876.32	6,490,406.49	8,200,000.00	4,176,621.54	8,710,605.00

Budget Worksheet



Division: 42200 - PUBLIC WORKS

	FY 2022 ACTUAL	FY 2023 ACTUAL	FY 2024 BUDGET	FY 2024 YTD	FY 2025 PROPOSED
51 Personal Services and Employee Benefit	1,467,394.83	1,525,505.38	1,990,155.33	1,060,559.22	2,213,346.00
52 Purchased/Contracted Services	2,202,619.07	909,911.70	947,700.00	262,018.35	1,008,200.00
53 Supplies	615,667.75	800,854.01	903,500.00	500,705.05	912,500.00
54 Capital Outlays	436,495.39	157,651.42	770,500.00	212,390.27	35,000.00
Total Budget	4,722,177.04	3,393,922.51	4,611,855.33	2,035,672.89	4,169,046.00

Account Number	Account Description	FY 2022 BUDGET	FY 2022 ACTUAL	FY 2023 BUDGET	FY 2023 ACTUAL	FY 2024 BUDGET	FY 2024 ACTUAL	FY 2025 PROPOSED
100-42200-511100	REGULAR EMPL. SALARIES	1,162,709.04	833,516.70	912,855.39	931,668.47	1,166,892.33	560,960.74	1,503,083.00
100-42200-511300	OVERTIME	35,000.00	21,555.68	33,711.92	33,721.01	35,000.00	14,574.41	35,000.00
100-42200-512100	GRP INSRNC MEDICAL/DENTAL	499,346.95	380,268.23	428,262.81	411,522.21	332,863.00	278,484.33	332,863.00
100-42200-512110	GROUP INSURANCE LIFE	8,500.00	3,178.57	4,111.50	4,111.50	13,500.00	2,594.82	13,500.00
100-42200-512111	GROUP INSURANCE VISION	1,967.68	1,672.86	2,078.89	2,078.89	4,500.00	1,280.18	4,500.00
100-42200-512200	MEDICARE 1.45%	15,400.00	12,219.08	13,494.34	13,767.26	20,400.00	8,225.35	20,400.00
100-42200-512400	PENSION	250,000.00	179,290.44	86,311.83	94,158.36	300,000.00	170,883.37	300,000.00
100-42200-512600	UNEMPLOYMENT INSURANCE	11,000.00	-	-	-	15,000.00	-	-
100-42200-512700	WORKER'S COMPENSATION	62,000.00	31,520.37	34,058.91	34,058.91	62,000.00	20,427.25	-
100-42200-512851	HRA, DEDUCTIBLE	34,000.00	4,172.90	418.77	418.77	40,000.00	3,128.77	4,000.00
100-42200-521201	PROFESSIONAL	90,000.00	-	-	-	25,000.00	6,990.00	25,000.00
100-42200-521230	ENGINEERING FEES	22,800.00	2,560.00	-	-	25,000.00	216.00	3,000.00
100-42200-522000	ROW LANDSCAPING	300,000.00	209,178.48	249,974.60	340,796.12	400,000.00	144,667.43	400,000.00
100-42200-522150	SURVEILLANCE CAMERAS	13,500.00	-	-	-	13,500.00	-	-
100-42200-522210	MAINTENANCE AGREEMENTS	6,000.00	171.49	-	-	5,000.00	616.00	5,000.00
100-42200-522220	MAINTENANCE & CLEANING	5,000.00	-	4,305.00	4,305.00	3,000.00	1,983.50	3,000.00
100-42200-522224	TRAFFIC SIGNAL MAINTENANCE	-	-	-	-	-	-	75,000.00
100-42200-522230	EQUIPMENT REPAIRS	32,000.00	40,379.40	21,615.08	19,947.34	35,000.00	27,107.27	35,000.00
100-42200-522241	LMIG S013642-PRC,3 STRTS	1,837,276.97	1,826,918.66	324,114.00	310,282.00	288,000.00	4,723.50	300,000.00
100-42200-522242	STREET/TRACK MAIN. & REP.	20,000.00	21,290.00	39,028.44	39,028.44	20,000.00	7,914.75	20,000.00
100-42200-522250	AUTO & TRUCK REPAIR	30,000.00	17,305.52	20,341.96	19,185.39	15,000.00	8,273.05	15,000.00
100-42200-522253	DAMAGE TO CITIZEN VEHICLE	2,500.00	700.00	879.00	879.00	2,500.00	12,011.93	2,500.00
100-42200-522320	RENTAL OF EQUIP & VEHICLE	5,000.00	375.25	1,800.00	1,847.27	5,000.00	-	5,000.00
100-42200-522341	COPIER RENTAL	-	1,979.81	3,272.04	3,272.04	5,000.00	1,680.07	-
100-42200-523245	TELECOMMUNICATIONS	14,000.00	12,924.70	12,809.93	12,809.93	5,000.00	7,620.22	-
100-42200-523310	PUBLIC NOTICES	-	394.00	1,266.00	1,266.00	100.00	-	100.00
100-42200-523400	PRINTING & BINDING	-	-	1,234.22	1,234.22	100.00	224.08	100.00
100-42200-523500	TRAVEL	3,500.00	2,338.74	2,302.52	2,302.52	3,500.00	2,695.92	3,500.00
100-42200-523600	DUES & FEES	1,000.00	586.00	377.00	377.00	1,000.00	-	1,000.00
100-42200-523700	EDUCATION & TRAINING	5,500.00	4,013.00	1,470.00	1,470.00	7,500.00	3,404.20	7,500.00
100-42200-523850	PERSONNEL SERVICE	50,000.00	60,648.02	153,982.31	149,106.36	80,000.00	31,767.43	100,000.00
100-42200-523851	UTILITY PROTECTION SERV.	5,000.00	-	-	-	5,000.00	-	5,000.00
100-42200-523930	DRUG TESTING, VACCINES	3,500.00	856.00	395.00	395.00	1,000.00	123.00	-
100-42200-523960	REIMBURSEMENT/REPAIRS	2,500.00	-	1,374.05	1,374.05	2,500.00	-	2,500.00
100-42200-531130	OFFICE SUPPLIES	1,000.00	1,442.22	941.86	929.05	1,000.00	627.50	1,000.00
100-42200-531140	SUPPLIES & MATERIALS	20,000.00	14,706.48	11,256.36	13,065.32	15,000.00	11,628.14	15,000.00
100-42200-531142	HAND TOOLS & SMALL EQUIP.	12,900.00	9,487.45	7,439.06	7,439.06	15,000.00	13,627.67	15,000.00
100-42200-531145	MOSQUITO SPRAYING	1,000.00	625.00	625.00	625.00	1,500.00	85.00	1,500.00
100-42200-531211	NTRL GAS,4545 MUNI COURT	8,500.00	9,553.77	8,704.22	8,704.22	9,000.00	3,736.94	9,000.00
100-42200-531222	GA POWER ELECTRICITY	20,000.00	30,444.99	36,987.79	37,389.23	21,000.00	19,334.37	21,000.00
100-42200-531233	STREET LIGHTS, OUTSIDE	450,000.00	465,693.92	450,000.00	621,990.13	750,000.00	405,268.00	750,000.00
100-42200-531270	ENERGY-GASOLINE/DIESEL	45,000.00	57,103.47	56,295.77	56,495.77	45,000.00	31,428.48	50,000.00
100-42200-531700	MISCELLANEOUS EXPENSE	1,500.00	792.28	478.01	478.01	2,500.00	80.02	2,500.00
100-42200-531710	CHRISTMAS DECORATIONS	15,000.00	162.79	-	-	15,000.00	-	15,000.00
100-42200-531720	SIGNS	16,500.00	11,945.75	10,000.00	33,254.07	10,000.00	3,955.96	10,000.00
100-42200-531740	TIRE EXPENSE	7,500.00	2,448.65	11,371.15	11,371.15	7,500.00	2,013.04	7,500.00
100-42200-531750	UNIFORMS	17,200.00	11,260.98	8,351.32	9,113.00	11,000.00	8,919.93	15,000.00
100-42200-541305	BUILDING - BAYS	-	-	-	-	-	7,602.00	-
100-42200-541403	PAVING	25,000.00	24,392.52	-	-	25,000.00	-	-
100-42200-541404	SIDEWALKS	165,000.00	361,429.00	306.87	1,888.00	300,000.00	5,270.00	-
100-42200-542200	VEHICLES	50,000.00	-	131,756.00	131,756.00	240,000.00	-	-
100-42200-542400	COMPUTER SOFTWARE	5,500.00	3,581.30	3,939.42	3,939.42	5,500.00	5,111.21	35,000.00
100-42200-542500	EQUIPMENT	57,100.00	47,092.57	10,079.00	20,068.00	200,000.00	194,407.06	-
Division: 42200 - PUBLIC WORKS Total:		5,448,700.64	4,722,177.04	3,104,411.36	3,393,922.51	4,611,855.33	2,035,672.89	4,169,046.00

Budget Worksheet



Division: 61900 - CITY EVENTS

	FY 2022 ACTUAL	FY 2023 ACTUAL	FY 2024 BUDGET	FY 2024 YTD	FY 2025 PROPOSED
51 Personal Service	1,000.00	-	-	-	-
52 Purchased/ Contract Services	12,132.87	22,020.00	30,000.00	0.00	35,000.00
53 Supplies	696,656.75	260,562.97	540,000.00	176,921.92	635,000.00
54 Capital Outlay	-	-	-	-	-
57 Other Costs	-	-	-	-	-
61 Other Financing Uses	-	-	-	-	-
Total Budget	709,789.62	282,582.97	570,000.00	176,921.92	670,000.00

Account Number	Account Description	FY 2022 BUDGET	FY 2022 ACTUAL	FY 2023 BUDGET	FY 2023 ACTUAL	FY 2024 BUDGET	FY 2024 ACTUAL	FY 2025 PROPOSED
100-61900-523300	ADVERTISING	5,000.00	11,750.00	21,620.00	22,020.00	30,000.00	-	35,000.00
100-61900-531701	HOSPITALITY	1,500.00	4,095.32	4,500.00	4,500.00	1,500.00	1,353.88	1,500.00
100-61900-531705	HOLIDAY FEST/TREE LIGHTING	35,000.00	37,667.40	25,189.61	15,858.90	40,000.00	1,289.81	40,000.00
100-61900-531710	CHRISTMAS DECORATIONS	10,000.00	9,675.00	9,753.00	13,050.00	10,000.00	-	15,000.00
100-61900-531720	SIGNS	5,000.00	176.13	-	-	3,000.00	-	4,500.00
100-61900-531727	MEMORIAL DAY MARCH	6,000.00	4,898.63	1,529.00	2,010.65	4,000.00	3,875.20	5,000.00
100-61900-531731	PRETTY IN PINK	10,000.00	43,307.02	20,901.84	18,647.84	25,000.00	4,950.00	37,500.00
100-61900-531732	CAREER FAIRS	1,500.00	2,035.13	1,216.32	981.32	1,500.00	301.43	2,000.00
100-61900-531733	9/11 CEREMONY	1,000.00	1,621.24	4,071.54	4,071.54	-	-	4,500.00
100-61900-531734	BRIDGEFEST	35,000.00	212,022.25	83,578.93	75,048.44	120,000.00	24,550.00	150,000.00
100-61900-531736	FOOD TRUCKS	20,000.00	40,037.33	25,627.94	25,151.82	40,000.00	23,015.74	40,000.00
100-61900-531737	VETERAN'S DAY PARADE	10,000.00	5,664.45	9,888.85	9,318.72	10,000.00	-	15,000.00
100-61900-531757	BACK TO SCHOOL	10,000.00	22,855.04	12,499.32	11,953.32	13,000.00	5,225.00	15,000.00
100-61900-531758	JULY 4TH EVENT	50,000.00	135,532.43	73,700.84	64,069.83	140,000.00	70,973.00	150,000.00
100-61900-531759	JUNETEENTH EVENT	12,500.00	15,038.70	6,494.60	10,900.60	120,000.00	40,245.00	140,000.00
100-61900-531760	VOLUNTEER GALA	10,000.00	9,492.93	4,999.99	4,999.99	12,000.00	1,142.86	15,000.00
100-61900-531761	HISPANIFEST	-	25,000.00	(19,983.15)	-	-	-	-
100-61900-542200	VEHICLES	-	-	-	-	-	-	-
Division: 61900 - CITY EVENTS Total:		280,000.00	709,789.62	284,500.00	282,582.97	570,000.00	176,921.92	670,000.00

Budget Worksheet



Division: 62200 - PARKS

	FY 2022 ACTUAL	FY 2023 ACTUAL	FY 2024 BUDGET	FY 2024 YTD	FY 2025 PROPOSED
51 Personal Service	-	2,089.00	-	-	-
52 Purchased/ Contract Services	21,963.51	55,617.33	139,100.00	17,619.31	21,000.00
53 Supplies	164,665.47	168,492.01	41,900.00	88,280.96	184,500.00
54 Capital Outlay	5,481.30	14,439.45	-	319.00	15,500.00
Total Budget	192,110.28	240,637.79	181,000.00	106,219.27	221,000.00

Account Number	Account Description	FY 2022 BUDGET	FY 2022 ACTUAL	FY 2023 BUDGET	FY 2023 ACTUAL	FY 2024 BUDGET	FY 2024 ACTUAL	FY 2025 PROPOSED
100-62200-522151	SURVEILLANCE CAMERAS-REEVES CREEK TRAIL	5,500.00	-	-	-	5,500.00	-	-
100-62200-522152	SURVEILLANCE CAMERAS-MEMORIAL PARK	37,500.00	-	-	-	37,500.00	-	-
100-62200-522153	SURVEILLANCE CAMERAS-CLARK PARK	37,500.00	-	-	-	37,500.00	-	-
100-62200-522154	SURVEILLANCE CAMERAS-GARDNER PARK	27,500.00	-	-	-	27,500.00	-	-
100-62200-522224	FOUNTAIN MAINTENANCE	25,000.00	-	-	-	15,000.00	6,177.00	15,000.00
100-62200-522225	BRIDGE MAINTENANCE	25,000.00	-	1,385.00	1,385.00	5,000.00	-	5,000.00
100-62200-522230	EQUIPMENT REPAIRS	5,000.00	13,954.73	43,161.00	43,161.01	6,000.00	4,256.22	-
100-62200-522250	AUTO & TRUCK REPAIR	3,000.00	-	86.95	86.95	-	-	-
100-62200-523220	GEORGIA TECHNOLOGY AUTH.	1,000.00	289.80	289.80	289.80	600.00	144.90	1,000.00
100-62200-523240	AT&T CLUB SERVICE	4,500.00	7,718.98	10,694.57	10,694.57	4,500.00	7,041.19	-
100-62200-531140	SUPPLIES & MATERIALS	25,000.00	9,465.51	13,798.65	13,708.75	13,400.00	6,005.76	20,000.00
100-62200-531142	HAND TOOLS & SMALL EQUIP.	3,500.00	113.96	360.59	360.59	3,500.00	-	5,000.00
100-62200-531222	GA POWER ELECTRICITY	25,000.00	153,961.00	86,250.98	153,297.67	25,000.00	80,950.20	155,000.00
100-62200-531700	MISCELLANEOUS EXPENSE	-	1,125.00	1,125.00	1,125.00	-	1,325.00	4,500.00
100-62200-541209	IMPROVEMENTS	35,000.00	1,900.00	10,819.00	10,500.00	-	319.00	5,500.00
100-62200-542400	COMPUTER SOFTWARE	4,500.00	3,581.30	3,939.45	3,939.45	-	-	-
100-62200-542500	EQUIPMENT	35,000.00	-	13,500.00	-	-	-	10,000.00
100-62200-542502	MISCELLANEOUS	-	-	-	-	-	-	-
Division: 62200 - PARKS Total:		357,500.00	192,110.28	187,499.99	240,637.79	181,000.00	106,219.27	221,000.00

Budget Worksheet



Division: 72000 - PERMITTING DEVELOPMENT

	FY 2022		FY 2024		
	ACTUAL	FY 2023 ACTUAL	BUDGET	FY 2024 YTD	FY 2025 PROPOSED
51 Personal Service	204,837.56	207,946.35	459,175.39	212,875.47	385,259.00
52 Purchased/ Contract Services	381,895.21	656,423.51	359,400.00	69,175.55	273,000.00
53 Supplies	2,579.86	26,263.13	8,000.00	2,612.47	9,000.00
54 Capital Outlay	-	-	58,000.00	6,098.84	3,000.00
Total Budget	589,312.63	890,632.99	884,575.39	290,762.33	670,259.00

Account Number	Account Description	FY 2022 BUDGET	FY 2022 ACTUAL	FY 2023 BUDGET	FY 2023 ACTUAL	FY 2024 BUDGET	FY 2024 ACTUAL	FY 2025 PROPOSED
100-72000-511100	REGULAR EMPL. SALARIES	137,827.50	136,590.97	136,590.87	133,026.25	402,686.01	132,994.31	332,769.00
100-72000-511300	OVERTIME	-	-	-	-	-	335.16	-
100-72000-512100	GRP INSRNC MEDICAL/DENTAL	61,309.30	57,128.78	58,614.17	56,322.97	26,939.38	64,756.47	26,940.00
100-72000-512110	GROUP INSURANCE LIFE	550.00	489.00	550.00	490.43	550.00	549.73	550.00
100-72000-512111	GROUP INSURANCE VISION	257.00	259.76	1,000.00	132.44	1,000.00	265.88	1,000.00
100-72000-512200	MEDICARE 1.45%	1,000.00	1,929.46	1,845.22	1,882.57	1,000.00	1,926.00	1,000.00
100-72000-512400	PENSION	10,400.00	7,458.48	20,000.00	15,065.28	20,000.00	11,392.22	20,000.00
100-72000-512600	UNEMPLOYMENT INSURANCE	2,000.00	-	2,000.00	-	2,000.00	-	-
100-72000-512700	WORKER'S COMPENSATION	2,000.00	981.11	2,000.00	1,026.41	2,000.00	655.70	-
100-72000-512851	HRA DEDUCTIBLE	3,000.00	-	3,000.00	-	3,000.00	-	3,000.00
100-72000-521200	PROFESSIONAL FEES	-	-	-	-	10,000.00	-	5,000.00
100-72000-521202	CONSULTING SERVICES - BSD	400,000.00	374,366.15	355,427.38	584,371.98	294,600.00	18,811.10	-
100-72000-521203	CONSULTING SERVICES - ENGINEERING	100,000.00	-	66,175.00	56,063.75	54,000.00	19,000.00	100,000.00
100-72000-521310	SOFTWARE	7,300.00	-	-	-	17,600.00	17,547.35	110,000.00
100-72000-522210	MAINTENANCE AGREEMENT	6,000.00	4,219.95	13,650.00	-	(1,500.00)	-	-
100-72000-522250	AUTO & TRUCK REPAIR	-	-	863.80	1,798.67	1,000.00	878.84	5,000.00
100-72000-522341	COPIER RENTAL	500.00	63.26	525.00	-	600.00	-	-
100-72000-523400	PRINTING & BINDING	3,000.00	322.83	750.00	217.51	500.00	169.24	500.00
100-72000-523500	TRAVEL	2,500.00	1,442.02	1,200.00	862.00	1,000.00	1,389.08	6,000.00
100-72000-523600	DUES & FEES	1,000.00	-	25.00	25.00	500.00	262.50	5,000.00
100-72000-523700	EDUCATION & TRAINING	2,500.00	1,349.00	1,500.00	440.00	1,000.00	533.00	-
100-72000-523850	PERSONNEL SERVICES	-	-	10,000.00	12,417.99	34,300.00	6,184.53	36,000.00
100-72000-523851	INTERN HELP	-	-	-	-	-	4,400.00	3,500.00
100-72000-523940	POSTAGE	2,000.00	-	750.00	226.61	100.00	-	2,000.00
100-72000-531100	GEN SUPPLIES & MAT	1,000.00	102.58	136.20	-	500.00	1,465.06	1,500.00
100-72000-531140	SUPPLIES AND MATERIALS	-	-	2,201.18	2,201.18	500.00	230.50	2,500.00
100-72000-531270	ENERGY-GASOLINE/DIESEL	900.00	2,477.28	2,514.43	2,514.43	3,000.00	916.91	4,000.00
100-72000-531750	UNIFORMS	700.00	-	700.00	495.92	700.00	-	1,000.00
100-72000-542200	VEHICLES	-	-	-	-	-	-	-
100-72000-542300	FURNITURE & FIXTURES	500.00	-	-	-	7,000.00	6,098.84	3,000.00
Division: 72000 - PERMITTING DEVELOPMENT Total:		749,443.80	589,312.63	703,590.25	890,632.99	884,575.39	290,762.42	670,259.00

Budget Worksheet



Division: 74100 - PLANNING & ZONING

	FY 2022 ACTUAL	FY 2023 ACTUAL	FY 2024 BUDGET	FY 2024 YTD	FY 2025 PROPOSED
51 Personal Service	489,112.92	432,670.62	557,574.92	246,595.51	556,210.00
52 Purchased/ Contract Services	37,440.72	107,784.42	50,675.00	29,269.78	171,850.00
53 Supplies	4,390.94	4,838.53	5,950.00	3,179.44	12,200.00
84 - Capital Outlay	-	-	-	-	3,500.00
Total Budget	530,944.58	545,293.57	614,199.92	279,044.73	743,760.00

Account Number	Account Description	FY 2022 BUDGET	FY 2022 ACTUAL	FY 2023 BUDGET	FY 2023 ACTUAL	FY 2024 BUDGET	FY 2024 ACTUAL	FY 2025 PROPOSED
100-74100-511100	REGULAR SALARIES	373,831.42	362,262.26	388,049.14	320,873.45	386,526.47	178,792.96	409,162.00
100-74100-512100	GRP INSRNC MEDICAL/DENTAL	119,628.88	70,021.68	55,541.94	53,370.83	67,348.45	25,455.50	67,348.00
100-74100-512110	GROUP INSURANCE LIFE	3,300.00	886.40	784.68	784.68	3,300.00	478.75	3,300.00
100-74100-512111	GROUP INSURANCE VISION	460.00	372.57	409.12	409.12	1,000.00	216.11	1,000.00
100-74100-512200	MEDICARE 1.45%	3,630.00	5,115.69	3,600.00	4,474.46	3,600.00	2,515.92	3,600.00
100-74100-512400	PENSION	61,800.00	44,320.56	61,800.00	46,551.85	61,800.00	35,201.95	61,800.00
100-74100-512600	UNEMPLOYMENT INSURANCE	12,000.00	-	12,000.00	-	12,000.00	-	-
100-74100-512700	WORKER'S COMPENSATION	12,000.00	5,903.00	12,000.00	6,206.23	12,000.00	3,934.32	-
100-74100-512851	HRA DEDUCTIBLE	12,000.00	230.76	723.96	-	10,000.00	-	10,000.00
100-74100-521150	ZONING BOARD STIPEND	5,000.00	1,700.00	1,975.00	2,075.00	4,100.00	1,225.00	5,600.00
100-74100-521200	PROFESSIONAL FEES	5,000.00	16,760.00	75,000.00	95,889.60	11,034.07	2,067.98	100,000.00
100-74100-521300	TECHNICAL SERVICES	1,000.00	-	-	-	2,695.93	1,365.00	3,000.00
100-74100-521310	SOFTWARE	4,000.00	-	-	-	13,770.00	12,272.34	-
100-74100-522210	MAINTENANCE AGREEMENTS	8,000.00	57.16	-	-	-	-	-
100-74100-522250	AUTO & TRUCK REPAIR	2,101.96	-	-	-	400.00	-	2,000.00
100-74100-522341	COPIER RENTAL	601.96	781.02	525.00	1,771.80	1,000.00	2,441.88	-
100-74100-523300	ADVERTISEMENT	5,000.00	3,634.00	846.00	1,071.00	4,000.00	916.00	5,000.00
100-74100-523400	PRINTING & BINDING	4,103.34	4,103.34	2,300.00	3,765.43	4,000.00	5,065.58	4,000.00
100-74100-523500	TRAVEL	6,197.99	6,927.16	1,125.14	1,125.14	4,500.00	15.00	10,000.00
100-74100-523501	ZONING ADVISORY BOARD TRAVEL	2,000.00	-	-	-	-	-	2,000.00
100-74100-523600	DUES & FEES	2,250.00	236.00	46.00	46.00	775.00	-	2,250.00
100-74100-523700	EDUCATION & TRAINING	2,543.93	2,543.93	1,520.00	1,520.00	3,500.00	3,695.00	6,000.00
100-74100-523701	ZONING ADVISORY BD ED & TRAINING	1,000.00	-	190.00	190.00	400.00	190.00	1,000.00
100-74100-523850	PERSONNEL SERVICES	-	-	-	-	-	-	25,000.00
100-74100-523851	INTERN HELP	-	-	-	-	-	-	3,500.00
100-74100-523940	POSTAGE	2,000.00	698.11	330.45	330.45	500.00	16.00	2,500.00
100-74100-531100	SUPPLIES & MATERIALS	3,612.70	3,732.50	1,920.70	1,920.70	3,500.00	1,785.66	3,500.00
100-74100-531270	ENERGY-GASOLINE/DIESEL	1,000.00	-	-	-	1,000.00	-	1,500.00
100-74100-531400	BOOKS & PERIODICALS	-	-	-	-	-	-	1,200.00
100-74100-531600	SMALL EQUIPMENT - NON-CAPITAL	2,000.00	-	-	-	750.00	-	2,500.00
100-74100-531701	HOSPITALITY/FOOD/BEVERAGE	600.00	261.66	657.36	657.36	300.00	1,304.66	2,000.00
100-74100-531750	UNIFORMS	800.00	396.78	66.67	66.47	400.00	89.12	1,500.00
100-74100-542300	FURNITURE & FIXTURES	1,440.08	-	-	-	-	-	3,500.00
100-74100-542400	COMPUTER SOFTWARE	-	-	-	-	-	-	-
Division: 74100 - PLANNING & ZONING Total:		669,300.30	530,944.58	621,411.16	545,293.57	614,199.92	279,044.73	743,760.00

Budget Worksheet



Division: 75100 - ECONOMIC DEVELOPMENT

	FY 2022 ACTUAL	FY 2023 ACTUAL	FY 2024 BUDGET	FY 2024 YTD	FY 2025 PROPOSED
51 Personal Service	74,458.91	161,516.87	243,539.19	97,141.92	378,459.00
52 Purchased/ Contract Services	85,970.60	49,413.40	92,000.00	12,659.28	71,250.00
53 Supplies	-	5,436.91	4,750.00	2,523.20	4,250.00
54 Capital Outlay	-	-	10,200.00	3,028.50	10,200.00
Total Budget	160,429.51	216,367.18	350,489.19	115,352.90	464,159.00

Account Number	Account Description	FY 2022 BUDGET	FY 2022 ACTUAL	FY 2023 BUDGET	FY 2023 ACTUAL	FY 2024 BUDGET	FY 2024 ACTUAL	FY 2025 PROPOSED
100-75100-511100	REGULAR SALARIES	77,961.72	49,584.30	110,229.68	117,821.64	146,280.12	57,323.45	293,200.00
100-75100-511300	OVERTIME	-	-	-	159.59	-	553.20	-
100-75100-512100	GRP INSRNC MEDICAL/DENTAL	15,165.69	15,561.35	13,469.69	32,544.62	40,409.07	18,550.08	40,409.00
100-75100-512110	GROUP INSURANCE LIFE	550.00	165.97	360.28	360.28	1,650.00	220.09	1,650.00
100-75100-512111	GROUP INSURANCE VISION	68.00	69.96	156.76	156.76	3,000.00	91.60	3,000.00
100-75100-512200	MEDICARE 1.45%	1,100.00	709.50	1,100.00	1,688.97	3,300.00	835.33	3,300.00
100-75100-512400	PENSION	10,300.00	7,386.72	7,112.05	7,758.60	30,900.00	17,601.01	30,900.00
100-75100-512600	UNEMPLOYMENT INSURANCE	2,000.00	-	-	-	6,000.00	-	-
100-75100-512700	WORKER'S COMPENSATION	2,000.00	981.11	1,026.41	1,026.41	6,000.00	1,967.16	-
100-75100-512851	HRA DEDUCTIBLE	1,000.00	-	-	-	6,000.00	-	6,000.00
100-75100-521200	PROFESSIONAL SERVICES	55,000.00	81,100.00	15,000.00	40,296.80	20,000.00	9,676.00	30,000.00
100-75100-522341	Copier Rental	-	-	-	-	1,000.00	-	-
100-75100-523240	AT&T Club Service	-	-	-	-	3,000.00	-	-
100-75100-523400	PRINTING & BINDING	1,500.00	-	429.25	429.25	1,000.00	-	500.00
100-75100-523500	TRAVEL	2,500.00	1,363.03	2,191.82	2,191.82	5,000.00	47.03	5,000.00
100-75100-523600	DUES & FEES	1,600.00	855.00	1,450.00	1,450.00	2,000.00	780.00	2,000.00
100-75100-523700	EDUCATION & TRAINING	5,000.00	420.00	2,500.00	2,551.78	5,000.00	75.00	5,000.00
100-75100-523708	Ed Incentives	-	-	-	-	50,000.00	-	25,000.00
100-75100-523851	INTERN HELP	-	-	2,493.75	2,493.75	4,500.00	2,081.25	3,500.00
100-75100-523940	POSTAGE	500.00	-	-	-	500.00	-	250.00
100-75100-531140	SUPPLIES & MATERIALS	1,000.00	-	1,000.00	1,908.28	1,500.00	332.55	1,500.00
100-75100-531701	HOSPITALITY/FOOD/BEVERAGE	1,000.00	-	2,500.00	2,808.90	3,000.00	2,190.65	2,500.00
100-75100-531750	UNIFORMS	-	-	200.00	209.16	250.00	-	250.00
100-75100-542400	Computer Software	-	-	-	-	10,200.00	3,028.50	10,200.00
Division: 75100 - ECONOMIC DEVELOPMENT Total:		178,245.41	160,429.51	161,219.69	216,367.18	350,489.19	115,352.90	464,159.00

Budget Worksheet



Division: 75500 - Main Street Program

	FY 2022 ACTUAL	FY 2023 ACTUAL	FY 2024 BUDGET	FY 2024 YTD	FY 2025 PROPOSED
51 Personal Service	175,752.50	172,511.77	182,942.89	83,826.88	204,559.00
52 Purchased/ Contract Services	18,409.68	26,101.11	34,825.00	16,297.70	30,000.00
53 Supplies	20,105.88	15,062.40	20,845.00	9,004.18	21,500.00
54 Capital Outlay	-	-	-	-	-
Total Budget	214,268.06	213,675.28	238,612.89	109,128.76	256,059.00

Account Number	Account Description	FY 2022 BUDGET	FY 2022 ACTUAL	FY 2023 BUDGET	FY 2023 ACTUAL	FY 2024 BUDGET	FY 2024 ACTUAL	FY 2025 PROPOSED
100-75500-511100	REGULAR SALARIES	118,585.70	121,990.19	115,623.74	114,702.54	127,083.51	53,237.60	150,000.00
100-75500-511300	OVERTIME	-	-	-	-	-	21.63	500.00
100-75500-512100	GRP INSRNC MEDICAL/DENTAL	45,244.44	41,022.42	39,420.60	37,879.67	26,939.38	17,678.70	26,939.00
100-75500-512110	GROUP INSURANCE LIFE	620.00	426.36	457.92	457.92	620.00	214.58	620.00
100-75500-512111	GROUP INSURANCE VISION	257.00	189.92	203.88	203.88	1,000.00	81.07	1,000.00
100-75500-512200	MEDICARE 1.45%	1,500.00	1,658.08	1,553.26	1,586.67	1,500.00	807.67	1,500.00
100-75500-512400	PENSION	13,800.00	9,896.88	13,809.84	15,065.28	20,000.00	11,392.22	20,000.00
100-75500-512600	UNEMPLOYMENT INSURANCE	600.00	-	-	-	600.00	-	-
100-75500-512700	WORKER'S COMPENSATION	1,155.00	568.65	615.81	615.81	1,200.00	393.41	-
100-75500-512851	HRA, DEDUCTIBLE	2,000.00	-	2,000.00	2,000.00	4,000.00	-	4,000.00
100-75500-521200	PROFESSIONAL FEES	5,000.00	5,379.00	2,705.00	2,602.50	5,000.00	2,458.89	5,000.00
100-75500-522341	COPIER RENTAL	2,000.00	1,721.59	1,670.40	1,670.40	1,700.00	974.40	-
100-75500-523240	AT&T CLUB SERVICE	-	-	6,159.69	6,159.69	3,000.00	3,783.37	-
100-75500-523400	PRINTING & BINDING	2,500.00	1,243.24	1,581.23	1,581.23	2,500.00	493.46	2,000.00
100-75500-523500	TRAVEL	5,000.00	4,155.50	5,339.83	5,339.83	5,000.00	427.75	5,500.00
100-75500-523520	MAIN STREET BOARD TRAVEL	7,200.00	-	436.22	436.22	3,500.00	773.58	3,500.00
100-75500-523600	DUES & FEES	1,500.00	918.75	868.00	868.00	1,300.00	750.00	1,300.00
100-75500-523700	EDUCATION & TRAINING	3,000.00	2,194.95	2,107.50	2,107.50	3,050.00	680.00	3,000.00
100-75500-523720	MAIN STREET BOARD EDUCATION & TRAINING	4,200.00	1,255.00	1,600.00	1,600.00	3,575.00	605.00	3,500.00
100-75500-523851	INTERN HELP	2,000.00	-	1,987.50	1,987.50	2,000.00	4,856.25	2,000.00
100-75500-523940	POSTAGE	200.00	146.90	109.24	109.24	200.00	-	200.00
100-75500-523945	WEB SITE	3,000.00	594.00	1,639.00	1,639.00	4,000.00	495.00	4,000.00
100-75500-531140	SUPPLIES & MATERIALS	2,000.00	1,762.79	1,665.77	1,665.77	2,000.00	393.73	2,000.00
100-75500-531227	GA PWR, MAIN STREET	-	-	7,209.64	7,318.85	5,000.00	3,540.16	6,000.00
100-75500-531701	HOSPITALITY/FOOD/BEVERAGE	5,000.00	2,323.62	1,364.58	1,364.58	3,500.00	920.35	3,000.00
100-75500-531707	ENTERTAINMENT	10,000.00	9,848.46	3,010.22	3,010.22	5,000.00	3,781.53	5,000.00
100-75500-531724	DOWNTOWN BEAUTIFICATION	12,000.00	335.00	217.10	217.10	2,000.00	-	2,000.00
100-75500-531725	PROMOTIONAL SUPPLIES	6,000.00	5,419.78	1,394.90	1,394.90	2,500.00	316.57	2,500.00
100-75500-531750	Uniforms	1,200.00	416.23	90.98	90.98	845.00	51.84	1,000.00
100-75500-542300	FURNITURE & FIXTURES	-	-	-	-	-	-	-
Division: 75500 - Main Street Program Total:		260,562.14	214,268.06	214,303.89	213,675.28	238,612.89	109,128.76	256,059.00

Budget Worksheet



Division: 75700 - GIS/PLANNING

	FY 2022 ACTUAL	FY 2023 ACTUAL	FY 2024 BUDGET	FY 2024 YTD	FY 2025 PROPOSED
51 Personal Service	88,763.04	76,367.27	93,862.69	52,269.64	99,674.00
52 Purchased/ Contract Services	26,102.03	1,263.38	19,450.00	8,984.08	23,200.00
53 Supplies	4,983.03	24,703.49	3,200.00	-	3,100.00
54 Capital Outlay	-	-	-	-	-
Total Budget	119,848.10	102,334.14	116,512.69	61,253.72	125,974.00

Account Number	Account Description	FY 2022 BUDGET	FY 2022 ACTUAL	FY 2023 BUDGET	FY 2023 ACTUAL	FY 2024 BUDGET	FY 2024 ACTUAL	FY 2025 PROPOSED
100-75700-511100	REGULAR EMPLOYEE SALARIES	67,303.06	66,685.31	66,685.43	58,801.23	68,393.00	38,142.31	75,404.00
100-75700-512100	GRP INSUR MEDICAL / DENTAL	15,266.32	14,254.61	11,467.24	11,018.99	13,469.69	9,286.25	13,470.00
100-75700-512110	GROUP INSURANCE LIFE	150.00	448.76	480.57	480.57	300.00	386.32	300.00
100-75700-512111	GROUP INSURANCE VISION	68.00	67.28	66.22	66.22	1,000.00	42.14	1,000.00
100-75700-512200	MEDICARE 1.45%	900.00	965.90	832.86	851.33	1,000.00	546.28	1,000.00
100-75700-512400	PENSION	8,500.00	6,095.88	4,488.22	4,896.24	6,500.00	3,702.44	6,500.00
100-75700-512600	UNEMPLOYMENT INSURANCE	700.00	-	-	-	700.00	-	-
100-75700-512700	WORKERS' COMPENSATION	500.00	245.30	252.69	252.69	500.00	163.90	-
100-75700-512851	HRA DEDUCTABLE	1,000.00	-	-	-	2,000.00	-	2,000.00
100-75700-521200	PROFESSIONAL SERVICES	10,000.00	14,448.75	(7,168.75)	(7,168.75)	2,000.00	-	10,000.00
100-75700-521300	Technical Services	5,293.34	5,146.67	5,380.00	5,380.00	5,600.00	3,766.67	-
100-75700-521310	SOFTWARE	5,200.00	-	-	-	1,500.00	4,235.81	8,000.00
100-75700-522341	COPIER RENTAL	1,728.51	1,767.00	1,609.44	1,609.44	1,700.00	938.84	-
100-75700-523400	PRINTING & BINDING	1,000.00	561.69	1,442.69	1,442.69	2,000.00	42.76	1,500.00
100-75700-523500	TRAVEL	1,000.00	-	-	-	1,200.00	-	1,500.00
100-75700-523600	DUES & FEES	600.00	-	(295.00)	-	250.00	-	700.00
100-75700-523700	EDUCATION & TRAINING	278.74	350.00	-	-	1,200.00	-	1,500.00
100-75700-531110	COMPUTER EXPENSE	-	-	18,565.12	22,941.00	-	-	-
100-75700-531140	SUPPLIES & MATERIALS	5,400.00	4,983.03	1,766.00	1,742.00	3,000.00	-	2,500.00
100-75700-531725	PROMOTIONAL ITEMS	-	-	-	-	-	-	300.00
100-75700-531750	UNIFORMS	150.00	-	20.49	20.49	200.00	-	300.00
100-75700-541100	LAND ACQUISITIONS / SITES	-	-	-	-	-	-	-
Division: 75700 - GIS/PLANNING Total:		129,293.81	119,848.10	105,593.22	102,334.14	116,512.69	61,253.72	125,974.00

Budget Worksheet



Division: 90000 - OTHER FINANCING USES

	FY 2022 ACTUAL	FY 2023 ACTUAL	FY 2024 BUDGET	FY 2024 YTD	FY 2025 PROPOSED
61 Other Financing Sources	1,217,461.91	(2,737,968.00)	4,248,568.76	1,039,731.50	4,525,000.00
Total Budget	1,217,461.91	(2,737,968.00)	4,248,568.76	1,039,731.50	4,525,000.00

Account Number	Account Description	FY 2022 BUDGET	FY 2022 ACTUAL	FY 2023 BUDGET	FY 2023 ACTUAL	FY 2024 BUDGET	FY 2024 ACTUAL	FY 2025 PROPOSED
100-90000-611276	TRANSFER GF AND CEMETERY	20,000.00	10,775.89	10,000.00	-	10,000.00	-	10,000.00
100-90000-611300	TRANSFER GF AND SDDA	45,000.00	-	90,000.00	-	90,000.00	-	90,000.00
100-90000-611650	TRANSFER TO/FROM URA	1,205,212.88	1,205,212.87	1,208,355.50	1,208,355.50	1,204,764.50	1,039,731.50	2,400,000.00
100-90000-612020	TRANSFER TO/FROM PFA FUND	188,042.00	3,014,566.26	2,943,804.26	-	2,943,804.26	-	2,025,000.00
100-90000-612030	TRANSFER TO/FROM SPLOST V	-	-	-	(2,946,323.50)	-	-	-
100-90000-612040	TRANSFER TO/FROM AMPHITHEATER OPERATING	-	-	-	(500,000.00)	-	-	-
Division: 90000 - OTHER FINANCING USES Total:		1,827,536.29	9,294,935.74	4,252,159.76	(2,737,968.00)	4,248,568.76	1,039,731.50	4,525,000.00

Budget Worksheet



Fund: 255 - GRANTS

Division 32100 - POLICE ADMINISTRATION

- 51 Personal Services and Employee Benefits
- 52 Purchased / Contracted Services
- 53 Supplies
- 54 Capital Outlays
- 57 Other Cost

FY 2022 ACTUAL	FY 2023 ACTUAL	FY 2024 BUDGET	FY 2024 YTD	FY 2025 PROPOSED
-	663,782.84	-	527,536.89	600,000.00
-	124,894.15		63,019.38	160,000.00
-	2,159.95		36,832.43	300,000.00
-	-	-	124,523.00	375,000.00
		1,000,000.00		-

Division 42200 - PUBLIC WORKS

- 52 Purchased / Contracted Services
- 53 Supplies
- 54 Capital Outlays
- 57 Other Cost

-	-	-	45,760.89	-
-	-	-	-	-
-	-	-	-	305,815.00
-	-	-	-	-

Total Budget

-	790,836.94	1,000,000.00	797,672.59	1,740,815.00
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Account Number	Account Description	FY 2022 BUDGET	FY 2022 ACTUAL	FY 2023 BUDGET	FY 2023 ACTUAL	FY 2024 BUDGET	FY 2024 ACTUAL	FY 2025 PROPOSED
255-15100-531700	MISCELLANEOUS EXPENSE	-	-	54,029.00	-	1,000,000.00	-	-
Division: 15100 - FINANCIAL ADMINISTRATION Total:		-	-	54,029.00	-	1,000,000.00	-	-
255-32100-511100	REGULAR EMPL. SALARIES - POLICE GRANT	-	-	617,770.00	498,408.79	-	363,703.30	494,000.00
255-32100-512100	GRP INSRNC MEDICAL/DENTAL - POLICE GRANT	-	-	143,625.50	156,081.48	-	156,909.92	100,000.00
255-32100-512110	GROUP INSURANCE LIFE - POLICE GRANT	-	-	-	1,462.62	-	1,165.53	-
255-32100-512111	GROUP INSURANCE VISION - POLICE GRANT	-	-	617.80	720.69	-	816.47	1,000.00
255-32100-512200	MEDICARE 1.45% - POLICE GRANT	-	-	8,957.70	7,109.26	-	4,941.67	5,000.00
255-32100-512700	WORKER'S COMPENSATION - POLICE GRANT	-	-	-	-	-	-	-
255-32100-521100	2022 LEMHWA CONSULTANT FEES	-	-	111,840.00	69,020.00	-	8,740.00	-
255-32100-521105	JAG CONSULTANT FEES - JUSTICE ASSIST/MENTAL HLT GRANT	-	-	-	36,925.00	-	53,190.00	42,000.00
255-15110-521202	GRANTS MATCH	-	-	-	-	-	-	-
255-32100-523500	2022 LEMHWA TRAVEL	-	-	22,700.00	18,949.15	-	1,089.38	-
255-32100-523846	LEMHWA	-	-	-	-	-	-	118,000.00
255-32100-531140	2022 LEMHWA SUPPLIES & MATERIAL	-	-	21,010.00	2,159.95	-	-	-
255-32100-531145	JUSTICE ASSIST/MENTAL HLTH	-	-	-	-	-	2,999.00	-
255-32100-531150	CRIMINAL JUSTICE COORD. CNCL PRG	-	-	-	-	-	-	-
255-32100-531155	PUB. SFTY & VIOLENT CRIME GRANT	-	-	-	-	-	11,703.43	-
255-32100-531600	SMALL EQUIP - PUB. SFTY & VIOLENT CRIME GRANT	-	-	-	-	-	22,130.00	300,000.00
255-32100-531700	2022 LEMHWA MISCELLANEOUS EXPENSE	-	-	3,600.00	-	-	-	-
255-32100-531750	UNIFORMS - BULLETPROOF VEST GRANT	-	-	-	-	-	-	-
255-32100-542500	EQUIPMENT - CRIMINAL JUSTICE COORD. CNCL PRG GRANT	-	-	-	-	-	12,203.00	-
255-32100-542505	EQUIPMENT - PUB. SFTY & VIOLENT CRIME GRANT	-	-	-	-	-	112,320.00	375,000.00
255-32100-551100	2022 DE MINIMIS 10% LEMHWA INDIRECT COST	-	-	15,850.00	-	-	-	-
Division: 32100 - POLICE ADMINISTRATION Total:		-	-	945,971.00	790,836.94	1,000,000.00	751,911.70	1,435,000.00
255-42200-522243	LMIG	-	548,416.95	-	-	-	45,760.89	-
255-42200-541490	LMIG 2024	-	-	-	-	-	-	-
255-42200-541491	LMIG 2025	-	-	-	-	-	-	305,815.00
Division: 42200 - PUBLIC WORKS Total:		-	548,416.95	-	-	-	45,760.89	305,815.00
255-43300-541489	CDBG FY20	-	305,725.00	-	-	-	-	-
Division: 43300 - SEWER Total:		-	305,725.00	-	-	-	-	-
255-74100-523847	LCI 2021 BICYCLE CONNECTIVITY	-	-	-	-	-	-	-
Division: 74100 - PLANNING & ZONING Total:		-	-	-	-	-	-	-
Fund: 255 - GRANT FUND Total:		-	854,141.95	1,000,000.00	790,836.94	1,000,000.00	797,672.59	1,740,815.00

Budget Worksheet



Fund: 275 - HOTEL MOTEL

	FY 2022 ACTUAL	FY 2023 ACTUAL	FY 2024 BUDGET	FY 2024 YTD	FY 2025 PROPOSED
52 Purchased / Contracted Services	-	-	2,800.00	-	2,800.00
53 Supplies	214,716.72	67,806.65	167,200.00	2,731.24	167,200.00
54 Capital Outlays	20,100.00	49,248.96	10,000.00	-	10,000.00
57 Other Cost	210,455.00	444,532.16	195,000.00	121,326.47	245,000.00
Total Budget	445,271.72	561,587.77	375,000.00	124,057.71	425,000.00

Account Number	Account Description	FY 2022 BUDGET	FY 2022 ACTUAL	FY 2023 BUDGET	FY 2023 ACTUAL	FY 2024 BUDGET	FY 2024 ACTUAL	FY 2025 PROPOSED
275-15100-523300	ADVERTISING	-	-	-	-	-	-	-
275-15100-523310	PUBLIC NOTICES	825.00	-	825.00	-	800.00	-	800.00
275-15100-523400	PRINTING & BINDING	-	-	-	-	-	-	-
275-15100-523600	DUES & FEES	2,800.00	-	2,800.00	-	2,000.00	-	2,000.00
275-15100-531700	MISCELLANEOUS EXPENSE	-	-	-	-	-	-	-
275-15100-531709	CITY REBRANDING INITIATIVE	500.00	-	500.00	-	-	-	-
275-15100-531710	RSVP Program for Main Street	-	-	-	-	-	-	-
275-15100-531713	PROMOTIONAL SUPPLIES - MAIN STREE	7,000.00	3,014.75	7,000.00	7,719.11	7,000.00	-	7,000.00
275-15100-531714	PROMOTIONAL SUPPLIES - ECO DELVP	3,000.00	1,938.78	3,000.00	2,896.00	3,000.00	-	3,000.00
275-15100-531717	PROMOTIONAL SUPPLIES - MERLE	5,000.00	-	5,000.00	-	5,000.00	-	5,000.00
275-15100-531718	ADVERTISEMENT - MERLE	20,000.00	-	20,000.00	-	20,000.00	-	20,000.00
275-15100-531719	ADVERTISEMENT - TED	5,000.00	-	5,000.00	-	5,000.00	-	5,000.00
275-15100-531720	CITY QUARTERLY NEWSLETTER	25,000.00	2,000.00	25,000.00	12,765.01	20,000.00	-	20,000.00
275-15100-531726	CITY EVENT, Food Trucks	-	-	-	-	-	-	-
275-15100-531730	TOURISM	219,875.00	207,763.19	122,101.53	44,426.53	107,200.00	2,731.24	107,200.00
275-15100-531731	CITY EVENT SOUNDS OF SUMM	-	-	-	-	-	-	-
275-15100-531732	CITY EVENT, CITIES WEEK	-	-	-	-	-	-	-
275-15100-531733	CITY EVENT, MEMORIAL MARCH	-	-	-	-	-	-	-
275-15100-531736	CITY EVENT, STARS OVER STO	-	-	-	-	-	-	-
275-15100-531737	VETERAN'S DAY PARADE	-	-	-	-	-	-	-
275-15100-531738	VETERANS DAY DINNER	-	-	-	-	-	-	-
275-15100-531739	MAYORS BIKE RIDE	-	-	-	-	-	-	-
275-15100-531743	CITY EVENT, CIRCUS	-	-	-	-	-	-	-
275-15100-541495	BEAUTIFICATION	-	-	-	45,991.00	-	-	-
275-15100-542500	OTHER - WAYFINDING SIGNAGE	25,000.00	20,100.00	25,000.00	3,257.96	10,000.00	-	10,000.00
275-15100-572000	H.C. CHAMBER 2% / 3.5% 8/1/2015	195,000.00	210,455.84	195,000.00	444,532.16	195,000.00	121,326.47	245,000.00
275-15100-611251	TRANSFER TO/FROM GEN.FUND	-	-	-	-	-	-	-
Division: 15100 - FINANCIAL ADMINISTRATION Total:		509,000.00	445,272.56	411,226.53	561,587.77	375,000.00	124,057.71	425,000.00
275-90000-611251	TRANSFER TO/FROM GEN.FUND	-	-	-	-	-	-	-
Division: 90000 - OTHER FINANCING USES Total:		-	-	-	-	-	-	-
Fund: 275 - HOTEL/MOTEL TAX Total:		509,000.00	445,272.56	411,226.53	561,587.77	375,000.00	124,057.71	425,000.00

Budget Worksheet



Fund: 320 - SPLOST

	FY 2022 ACTUAL	FY 2023 ACTUAL	FY 2024 BUDGET	FY 2024 YTD	FY 2025 PROPOSED
54 - Government Buildings	240,612.84	140,676.31	-	-	2,227,268.00
54 - Public Works	1,485,643.94	2,569,006.53	-	298,173.14	
54 - Sewer	28,422.50	144,700.00	-	100,708.31	
54 - Water	173,733.72	178,445.48	-	32,450.00	1,431,304.00
54 - Parks	-	123,906.55	-	84,259.72	-
61 - Other Financing Cost	-	2,946,323.50	-	-	2,946,324.00
Total Budget	1,928,413.00	6,103,058.37	-	515,591.17	6,604,896.00

Account Number	Account Description	FY 2022 BUDGET	FY 2022 ACTUAL	FY 2023 BUDGET	FY 2023 ACTUAL	FY 2024 BUDGET	FY 2024 ACTUAL	FY 2025 PROPOSED
320-15100-523901	BANK CHARGES	-	-	-	-	-	-	-
Division: 15100 - FINANCIAL ADMINISTRATION Total:		-	-	-	-	-	-	-
320-15650-542300	POLICE STATION - FURNITURE & FIXTURES	-	240,612.84	-	140,676.31	-	-	-
Division: 15650 - GOVERNMENT BUILDINGS/PROPERTY Total:		-	240,612.84	-	140,676.31	-	-	-
320-42200-522241	LMIG ROAD PAVING	-	1,485,643.94	-	2,464,885.63	-	144,026.25	2,227,268.00
320-42200-541404	SIDEWALKS-SPLOST V	-	-	-	104,120.90	-	154,146.89	-
Division: 42200 - PUBLIC WORKS Total:		-	1,485,643.94	-	2,569,006.53	-	298,173.14	2,227,268.00
320-43300-541108	WTP CAPACITY REVIEW	-	15,572.50	-	16,200.00	-	11,330.00	-
320-43300-541405	WALTER WAY LIFT STATION	-	-	-	-	-	-	-
320-43300-541483	WWTP IMPROVEMENTS	-	12,850.00	-	128,500.00	-	89,378.34	-
Division: 43300 - SEWER Total:		-	28,422.50	-	144,700.00	-	100,708.34	-
320-44200-523849	CONTRACT LABOR - WATER INFRASTRUCTURE	-	-	-	-	-	32,450.00	1,431,304.00
320-44200-531140	SUPPLIES & MATERIALS - WATER INFRASTRUCTURE	-	-	-	114,600.00	-	-	-
320-44200-542511	WATER METER REPLACEMENT	-	-	-	63,845.48	-	-	-
Division: 44200 - WATER Total:		-	-	-	178,445.48	-	32,450.00	1,431,304.00
320-62200-521220	PROFESSIONAL SERVICES	-	173,733.72	-	123,906.56	-	84,259.72	-
Division: 62200 - PARKS Total:		-	173,733.72	-	123,906.56	-	84,259.72	-
320-90000-612020	TRANSFER TO/FROM GENERAL FUND	-	-	-	2,946,323.50	-	-	2,946,324.00
Division: 90000 - OTHER FINANCING USES Total:		-	-	-	2,946,323.50	-	-	2,946,324.00
Fund: 320 - SPLOST V FUND Total:		-	1,928,413.00	-	6,103,058.38	-	515,591.20	6,604,896.00

Account Number	Account Description	FY 2022 BUDGET	FY 2022 ACTUAL	FY 2023 BUDGET	FY 2023 ACTUAL	FY 2024 BUDGET	FY 2024 ACTUAL	FY 2025 PROPOSED
321-15100-523901	BANK CHARGES	-	-	-	-	-	-	-
Division: 15100 - FINANCIAL ADMINISTRATION Total:		-	-	-	-	-	-	-
321-15650-542300	POLICE STATION - FURNITURE & FIXTURES	-	-	-	-	-	-	-
Division: 15650 - GOVERNMENT BUILDINGS/PROPERTY Total:		-	-	-	-	-	-	-
321-42200-522241	LMIG ROAD PAVING	-	-	-	-	-	-	-
321-42200-541404	SIDEWALKS-SPLOST V	-	-	-	-	-	-	-
Division: 42200 - PUBLIC WORKS Total:		-	-	-	-	-	-	-
321-43300-541108	WTP CAPACITY REVIEW	-	-	-	-	-	-	-
321-43300-541405	WALTER WAY LIFT STATION	-	-	-	-	-	-	-
321-43300-541483	WWTP IMPROVEMENTS	-	-	-	-	-	-	-
Division: 43300 - SEWER Total:		-	-	-	-	-	-	-
321-44200-523849	CONTRACT LABOR - WATER INFRASTRUCTURE	-	-	-	-	-	-	-
321-44200-531140	SUPPLIES & MATERIALS - WATER INFRASTRUCTURE	-	-	-	-	-	-	-
321-44200-542511	WATER METER REPLACEMENT	-	-	-	-	-	-	-
Division: 44200 - WATER Total:		-	-	-	-	-	-	-
321-62200-521220	PROFESSIONAL SERVICES	-	-	-	-	-	-	-
Division: 62200 - PARKS Total:		-	-	-	-	-	-	-
321-90000-612020	TRANSFER TO/FROM GENERAL FUND	-	-	-	-	-	-	-
Division: 90000 - OTHER FINANCING USES Total:		-	-	-	-	-	-	-
Fund: 321 - SPLOST VI FUND Total:		-	-	-	-	-	-	-

Budget Worksheet



Fund: 335 - TSPLOST

	FY 2022 ACTUAL	FY 2023 ACTUAL	FY 2024 BUDGET	FY 2024 YTD	FY 2025 PROPOSED
52 Finance	423.51	286.26	121,425.00	47,620.27	1,000,000.00
54 Public Works	-	82,703.50	-	2,458,180.48	2,128,801.00
54 Stormwater	-	50,415.00	-	31,740.00	2,500,000.00
61 Other Financing Sources	-	-	-	-	-
Total Budget	423.51	133,404.76	121,425.00	2,537,540.75	5,628,801.00

Account Number	Account Description	FY 2022 BUDGET	FY 2022 ACTUAL	FY 2023 BUDGET	FY 2023 ACTUAL	FY 2024 BUDGET	FY 2024 ACTUAL	FY 2025 PROPOSED
335-15100-523901	BANK CHARGES	-	423.51	-	286.26	121,425.00	-	-
Division: 15100 - FINANCIAL ADMINISTRATION Total:		-	423.51	-	286.26	-	-	-
335-42200-521200	PROFESSIONAL SERVICES	-	-	-	-	-	47,620.27	1,000,000.00
335-42200-541404	SIDEWALKS	-	-	-	82,703.50	-	2,458,180.48	-
335-42200-541405	NEIGHBORHOOD PROJECT	-	-	-	-	-	-	2,128,801.00
335-42200-541406	TYE STREET SIDEWALK	-	-	-	-	-	-	-
335-42200-541407	COUNTRY CLUB DRIVE	-	-	-	-	-	-	-
335-42200-541436	ROADS	-	-	-	-	-	31,740.00	2,500,000.00
335-42200-541440	MLK SR HERITAGE TRAIL SPUR	-	-	-	-	-	-	-
335-42200-541441	MLK SR HERITAGE TRAIL I	-	-	-	-	-	-	-
335-42200-541442	TRAILHEAD	-	-	-	-	-	-	-
335-42200-541447	TRAILS	-	-	-	-	-	-	-
Division: 42200 - PUBLIC WORKS Total:		-	-	-	82,703.50	-	2,537,540.75	5,628,801.00
335-42500-541436	ROADS	-	-	-	50,415.00	-	-	-
Division: 42500 - STORMWATER Total:		-	-	-	50,415.00	-	-	-
Fund: 335 - TSPLOST 1 Total:		-	423.51	-	133,404.76	121,425.00	2,537,540.75	5,628,801.00

Budget Worksheet



Fund: 353 CITYWIDE PROJECTS

	FY 2022 ACTUAL	FY 2023 ACTUAL	FY 2024 BUDGET	FY 2024 YTD	FY 2025 PROPOSED
52 Purchased / Contracted Services	-	-	-	-	-
53 Supplies	-	-	-	-	-
54 Capital Outlays	10,623,467.00	13,539,688.00	6,891,416.68	11,693,818.70	-
57 Other Cost	-	-	-	-	-
Total Budget	10,623,467.00	13,539,688.00	6,891,416.68	11,693,818.70	-

Account Number	Account Description	FY 2022 BUDGET	FY 2022 ACTUAL	FY 2023 BUDGET	FY 2023 ACTUAL	FY 2024 BUDGET	FY 2024 ACTUAL	FY 2025 PROPOSED
353-15650-541000	PROFESSIONAL FEES	6,585,683.24	261,287.70	11,703,900.00	770.50	11,693,818.70	-	-
353-15650-541100	LAND PURCHASE	-	7,500.00	-	22,000.00	-	-	-
353-15650-541301	COMMUNITY CENTER BLDG.	-	-	-	-	-	-	-
353-15650-541304	POLICE STATION RENOVATIONS	-	244,320.81	-	(18,425.71)	-	-	-
353-15650-541324	AMPHITHEATER FUND	3,829,100.01	-	-	6,226,671.70	-	1,120,214.19	-
353-15650-541326	TSW	-	13,664.37	-	-	-	-	-
353-15650-541327	MONUMENT SIGN	79,820.00	-	-	-	-	-	-
353-15650-541328	CULTURAL ART CENTER	128,863.75	128,863.75	-	-	-	-	-
353-15650-541330	CITY HALL INTERIOR OFFICE	-	95,848.23	-	8,495.84	-	-	-
353-15650-541332	BUILDING IMPROVEMENTS TSCC	-	(14,209.22)	-	31,339.33	-	-	-
353-15650-541336	114 MLK SR HT IMPROVEMENTS	-	-	-	-	-	-	-
Division: 15650 - GOVERNMENT BUILDINGS/PROPERTY Total:		10,623,467.00	737,275.64	11,703,900.00	6,270,851.66	11,693,818.70	1,120,214.19	-
353-32100-523710	POLICE CANINE PROGRAM	-	-	40,000.00	28,604.00	-	-	-
353-32100-531110	COMPUTER EXPENSE - POLICE DEPT	-	-	56,000.00	-	-	-	-
353-32100-531750	UNIFORMS - EXPENSE DEPT	-	-	120,000.00	61,717.02	-	(20,322.68)	-
353-32100-541332	BUILDING IMPROVEMENTS - POLICE DEPT	-	-	197,500.00	-	-	-	-
353-32100-542200	VEHICLES - POLICE DEPT	-	-	536,000.00	322,777.31	-	-	-
353-32100-542500	EQUIPMENT POLICE DEPT	-	-	886,288.00	207,466.69	-	-	-
Division: 32100 - POLICE ADMINISTRATION Total:		-	-	1,835,788.00	620,565.02	-	-20,322.68	-
Fund: 353 - CITYWIDE PROJECTS FUND Total:		10,623,467.00	737,275.64	13,539,688.00	6,891,416.68	11,693,818.70	1,099,891.51	-

Budget Worksheet



Fund: 350 - URBAN REDEVELOPMENT AUTHORITY

	FY 2022 ACTUAL	FY 2023 ACTUAL	FY 2024 BUDGET	FY 2024 YTD	FY 2025 PROPOSED
58 Debt Service	1,205,212.87	1,208,355.50	1,204,764.50	1,023,624.00	2,269,053.00
Total Budget	1,205,212.87	1,208,355.50	1,204,764.50	1,023,624.00	2,269,053.00

Account Number	Account Description	FY 2022 BUDGET	FY 2022 ACTUAL	FY 2023 BUDGET	FY 2023 ACTUAL	FY 2024 BUDGET	FY 2024 ACTUAL	FY 2025 PROPOSED
350-80000-581300	PRINCIPAL-OTHER DEBT	780,000.00	780,000.00	1,023,624.00	820,000.00	1,039,731.50	1,023,624.00	2,110,066.00
350-80000-582300	INTEREST-OTHER DEBT	443,177.76	425,212.87	184,734.50	388,355.50	165,033.00	-	158,987.00
350-80000-583000	BOND ISSUANCE COST	-	-	-	-	-	-	-
Division: 80000 - DEBT SERVICES Total:		1,223,177.76	1,205,212.87	1,208,358.50	1,208,355.50	1,204,764.50	1,023,624.00	2,269,053.00
Fund: 350 - URBAN REDEVELOPMENT AGENCY Total:		1,223,177.76	1,205,212.87	1,208,358.50	1,208,355.50	1,204,764.50	1,023,624.00	2,269,053.00
URA	Series 2005B, 2006A and 2006C - Maturity Date 02/01/2031 Tax Exempt Series 2006C - Maturity Date - 02/01/2031 Tax Exempt Series 2005 - Maturity Date 02/01/2031 Tax Exempt Series 2006A - Maturity Date - 02/01/2031		<u>Principal</u>	<u>Interest</u>				
		17,125,000.00	1,055,033.00	14,458.50				
		5,000,000.00	311,812.25	45,487.75				
		7,330,000.00	447,306.25	58,851.25				
		4,795,000.00	295,914.50	40,189.50				
		34,250,000.00	2,110,066.00	158,987.00				
Principal Payment Due every February 1								
Interest Payment Due every August 1								

Budget Worksheet



Fund: 357 DOWNTOWN DEVELOPMENT AUTHORITY

	FY 2022 ACTUAL	FY 2023 ACTUAL	FY 2024 BUDGET	FY 2024 YTD	FY 2025 PROPOSED
52 Purchased / Contracted Services	5,464.93	(750.00)	23,000.00	-	23,000.00
58 Debt Service	16,458.46	227.49	7,000.00	45,699.68	7,000.00
54 Capital Outlays	-	-	15,000.00	-	15,000.00
61 Other Financing Cost	-	-	-	-	-
Total Budget	21,923.39	(522.51)	45,000.00	45,699.68	45,000.00

Account Number	Account Description	FY 2022 BUDGET	FY 2022 ACTUAL	FY 2023 BUDGET	FY 2023 ACTUAL	FY 2024 BUDGET	FY 2024 ACTUAL	FY 2025 PROPOSED
355-15100-521201	PROFESSIONAL FEES	1,500.00	-	1,500.00	-	1,300.00	-	1,300.00
355-15100-521220	LEGAL	11,000.00	-	11,000.00	-	11,000.00	-	11,000.00
355-15100-523110	LIABILITY INSURANCE	2,000.00	1,721.00	2,000.00	-	2,000.00	-	2,000.00
355-15100-523310	PUBLIC NOTICES	-	-	-	168.00	200.00	-	200.00
355-15100-523400	PRINTING & BINDING	3,000.00	-	3,000.00	-	3,000.00	-	3,000.00
355-15100-523500	Travel	2,000.00	1,918.93	2,000.00	(918.00)	2,000.00	-	2,000.00
355-15100-523600	DUES AND FEES	500.00	520.00	500.00	-	500.00	-	500.00
355-15100-523700	Education and Training	3,000.00	1,305.00	3,000.00	-	3,000.00	-	3,000.00
355-15100-531130	OFFICE SUPPLIES	2,500.00	100.32	2,500.00	63.59	2,500.00	77.68	2,500.00
355-15100-531140	SUPPLIES & MATERIALS	1,000.00	-	1,000.00	24.00	1,000.00	12.00	1,000.00
355-15100-531700	MISCELLANEOUS EXPENSE	500.00	15,694.90	500.00	189.90	500.00	45,610.00	500.00
355-15100-531703	HOSPITALITY	3,000.00	663.24	3,000.00	-	3,000.00	-	3,000.00
355-15100-541101	FACADE GRANT	15,000.00	-	15,000.00	-	15,000.00	-	15,000.00
Division: 15100 - FINANCIAL ADMINISTRATION Total:		45,000.00	21,923.39	45,000.00	(522.51)	45,000.00	45,699.68	45,000.00
355-90000-611355	OPERATING TRANS OUT	-	-	-	-	-	-	-
Division: 90000 - OTHER FINANCING USES Total:		-	-	-	-	-	-	-
Fund: 355 - DOWNTOWN DEVELOPMENT AUTHORITY Total:		45,000.00	21,923.39	45,000.00	(522.51)	45,000.00	45,699.68	45,000.00

Budget Worksheet



Fund: 357 CITYWIDE DEVELOPMENT AUTHORITY

	FY 2022 ACTUAL	FY 2023 ACTUAL	FY 2024 BUDGET	FY 2024 YTD	FY 2025 PROPOSED
52 Purchased / Contracted Services	1,317.15	491.56	23,000.00	880.60	23,000.00
58 Debt Service	156.00	37.75	7,000.00	128.76	7,000.00
54 Capital Outlays	-	-	15,000.00	-	15,000.00
61 Other Financing Cost	(1,473.15)	-	-	-	-
Total Budget	-	529.31	45,000.00	1,009.36	45,000.00

Account Number	Account Description	FY 2022 BUDGET	FY 2022 ACTUAL	FY 2023 BUDGET	FY 2023 ACTUAL	FY 2024 BUDGET	FY 2024 ACTUAL	FY 2025 PROPOSED
357-15100-521201	PROFESSIONAL FEES	-	-	1,500.00	-	1,000.00	-	1,000.00
357-15100-521220	LEGAL	-	-	10,000.00	-	10,000.00	-	10,000.00
357-15100-523110	LIABILITY INSURANCE	-	-	2,000.00	-	2,000.00	-	2,000.00
357-15100-523310	PUBLIC NOTICES	-	-	1,000.00	-	1,000.00	-	1,000.00
357-15100-523400	PRINTING & BINDING	-	-	3,000.00	-	3,000.00	-	3,000.00
357-15100-523500	TRAVEL	-	-	2,000.00	-	2,000.00	330.60	2,000.00
357-15100-523600	DUES AND FEES	-	-	500.00	241.56	500.00	-	500.00
357-15100-523700	EDUCATION AND TRAINING	-	1,250.00	3,000.00	250.00	3,000.00	550.00	3,000.00
357-15100-523940	POSTAGE	-	67.15	-	-	500.00	-	500.00
357-15100-531130	OFFICE SUPPLIES	-	156.00	2,500.00	13.75	2,500.00	92.76	2,500.00
357-15100-531140	SUPPLIES AND MATERIALS	-	-	1,000.00	24.00	1,000.00	36.00	1,000.00
357-15100-531700	MISCELLANEOUS EXPENSE	-	-	500.00	-	500.00	-	500.00
357-15100-531703	HOSPITALITY	-	-	3,000.00	-	3,000.00	-	3,000.00
357-15100-541101	FACADE GRANT	-	-	15,000.00	-	15,000.00	-	15,000.00
357-15100-541105	LAND PURCHASE	-	-	-	-	-	-	-
Division: 15100 - FINANCIAL ADMINISTRATION Total:		-	1,473.15	45,000.00	529.31	45,000.00	1,009.36	45,000.00
357-90000-611275	TRANSFER TO/FROM GF	-	(1,473.15)	-	-	-	-	-
Division: 90000 - OTHER FINANCING USES Total:		-	(1,473.15)	-	-	-	-	-
Fund: 357 - CITYWIDE DEVELOPMENT AUTHORITY Total:		-	-	45,000.00	529.31	45,000.00	1,009.36	45,000.00

Budget Worksheet



Fund: 360 - PUBLIC FACILITIES AUTHORITY

	FY 2022 ACTUAL	FY 2023 ACTUAL	FY 2024 BUDGET	FY 2024 YTD	FY 2025 PROPOSED
52 Purchased / Contracted Services	-	-	-	74.90	60.00
58 Debt Service	3,202,608.51	59.75	2,943,804.26	-	4,050,000.00
54 Capital Outlays	2,873,360.13	4,382,570.82	-	-	-
61 Other Financing Cost	(3,014,566.26)	126,639.87	-	-	-
Total Budget	3,061,402.38	4,509,270.44	2,943,804.26	74.90	4,050,060.00

Account Number	Account Description	FY 2022 BUDGET	FY 2022 ACTUAL	FY 2023 BUDGET	FY 2023 ACTUAL	FY 2024 BUDGET	FY 2024 ACTUAL	FY 2025 PROPOSED
360-15100-523901	BANK CHARGES	-	-	-	59.75	-	74.90	60.00
Division: 15100 - FINANCIAL ADMINISTRATION Total:		-	-	-	59.75	-	74.90	60.00
360-32100-541492	POLICE BUILDING CONSTRUCTION	-	2,873,360.13	-	126,639.87	-	-	-
Division: 32100 - POLICE ADMINISTRATION Total:		-	2,873,360.13	-	126,639.87	-	-	-
360-80000-581300	PRINCIPAL-OTHER DEBT	-	2,685,000.00	-	3,915,000.00	2,720,000.00	-	3,823,676.00
360-80000-582300	INTEREST-OTHER DEBT	3,014,566.25	517,608.51	2,943,804.26	467,570.82	226,323.50	-	226,324.00
Division: 80000 - DEBT SERVICES Total:		3,014,566.25	3,202,608.51	2,943,804.26	4,382,570.82	2,946,323.50	-	4,050,000.00
360-90000-612025	TRANSFER TO/FROM SPLOST IV	-	-	-	-	-	-	-
Division: 90000 - OTHER FINANCING USES Total:		-	(3,014,566.26)	-	-	-	-	-
Fund: 360 - PUBLIC FACILITIES AUTHORITY PROJECT FUND Total:		3,014,566.25	3,061,402.38	2,943,804.26	4,509,270.44	2,946,323.50	74.90	4,050,060.00

PFA			Principal	Interest	
	Series A - Maturity Date 08/01/2025	9,910,000.00	2,525,000.00	-	
	Series B - Maturity Date 08/01/2025	1,030,000.00	260,000.00	-	
	Series C - Maturity Date 08/01/2036	14,865,000.00	1,265,000.00	-	
		25,805,000.00	4,050,000.00	-	2,025,000.00

Budget Worksheet



Fund: 495 - CEMETERY

	FY 2022 ACTUAL	FY 2023 ACTUAL	FY 2024 BUDGET	FY 2024 YTD	FY 2025 PROPOSED
52 Purchased / Contracted Services	2,948.84	746.49	3,000.00	-	3,000.00
53 Supplies	261.22	668.34	2,000.00	389.82	1,600.00
54 Capital Outlays	7,000.00	-	5,000.00	-	400.00
61 Other Financing Sources	(10,775.89)	-	-	-	5,000.00
Total Budget	(565.83)	1,414.83	10,000.00	389.82	10,000.00

Account Number	Account Description	FY 2022 BUDGET	FY 2022 ACTUAL	FY 2023 BUDGET	FY 2023 ACTUAL	FY 2024 BUDGET	FY 2024 ACTUAL	FY 2025 PROPOSED
495-15650-522220	MAINTENANCE & CLEANING	-	2,948.84	3,000.00	746.49	3,000.00	389.82	3,000.00
495-15650-531600	SMALL EQUIPMENT - NON-CAPITAL	2,000.00	261.22	2,000.00	44.34	1,600.00	-	1,600.00
495-15650-531700	MISC EXPENSE	-	-	-	624.00	400.00	-	400.00
495-15650-541200	SITE IMPROVEMENTS	10,000.00	7,000.00	5,000.00	-	5,000.00	-	5,000.00
Division: 15650 - GOVERNMENT BUILDINGS/PROPERTY Total:		12,000.00	10,210.06	10,000.00	1,414.83	10,000.00	389.82	10,000.00
495-90000-611275	TRANSFER FROM G/F	-	(10,775.89)	-	-	-	-	-
495-90000-612007	TRANSFER TO/FROM GF	-	-	-	-	-	-	-
Division: 90000 - OTHER FINANCING USES Total:		-	(10,775.89)	-	-	-	-	-
Fund: 495 - CEMETERY FUND Total:		20,000.00	(565.83)	10,000.00	1,414.83	10,000.00	389.82	10,000.00

Budget Worksheet



Fund: 80000 - DEBT SERVICES

58 Debt Services
61 Other Financing Cost

Total Budget

FY 2022 ACTUAL	FY 2023 ACTUAL	FY 2024 BUDGET	FY 2024 YTD	FY 2025 PROPOSED
30,916.78	127,240.20	127,240.20	1,923,729.48	130,472.00
61,259.80	60,000.00	-	-	64,000.00
4,518,999.37	6,451,386.22	4,592,402.21	1,923,729.48	194,472.00

Account Number	Account Description	FY 2022 BUDGET	FY 2022 ACTUAL	FY 2023 BUDGET	FY 2023 ACTUAL	FY 2024 BUDGET	FY 2024 ACTUAL	FY 2025 PROPOSED	
505-80000-562000	AMORTIZATION	-	-	-	-	-	-	-	
505-80000-581300	PRINCIPAL-OTHER DEBT	96,323.42	-	99,253.20	-	102,272.06	-	105,472.00	2,929.78
505-80000-582300	INTEREST-OTHER DEBT	30,916.78	30,916.78	27,987.00	27,987.00	24,968.14	4,498.75	25,000.00	3,018.86
Division: 80000 - DEBT SERVICES Total:		127,240.20	30,916.78	127,240.20	27,987.00	127,240.20	4,498.75	130,472.00	89.08
505-90000-611002	INVALID FOR THIS ENTITY	-	-	-	-	-	-	-	
505-90000-611103	TRANSFER TO GEN.FUND	61,259.80	61,259.80	60,000.00	60,000.00	-	-	64,000.00	
505-90000-611151	TRANS. W/S - SAN.	-	-	-	-	-	-	-	
505-90000-611202	TRANSFER W&S	-	-	-	-	-	-	-	
505-90000-611260	TRANSFER W&S - MMCC	-	-	-	-	-	-	-	
505-90000-611500	TRANSFER TO SPLOST	-	-	-	-	-	-	-	
505-90000-611602	TRANSFER TO/FROM CONF.CTR	-	-	-	-	-	-	-	
505-90000-612002	WATER/SEWER - SPLOST III	-	-	-	-	-	-	-	
Division: 90000 - OTHER FINANCING USES Total:		61,259.80	61,259.80	60,000.00	60,000.00	127,240.20	-	64,000.00	
Fund: 505 - WATER & SEWER Total:		4,594,190.22	4,518,999.37	4,237,972.90	6,451,386.22	4,592,402.21	1,923,729.48	194,472.00	

Budget Worksheet



Fund: 43300 - SEWER

	FY 2022 ACTUAL	FY 2023 ACTUAL	FY 2024 BUDGET	FY 2024 YTD	FY 2025 PROPOSED
51 Personnel Services and Employee Benefits	927,505.95	872,242.25	967,345.51	538,479.09	994,107.00
52 Purchased / Contracted Services	403,969.63	344,393.55	442,800.00	216,519.18	404,500.00
53 Supplies	366,003.50	375,604.54	444,500.00	208,336.37	497,000.00
54 Capital Outlays	25,187.19	1,890,740.67	200,500.00	283,950.97	53,500.00
56 Depreciation and Amortization	-	-	-	-	-
57 Other Cost	31,616.54	7,960.34	30,000.00	(246.40)	30,000.00
Total Budget	1,754,282.81	3,490,941.35	2,085,145.51	1,247,039.21	1,979,107.00

Account Number	Account Description	FY 2022 BUDGET	FY 2022 ACTUAL	FY 2023 BUDGET	FY 2023 ACTUAL	FY 2024 BUDGET	FY 2024 ACTUAL	FY 2025 PROPOSED
505-43300-511100	REGULAR EMPL. SALARIES	576,821.60	508,159.75	528,645.51	538,475.74	528,645.51	291,456.32	584,407.00
505-43300-511300	OVERTIME	55,000.00	48,073.89	50,000.00	48,527.00	50,000.00	30,408.11	50,000.00
505-43300-512100	GRP INSRNC MEDICAL/DENTAL	250,000.00	241,543.57	266,000.00	203,215.09	266,000.00	160,531.34	266,000.00
505-43300-512110	GROUP INSURANCE LIFE	3,100.00	1,613.40	3,000.00	1,645.54	3,000.00	1,274.02	3,000.00
505-43300-512111	GROUP INSURANCE VISION	1,262.00	1,077.67	1,000.00	1,013.28	1,000.00	787.98	1,000.00
505-43300-512200	MEDICARE 1.45%	8,000.00	7,729.26	8,000.00	7,812.84	8,000.00	4,528.08	8,000.00
505-43300-512401	RETIREMENT CONTRIBUTIONS	72,500.00	97,534.03	72,500.00	54,611.88	72,500.00	41,296.78	72,500.00
505-43300-512600	UNEMPLOYMENT INSURANCE	5,000.00	-	4,000.00	-	4,000.00	-	-
505-43300-512700	WORKER'S COMPENSATION	35,000.00	18,226.22	25,000.00	12,917.09	25,000.00	8,196.46	-
505-43300-512850	HRA REIMBURSEMENT	9,200.00	3,548.16	9,200.00	4,023.79	9,200.00	-	9,200.00
505-43300-521201	PROFESSIONAL	15,000.00	9,289.20	15,000.00	5,477.50	15,000.00	5,500.00	15,000.00
505-43300-521222	IT Services for Sewer	8,500.00	-	10,000.00	-	10,000.00	-	10,000.00
505-43300-521230	ENGINEERING FEES	38,178.40	13,508.50	30,000.00	50,601.57	15,000.00	2,532.50	15,000.00
505-43300-521341	TESTING - ANALYTICAL COST	15,000.00	6,535.75	15,000.00	5,444.75	20,000.00	6,174.00	20,000.00
505-43300-522150	SURVEILLANCE CAMERAS	25,000.00	855.80	-	-	15,000.00	-	-
505-43300-522200	REPAIRS & MAINTENANCE	15,000.00	6,917.00	15,000.00	690.00	15,000.00	6,800.09	15,000.00
505-43300-522210	MAINTENANCE AGREEMENTS	50,000.00	2,845.32	25,000.00	3,844.55	25,000.00	3,793.64	25,000.00
505-43300-522211	DISPOSAL	1,000.00	-	1,000.00	-	3,000.00	-	3,000.00
505-43300-522220	MAINTENANCE & CLEANING	4,000.00	45.00	4,000.00	-	4,000.00	1.99	4,000.00
505-43300-522229	EQUIPMENT REPAIRS - PLANT	30,000.00	42,728.76	59,000.00	29,798.10	35,000.00	15,139.32	35,000.00
505-43300-522231	EOPMNT REPAIR PUMP STATIO	100,000.00	75,431.00	55,000.00	47,833.10	50,000.00	50,465.25	50,000.00
505-43300-522232	REPAIR, WWTP PLANT	50,000.00	8,415.89	55,000.00	47,988.00	35,000.00	25,030.75	35,000.00
505-43300-522233	PUMP STATION REPAIR(BLDG)	2,500.00	301.00	2,500.00	404.70	2,500.00	-	2,500.00
505-43300-522234	PUMP STATION ROADS REPAIR	2,500.00	-	2,500.00	-	2,500.00	319.98	2,500.00
505-43300-522235	VACCUM CLEAN SEWER LINES	35,000.00	9,320.00	35,000.00	10,394.00	35,000.00	16,093.50	35,000.00
505-43300-522240	STREET REPAIRS/MAINTENANC	15,000.00	138,425.31	16,000.00	2,480.00	15,000.00	500.00	15,000.00
505-43300-522250	AUTO & TRUCK REPAIR	15,000.00	6,937.32	15,000.00	31,915.20	15,000.00	3,339.80	15,000.00
505-43300-522255	DAMAGE TO PROPERTY	5,000.00	-	5,000.00	97.93	5,000.00	2,200.00	5,000.00
505-43300-522320	RENTAL OF EQUIP & VEHICLE	3,500.00	465.80	3,500.00	228.85	3,500.00	-	3,500.00
505-43300-522341	COPIER RENTAL	-	-	-	771.96	-	393.19	-
505-43300-523231	CELL PHONES	6,000.00	54.95	1,500.00	-	1,500.00	-	-
505-43300-523240	AT&T CLUB SERVICE	17,500.00	9,783.89	15,000.00	13,707.22	15,000.00	6,825.72	-
505-43300-523245	CBEYOND COMMUNICATIONS	6,800.00	6,180.09	6,800.00	6,056.41	6,800.00	3,647.70	-
505-43300-523310	PUBLIC NOTICES	2,500.00	340.00	3,000.00	484.00	3,500.00	1,674.00	3,500.00
505-43300-523400	PRINTING & BINDING	7,500.00	3,922.16	5,500.00	4,159.22	5,000.00	2,183.00	5,000.00
505-43300-523500	TRAVEL	5,500.00	4,091.91	5,500.00	7,479.38	5,500.00	1,292.90	5,500.00
505-43300-523600	DUES & FEES	3,500.00	1,307.80	3,500.00	1,495.40	3,500.00	203.80	3,500.00
505-43300-523700	EDUCATION & TRAINING	8,000.00	3,639.50	2,500.00	3,219.07	8,500.00	1,947.16	8,500.00
505-43300-523849	CONTRACT LABOR	7,500.00	-	7,500.00	-	5,000.00	-	5,000.00
505-43300-523900	OTHER (PURCHASED SRVCS)	-	-	-	3,245.67	-	-	-
505-43300-523902	MERCHANT FEES CREDIT CARD	13,500.00	14,015.48	13,500.00	20,353.28	13,500.00	10,084.06	13,500.00
505-43300-523905	COLL. FEE HENRY COUNTY	10,000.00	8,066.56	10,000.00	8,546.88	10,000.00	4,627.97	10,000.00
505-43300-523930	DRUG TESTING, VACCINES	1,500.00	240.00	1,500.00	475.00	1,500.00	88.00	1,500.00
505-43300-523940	POSTAGE	8,000.00	7,175.22	8,000.00	7,541.59	8,000.00	4,577.73	8,000.00
505-43300-523990	LANDFILL FEES	35,000.00	23,130.42	30,000.00	29,660.22	35,000.00	41,083.13	35,000.00
505-43300-531110	COMPUTER EXPENSE	7,500.00	9,978.12	7,500.00	3,084.40	7,500.00	402.43	-
505-43300-531130	OFFICE SUPPLIES	2,500.00	961.10	2,500.00	570.70	2,500.00	370.68	2,500.00
505-43300-531140	SUPPLIES & MATERIALS	25,000.00	18,099.85	25,000.00	16,290.93	25,000.00	14,112.48	45,000.00
505-43300-531142	HAND TOOLS & SMALL EQUIP.	20,000.00	10,514.98	10,000.00	4,068.32	10,000.00	423.32	15,000.00

505-43300-531214	ENERGY - NATURAL GAS	2,000.00	1,870.87	2,000.00	734.56	2,000.00	165.48	2,000.00
505-43300-531221	SNAPPING SHOALS EMC	6,000.00	3,682.38	6,000.00	4,038.43	6,000.00	2,527.59	6,000.00
505-43300-531223	GA POWER LIFT STATIONS	47,500.00	42,781.66	45,000.00	46,461.15	45,000.00	26,170.95	45,000.00
505-43300-531229	GA POWER - WWTP	165,000.00	154,381.90	28,500.00	183,794.00	165,000.00	106,137.04	170,000.00
505-43300-531270	ENERGY-GASOLINE/DIESEL	25,000.00	28,209.67	-	21,364.92	25,000.00	11,585.18	25,000.00
505-43300-531510	PUMP STATION WATER PURCHASES	-	-	-	-	2,000.00	111.09	-
505-43300-531700	MISC EXPENSE	5,000.00	3,169.64	50,000.00	307.35	33,000.00	51.21	40,000.00
505-43300-531703	LAB SUPPLIES/OTHER	15,000.00	13,684.82	20,000.00	16,094.92	25,000.00	10,129.91	25,000.00
505-43300-531706	CHEMICALS	70,000.00	67,459.03	80,000.00	71,356.31	80,000.00	29,303.42	105,000.00
505-43300-531720	SIGNS	2,000.00	-	2,000.00	-	3,000.00	-	3,000.00
505-43300-531740	TIRE EXPENSE	8,500.00	5,624.35	5,000.00	3,731.94	5,000.00	2,902.41	5,000.00
505-43300-531750	UNIFORMS	7,500.00	5,585.13	7,500.00	3,706.61	8,500.00	3,943.18	8,500.00
505-43300-541300	BUILDINGS	-	-	-	-	-	-	-
505-43300-541314	CAPITAL OUTLAY-BLDG	-	-	-	-	-	-	-
505-43300-541315	BUILDING - TILE LAB FLOOR	-	-	-	-	-	-	-
505-43300-541460	S2180931 WTR LN ECON STIM	-	-	-	-	-	-	-
505-43300-541462	S2180730 WWTP FCLTY IMP	35,000.00	80.00	25,000.00	1,729,884.84	25,000.00	276,301.73	25,000.00
505-43300-542200	VEHICLES	-	-	-	-	38,500.00	-	-
505-43300-542400	COMPUTER SOFTWARE	8,000.00	8,107.19	8,500.00	7,442.08	8,500.00	-	-
505-43300-542500	EQUIPMENT	75,000.00	-	100,000.00	125,737.75	100,000.00	-	-
505-43300-542503	DIGESTER	-	-	-	-	-	-	-
505-43300-542513	CAMERA, FOR SEWER LINES	-	-	-	-	-	-	-
505-43300-542517	WATERSHED MONITORING I&II	28,500.00	17,000.00	28,500.00	27,676.00	28,500.00	7,649.24	28,500.00
505-43300-573105	CONSENT ORDER - FINE	3,000.00	21,470.00	3,000.00	-	15,000.00	-	15,000.00
505-43300-573110	BAD DEBT EXP. W/S	30,000.00	10,146.54	15,000.00	7,960.34	15,000.00	(246.40)	15,000.00
505-43300-611103	TRANSFER TO/FROM GEN.FUND	-	-	-	-	-	-	-
Division: 43300 - SEWER Total:		2,166,862.00	1,754,282.81	1,920,645.51	3,490,941.35	2,085,145.51	1,247,039.21	1,979,107.00

Budget Worksheet



Fund: 42200 - WATER

	FY 2022 ACTUAL	FY 2023 ACTUAL	FY 2024 BUDGET	FY 2024 YTD	FY 2025 PROPOSED
51 Personnell Services and Employee Benefits	550,800.91	540,628.74	783,716.50	312,669.38	687,438.00
52 Purchased / Contracted Services	238,257.29	239,754.26	369,800.00	60,068.25	293,700.00
53 Supplies	1,062,768.00	1,184,691.73	934,000.00	689,695.04	1,371,500.00
54 Capital Outlays	5,640.00	65,893.50	30,500.00	5,111.20	6,000.00
56 Depreciation and Amortization	814,893.24	819,789.64	100,000.00	-	100,000.00
57 Other Cost	-	-	100,000.00	-	-
61 Other Financing Cost	-	21,700.00	62,000.00	-	-
Total Budget	2,672,359.44	2,872,457.87	2,380,016.50	1,067,543.87	2,458,638.00

Account Number	Account Description	FY 2022 BUDGET	FY 2022 ACTUAL	FY 2023 BUDGET	FY 2023 ACTUAL	FY 2024 BUDGET	FY 2024 ACTUAL	FY 2025 PROPOSED
505-44200-511100	REGULAR EMPL. SALARIES	377,939.22	361,061.32	376,787.19	291,809.67	429,716.50	165,304.20	357,438.00
505-44200-511300	OVERTIME	35,000.00	39,582.22	35,000.00	42,359.55	35,000.00	20,638.35	35,000.00
505-44200-512100	GRP INSRNC MEDICAL/DENTAL	190,000.00	212,394.06	230,000.00	151,903.13	230,000.00	88,029.43	230,000.00
505-44200-512110	GROUP INSURANCE LIFE	2,000.00	1,266.42	2,000.00	1,088.67	2,000.00	632.06	2,000.00
505-44200-512111	GROUP INSURANCE VISION	889.00	917.97	1,000.00	726.23	1,000.00	381.59	1,000.00
505-44200-512200	MEDICARE 1.45%	5,000.00	5,655.72	5,000.00	4,735.00	5,000.00	2,646.02	5,000.00
505-44200-512401	RETIREMENT CONTRIBUTIONS	50,000.00	(79,920.17)	50,000.00	37,663.32	50,000.00	28,480.55	50,000.00
505-44200-512600	UNEMPLOYMENT INSURANCE	5,000.00	-	4,000.00	-	4,000.00	-	-
505-44200-512700	WORKER'S COMPENSATION	20,000.00	9,843.37	20,000.00	10,343.17	20,000.00	6,557.18	-
505-44200-512850	HRA REIMBURSEMENT	7,000.00	-	7,000.00	-	7,000.00	-	7,000.00
505-44200-521201	PROFESSIONAL	2,000.00	-	2,000.00	-	2,000.00	-	2,000.00
505-44200-521222	IT Services for Water	15,000.00	-	15,000.00	-	15,000.00	-	10,000.00
505-44200-521230	ENGINEERING FEES	35,000.00	22,538.00	35,000.00	19,838.75	25,000.00	7,716.25	20,000.00
505-44200-521305	WATER TEST	12,000.00	7,760.00	13,500.00	8,147.98	15,000.00	-	13,500.00
505-44200-522210	MAINTENANCE AGREEMENTS	135,000.00	112,657.91	155,000.00	100,320.62	155,000.00	10,561.91	115,000.00
505-44200-522220	MAINTENANCE & CLEANING	10,000.00	1,641.00	10,000.00	1,733.00	1,000.00	-	1,000.00
505-44200-522231	EQPMNT REPAIR PUMP STATIO	36,000.00	19,536.90	20,000.00	38,366.82	15,000.00	13,927.65	15,000.00
505-44200-522240	STREET REPAIRS/MAINTENANC	15,500.00	-	10,000.00	4,137.00	10,000.00	-	5,000.00
505-44200-522250	AUTO & TRUCK REPAIR	8,500.00	12,799.56	8,500.00	18,039.14	8,500.00	1,473.32	7,500.00
505-44200-522255	DAMAGE TO PROPERTY	1,500.00	-	1,500.00	2,328.73	1,500.00	-	1,500.00
505-44200-522320	RENTAL OF EQUIP & VEHICLE	5,000.00	-	5,000.00	-	5,000.00	-	5,000.00
505-44200-523110	LIABILITY INSURANCE	70,000.00	17,156.93	65,000.00	-	65,000.00	-	50,000.00
505-44200-523245	CBEYOND COMMUNICATIONS	8,000.00	6,180.12	8,000.00	6,056.40	8,000.00	3,647.67	-
505-44200-523250	USA MOBILITY 770 201 0149	2,500.00	2,707.08	2,500.00	2,684.00	2,500.00	1,362.12	3,000.00
505-44200-523310	PUBLIC NOTICES	2,000.00	1,188.00	2,000.00	1,148.00	2,000.00	1,148.00	2,500.00
505-44200-523400	PRINTING & BINDING	7,500.00	3,922.13	2,000.00	4,001.29	2,000.00	2,178.72	3,000.00
505-44200-523500	TRAVEL	5,500.00	3,616.16	1,800.00	3,162.88	1,800.00	1,168.54	4,200.00
505-44200-523600	DUES & FEES	3,500.00	122.40	1,500.00	523.80	1,500.00	234.40	1,500.00
505-44200-523700	EDUCATION & TRAINING	7,500.00	5,200.21	10,000.00	875.00	10,000.00	834.16	10,000.00
505-44200-523840	COLLECTION AGENCY SRVICES	1,000.00	40.14	1,000.00	-	1,000.00	336.75	1,000.00
505-44200-523902	MERCHANT FEES CREDIT CARD	13,500.00	14,015.49	-	20,353.29	13,500.00	10,084.06	13,500.00
505-44200-523930	DRUG TESTING, VACCINES	1,000.00	-	1,000.00	335.00	1,000.00	667.00	1,000.00
505-44200-523940	POSTAGE	8,500.00	7,175.26	8,500.00	7,702.56	8,500.00	4,727.70	8,500.00
505-44200-531110	COMPUTER EXPENSE	10,000.00	13,966.28	10,000.00	5,128.15	10,000.00	416.63	-
505-44200-531130	OFFICE SUPPLIES	3,000.00	864.96	2,000.00	359.46	2,000.00	173.58	2,000.00
505-44200-531140	SUPPLIES & MATERIALS	103,000.00	41,484.88	50,000.00	(32,566.62)	50,000.00	11,484.94	50,000.00
505-44200-531142	HAND TOOLS & SMALL EQUIP.	39,000.00	15,296.19	25,000.00	11,931.45	15,000.00	2,178.84	20,000.00
505-44200-531221	SNAPPING SHOALS EMC	35,000.00	37,494.82	30,000.00	37,207.64	30,000.00	18,730.14	40,000.00
505-44200-531229	GA POWER - WTP	5,500.00	2,798.38	5,500.00	2,720.51	5,500.00	1,482.50	4,500.00
505-44200-531270	ENERGY-GASOLINE/DIESEL	20,000.00	21,567.97	20,000.00	17,805.69	20,000.00	8,030.47	25,000.00
505-44200-531510	INV PCH FOR RSALE-WATER	710,000.00	917,584.02	710,000.00	1,130,454.35	775,000.00	639,973.52	1,200,000.00
505-44200-531703	LAB SUPPLIES/OTHER	7,500.00	1,224.06	5,500.00	1,987.51	5,500.00	1,392.71	5,500.00
505-44200-531706	CHEMICALS	12,500.00	5,723.50	10,000.00	5,450.90	12,500.00	3,124.55	12,500.00
505-44200-531740	TIRE EXPENSE	3,500.00	231.99	2,500.00	1,665.60	2,500.00	422.96	2,500.00
505-44200-531750	UNIFORMS	7,000.00	4,531.79	6,000.00	2,547.09	6,000.00	2,284.20	9,500.00
505-44200-542401	COMPUTERS	7,000.00	-	5,500.00	-	5,500.00	5,111.20	6,000.00
505-44200-542500	EQUIPMENT	72,000.00	5,640.00	25,000.00	65,893.50	25,000.00	-	-
505-44200-561000	DEPRECIATION	100,000.00	814,893.24	100,000.00	819,789.64	100,000.00	-	100,000.00
505-44200-611151	TRANS. W/S - SAN.	-	-	-	-	62,000.00	-	-
Division: 44200 - WATER Total:		2,238,828.22	2,672,398.91	2,130,087.19	2,872,457.87	2,380,016.50	1,067,543.87	2,458,638.00

Budget Worksheet



Fund: 510 STORMWATER

	FY 2022 ACTUAL	FY 2023 ACTUAL	FY 2024 BUDGET	FY 2024 YTD	FY 2025 PROPOSED
51 Personnel Service and Employee Benefits	349,324.55	304,156.01	467,308.15	234,942.76	497,232.00
52 Purchased / Contracted Services	63,534.22	49,595.92	176,533.04	28,963.11	135,000.00
53 Supplies	33,266.78	17,698.97	45,982.00	6,522.70	34,500.00
54 Capital Outlays	3,581.30	174,500.80	465,500.00	524,143.45	305,000.00
56 Depreciation and Amortization	129,840.90	141,582.53	65,000.00	-	65,500.00
57 Other Cost	-	-	-	-	-
61 Other Financing Cost	60,000.00	60,000.00	-	-	60,000.00
Total Budget	639,547.75	747,534.23	1,220,323.19	794,572.02	1,097,232.00

Account Number	Account Description	FY 2022 BUDGET	FY 2022 ACTUAL	FY 2023 BUDGET	FY 2023 ACTUAL	FY 2024 BUDGET	FY 2024 ACTUAL	FY 2025 PROPOSED
510-42500-511100	REGULAR EMPL. SALARIES	354,784.20	175,845.61	239,517.79	175,749.05	264,308.15	126,868.38	326,232.00
510-42500-511300	OVERTIME	5,000.00	489.41	4,000.00	3,159.32	4,000.00	4,186.37	4,000.00
510-42500-512100	GRP INSRNC MEDICAL/DENTAL	100,215.80	66,276.93	83,000.00	56,945.69	83,000.00	55,238.72	83,000.00
510-42500-512110	GROUP INSURANCE LIFE	2,200.00	660.24	2,000.00	573.48	2,000.00	582.84	2,000.00
510-42500-512111	GROUP INSURANCE VISION	1,200.00	365.72	1,000.00	401.93	1,000.00	348.40	1,000.00
510-42500-512200	MEDICARE 1.45%	7,000.00	2,562.68	6,000.00	2,315.96	6,000.00	1,841.14	6,000.00
510-42500-512400	PENSION	65,000.00	89,830.32	65,000.00	48,962.28	65,000.00	37,024.75	65,000.00
510-42500-512600	UNEMPLOYMENT INSURANCE	9,500.00	-	5,000.00	-	5,000.00	-	-
510-42500-512700	WORKER'S COMPENSATION	27,000.00	13,293.64	27,000.00	16,048.30	27,000.00	8,852.16	-
510-42500-512850	HRA REIMBURSEMENT	11,000.00	-	10,000.00	-	10,000.00	-	10,000.00
510-42500-521201	PROFESSIONAL FEES	17,500.00	18,670.00	2,500.00	2,817.50	2,500.00	-	10,000.00
510-42500-521222	IT Services for Stormwater	7,000.00	-	500.00	-	5,500.00	-	5,500.00
510-42500-521230	ENGINEERING FEES	85,000.00	8,832.00	-	12,630.00	28,500.00	16,518.32	35,000.00
510-42500-522210	MAINTENANCE AGREEMENTS	7,000.00	57.16	-	-	7,000.00	-	-
510-42500-522230	EQUIPMENT REPAIRS	12,500.00	12,698.61	-	-	5,500.00	-	-
510-42500-522240	STREET REPAIRS/MAINTENANC	30,000.00	5,825.00	-	-	5,500.00	-	5,500.00
510-42500-522250	AUTO & TRUCK REPAIR	10,000.00	5,154.96	-	11,092.53	7,500.00	2,424.47	7,500.00
510-42500-523110	LIABILITY INSURANCE	2,500.00	612.74	-	-	2,500.00	-	2,500.00
510-42500-523304	PERMITS/ANNUAL REPORT	20,000.00	-	20,000.00	6,723.00	20,000.00	3,137.68	20,000.00
510-42500-523310	PUBLIC NOTICES	3,500.00	-	3,500.00	-	3,500.00	-	5,000.00
510-42500-523400	PRINTING & BINDING	5,000.00	-	5,000.00	49.00	5,000.00	-	5,000.00
510-42500-523500	TRAVEL	3,000.00	-	4,500.00	1,579.60	4,500.00	1,105.99	5,500.00
510-42500-523600	DUES & FEES	1,000.00	118.80	1,000.00	118.80	1,000.00	118.80	1,000.00
510-42500-523700	EDUCATION & TRAINING	5,000.00	1,249.00	6,500.00	3,428.06	7,000.00	1,133.16	7,000.00
510-42500-523852	NOI IMPLEMENTATION	7,500.00	-	3,500.00	-	4,000.00	-	4,000.00
510-42500-523901	BANK CHARGES	500.00	-	500.00	-	47,533.04	-	1,500.00
510-42500-523902	CREDIT CARD EXPENSES	3,500.00	4,287.07	3,500.00	7,157.74	4,000.00	1,756.02	4,500.00
510-42500-523930	DRUG TESTING, VACCINES	500.00	-	500.00	120.00	500.00	-	500.00
510-42500-523990	LANDFILL FEES	7,000.00	6,028.88	7,500.00	3,879.29	15,000.00	2,768.67	15,000.00
510-42500-531110	COMPUTER EXPENSE	5,500.00	2,107.18	5,500.00	435.27	5,500.00	-	-
510-42500-531130	OFFICE SUPPLIES	1,000.00	292.48	1,000.00	369.69	1,000.00	196.63	1,500.00
510-42500-531140	SUPPLIES & MATERIALS	8,500.00	9,759.90	8,500.00	4,085.12	10,000.00	517.16	7,500.00
510-42500-531142	HAND TOOLS & SMALL EQUIP.	5,500.00	610.81	500.00	227.82	2,982.00	323.85	3,500.00
510-42500-531270	ENERGY-GASOLINE/DIESEL	15,000.00	13,435.34	15,000.00	9,493.82	15,000.00	3,096.94	10,000.00
510-42500-531700	MISCELLANEOUS EXPENSE	2,500.00	2,087.53	2,500.00	8.74	3,000.00	8.78	3,500.00
510-42500-531740	TIRE EXPENSE	5,000.00	2,506.93	3,500.00	1,834.59	3,500.00	696.78	3,500.00
510-42500-531750	UNIFORMS	5,000.00	2,466.61	5,000.00	1,243.92	5,000.00	1,682.61	5,000.00
510-42500-541476	EASEMENTS	25,000.00	-	10,000.00	-	-	-	-
510-42500-542400	COMPUTER SOFTWARE	10,000.00	3,581.30	5,000.00	3,939.42	5,000.00	5,000.00	-
510-42500-542500	EQUIPMENT	293,000.00	-	50,000.00	-	55,000.00	-	-
510-42500-542515	STORMWATER REPAIR	255,000.00	-	300,000.00	170,561.38	400,000.00	519,143.45	300,000.00
510-42500-542518	WATERSHED ASSES. PHASE II	5,600.00	-	5,500.00	-	5,500.00	-	5,500.00
510-42500-561000	DEPRECIATION	65,000.00	129,840.90	65,000.00	141,582.53	65,000.00	-	65,000.00
510-42500-579000	CONTINGENCIES	-	-	-	-	-	-	-
Division: 42500 - STORMWATER Total:		1,594,500.00	579,547.75	978,517.79	687,533.83	1,220,323.19	794,572.07	1,037,232.00
510-90000-611402	TRANSFER TO SEWER	60,000.00	60,000.00	60,000.00	60,000.00	-	-	60,000.00
510-90000-611901	TRANSFER TO GF	-	-	-	-	-	-	-
Division: 90000 - OTHER FINANCING USES Total:		60,000.00	60,000.00	60,000.00	60,000.00	-	-	60,000.00
Fund: 510 - STORMWATER Total:		1,654,500.00	639,547.75	1,038,517.79	747,533.83	1,220,323.19	794,572.07	1,097,232.00

Budget Worksheet



Fund: 45200 - SANITATION SOLID WASTE COLLECTION

	FY 2022 ACTUAL	FY 2023 ACTUAL	FY 2024 BUDGET	FY 2024 YTD	FY 2025 PROPOSED
51 Personnel Services and Employee Benefits	92,293.92	102,965.29	111,809.84	59,996.30	116,321.00
52 Purchased / Contracted Services	1,764,410.77	2,043,516.49	2,695,500.00	1,211,608.01	2,942,500.00
53 Supplies	9,607.31	1,216.24	23,000.00	4,730.05	11,500.00
54 Capital Outlays	3,581.30	3,939.42	5,000.00	5,000.00	-
57 Other Cost	14,972.75	14,948.10	25,000.00	-	25,000.00
Total Budget	1,884,866.05	2,166,585.54	2,860,309.84	1,281,334.36	3,095,321.00

Account Number	Account Description	FY 2022 BUDGET	FY 2022 ACTUAL	FY 2023 BUDGET	FY 2023 ACTUAL	FY 2024 BUDGET	FY 2024 ACTUAL	FY 2025 PROPOSED
540-45200-511100	REGULAR EMPL. SALARIES	42,483.30	42,629.91	42,092.23	53,613.74	44,209.84	25,386.65	50,721.00
540-45200-511300	OVERTIME	5,000.00	-	5,000.00	-	5,000.00	-	5,000.00
540-45200-512100	GRP INSRNC MEDICAL/DENTAL	46,043.98	42,874.18	45,000.00	39,240.12	45,000.00	27,202.80	45,000.00
540-45200-512110	GROUP INSURANCE LIFE	2,000.00	162.00	1,000.00	156.20	1,000.00	116.05	1,000.00
540-45200-512111	GROUP INSURANCE VISION	189.00	192.48	1,000.00	201.48	1,000.00	134.32	1,000.00
540-45200-512200	MEDICARE 1.45%	1,300.00	575.59	800.00	592.06	800.00	348.97	800.00
540-45200-512401	RETIREMENT CONTRIBUTIONS	13,000.00	4,780.52	10,800.00	8,135.28	10,800.00	6,151.81	10,800.00
540-45200-512700	WORKER'S COMPENSATION	2,200.00	1,079.24	2,000.00	1,026.41	2,000.00	655.70	-
540-45200-512850	HRA REIMBURSEMENT	2,000.00	-	2,000.00	-	2,000.00	-	2,000.00
540-45200-521222	IT TOTAL TECH	3,000.00	-	3,000.00	-	3,000.00	-	-
540-45200-521230	ENGINEERING FEES	5,000.00	2,514.00	5,000.00	3,450.00	6,000.00	3,078.00	5,000.00
540-45200-522210	MAINTENANCE AGREEMENTS	1,000.00	-	1,000.00	-	1,000.00	-	1,000.00
540-45200-522230	EQUIPMENT REPAIRS	60,000.00	13,921.89	25,000.00	-	15,000.00	2,280.73	-
540-45200-522246	KUBOTA SANI VEHICLES	5,000.00	-	2,000.00	-	2,000.00	-	-
540-45200-522250	AUTO & TRUCK REPAIR	5,000.00	476.37	5,000.00	-	5,000.00	-	7,000.00
540-45200-522252	DAMAGE TO CITIZEN ITEMS	1,000.00	-	1,000.00	-	1,000.00	-	1,000.00
540-45200-522254	SANITATION DISCOUNT	-	-	-	-	-	4,158.00	-
540-45200-523310	PUBLIC NOTICES	5,000.00	80.00	1,000.00	-	1,000.00	-	1,000.00
540-45200-523400	PRINTING & BINDING	3,000.00	-	1,000.00	3,414.81	1,000.00	187.44	1,000.00
540-45200-523700	EDUCATION & TRAINING	1,500.00	1,150.00	3,000.00	-	3,000.00	404.16	3,000.00
540-45200-523902	MERCHANT FEES CREDIT CARD	1,000.00	-	1,000.00	-	1,000.00	-	1,000.00
540-45200-523906	H. C. COLL. FEE	10,000.00	-	5,000.00	-	5,000.00	-	5,000.00
540-45200-523930	DRUG TESTING, VACCINES	500.00	-	500.00	-	500.00	-	500.00
540-45200-523940	POSTAGE	12,500.00	-	13,000.00	-	15,000.00	5,281.99	15,000.00
540-45200-523990	LANDFILL FEES	520,000.00	643,770.99	500,000.00	872,422.16	935,000.00	474,656.96	1,200,000.00
540-45200-523991	Sanitation Collections Outsourcing	1,300,000.00	1,071,094.81	1,200,000.00	1,124,421.68	1,700,000.00	720,367.74	1,700,000.00
540-45200-524000	SWMP COST JT. HC AND CITY	2,000.00	25,470.47	2,000.00	39,807.84	2,000.00	1,192.99	2,000.00
540-45200-531110	COMPUTER EXPENSE	7,500.00	6,070.32	6,500.00	-	6,500.00	-	-
540-45200-531130	OFFICE SUPPLIES	500.00	-	500.00	-	500.00	67.12	500.00
540-45200-531140	SUPPLIES & MATERIALS	3,000.00	-	2,000.00	-	2,000.00	-	2,000.00
540-45200-531240	ENERGY-BOTTLED GAS	5,000.00	-	-	-	4,000.00	-	-
540-45200-531270	ENERGY-GASOLINE/DIESEL	-	1,272.76	4,000.00	1,155.63	4,000.00	3,444.54	4,000.00
540-45200-531704	OTHER SUPPLIES	1,000.00	-	1,000.00	60.61	-	-	-
540-45200-531740	TIRE EXPENSE	3,000.00	1,196.32	3,000.00	-	3,000.00	-	3,000.00
540-45200-531750	UNIFORMS	2,000.00	1,067.91	2,000.00	-	2,000.00	1,218.39	2,000.00
540-45200-542400	COMPUTER SOFTWARE	4,000.00	3,581.30	5,000.00	3,939.42	5,000.00	5,000.00	-
540-45200-561000	DEPRECIATION	34,000.00	14,972.75	20,000.00	14,948.10	25,000.00	-	25,000.00
540-45200-611401	TRANSFER TO/FROM GF	-	-	-	-	-	-	-
Division: 45200 - SANITATION SOLID WASTE COLLECTION Total:		2,109,716.28	1,878,933.81	1,922,192.23	2,166,585.54	2,860,309.84	1,281,334.36	3,095,321.00
Division: 90000 - OTHER FINANCING USES Total:		-	-	-	-	-	-	-
Fund: 540 - SANITATION SOLID WASTE COLLECTION Total:		2,112,232.98	1,884,866.05	1,922,192.23	2,176,145.85	2,860,309.84	2,701,124.59	3,095,321.00

Budget Worksheet



Fund: 555 - MERLE MANDERS CONFERENCE CENTER

	FY 2022 ACTUAL	FY 2023 ACTUAL	FY 2024 BUDGET	FY 2024 YTD	FY 2025 PROPOSED
51 Personnel Services	501,594.07	456,905.08	544,207.36	244,921.48	525,512.00
52 Purchased / Contracted Services	36,903.09	87,545.07	61,300.00	23,398.82	56,550.00
53 Supplies	42,709.99	56,657.83	52,600.00	20,739.49	52,600.00
54 Capital Outlays	(106,696.50)	82,324.08	17,250.00	12,790.85	71,250.00
57 Other Cost	(2,135,338.27)	83,600.07	56,766.78	-	-
Total Budget	(1,660,827.62)	767,032.13	732,124.14	301,850.64	705,912.00

Account Number	Account Description	FY 2022 BUDGET	FY 2022 ACTUAL	FY 2023 BUDGET	FY 2023 ACTUAL	FY 2024 BUDGET	FY 2024 ACTUAL	FY 2025 PROPOSED
555-15650-511100	REGULAR EMPL. SALARIES	287,716.47	279,065.22	266,798.24	278,132.64	293,207.36	145,631.34	290,512.00
555-15650-511300	OVERTIME	2,000.00	5,971.06	3,520.30	3,520.30	2,000.00	2,886.87	2,000.00
555-15650-512100	GRP INSRNC MEDICAL/DENTAL	185,511.27	148,384.37	133,201.55	127,994.77	168,000.00	62,229.09	168,000.00
555-15650-512110	GROUP INSURANCE LIFE	3,420.00	965.04	1,025.22	1,025.22	3,500.00	614.37	3,500.00
555-15650-512111	GROUP INSURANCE VISION	757.00	663.16	572.69	572.69	1,000.00	273.61	1,000.00
555-15650-512200	MEDICARE 1.45%	4,560.00	3,804.72	3,780.43	3,858.97	4,500.00	2,082.72	4,500.00
555-15650-512401	RETIREMENT CONTRIBUTIONS	30,500.00	56,839.09	49,696.15	37,663.40	50,000.00	28,480.55	50,000.00
555-15650-512600	UNEMPLOYMENT INSURANCE	8,400.00	-	-	-	8,000.00	-	-
555-15650-512700	WORKER'S COMPENSATION	7,920.00	5,901.41	4,137.09	4,137.09	8,000.00	2,722.93	-
555-15650-512850	HRA REIMBURSEMENT	6,000.00	-	-	-	6,000.00	-	6,000.00
555-15650-521201	PROFESSIONAL FEES	-	1,550.00	2,189.99	3,250.00	1,550.00	450.00	1,550.00
555-15650-521340	WEB-SITE	1,000.00	545.00	900.00	900.00	-	-	-
555-15650-522200	REPAIRS & MAINTENANCE	25,000.00	78.75	930.01	2,693.13	3,500.00	2,725.00	3,500.00
555-15650-522210	MAINTENANCE AGREEMENTS	3,500.00	228.65	-	-	500.00	-	500.00
555-15650-522230	EQUIPMENT REPAIRS	3,000.00	-	100.00	100.00	-	219.99	-
555-15650-522251	AUTO EXPENSE	3,000.00	-	1,466.88	12,879.68	-	-	-
555-15650-522320	RENTAL OF EQUIP & VEHICLE	3,000.00	1,866.51	4,304.40	3,971.62	3,000.00	-	3,000.00
555-15650-522341	COPIER RENTAL	2,000.00	3,244.21	2,208.72	2,208.72	3,500.00	1,288.42	-
555-15650-523245	CBEYOND COMMUNICATIONS	7,000.00	10,792.56	10,965.77	10,965.77	11,000.00	6,392.60	-
555-15650-523300	Advertising	-	-	-	-	4,000.00	500.00	7,000.00
555-15650-523400	PRINTING & BINDING	500.00	199.04	1,266.61	1,442.74	3,500.00	1,072.20	3,500.00
555-15650-523500	TRAVEL	3,000.00	-	2,500.00	2,500.00	3,000.00	-	3,000.00
555-15650-523600	DUES & FEES	700.00	1,211.00	1,147.25	1,147.25	1,200.00	441.74	1,200.00
555-15650-523700	EDUCATION & TRAINING	3,500.00	9,667.68	150.00	150.00	3,500.00	-	3,500.00
555-15650-523850	Personnel Services	35,000.00	3,687.50	41,020.50	27,123.30	10,000.00	3,326.87	15,000.00
555-15650-523851	CLIENT EVENT ATTENDANT	-	1,834.25	20,176.45	16,032.33	3,000.00	5,951.00	2,000.00
555-15650-523902	MERCHANT FEES CREDIT CARD	2,550.00	70.00	358.07	358.07	2,550.00	-	2,550.00
555-15650-523933	LINEN	6,000.00	1,927.94	1,737.50	1,737.50	7,000.00	1,011.00	10,000.00
555-15650-523940	POSTAGE	250.00	-	84.96	84.96	500.00	20.00	250.00
555-15650-531130	OFFICE SUPPLIES	2,500.00	2,843.03	2,149.51	2,149.51	3,000.00	132.34	3,000.00
555-15650-531140	SUPPLIES & MATERIALS	4,000.00	1,895.95	4,064.76	4,210.02	2,000.00	606.80	2,000.00
555-15650-531142	HAND TOOLS & SMALL EQUIP.	1,000.00	89.69	3,505.32	3,505.32	5,000.00	36.91	5,000.00
555-15650-531213	NATURAL GAS	2,500.00	5,282.81	5,172.97	5,172.97	5,300.00	2,568.23	5,300.00
555-15650-531232	GEORGIA POWER	25,000.00	23,009.04	26,505.07	26,794.70	25,000.00	14,930.04	25,000.00
555-15650-531271	FUEL	600.00	3,918.70	5,589.23	5,589.23	4,000.00	2,309.93	4,000.00
555-15650-531708	FOOD AND BEVERAGE	2,500.00	73.90	309.60	309.60	500.00	21.34	500.00
555-15650-531710	CHRISTMAS DECORATIONS	5,000.00	4,350.00	7,260.00	7,260.00	5,000.00	-	5,000.00
555-15650-531720	SIGNS	-	-	-	-	1,500.00	-	1,500.00
555-15650-531740	TIRE EXPENSE	1,000.00	-	-	463.68	-	-	-
555-15650-531750	UNIFORMS	1,000.00	1,246.87	1,680.06	1,202.80	1,300.00	133.90	1,300.00
555-15650-541200	SITE IMPROVEMENTS	150,000.00	(106,696.50)	5,177.79	38,482.00	-	12,260.86	-
555-15650-542200	VEHICLES	-	-	35,765.04	35,765.04	-	-	-
555-15650-542300	FURNITURE & FIXTURES	3,500.00	-	3,009.70	3,009.70	5,000.00	-	5,000.00
555-15650-542400	Computer Software	4,000.00	-	(3,989.63)	4,720.37	10,000.00	-	-
555-15650-542500	EQUIPMENT	2,250.00	-	346.97	346.97	2,250.00	529.99	2,250.00
555-15650-542502	MISCELLANEOUS	-	-	-	-	-	-	64,000.00
555-15650-561000	DEPRECIATION	40,000.00	83,845.83	40,000.00	83,600.07	56,766.78	-	-
555-15650-575000	LOSS ON DISPOSAL OF ASSETS	-	(2,219,184.10)	-	-	-	-	-
555-15650-611200	TRANSFER GF AND MMCC	-	-	-	-	-	-	-
Division: 15650 - GOVERNMENT BUILDINGS/PROPERTY Total:		902,634.74	(1,660,325.20)	690,785.17	767,032.13	732,124.14	301,850.64	705,912.00

Fund: 555 - MERLE MANDERS CONFERENCE CENTER Total: 902,634.74 (1,660,325.20) 690,785.17 767,032.13 732,124.14 301,850.64 705,912.00

Budget Worksheet



Fund: 565 - AMPHITHEATER

	FY 2022 ACTUAL	FY 2023 ACTUAL	FY 2024 BUDGET	FY 2024 YTD	FY 2025 PROPOSED
52 Purchased / Contracted Services	2,428,108.15	426,284.22	1,682,500.00	134,817.62	2,494,000.00
53 Supplies	74,433.28	176,466.39	152,500.00	82,284.47	101,000.00
54 Capital Outlays	1,602,488.88	52,964.13	165,000.00	8,338.34	5,000.00
61 Other Financing Sources	714,931.99	1,118,135.95	-	-	-
Total Budget	4,819,962.30	1,773,850.69	2,000,000.00	225,440.43	2,600,000.00

Account Number	Account Description	FY 2022 BUDGET	FY 2022 ACTUAL	FY 2023 BUDGET	FY 2023 ACTUAL	FY 2024 BUDGET	FY 2024 ACTUAL	FY 2025 PROPOSED
565-61800-521100	CONSULTANT FEES	41,000.00	20,000.00	145,150.00	16,150.00	180,000.00	-	180,000.00
565-61800-521201	PROFESSIONAL FEES	5,000.00	2,435.00	12,031.75	12,031.75	30,000.00	-	30,000.00
565-61800-521204	ENTERTAINMENT/TALENT FEE	-	2,155,850.00	900,000.00	9,505.32	900,000.00	-	1,200,000.00
565-61800-521205	PRODUCTION SERVICES	-	-	122,021.44	122,021.44	250,000.00	16,286.80	405,000.00
565-61800-521206	SECURITY	-	12,755.00	-	-	-	-	275,000.00
565-61800-521207	USHER/BOX OFFICE	-	-	-	-	22,500.00	171.84	22,500.00
565-61800-521300	TECHNICAL SERVICES	8,325.00	10,575.00	13,890.00	11,870.00	30,000.00	4,025.00	30,000.00
565-61800-521310	SOFTWARE	-	17,626.88	-	-	-	-	-
565-61800-522210	MAINTENANCE AGREEMENTS	15,010.17	5,617.46	27,942.97	12,139.11	25,000.00	8,390.13	25,000.00
565-61800-522219	LANDSCAPING	70,155.00	70,155.00	74,841.98	74,220.00	75,000.00	43,295.00	75,000.00
565-61800-522220	MAINTENANCE & CLEANING	10,000.00	16,807.15	15,905.25	13,750.76	20,000.00	8,110.79	45,000.00
565-61800-522230	EQUIPMENT REPAIRS	10,000.00	1,937.00	60,657.70	3,779.93	10,000.00	4,016.67	10,000.00
565-61800-522320	RENTAL OF EQUIP & VEHICLE	30,557.27	64,713.33	30,000.00	80,092.59	40,000.00	6,724.12	40,000.00
565-61800-523240	AT&T CLUB SERVICE	10,000.00	9,180.77	10,371.07	10,371.07	10,000.00	6,503.40	-
565-61800-523300	ADVERTISING	-	6,740.08	51,852.25	60,352.25	40,000.00	35,454.03	140,000.00
565-61800-523310	PUBLIC NOTICE	-	-	-	-	-	-	-
565-61800-523850	PERSONNEL SERVICES	26,241.64	33,715.48	-	-	50,000.00	1,839.84	50,000.00
565-61800-531110	COMPUTER EXPENSE	-	-	-	-	-	-	-
565-61800-531140	SUPPLIES & MATERIALS	10,000.00	19,723.63	40,623.28	39,358.28	40,000.00	4,384.20	40,000.00
565-61800-531143	SECURITY UPGRADES	15,000.00	261.33	40,099.99	26,816.43	51,500.00	18,190.79	-
565-61800-531211	NATURAL GAS	974.12	1,345.10	1,312.68	1,312.68	1,000.00	321.84	1,000.00
565-61800-531222	GA POWER ELECTRICITY	27,973.48	53,103.22	101,969.00	101,969.00	50,000.00	59,325.32	16,500.00
565-61800-531233	STREET LIGHTS, OUTSIDE	10,000.00	-	-	-	10,000.00	-	10,000.00
565-61800-531270	ENERGY-GASOLINE/DIESEL	-	-	-	-	-	-	-
565-61800-531700	MISCELLANEOUS	-	-	-	-	-	-	-
565-61800-531701	HOSPITALITY/FOOD BEVERAGE	-	-	3,725.00	3,725.00	-	62.32	-
565-61800-531707	ENTERTAINMENT	-	-	3,285.00	3,285.00	-	-	-
565-61800-541300	BUILDING IMPROVEMENTS	50,000.00	1,330,539.00	50,000.00	33,643.49	50,000.00	6,895.00	-
565-61800-541416	CONSTRUCTION COSTS	94,763.32	-	50,000.00	-	50,000.00	-	-
565-61800-542300	FURNITURE & FIXTURES	5,000.00	204,777.33	1,888.34	1,888.34	5,000.00	-	5,000.00
565-61800-542500	EQUIPMENT	10,000.00	67,172.55	17,432.30	17,432.30	60,000.00	1,443.34	-
565-61800-561000	DEPRECIATION	-	714,931.99	-	618,135.95	-	-	-
Division: 61800 - AMPHITHEATER Total:		450,000.00	4,819,962.30	1,775,000.00	1,273,850.69	2,000,000.00	225,440.43	2,600,000.00
565-90000-611300	TRANSFER TO GENERAL FUND	-	-	-	500,000.00	-	-	-
565-90000-611500	TRANSFER TO SPLOST IV	-	-	-	-	-	-	-
Division: 90000 - OTHER FINANCING USES Total:		-	-	-	500,000.00	-	-	-
Fund: 565 - AMPHITHEATER COMPLEX Total:		450,000.00	4,819,962.30	1,775,000.00	1,773,850.69	2,000,000.00	225,440.43	2,600,000.00

CAPITAL IMPROVEMENT PLAN

CAPITAL IMPROVEMENT SUMMARY

Department	Requested Item/Project	Justification	FY2025	FY2026	FY2027	FY2028	Total	Funding Source
Public Works	LMIG	Resurface City Streets	\$ 2,200,000	\$ 2,200,000	\$ 2,200,000	\$ 2,200,000	\$ 8,800,000	SPLOST, TSPLST, GDOT
Public Works	Sidewalk Maintenance Program	Maintain City Sidewalks	\$ 300,000	\$ 300,000	\$ 300,000	\$ 300,000	\$ 1,200,000	SPLOST/TSPLST
Public Works	Old Atlanta Road Sidewalk	Install Sidewalks	\$ -	\$ -	\$ -	\$ -	\$ -	TSPLST
Public Works	Davidson PKWY Sidewalk	Install Sidewalks	\$ -	\$ -	\$ -	\$ -	\$ -	TSPLST
Public Works	Tye Street Sidewalk	Install Sidewalks	\$ -	\$ -	\$ -	\$ -	\$ -	TSPLST
Public Works	Peach Drive Sidewalk	Install Sidewalks	\$ -	\$ -	\$ -	\$ -	\$ -	TSPLST
Public Works	Neighborhood Project	Stormwater and Street Widening Project	\$ 2,500,000	\$ -	\$ -	\$ -	\$ 2,500,000	TSPLST
Public Works	Davis Road Sidewalk Project	Sidewalk and Curb and Gutter	\$ -	\$ 2,500,000	\$ -	\$ -	\$ 2,500,000	TSPLST
Public Works	Reeves Creek Trail Extension	Trail System Enhancement	\$ 2,800,000	\$ -	\$ -	\$ -	\$ 2,800,000	TSPLST
Public Works	Brush Creek Trail	Trail System Enhancement	\$ -	\$ 2,400,000	\$ -	\$ -	\$ 2,400,000	TSPLST
Public Works	MLK, SR Heritage Trail Spur Trail	Trail System Enhancement	\$ -	\$ -	\$ 425,000	\$ -	\$ 425,000	TSPLST
Public Works	MLK, SR Heritage Trail Green Front Café	Trail System Enhancement	\$ -	\$ -	\$ 355,000	\$ -	\$ 355,000	TSPLST
Public Works	Continuation of MLK, SR Heritage Trail	Trail System Enhancement	\$ -	\$ -	\$ 625,000	\$ -	\$ 625,000	TSPLST
Public Works	Trail Head Location With Reeves Creek Trail & MLK, SR	Trail System Enhancement	\$ -	\$ -	\$ 500,000	\$ -	\$ 500,000	TSPLST
Public Works	Country Club Drive	Traffic and Safety Enhancements	\$ -	\$ 1,000,000	\$ -	\$ -	\$ 1,000,000	TSPLST
Public Works	Burke Street Sidewalks/Pedestrian Improvements	Trail System Enhancement	\$ -	\$ -	\$ 500,000	\$ -	\$ 500,000	TSPLST
Public Works	Lova Street Sidewalks/Pedestrian Improvements	Trail System Enhancement	\$ -	\$ -	\$ 500,000	\$ -	\$ 500,000	TSPLST
Public Works	Wall Stephens Trail	Trail System Enhancement	\$ -	\$ -	\$ -	\$ 3,000,000	\$ 3,000,000	TSPLST
Public Works	Downtown Pedestrian Bridge	Walkability	\$ -	\$ 800,000	\$ -	\$ -	\$ 800,000	TSPLST
Public Works	Campground Road Sidewalk	Install Sidewalks	\$ -	\$ -	\$ 500,000	\$ -	\$ 500,000	TSPLST
Public Works	Hudson Bridge RD Eagle Landing PKWY	Road Resurfacing	\$ 489,982	\$ -	\$ -	\$ -	\$ 489,982	TSPLST
Public Works	Rock Quarry Road Extension	Road Enhancement	\$ -	\$ -	\$ 2,000,000	\$ -	\$ 2,000,000	TSPLST
Public Works	Rock Quarry Road Widening	Road Enhancement	\$ -	\$ 4,000,000	\$ -	\$ -	\$ 4,000,000	TSPLST
Public Works	Paving Program	Road Enhancement	\$ -	\$ -	\$ -	\$ -	\$ -	General Fund
Public Works	Sidewalk Program	Maintain City Sidewalks	\$ -	\$ -	\$ -	\$ -	\$ -	General Fund
Public Works	Vehicles	Vehicle Replacement	\$ -	\$ -	\$ -	\$ -	\$ -	General Fund
Public Works	Computer Software Maintenance	Work Order System	\$ -	\$ -	\$ -	\$ -	\$ -	General Fund
Public Works	Equipment	Equipment Replacement	\$ -	\$ -	\$ -	\$ -	\$ -	General Fund
Gov Bldg & Prop	Maintenance Shop Renovation	Employee Safety and Health	\$ 4,000,000	\$ -	\$ -	\$ -	\$ 4,000,000	SPLOST
Gov Bldg & Prop	Vehicles	Vehicle Replacement	\$ -	\$ -	\$ -	\$ -	\$ -	General Fund
Gov Bldg & Prop	Computer Software Maintenance	Work Order System	\$ -	\$ -	\$ -	\$ -	\$ -	General Fund
Gov Bldg & Prop	Equipment	Equipment Replacement	\$ -	\$ -	\$ -	\$ -	\$ -	General Fund
Parks	Transfer Station Decommissioning	Additional Parking for Memorial Park	\$ 50,000	\$ -	\$ -	\$ -	\$ 50,000	SPLOST
Parks	Gardner Park Land Acquisition	Increase Park Size for Parking	\$ -	\$ 395,000	\$ -	\$ -	\$ 395,000	SPLOST
Parks	Reeves Creek Trail Restrooms	Add Restrooms	\$ -	\$ -	\$ -	\$ -	\$ -	SPLOST
Parks	Eagles Landing Park Land Acquisition	New Park	\$ -	\$ -	\$ 540,000	\$ -	\$ 540,000	SPLOST
Parks	Clark Park Stream Restoration	Repair Brush Creek Bank	\$ 125,000	\$ 614,386	\$ -	\$ -	\$ 739,386	SPLOST
Parks	Wall Stephens Area Land Acquisition	New Park	\$ -	\$ -	\$ -	\$ 390,000	\$ 390,000	SPLOST
Park	Memorial Park Improvements	Reconfiguring park layout	\$ -	\$ -	\$ -	\$ -	\$ -	SPLOST
Parks	N Henry BLVD Land Acquisition	New Park	\$ -	\$ -	\$ -	\$ 390,000	\$ 390,000	SPLOST
Water	SR 138/142 Utility Relocation GDOT	Utilities in Conflict With GDOT Widening Project	\$ -	\$ 735,000	\$ -	\$ -	\$ 735,000	SPLOST
Water	Water System Improvements	Redundancy	\$ -	\$ -	\$ -	\$ -	\$ -	SPLOST
Water	Water Service Line Replacement	Replace Defective Service Lines	\$ 655,000	\$ -	\$ -	\$ -	\$ 655,000	SPLOST
Water	Lead & Copper Service Line Inventory/Replacement	Comply With Safe Drinking Water Act	\$ -	\$ -	\$ -	\$ -	\$ -	SPLOST/Grant
Sewer	Clay Pipe Replacement	Reduce inflow and infiltration	\$ 1,677,000	\$ 4,774,000	\$ 3,569,000	\$ 3,182,000	\$ 13,202,000	SPLOST/Grants
Sewer	Pineview Liftstation and Walter Way Force Main	Replace Equipment that has Exceeded its Serviceable Life	\$ -	\$ -	\$ -	\$ -	\$ -	SPLOST/Grants
Sewer	Walter Way and Memorial Park Liftstation Rehabilitation	Replace Equipment that has Exceeded its Serviceable Life	\$ -	\$ -	\$ -	\$ -	\$ -	SPLOST/Grants
Sewer	Northbridge Station Sanitary Sewer Rehabilitation	Replace Equipment that has Exceeded its Serviceable Life	\$ -	\$ -	\$ 2,030,100	\$ -	\$ 2,030,100	SPLOST/Grants
Storm Water	Stormwater Maintenance Program	MS-4 Permit Requirement	\$ 400,000	\$ 400,000	\$ 400,000	\$ 400,000	\$ 1,600,000	SPLOST
Courts	Court Renovation	Renovation of the Municipal Court building's 1st floor to add workspace for add'l court staff, secure detention cell, modify judge's bench, modify existing work area for optimal efficiency	\$ -	\$ -	\$ -	\$ -	\$ -	General Fund
Police	2023 Ford Interceptor	Vehicle Program	\$ -	\$ 748,000	\$ 3,740,000	\$ 972,400	\$ 5,460,400	General Fund
Police	Gate Repairs	Gate Repair	\$ 50,000	\$ -	\$ -	\$ -	\$ 50,000	General Fund
Police	Flood Cameras	Equipment	\$ 43,750	\$ -	\$ -	\$ -	\$ 43,750	General Fund
Police	PD Roof Replacement	Equipment	\$ -	\$ -	\$ -	\$ -	\$ -	General Fund
Police	Technology Trailer	Equipment	\$ -	\$ -	\$ -	\$ -	\$ -	General Fund
Police	City-Wide Surveillance Cameras	Equipment	\$ 125,000	\$ 150,000	\$ -	\$ -	\$ 275,000	General Fund
Police	Exterior Car Port Storage Building for Police Headquarters	Exterior structure to hold and process vehicles in inclement weather and to store vehicles, equipment and other items that cannot be stored in the elements	\$ 60,000	\$ -	\$ -	\$ -	\$ 60,000	General Fund
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Police					Five Year		
Requested Item/Project	Justification	FY2025	FY2026	FY2027	FY2028	Total	Funding Source
2023 Ford Interceptor	Vehicle Program	\$ -	\$ 748,000	\$ 3,740,000	\$ 972,400	\$ 5,460,400	General Fund
Gate Repairs	Gate Repair	\$ 50,000				\$ 50,000	General Fund
Flock Cameras	Equipment	\$ 43,750				\$ 43,750	General Fund
PD Roof Replacement	Equipment	\$ -				\$ -	General Fund
Technology Trailer	Equipment	\$ -				\$ -	General Fund
City-Wide Surveillance Cameras	Equipment	\$ 125,000	\$ 150,000			\$ 275,000	General Fund
Exterior Car Port/Storage Building for Police Headquarters	Exterior structure to hold and process vehicles in inclement weather and to store vehicles, equipment and other items that cannot be stored in the elements.	\$ 60,000				\$ 60,000	General Fund
<u>Funding Source</u>	Total Proposed Expenditures	\$ 278,750	\$ 898,000	\$ 3,740,000	\$ 972,400	\$ 5,889,150	
	General Fund	\$ 278,750	\$ 898,000	\$ 3,740,000	\$ 972,400	\$ 5,889,150	
	Total Proposed Funding Source	\$ 278,750	\$ 898,000	\$ 3,740,000	\$ 972,400	\$ 5,889,150	

Public Works						Five Year	
Requested Item/Project	Justification	FY2025	FY2026	FY2027	FY2028	Total	Funding Source
LMIG	Resurface City Streets	\$ 2,200,000	\$ 2,200,000	\$ 2,200,000	\$ 2,200,000	\$ 8,800,000	SPLOST, TSPLOST, GDOT
Sidewalk Maintenance Program	Maintain City Sidewalks	\$ 300,000	\$ 300,000	\$ 300,000	\$ 300,000	\$ 1,200,000	SPLOST/TSPLOST
Old Atlanta Road Sidewalk	Install Sidewalks	\$ -	\$ -	\$ -	\$ -	\$ -	TSPLOST
Davidson PKWY Sidewalk	Install Sidewalks	\$ -	\$ -	\$ -	\$ -	\$ -	TSPLOST
Tye Street Sidewalk	Install Sidewalks	\$ -	\$ -	\$ -	\$ -	\$ -	TSPLOST
Peach Drive Sidewalk	Install Sidewalks	\$ -	\$ -	\$ -	\$ -	\$ -	TSPLOST
Neighborhood Project	Stormwater and Street Widening Project	\$ 2,500,000	\$ -	\$ -	\$ -	\$ 2,500,000	TSPLOST
Davis Road Sidewalk Project	Sidewalk and Curb and Gutter	\$ -	\$ 2,500,000	\$ -	\$ -	\$ 2,500,000	TSPLOST
Reeves Creek Trail Extension	Trail System Enhancement	\$ 2,800,000	\$ -	\$ -	\$ -	\$ 2,800,000	TSPLOST
Brush Creek Trail	Trail System Enhancement	\$ -	\$ 2,400,000	\$ -	\$ -	\$ 2,400,000	TSPLOST
MLK, SR Heritage Trail Spur Trail	Trail System Enhancement	\$ -	\$ -	\$ 425,000	\$ -	\$ 425,000	TSPLOST
MLK, SR Heritage Trail Green Front Café	Trail System Enhancement	\$ -	\$ -	\$ 355,000	\$ -	\$ 355,000	TSPLOST
Continuation of MLK, SR Heritage Trail	Trail System Enhancement	\$ -	\$ -	\$ 625,000	\$ -	\$ 625,000	TSPLOST
Trail Head Location With Reeves Creek Trail & MLK, SR	Trail System Enhancement	\$ -	\$ -	\$ 500,000	\$ -	\$ 500,000	TSPLOST
Country Club Drive	Traffic and Safety Enhancements	\$ -	\$ 1,000,000	\$ -	\$ -	\$ 1,000,000	TSPLOST
Burke Street Sidewalks/Pedestrian Improvements	Trail System Enhancement	\$ -	\$ -	\$ 500,000	\$ -	\$ 500,000	TSPLOST
Love Street Sidewalks/Pedestrian Improvements	Trail System Enhancement	\$ -	\$ -	\$ 500,000	\$ -	\$ 500,000	TSPLOST
Walt Stephens Trail	Trail System Enhancement	\$ -	\$ -	\$ -	\$ 3,000,000	\$ 3,000,000	TSPLOST
Downtown Pedestrian Bridge	Walkability	\$ -	\$ 800,000	\$ -	\$ -	\$ 800,000	TSPLOST
Campground Road Sidewalk	Install Sidewalks	\$ -	\$ -	\$ 500,000	\$ -	\$ 500,000	TSPLOST
Hudson Bridge RD/Eagle Landing PKWY	Road Resurfacing	\$ 489,982	\$ -	\$ -	\$ -	\$ 489,982	TSPLOST
Rock Quarry Road Extension	Road Enhancement	\$ -	\$ -	\$ 2,000,000	\$ -	\$ 2,000,000	TSPLOST
Rock Quarry Road Widening	Road Enhancement	\$ -	\$ 4,000,000	\$ -	\$ -	\$ 4,000,000	TSPLOST
Paving Program	Road Enhancement	\$ -	\$ -	\$ -	\$ -	\$ -	General Fund
Sidewalk Program	Maintain City Sidewalks	\$ -	\$ -	\$ -	\$ -	\$ -	General Fund
Vehicles	Vehicle Replacement	\$ -	\$ -	\$ -	\$ -	\$ -	General Fund
Computer Software Maintenance	Work Order System	\$ -	\$ -	\$ -	\$ -	\$ -	General Fund
Equipment	Equipment Replacement	\$ -	\$ -	\$ -	\$ -	\$ -	General Fund
	Total Proposed Expenditures	\$ 8,289,982	\$ 13,200,000	\$ 7,905,000	\$ 5,500,000	\$ 34,894,982	
<u>Funding Source</u>	COMBINATION	\$ 2,500,000	\$ 2,500,000	\$ 2,500,000	\$ 2,500,000	\$ 10,000,000	
	General Fund	\$ -	\$ -	\$ -	\$ -	\$ -	
	TSPLOST	\$ 5,789,982	\$ 10,700,000	\$ 5,405,000	\$ 3,000,000	\$ 24,894,982	
SPLOST, TSPLOST, GDOT	Total Proposed Funding Source	\$ 8,289,982	\$ 13,200,000	\$ 7,905,000	\$ 5,500,000	\$ 34,894,982	

Government Bldg & Property							Five Year
Requested Item/Project	Justification	FY2025	FY2026	FY2027	FY2028	Total	Funding Source
Maintenance Shop Renovation	Employee Safety and Health	\$ 4,000,000	\$ -	\$ -	\$ -	\$ 4,000,000	SPLOST
Vehicles	Vehicle Replacement						General Fund
Computer Software Maintenance	Work Order System						General Fund
Equipment	Equipment Replacement						General Fund
<u>Funding Source</u>	Total Proposed Expenditures	\$ 4,000,000	\$ -	\$ -	\$ -	\$ 4,000,000	
	General Fund	\$ -	\$ -	\$ -	\$ -	\$ -	
	SPLOST	\$ 4,000,000	\$ -	\$ -	\$ -	\$ 4,000,000	
SPLOST	Total Proposed Funding Source	\$ 4,000,000	\$ -	\$ -	\$ -	\$ 4,000,000	

Parks							Five Year
Requested Item/Project	Justification	FY2025	FY2026	FY2027	FY2028	Total	Funding Source
Transfer Station Decommissioning	Additional Parking for Memorial Park	\$ 50,000	\$ -	\$ -	\$ -	\$ 50,000	SPLOST
Gardner Park Land Acquisition	Increase Park Size for Parking	\$ -	\$ 395,000	\$ -	\$ -	\$ 395,000	SPLOST
Reeves Creek Trail Restrooms	Add Restrooms	\$ -	\$ -	\$ -	\$ -	\$ -	SPLOST
Eagles Landing Park Land Acquisition	New Park	\$ -	\$ -	\$ 540,000	\$ -	\$ 540,000	SPLOST
Clark Park Stream Restoration	Repair Brush Creek Bank	\$ 125,000	\$ 614,385	\$ -	\$ -	\$ 739,385	SPLOST
Walt Stephens Area Land Acquisition	New Park	\$ -	\$ -	\$ -	\$ 390,000	\$ 390,000	SPLOST
Memorial Park Improvement	Reconfiguring Park Layout						SPLOST
N Henry BLVD Land Acquisition	New Park	\$ -	\$ -	\$ -	\$ 390,000	\$ 390,000	SPLOST
<u>Funding Source</u>	Total Proposed Expenditures	\$ 175,000	\$ 1,009,385	\$ 540,000	\$ 780,000	\$ 2,504,385	
		\$ -	\$ -	\$ -	\$ -	\$ -	
		\$ 175,000	\$ 1,009,385	\$ 540,000	\$ 780,000	\$ 2,504,385	
SPLOST	Total Proposed Funding Source	\$ 175,000	\$ 1,009,385	\$ 540,000	\$ 780,000	\$ 2,504,385	

Water						Five Year	
Requested Item/Project	Justification	FY2025	FY2026	FY2027	FY2028	Total	Funding Source
SR 138/142 Utility Relocation GDOT	Utilities in Conflict With GDOT Widening Project	\$ -	\$ 735,000	\$ -	\$ -	\$ 735,000	SPLOST
Water System Improvements	Redundancy	\$ -	\$ -	\$ -	\$ -	\$ -	SPLOST
Water Service Line Replacement	Replace Defective Service Lines	\$ 655,000	\$ -	\$ -	\$ -	\$ 655,000	SPLOST
Lead & Copper Service Line Inventory/Replacement	Comply With Safe Drinking Water Act	\$ -	\$ -	\$ -	\$ -	\$ -	SPLOST/Grant
Funding Source	Total Proposed Expenditures	\$ 655,000	\$ 735,000	\$ -	\$ -	\$ 1,390,000	
		\$ -	\$ -	\$ -	\$ -	\$ -	
		\$ 655,000	\$ 735,000	\$ -	\$ -	\$ 1,390,000	
SPLOST/Grant	Total Proposed Funding Source	\$ 655,000	\$ 735,000	\$ -	\$ -	\$ 1,390,000	

Sewer		Five Year					
Requested Item/Project	Justification	FY2025	FY2026	FY2027	FY2028	Total	Funding Source
Clay Pipe Replacement	Reduce inflow and infiltration	\$ 1,677,000	\$ 4,774,000	\$ 3,569,000	\$ 3,182,000	\$ 13,202,000	SPLOST/Grants/Budget
Pineview Liftstation and Walter Way Force Main	Replace Equipment that has Exceeded its Serviceable Life	\$ -	\$ -	\$ -	\$ -	\$ -	SPLOST/Grants/Budget
Walter Way and Memorial Park Liftstation Rehabilitation	Replace Equipment that has Exceeded its Serviceable Life	\$ -	\$ -	\$ -	\$ -	\$ -	SPLOST/Grants/Budget
Northbridge Station Sanitary Sewer Rehabilitation	Replace Equipment that has Exceeded its Serviceable Life	\$ -	\$ -	\$ 2,030,100	\$ -	\$ 2,030,100	SPLOST/Grants/Budget
	Total Proposed Expenditures	\$ 1,677,000	\$ 4,774,000	\$ 5,599,100	\$ 3,182,000	\$ 15,232,100	
<u>Funding Source</u>		\$ -	\$ -	\$ -	\$ -	\$ -	
SPLOST/Grants/Budget		\$ 1,677,000	\$ 4,774,000	\$ 5,599,100	\$ 3,182,000	\$ 15,232,100	
	Total Proposed Funding Source	\$ 1,677,000	\$ 4,774,000	\$ 5,599,100	\$ 3,182,000	\$ 15,232,100	

[illegible]

Courts								Five Year
Requested Item/Project	Justification	FY2024	FY2025	FY2026	FY2027	FY2028	Total	Funding Source
Court Renovation	Renovation of the Municipal Court building's 1st floor to add workspace for add'l court staff, secure detention cell, modify judge's bench, modify existing work area for optimal efficiency	\$ 94,736					\$ 94,736	General Fund
<u>Funding Source</u>	Total Proposed Expenditures	\$ 94,736	\$ -	\$ -	\$ -	\$ -	\$ 94,736	
		\$ 94,736	\$ -	\$ -	\$ -	\$ -	\$ 94,736	
		\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	
	Total Proposed Funding Source	\$ 94,736	\$ -	\$ -	\$ -	\$ -	\$ 94,736	

APPENDIX

DEPARTMENT	REPORTS TO	CLASS TITLE	Pay Grade	Min	Mid	Max	
Executive	City Manager	Receptionist	101	\$ 31,200.31	\$ 39,780.39	\$ 48,360.47	
MMCC	Conference Center Manager	MMCC Public Works Technician	102	\$ 32,760.32	\$ 41,769.41	\$ 50,778.50	
Public Works	PW Operations Manager	Public Works Technician	102	\$ 32,760.32	\$ 41,769.41	\$ 50,778.50	
Public Works	PW Operations Manager	Public Works Equipment Operator	102	\$ 32,760.32	\$ 41,769.41	\$ 50,778.50	
Unassigned	Unassigned	Unassigned	103	\$ 34,398.00	\$ 43,858.00	\$ 53,317.00	
Police	Police Administrative Manager	Records Clerk/TAC	104	\$ 36,118.25	\$ 46,050.77	\$ 55,983.29	
Sanitation	Utility Billing Supervisor	Utility Billing Clerk	104	\$ 36,118.25	\$ 46,050.77	\$ 55,983.29	
Sewer	Utility Billing Supervisor	Utility Billing Clerk	104	\$ 36,118.25	\$ 46,050.77	\$ 55,983.29	
Sewer	Wastewater Superintendent	Wastewater Collections Operator I	104	\$ 36,118.25	\$ 46,050.77	\$ 55,983.29	
Sewer	Wastewater Superintendent	Wastewater Systems Operator I	105	\$ 37,924.17	\$ 48,353.31	\$ 58,782.46	
Sewer	Wastewater Superintendent	Wastewater Technician I	105	\$ 37,924.17	\$ 48,353.31	\$ 58,782.46	
Water	Water Systems Superintendent	Water Systems Technician I	105	\$ 37,924.17	\$ 48,353.31	\$ 58,782.46	
Various	Various	Administrative Assistant	106	\$ 39,820.37	\$ 50,770.98	\$ 61,721.58	
Municipal Court	Court Clerk/Administrator	Assistant Court Clerk 1 (reclass of Adm. Asst)	106	\$ 39,820.37	\$ 50,770.98	\$ 61,721.58	reclass
Public Works	Public Works Operations Manager	Facility Maintenance Technician	106	\$ 39,820.37	\$ 50,770.98	\$ 61,721.58	
Public Works	Public Works Operations Manager	Mechanic	106	\$ 39,820.37	\$ 50,770.98	\$ 61,721.58	
Public Works	Water Superintendent	AMI Infrastructure Technician	106	\$ 39,820.37	\$ 50,770.98	\$ 61,721.58	new
Stormwater	Stormwater Supervisor	Stormwater Technician	106	\$ 39,820.37	\$ 50,770.98	\$ 61,721.58	
Administration	Accounting Manger	Accounts Payable Clerk	107	\$ 41,811.39	\$ 53,309.53	\$ 64,807.66	
Business Services	Business Services Supervisor	Occupational Tax Clerk	107	\$ 41,811.39	\$ 53,309.53	\$ 64,807.66	
Administration	Procurement Manager	Procurement Coordinator	107	\$ 41,811.39	\$ 53,309.53	\$ 64,807.66	
Public Works	General Maintenance Supervisor	Public Works Crew Leader	107	\$ 41,811.39	\$ 53,309.53	\$ 64,807.66	
Sewer	Wastewater Superintendent	Wastewater Systems Operator II	107	\$ 41,811.39	\$ 53,309.53	\$ 64,807.66	
Information Technology	IT Director	IT Technician/Help Desk	107	\$ 41,811.39	\$ 53,309.53	\$ 64,807.66	
Water	Water Superintendent	Water Systems Technician II	107	\$ 41,811.39	\$ 53,309.53	\$ 64,807.66	
Permitting	Chief Building Official	Permit Technician	107	\$ 41,811.39	\$ 53,309.53	\$ 64,807.66	
Code Enforcement	Police Captain	Code Enforcement Officer	108	\$ 43,901.96	\$ 55,975.00	\$ 68,048.04	
Main Street	Main Street Manager	Downtown Dev. Marketing Specialist	108	\$ 43,901.96	\$ 55,975.00	\$ 68,048.04	
Police/Administration	Captain/City Mgr Office	Multimedia Specialist	108	\$ 43,901.96	\$ 55,975.00	\$ 68,048.04	new
Police	Police Administrative Manager	Records Coordinator/TAC	108	\$ 43,901.96	\$ 55,975.00	\$ 68,048.04	
Police	Police Sergeant	Public Safety Officer	108	\$ 43,901.96	\$ 55,975.00	\$ 68,048.04	
Water	Water Superintendent	Water Systems Technician III	108	\$ 43,901.96	\$ 55,975.00	\$ 68,048.04	
Permitting	Community Development Director	Building Permit Coordinator	109	\$ 46,536.08	\$ 59,333.50	\$ 72,130.92	
Business Services	Community Development Director	Business Services Supervisor	109	\$ 46,536.08	\$ 59,333.50	\$ 72,130.92	
Police	Police Sergeant	Property & Evidence Custodian	109	\$ 46,536.08	\$ 59,333.50	\$ 72,130.92	
DEPARTMENT	REPORTS TO	CLASS TITLE	Pay Grade	Min	Mid	Max	
MMCC	Conference Center Manager	Conference Center Coordinator	109	\$ 46,536.08	\$ 59,333.50	\$ 72,130.92	
MMCC	Conference Center Manager	Events Coordinator	109	\$ 46,536.08	\$ 59,333.50	\$ 72,130.92	
Municipal Court	Court Clerk/Administrator	Deputy Court Clerk	109	\$ 46,536.08	\$ 59,333.50	\$ 72,130.92	
Human Resources	Human Resources Director	Human Resources Coordinator	109	\$ 46,536.08	\$ 59,333.50	\$ 72,130.92	
Administration	Treasurer/Finance Director	Payroll Specialist	109	\$ 46,536.08	\$ 59,333.50	\$ 72,130.92	
Administration	Accounting Manager	Property Tax Specialist	109	\$ 46,536.08	\$ 59,333.50	\$ 72,130.92	
Police	Police Sergeant	Police Officer	109	\$ 46,536.08	\$ 59,333.50	\$ 72,130.92	
City Clerk	City Clerk	Records Coordinator	109	\$ 46,536.08	\$ 59,333.50	\$ 72,130.92	
Water	Treasurer/Finance Director	Utility Billing Clerk Supervisor	109	\$ 46,536.08	\$ 59,333.50	\$ 72,130.92	
Police	Police Sergeant	Detective	110	\$ 49,328.24	\$ 62,893.51	\$ 76,458.78	
Executive	City Manager	Executive Assistant to City Manager	110	\$ 49,328.24	\$ 62,893.51	\$ 76,458.78	
Police	Police Chief	Executive Assistant to Chief of Police	110	\$ 49,328.24	\$ 62,893.51	\$ 76,458.78	

Governing Body	Mayor & Council	Executive Assistant to Mayor & Council	110	\$ 49,328.24	\$ 62,893.51	\$ 76,458.78	
Economic Development	Economic Development Director	Executive Assistant	110	\$ 49,328.24	\$ 62,893.51	\$ 76,458.78	reclass
Planning	Senior Planner	GIS Analyst	110	\$ 49,328.24	\$ 62,893.51	\$ 76,458.78	
Police	Police Sergeant	Senior Crime Scene Investigator	110	\$ 49,328.24	\$ 62,893.51	\$ 76,458.78	
Police	Police Sergeant	Senior Police Officer	110	\$ 49,328.24	\$ 62,893.51	\$ 76,458.78	
Administration	Accounting Manager	Accountant 1	111	\$ 52,287.94	\$ 66,667.12	\$ 81,046.31	
Police	Police Captain	Accountant 1	111	\$ 52,287.94	\$ 66,667.12	\$ 81,046.31	
City Clerk	City Clerk	Deputy City Clerk	111	\$ 52,287.94	\$ 66,667.12	\$ 81,046.31	
Public Works	Public Works Director	Administrative Analyst	112	\$ 55,425.22	\$ 70,667.15	\$ 85,909.08	reclass
Police	Captain	Administrative Coordinator	112	\$ 55,425.22	\$ 70,667.15	\$ 85,909.08	new
Police	Captain	Public Safety Supervisor	112	\$ 55,425.22	\$ 70,667.15	\$ 85,909.08	new
Planning	Senior Planner	Planner 1	112	\$ 55,425.22	\$ 70,667.15	\$ 85,909.08	
Police	Police Sergeant	Police Corporal	112	\$ 55,425.22	\$ 70,667.15	\$ 85,909.08	
Finance	Procurement Manager	Contract Specialist (reclass)	112	\$ 55,425.22	\$ 70,667.15	\$ 85,909.08	
Executive	City Manager	Public Information Officer	112	\$ 55,425.22	\$ 70,667.15	\$ 85,909.08	
Stormwater	Asst. Public Works Director	Stormwater Supervisor	112	\$ 55,425.22	\$ 70,667.15	\$ 85,909.08	
Public Works	PW Operations Manager	Public Works Operations Analyst	112	\$ 55,425.22	\$ 70,667.15	\$ 85,909.08	
Permitting	Community Development Director	Building Inspector	113	\$ 58,750.73	\$ 74,907.18	\$ 91,063.63	
Administration	Accounting Manager	Accountant II	113	\$ 58,750.73	\$ 74,907.18	\$ 91,063.63	
MMCC	City Manager	Conference Center Manager	113	\$ 58,750.73	\$ 74,907.18	\$ 91,063.63	
Municipal Court	City Manager	Court Administrator	113	\$ 58,750.73	\$ 74,907.18	\$ 91,063.63	
Main Street	Economic Development Director	Downtown Dev. Manager	113	\$ 58,750.73	\$ 74,907.18	\$ 91,063.63	
Sewer	Wastewater Superintendent	Wastewater Collections Chief Operator	113	\$ 58,750.73	\$ 74,907.18	\$ 91,063.63	
Sewer	Wastewater Superintendent	Wastewater Systems Chief Operator	113	\$ 58,750.73	\$ 74,907.18	\$ 91,063.63	
Water	Water Superintendent	Water Systems Chief Operator	113	\$ 58,750.73	\$ 74,907.18	\$ 91,063.63	
DEPARTMENT	REPORTS TO	CLASS TITLE	Pay Grade	Min	Mid	Max	
Executive	City Manager	Management Analyst	113	\$ 58,750.73	\$ 74,907.18	\$ 91,063.63	
Human Resources	Human Resources Director	Human Resources Generalist	113	\$ 58,750.73	\$ 74,907.18	\$ 91,063.63	
Unassigned	Unassigned	Unassigned	114	\$ 62,000.00	\$ 78,000.00	\$ 95,000.00	
Economic Development	Economic Development Director	Downtown Development Manager	115	\$ 66,012.32	\$ 84,165.71	\$ 102,319.09	
Public Works	Public Works Director	Public Works Operations Manager	115	\$ 66,012.32	\$ 84,165.71	\$ 102,319.09	
Public Works	Public Works Director	Facilities Maintenance Supervisor	115	\$ 66,012.32	\$ 84,165.71	\$ 102,319.09	
Information Technology	Information Technology Director	Network Administrator	115	\$ 66,012.32	\$ 84,165.71	\$ 102,319.09	
Police	Captain	Crime Scene Supervisor	115	\$ 66,012.32	\$ 84,165.71	\$ 102,319.09	
Police	Captain	Records Supervisor	115	\$ 66,012.32	\$ 84,165.71	\$ 102,319.09	reclass
Police	Police Lieutenant	Police Sergeant	115	\$ 66,012.32	\$ 84,165.71	\$ 102,319.09	
Planning	Community Development Director	Senior Planner	115	\$ 66,012.32	\$ 84,165.71	\$ 102,319.09	
Community Development	Community Development Director	Chief Building Official	116	\$ 69,973.06	\$ 89,215.65	\$ 108,458.24	
Police	Police Captain	Police Administrative Manager	116	\$ 69,973.06	\$ 89,215.65	\$ 108,458.24	
Public Works	Public Works Director	Assistant Public Works Director	116	\$ 69,973.06	\$ 89,215.65	\$ 108,458.24	
Executive	City Manager	Grants Administrator	116	\$ 69,973.06	\$ 89,215.65	\$ 108,458.24	
Police	Police Captain	Police Lieutenant	116	\$ 69,973.06	\$ 89,215.65	\$ 108,458.24	
Sewer	Public Works Director	Wastewater Plant Superintendent	116	\$ 69,973.06	\$ 89,215.65	\$ 108,458.24	
Polixw	Captain	Code Enforcement Manager	116	\$ 69,973.06	\$ 89,215.65	\$ 108,458.24	reclass
Water	Public Works Director	Water Superintendent	116	\$ 69,973.06	\$ 89,215.65	\$ 108,458.24	
Administration	Treasurer/Finance Director	Accounting Manager	117	\$ 74,171.44	\$ 94,568.59	\$ 114,965.73	
Planning	Community Development Director	Chief Planner	117	\$ 74,171.44	\$ 94,568.59	\$ 114,965.73	
Executive	City Manager	Information Technology Director	117	\$ 74,171.44	\$ 94,568.59	\$ 114,965.73	
Police	Police Major	Police Captain	117	\$ 74,171.44	\$ 94,568.59	\$ 114,965.73	
Finance	Treasurer/Finance Director	Procurement Manager	117	\$ 74,171.44	\$ 94,568.59	\$ 114,965.73	

Executive	City Manager	Project Manager	117	\$ 74,171.44	\$ 94,568.59	\$ 114,965.73	
Executive	City Manager	Manager of Innovation & Perf. Management	118	\$ 79,363.44	\$ 101,188.39	\$ 123,013.34	reclass
Permitting	Community Development Director	Fire Marshal	118	\$ 79,363.44	\$ 101,188.39	\$ 123,013.34	
Police	Police Chief	Police Major	118	\$ 79,363.44	\$ 101,188.39	\$ 123,013.34	
City Clerk	Mayor & Council	City Clerk	119	\$ 84,918.88	\$ 108,271.58	\$ 131,624.27	
Human Resources	City Manager	Human Resources Director	119	\$ 84,918.88	\$ 108,271.58	\$ 131,624.27	
Econ Development	City Manager	Economic Development Director	120	\$ 90,863.21	\$ 115,850.59	\$ 140,837.97	
Executive	City Manager	Community Development Director	120	\$ 90,863.21	\$ 115,850.59	\$ 140,837.97	
Public Works	City Manager	Public Works Director	120	\$ 90,863.21	\$ 115,850.59	\$ 140,837.97	
Executive	Mayor & Council	Treasurer/Finance Director	121	\$ 97,223.63	\$ 123,960.13	\$ 150,696.63	
Executive	City Manager	Police Chief	123	\$ 111,311.33	\$ 141,921.95	\$ 172,532.57	
Unassigned	Unassigned	Unassigned	124				
Executive	Mayor & Council	City Manager	125	\$ 127,440.35	\$ 162,486.44	\$ 197,532.54	

Job Title: AMI Technician

PG 106: Min: \$39,8320.37 Mid: \$50,770.98 Max: \$61,721.58

Job Summary: Under the general supervision of the Water Superintendent, performs a wide variety of skilled, journey-level duties in support of the Automated Metering Infrastructure (AMI) including reading, building, programming, installing, activating, inspecting, diagnosing, replacing, and routing AMI meters; operates software related to AMI; generates AMI log summaries; submits AMI information to billing system; maintains AMI inventory; and performs related duties, as assigned.

Class Characteristics:

The position of Automated Metering Infrastructure (AMI) Technician is a nonexempt level classification.

Essential Job Duties:

- Performs a variety of skilled duties in support of the Automated Metering Infrastructure (AMI) including reading, building, programming, installing, activating, inspecting, diagnosing, replacing, and routing AMI meters.
- Coordinates the installation of water meters with developers and contractors for new development; utilizes portable GPS devices and other programs used to coordinate meter service locations.
- Installs, activates, programs, reads, inspects, diagnoses, routes, and replaces automated meters; programs and assigns water meters and transmitting devices to customer properties electronically.
- Records field activity performed at job site on work order system utilizing mobile unit/tablet. Confirms that all necessary information is included on the work order including accurate meter, register and smart point information.
- Manages, monitors, analyzes, troubleshoots, and ensures timely repairs of the AMI system, network, and associated equipment.
- Completes service account maintenance tasks including turning off and locking meter for nonpayment; connection of water services for new customers; disconnection of water services for account closures; and re-reads meters as needed.
- Oversees and tracks warranty equipment; inputs data for all meter repairs; scans, tracks, and prepares warranty items for shipping.
- Monitors inventories and stock for all new water meters, repairs, and transmitting devices.
- Investigates unusual or abnormal meter readings and customer complaints; re-read meters as necessary; identify and report meter discrepancies or malfunctions.
- Inspects meters for damage, defects, and unauthorized connections and report irregularities.

Job Title: AMI Technician (continued)

Supervisory Controls: Work in these positions is performed under the general supervision of the General Maintenance Supervisor.

Guidelines: Guidelines include City and departmental safety manuals, policies and procedures.

Complexity: The work consists of manual labor and technical duties

Personal Contacts: Contacts are typically with co-workers and the public.

Purpose of Contacts: Contacts typically occur to give and exchange information and provide services.

Physical Demands: Work is performed indoors and outdoors with the employee sitting, standing, walking, bending, crouching, carrying, pulling, balancing, kneeling, or stooping and may require physical exertion over moderately long periods of time.

- The employee may lift light to heavy objects and use equipment requiring a high degree of dexterity.

Work Environment: Work is performed in an indoor and outdoor environment with or within water where the employee is exposed to noise, dust, dirt, grease, machinery with moving parts, irritating chemicals, slippery or uneven surfaces, confined spaces, and possible sustained periods in hot, cold, or inclement weather.

- Work also involves equipment operation in residential areas as well as in heavy traffic.
- Weekend, holiday and after-hours work are sometimes required, as well as after-hours response and emergencies.

Supervisory and Management Responsibility: None

Minimum Qualifications:

High school diploma or GED required.

- Two (2) years of experience in the installation, inspection, maintenance, and repair of residential, industrial, and commercial water meters.
- Must possess and maintain a valid Georgia Driver's License throughout employment.
- Must maintain an acceptable Motor Vehicle Record (MVR) throughout employment.

Job Title: Administrative Analyst (PW)

PG: 112 Min: \$ 55,425.22 Mid: \$70,667.15 Max: \$85,909.08

Job Summary: Under the direction of the Public Works Director coordinates, oversees, and monitors the administrative functions, including customer service, accounts payable, financial reporting and the analysis and procurement of goods and services for the seven Public Works Department Divisions (Water, Sewer, Stormwater, Sanitation, General Maintenance, Parks, and Government Buildings); monitors Department and capital projects budgets to maintain funding levels; performs clerical and administrative duties for the efficient operation of special projects undertaken by the Public Works Department; plans, coordinates, and organizes office activities and flow of communications and information; prepares a variety of reports, records, and documents required for compliance with local, state, and federal entities; and serves as a technical resource concerning the operations and activities of the Public Works Department and programs.

Class Characteristics: This is the full-performance exempt classification level.

Essential Job Functions and Responsibilities:

- Assists in the preparation, development, and administration of Department operating and capital improvement budgets; monitors revenues and expenditures; identifies and recommends resolutions for budgetary problems; creates data tracking and reporting systems; monitors monthly status.
- Performs complex administrative duties involving the preparation, maintenance, and processing of accounting transactions and documents; prepares and maintains financial spreadsheets for ledgers and statistical records; prepares reports from spreadsheets summarizing information and financial records, develops spreadsheets, manipulates data, initiates queries, and generates a variety of computerized reports.
- Participates in contract administration activities for Capital Improvement Program (CIP) projects including administering task order agreements, assisting with the procurement process, the development of bid documents, and the execution of the formal bid process and contract awards; and monitors contract budgets.
- Prepares requisitions; codes and tracks account payables; requests forms for vendors; coordinates orders; receives and reconciles shipments with purchase orders; maintains vendor files; makes training and travel arrangements for Department.
- Participates in the identification, planning, development, and implementation of new and/or modified programs that promote and enhance the mission, goals, and objectives of the Public Works Department; prepares presentation materials and background

Knowledge, Skills, Abilities Required by the Position:

Public Works Department, special projects and program organization, operations, policies, and objectives.

- Research and analysis methodology and related information resources in areas assigned.
- Principles and practices of municipal and capital projects budget preparation and administration.
- Capital projects management and general contract administration.
- Computer applications, including advanced proficiency with spreadsheet, database, word processing and presentation software.
- Professional level writing techniques, including proper grammar, spelling, vocabulary, and punctuation.
- Principles and practices of local government processes and government programs.
- Applicable City and Department policies, procedures, rules, regulations, and ordinances.

Ability to:

- Perform clerical and administrative duties to ensure smooth and efficient office operations of the Public Works Department and programs.
- Serve as a technical resource concerning the Public Works Department and programs.
- Monitor, track, and control expenditures against budgetary constraints.
- Compile, organize, summarize, interpret, present, and analyze statistical data in a clear and logical manner.
- Prepare and present clear, concise, and logically written and oral reports, correspondence, policies, procedures, and other written materials.
- Properly interpret and make sound decisions in accordance with laws, regulations, and policies.
- Establish and maintain effective working relationships and to deal tactfully, confidently, and effectively with all City personnel, outside agencies, vendors, and

Skills:

- **ACTIVE LEARNING** - Understand the implications of new information for both current and future problem-solving and decision-making.
- **ACTIVE LISTENING** - Give full attention to what other people are saying, take time to understand the points being made, ask questions as appropriate, and not interrupt at inappropriate times.

Job Title: Administrative Analyst (PW) (continued)

Working Environment

- Work is typically performed in an indoor professional office environment with minimal exposure to inclement weather and varying temperature and subject to constant interruptions and must meet with others on a regular basis.
- Routinely use standard office equipment such as computers, phones, photocopiers, scanners, etc.

Experience and Training Requirements:

- High School diploma or associate degree supplemented by five (5) years of qualifying professional-level administrative, analytical and/or budgetary experience in the areas of contracts, budgets, funding sources, capital projects, grants, policies, or other functional areas and a high level of political astuteness; and at least two (2) years of progressively responsible experience in public works operations.
- Must possess and maintain a valid Georgia Driver's License throughout employment.
- Must maintain an acceptable Motor Vehicle Record (MVR) throughout employment the general public, both in person and over the telephone.

The City has the right to revise the position description at any time and does not represent any way a contract of employment.

Job Title: Executive Assistant – Economic Development (reclass from Admin. Asst.)

PG: 110 Min. \$49,328.24 Mid. \$62,893.51 Max. \$76,458.78

Job Summary: This position is that of an executive assistant who performs a wide range of administrative, customer service, project management, program related and management support tasks in the Economic Development Department. Work is varied, complex and involves customer service responsibilities as well as professional work such as research, analysis, and report generation. Work may cover assignments dealing with every facet of the Department's operations. This position's primary focus is administrative support for the Department, boards assigned to the department. In addition, special projects may be assigned from time to time and may represent the department with internal and external groups and committees.

Class Characteristics: This is an exempt level classification.

Major Duties:

- Assist the Economic Development Director with administrative functions of the department including budget, payroll, communications, information/data management, travel/training preparation, internal and external coordination, meetings, and policy implementation.
- Communicates with other departmental staff on a variety of requests.
- Compiles data for daily, monthly, and annual reports; responds to information requests and prepares reports for distribution.
- Provides staff support to the boards including the preparation of agendas, minutes, correspondence, and memos, responding to emails, filing, opening and evaluating mail, scheduling, setting and preparing for meetings, responding to requests for information, and assisting with other support as needed.
- Files and retrieves materials and data from department computerized and manual filing systems; maintains the department's filing system.
- Maintain various confidential records, correspondence, and information, and is responsible for protecting and maintaining the confidentiality of this information.
- Manages supplies and office equipment use through departmental check-out system; issues supply and equipment (keys) to staff.
- Assist in the response to open records requests, public inquiries and

clerical duties.

Personal Contacts: Contacts are typically with co-workers, developers, planning staff and the general public.

Purpose of Contacts: Contacts typically occur in order to give and exchange information and provide services.

Physical Demands: This work is performed indoors in an office setting and involves occasional minor lifting.

Work Environment: This work is performed indoors in an office setting.

Supervisory and Management Responsibility: None.

- **Minimum Qualifications:** High school diploma or GED equivalent and (5) years of senior or executive support experience in a municipal government or closely related field. An equivalent combination of education and experience may be considered. Must have the ability to work with minimal supervision. Must be a team player and make a positive contribution to the organization. Excellent customer service skills; highly organized; Experience and an advanced level proficiency with Microsoft Office Suite Products; Ability to work flexible hours to attend evening meetings; a valid State of Georgia Driver's License.

Job Title: Human Resources Generalist

PG: 113 - Min: \$58,750.73 Mid: \$74,907.18 Max: \$91,063.63

Job Summary: This position will provide professional human resources and/or risk management support to city staff in the assigned areas, such as records, recruitment, benefits, training, claims administration classification and compensation, records and human resources information system (HRIS) and administration.

Class Characteristics: This is a full-time exempt classification level.

Essential Functions:

- Partner with HR Coordinator to drive and coordinate recruitment activities within the organization.
- Administer and interpret HR policies & procedures; legal compliance and ensure clear communication and equitable application of policies. Conduct exit interviews and identify areas of risk and provide recommendations to minimize organizational exposure.
- Coordinate the city's internship program, communicate with local colleges regarding the program.
- Contribute to the continuous development of HR strategies and initiatives; provide ideas and suggestions for strengthening human resources; and may lead specific improvement initiatives.
- Administers human resources and risk management records and related computer system; enters and maintains personnel and payroll data in the HRIS, such as personnel actions, deductions, taxes, etc.; verifies the accuracy and completeness of employee information and data entered; applies changes relating to the pay plan; calculates employee salaries and changes; prepare and submit reports, as required.
- Processes a variety of documentation associated with department operations, within designated timeframes, and per established procedures; receives and reviews various documentation; reviews, completes, processes, forwards, or retains as appropriate, compiles data for further processing for use in preparation of department reports.
- Responsible for employee badge program (new hires and replacement badges).
- Coordinate the city's Wellness Program with TPA.
- Responsible for verifying Motor Vehicle Report requirements.
- Serves as a resource to city departments regarding area of assignment, such as property and liability and or workers' compensation claims administration and other related issues.

- Responsible for ensuring adherence to timeframe for submission and accuracy of first report of injuries by departments and submits injury reports to Worker's Comp claims adjuster.
- Administers the City's safety program; develops incentives to keep employees safe; conducts safety audits and inspections; makes recommendations to correct deficiencies; reviews accident and workers' compensation reports; makes recommendations to reduce accidents.
- Assists with risk management functions; serves as a liaison to insurance carrier in reporting vehicle accidents and property damage; assists with the annual renewal process and ongoing reporting, tracking, and coordination with insurance provider.
- Participates in related professional organizations to stay abreast of safety program developments.
- Assists in administering compensation and classification plan; assigns classes by pay grade to pay scale; conducts wage, salary and benefits surveys; performs audits to validate job responsibilities; updates and maintains class specifications and job descriptions; makes recommendations regarding the allocation and reallocation of positions; and processes salary adjustments and increases as directed.
- Maintains employee files and records; responsible for scanning electronic employee files and records; and filing paper copies of appropriate documents into employee retirement/pension files as well.
- Receives, prepares, and distributes correspondence, memoranda, reports and forms. Maintain and update communications on city's intranet/SharePoint.
- Develop, implement and maintain internal recognition program.
- Process payments of various department-related risk management and benefits invoices and submit for processing.
- Serves as a member of the Wellness and Safety Committees.
- Coordinate annual employee events, such as Employee Picnic and Employee Holiday and Awards Luncheon.
- Performs other related duties as assigned.

Knowledge Required by the Position:

- Knowledge of human resources management principles, practices, and procedures.
- Knowledge of applicable federal, state, and local laws.
- Knowledge of employee recruitment strategies, talent management including social media.
- Knowledge of employee wellness programs.
- Knowledge of occupational health and safety principles and

Human Resources Generalist (cont'd)

- programs.
- Knowledge of Workers' Compensation law, practices, and procedures.
- Knowledge of the organization structure, functions, and operations of city departments.
- Knowledge of computers and job-related software programs.
- Knowledge of local government operations, human resource and risk management-related programs, policies and plans.
- Must be a multitasker and have excellent time management skills.
- Ability to get along with others and work effectively with the public and co-workers.
- Must have excellent oral and written communications.
- Ability to deal with confidential and sensitive matters.

Supervisory Controls: The Human Resources Manager/Director assigns work in terms of general instructions.

Guidelines: Guidelines include federal, state and local laws; the City employee personnel policy and manual and city department policies and procedures. These guidelines required judgment, selections, and interpretation in application.

Complexity: The work consists of varied human resources administrative/technical duties. The variety of duties and strict regulations contribute to the complexity of the position. Successful performance ensures compliance with relevant local, state, and federal regulations and contributes to the provision of an efficient and effective workforce.

Personal Contacts: Contacts are typically with co-workers, City Manager/supervisors, job applicants, vendors, elected officials and the general public.

Purpose of Contacts: Contacts typically occur in order to give and exchange information and provide services.

Physical Demands: This work is performed indoors in an office setting and may involve occasional light lifting of 20 pounds or less.

Work Environment: This work is performed indoors in an office setting.

Job Title: Management Analyst (reclass to Manager of Data, Strategy and Innovation)

PG: 118 Min: 79,363.44 Mid: 101,188.39 Max: \$123,013.34

Job Summary: Performs a wide variety of analytical and data collection work related to city operations and project management systems. This position is charged with driving organizational change, supporting and maintaining department data collection systems, identifying and measuring key performance indicators, and improving operational efficiency and performance. Collects and organizes data from systems, surveys, interviews, or other sources and develops summaries and observations. Performs analyses of operational processes, efficiency, and effectiveness, of organization strategic goals and financial plans and budgets for decision making. This position will maintain ongoing operational reporting processes and improvement activities, provide organizational reports for data collection and analysis. Assists with the budgeting and department planning processes.

Class Characteristics: This is the full-performance exempt classification level.

Essential Duties & Responsibilities:

These are typical responsibilities for this position and should not be construed as exclusive or all inclusive. May perform other duties as assigned.

- Performs specialized analyses of department operations, processes, productivity, and effectiveness.
- Maintains ongoing reporting and analysis systems to provide continuing indicators of department performance and trend analyses.
- Develops specialized reports of department on external trends, developments, issues, etc. for use in strategic planning, goal setting, budget development, etc.
- Contributes to the development and execution of department goals, budgets, and operations.
- Refines, implements, and integrate the departments vision as expressed in the COS Strategic Plan, and other strategic plan framework into the existing performance management system(s).
- Leads the design and implementation of data governance and data management frameworks, ensuring data quality, integrity and security.
- Presents to senior department leadership, the mayor's staff and/or to Council.

Manager of Data, Strategy and Innovation (cont'd)

- Uses project management tools and data-driven analysis to identify problem areas and opportunities, set targets and design and implement action-oriented plans to drive tangible results for the city.
- Helps define, accelerate, track, and lead key cross functional initiatives and results while reporting on performance measures and effectiveness of implemented strategies, including crafting project plans and tracking progress across projects to keep roadmaps progressing on schedule.
- Uses strong interpersonal skills to engage team members, clients, and partners to communicate business expectations to the technical experts to facilitate desired outcomes.
- Stays abreast with emerging technologies, industry trends, and best practices in data analytics and innovation to drive continuous improvement.
- Actively manages medium to large-scale projects, including leading project meetings, facilitating project team interaction, managing scope, managing deadlines, managing project budgets, and ensuring on-time delivery of solutions.

Knowledge, Skills and Abilities Required by the Position:

- Knowledge of organizational, financial, and operational analysis.
- Knowledge of or ability to understand and interpret municipal laws, policies, codes, and regulations.
- Knowledge of or ability to learn the City's organizational structure, departmental functions, and inter-relationships.
- Ability to maintain confidentiality and exercise considerable skill in handling sensitive information and data.
- Ability to prioritize among competing needs and opportunities and manage multiple projects or work streams at the same time.
- Ability to exercise considerable independent judgment and discretion in establishing, applying, and interpreting policies and procedures.
- Ability to prepare and deliver logical summaries and conclusions related to organizational, planning, budgeting, and other advice.
- Exceptional problem-solving skills with an ability to anticipate challenges and develop solutions on deadline.
- Ability to manage projects and lead a team to achieve results. Knowledge of change management and process improvement.
- Experience delivering medium to large-scale project on time and within budget.
- Budget development and management. Knowledge of relevant computer software.

• Manager of Data, Strategy and Innovation (cont'd)

- Strong verbal, written and presentation skills. Ability to work collaboratively to arrive at constructive solutions.
- Uses independent judgment and discretion in developing recommendations.
- Experience in driving organizational change and fostering a culture of data-driven decision-making.

Supervisory Controls: The work of this position is performed under the general supervision of the City Manager.

Guidelines: Guidelines include City and departmental manuals, policies and procedures, codes, and ordinances.

Complexity: This position provides effective, professional leadership, positioning the City to meet the community's current and future needs through appropriate technologies and services. The principal duties of the position are performed in a general office environment.

Personal Contacts: Contacts that typically occur with co-workers, elected officials, vendors, contractors, developers, local and state government agencies, and the general public.

Purpose of Contacts: Contacts typically occur in order to give and exchange information, solve problems, resolve conflicts and provide services.

Physical Demands: This work is performed indoors in an office setting and involves occasional light lifting.

Work Environment: This work is performed indoors in an office setting.

Supervisory and Management Responsibility: None

Minimum Qualifications: This position requires that the candidate possess a bachelor's degree from an accredited college or university in Public /Business administration, Finance, Public Policy, Organizational Development or other data driven field. Five (5) to seven (7) years' experience in strategic planning, data strategy and analytics, business analysis, project management, finance, operations or in an analytic environment or consulting experience in municipal government or public-sector management. Strong project management skills.

Position Description

Job Title: Administrative Coordinator
Department: Police
Pay Grade: 112
FLSA Status: Exempt
Designation: Safety Sensitive

JOB SUMMARY

This position is responsible for directing, coordinating, and supervising the activities of Fleet Operations, Quartermaster, Logistics, and Building Services. Work consists of coordinating assigned activities with other divisions, departments, and outside agencies; and providing highly efficient and effective administrative support to the Police Department.

MAJOR DUTIES

The following duties are normal for this position. The omission of specific statements of the duties does not exclude them from the classification if the work is similar, related, or a logical assignment for this classification. Other duties may be required and assigned.

- Develops and implements goals, policies, and priorities; oversees the training of employees; and organizational effectiveness of the Administrative Unit operations; analyzes and solves problems.
- Provides or coordinates staff training; works with employees to correct deficiencies; implements corrective action when needed.
- Manages the police fleet, including the development and administration of a preventative maintenance program.
- Prioritizes, reviews, and approves maintenance requests.
- Offers advice and consultation on potential safety issues as they pertain to the use of city vehicles in a variety of assignments.
- Oversees transport of vehicles for repair. Contracts individual repairs with vendors and negotiates charges to be billed to the city as required.
- Coordinates vehicle purchases.
- Manages and oversees the installation and/or modification of all equipment/hardware in the police fleet which includes the city's radio system, mobile data terminals, wireless digital in-car video systems, and GPS tracking systems.
- Coordinates vehicle changeover processes.
- Oversees the delivery of vehicles for installation of radios, light bars, weapons racks, etc., and inspects vendors' work.
- Oversees the registration of new vehicles and the installation of license plates and City tags on vehicles.
- Submits state and county paperwork to the Finance Department.
- Coordinates with public works on the updating of the City's fuel management system. Enter new vehicle information into the vehicle replacement system. Oversees updating of all Fleet Operations databases.
- Ensures appropriate repairs are made; proper documentation is provided to Finance and approves invoices.
- Administers and coordinates the Police Department Motor Pool program.

- Ability to communicate clearly and concisely, both orally and in writing.
- Ability to understand the organization, operation, and services of the city, the Police Department, and of outside agencies as necessary to assume assigned responsibilities.
- Ability to understand, interpret, and apply general administrative and departmental policies and procedures.
- Ability to analyze problems, identify alternative solutions, project consequences of proposed actions, and implement recommendations in support of goals.
- Ability to adapt to changing technologies and learn the functionality of new equipment and systems.
- Knowledge of automotive fleet management and procurement.
- Knowledge of sources, suppliers, and substitutions for specialized materials and equipment used in the automotive repair industry.
- Knowledge of personal computers, network hardware, network operating systems, database software, and other information technology equipment and systems to effectively operate and maintain a fleet, its maintenance records, and replacement program.
- Knowledge of principles, methods, and procedures utilized in the purchase of departmental supplies and equipment.

PHYSICAL DEMANDS

Sit or stand for prolonged periods; correctable visual acuity to read a computer screen and a typeset page; fine finger dexterity to manipulate computer keyboard and mouse; speak audibly and clearly; hear in-person, radio, and telephone conversations; occasionally transport objects weighing up to 25 lbs.

SUPERVISORY AND MANAGEMENT RESPONSIBILITY

Manages and supervises support positions as assigned.

WORK ENVIRONMENT

Work is performed in an office environment and on or about the grounds of police facilities, often requiring off-site travel/assistance, including emergency maintenance services. Work may be performed under highly stressful conditions and/or with assigned deadlines.

MINIMUM QUALIFICATIONS

Bachelor's degree in Business Administration, Public Administration, or related field desired; a minimum of four (4) years of progressively responsible experience in records and/or fleet management to include two (2) years at a supervisory level; Any equivalent combination of education, training, and experience which provides the knowledge, skills and abilities for the job may be considered in lieu of educational requirement; valid Georgia Driver's License; successfully pass pre-employment medical and drug screen; satisfactory motor vehicle record (MVR); and acceptable background investigation.

The City of Stockbridge, Georgia, is an Equal Opportunity Employer. In compliance with the Americans with Disabilities Act, the City will provide reasonable accommodations to qualified individuals with disabilities and encourages both prospective and current employees to discuss potential accommodations with the employer.

The City has the right to revise this position description at any time and does not represent in any way a contract of employment.

Position Description

Job Title: Code Enforcement Manager
Department: Police
Pay Grade: 116
FLSA Status: Exempt
Designation: Safety Sensitive

JOB SUMMARY

This position is responsible for directing the activities of the Code Enforcement Unit. This position is also responsible for the administrative oversight of all city code enforcement services. The work requires coordination of the City's interdepartmental resources to provide unified zoning and enforcement services to the public.

MAJOR DUTIES

The following duties are normal for this position. The omission of specific statements of the duties does not exclude them from the classification if the work is similar, related, or a logical assignment for this classification. Other duties may be required and assigned.

- Plans, directs, and supervises the activities of the City's Code Enforcement Unit.
- Implement unit operating policies and procedures.
- Ensures accommodation of new legislation.
- Establishes unit goals and objectives.
- Prepares and administers code enforcement budget, controlling expenditures in accordance with budget appropriations as directed.
- Enforces all aspects of the City's codes and ordinances and manages site inspections of properties and structures within the City to ensure compliance with all applicable City, State, and Federal codes and regulatory requirements.
- Stays abreast of new codes and ordinances for amendment/adoption.
- Administers and manages the code enforcement, code inspection, and notification processes.
- Directs the presentation of cases at hearings and oversees the preparation of such cases from initial complaint reporting, presentation, and follow-through to completion.
- Presents evidence in various legal proceedings to ensure that complete and correct information is related to all participants; provides depositions to the court.
- Conducts appropriate research for maintaining current knowledge of new state and municipal legislation.
- Attends various department, public, and Council meetings, and provides oral presentations as needed.
- Handles difficult, sometimes volatile situations regarding code violations to resolve issues with property owners, tenants, and complainants.
- Consults with others on complex problem situations and provides technical expertise.
- Provides progress and activity reports to senior management; and assists with the revision of policies and/or ordinances as appropriate.

- Performs other duties as assigned.

KNOWLEDGE, SKILLS AND ABILITIES REQUIRED BY THE POSITION

- Knowledge of local zoning codes, Community Development, and nuisance codes.
- Knowledge of general construction practices, procedures, and requirements; and dispute resolution techniques and methods.
- Ability to effectively supervise, train, coach, and evaluate staff performance
- Ability to prepare and maintain clear and comprehensive records and to make necessary reports.
- Ability to effectively present programs and ideas orally and in writing and speak effectively to public groups and civic organizations.
- Ability to establish and maintain effective working relationships with employees, officials, and the public.
- Ability to enforce code requirements with tact and impartiality.
- Ability to communicate effectively verbally and in writing.
- Ability to organize, coordinate, and supervise office and field functions.
- Ability to prioritize and plan work activities and use time efficiently.
- Ability to write clearly and concisely; Edit work; Present numerical data effectively; Able to read and interpret written information.
- Ability to demonstrate accuracy and thoroughness.
- Ability to interact and communicate clearly with coworkers, citizens, and city officials.
- Ability to manage difficult situations, respond promptly to needs, solicit feedback to improve service, respond to requests for service and assistance, and meet commitments.
- Ability to exhibit tact, consideration, and patience in difficult situations.
- Ability to approach sudden, unexpected challenges effectively with confidence.
- Ability to identify and resolve problems efficiently; Gather and analyze information; Develop solutions; Use reason.
- Ability to prioritize and plan work activities; Uses time efficiently; Plans for additional resources; Organizes or schedules other tasks; Develops realistic action plans.
- Ability to speak clearly and persuasively; Listen and get clarification when necessary; Respond well to questions; Demonstrate presentation skills; Participate in meetings.

PHYSICAL DEMANDS

Primary functions require sufficient physical ability and mobility to work in an office setting and in a field environment; to stand or sit for prolonged periods of time; to occasionally stoop, bend, kneel, crouch, reach, and twist; walk on uneven terrain, loose soil, and sloped surfaces; to lift, carry, push, and/or pull light to moderate amounts of weight; to operate office equipment requiring repetitive hand movement and fine coordination including use of a computer keyboard; to travel to other locations; to operate equipment and vehicles; and to verbally communicate to exchange information.

WORK ENVIRONMENT

Work is performed primarily in a standard office setting with some travel from site to site and exposure to an outdoor field environment and all types of weather and temperature conditions; exposure to potentially hostile individuals and environments, noise, dust, grease, smoke, fumes, and gases; work at heights or in confined spaces; work and/or walk on various types of surfaces including slippery or uneven surfaces and rough terrain.

MINIMUM QUALIFICATIONS

Bachelor's degree in Construction Management, Business Administration, Fire Technology, Construction Technology, Public Administration, Law enforcement, or directly related field; minimum of 10 years of progressively responsible experience in municipal or state code enforcement and compliance work; at least 5 years of supervisory and administrative experience, or any equivalent combination of education, training, and experience which provides the requisite knowledge, skills, and abilities for this job. Knowledge of general construction practices, procedures, and requirements is required. International Code Council certification as a Property Housing and Maintenance Inspector, Georgia Association of Code Enforcement Level III Certification, and Certification as a Level 1B Soil and Erosion Inspector are also required or obtained within 24 months of the date of employment.

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The City has the right to revise this position description at any time and does not represent in any way a contract of employment.

Employee Signature

Date

Supervisor (or HR) Signature

Date

Position Description

Job Title: Public Safety Supervisor
Department: Police
Pay Grade: 112
FLSA Status: Non-Exempt
Designation: Safety Sensitive

JOB SUMMARY

This position oversees, coordinates, and supervises the activities of a team of Public Safety Officers, ensuring that administrative and low-risk services that are often handled by police officers are handled to free police officers up to handle higher-priority risk calls for service while adhering to policies, maintenance of public order, and the safety of the community. The supervisor provides leadership, direction, and administrative support to Public Safety Officers, ensuring that operations are conducted efficiently and according to established protocols. This position does not have arrest powers and has limited enforcement responsibilities.

MAJOR DUTIES

The following duties are normal for this position. The omission of specific statements of the duties does not exclude them from the classification if the work is similar, related, or a logical assignment for this classification. Other duties may be required and assigned.

- Supervises on-duty Public Safety Officers personnel; directs the daily activities of subordinate employees; coordinates shift activities and exchange of pertinent information with other units.
- Keeps the appropriate commander informed of problems, services, and activities of the unit.
- Assists with ensuring departmental rules and regulations and work methods and procedures are followed.
- Assists with field training for new Public Safety Officers.
- Verifies the work of new Public Safety Officers for accuracy, proper work methods, techniques, and compliance with the application of standards and specifications; ensures adherence to safe work practices and procedures.
- Advises and assists subordinates with priorities, and procedures
- Ensures compliance with departmental rules and regulations.
- Schedules, coordinates, and assigns work; assures that personnel are assigned to shifts that provide optimum effectiveness in terms of current situations and circumstances governing deployment; ensures the training of Public Safety Officers in correct methods and procedures; reviews and evaluates employee performance.
- Completes daily duty roster as directed.
- Maintains administrative records and files (such as time logs, leave requests, duty rosters, and electronic timesheets).
- Identifies personnel training needs and makes recommendations for specialized training.
- Performs public relations duties; answers questions, addresses concerns, and gives information to the public, civic organizations, neighborhood groups, and business groups; attends meetings as necessary.

- Respond to complaints and questions related to Public Safety Officers' issues and activities; mediate disputes; provide information, research problems, and initiate problem resolution.
- Ensures the maintenance of Public Safety Officers' uniforms, vehicles, and equipment in accordance with department policies and procedures.
- Inspects subordinate personnel for fitness for duty; instructs and advises personnel in their work and/or in practices and procedures to be followed.
- Communicates with supervisors, employees, other departments, the public, and other individuals as needed to coordinate work activities, review the status of work, exchange information, or resolve problems; responds to requests for service or assistance.
- Attends court and testifies in judicial proceedings.
- Operates department vehicle in the performance of duties.
- Performs other related duties as required or assigned.

KNOWLEDGE, SKILLS AND ABILITIES REQUIRED BY THE POSITION

- Ability to communicate clearly and concisely, both orally and in writing.
- Ability to learn effectively to operate a police radio.
- Ability to establish and maintain effective working relationships with those contacted in the course of work.
- Ability to independently provide information and resources.
- Ability to investigate complaints and mediate resolutions in a timely and tactful manner.
- Ability to maintain records and prepare reports.
- Ability to make oral presentations and testify in court.
- Ability to prepare accurate and detailed documentation of investigation findings.
- Ability to prepare clear and concise technical reports.
- Ability to research, compile, and collect data.
- Ability to respond to inquiries, complaints, and requests for service fairly and tactfully.
- Ability to type and enter data accurately at a speed necessary for successful job performance.
- Ability to understand and follow oral and written instructions.
- Ability to work independently in the absence of supervision.
- Knowledge of city services and organizational structure.
- Knowledge of effective public relations practices.
- Knowledge of geographic features and locations within the area served.
- Knowledge of departmental and city policies and procedures and federal, state, and local laws and regulations.
- Knowledge of methods and techniques of business correspondence and technical report preparation.
- Knowledge of modern office procedures, methods, and equipment including computers and supporting word processing and spreadsheet applications.
- Knowledge of occupational hazards and standard safety practices.
- Knowledge of operations, services, and activities of a municipality.
- Knowledge of principles and procedures of record keeping.
- Knowledge of procedures involved in the methods and techniques of conducting and documenting field investigations.

PHYSICAL DEMANDS

Sit or stand for prolonged periods; ability to read from a computer screen and printed material; fine finger dexterity to manipulate computer keyboard and mouse; speak audibly and clearly; hear in-person, radio, and telephone conversations; occasionally transport objects weighing up to 25 lbs. Effective audio and visual discrimination and perception are needed to make observations, read and write, drive safely, and simultaneously operate emergency lights, sirens, radio, and computers.

WORK ENVIRONMENT

Work is performed predominantly in a variety of field-based environments and less in office settings and may require exposure to dangerous situations; if justified, willing to work any hour of the day or night (shift work), overtime, weekends on call, and holidays; work at any location in the city and travel in specific assignments.

SUPERVISORY AND MANAGEMENT RESPONSIBILITY

Exercise supervision over Public Safety Officers.

MINIMUM QUALIFICATIONS

Associate's degree in a related field (preferred); four (4) years of work experience involving a high level of public contact including some experience dealing with the public in an enforcement, inspection, investigation, or customer service capacity; or any equivalent combination of education, training, and experience which provides the requisite knowledge, skills, and abilities for this job; valid Georgia Driver's License; successfully passed pre-employment medical and drug screen; satisfactory motor vehicle record (MVR); and acceptable background investigation.

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Employee Signature

Date

Supervisor (or HR) Signature

Date

Position Description

Job Title: Records Supervisor
Department: Police
Pay Grade: 115
FLSA Status: Non-Exempt
Designation: Safety Sensitive

JOB SUMMARY

This position is responsible for directing, coordinating, and supervising the activities of the Records Unit.

MAJOR DUTIES

The following duties are normal for this position. The omission of specific statements of the duties does not exclude them from the classification if the work is similar, related, or a logical assignment for this classification. Other duties may be required and assigned.

- Develops and implements goals, policies, and priorities; oversees the training of employees; evaluates work plans, staffing, and organizational effectiveness of the Records Unit operations; analyzes and solves problems.
- Plans, directs, coordinates, and reviews the work of the Police Records Unit staff, assigns work activities, projects, and programs; reviews and evaluates work products, methods, and procedures; meets with staff to identify and resolve problems.
- Selects, trains, motivates, and evaluates assigned personnel; provides or coordinates staff training; works with employees to correct deficiencies; implements corrective action when needed.
- Assume responsibility for the overall efficiency of records equipment; troubleshoot technical problems; oversee the evaluation, procurement, and implementation of equipment essential to record functions.
- Maintain a supply of general office materials, including print cartridges, toners, batteries, printer paper, and other miscellaneous office items.
- Orders, stocks, and maintains departmental forms and other necessary office documents.
- Acts as the liaison between the Stockbridge Police Department and the department's contracted Records Management System (RMS).
- Diagnose and correct records management systems problems through consultation with the appropriate City contacts and outside vendors.

KNOWLEDGE, SKILLS AND ABILITIES REQUIRED BY THE POSITION:

- Knowledge of personnel management and leadership principles.
- Ability to plan, schedule, assign, supervise, review, and evaluate the work of assigned staff.
- Ability to establish and maintain effective working relationships with those contacted in the course of work.
- Ability to communicate clearly and concisely, both orally and in writing.
- Ability to understand the organization, operation, and services of the city, the Police Department, and outside agencies as necessary to assume assigned responsibilities.
- Ability to understand, interpret, and apply general administrative and departmental policies and procedures.

- Ability to analyze problems, identify alternative solutions, project consequences of proposed actions, and implement recommendations in support of goals.
- Ability to adapt to changing technologies and learn the functionality of new equipment and systems.
- Knowledge of Georgia Open Records and Public Disclosure Laws.
- Knowledge of principles and methods of records and information management.
- Knowledge of crime reporting through the Federal Bureau of Investigation (FBI), National Incident-Based Reporting System (NIBRS) and Uniform Crime Reports (UCR).
- Knowledge of Georgia Electronic Accident Reporting System (GEARS).

PHYSICAL DEMANDS

Sit or stand for prolonged periods; correctable visual acuity to read a computer screen and a typeset page; fine finger dexterity to manipulate computer keyboard and mouse; speak audibly and clearly; hear in-person, radio, and telephone conversations; occasionally transport objects weighing up to 25 lbs.

SUPERVISORY AND MANAGEMENT RESPONSIBILITY

Exercise supervision over records personnel and support positions as assigned.

WORK ENVIRONMENT

Work is performed in an office and or remote environment and on or about the grounds of police facilities. Work may be performed under highly stressful conditions and/or with assigned deadlines.

MINIMUM QUALIFICATIONS

Bachelor's degree in Business Administration, Public Administration, or related field desired; four (4) to six (6) years of progressively responsible experience in records supervision. Any equivalent combination of education, training, and experience that provides the knowledge, skills, and abilities for the job may be considered in lieu of educational requirement; valid Georgia Driver's License; successfully pass pre-employment medical and drug screen; satisfactory motor vehicle record (MVR); and acceptable background investigation.

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Employee Signature

Date

Supervisor (or HR) Signature

Date

Position Description

Job Title: Multimedia Specialist
Department: Police
Pay Grade: 108
FLSA Status: Non-Exempt
Designation: Safety Sensitive

JOB SUMMARY

This position is responsible for producing and managing various forms of digital content, including social media, video, graphic design, photography, audio, and other media. This role requires a proactive, detail-oriented individual with technical expertise to develop high-quality multimedia assets aligned with our organization's goals and brand identity.

MAJOR DUTIES:

The following duties are normal for this position. The omission of specific statements of the duties does not exclude them from the classification if the work is similar, related, or a logical assignment for this classification. Other duties may be required and assigned.

- Plans, captures, and edits professional-quality video, audio, and photographic content including but not limited to the purpose of information, marketing, and promoting.
- Plans, develops, and executes creative concepts, including but not limited to storyboards, scripts, and production schedules.
- Ensures all video and photographic content is optimized for multimedia platforms, including but not limited to websites and social media.
- Designs and edits visually compelling graphics and layouts for multimedia marketing, including but not limited to digital marketing, social media content, and infographics.
- Manages and maintains brand consistency across all creative multimedia, ensuring alignment with the organization's goals and brand identity.
- Plans, develops, and prepares multimedia, including but not limited to print and web, while adhering to technical specifications and brand guidelines.
- Collaborates with other team members to create dynamic multimedia.
- Manages multimedia projects concurrently, ensuring all content is of professional quality and delivered on time.
- Maintains and manages assigned multimedia technology and equipment, including but not limited to cameras, audio gear, lighting, computer, and computer software.
- Stays current with emerging, including but not limited to, technologies, software, and multimedia trends to ensure the organization remains at the forefront of digital content creation and delivery.
- Provides input during the procurement process for new multimedia technology and equipment.

KNOWLEDGE, SKILLS, AND ABILITIES REQUIRED BY THE POSITION:

- Proven experience in multimedia production, including designing, synthesizing, and editing of video, audio, photography, graphics, and other media.
- Proficiency and understanding of industry-standard software and tools, including but not limited to Adobe Creative Suite (Adobe Pro, Premiere Pro, Photoshop, Illustrator, After Effects, Adobe Express, Adobe Firefly, Adobe Stock, Lightroom, InDesign, Adobe Fonts,

Photoshop Express, Frame.io, Adobe Fresco, Media Encoder, Adobe Color, Capture, Behance, Portfolio, Audition, Animate, Bridge, InCopy, Character Animator, Aero, Lightroom Classic, Dreamweaver, and Mixamo) and other relevant editing platforms.

- Experience and familiarity with professional multimedia technology and equipment, including but not limited to cameras, audio gear, lighting, computer, and computer software.
- Strong understanding of multimedia platforms, including but not limited to social media and their specific content requirements.
- Ability to manage and oversee multiple projects simultaneously and meet tight timelines with exceptional attention to detail.
- Exceptional verbal and written communication skills.

PHYSICAL DEMANDS:

Sit or stand for prolonged periods; correctable visual acuity to read a computer screen and a typeset page; fine finger dexterity to manipulate computer keyboard and mouse; speak audibly and clearly; hear in-person, radio, and telephone conversations; occasionally transport objects weighing up to 25 lbs.

WORK ENVIRONMENT:

Work is performed in an office and remote environment with extensive time spent at a computer workstation. Great mental effort is required daily; moderate mental pressure and fatigue exist during a normal workday due to constant exposure to deadlines; and frequent contact with high-profile individuals. The environment includes a normal range of noise and other distractions with low everyday risks working around standard office equipment. Occasional visits to other departmental work sites may be required. Some travel to professional meetings is expected.

MINIMUM QUALIFICATIONS:

Associate or Bachelor's degree in Multimedia Production, Digital Media, or a related field, with at least 3 years of professional experience in multimedia production, including video, photography, audio, graphic design, and digital marketing and/or any equivalent combination of education, training, and experience which provides the requisite knowledge, skills, and abilities for the position. Proficiency in Adobe Creative Suite (Premiere Pro, Photoshop, Illustrator, After Effects) and experience with professional multimedia equipment (cameras, audio, lighting) are required. Candidates must have strong project management skills, advanced photography/videography expertise, and familiarity with social media and digital content platforms. Strong verbal and written communication skills, along with the ability to manage multiple projects and tight deadlines, are essential.

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Employee Signature

Date

Job Title: Assistant Court Clerk II

PG: 108: Min.: \$43,901.96 Max: 68,049.04

Job Summary: The Assistant Court Clerk position assists the Court Clerk in the management of all administrative and clerical functions related to operation of the court, including receiving, examining, preparing, and processing a variety of legal documents in support of court operations, and other duties as required by law.

Class Characteristics:

Assistant Court Clerk: This is the entry- to mid-level classification.

Major Duties:

- Advises the public, defendants and attorneys regarding court dates, fines issued, and other miscellaneous information as requested in a professional manner.
- Answers department's phones and provides procedural information, explains court processes, and assists individuals in locating forms and information.
- Receives and provides receipts for payments received via money order, cashier's check, credit card and updates financial records.
- Enters disposition information accurately into court's case management database.
- Prepares certified copies of case dispositions when requested.
- Recalls warrants and withdraws license suspensions based on offender's compliance, records judgments and dismissals in court database
- Prepares continuances and schedules cases for hearings, conferring with the appropriate individuals according to established procedures, distributes calendars and related case files for review.
- Receives and citations and summons from the Police Department and maintains proper filing system for court folders.
- Utilizes GCIC and NCIC to prepare criminal/driving histories.
- Demonstrates a continuous effort to improve operations, decrease turnarounds times, streamline work processes, and work cooperatively and jointly to provide quality seamless customer service.
- Performs a variety of office and court support work, prepares letters, correspondence, forms and other documents, maintains copies of documents, operates computers, maintains and updates files and databases, generates computer reports, performs word processing, operates office equipment, maintains and retrieves archived records.
- Performs other duties as assigned.

Additional Duties for the Assistant Court Clerks:

- Maintains court records and files, such as records of court-appointed counsel, motions, and compliance documents.
- Prepares a variety of documents related to court operations and coordinates

Job Title: Assistant Court Clerks (continued)

- the flow of documents necessary for court assignment, arranges for interpreters.
- Performs difficult and complex duties related to reviewing legal documents and examining them for accuracy, completeness and conformity to requirements.
- Oversees the management of special program areas.
- Is willing and able to accept cross training and work assignments in all units.
- Assists and cooperates with the cross-training of other Court Clerks.

Knowledge Required by the Position:

- Personal computers and standard software applications related to court support work.
- Basic filing and financial record keeping systems.
- Basic accounting practices.
- Sufficient knowledge in taking and receipt cash money, accurately calculate and give change, balance a cash drawer and perform calculations using addition, subtraction, multiplication and division.
- Accurately set up, monitor and maintain financial records.
- Work independently and follow instructions.
- Establish and maintain cooperative working relationships with others, individually and in a team environment.
- Learn court policies, procedures, documents and terminology affecting assigned functions.
- Ability and willingness to accept varied work assignments.
- Knowledge of or ability to understand modern records management techniques and retrieval systems.
- As an essential function of this position, the employee must be able to handle high levels of stress satisfactorily and be congenial with other employees, court professionals and the public.
- Knowledge of or ability to understand and interpret local and state laws, policies, codes, and regulations.
- Ability to communicate clearly and effectively, orally and in writing.
- Ability to read, analyze and interpret complex documents.
- Ability to maintain confidentiality and exercise considerable skill in handling sensitive information and data.
- Knowledge of modern office procedures and equipment.
- Consistently demonstrate ability to respond to changing situations in a flexible manner in order to meet current needs, such as reprioritizing work as necessary.
- Ability to take the initiative to make decisions/choices without direct supervision.

- **Job Title: Assistant Court Clerks** (continued)

- Ability to carry out oral and written instructions.
- Ability to maintain an organized office environment.
- Ability to exercise judgment to resolve constituent inquiries.

Additional Knowledge for the Assistant Court Clerks:

- Proficient knowledge of legal procedures, documents and terminology used in court cases.
- Proficient knowledge of a variety of policies, rules, procedures and regulations.
- Proficient knowledge of statutes, policies and procedures, documents and terminology affecting assigned functions.
- Ability to perform a wide variety of complex and specialized clerical and accounting support work.
- Ability to interpret, explain and apply a variety of policies, rules, procedures and regulations.
- Ability to locate, read and understand statutes and instructions related to court processes and proceedings.
- Ability to understand and follow court calendar procedures.
- Ability to attend court sessions and perform a variety of support functions.
- Ability to effectively represent the court in responding to inquiries, providing assistance and dealing with concern from the public, community organizations, other County staff and agencies.
- Ability to perform a wide range of case processing functions.
- Ability to take and transcribe notes of court proceedings.
- Ability to prepare and maintain court calendars.
- Ability to work proactively and interact positively with all court staff, other staff contacted during the course of performing job duties, and the public.
- At the Court Clerk level, must possess the knowledge, skills, and ability to serve the supervising clerk in her/his absence.
- At the Court Clerk level, perform work demonstrating superior problem-solving skills and must possess the knowledge, skills, and ability to oversee the management of special program areas; must possess the knowledge, skills, and ability to perform specialized complex case processing and/or effectively perform all courtroom duties.
- At the Court Clerk level, must possess the knowledge, skills, and ability to mentor, train, and assign work to lower-level Court Clerks; must possess the knowledge, skills, and ability to perform special assignments.

Supervisory Controls: The work of the Assistant Court Clerks is performed under the general supervision of the Court Administrator.

Guidelines: Guidelines include state and federal laws and regulations governing municipal administration; City and departmental rules and regulations, and City ordinances, policies and procedures.

Job Title: Assistant Court Clerks (continued)

Complexity: Work requires analysis and judgment in accomplishing diverse duties. Work requires the exercise of independent thinking within the limits of

Job Title: Assistant Court Clerks (continued)

guidelines, policies, standards and precedents.

Personal Contacts: Contacts typically occur with co-workers, Judge, Solicitor, City Attorney, and the general public.

Purpose of Contacts: Contacts are typically to give and exchange information, resolve conflicts, solve problems and provide services.

Physical Demands: This work is performed indoors in an office setting and involves occasional light lifting.

Work Environment: This work is performed indoors in an office setting.

Supervisory and Management Responsibility: none

Minimum Qualifications:

Assistant Court Clerk: Associate's degree in criminal justice or a closely related field supplemented by two (2) years of experience performing responsible administrative support and clerical duties; or any equivalent combination of education, training, and experience which provides the requisite knowledge, skills, and abilities for this job; must possess within 12 months the Georgia Municipal Court Clerk Certification and within 90 days be certified with the Georgia Crime Information Center (GCIC); ability to accurately type a minimum of 45 words per minute.



Where Community Connects

2025 Events Calendar

#	Event	Date(s)	Time	Location (s)	Description
1	Job Fair	Thursday, April 24	10:00 am - 1:00 pm	Amphitheater Parking Lot	Job Fair to include Stockbridge businesses and Goodwill. Food Trucks.
2	Food Truck Tasty Tuesdays	Every Tuesday Beginning May 6 until July 29 (Except on May 27, June 17 and July 1)	5:30 pm - 8:00 pm	Clark Park	Food Trucks, DJ, Vendors
3	Memorial March	Monday, May 26	9:00 am - 11:00 am	Merle Manders parking lot to Memorial Park	Honoring our Heroes that are gone but not forgotten.
4	Juneteenth Celebration	Thursday, June 19	Gates open at 3:00 pm Concert from 5:00 pm - 9:00 pm	Amphitheater Stage	Stockbridge celebrates Juneteenth. Cultural dance and music performances.
5	Fourth of July Extravaganza	Friday, July 4	Gates open at 3:00 pm Concert from 5:00 pm - 9:00 pm	Amphitheater	Third annual event in Stockbridge with music, food trucks and fireworks.
6	Back to School Kick Off	Saturday, July 19	11:00 am - 1:00 pm	Amphitheater Parking Lot	Kicking off the new school year with rides, back pack and supply give away.
7	9/11 Ceremony	Thursday, September 11	8:00 am - 11:00 am	City Hall Steps	Honoring the Heroes of that infamous day. Mayor and special guests speak and remember.
8	BridgeFest	Saturday, September 27	Carnival opens at 3:00 pm. Gates open at 5:00 pm Concert from 7:00 pm - 10:00 pm	Stockbridge Ampitheater	Food Trucks, Vendors, Kids Rides, Rotating Acts on Stage
9	Pretty in Pink Breast Cancer Awareness Lunch/Fashion Show	Thursday, October 16	11:00 am - 2:00 pm	Merle Manders Conference Center	Dressy lunch, Fashion Show, Emcee/Music
10	Pretty in Pink Breast Cancer Awareness "Love Walk"	Saturday, October 18	10:00 am - 12:00 pm	Clark Park Walking Trail	Survivors celebrating other Survivors and their families in a walk
11	Veterans Day Lunch	Friday, November 7	11:00 am - 1:00 pm	Merle Manders Conference Center	Honoring our Local Heroes
12	Turkey Giveaway	Saturday, November 22	10:00 am - until supplies run out.	Amphitheater Parking Lot	The City of Stockbridge partners with local organizations to assist families with a FREE turkey give away for the holiday.
13	Holiday Festival & Tree Lighting	Friday, December 5	5:30 pm - 9:00 pm	Amphitheater Parking Lot	Santa & Mrs. Claus, rides and tree lighting to start the holiday season.
14	Volunteer Appreciation Dinner	Saturday, December 13	5:00 pm - 8:00 pm	MMCC Ballroom	City shows appreciation for all of the great volunteers with a dinner and entertainment

***Revised* CITY OF STOCKBRIDGE PLANNING AND ZONING 2025 FEE SCEHDULE**
Community Development Department

Acreage	Single-Family Residential		Multi-Family Residential		Commercial - Industrial		Mixed Use/ PUD		Development of Regional Impact (DRI)	
Acreage Numbers	Single-Family Residential Base Fee	Plus Acreage Tariff (per acre)	Multi-Family Residential Base Fee	Plus Acreage Tariff (per acre)	Commercial - Industrial Base Fee	Plus Acreage Tariff (per acre)	Mixed Use/PUD Base Fee	Plus Acreage Tariff (per acre)	DRI Pre-Application: (no zoning action)	DRI Application (Zoning Action)
0-5	\$ 250.00	\$ 50.00	\$ 500.00	\$ 50.00	\$ 750.00	\$ 50.00	\$ 1,000.00	\$ 50.00	\$ 100.00	add'l \$400
5.001-10.00	\$ 500.00	\$ 50.00	\$ 750.00	\$ 50.00	\$ 1,000.00	\$ 50.00	\$ 1,500.00	\$ 50.00	\$ 100.00	add'l \$400
10.001-20.00	\$ 750.00	\$ 50.00	\$ 1,250.00	\$ 50.00	\$ 1,500.00	\$ 50.00	\$ 2,000.00	\$ 50.00	\$ 100.00	add'l \$400
20.001-50.00	\$ 1,250.00	\$ 25.00	\$ 1,500.00	\$ 25.00	\$ 2,000.00	\$ 25.00	\$ 2,500.00	\$ 25.00	\$ 100.00	add'l \$400
50.001-100.00	\$ 1,750.00	\$ 25.00	\$ 2,250.00	\$ 25.00	\$ 3,500.00	\$ 25.00	\$ 4,000.00	\$ 25.00	\$ 100.00	add'l \$400
100.001+	\$ 3,000.00	\$ 25.00	\$ 2,500.00	\$ 25.00	\$ 3,500.00	\$ 25.00	\$ 4,500.00	\$ 25.00	\$ 100.00	add'l \$400

City of Stockbridge Revised 2025 Planning, Zoning & GIS Fee Schedule		
Type	Fee	
	Current	Proposed
Administrative Variance	\$300	\$300
Appeal To Admin Decision	\$500	\$500
Applicant Request To Propone Case	\$300	\$300
Annexation	\$300	\$400
Comprehensive Land Use Amendment	\$300	\$600
Concept Plan Review -PUD	\$50	\$100
Conditional Use	\$500, plus \$5/ac.	\$600
Final Plat	N/A	\$200
Lot Split/Combination/Replat /Address Plat Review	\$150	\$200
Minor Modification to PUD Master Dev. Plan	\$300	\$300
Major Modification to Site Plan/Zoning Conditions/Development Agreements	\$300	\$400
Planning Commission Address List	\$25	\$25
Preliminary Plat	N/A	\$500
Sign Permit Zoning Review	\$50	\$100
Special Use Permit	\$300	\$300
Temporary Permit for Special Event	\$50	\$75
Unified Development Code Text Admendment	\$300	\$400
Variance	\$500	\$600
Wireless Communications Facilities (WCF) Co-location Zoning Review	\$50	\$100
WCF Conditional Use Application (New)	\$7,000	\$7,000
Zoning Review for New Business	N/A	\$25
Zoning Verification Letter	\$50	\$150
Geographic Information Systems (GIS) - Maps & Plans	Current	Proposed
A-Size 8 1/2" x 11"	\$5	\$5
B-Size (11"x17")	\$10	\$10
C-Size (14"x22")	\$15	\$15
D-Size (24"x36")	\$20	\$20
E-Size (36"x44")	\$25	\$25
Comprehensive Plan Document	N/A	\$100
Livable Centers Initiative Document	N/A	\$50
Any other Community Development Plans	N/A	\$50

PROPOSED 2025 PARK PAVILION GAZEBO RENTAL FEES

CLARK PARK	FULL DAY		FULL DAY		FULL DAY		FULL DAY	
	CITY RESIDENT		NON-CITY RESIDENT		CITY RESIDENT		NON-CITY RESIDENT	
	APR - OCT		APR - OCT		NOV - MAR		NOV - MAR	
PAVILION 1	\$	250.00	\$	300.00	\$	200.00	\$	250.00
PAVILION 2	\$	250.00	\$	300.00	\$	200.00	\$	250.00
PAVILION 3	\$	250.00	\$	300.00	\$	200.00	\$	250.00

MEMORIAL PARK	FULL DAY		FULL DAY		FULL DAY		FULL DAY	
	CITY RESIDENT		NON-CITY RESIDENT		CITY RESIDENT		NON-CITY RESIDENT	
	APR - OCT		APR - OCT		NOV - MAR		NOV - MAR	
PAVILION 1	\$	250.00	\$	300.00	\$	200.00	\$	250.00
PAVILION 2	\$	250.00	\$	300.00	\$	200.00	\$	250.00
GAZEBO	\$	150.00	\$	200.00	\$	125.00	\$	150.00

GARDNER PARK	FULL DAY		FULL DAY		FULL DAY		FULL DAY	
	CITY RESIDENT		NON-CITY RESIDENT		CITY RESIDENT		NON-CITY RESIDENT	
	APR - OCT		APR - OCT		NOV - MAR		NOV - MAR	
PAVILION 1	\$	250.00	\$	300.00	\$	200.00	\$	250.00
PAVILION 2	\$	250.00	\$	300.00	\$	200.00	\$	250.00

The recommendation is to eliminate the half-day reservations of the pavillions and gazebo.





CITY OF

Stockbridge

GEORGIA

STOCKBRIDGE/BURKE CEMETERY

Unauthorized Interment Penalty

1.04.080 - General penalty for code violations.

- A. Whenever in this code or in any ordinance of the city any act is prohibited or is made or declared to be unlawful or an offense, or whenever in such code or ordinance the doing of any act is required or the failure to do any act is declared to be unlawful, where no specific penalty is provided therefor, such violation of any such provision of this code or any ordinance shall be punishable by a fine not exceeding one thousand (\$1000) dollars, by sentence of imprisonment not exceeding three hundred sixty-five (365) days and to work on the streets or public works for a period not exceeding three hundred sixty-five (365) days, any or all such penalties in the discretion of the recorder.
- B. The imposition of any such punishment shall not prevent the forcible removal or abatement of unlawful conditions and the imposition of a lien on the subject property for the cost thereof.

(Amended during 1991 codification; Code 1971, Sec. 1-8)

Penalty (Unauthorized Interment): \$1000.00

Effective January 1, 2023



Stockbridge Youth Council

Service Dates
August 2023 to June 2024

2025 Proposed Annual Budget

Presented by:
Dr. Alfreda Renee Gourdine
SYC Advisory Committee Chair



- ❖ SYC New Member Interviews – July
- ❖ Fill the Bus/Tasty Tuesday – July 2023
- ❖ City of Stockbridge Back to School Kick Off – July 2023
- ❖ Leadership Retreat - September 2023
- ❖ College Tours – September 2023

Stockbridge Youth Council

3rd Quarter (2023 in review)





- ❖ Lagrange Youth Symposium – October 2023
- ❖ Fall Festival – October 2023
- ❖ Breakfast with Stockbridge Police Department– December 2023
- ❖ SYC Tinsel and Toys Holiday Family Fun Day – December 2023

Stockbridge Youth Council

4th Quarter (2023 in review)

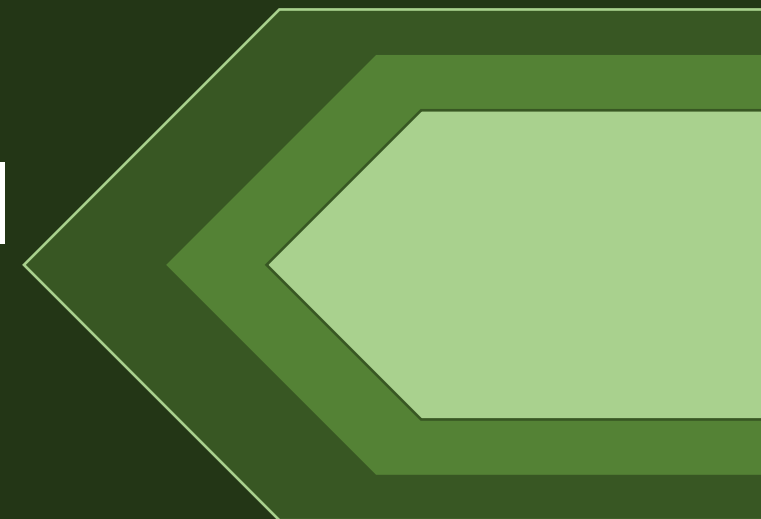




- ❖ Area Beautification (Monthly)
- ❖ MLK Jr. Day of Service Community Clean-up - January 2024
- ❖ GMA Youth Forum - February 2024

Stockbridge Youth Council

1st Quarter (2024 in review)





- ❖ African American Heritage Program – February 2024
- ❖ Young & Gifted Honors Ceremony – February 2024
- ❖ 1st SYC Youth Entrepreneur Expo – March 2024
 - ❖ Dinner & Discussion – April 2024

Stockbridge Youth Council

1st Quarter (2024 in review)





SPD Appreciation/Partnership Dinner- April 2024
 Mothers Day Appreciation Tea - April 2024
 Senior Banquet - May 2024
 Father's Day Appreciation Brunch - June 2024

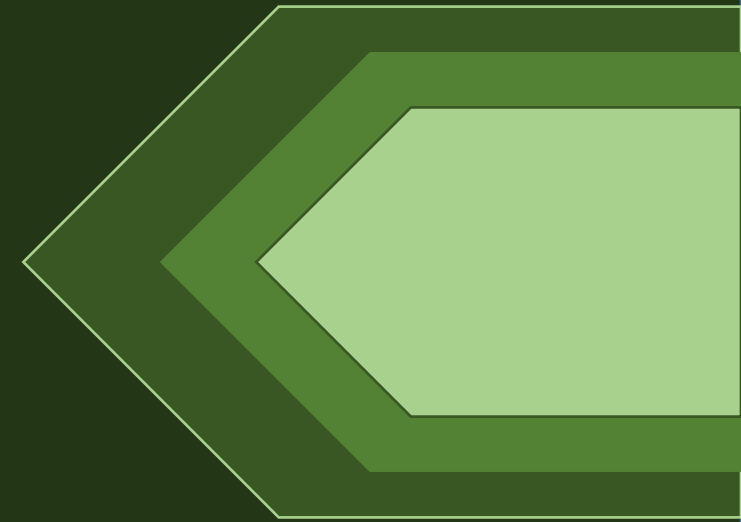
Stockbridge Youth Council

2nd Quarter (2024 in review)



Annually the SYC pinpoints an initiative that they will support. The remainder of 2024 and beginning of 2025's initiative, we will continue to drive the importance of Teen Violence. The SYC will brainstorm 2025 and 2026 initiative during the monthly meetings and SYC Leadership Retreat.

Stockbridge Youth Council 2025 Initiative



Quarter One: January – March

- SYC Retreat – Training and Teambuilding
 - Area Beautification
- City of Stockbridge Events/Community Involvement
 - GMA Youth Forum
- Community Service Project - TBD

Quarter Two: April – June

- SYC/SPD Dinner and Discussion
- City of Stockbridge Events/Community Involvement
 - SYC Annual Youth Entrepreneur Expo
 - Area Beautification
 - Senior Banquet

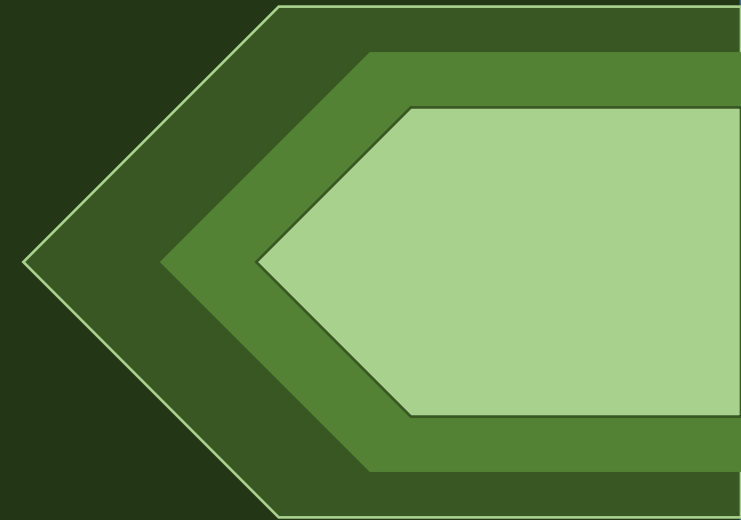
Quarter Three: July – September

- SYC Leadership Training Retreat
- City of Stockbridge Events/Community Involvement
 - Tasty Tuesday “Fill the Bus”
- City of Stockbridge “Back to School Drive”
 - Career Readiness Event/College Tour
 - Area Beautification

Quarter Four: October – December

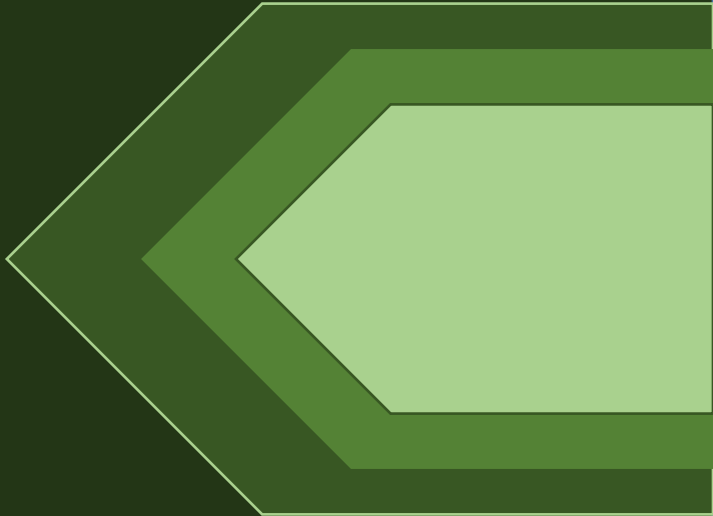
- Fall Festival
- GMA Youth Symposium
- City of Stockbridge Events/Community Involvement
- SYC Tinsel Toys and all the Joy Holiday Family Event
 - Area Beautification

Stockbridge Youth Council 2025 Proposed Calendar



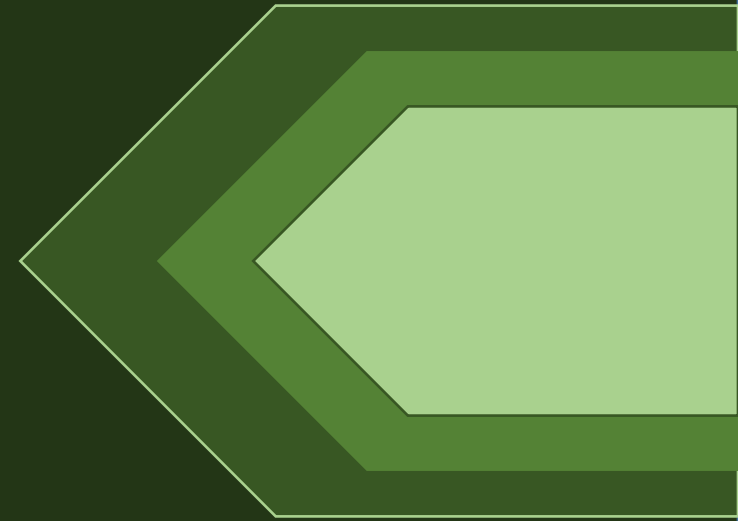
<u><i>Line Item</i></u>	<u><i>Amount</i></u>
Meals	\$1500.00
Lodging	\$3000.00
Training	\$4000.00
Advertising	\$600.00
Transportation	\$1360.00
Office Supplies	\$360.00
Apparel	\$1260.00
Beautification	\$600.00
Events	\$7840.00
MISC	\$980.00
Total:	\$21,500.00

Stockbridge Youth Council 2025 Budget Proposal





QUESTIONS



An aerial photograph of a town square in Stockbridge, Massachusetts. The square is filled with a large crowd of people, many of whom are sitting on the ground. There are several buildings around the square, including a large, curved building with a central dome and a smaller building with a steeple. The image is overlaid with a semi-transparent orange filter.

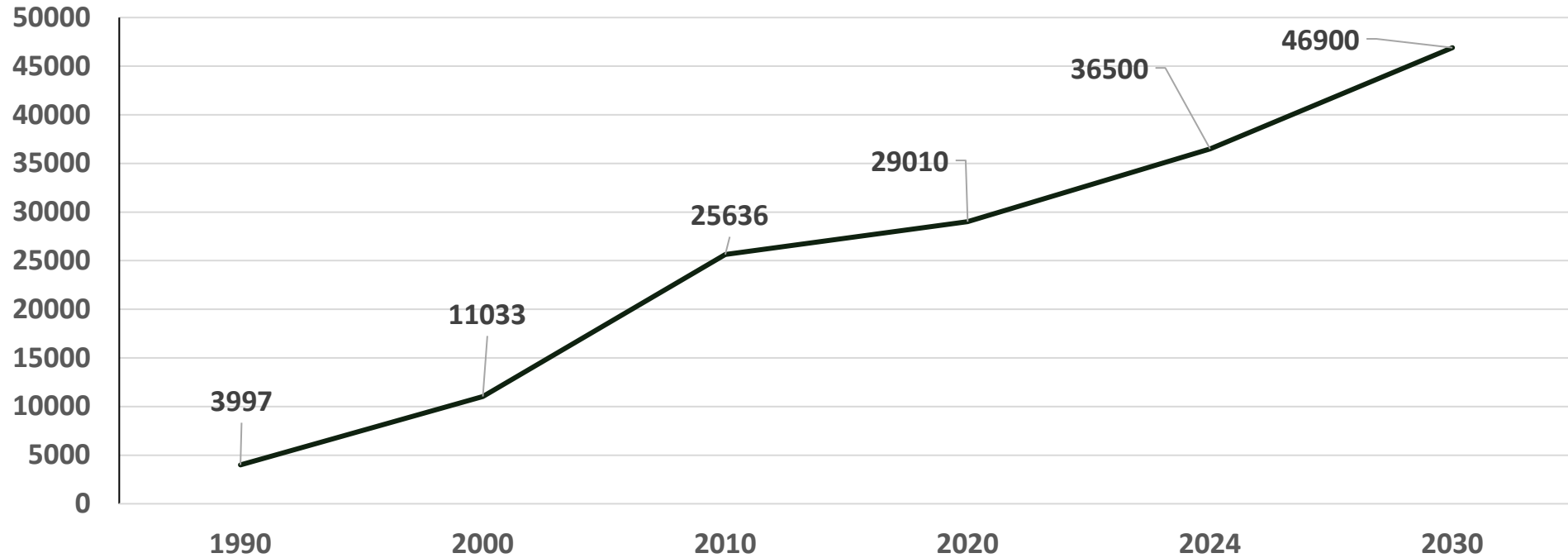
Stockbridge

Where Community Connects

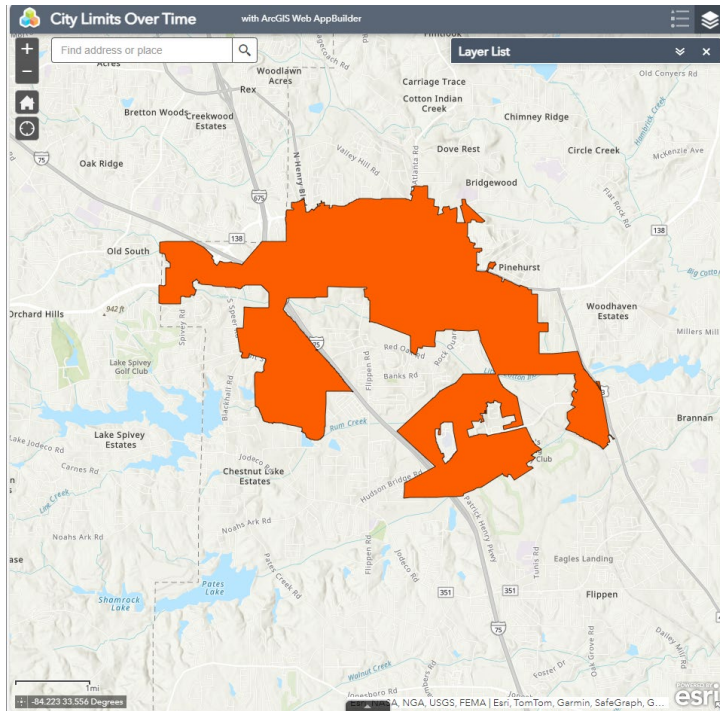
FY 2025 Proposed Budget
Presented by Frederick Gardiner AICP, City Manager

Stockbridge Future Growth

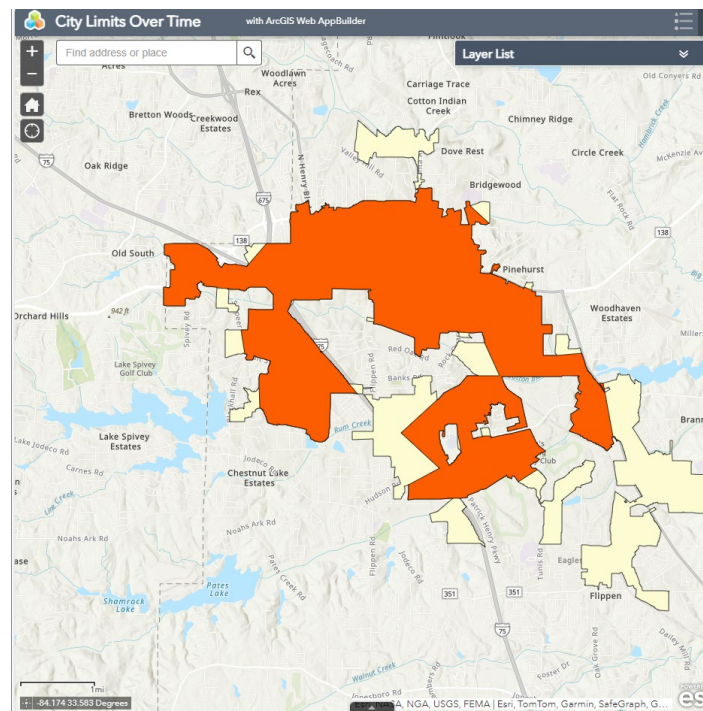
Population Projected Year Over Year to 2030



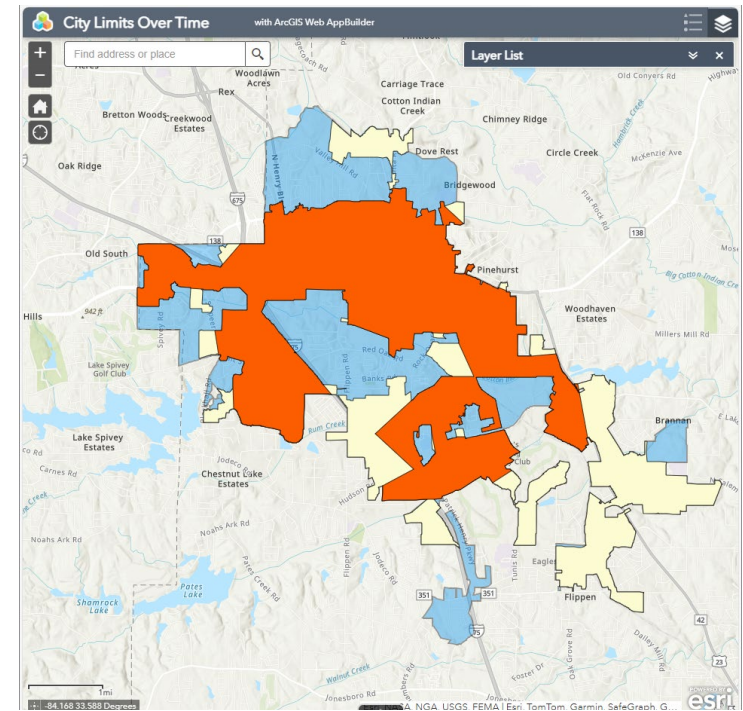
Stockbridge Future Growth



1996



2009



2024

WHAT'S IN THE BUDGET HIGHLIGHTS

- Priorities:
 - Road and Sidewalk Improvements
 - Increase in Police Officers and Crime Fighting Equipment
 - No Property Millage Rate Increase
 - No Fee or Utility Rate Increase
 - 4% COLA For All Qualified Employees
 - Reduced Health Benefits Cost For The City
- Special Projects:
 - Youth Senior and Performing Arts Center
 - Parks Improvements – New Eagles Landing, Memorial Park
 - Trail System Expansion
 - North Henry Blvd Pedestrian Bridge Planning
 - Water and Sewer System Upgrades
 - New Maintenance Facility for Public Works

City of Stockbridge

Challenges and Opportunities

Increase Demands
on Public Safety as
we grow

Opportunity to
Redevelopment and
Revitalize Downtown

Connecting Regionally,
Nationally and
Internationally

Increase Demands on
Public Works - Systems

New Development at high
Value increase Tax Base

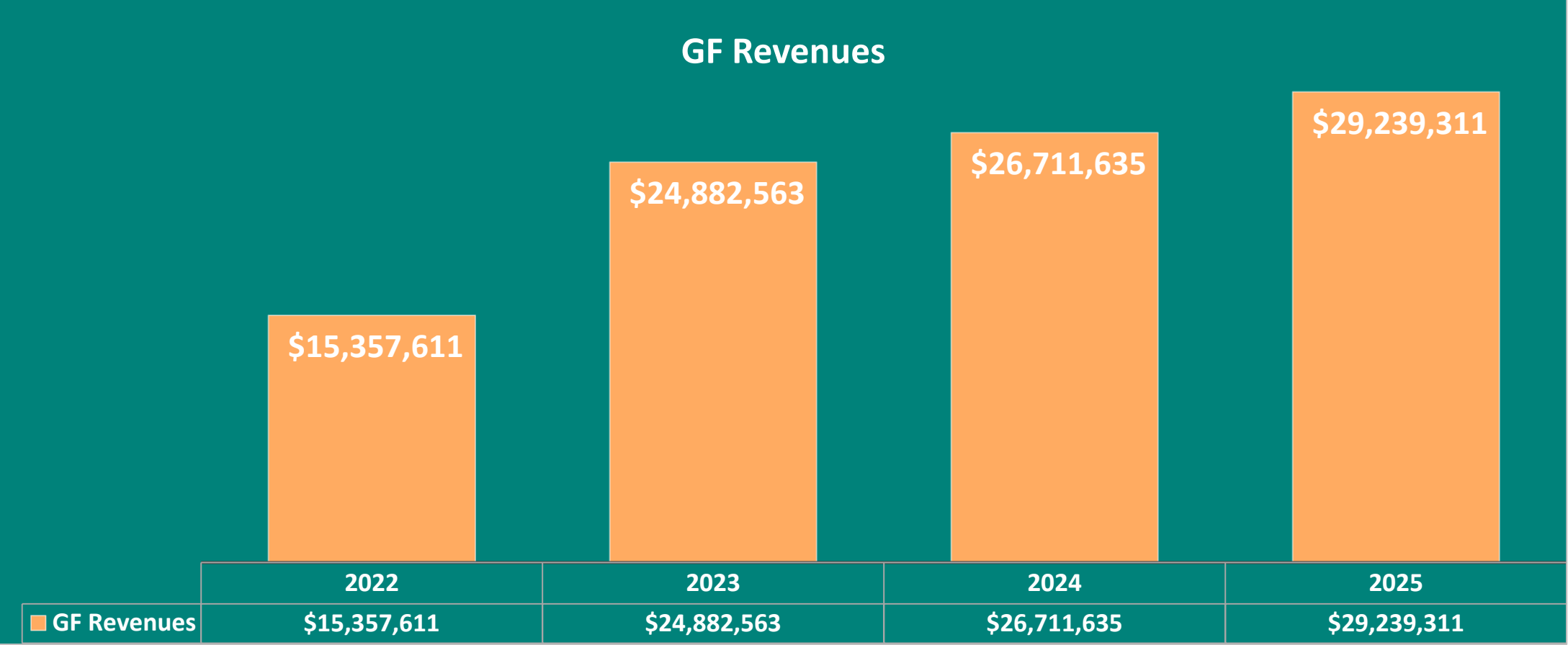
Become the Beacon of
the Southern Crescent



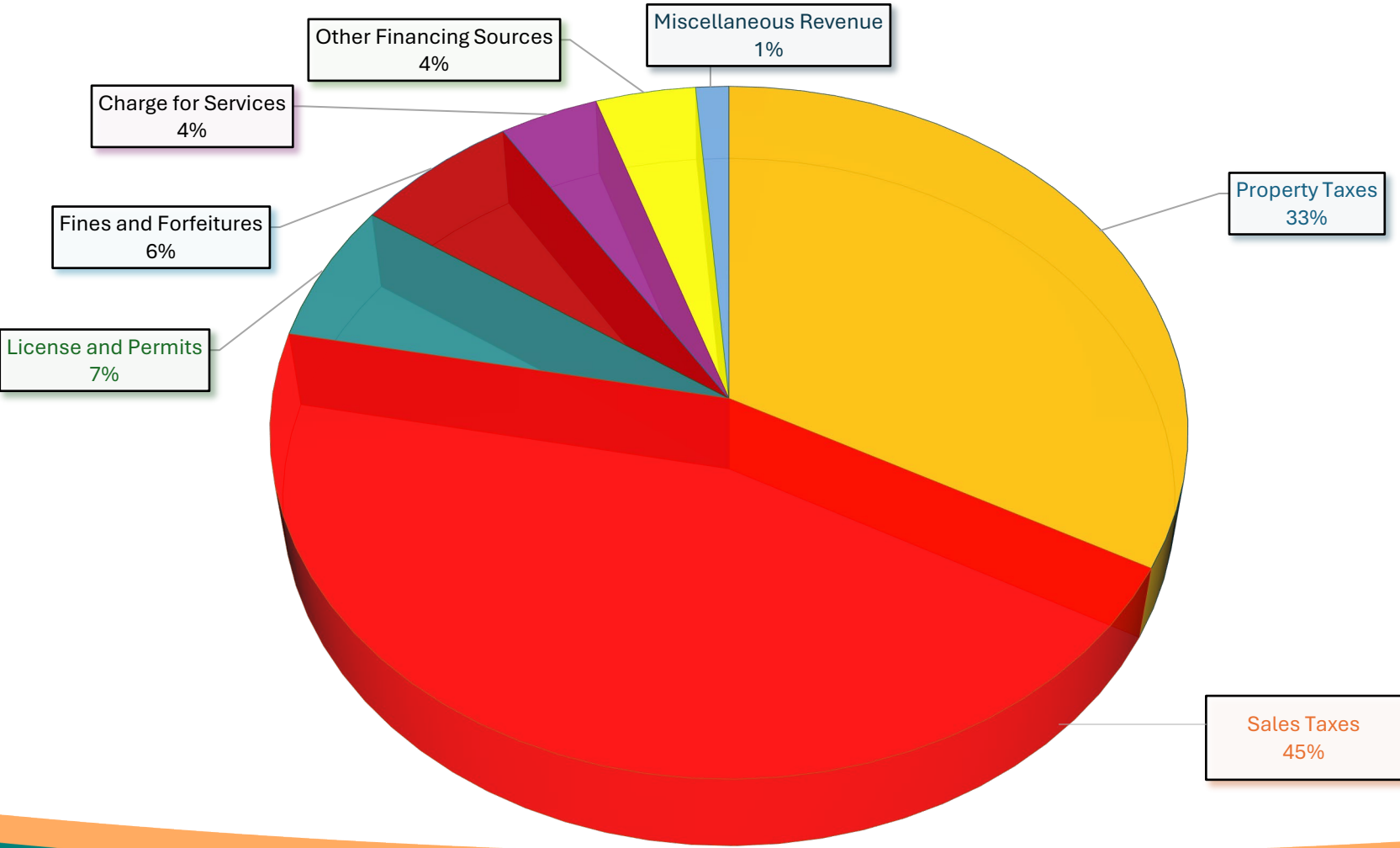
City of Stockbridge FY 2025 Budget General and All Funds Highlight

- General Fund Revenue to Expenses:
 - Revenues = \$29,239,311
 - Expenditures = \$29,239,311
 - General Fund Revenue to Expenses is Balanced.
- Total Budget Across All Funds:
 - Revenue = \$62,188,518
 - Expenditures = \$62,188,518
- Across All Funds (General and Enterprise Funds)
 - Revenue and Expenditures are Balanced.

City of Stockbridge Comparison of
FY 2022 – FY 2024
General Fund Operations Budget



General Fund Revenue Comparison By Type



City of Stockbridge

Three Year Comparison of Revenues General Funds

GENERAL FUND	FY 2022 ACTUAL	FY 2023 ACTUAL	FY 2024 ADOPTED	FY 2025 PROPOSED
TAXATION	\$13,493,766	\$15,384,672	\$22,721,810	\$24,149,868
LICENSES AND PERMITS	\$764,003	\$1,325,833	\$1,187,000	\$1,418,500
INTERGOVERNMENTAL REVENUE	\$281,849	\$1,212,068	\$228,000	\$288,000
CHARGE FOR SERVICES	\$280,123	\$356,380	\$343,600	\$840,800
FINES AND FORFEITURES	\$256,485	\$910,000	\$910,000	\$1,410,000
INVESTMENT INCOME	\$1,256	\$1,893	\$1,800	\$1,800
MISCELLANEOUS REVENUE	\$158,870	\$4,722,024	\$244,426	\$280,826
OTHER FINANCING SOURCES	\$121,260	\$969,694	\$1,015,000	\$849,517
TOTAL REVENUES	\$15,357,612	\$24,882,563	\$26,711,636	\$29,239,311

GENERAL FUND EXPENSES HIGHLIGHTS



Stockbridge
Where Community Connects



DEPARTMENT	FY 2024 ADOPTED	FY 25 PROPOSED	VARIANCE
Governing Body	592,880.00	581,904.00	(10,976.00)
City Clerk	364,369.98	439,020.00	74,650.02
Executive	784,581.99	794,655.00	10,073.01
Finance	1,053,689.29	1,399,989.00	346,299.71
Non-Departmental	736,200.00	1,540,755.00	804,555.00
Business Services	236,711.30	261,723.00	25,011.70
Information Technology	1,119,936.41	891,286.00	(228,650.41)
Human Resources	612,480.65	981,003.00	368,522.35
Government Buildings	673,944.67	1,073,708.00	399,763.33
Municipal Court	678,195.07	719,406.00	41,210.93
Police Department	8,200,000.00	8,710,605.00	510,605.00
Public Services	4,696,100.00	4,169,046.00	(527,054.00)
City Events	590,000.00	670,000.00	80,000.00
Parks	181,000.00	221,000.00	40,000.00
Permitting	618,575.39	670,259.00	51,683.61
Planning	614,199.92	743,760.00	129,560.08
Economic Development	353,709.07	464,159.00	110,449.93
Main Street	238,612.89	256,059.00	17,446.11
GIS	117,880.55	125,974.00	8,093.45
<i>Other Financing Uses</i>	<i>4,248,568.76</i>	<i>4,525,100.00</i>	<i>276,431.24</i>
	26,711,635.94	29,239,311.00	2,527,675.06

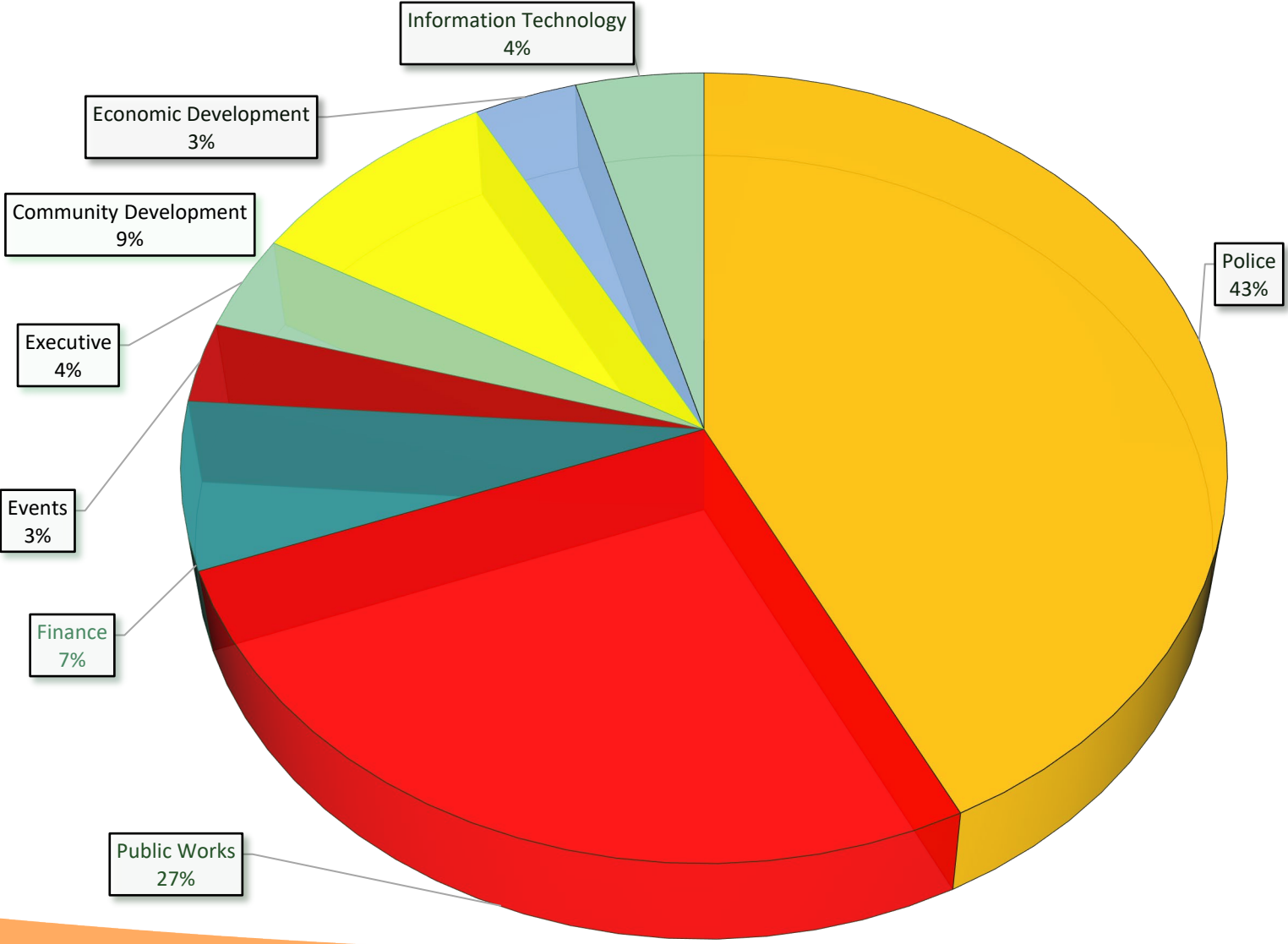
	FUND	EXPENDITURES	REVENUES
100	GENERAL FUND	29,239,311.00	29,239,311.00
210	CONFISCATED ASSETS	-	-
211	PROPERTY AND EVIDENCE	-	-
230	ARPA	-	-
255	GRANTS	1,468,083.00	1,468,083.00
275	HOTEL / MOTEL	375,000.00	375,000.00
320	SPLOST V	6,877,628.00	6,877,628.00
321	SPLOST VI	-	-
335	TSPLOST	5,607,801.00	5,607,801.00
350	URBAN REDEVELOPMENT Authority	2,269,053.00	2,269,053.00
353	CITYWIDE PROJECTS	-	-
355	DOWNTOWN DEVELOPMENT AUTHORITY	45,000.00	45,000.00
357	CITYWIDE DOWNTOWN AUTHORITY	45,000.00	45,000.00
360	PUBLIC FACILITIES AUTHORITY	4,050,060.00	4,050,060.00
495	CEMETERY	10,000.00	10,000.00
505	SEWER	1,983,107.00	1,983,107.00
505	WATER	2,462,638.00	2,462,638.00
505	DEBT SERVICE	194,472.00	194,472.00
510	STORMWATER	1,102,232.00	1,102,232.00
540	SANITATION	3,095,321.00	3,095,321.00
555	MERLE MANDERS CONFERENCE CENTER	713,912.00	713,912.00
565	AMPHITHEATER	2,600,000.00	2,600,000.00
	GENERAL FUND TOTAL	62,188,518.00	62,188,518.00

City Of Stockbridge

General Fund Expenditures By Department

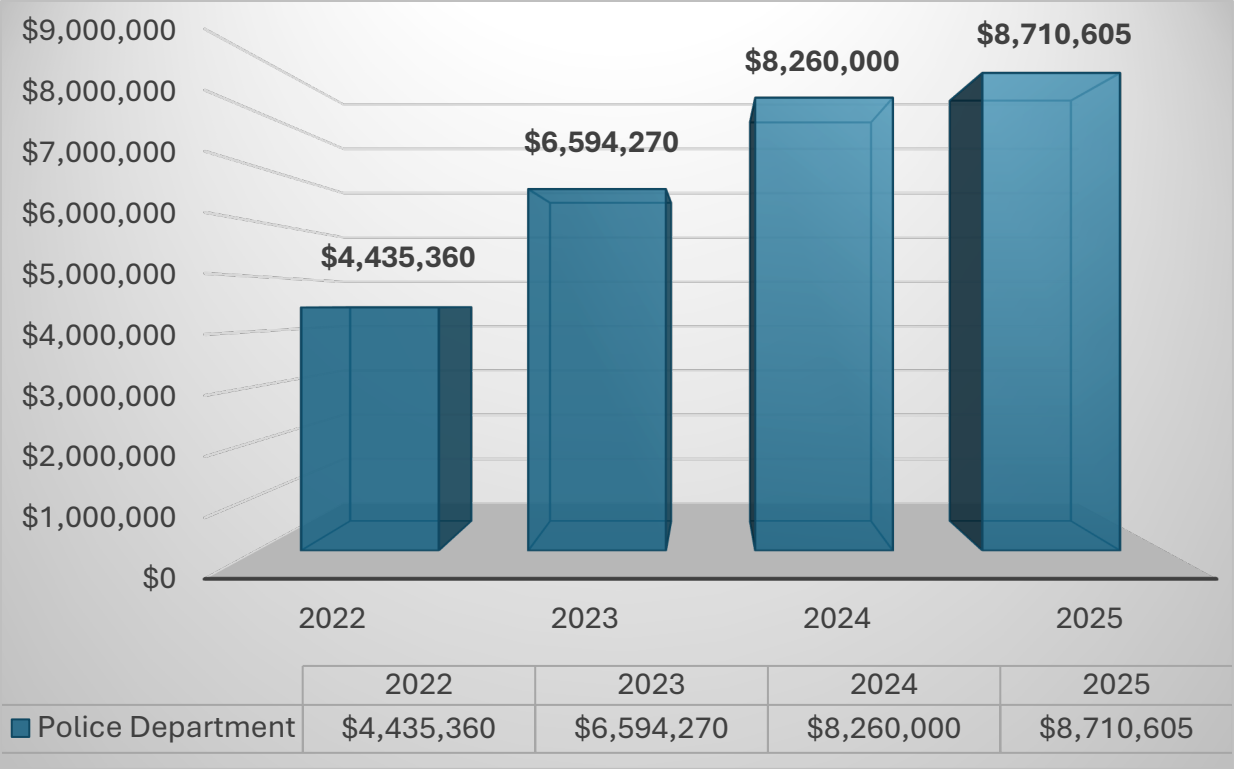


Overall General Fund Comparison By Department



Department Overview:

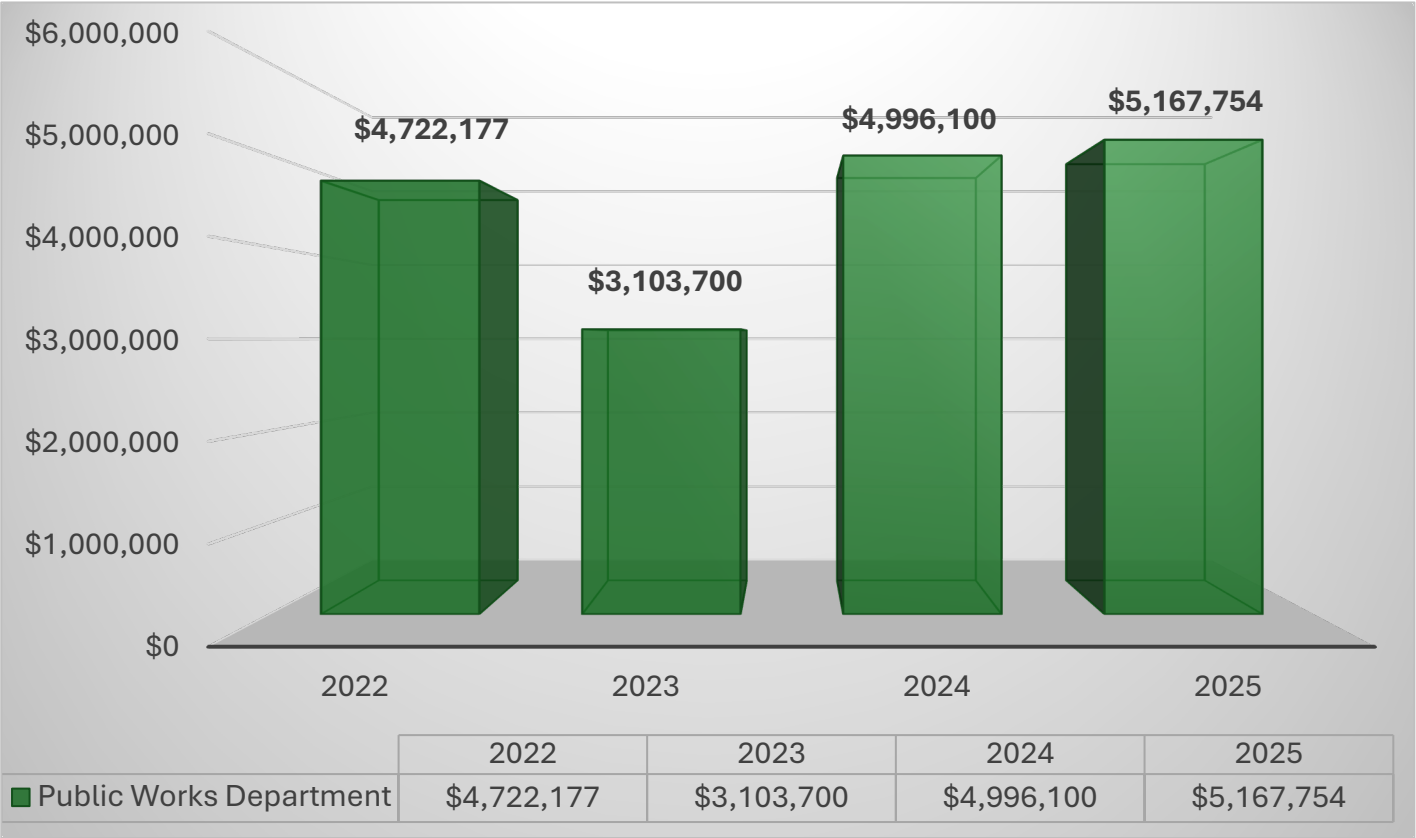
- Personnel Status -approved for 67 Police Officers
 - Goal to pursue additional grants and alternative funding to expand the numbers of sworn officers
 - Provide community resource training for officers and leadership training for command staff.
- Vehicle Status - Police vehicles assigned to department
 - Transition to EV on administrative and detective vehicles
 - Goal is to add six (6) interceptors for new staff
- Community Programs
 - Institute Police Cadet/Explorer Program to engage community youth interested in a law enforcement career
 - Institute Volunteers in Police Service to leverage members of the community in support of law enforcement activities
- Implement 5-Year Crime Prevention Plan
 - Goal: Institute Crime Scene Processing Integration
 - Goal: Continue Citywide Surveillance Program with an increase in flock and camera.



City Of Stockbridge Public Works Department - FY 2025 Total Budget

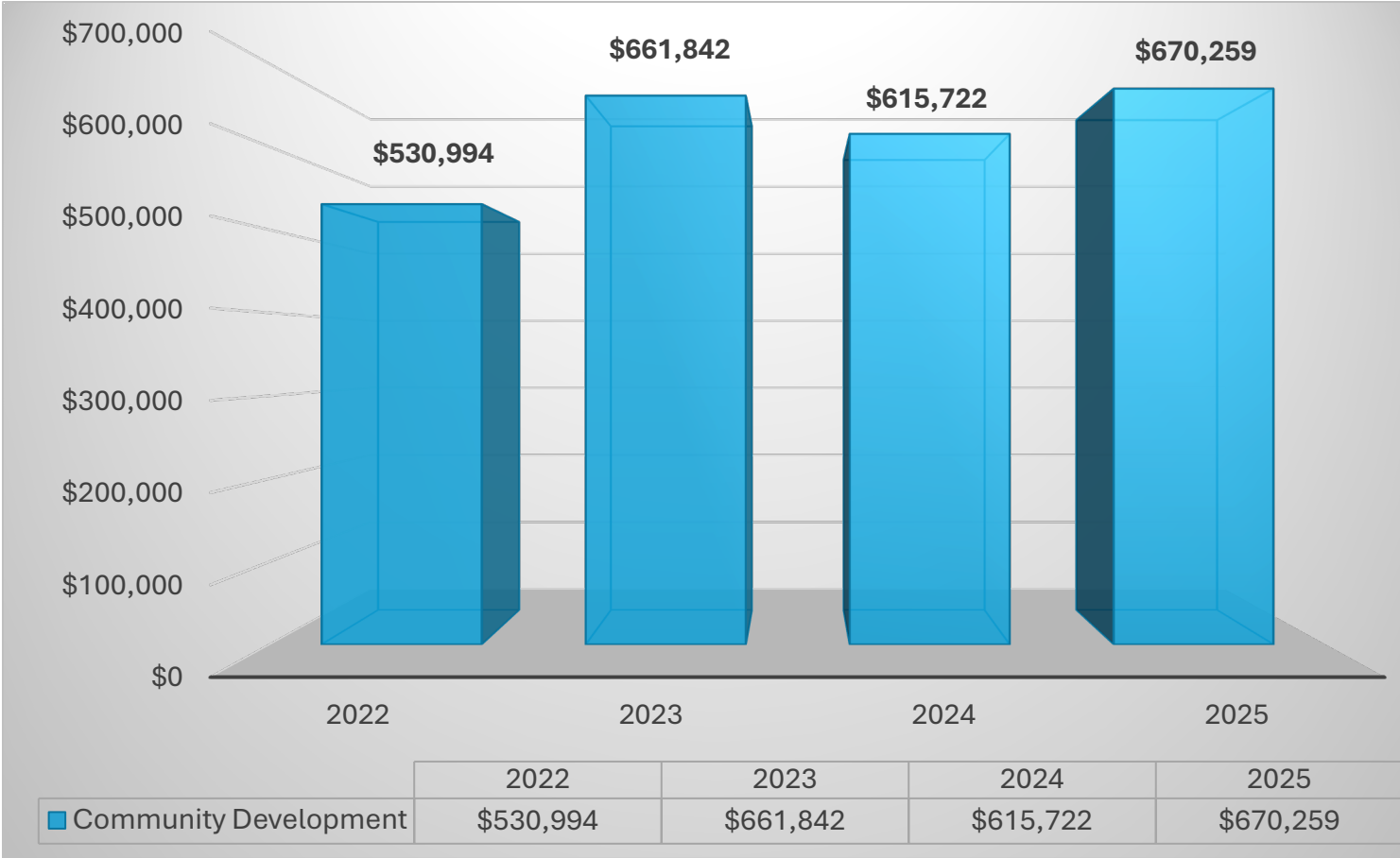
Department Overview:

- Personnel Status - approved for 32 Positions
 - Presently staffed at 29 Employees
 - Goal is to sustain 32 employees consistently
- Vehicles Status- 26 vehicle assigned to department
 - Goal is to replace aging fleet:
 - (9) new trucks
 - (1) Dump Truck
- Project and Programs Initiatives
 - Landscape design improvement at City Parks
 - Pothole Reduction Program – Goal 20%
 - Sidewalk and Street Improvement
 - Install Sidewalk in Tye Street Community, Davis Road, Campground Road, and Peach Drive.
 - LMIG streets throughout the City



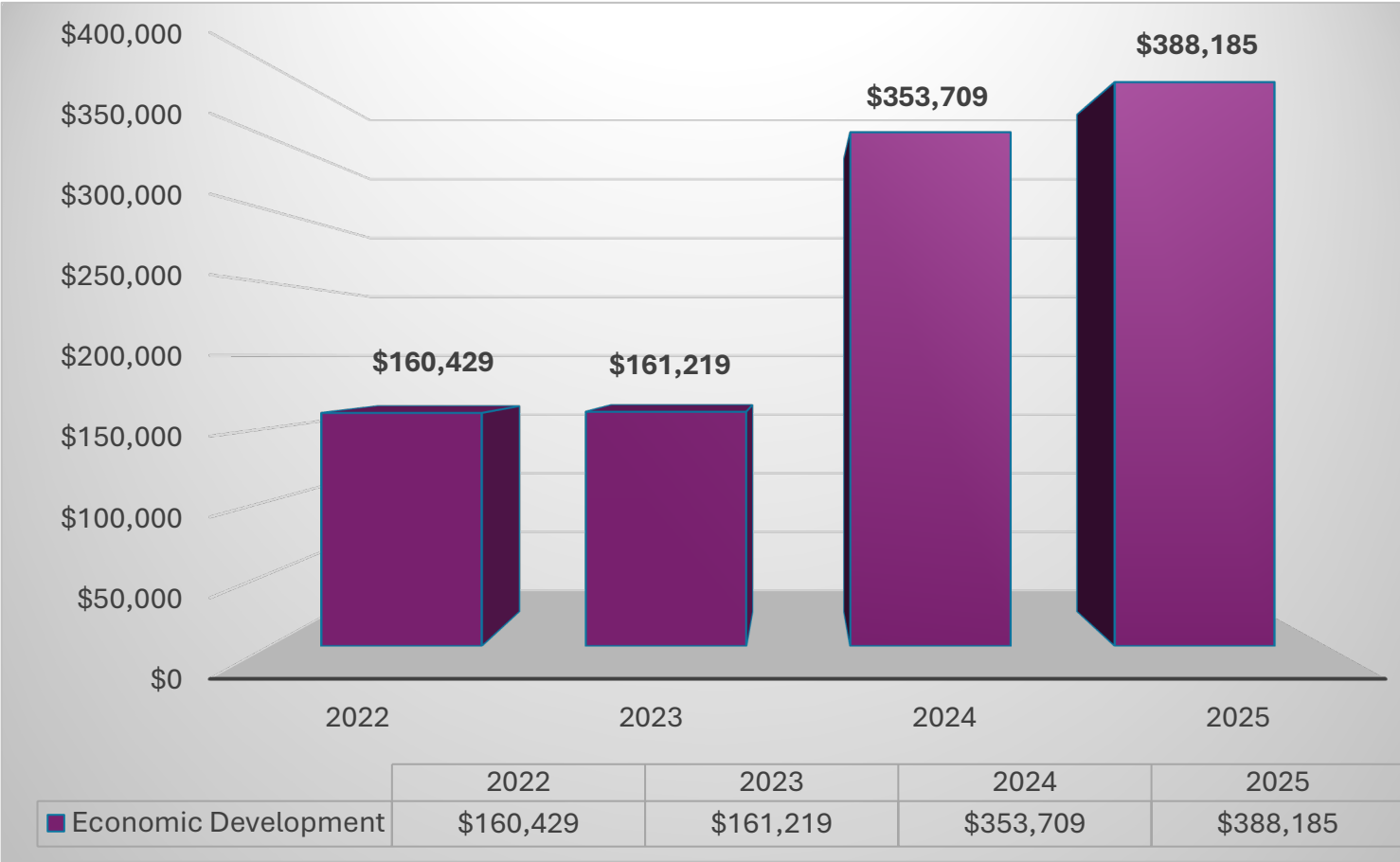
Department Overview:

- Personnel Status -approved for 11 Positions
 - Presently staffed at 11 employees
- Vehicles Status - 2 vehicles assigned to department
 - Goal is to replace aging fleet and additional trucks for Inspectors
- Project and Programs Initiatives
 - LCI Supplement Study- North Henry Pkwy
 - Initiate Software Update – Permitting & Zoning
 - Coordinate with Henry County on Joint Supplemental LCI Study – Jodeco Rd
 - Urban Redevelopment Planning – Tye Street



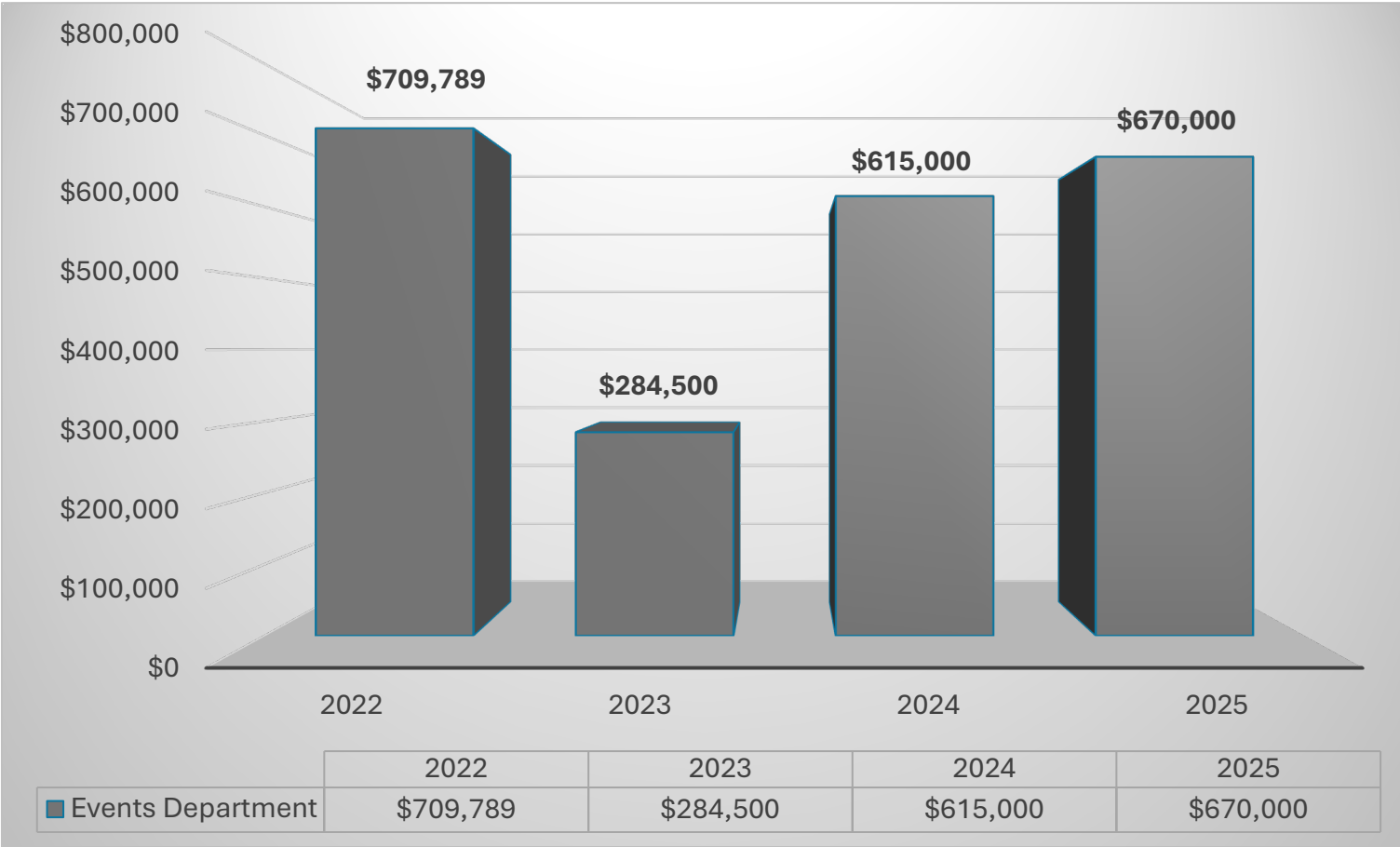
Department Overview:

- Personnel Status -approved for 5 Positions
 - Presently staffed at 3 employees; 2 Main Street and 3 in Economic Development
- Vehicles Status - 1 vehicles assigned to department
 - Goal is to replace aging fleet:
- Project and Programs Initiatives
 - Initiate review of Opportunity Zones
 - Wayfinding Program
 - Convert 2 buildings in Downtown
 - Tax Allocation District Implementation
 - Other Incentive Programs



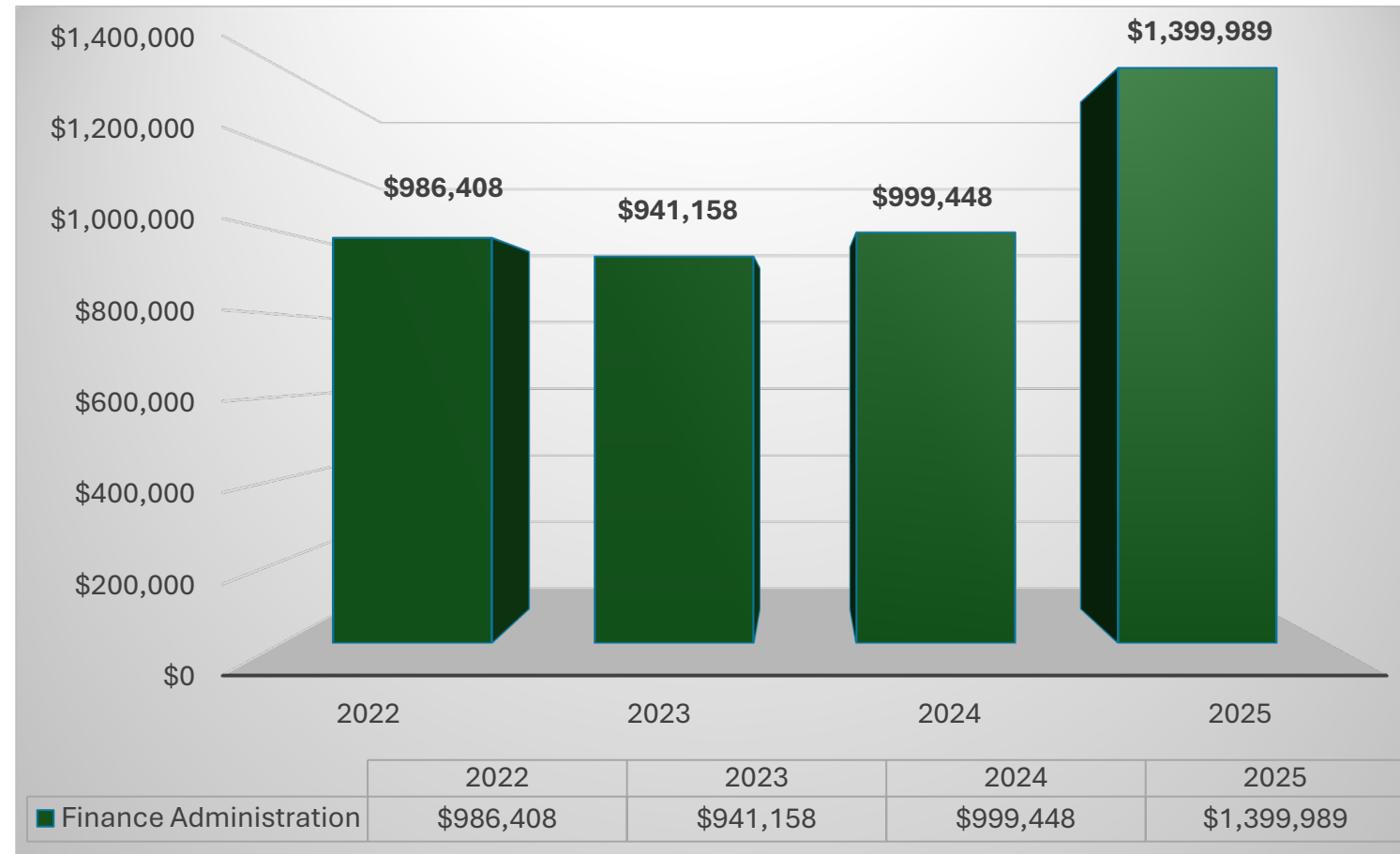
Department Overview:

- Personnel Status -approved for 6 Positions
 - Presently staffed at 6 employees
- Vehicles Status - 3 vehicles assigned to department
 - Goal: Improve experience of all City Events
- Project and Programs Initiatives
 - Bridge Fest Event
 - Veteran Day Event
 - July 4th Event
 - Food Truck Tuesdays Event
 - Juneteenth Event
 - Pretty In Pink Event
 - Back to School Event
 - Christmas Events



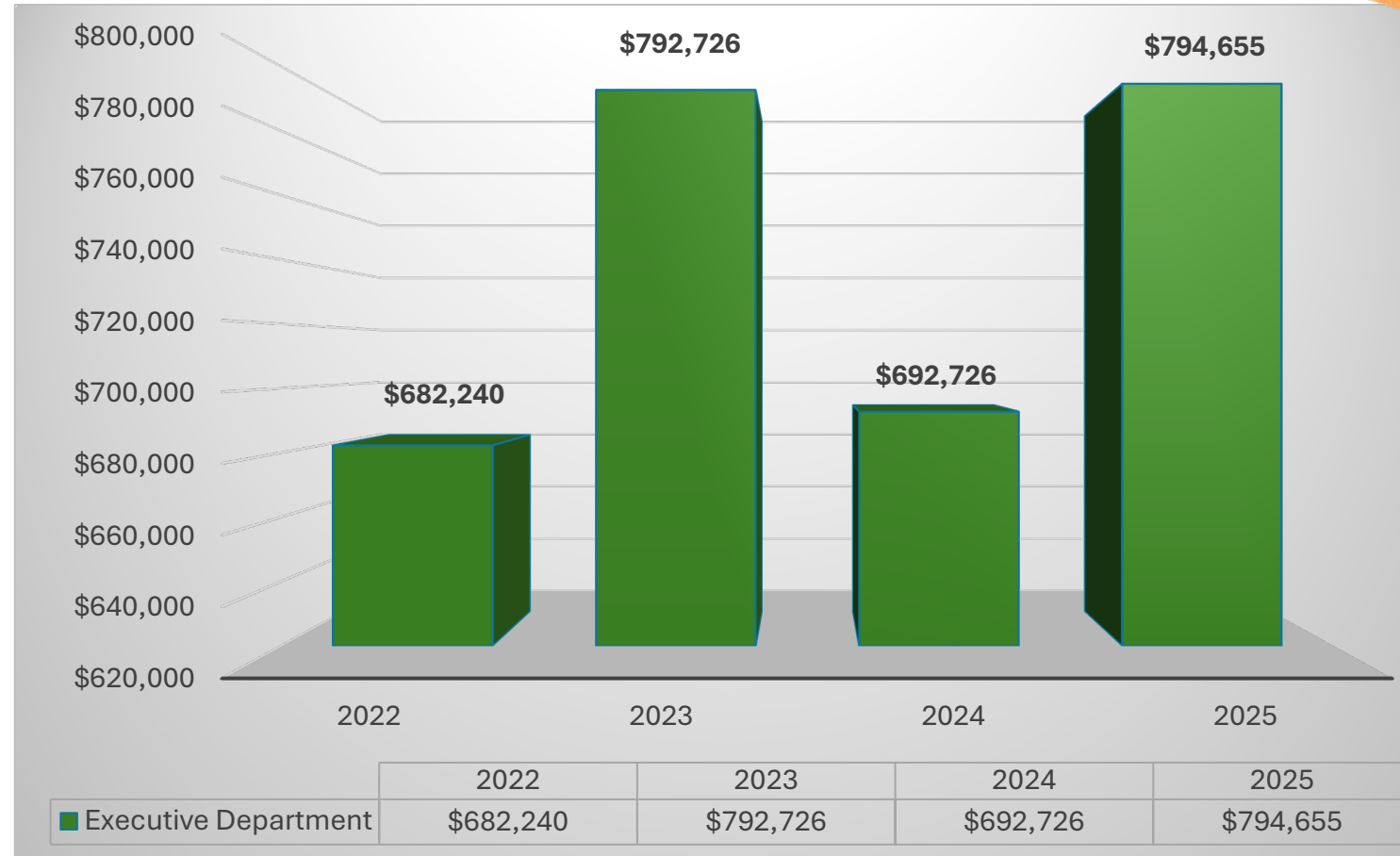
Department Overview:

- Personnel Status -approved for 11 Positions
 - Presently staffed at 11 employees
- Vehicles Status - 0 vehicles assigned to department
 - Strategic Goal: Improve service outcomes for internal and external experience.
- Project and Programs Initiatives
 - Investigate interest bearing accounts for city
 - Reduce Annual Financial Audit findings
 - Initiate Procurement Day
 - Provide cross training opportunities to improve service delivery



Department Overview:

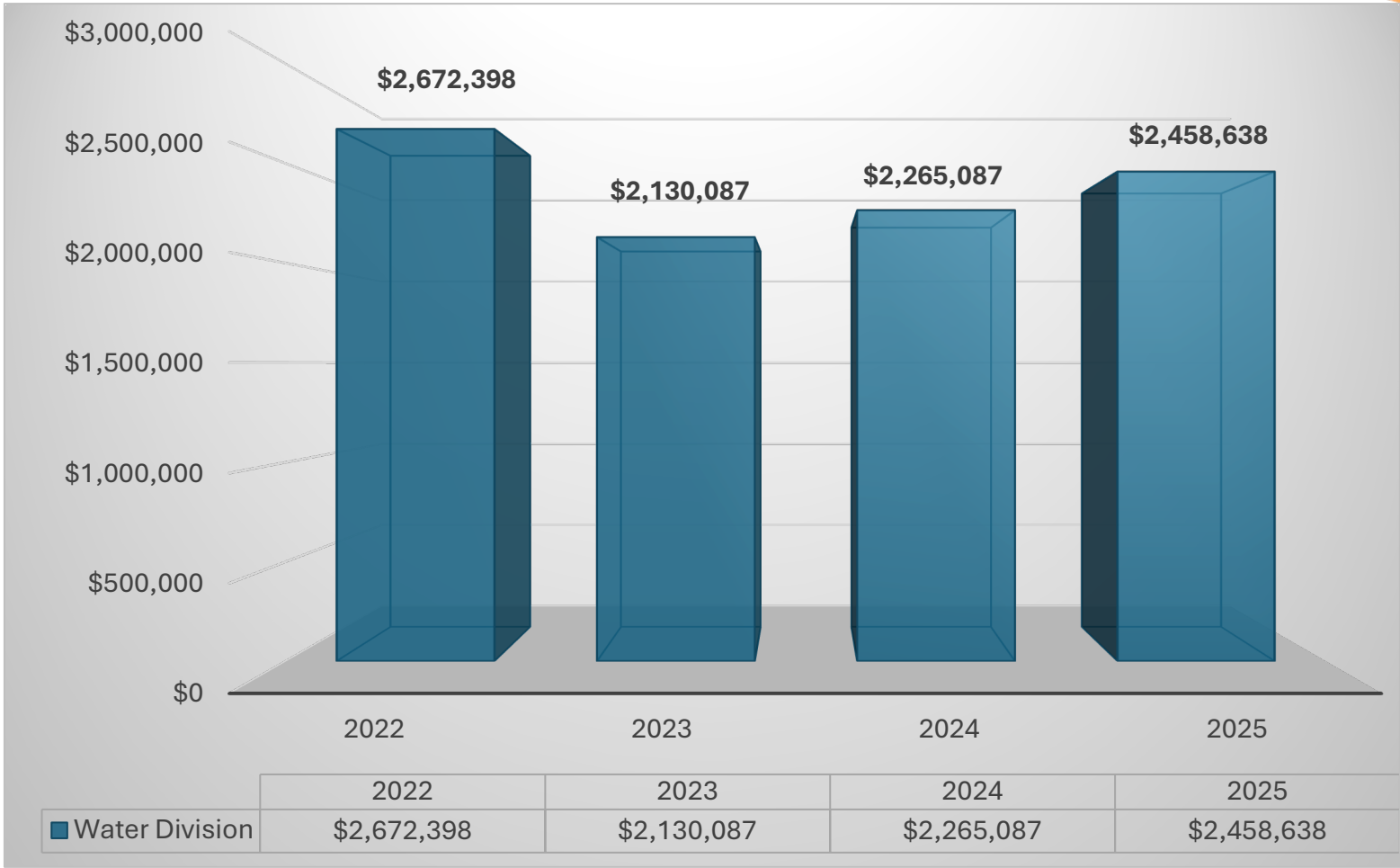
- **Personnel Status -approved for 6 Positions**
 - Presently staffed at 6 employees
- **Project and Programs Initiatives**
 - Initiate Western parallel connector study
 - Coordinate Norfolk Railway Downtown Park Lot Improvement
 - Tax Allocation District Agreements with the BOE and BOC
 - Annexation Planning – Eastern Areas along East Lake Parkway
 - Coordinate the North Henry Bridge Planning Project
 - Coordinate Stockbridge Town Center Development Project
 - Coordinate the Planning for Combine Youth Senior and Performing Arts Center
 - Manage Citywide Wayfinding Program Implementation
 - Improve communication protocol utilizing city app





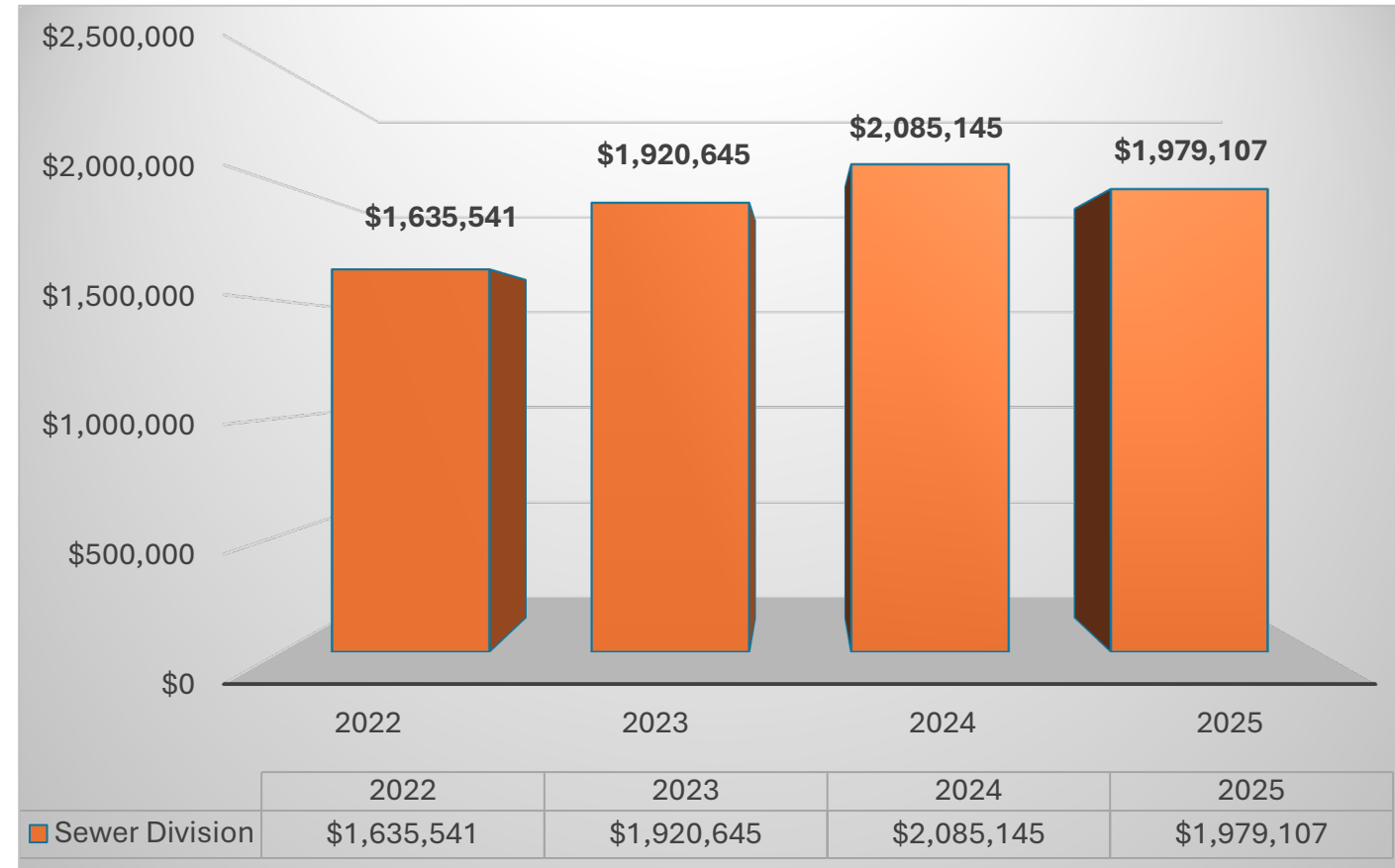
Department Overview:

- Personnel Status - approved for 8 Positions
 - Presently staffed at 5 employees
 - Goal is to sustain 8 employees consistently
- Vehicles Status - 8 vehicles assigned to department
- Projects and Programs Initiatives
 - Completion of Stage 1 for Water First Program.
 - Replace substandard water service lines.
 - Water Distribution Improvement – Looping .
 - Complete Lead and Copper service line inventory.
 - Develop a meter replacement frequency policy and funding requirements in order to maintain consistent revenues.



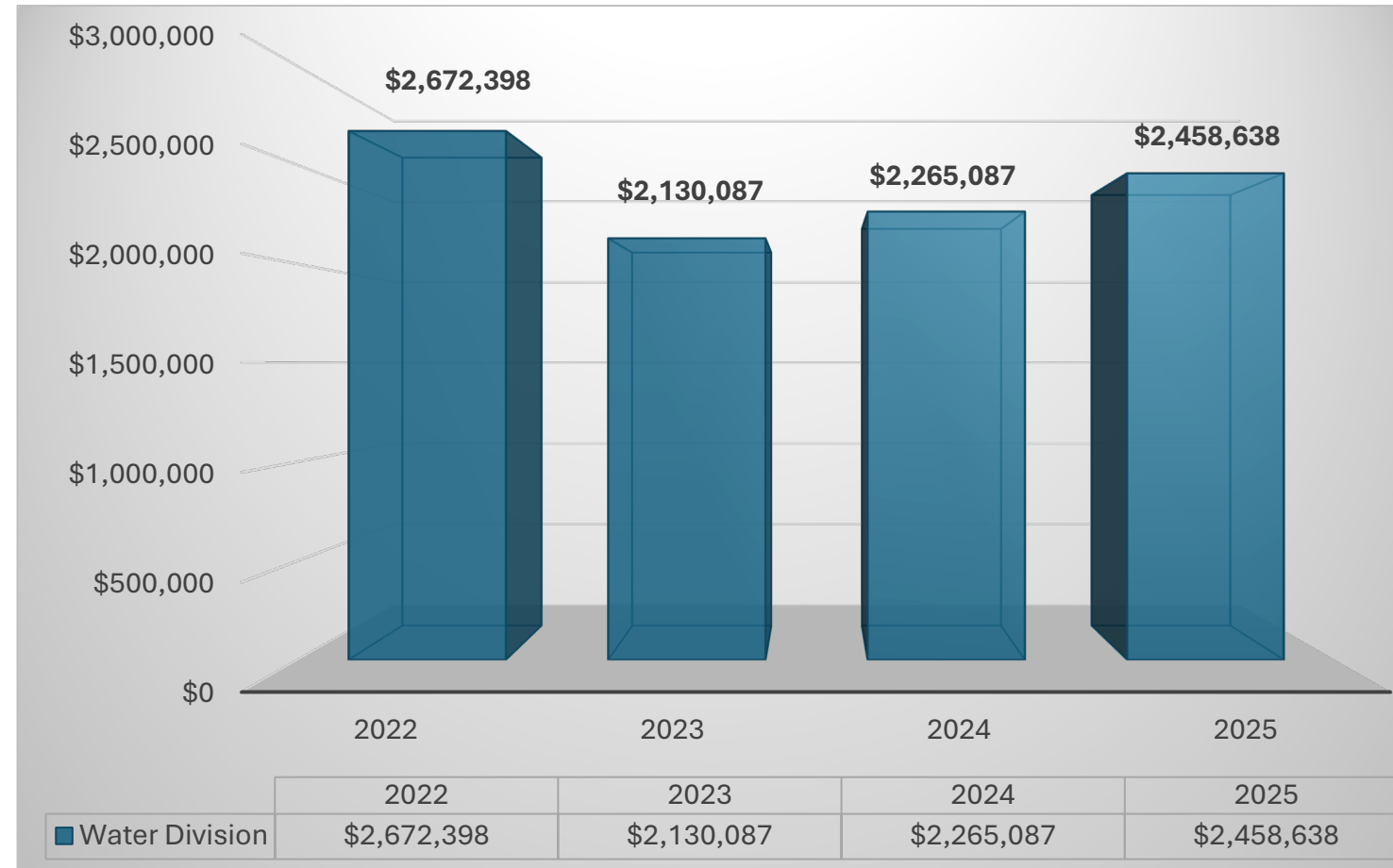
Department Overview:

- Personnel Status- approved for 9 Positions
 - Presently staffed at 9 Employees
- Vehicles status 14 vehicles assigned to department
 - Goal is :
 - Serve the citizens of Stockbridge with the most effective and efficient form of wastewater collection and treatment.
 - Maintain an atmosphere that is conducive to professional growth and development.
 - Win Gold Award for operational excellence.
- Project and Programs Initiatives
 - Develop a sewer system master plan.
 - Develop an infrastructure asset and condition database.
 - Implement Phase I of clay pipe replacement program.



Department Overview:

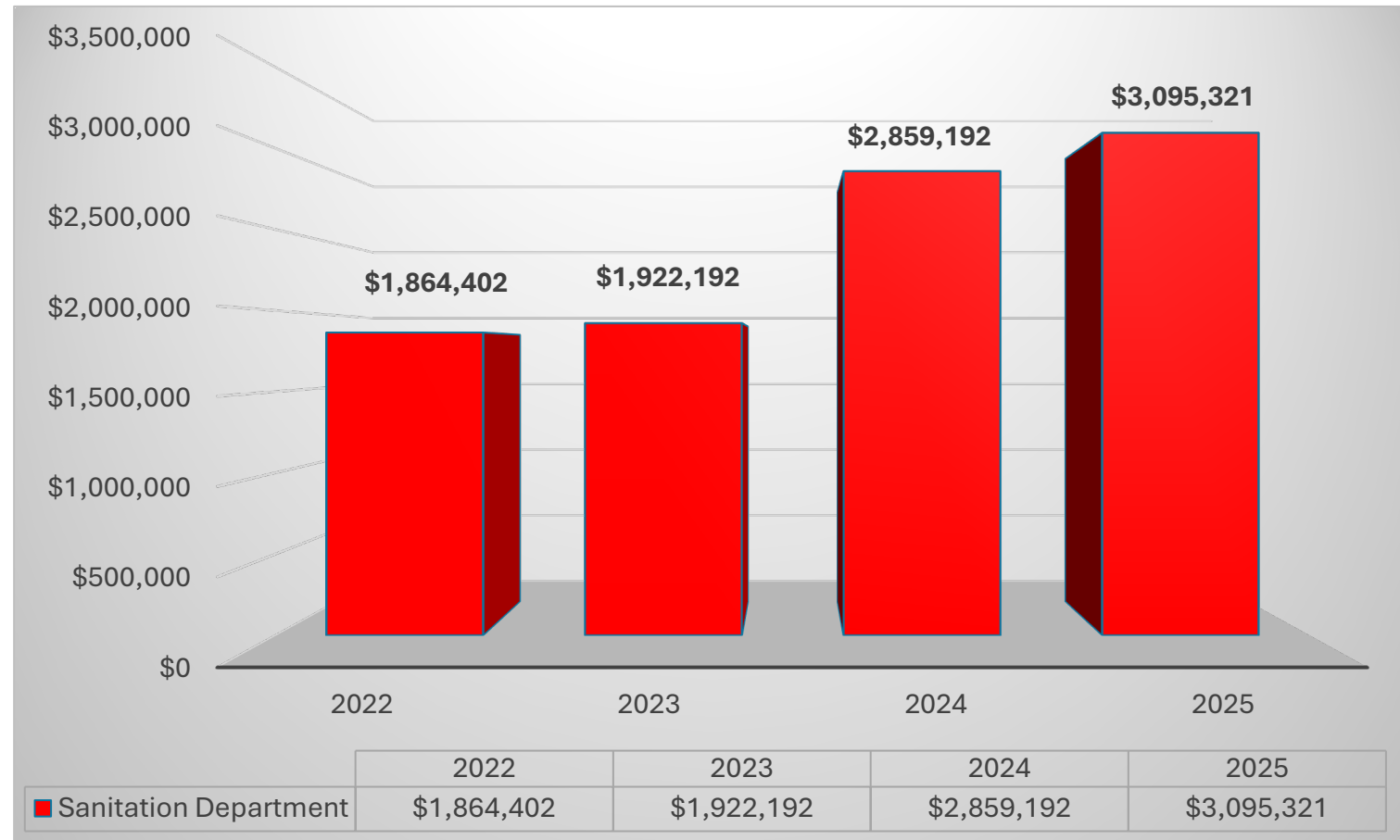
- **Personnel Status- approved for 5 Positions**
 - Presently staffed at 5 Employees
 - Requesting 3 additional positions in FY2025 budget
- **Vehicles status 9 vehicles assigned to department including 2 streetsweepers**
 - Goal is :
 - Educate City staff and residents of Stockbridge about the stormwater system's purpose and requirements.
 - Eliminate stormwater nuisance issues.
- **Project and Programs Initiatives**
 - Develop a stormwater system master plan.
 - Develop an infrastructure asset and condition database.
 - Continue to meet the State's annual 50% infrastructure inspection requirement.



City Of Stockbridge Sanitation Division - FY 2025 Total Budget

Department Overview:

- Personnel Status- approved for 3 Positions
 - Presently staffed at 3 Employees
- Vehicles status 2 vehicles assigned to department
 - Goal is :
 - Ensure that collection efficiency remains at 99.50% or higher.
- Project and Programs Initiatives
 - Increase recycling collection by 25%.
 - Reduce garbage collection by 25%.
 - Educate residents on the benefits of composting.



THANK YOU



Stockbridge



Where Community Connects



City of Stockbridge

AGENDA ITEM

MEETING DATE

NOVEMBER 12, 2024

FUNDING SOURCE

- ☐ RESOLUTION
- ☐ ORDINANCE
- ☐ CONTRACT APPROVAL/RENEWAL
- ☒ PUBLIC HEARING
- ☐ PRESENTATION
- ☐ BID SELECTION/AWARD
- ☐ TASK ORDER
- ☐ CHANGE ORDER
- ☐ BUDGET AMENDMENT
- ☐ BUDGET TRANSFER
- ☐ PAYMENT APPROVAL
- ☐ OTHER

- ☐ GENERAL FUND
- ☐ FUND BALANCE
- ☐ SPLOST or TSPLOST
- ☐ ARPA
- ☐ GRANT
- ☐ HOTEL/MOTEL TOURISM
- ☐ COUNCIL INITIATIVE
- ☐ PARTNER/SPONSOR
- ☐ DEPARTMENT FUND BALANCE
- ☐ BONDING

ACCOUNT TRANSFER FROM:

ACCOUNT TRANSFER TO:

PRESENTER:

Community Development Staff

DEPARTMENT:

Community Development

ITEM/PROJECT/EVENT:

ANNEXATION CASE #AX-2024-01. Consideration of a request to annex four parcels at the south- east corner of Patrick Henry Parkway & Holloway Road for future commercial use. No specific development is proposed at this time. The property is adjacent to Racetrac and contains 2.63 +/- acres. Applicant: Nathan McGarity. The Planning Commission approved this case at its May 16, 2024 meeting. Henry County rejected the de-annexation, but failed to file an arbitration application with the state.

BACKGROUND INFORMATION:

The applicant has also applied for Comprehensive Plan Amendment Case #CP-2024-04 and Rezoning Case #RZ-2024-04. Three of the parcels have split zonings, per the Henry County Zoning Map. Tax Assessor records show the parcels as being a part of the Meadowbrook Subdivision, but previous actions resulted in the dissolution of the subdivision. Racetrac owns an easement across the corner parcel for its driveway.

APPROVALS: CITY MANAGER _____

CITY TREASURER _____

CITY ATTORNEY _____

GRANTS ADMIN. _____

☐ FINANCIAL IMPACT ☐ N/A

AMOUNT \$

ATTACHMENTS:

☐

ITEM/PROJECT/EVENT:

ANNEXATION CASE #AX-2024-01.

BACKGROUND INFORMATION:

STAFF RECOMMENDATION:

APPROVAL.

Staff Signature_____



TO: Planning Commission
Mayor/Council

FROM: Gordon Linton, Senior Planner

CC: Ryan Anderson, Community Development Director
Keedra Jackson, Chief Planner

DATE: November 12, 2024

Subject: #AX-2024-01 for Patrick Henry Parkway and Holloway Road

I. PURPOSE

Consider a request for the annexation of 2.6 acres of certain properties located at Patrick Henry Parkway and Holloway Road in unincorporated Henry County into the Stockbridge City Limits. It is located in Land Lot 50 and 79 of District 6 and comprises of Parcel #071A01088003, #071A01089000, #071A01090000, and #071A01091000. The applicant is Nathan McGarity. The applicant is not proposing any new development at this time.

II. Background

Existing Development	The properties are vacant
Site Address	The properties are located at Patrick Henry Parkway and Holloway Road.
Parcel Identification	#071A01088003, #071A01089000, #071A01090000, and #071A01091000
Parcel Acreage	2.63 acres
Applicant	Nathan McGarity
Owner	Holloway-Jodeco Property Partners, LLP (Parcel# 071A01088003) Sandy B. McGarity, Nathan K & Etal (Parcel #

	071A01089000, 071A01090000, and 071A01091000)
Current County Zoning	C-3 (Heavy Commercial District); R-3 (Single-family residence)
Current City Zoning	Will be assigned C-3 according to section 9.8 of the UDC
County Land Use Designation	Low-Density (Henry County Future Land Use Map)
City Land Use Designation	Will be assigned High Density Mixed Use

III. Findings of Fact:

1. The subject properties are currently zoned as C-3 (Heavy Commercial District) and R-3 (Single-family residence) by the Henry County Zoning Map.
2. If the annexation is approved by the City, the subject properties would automatically be assigned the zoning district of 'C-3 (Heavy Commercial District) per Section 9.8 of the Stockbridge Unified Development Code (UDC).
3. The Henry County Future Land Use Designation Map currently designates the subject properties as Low-Density.
4. The annexation was denied by the Henry County Board of Commissioners on July 23, 2024.

SURROUNDING AREAS

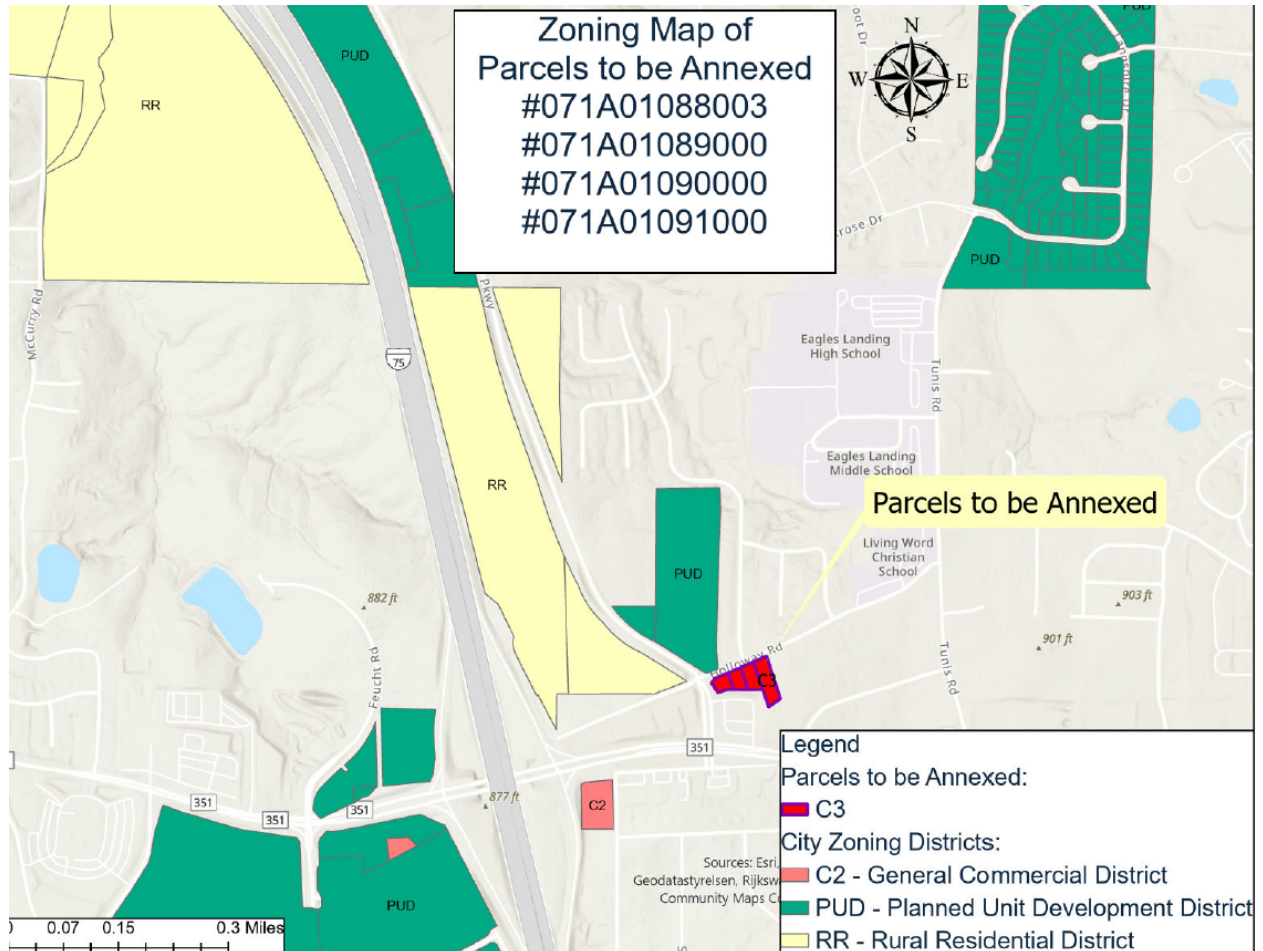
Location	Adjacent Property Zoning
Properties to the North	RM (Multifamily residential district) – Henry County PUD-Planned Unit Development – City of Stockbridge
Properties to the South	C-3 (Heavy Commercial District) - Henry County

Properties to the East	R-3 (Single-family residence) - Henry County
Properties to the West	C-3 (Heavy Commercial District) - Henry County RR (Rural Residential) – City of Stockbridge

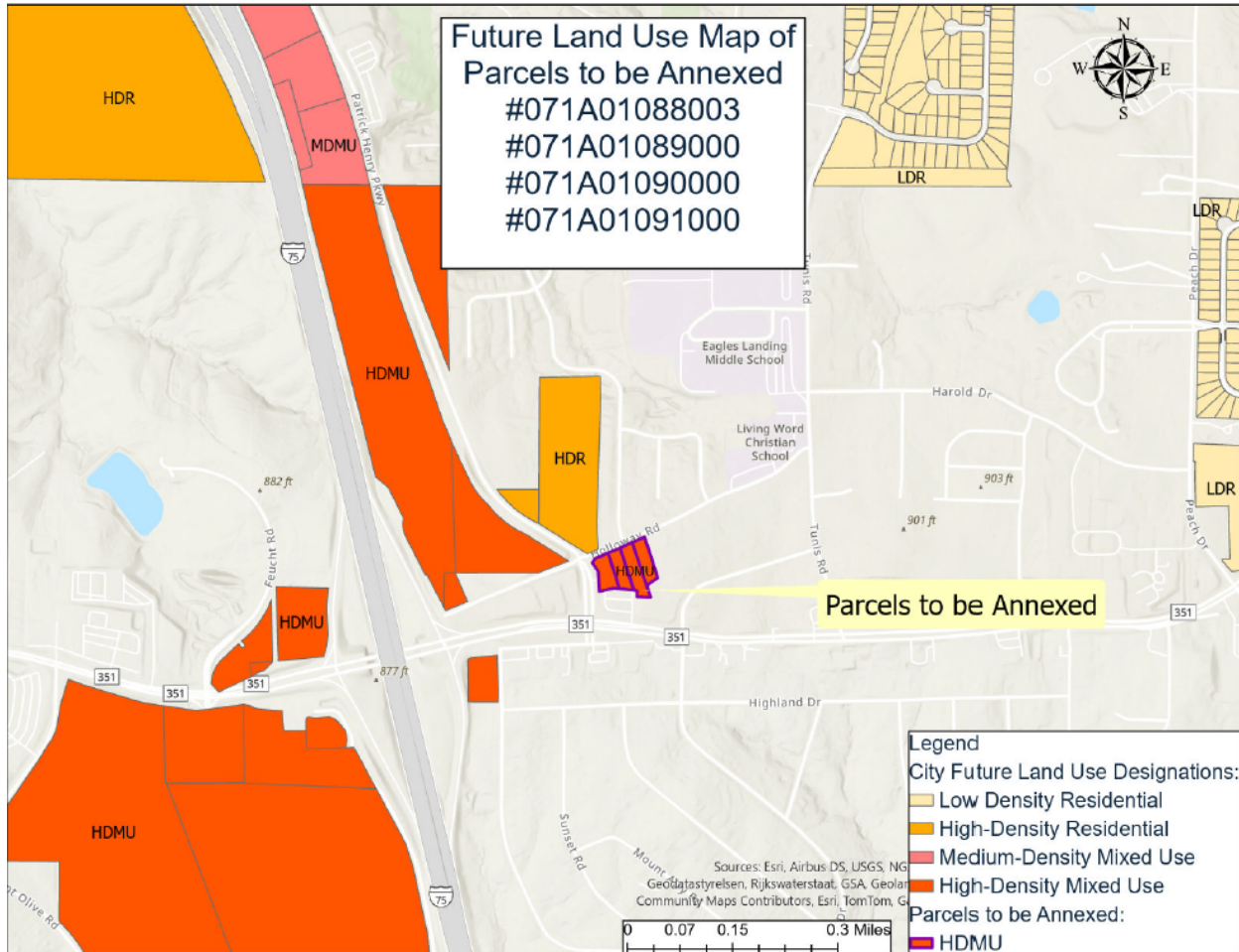
SURROUNDING FUTURE LAND USE DESIGNATIONS

Location	Adjacent Property Zoning
Properties to the North	High-Density Residential (Henry County). High Density Residential (Stockbridge)
Properties to the South	Mixed Use (Henry County)
Properties to the East	Low-Density Residential - Henry County
Properties to the West	Mixed Use (Henry County) High Density Mixed Use (Stockbridge)

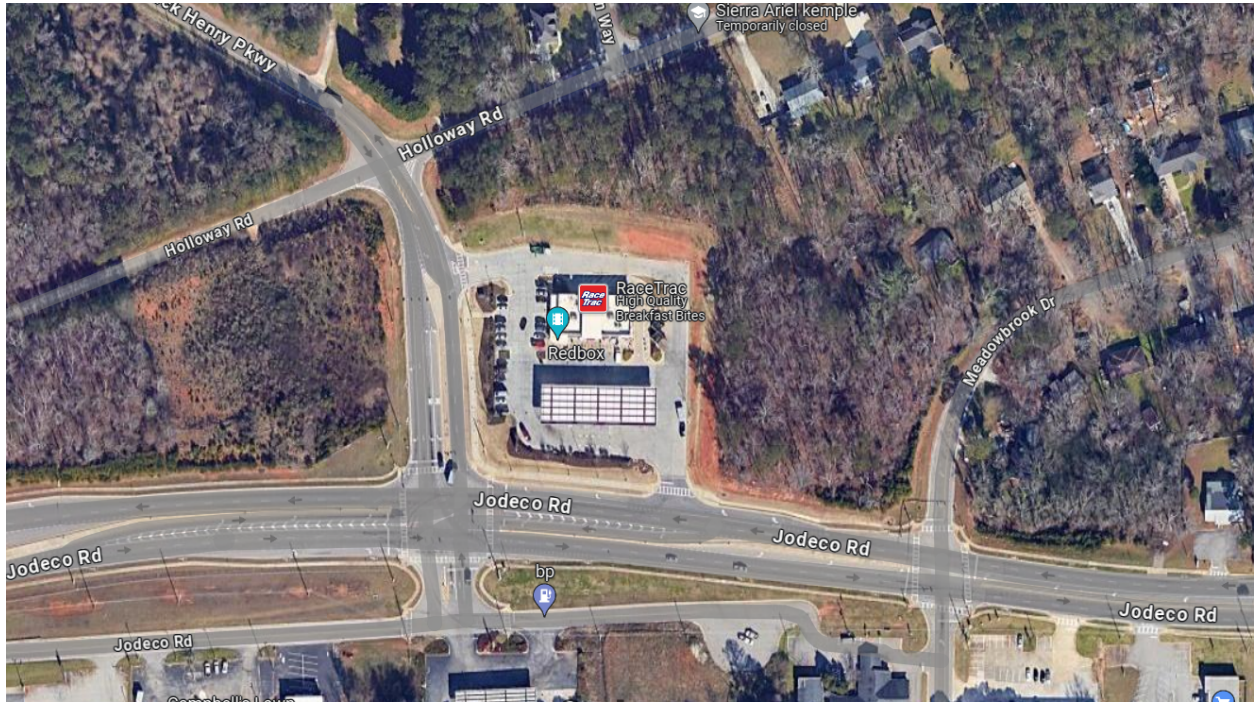
IV. Maps and Illustrations



#AX-2024-01 For Patrick Henry Parkway and Holloway Road



Aerial Photo of Patrick Henry Parkway and Holloway Road



V. Analysis

Description

The applicant requests the annexation of request for the annexation of 2.63 acres of certain properties located at (#071A01088003, #071A01089000, #071A01090000, and #071A01091000) Patrick Henry Parkway and Holloway Road in unincorporated Henry County into the Stockbridge City Limits. Once the property is annexed into the City, the property would automatically be assigned the zoning district of 'C-3 (Heavy Commercial District) per Section 9.8 of the Stockbridge Unified Development Code (UDC). It would also be assigned the future land use designation of High-Density Mixed Use.

Staff Analysis

The applicant requests a **petition for annexation** under the City of Stockbridge Unified Development Code Section (**Sec. 9.8**).

The City Council shall consider the following standards in considering any proposal that would result in a change to the text or map of this UDC, giving due weight or priority to those factors that are appropriate to the circumstances of each proposal.

1. **Is the subject property contiguous to the existing corporate limits with at least one-eighth of the aggregate external boundaries coinciding? Contiguous means- abuts the municipal limits, or is separated by a street, river or railroad-type of right-of-way, or city land, or land owned by some other political subdivision, or lands, or lands owned by the state.**

Yes, the subject property is contiguous with the following properties which are located within the Stockbridge City Limits: 77 Holloway Road (052-01023000) and 87 Holloway Road (#052-01024000), #052-01022000 (25 Holloway Road), #052-01031000, and #052-01023002.

2. **Describe what method (100%, 60% or Referendum and Resolution) the applicant is utilizing for the proposed annexation.**

The 100% Annexation Method would be used by the applicant.

3. **Is any part of the subject property being proposed for annexation is within the boundary of another municipal corporation or county?**

Yes, the subject property is located within the boundary limits of Henry County.

4. Is the proposed annexation consistent with the Comprehensive Plan?

Yes, the subject property has a Henry County Future Land Use designation of Low-Density. Once the property is annexed into the City, it will be assigned the future land use designation of High Density Mixed Use.

5. Does the proposed annexed property share a common zoning classification with the adjoining City property as ascribed in Section 9.8 of the Unified Development Code?

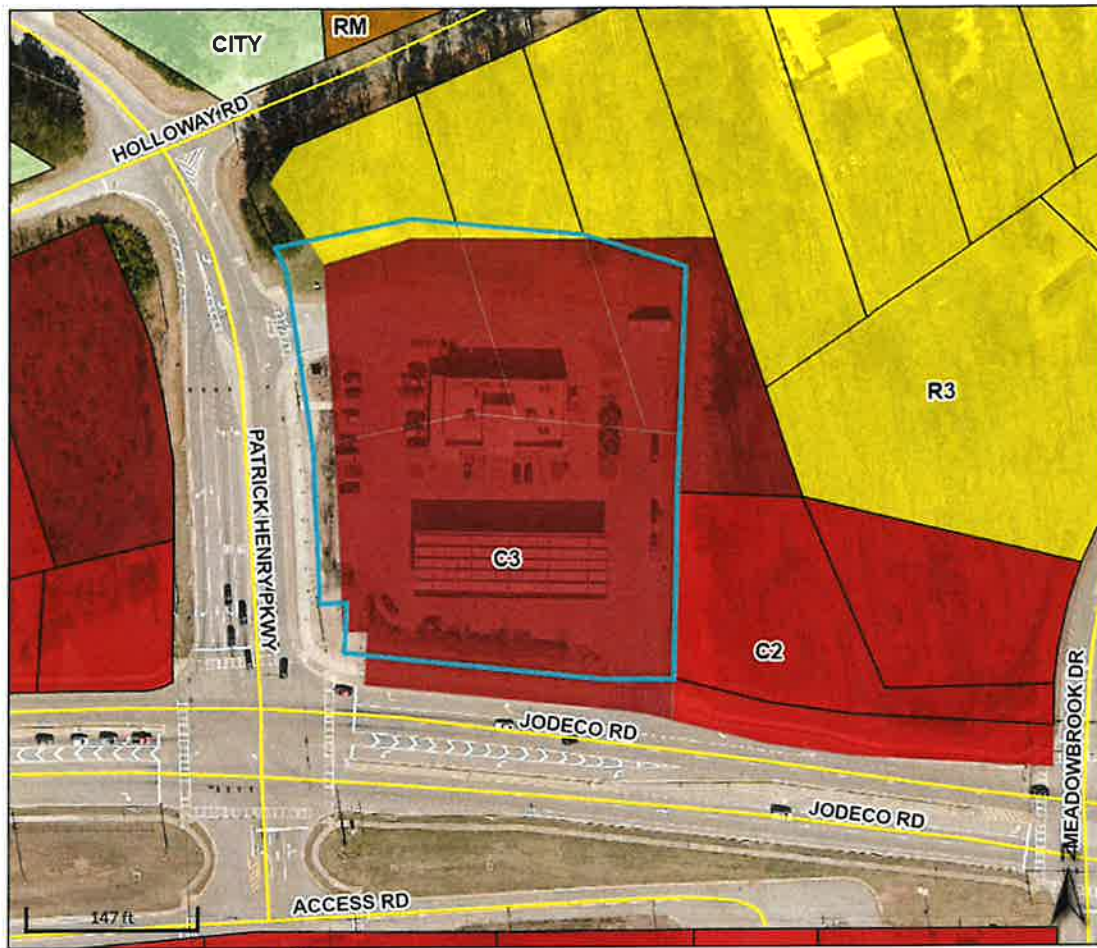
Yes, the current zoning of the property by the Henry County Zoning Ordinance is C-3 (Heavy Commercial District). Once the property is annexed into the City, the property would be automatically assigned to the zoning district of C-3 (Heavy Commercial District).

VI. Staff Recommendation

The Community Development Staff recommends APPROVAL for the proposed annexation of certain properties located at Patrick Henry Parkway and Holloway Road into the Stockbridge City Limits.



Henry County, GA



Racetrack parcel

Overview



Legend

- Parcels
- Roads
- Zoning per Henry Co Planning & Zoning Dept
- RS
- RMH
- RM
- RD
- RA
- R-4
- R-3
- R-2
- R-1
- PD
- OI
- MU
- MR2
- MR1
- M-2
- M-1
- DTRC
- DTMU
- CITY
- C-3
- C-2
- C-1

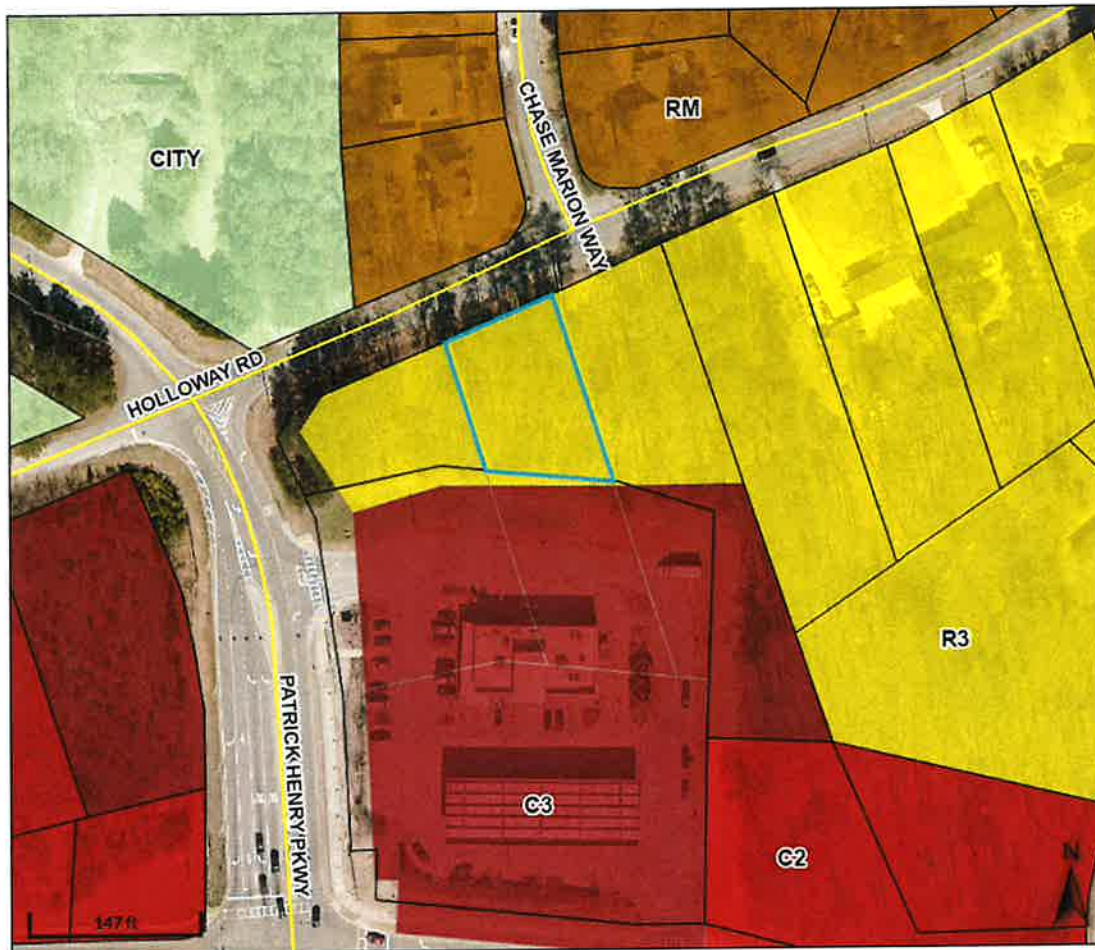
Parcel ID	071A01076000	Class	C	Owner	RACETRAC	Land	\$863,600	Last 2 Sales		
Property	3149-3159	Acreage	1.652	Address	PETROLEUM INC	Value:		Date	Price	Reason
Address	JODECO RD				C/O SILVER OAK	Building	\$1,515,800			IMPROVED
District	County/UnIncorp				ADVISORS	Value:		7/11/2017	\$304,700	U
					PO BOX 2437	Misc	\$120,600			SALE
					SMYRNA GA	Value:				INCLUDES
					30081-2437	Total	\$2,500,000	8/20/2014	\$200,000	PERSONAL U
						Value:				PROPERTY

Parcel lines depicted on the maps do not reflect a true and exact representation of property boundaries and should not be relied upon for said purpose. Property boundary lines are depicted on recorded plats available at the Henry County Courthouse or can be determined by employing the services of a licensed surveyor.

This zoning map is subject to change at any time. The official version of the Zoning map resides within the Henry County Planning and Zoning Department. Please contact the Henry County Planning and Zoning Office at 770-288-7526 to verify current zoning.



Henry County, GA



Overview



Legend

- Parcels
- Roads
- Zoning per Henry Co Planning & Zoning Dept**
- RS
- RMH
- RM
- RD
- RA
- R-4
- R-3
- R-2
- R-1
- PD
- OI
- MU
- MR2
- MR1
- M-2
- M-1
- DTRC
- DTMU
- CITY
- C-3
- C-2
- C-1

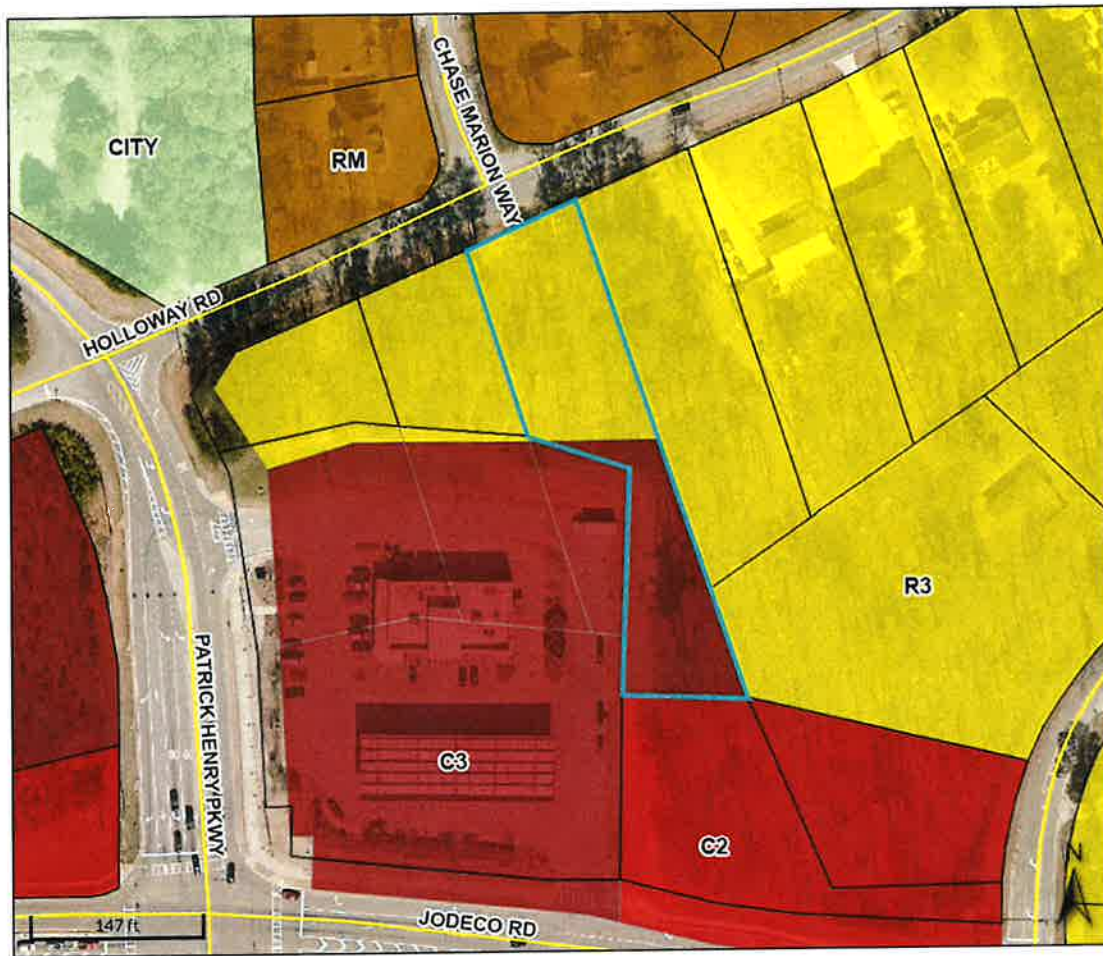
Parcel ID	071A01089000	Class	R	Owner	MCGARITY SANDY B,	Land	\$30,000				
Property		Acreage	n/a	Address	NATHAN K & ETAL	Value:		Last 2 Sales			
Address					PO BOX 2889	Building	\$0	Date	Price	Reason	Qual
District	County/UnIncorp				MCDONOUGH GA 30253	Value:	\$0	5/4/2016	\$0	PART	U
						Misc	\$0			INT	
						Value:		11/15/1999	\$20,000	n/a	U
						Total	\$30,000				
						Value:					

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Henry County, GA



Overview



Legend

Parcels

Roads

Zoning per Henry Co
Planning & Zoning Dept

RS

RMH

RM

RD

RA

R-4

R-3

R-2

R-1

PD

OI

MU

MR2

MR1

M-2

M-1

DTRC

DTMU

CITY

C-3

C-2

C-1

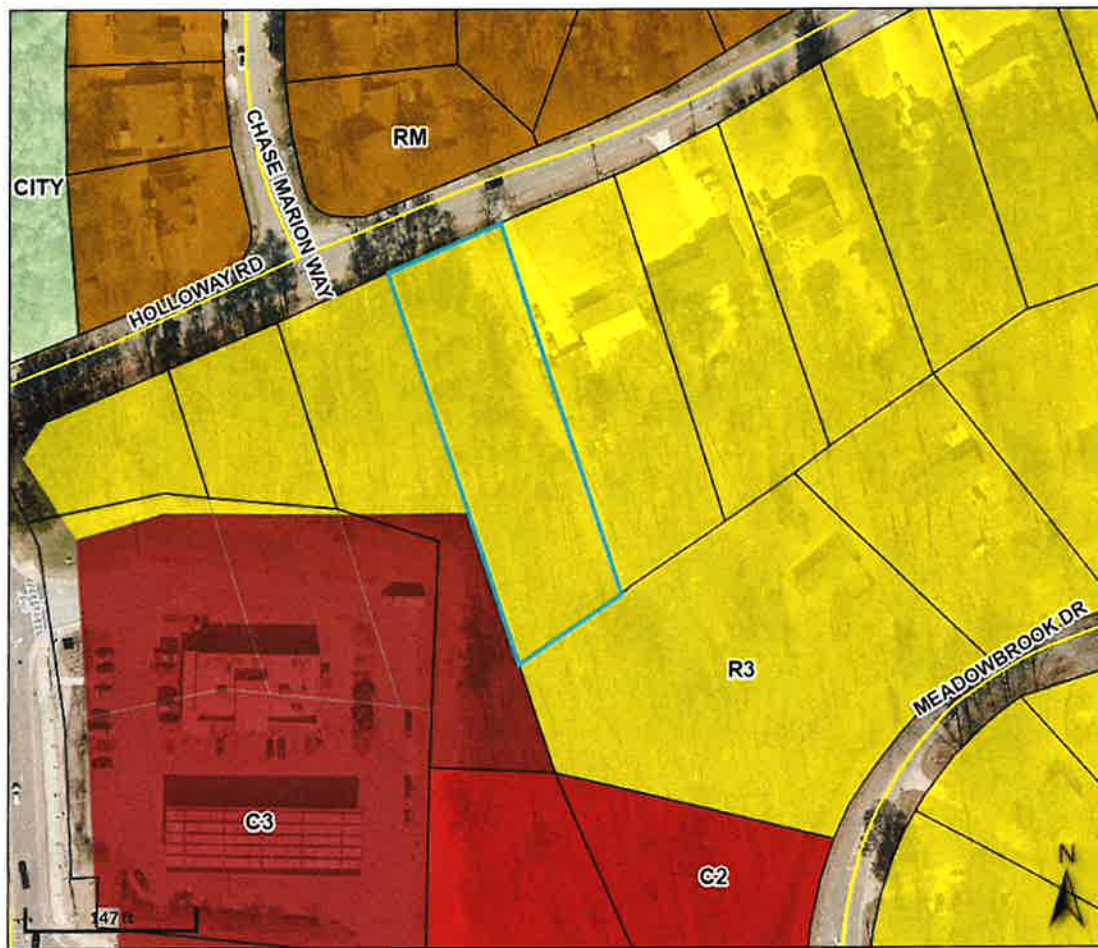
Parcel ID	071A01090000	Class	R	Owner	MCGARITY SANDY B,	Land	\$30,000				
Property		Acreage	n/a	Address	NATHAN K & ETAL	Value:					
Address					PO BOX 2889	Building	\$0				
District	County/UnIncorp				MCDONOUGH GA 30253	Value:					
						Misc	\$0				
						Value:					
						Total	\$30,000				
						Value:					

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Henry County, GA



Overview



Legend

- Parcels
- Roads
- Zoning per Henry Co Planning & Zoning Dept**
- RS
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- PD
- OI
- MU
- MR2
- MR1
- M-2
- M-1
- DTRC
- DTMU
- CITY
- C-3
- C-2
- C-1

Parcel ID	071A01091000	Class	R	Owner	MCGARITY M LINDSEY, NATHAN	Land	\$30,000				
Property Address		Acreage	n/a	Address	K, SANDY B & ETAL	Value:					
District	County/UnIncorp				PO BOX 2889	Building	\$0	Last 2 Sales			
					MCDONOUGH GA 30253	Value:		Date	Price	Reason	Qual
						Misc	\$0	3/31/2020	\$0	QUITCLAIM	U
						Value:		5/4/2016	\$0	PART INT	U
						Total	\$30,000				
						Value:					

Parcel lines depicted on the maps do not reflect a true and exact representation of property boundaries and should not be relied upon for said purpose. Property boundary lines are depicted on recorded plats available at the Henry County Courthouse or can be determined by employing the services of a licensed surveyor.

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**STATE OF GEORGIA
COUNTY OF HENRY**

The Henry County Board of Commissioners held a Regular Public Meeting *in-person* on Tuesday, July 23, 2024 at 6:30 p.m. at the Henry County Administration Building (Community Room), 140 Henry Parkway, McDonough GA. HenryTV also streamed this live online at its website, as well as Charter/Spectrum Channel 180 and Facebook Live.

Carlotta Harrell, Chair
Johnny Wilson, Vice Chair/District 1 Commissioner
Neat Robinson, District 2 Commissioner
Dee Anglyn, III, District 3 Commissioner
Michael T. Price, District 4 Commissioner
Kevin J. Lewis, District 5 Commissioner

Staff Present: Cheri Hobson-Matthews, County Manager; Serena Nowell, County Attorney; Stephanie Braun, County Clerk; and Jasmin Head, Deputy County Clerk

INSTRUCTIONS TO PARTICIPATE

HENRY COUNTY CODE OF CONDUCT

(Sec. 2-2-128: Conduct during public meetings)

INVOCATION

The Invocation was given

PLEDGE OF ALLEGIANCE

The Pledge was recited.

CALL TO ORDER

Carlotta Harrell, Chair, called the Regular Meeting of the Henry County Board of Commissioners for Tuesday, July 23, 2024 at 6:30 p.m., to order.

(Added by Chair Harrell: AARP AWARD)

Nicholas Ivey presented an AARP award to Henry County indicating the county has been accepted as a member of the AARP Network of Age Friendly States and Communities.

A photo was taken with Shawn Norris, Director of Senior Services and the Board of Commissioners.

PRESENTATION

Presentation of applications received from agencies in response to the Notice of Funding Availability for ARPA funds to provide Subsistence Payments and Food Bank Services. (Presenter: David Smith, Cluster Lead)

APPOINTMENT

- A. Reappointment to the Region 6 Advisory Council for the Georgia Department of Behavioral Health & Developmental Disabilities (DBHDD): Sherrhea Mason-Bryant (Term: effective immediately - 7/23/27) Resolution 24-186

Chair Harrell made a motion to approve; **Commissioner Neat Robinson** seconded. The motion carried 6-0-0.

CONSENT AGENDA

County Manager Cheri Hobson-Matthews read the consent agenda as follows:

Human Resources and Risk Management

- A. Resolution accepting a grant award in the amount of \$10,000 from the Association County Commissioners of Georgia (ACCG) for safety items in efforts to reduce Workers' Compensation Claims. (Presenter: Holly Lafontaine, Human Resources and Risk Management Director) (Exhibit 1) Resolution 24-187

TSPLOST

- A. Resolution approving a Supplemental Agreement for the SR 81 Widening Project from Postmaster Drive to Bethany Road for the additional design work as required by The Georgia Department of Transportation. Moffatt and Nichol, Consultants, provided a cost estimate in the amount of \$165,210.00 for this Supplemental Agreement. Funds are available in TSPLOST account. (Presenter: Roque Romero, Cluster Lead) (Exhibit 2) Resolution 24-188

(This ends the consent agenda)

Commissioner Dee Anglyn made a motion to approve the Consent Agenda; **Commissioner Kevin J. Lewis** seconded. The motion carried 6-0-0.

REGULAR AGENDA

Planning & Zoning

A. AX-24-01 (Not a Public Hearing)

The City of Stockbridge has received a request for annexation of property located on Holloway Road, east of Patrick Henry Parkway, consisting of a combined 2.62 +/- acres in Land Lots 50 and 79 of the 6th District – (Parcels 071A01088003, 071A01089000, 071A01090000, 071A01091000). District 4 (Presenter: Toussaint Kirk, Cluster Leader) (Exhibit 3) Resolution 24-189

Kenta Lanham, Planner III, presented an annexation request from the City of Stockbridge for approximately 2.62 acres located on Holloway Road and Patrick Henry Parkway. The zoning for the area is currently split between R3 (Single Family Residence) and C3 (Highway Commercial). Part of this project was rezoned (RZ-16-26) by the Henry County Board of Commissioners on January 3, 2017, from R-3 (Single Family Residence) and C-2 (General Commercial) to C-3 (Highway Commercial) with 11 conditions. Additionally, an associated request to amend the comprehensive plan (COMP-AM-16-07) from medium and high-density residential to commercial to support the rezoning was approved by the Board on the same date. Planning and Zoning staff have recommended a Motion for Objection on the grounds that the proposed change in zoning and land use, and the infrastructure demands related to the proposed change in zoning and land use, would result in a material increase in burden upon Henry County.

Commissioner Michael Price made a motion for objection, per staff's recommendation; **Vice Chair Johnny Wilson** seconded. The motion carried 4-0-2 with Chair Harrell and Commissioner Dee Anglyn abstaining.

B. ULDC-AM-24-01 (Not a Public Hearing)

An Ordinance by Terri Lynn Woodall of Stockbridge, GA to amend Chapter 7 of the Unified Land Development Code of the Henry County Code of Ordinances regarding the regulation of front yard fences. Countywide (Presented: Kenta Lanham, Planner III) (Exhibit 4) Ordinance 24-05

Kenta Lanham, Planner III, presented a request to amend the Unified Land Development Code (ULDC) regarding the regulation of front yard fences. Mr. Lanham explained that this issue has been presented to the Board several times and aimed to provide a refresher. Currently, the ULDC prohibits front yard fences for properties within residential subdivisions not zoned RA (Residential Agricultural). Properties outside of subdivisions or zoned RA may request a front yard fence, which is then evaluated by the Architectural Review Committee per Chapter 7, Section 7.02.04 of the ULDC. The proposed amendment to the ULDC would revise Section 7.02.04, "Fences and Walls," to allow for the review of front yard fence requests for properties within subdivisions, provided that specific parameters are met.

Mr. Lanham stated the applicants have submitted an amendment to the language of the initial request with the addition to the criteria to read as follows:

1. For lots within a subdivision:
 - a. A front yard fence may be permitted if the property does not gain access from the platted internal subdivision street;
 - b. The property shall be located within 1,000 feet of a signalized intersection;
 - c. The fence is decorative in nature and match the architectural style of the home;
 - d. The front yard fence may be solid up to 6 feet in height;
 - e. The front yard fence shall be located at least 40 feet from the centerline of the main road

RESOLUTION #24-189

**RESOLUTION OBJECTING TO PROPOSED ANNEXATION INTO AND/OR
REZONING BY THE CITY OF STOCKBRIDGE OF 2.62 +/- ACRES IN LAND LOT 50
OF THE 6TH DISTRICT, HENRY COUNTY, GEORGIA**

WHEREAS, the Henry County Board of Commissioners received notice from the City of Stockbridge (“City”), advising Henry County of the City’s intent to annex (AX-24-01) 2.62 +/- acres in Land Lots 50 and 79 of the 6th District of Henry County, Georgia, being **Parcels 071A01088003, 071A01089000, 071A01090000, and 071A01091000** (herein referred to as the “Property”) (*see*, Exhibit A, attached hereto);

WHEREAS, in connection with (or immediately following) the annexation, the property owners seek to change the zoning for the Property from the R-3 (Single-Family Residence) and C-2 (Highway Commercial) zoning district to the C2 (General Commercial) City of Stockbridge zoning district;

WHEREAS, the Henry County Board of Commissioners has analyzed and considered

1) The proposed change in zoning and land use;

WHEREAS, the Board of Commissioners has determined that the proposed annexation of the Property into the City would cause a material increase in the burden on Henry County directly related to the proposed change in zoning and land use, which would result in an increase in service demands which would be detrimental to Henry County and to the health, safety, and welfare of Henry County and its citizens; and

WHEREAS, the City does not provide fire services to its residents and Henry County will be called upon to provide fire services within the City's incorporated areas based on the proposed change in zoning and proposed increase in density and Henry County will be required to allocate its resources in a disproportionate manner to provide fire services to the City at the expense of the health, safety and welfare of other residents throughout Henry County; and

WHEREAS, Henry County could not adequately plan for future fire stations or required apparatus/equipment within the City or any other area due to the uncertainty of what would be required based on the future development of the property; and

WHEREAS, Henry County would be deprived of permitting, licensing and other fees for those properties located within the City, therefore placing a burden on our current budget and impacting the residents of Henry County.

NOW THEREFORE, BE IT RESOLVED that pursuant to *O.C.G.A. § 36-36-113*, Henry County objects to the of the City's intent to annex (AX-24-01) 2.62 +/- acres in Land Lots 50 and 79 of the 6th District of Henry County, Georgia as described in Exhibit A, on the grounds that the proposed change in zoning and land use and the infrastructure demands related to the proposed change in zoning and land use would result in a material increase in burden upon Henry County.

BE IT FURTHER RESOLVED that the County Manager and/or the County Attorney are authorized and directed to send such notice(s) as are required by law to the City of Stockbridge and/or the effected property owners.

BE IT FURTHER RESOLVED that the County Attorney is authorized to initiate such legal proceedings as are proper to enjoin the annexation and/or rezoning of the Property and/or initiate the arbitration proceedings authorized under *O.C.G.A. § 36-36-114*.

BE IT FURTHER RESOLVED that this Resolution shall be forwarded to the City, together with such supporting documentation as are reasonable and necessary to support the same.

BE IT SO RESOLVED THIS 23RD DAY OF JULY, 2024.

**BOARD OF COMMISSIONERS
OF HENRY COUNTY, GEORGIA**



Carlotta Harrell, Chair

ATTEST:



Stephanie Braun, County Clerk

SURVEY NOTES

- NO N.G.S. MONUMENT FOUND WITHIN 500 FEET OF ANY POINT ON THE SUBJECT PROPERTY.
- ALL PROPERTY CORNERS REFERENCED AS I.P.S. INDICATES A 1/2 REBAR PLACED W/CAP LSF 001179 UNLESS OTHERWISE NOTED.
- MOORE BASS CONSULTING AND/OR TIMOTHY M. WORLEY DO NOT GUARANTEE THAT ALL EASEMENTS AND SUB-SURFACE CONDITIONS WHICH MAY AFFECT THIS PROPERTY ARE SHOWN.
- THIS DRAWING HAS BEEN GENERATED ELECTRONICALLY. THIS MEDIA SHOULD NOT BE CONSIDERED A CERTIFIED VALID DOCUMENT UNLESS IT HAS BEEN PROPERLY SCALED, SIGNED, AND DATED BY TIMOTHY M. WORLEY IN CONTRASTING COLOR OF INK PER O.C.G.A. 43-15-22.
- THIS SURVEY WAS PREPARED WITHOUT THE BENEFIT OF A TITLE REPORT WHICH COULD REVEAL ENCUMBRANCES NOT SHOWN. ALL MATTERS TO TITLE ARE EXCEPTED.
- THIS PLAT WAS PREPARED FOR THE EXCLUSIVE USE OF THE PARTY OR ENTITY NAMED HEREON AND THE CERTIFICATION DOES NOT EXTEND TO ANY OTHERS.
- THIS PLAT MAY NOT CONFORM TO THE BEARINGS AND DISTANCES RECORDED ON THE DEED AND/OR PLAT OF RECORD DUE TO SEVERAL FACTORS INCLUDING, BUT NOT LIMITED TO, THE NATURE OF THE ADVANCES IN SURVEYING TECHNOLOGY SUCH AS ELECTRONIC DISTANCE MEASURING DEVICES AND THE ADVENT OF SURVEY GRADE G.P.S. MEASUREMENT EQUIPMENT.
- THIS SURVEY IS REFERENCED TO THE NORTH AMERICAN DATUM (N.A.D.) OF 1983/1994 ADJUSTMENT FOR HORIZONTAL DATUM AND THE NORTH AMERICAN VERTICAL DATUM (N.A.V.D.) 1988 FOR THE VERTICAL DATUM. THE USE OF G.P.S. SURVEY MEASURING TECHNIQUES WERE USED FOR THESE DATUMS AND BASED ON THE POSITIONAL VALUES FOR THE VIRTUAL REFERENCE STATION NETWORK DEVELOPED BY EGPS SOLUTIONS. THE ORTHOMETRIC HEIGHTS WERE DERIVED USING THE GEOID 16.
- ALL DISTANCES SHOWN HEREON ARE HORIZONTAL GROUND DISTANCES UNLESS OTHERWISE NOTED.
- UTILITIES SHOWN ARE BASED ON ABOVE GROUND EVIDENCE. ADDITIONAL UTILITIES MAY EXIST ABOVE OR BELOW GROUND. NO CERTIFICATION OR GUARANTEE IS MADE AS TO THE ACCURACY OR THOROUGHNESS OF THE UTILITIES OR STRUCTURES SHOWN HEREON. PER GEORGIA LAW THE UNDERGROUND UTILITIES PROTECTION SERVICE MUST BE CALLED PRIOR TO THE COMMENCEMENT OF ANY AND ALL EARTH DISTURBING ACTIVITIES.
- THE HORIZONTAL DATUM FOR THIS SURVEY IS THE NORTH AMERICAN DATUM OF 1983 (NAD 83 GEORGIA WEST OR EAST ZONE) AND THE VERTICAL DATUM USED IS THE NORTH AMERICAN VERTICAL DATUM OF 1988 (NAV88) AS DETERMINED BY UTILIZING GPS. THE EQUIPMENT USED TO OBTAIN THIS DATA WAS A DUAL FREQUENCY CARLSON BRX7 GNSS GPS RECEIVER WITH A CARLSON RT4 DATA COLLECTOR RECEIVING RTK CORRECTIONS VIA A WIRELESS NETWORK FROM BASE STATIONS OPERATED BY (EGPS OR TRIMBLE). THE AVERAGE RELATIVE POSITIONAL ACCURACY OBTAINED ON THE POINTS UTILIZED IN THIS SURVEY WAS 0.04 FT. HORIZONTAL AND 0.07 FT. VERTICAL. THESE VALUES WERE DERIVED FROM GPS PROCESSING SOFTWARE. THE REMAINDER OF THE FIELD WORK WAS PERFORMED WITH CONVENTIONAL EQUIPMENT AS DESCRIBED ABOVE.
- THE CLOSURE PRECISION OF THE DATA SHOWN ON THE MAP OR PLAT. THIS MAP OR PLAT HAS BEEN CALCULATED FOR CLOSURE AND IS FOUND TO BE ACCURATE FOR TRACT 1 WITHIN ONE FOOT IN 724,322.22 FEET, TRACT 2 WITHIN ONE FOOT IN 157,858.14 FEET, TRACT 3 WITHIN ONE FOOT IN 117,365.75 FEET, AND TRACT 4 WITHIN ONE FOOT IN 189,880.00 FEET. THE CLOSURE PRECISION PLACED ON THE SURVEY SHALL BE BASED ON AN ACTUAL MAP CLOSURE THAT HAS BEEN INDEPENDENTLY CALCULATED BY THE SURVEYOR BY USING THE BEARINGS AND DISTANCES FROM THE FACE OF THE PLAT, AND SHALL NOT BE A GENERALIZATION.
- LINEAR AND ANGULAR MEASUREMENTS SHOWN ON THIS SURVEY WERE OBTAINED USING A TRIMBLE ROBOTIC TOTAL STATION & CARLSON BRX7 GPS UNIT. THE FIELDWORK WAS COMPLETED MAY 21st, 2024 ON THIS PROJECT.

BOUNDARY SURVEY FOR:
MEADOWBROOK LOTS
LAND LOTS 50 & 79 ~ 6 DISTRICT
HENRY COUNTY, GEORGIA

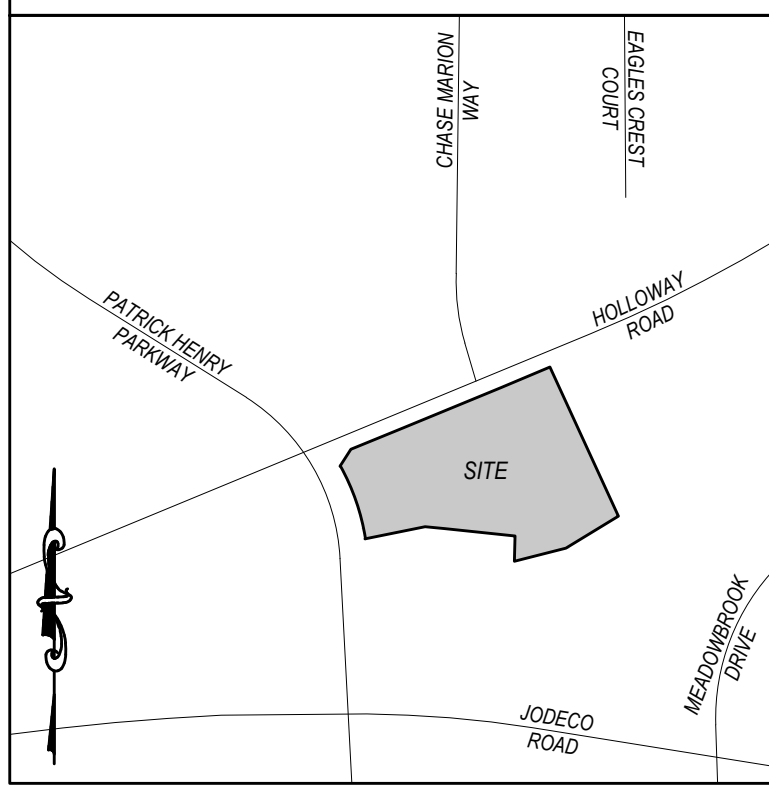
REFERENCES

- BOUNDARY & TOPOGRAPHIC SURVEY DATED OCT. 9th, 2000 FOR SQUARE ONE PROPERTIES, LLC. PREPARED BY SELLER & ASSOCIATES, INC.
- COMBINATION/SUBDIVISION PLAT PREPARED BY GEOSURVEY, LTD. RECORDED IN PG. 56 PG. 183
- G.D.O.T RW PLAN FOR JODECO ROAD, PI NO. 312160, NHMO-0075-02(213)
- EASEMENTS CONVEYED IN DB. 15344 PG. 256

FLOOD NOTE

AS SHOWN ON FLOOD INSURANCE RATE MAPS OF HENRY COUNTY, GEORGIA COMMUNITY
PANEL NUMBER: 13151C0152D EFFECTIVE DATE: 10/6/2016, THIS PROPERTY IS NOT LOCATED IN A FEMA FLOOD HAZARD ZONE.

VICINITY MAP (NOT TO SCALE)



Moore Bass Consulting, Inc.

- Civil Engineering
- Land Surveying
- Development Consulting
- Landscape Architecture
- Environmental Permitting

www.moorebass.com
TALLAHASSEE • ATLANTA

1350 Keys Ferry Court
McDonough, GA 30253
770.914.9394

MEADOWBROOK LOTS

NATHAN MCGARTY

PROJECT NAME

CLIENT NAME

REVISIONS

A2989.0001 - BND

DATE 5/21/24

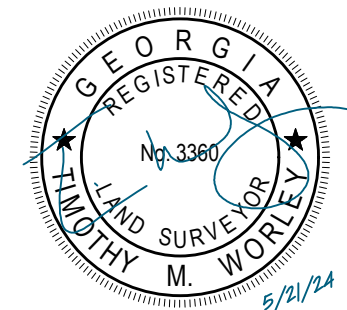
CONTRACT # A2989.0001

DRAWN BY AC

The Drawings, Specifications and other documents prepared by Moore Bass Consulting, Inc. (MB) for this Project are instruments of MB for use solely with respect to this Project and, unless otherwise provided, MB shall be deemed the author of these documents and shall retain all common law, statutory and other reserved rights, including the copyright.

1350 KEYS FERRY COURT
McDONOUGH, GA 30253
LSF #1179

SEAL



SHEET TITLE

BOUNDARY SURVEY

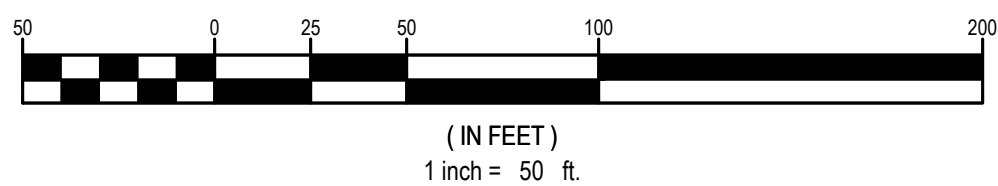
SHEET

1 OF 1

LEGEND

D.B.	DEED BOOK	FH	FIRE HYDRANT
P.B.	PLAT BOOK	L	LINE LABEL
PL	PAGE	NF	NOW OR FORMERLY
OTL	OPEN TOP PIPE	PKS	PK NAIL SET
RB	REBAR	S.S.E.	SANITARY SEWER EASEMENT
IPF	IRON PIN FOUND	U.E.	UTILITY EASEMENT
IPS	1/2" REBAR W/C LSF 001179	REF.	REFERENCE
CTP	CRIMP TOP PIPE	SQ. FT.	SQUARE FOOT
C&G	CURB & GUTTER	FEET	FEET
R/W	RIGHT-OF-WAY	IRON PIN FOUND (IPF)	IRON PIN FOUND (IPF)
NF	NOW OR FORMERLY	IRON PIN SET (IPS)	IRON PIN SET (IPS)
CMP	CORRUGATED METAL PIPE	CALCULATED POINT	CALCULATED POINT
SWMP	STORMWATER MANAGEMENT FACILITY	POWER POLE (PP)	POWER POLE (PP)
P.O.B.	POINT OF BEGINNING	FIRE HYDRANT (FH)	FIRE HYDRANT (FH)
P.O.C.	POINT OF COMMENCEMENT	WATER VALVE (WV)	WATER VALVE (WV)
RCP	REINFORCED CONCRETE PIPE	WATER METER (WM)	WATER METER (WM)
DIP	DUCTILE IRON PIPE	JUNCTION BOX (JB)	JUNCTION BOX (JB)
PVC	POLYVINYL CHLORIDE PIPE	SANITARY SEWER MANHOLE (SSMH)	SANITARY SEWER MANHOLE (SSMH)
HDPE	HIGH DENSITY POLYETHYLENE PIPE	DROP INLET (DI)	DROP INLET (DI)
P	PROPERTY LINE	CONCRETE RW MONUMENT FOUND (CMF)	CONCRETE RW MONUMENT FOUND (CMF)
C	CENTERLINE	SINGLE WING CATCH BASIN (SWCB)	SINGLE WING CATCH BASIN (SWCB)
ID	IDENTIFICATION	HOODED INLET (HI)	HOODED INLET (HI)
B.S.L.	BUILDING SETBACK LINE	HEADWALL (HW)	HEADWALL (HW)
B.O.C.	BACK OF CURB	FLARED END SECTION (FES)	FLARED END SECTION (FES)
C	CURVE LABEL	LIGHT POST (LP)	LIGHT POST (LP)
CI	CURB INLET	YARD INLET (YI)	YARD INLET (YI)
D.E.	DRAINAGE EASEMENT	SEWER CLEAN-OUT (CO)	SEWER CLEAN-OUT (CO)
A.E.	ACCESS EASEMENT	AREA INLET (AI)	AREA INLET (AI)
E.O.P.	EDGE OF PAVEMENT	WINGED PEDESTAL INLET (WPI)	WINGED PEDESTAL INLET (WPI)
SS	SANITARY SEWER	CIRCULAR PEDESTAL INLET (CPI)	CIRCULAR PEDESTAL INLET (CPI)
UFO	UNDERGROUND FIBER OPTIC	UNDERGROUND UTILITY MARKER	UNDERGROUND UTILITY MARKER
GW	GUY WIRE		

GRAPHIC SCALE



GEORGIA SURVEY CERTIFICATE

THIS PLAT IS A RETRACEMENT OF AN EXISTING PARCEL OR PARCELS OF LAND AND DOES NOT SUBDIVIDE OR CREATE A NEW PARCEL OR MAKE ANY CHANGES TO ANY REAL PROPERTY BOUNDARIES. THE RECORDING INFORMATION OF THE DOCUMENTS, MAPS, PLATS, OR OTHER INSTRUMENTS WHICH CREATED THE PARCEL OR PARCELS ARE STATED HEREON. RECORDATION OF THIS PLAT DOES NOT IMPLY APPROVAL OF ANY LOCAL JURISDICTION, AVAILABILITY OF PERMITS, COMPLIANCE WITH LOCAL REGULATIONS OR REQUIREMENTS, OR SUITABILITY FOR ANY USE OR PURPOSE OF THE LAND. FURTHERMORE, THE UNDERSIGNED LAND SURVEYOR CERTIFIES THAT THIS PLAT COMPLIES WITH THE MINIMUM TECHNICAL STANDARDS FOR PROPERTY SURVEYS IN GEORGIA AS SET FORTH IN THE RULES AND REGULATIONS OF THE GEORGIA BOARD OF REGISTRATION FOR PROFESSIONAL ENGINEERS AND LAND SURVEYORS AND AS SET FORTH IN O.C.G.A. SECTION 15-6-67.

TIMOTHY M. WORLEY
REGISTERED GEORGIA LAND SURVEYOR NO. 3380 (tworley@moorebass.com)
MOORE BASS CONSULTING, INC.
1350 KEYS FERRY CT, MCDONOUGH, GEORGIA 30253
CERTIFICATE OF AUTHORIZATION NO. LSF-0001179

DATE: 5/21/24

SITE PHOTOGRAPHS



CLOSURE STATEMENT

THE FIELD CLOSURE UPON WHICH THIS PLAT IS BASED HAS A CLOSURE PRECISION OF ONE FOOT IN 224,912. AND WAS ADJUSTED USING THE LEAST SQUARES METHOD. A TRIMBLE 5-6 TOTAL STATION AND TRIMBLE TSC-3 DATA COLLECTOR WERE USED TO COLLECT THIS FIELD DATA.

THIS PLAT HAS BEEN CALCULATED FOR CLOSURE AND WAS FOUND TO BE ACCURATE WITHIN ONE FOOT IN 132,037 FEET. 1/100" INIT.

PROPERTY DESCRIPTION

All that tract or parcel of land lying or being in Land Lots 50 and 79, 6th District, Henry County, Georgia, and being more particularly described as follows:

Beginning at a concrete monument found at the intersection of the Northerly right-of-way of Jodeco Road (variable public right-of-way) with the Easterly right-of-way of Patrick Henry Parkway (variable public right-of-way), said point having State Plane Coordinates of North 1,267,026.35, East 2,282,686.22, Georgia West Zone, said point being the True Point of Beginning; thence along said right-of-way of Patrick Henry Parkway North 02 degrees 37 minutes 30 seconds West, a distance of 93.95 feet to a 5/8 inch rebar set; thence North 02 degrees 37 minutes 30 seconds West, a distance of 63.50 feet to a 5/8 inch rebar set; thence along a curve to the left, said curve having an arc length of 46.83 feet with a radius of 417.99 feet, being subtended by a chord bearing of North 05 degrees 49 minutes 43 seconds West, a distance of 46.81 feet to a 5/8 inch rebar set; thence South 84 degrees 05 minutes 38 seconds East, a distance of 112.35 feet to a 5/8 inch rebar set; thence South 01 degrees 08 minutes 21 seconds West, a distance of 47.65 feet to a 1-1/2 inch crimp top pipe found; thence South 01 degrees 08 minutes 21 seconds West, a distance of 228.53 feet to a 5/8 inch rebar set on the Northerly right-of-way of Jodeco Road; thence along said right-of-way North 82 degrees 02 minutes 19 seconds West, a distance of 172.9 feet to a 5/8 inch rebar set; thence along a curve to the left, said curve having an arc length of 2942.79 feet, being subtended by a chord bearing of North 82 degrees 35 minutes 02 seconds West, a distance of 97.93 feet to a 5/8 inch rebar set; thence along a curve to the left, said curve having an arc length of 97.94 feet with a radius of 2942.79 feet, being subtended by a chord bearing of North 82 degrees 35 minutes 02 seconds West, a distance of 97.93 feet to a 5/8 inch rebar set; thence along a curve to the left, said curve having an arc length of 35.40 feet with a radius of 2942.79 feet, being subtended by a chord bearing of North 85 degrees 52 minutes 55 seconds West, a distance of 35.40 feet to a concrete monument found; thence North 02 degrees 38 minutes 58 seconds East, a distance of 43.87 feet to a concrete monument found; thence South 87 degrees 18 minutes 01 seconds West, a distance of 37.45 feet to a concrete monument found, said point being the True Point of Beginning.

Said tract of land contains 1.652 Acres.

TITLE EXCEPTIONS

THE FOLLOWING EXCEPTIONS ARE LISTED IN SCHEDULE B, SECTION 2, OF A COMMITMENT FOR TITLE INSURANCE, AS PREPARED BY FIRST AMERICAN TITLE INSURANCE COMPANY, COMMITMENT NO. B1168.010, EFFECTIVE DATE JULY 13, 2016. (SCHEDULE B, SECTION 2)

9. Easement from D. Horner Yarn to Hoyt R. Dabson, dated October 13, 1975, filed May 3, 1979 and recorded in Deed Book 376, Page 284, records of the Superior Court of Henry County, Georgia.

MAY AFFECT SITE - LOCATION OF 1" EASEMENT NOT SPECIFIED

10. Easements as contained in that certain Right of Way Deed from M.O.M.G.N.V., Inc., as to an undivided 67% interest, Michael A. Garcia, as to an undivided 12% interest, F. R. Garcia, as to an undivided 12% interest and Lorne K. Garcia, as to an undivided 9% interest to Henry County, a political subdivision of the State of Georgia, effective as of July 30, 1999, filed January 19, 2000 and recorded in Deed Book 3078, Page 180, aforesaid records.

MAY AFFECT SITE AS SHOWN - EXPIRATION DATE OF TEMPORARY EASEMENT NOT SPECIFIED

11. Order and Judgment styled the Department of Transportation vs. Arch W. McCarthy, et al.; Docket No. 11-120382 in the Superior Court of Henry County, Georgia, dated June 17, 2011, filed June 21, 2011 and recorded in Deed Book 12118, Page 215, aforesaid records.

AFFECTS SITE AS SHOWN

12. All matters affecting subject property as shown on Plat recorded in Plat Book 2, Page 214, aforesaid records.

DOCUMENT NOT LEGIBLE - REVISED PLAT RECORDED IN PLAT BOOK 3, PAGE 381 SHOWS NO EASEMENTS OR SETBACKS AFFECTING SITE

THE FOLLOWING EXCEPTIONS ARE LISTED IN SCHEDULE B, SECTION 2, OF A COMMITMENT FOR TITLE INSURANCE, AS PREPARED BY FIRST AMERICAN TITLE INSURANCE COMPANY, COMMITMENT NO. B1168.010, EFFECTIVE DATE JULY 13, 2016. (SCHEDULE B, SECTION 2)

9. Easement from Corley Construction, Inc. to Georgia Power Company, dated August 27, 1988, filed January 15, 2001 and recorded in Deed Book 3592, Page 324, records of the Superior Court of Henry County, Georgia.

AFFECTS SITE - BLANKET EASEMENT

10. Reacquisition of access rights (except where designated by the Department of Transportation) and easements as contained in that certain Right of Way Deed from James D. Whigham, Lottia R. Moosage and Rabulyn Y. Moosage to the Department of Transportation, dated September 3, 2010, filed September 3, 2010 and recorded in Deed Book 11856, Page 297, aforesaid records.

AFFECTS SITE AS SHOWN

11. Easement for Removal of Encroachment from James D. Whigham, Lottia R. Moosage and Rabulyn Y. Moosage to the Department of Transportation, dated September 3, 2010, filed September 3, 2010 and recorded in Deed Book 11856, Page 297, aforesaid records.

DOES NOT AFFECT SITE - EASEMENT HAS EXPIRED

12. Construction and Maintenance Easement from James D. Whigham, Lottia R. Moosage and Rabulyn Y. Moosage to the Department of Transportation, dated September 3, 2010, filed September 3, 2010 and recorded in Deed Book 11856, Page 297, aforesaid records.

AFFECTS SITE AS SHOWN

13. Reciprocal Easement Agreement by and between Jodeco-Patrick Henry Property, LLP and Ket Chi Lieu, filed March 11, 2015 and recorded in Deed Book 13631, Page 34, aforesaid records.

AFFECTS SITE AS SHOWN

14. All matters affecting subject property as shown on Plat recorded in Plat Book 2, Page 214, aforesaid records.

DOCUMENT NOT LEGIBLE - REVISED PLAT RECORDED IN PLAT BOOK 3, PAGE 381 SHOWS NO EASEMENTS OR SETBACKS AFFECTING SITE

THE FOLLOWING EXCEPTIONS ARE LISTED IN SCHEDULE B, SECTION 2, OF A COMMITMENT FOR TITLE INSURANCE, AS PREPARED BY FIRST AMERICAN TITLE INSURANCE COMPANY, COMMITMENT NO. B1168.010, EFFECTIVE DATE JULY 13, 2016. (SCHEDULE B, SECTION 2)

9. Easement from Ruth K. Thompson to Georgia Power Company, dated April 13, 1982, filed April 22, 1982 and recorded in Deed Book 1063, Page 261, records of the Superior Court of Henry County, Georgia.

MAY AFFECT SITE - LOCATION OF 10' RIGHT-OF-WAY NOT SPECIFIED

10. Easements as contained in that certain Right of Way Deed from Ralph E. Witt to Henry County, a political subdivision of the State of Georgia, dated May 15, 1989, filed May 18, 1989 and recorded in Deed Book 1063, Page 266, aforesaid records.

AFFECTS SITE - BLANKET EASEMENTS - NOT PLOTTABLE

11. Easements as contained in that certain Right of Way Deed from Ralph E. Witt and Wayne Dabson to Henry County, a political subdivision of the State of Georgia, dated May 15, 1989, filed May 18, 1989 and recorded in Deed Book 1063, Page 271, aforesaid records.

AFFECTS SITE - BLANKET EASEMENTS - NOT PLOTTABLE

12. All matters affecting subject property as shown on Plat recorded in Plat Book 2, Page 214, aforesaid records.

DOCUMENT NOT LEGIBLE - REVISED PLAT RECORDED IN PLAT BOOK 3, PAGE 381 SHOWS NO EASEMENTS OR SETBACKS AFFECTING SITE

THE FOLLOWING EXCEPTIONS ARE LISTED IN SCHEDULE B, SECTION 2, OF A COMMITMENT FOR TITLE INSURANCE, AS PREPARED BY FIRST AMERICAN TITLE INSURANCE COMPANY, COMMITMENT NO. B1168.010, EFFECTIVE DATE JULY 13, 2016. (SCHEDULE B, SECTION 2)

9. Easement from M. L. Dabson to Georgia Power Company, filed July 24, 1973 and recorded in Deed Book 184, Page 172, records of the Superior Court of Henry County, Georgia.

MAY AFFECT SITE - BLANKET EASEMENT - NOT PLOTTABLE

10. Easement from Ruth K. Thompson to Georgia Power Company, dated April 13, 1982, filed April 22, 1982 and recorded in Deed Book 482, Page 261, aforesaid records.

AFFECTS SITE AS SHOWN

11. Easements as contained in that certain Right of Way Deed from Debra M. Dabson to Henry County, a political subdivision of the State of Georgia, dated May 15, 1989, filed May 23, 1989 and recorded in Deed Book 1063, Page 106, aforesaid records.

AFFECTS SITE - BLANKET EASEMENTS - NOT PLOTTABLE

12. Easements as contained in that certain Right of Way Deed from Stephen L. Watson to Henry County, a political subdivision of the State of Georgia, effective as of July 30, 1999, filed January 19, 2000 and recorded in Deed Book 3578, Page 171, aforesaid records.

MAY AFFECT SITE AS SHOWN - EXPIRATION DATE OF TEMPORARY EASEMENT NOT SPECIFIED

14. Construction and Maintenance Easement for Drainage and Utilities from Jodeco-Holloway Property Partners, LLP to the Department of Transportation, dated May 25, 2011, filed June 2, 2011 and recorded in Deed Book 12118, Page 172, aforesaid records.

AFFECTS SITE AS SHOWN

15. Construction and Maintenance Easement for Slopes Utilities from Jodeco-Holloway Property Partners, LLP to the Department of Transportation, dated May 25, 2011, filed June 2, 2011 and recorded in Deed Book 12118, Page 177, aforesaid records.

DOES NOT AFFECT SITE

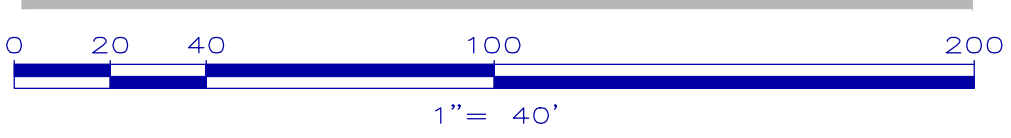
16. All matters affecting subject property as shown on Plat recorded in Plat Book 2, Page 214, aforesaid records.

DOCUMENT NOT LEGIBLE - REVISED PLAT RECORDED IN PLAT BOOK 3, PAGE 381 SHOWS NO EASEMENTS OR SETBACKS AFFECTING SITE

LEGEND

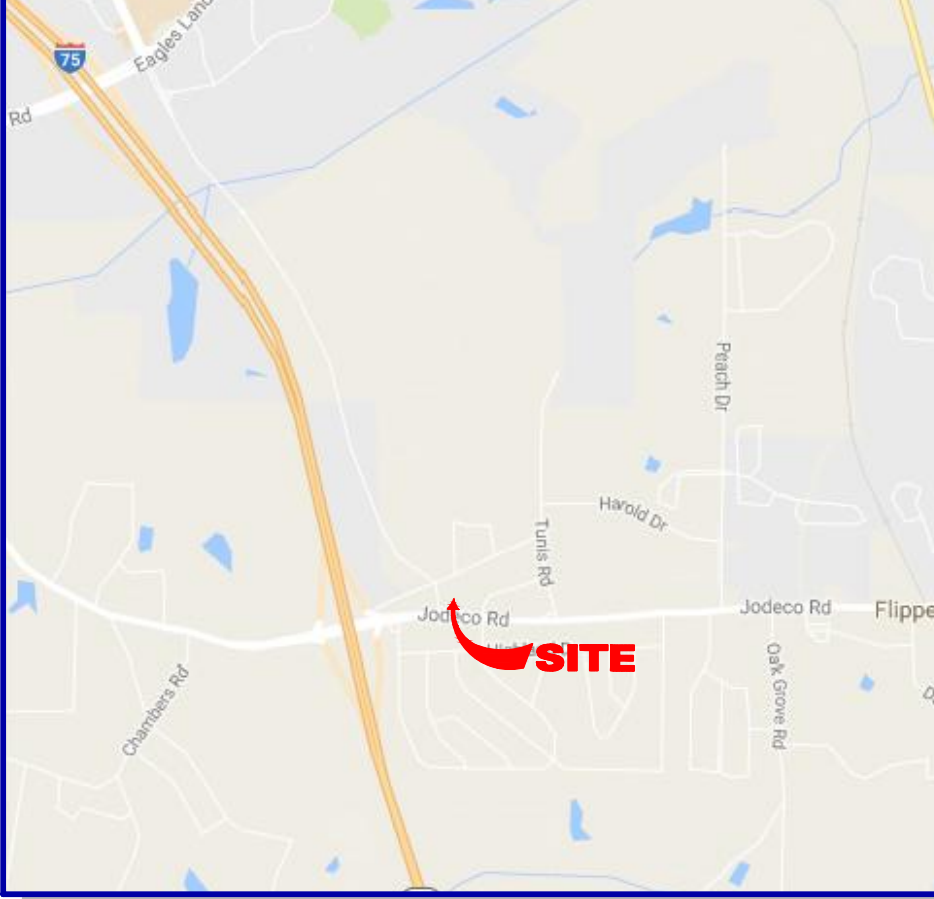
STANDARD ABBREVIATIONS	STANDARD SYMBOLS
AC AIR CONDITIONER	OE OVERHEAD TRAFFIC SIGNAL LIGHT
BH BORE HOLE	PO POWER POLE
BSL BUILDING SETBACK LINE	GW GUY WIRE
CI CURB INLET	PL POWER LINE
CMF CORRUGATED METAL PIPE	LP LIGHT POLE
CMF CONCRETE MONUMENT FND	ET ELECTRIC TRANSFORMER
CO SANITARY CLEANOUT	
CPED COMMUNICATION PEDESTAL	
CTP CRIMPED TOP PIPE	
DI DROP INLET	
DIP DUCTILE IRON PIPE	
DWCB DOUBLE WING CATCH BASIN	
FNC FENCE	
FND FOUND	
GM GAS METER	
INV INVERT	
JB JUNCTION BOX	
WH WINDHOLE	
OH OVERHEAD POWER	
OTP OPEN TOP PIPE	
PM POWER METER	
PKS PK NAIL SET	
POB POINT OF BEGINNING	
POC POINT OF COMMENCEMENT	
RPC REINFORCED CONCRETE PIPE	
RBR IRON REINFORCING BAR	
RBS 5/8" RBR SET CAPPED LSF 621	
SS SANITARY SEWER	
SWCB SINGLE WING CATCH BASIN	
TRANS ELECTRIC TRANSFORMER	

GRAPHIC SCALE



VICINITY MAP

SITE LOCATION - LATITUDE: 33° 29' 01" LONGITUDE: 84° 12' 42"



GENERAL NOTES

THIS SURVEY HAS BEEN PREPARED FOR THE EXCLUSIVE USE OF THE PERSON OR ENTITIES NAMED HEREON. NO EXPRESS OR IMPLIED WARRANTIES WITH RESPECT TO THE INFORMATION SHOWN HEREON IS TO BE EXTENDED TO ANY PERSONS OR ENTITIES OTHER THAN THOSE SHOWN HEREON.

THIS PROPERTY IS NOT LOCATED IN A SPECIAL FLOOD HAZARD AREA BASED ON THE FLOOD INSURANCE RATE MAP FOR THIS AREA. THE MAP NUMBER FOR THIS AREA IS 131510152G, AND THE DATE OF SAID MAP IS MAY 16, 2006. THIS DETERMINATION WAS MADE BY GRAPHICALLY DETERMINING THE POSITION OF THIS SITE ON SAID FIRM MAPS UNLESS OTHERWISE NOTED.

PLEASE NOTE: TREES 10-INCH DBH (DIAMETER AT BREAST HEIGHT) AND LARGER WERE LOCATED FOR THIS SURVEY.

THE DATUM FOR THIS SITE WAS ESTABLISHED UTILIZING GLOBAL POSITIONING SYSTEMS, AND BASED ON POSITIONAL VALUES FOR THE VERTICAL REFERENCE STATION NETWORK DEVELOPED BY eGPS SOLUTIONS. THE HORIZONTAL REFERENCE FRAME IS NORTH AMERICAN DATUM OF 1983 (NAD83) - STATE PLANE COORDINATE SYSTEM OF GEORGIA - WEST ZONE. THE VERTICAL REFERENCE FRAME IS NORTH AMERICAN VERTICAL DATUM OF 1988. ANY DIRECTIONS OR DIMENSIONS SHOWN ARE A RECTANGULAR, GROUND LEVEL PROJECTION OF THE STATE PLANE COORDINATE SYSTEM.

TRACTS 4, 5, 6, & 7 ARE ZONED "R-3" (SINGLE FAMILY RESIDENCE DISTRICT). THE MINIMUM YARD SETBACKS ARE: FRONT - 30 FEET; SIDE - 10 FEET; AND REAR - 30 FEET.

TRACTS 1 & 2 ARE ZONED "C-2" (GENERAL COMMERCIAL DISTRICT). THE MINIMUM YARD SETBACKS ARE: FRONT - 50 FEET; SIDE - NONE, EXCEPT 30 FEET ON CORNER LOTS; AND REAR - 20 FEET.

TRACT 3 IS ZONED "C-3" (HIGHWAY COMMERCIAL DISTRICT). THE MINIMUM YARD SETBACKS ARE: FRONT - 50 FEET; SIDE - NONE, EXCEPT 30 FEET ON CORNER LOTS; AND REAR - 20 FEET.

PLEASE NOTE: ZONING AND SETBACKS SHOULD BE CONFIRMED AND VERIFIED BY PLANNING AND ZONING PRIOR TO DESIGN OR CONSTRUCTION ACTIVITIES.

SURVEY REFERENCES
1> SUBDIVISION PLAT OF MEADOWBROOK, RECORDED IN PLAT BOOK 3, PAGE 381

2> BOUNDARY & TOPOGRAPHIC SURVEY FOR SQUARE ONE PROPERTIES, L.L.C., PREPARED BY SEILER & ASSOCIATES, INC., DATED OCTOBER 9, 2000 (PROJECT NO. 00-32-c).

3> STATE OF GEORGIA DEPARTMENT OF TRANSPORTATION RIGHT-OF-WAY PLANS FOR I-75 AT JODECO ROAD INTERCHANGE IMPROVEMENTS, PROJECT NO. NHMM-0075-02(213), P.I. NO. 321660.

SURVEYOR CERTIFICATION

To: RaceTrac Petroleum, Inc.
Del Lago Ventures, Inc.
First American Title Insurance Company

This is to certify that this map or plat and the survey on which it is based were made in accordance with the 2016 Minimum Standard Detail Requirements for ALTA/NSPS Land Title Surveys, jointly established and adopted by ALTA and NSPS, and includes Items 1, 2, 3, 4, 5, 6(a), 7(a), 7, 8, 9, 10(a), 11, & 13 of Table A thereof. The field work was completed on August 17, 2016.

Date: August 17, 2016

John T. Newman
Georgia Registered
Land Surveyor # 3324

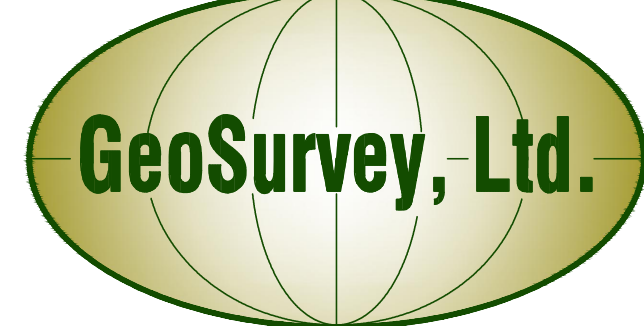
This survey has been prepared in conformity with The Technical Standards for Property Surveys in Georgia as set forth in Chapter 180-7 of the Rules of the Georgia Board of Registration for Professional Engineers and Land Surveyors and as set forth in the Georgia Plat Act O.C.G.A. 15-6-67.

ALTA/NSPS LAND TITLE SURVEY

Jodeco Road Proposed RaceTrac

FOR

RaceTrac Petroleum, Inc.
Del Lago Ventures, Inc.
First American Title Insurance Company



Land Surveying • 3D Laser Scanning

1660 Barnes Mill Road
Marietta, Georgia 30062
Phone: (770) 795-9900
Fax: (770) 795-8880
www.geosurvey.com
EMAIL: info@geosurvey.com
Certificate of Authorization #LSF-000621

ACCESS EASEMENT LINE TABLE

LINE	BEARING	DISTANCE
L1	N78°21'03"E	81.78'
L2	S84°05'38"E	230.64'
L3	S01°08'21"W	301.50'
L4	N75°11'45"W	4.91'
L5	N82°02'19"W	13.32'
L6	N82°02'19"W	17.29'
L7	N82°02'49"W	0.84'
L8	N01°08'21"E	275.52'
L9	N84°05'38"W	3.26'

ACCESS EASEMENT CURVE TABLE

CURVE	CHORD L	CHORD BRG	RADIUS	ARC LEN
C1	36.00'	N11°30'23"W	417.99'	36.01'

IF YOU DIG

Know what's below.
Call before you dig.
Dial 811
Or Call 800-282-7411



UTILITY NOTE

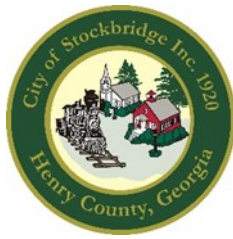
THE UNDERGROUND UTILITIES SHOWN HEREON ARE BASED ON LOCATION OF MARKINGS PROVIDED BY: ONEVISION UTILITY SERVICES P.O. BOX 190 EMERSON, GA 30137 (770) 386-2800

THE UNDERGROUND UTILITIES (EXCEPT THE LOCATION OF EXISTING DRAINAGE, SEWER AND IRRIGATION UTILITIES AS WELL AS UNDERGROUND STORAGE TANKS) WERE LOCATED BY ONEVISION UTILITY SERVICES, UTILIZING RADIO FREQUENCY TECHNIQUE. THIS TECHNIQUE IS CAPABLE OF LOCATING METALLIC UTILITIES AND TRACER WIRES. ANY NON-METALLIC UTILITIES (WITHOUT TRACER WIRES) ARE NOT LOCATED.

THE SURVEYOR MAKES NO GUARANTEES THAT THE UNDERGROUND UTILITIES SHOWN COMPRISE ALL SUCH UTILITIES IN THE AREA, EITHER IN-SERVICE OR ABANDONED. UNDERGROUND UTILITIES NOT OBSERVED OR LOCATED UTILIZING THIS TECHNIQUE MAY EXIST ON THIS SITE BUT NOT BE SHOWN, AND MAY BE FOUND UPON EXCAVATION. THE SURVEYOR FURTHER DOES NOT WARRANT THAT THE UNDERGROUND UTILITIES SHOWN ARE IN THE EXACT LOCATION INDICATED ALTHOUGH THE SURVEYOR DOES CERTIFY THAT THEY ARE LOCATED AS ACCURATELY AS POSSIBLE FROM INFORMATION AVAILABLE.

INFORMATION REGARDING MATERIAL AND SIZE OF UTILITIES IS BASED ON RECORDS ACQUIRED FROM THE UTILITY OWNERS.

GeoSurvey, Ltd.



City of Stockbridge

AGENDA ITEM

MEETING DATE

NOVEMBER 12, 2024

FUNDING SOURCE

- ☐ RESOLUTION
- ☐ ORDINANCE
- ☐ CONTRACT APPROVAL/RENEWAL
- ☒ PUBLIC HEARING
- ☐ PRESENTATION
- ☐ BID SELECTION/AWARD
- ☐ TASK ORDER
- ☐ CHANGE ORDER
- ☐ BUDGET AMENDMENT
- ☐ BUDGET TRANSFER
- ☐ PAYMENT APPROVAL
- ☐ OTHER

- ☐ GENERAL FUND
- ☐ FUND BALANCE
- ☐ SPLOST or TSPLOST
- ☐ ARPA
- ☐ GRANT
- ☐ HOTEL/MOTEL TOURISM
- ☐ COUNCIL INITIATIVE
- ☐ PARTNER/SPONSOR
- ☐ DEPARTMENT FUND BALANCE
- ☐ BONDING

ACCOUNT TRANSFER FROM:

ACCOUNT TRANSFER TO:

PRESENTER:

Community Development Staff

DEPARTMENT:

Community Development

ITEM/PROJECT/EVENT:

COMPREHENSIVE PLAN AMENDMENT CASE #CP-2024-04. Consideration of a request to change the future land use designations of four parcels at the southeast corner of Patrick Henry Parkway & Holloway Road for future commercial use. No specific development is proposed at this time. The property contains 2.63 +/- acres. Applicant: Nathan McGarity. Planning Commission action--approval (May 16, 2024). Henry County rejected the de-annexation, but failed to file an arbitration application with the state.

BACKGROUND INFORMATION:

The applicant has also applied for Annexation Case #AX-2024-01 and Rezoning Case #RZ-2024-04. Three of the parcels have split zonings, per the Henry County Zoning Map. Tax Assessor records show the parcels as being a part of the Meadowbrook Subdivision, but previous actions resulted in the dissolution of the subdivision. The property is adjacent to Racetrac, who owns an easement across the corner parcel for its driveway.

APPROVALS: CITY MANAGER _____

CITY TREASURER _____

CITY ATTORNEY _____

GRANTS ADMIN. _____

☐ FINANCIAL IMPACT ☐ N/A

AMOUNT \$

ATTACHMENTS:

☐

ITEM/PROJECT/EVENT:

COMPREHENSIVE PLAN AMENDMENT CASE #CP-2024-04.

BACKGROUND INFORMATION:

STAFF RECOMMENDATION:

APPROVAL.

Staff Signature_____



TO: Planning Commission
Mayor/Council

FROM: Gordon Linton, Planner I

CC: Ryan Anderson, Community Development Director
Keedra Jackson, Chief Planner

DATE: November 12, 2024

Subject: #CP-2024-04 for Patrick Henry Parkway and Holloway Road

I. PURPOSE

Consider a Comprehensive Plan Amendment application by Nathan McGarity of Holloway-Jodeco Property Partners, LLP to assign the future land use designation of 'High Density Mixed Use' to certain properties located at Patrick Henry Parkway and Holloway Road, located in unincorporated Henry County after the parcels are annexed into the Stockbridge City Limits. The property contains four parcels with 2.6 acres +/- total acres. The applicant is not proposing any new development at this time. The applicant is Nathan McGarity.

II. Background

Existing Development	The properties are vacant
Site Address	The properties are located at Patrick Henry Parkway and Holloway Road.
Parcel Identification	#071A01088003, #071A01089000, #071A01090000, and #071A01091000
Parcel Acreage	2.6 acres
Applicant	Nathan McGarity
Owner	Holloway-Jodeco Property Partners, LLP (Parcel# 071A01088003)

	Sandy B. McGarity, Nathan K & Etal (Parcel # 071A01089000, 071A01090000, and 071A01091000)
County Land Use Designation	Low-Density (Henry County Future Land Use Map)
City Land Use Designation	Will be assigned High Density Mixed Use

SURROUNDING AREAS

Location	Adjacent Property Zoning
Properties to the North	High-Density Residential (Henry County). High Density Residential (Stockbridge)
Properties to the South	Mixed Use (Henry County)
Properties to the East	Low-Density Residential - Henry County
Properties to the West	Mixed Use (Henry County) High Density Mixed Use (Stockbridge)

III. Findings of Fact

1. The subject properties are currently zoned as C-3 (Heavy Commercial District) and R-3 (Single-family residence) by the Henry County Zoning Map.
2. If the annexation is approved by the City, the subject properties would automatically be assigned the zoning district of 'C-3 (Heavy Commercial District) per Section 9.8 of the Stockbridge Unified Development Code (UDC).
3. The Henry County Future Land Use Designation Map currently designates the subject properties as Low-Density.

IV. Maps and Illustrations

V. Analysis

Project Description

The applicant, Nathan McGarity of Holloway-Jodeco Property Partners, LLP requests to assign the future land use designation of 'High Density Mixed Use' to certain properties located at Patrick Henry Parkway and Holloway Road, located in unincorporated Henry County after the parcels are annexed into the Stockbridge City Limits.

The Henry County Future Land Use Map currently designates the property as Low-Density (LD). However, if the proposed annexation (AX-2024-01) is approved by the City, the property would be assigned the City future land use designation of High-Density Mixed Use.

The subject property is currently zoned as C-3 (Heavy Commercial District) by the Henry County Zoning Ordinance. However, once the proposed annexation is approved by the city, it will be assigned to the zoning district of C-3 (Heavy Commercial District). The High-Density Mixed-Use designation provides a list of permitted zoning districts, which includes the C-3 (Heavy Commercial District).

Staff Analysis

The applicant requests a **Comprehensive Plan Amendment** under the City of Stockbridge Unified Development Code Section (**Sec. 9.2.7**):

ANALYSIS OF REQUEST

1. Consistency with the Comprehensive Plan.

The request to assign the Future Land Use designation of High-Density Residential is necessary because the High-Density Future Land Use designation provides a list of permitted zoning districts, which includes the C-3 zoning district.

VI. STAFF RECOMMENDATION

- This Staff Report has demonstrated that the requested Comprehensive Plan Amendment via CP-2024-04 would be necessary and desirable for the subject property in conjunction with the requested annexation of the property via AX-2024-01 and the requested rezoning of RZ-2024-04 to assign the zoning district of C-3 (Heavy Commercial District). Therefore, the Planning and Zoning staff recommends **APPROVAL**.

**STATE OF GEORGIA
COUNTY OF HENRY**

The Henry County Board of Commissioners held a Regular Public Meeting *in-person* on Tuesday, July 23, 2024 at 6:30 p.m. at the Henry County Administration Building (Community Room), 140 Henry Parkway, McDonough GA. HenryTV also streamed this live online at its website, as well as Charter/Spectrum Channel 180 and Facebook Live.

Carlotta Harrell, Chair
Johnny Wilson, Vice Chair/District 1 Commissioner
Neat Robinson, District 2 Commissioner
Dee Anglyn, III, District 3 Commissioner
Michael T. Price, District 4 Commissioner
Kevin J. Lewis, District 5 Commissioner

Staff Present: Cheri Hobson-Matthews, County Manager; Serena Nowell, County Attorney; Stephanie Braun, County Clerk; and Jasmin Head, Deputy County Clerk

INSTRUCTIONS TO PARTICIPATE

HENRY COUNTY CODE OF CONDUCT

(Sec. 2-2-128: Conduct during public meetings)

INVOCATION

The Invocation was given

PLEDGE OF ALLEGIANCE

The Pledge was recited.

CALL TO ORDER

Carlotta Harrell, Chair, called the Regular Meeting of the Henry County Board of Commissioners for Tuesday, July 23, 2024 at 6:30 p.m., to order.

(Added by Chair Harrell: AARP AWARD)

Nicholas Ivey presented an AARP award to Henry County indicating the county has been accepted as a member of the AARP Network of Age Friendly States and Communities.

A photo was taken with Shawn Norris, Director of Senior Services and the Board of Commissioners.

PRESENTATION

Presentation of applications received from agencies in response to the Notice of Funding Availability for ARPA funds to provide Subsistence Payments and Food Bank Services. (Presenter: David Smith, Cluster Lead)

APPOINTMENT

- A. Reappointment to the Region 6 Advisory Council for the Georgia Department of Behavioral Health & Developmental Disabilities (DBHDD): Sherrhea Mason-Bryant (Term: effective immediately - 7/23/27) Resolution 24-186

Chair Harrell made a motion to approve; **Commissioner Neat Robinson** seconded. The motion carried 6-0-0.

CONSENT AGENDA

County Manager Cheri Hobson-Matthews read the consent agenda as follows:

Human Resources and Risk Management

- A. Resolution accepting a grant award in the amount of \$10,000 from the Association County Commissioners of Georgia (ACCG) for safety items in efforts to reduce Workers' Compensation Claims. (Presenter: Holly Lafontaine, Human Resources and Risk Management Director) (Exhibit 1) Resolution 24-187

TSPLOST

- A. Resolution approving a Supplemental Agreement for the SR 81 Widening Project from Postmaster Drive to Bethany Road for the additional design work as required by The Georgia Department of Transportation. Moffatt and Nichol, Consultants, provided a cost estimate in the amount of \$165,210.00 for this Supplemental Agreement. Funds are available in TSPLOST account. (Presenter: Roque Romero, Cluster Lead) (Exhibit 2) Resolution 24-188

(This ends the consent agenda)

Commissioner Dee Anglyn made a motion to approve the Consent Agenda; **Commissioner Kevin J. Lewis** seconded. The motion carried 6-0-0.

REGULAR AGENDA

Planning & Zoning

A. AX-24-01 (Not a Public Hearing)

The City of Stockbridge has received a request for annexation of property located on Holloway Road, east of Patrick Henry Parkway, consisting of a combined 2.62 +/- acres in Land Lots 50 and 79 of the 6th District – (Parcels 071A01088003, 071A01089000, 071A01090000, 071A01091000). District 4 (Presenter: Toussaint Kirk, Cluster Leader) (Exhibit 3) Resolution 24-189

Kenta Lanham, Planner III, presented an annexation request from the City of Stockbridge for approximately 2.62 acres located on Holloway Road and Patrick Henry Parkway. The zoning for the area is currently split between R3 (Single Family Residence) and C3 (Highway Commercial). Part of this project was rezoned (RZ-16-26) by the Henry County Board of Commissioners on January 3, 2017, from R-3 (Single Family Residence) and C-2 (General Commercial) to C-3 (Highway Commercial) with 11 conditions. Additionally, an associated request to amend the comprehensive plan (COMP-AM-16-07) from medium and high-density residential to commercial to support the rezoning was approved by the Board on the same date. Planning and Zoning staff have recommended a Motion for Objection on the grounds that the proposed change in zoning and land use, and the infrastructure demands related to the proposed change in zoning and land use, would result in a material increase in burden upon Henry County.

Commissioner Michael Price made a motion for objection, per staff's recommendation; **Vice Chair Johnny Wilson** seconded. The motion carried 4-0-2 with Chair Harrell and Commissioner Dee Anglyn abstaining.

B. ULDC-AM-24-01 (Not a Public Hearing)

An Ordinance by Terri Lynn Woodall of Stockbridge, GA to amend Chapter 7 of the Unified Land Development Code of the Henry County Code of Ordinances regarding the regulation of front yard fences. Countywide (Presented: Kenta Lanham, Planner III) (Exhibit 4) Ordinance 24-05

Kenta Lanham, Planner III, presented a request to amend the Unified Land Development Code (ULDC) regarding the regulation of front yard fences. Mr. Lanham explained that this issue has been presented to the Board several times and aimed to provide a refresher. Currently, the ULDC prohibits front yard fences for properties within residential subdivisions not zoned RA (Residential Agricultural). Properties outside of subdivisions or zoned RA may request a front yard fence, which is then evaluated by the Architectural Review Committee per Chapter 7, Section 7.02.04 of the ULDC. The proposed amendment to the ULDC would revise Section 7.02.04, "Fences and Walls," to allow for the review of front yard fence requests for properties within subdivisions, provided that specific parameters are met.

Mr. Lanham stated the applicants have submitted an amendment to the language of the initial request with the addition to the criteria to read as follows:

1. For lots within a subdivision:
 - a. A front yard fence may be permitted if the property does not gain access from the platted internal subdivision street;
 - b. The property shall be located within 1,000 feet of a signalized intersection;
 - c. The fence is decorative in nature and match the architectural style of the home;
 - d. The front yard fence may be solid up to 6 feet in height;
 - e. The front yard fence shall be located at least 40 feet from the centerline of the main road

RESOLUTION #24-189

**RESOLUTION OBJECTING TO PROPOSED ANNEXATION INTO AND/OR
REZONING BY THE CITY OF STOCKBRIDGE OF 2.62 +/- ACRES IN LAND LOT 50
OF THE 6TH DISTRICT, HENRY COUNTY, GEORGIA**

WHEREAS, the Henry County Board of Commissioners received notice from the City of Stockbridge (“City”), advising Henry County of the City’s intent to annex (AX-24-01) 2.62 +/- acres in Land Lots 50 and 79 of the 6th District of Henry County, Georgia, being **Parcels 071A01088003, 071A01089000, 071A01090000, and 071A01091000** (herein referred to as the “Property”) (*see*, Exhibit A, attached hereto);

WHEREAS, in connection with (or immediately following) the annexation, the property owners seek to change the zoning for the Property from the R-3 (Single-Family Residence) and C-2 (Highway Commercial) zoning district to the C2 (General Commercial) City of Stockbridge zoning district;

WHEREAS, the Henry County Board of Commissioners has analyzed and considered

1) The proposed change in zoning and land use;

WHEREAS, the Board of Commissioners has determined that the proposed annexation of the Property into the City would cause a material increase in the burden on Henry County directly related to the proposed change in zoning and land use, which would result in an increase in service demands which would be detrimental to Henry County and to the health, safety, and welfare of Henry County and its citizens; and

WHEREAS, the City does not provide fire services to its residents and Henry County will be called upon to provide fire services within the City's incorporated areas based on the proposed change in zoning and proposed increase in density and Henry County will be required to allocate its resources in a disproportionate manner to provide fire services to the City at the expense of the health, safety and welfare of other residents throughout Henry County; and

WHEREAS, Henry County could not adequately plan for future fire stations or required apparatus/equipment within the City or any other area due to the uncertainty of what would be required based on the future development of the property; and

WHEREAS, Henry County would be deprived of permitting, licensing and other fees for those properties located within the City, therefore placing a burden on our current budget and impacting the residents of Henry County.

NOW THEREFORE, BE IT RESOLVED that pursuant to *O.C.G.A. § 36-36-113*, Henry County objects to the of the City's intent to annex (AX-24-01) 2.62 +/- acres in Land Lots 50 and 79 of the 6th District of Henry County, Georgia as described in Exhibit A, on the grounds that the proposed change in zoning and land use and the infrastructure demands related to the proposed change in zoning and land use would result in a material increase in burden upon Henry County.

BE IT FURTHER RESOLVED that the County Manager and/or the County Attorney are authorized and directed to send such notice(s) as are required by law to the City of Stockbridge and/or the effected property owners.

BE IT FURTHER RESOLVED that the County Attorney is authorized to initiate such legal proceedings as are proper to enjoin the annexation and/or rezoning of the Property and/or initiate the arbitration proceedings authorized under *O.C.G.A. § 36-36-114*.

BE IT FURTHER RESOLVED that this Resolution shall be forwarded to the City, together with such supporting documentation as are reasonable and necessary to support the same.

BE IT SO RESOLVED THIS 23RD DAY OF JULY, 2024.

**BOARD OF COMMISSIONERS
OF HENRY COUNTY, GEORGIA**

A handwritten signature in blue ink, appearing to read 'Carlotta Harrell', written over a horizontal line.

Carlotta Harrell, Chair

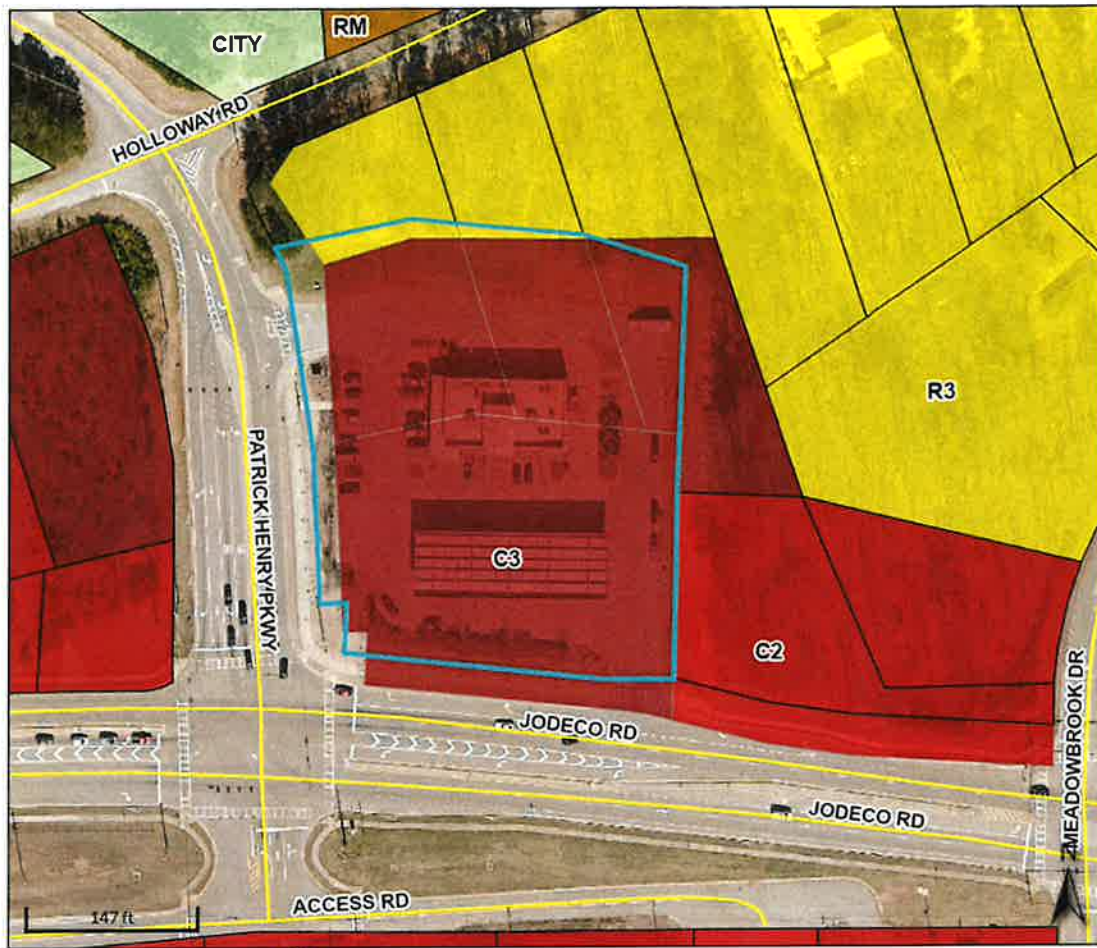
ATTEST:

A handwritten signature in blue ink, appearing to read 'Stephanie Braun', written over a horizontal line.

Stephanie Braun, County Clerk



Henry County, GA



Racetrack parcel

Overview



Legend

- Parcels
- Roads
- Zoning per Henry Co Planning & Zoning Dept
- RS
- RMH
- RM
- RD
- RA
- R-4
- R-3
- R-2
- R-1
- PD
- OI
- MU
- MR2
- MR1
- M-2
- M-1
- DTRC
- DTMU
- CITY
- C-3
- C-2
- C-1

Parcel ID	071A01076000	Class	C	Owner	RACETRAC	Land	\$863,600	Last 2 Sales		
Property	3149-3159	Acreage	1.652	Address	PETROLEUM INC	Value:		Date	Price	Reason
Address	JODECO RD				C/O SILVER OAK	Building	\$1,515,800			IMPROVED
District	County/UnIncorp				ADVISORS	Value:		7/11/2017	\$304,700	U
					PO BOX 2437	Misc	\$120,600			SALE
					SMYRNA GA	Value:				INCLUDES
					30081-2437	Total	\$2,500,000	8/20/2014	\$200,000	PERSONAL U
						Value:				PROPERTY

Parcel lines depicted on the maps do not reflect a true and exact representation of property boundaries and should not be relied upon for said purpose. Property boundary lines are depicted on recorded plats available at the Henry County Courthouse or can be determined by employing the services of a licensed surveyor.

This zoning map is subject to change at any time. The official version of the Zoning map resides within the Henry County Planning and Zoning Department. Please contact the Henry County Planning and Zoning Office at 770-288-7526 to verify current zoning.



Henry County, GA



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 - MR1
 - M-2
 - M-1
 - DTRC
 - DTMU
 - CITY
 - C-3
 - C-2
 - C-1

Parcel ID	071A01088003	Class	R	Owner	HOLLOWAY-JODECO	Land	\$30,000				
Property Address		Acreage	n/a	Address	PROPERTY PARTNERS LLP	Value:					
District	County/UnIncorp				964 RACETRACK ROAD	Building	\$0	Last 2 Sales			
					MCDONOUGH GA 30252	Value:		Date	Price	Reason	Qual
						Misc	\$0	12/30/2010	\$10	QUITCLAIM	U
						Value:		5/25/2010	\$300,000	n/a	U
						Total	\$30,000				
						Value:					

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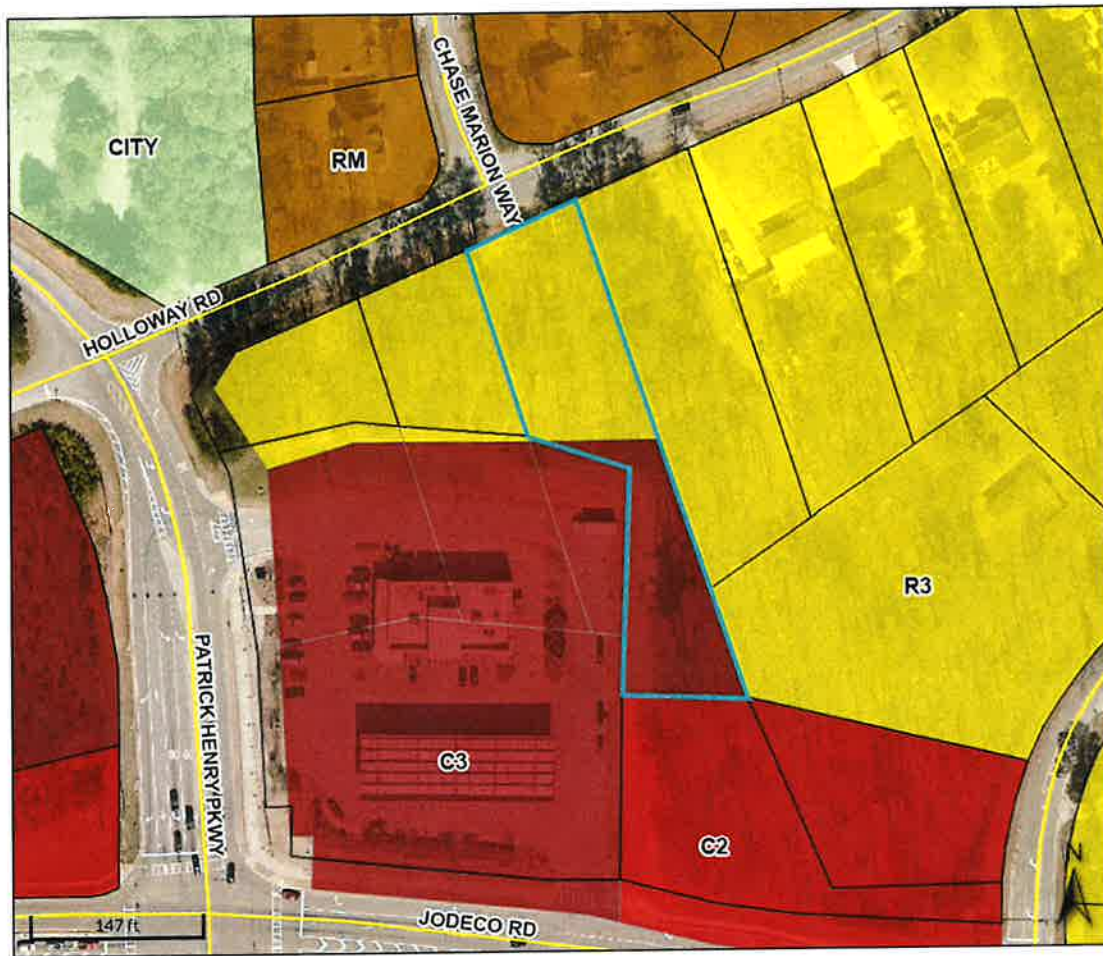
Parcel ID	071A01089000	Class	R	Owner	MCGARITY SANDY B,	Land	\$30,000				
Property		Acreage	n/a	Address	NATHAN K & ETAL	Value:					
Address					PO BOX 2889	Building	\$0				
District	County/UnIncorp				MCDONOUGH GA 30253	Value:					
						Misc	\$0	5/4/2016	\$0	PART	U
						Value:		11/15/1999	\$20,000	n/a	U
						Total	\$30,000				
						Value:					
								Last 2 Sales			
								Date	Price	Reason	Qual
								5/4/2016	\$0	INT	U
								11/15/1999	\$20,000	n/a	U

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Henry County, GA



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Planning & Zoning Dept

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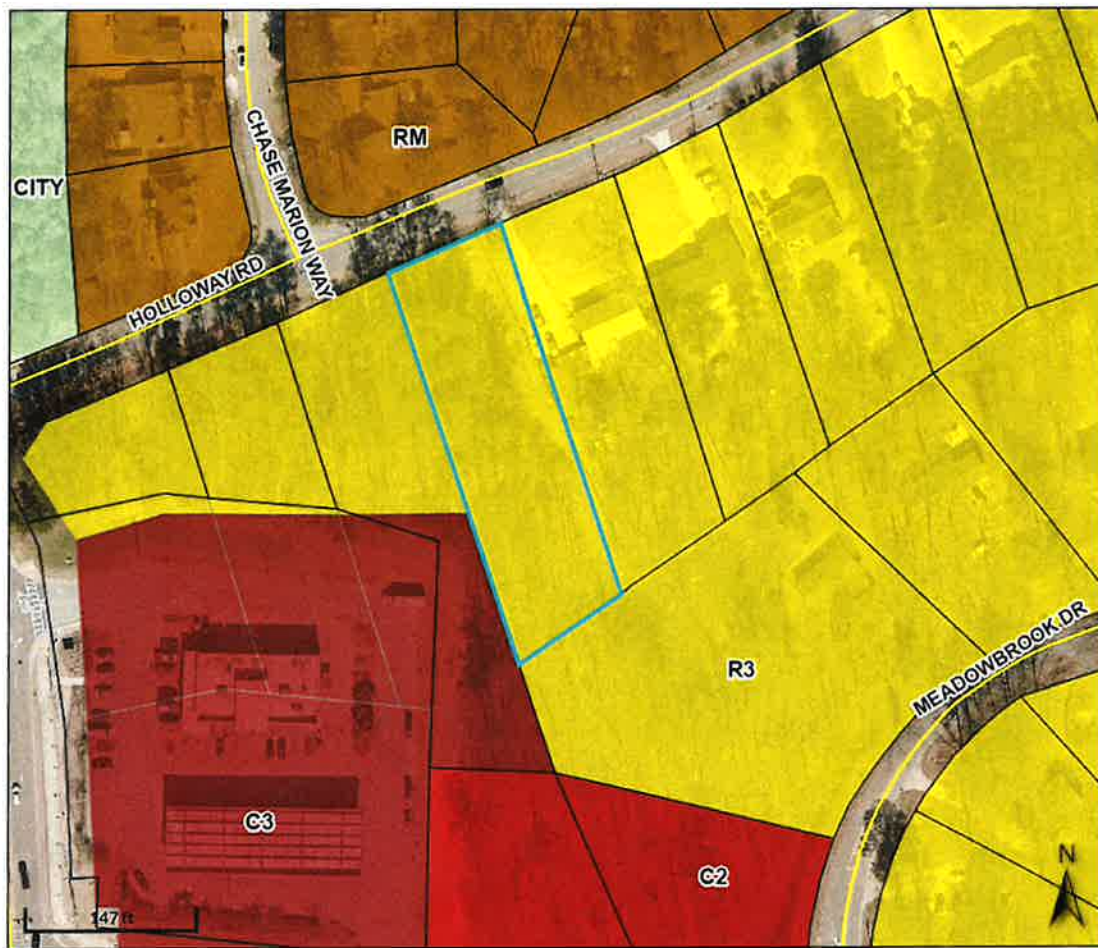
Parcel ID	071A01090000	Class	R	Owner	MCGARITY SANDY B,	Land	\$30,000				
Property		Acreage	n/a	Address	NATHAN K & ETAL	Value:					
Address					PO BOX 2889	Building	\$0				
District	County/UnIncorp				MCDONOUGH GA 30253	Value:					
						Misc	\$0				
						Value:					
						Total	\$30,000				
						Value:					

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- DTMU
- CITY
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- C-2
- C-1

Parcel ID	071A01091000	Class	R	Owner	MCGARITY M LINDSEY, NATHAN K, SANDY B & ETAL	Land Value:	\$30,000				
Property Address		Acreage	n/a	Address	PO BOX 2889 MCDONOUGH GA 30253	Building Value:	\$0	Last 2 Sales			
District	County/UnIncorp					Misc Value:	\$0	Date	Price	Reason	Qual
								3/31/2020	\$0	QUITCLAIM	U
								5/4/2016	\$0	PART INT	U
						Total Value:	\$30,000				

SITE PHOTOGRAPHS



CLOSURE STATEMENT

THE FIELD CLOSURE UPON WHICH THIS PLAT IS BASED HAS A CLOSURE PRECISION OF ONE FOOT IN 224,912. AND WAS ADJUSTED USING THE LEAST SQUARES METHOD. A TRIMBLE 5-6 TOTAL STATION AND TRIMBLE TSC-3 DATA COLLECTOR WERE USED TO COLLECT THIS FIELD DATA.

THIS PLAT HAS BEEN CALCULATED FOR CLOSURE AND WAS FOUND TO BE ACCURATE WITHIN ONE FOOT IN 132,037 FEET. 1/100" IN1.

PROPERTY DESCRIPTION

All that tract or parcel of land lying or being in Land Lots 50 and 79, 6th District, Henry County, Georgia, and being more particularly described as follows:

Beginning at a concrete monument found at the intersection of the Northerly right-of-way of Jodeco Road (variable public right-of-way) with the Easterly right-of-way of Patrick Henry Parkway (variable public right-of-way), said point having State Plane Coordinates of North 1,267,026.35, East 2,282,686.22, Georgia West Zone, said point being the True Point of Beginning; thence along said right-of-way of Patrick Henry Parkway North 02 degrees 37 minutes 30 seconds West, a distance of 93.95 feet to a 5/8 inch rebar set; thence North 02 degrees 37 minutes 30 seconds West, a distance of 63.50 feet to a 5/8 inch rebar set; thence along a curve to the left, said curve having an arc length of 46.83 feet with a radius of 417.99 feet, being subtended by a chord bearing of North 05 degrees 49 minutes 43 seconds West, a distance of 46.81 feet to a 5/8 inch rebar set; thence South 84 degrees 05 minutes 38 seconds East, a distance of 112.35 feet to a 5/8 inch rebar set; thence South 01 degrees 08 minutes 21 seconds West, a distance of 47.65 feet to a 1-1/2 inch crimp top pipe found; thence South 01 degrees 08 minutes 21 seconds West, a distance of 228.53 feet to a 5/8 inch rebar set on the Northerly right-of-way of Jodeco Road; thence along said right-of-way North 82 degrees 02 minutes 19 seconds West, a distance of 172.9 feet to a 5/8 inch rebar set; thence along a curve to the left, said curve having an arc length of 81.76 feet with a radius of 2942.79 feet, being subtended by a chord bearing of North 82 degrees 05 minutes 04 seconds West, a distance of 81.75 feet to a 5/8 inch rebar set; thence along a curve to the left, said curve having an arc length of 97.94 feet with a radius of 2942.79 feet, being subtended by a chord bearing of North 82 degrees 35 minutes 02 seconds West, a distance of 97.93 feet to a 5/8 inch rebar set; thence along a curve to the left, said curve having an arc length of 35.40 feet with a radius of 2942.79 feet, being subtended by a chord bearing of North 85 degrees 52 minutes 55 seconds West, a distance of 35.40 feet to a concrete monument found; thence North 02 degrees 38 minutes 58 seconds East, a distance of 43.87 feet to a concrete monument found; thence South 87 degrees 18 minutes 01 seconds West, a distance of 37.45 feet to a concrete monument found, said point being the True Point of Beginning.

Said tract of land contains 1.652 Acres.

TITLE EXCEPTIONS

THE FOLLOWING EXCEPTIONS ARE LISTED IN SCHEDULE B, SECTION 2, OF A COMMITMENT FOR TITLE INSURANCE, AS PREPARED BY FIRST AMERICAN TITLE INSURANCE COMPANY, COMMITMENT NO. B1168.010, EFFECTIVE DATE JULY 13, 2016. (SURVEY TRACTS 1 & 2)

9. Easement from D. Horner Yarn to Hoyt R. Dabson, dated October 13, 1975, filed May 3, 1979 and recorded in Deed Book 376, Page 284, records of the Superior Court of Henry County, Georgia.

MAY AFFECT SITE - LOCATION OF 1" EASEMENT NOT SPECIFIED

10. Easements as contained in that certain Right of Way Deed from M.O.M.G.N.V., Inc., as to an undivided 67% interest, Michael A. Garcia, as to an undivided 12% interest, F. R. Garcia, as to an undivided 12% interest and Lorne W. Garcia, as to an undivided 9% interest to Henry County, a political subdivision of the State of Georgia, effective as of July 30, 1999, filed January 19, 2000 and recorded in Deed Book 3078, Page 180, aforesaid records.

MAY AFFECT SITE AS SHOWN - EXPIRATION DATE OF TEMPORARY EASEMENT NOT SPECIFIED

11. Order and Judgment styled the Department of Transportation vs. Arch W. McCarthy, et. al.; Docket No. 11-120382 in the Superior Court of Henry County, Georgia, dated June 17, 2011, filed June 21, 2011 and recorded in Deed Book 12118, Page 215, aforesaid records.

AFFECTS SITE AS SHOWN

12. All matters affecting subject property as shown on Plat recorded in Plat Book 2, Page 214, aforesaid records.

DOCUMENT NOT LEGIBLE - REVISED PLAT RECORDED IN PLAT BOOK 3, PAGE 381 SHOWS NO EASEMENTS OR SETBACKS AFFECTING SITE

THE FOLLOWING EXCEPTIONS ARE LISTED IN SCHEDULE B, SECTION 2, OF A COMMITMENT FOR TITLE INSURANCE, AS PREPARED BY FIRST AMERICAN TITLE INSURANCE COMPANY, COMMITMENT NO. B1168.010, EFFECTIVE DATE JULY 13, 2016. (SURVEY TRACT 3)

9. Easement from Corley Construction, Inc. to Georgia Power Company, dated August 27, 1988, filed January 15, 2001 and recorded in Deed Book 3592, Page 324, records of the Superior Court of Henry County, Georgia.

AFFECTS SITE - BLANKET EASEMENT

10. Reacquisition of access rights (except where designated by the Department of Transportation) and easements as contained in that certain Right of Way Deed from James D. Whigham, Lottia R. Moosagee and Rabulyn Y. Moosagee to the Department of Transportation, dated September 3, 2010, filed September 3, 2010 and recorded in Deed Book 11856, Page 297, aforesaid records.

AFFECTS SITE AS SHOWN

11. Easement for Removal of Encroachment from James D. Whigham, Lottia R. Moosagee and Rabulyn Y. Moosagee to the Department of Transportation, dated September 3, 2010, filed September 3, 2010 and recorded in Deed Book 11856, Page 297, aforesaid records.

DOES NOT AFFECT SITE - EASEMENT HAS EXPIRED

12. Construction and Maintenance Easement from James D. Whigham, Lottia R. Moosagee and Rabulyn Y. Moosagee to the Department of Transportation, dated September 3, 2010, filed September 3, 2010 and recorded in Deed Book 11856, Page 297, aforesaid records.

AFFECTS SITE AS SHOWN

13. Reciprocal Easement Agreement by and between Jodeco-Patrick Henry Property, LLP and Ket Chi Lieu, filed March 11, 2015 and recorded in Deed Book 13631, Page 34, aforesaid records.

AFFECTS SITE AS SHOWN

14. All matters affecting subject property as shown on Plat recorded in Plat Book 2, Page 214, aforesaid records.

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THE FOLLOWING EXCEPTIONS ARE LISTED IN SCHEDULE B, SECTION 2, OF A COMMITMENT FOR TITLE INSURANCE, AS PREPARED BY FIRST AMERICAN TITLE INSURANCE COMPANY, COMMITMENT NO. B1168.010, EFFECTIVE DATE JULY 13, 2016. (SURVEY TRACTS 4, 5 & 6)

9. Easement from Ruth K. Thompson to Georgia Power Company, dated April 13, 1982, filed April 22, 1982 and recorded in Deed Book 1063, Page 261, records of the Superior Court of Henry County, Georgia.

MAY AFFECT SITE - LOCATION OF 10' RIGHT-OF-WAY NOT SPECIFIED

10. Easements as contained in that certain Right of Way Deed from Ralph E. Witt to Henry County, a political subdivision of the State of Georgia, dated May 15, 1989, filed May 18, 1989 and recorded in Deed Book 1063, Page 266, aforesaid records.

AFFECTS SITE - BLANKET EASEMENTS - NOT PLOTTABLE

11. Easements as contained in that certain Right of Way Deed from Ralph E. Witt and Wayne Dabson to Henry County, a political subdivision of the State of Georgia, dated May 15, 1989, filed May 18, 1989 and recorded in Deed Book 1063, Page 271, aforesaid records.

AFFECTS SITE - BLANKET EASEMENTS - NOT PLOTTABLE

12. All matters affecting subject property as shown on Plat recorded in Plat Book 2, Page 214, aforesaid records.

DOCUMENT NOT LEGIBLE - REVISED PLAT RECORDED IN PLAT BOOK 3, PAGE 381 SHOWS NO EASEMENTS OR SETBACKS AFFECTING SITE

THE FOLLOWING EXCEPTIONS ARE LISTED IN SCHEDULE B, SECTION 2, OF A COMMITMENT FOR TITLE INSURANCE, AS PREPARED BY FIRST AMERICAN TITLE INSURANCE COMPANY, COMMITMENT NO. B1168.010, EFFECTIVE DATE JULY 13, 2016. (SURVEY TRACT 7)

9. Easement from M. L. Dabson to Georgia Power Company, filed July 24, 1973 and recorded in Deed Book 184, Page 172, records of the Superior Court of Henry County, Georgia.

MAY AFFECT SITE - BLANKET EASEMENT - NOT PLOTTABLE

10. Easement from Ruth K. Thompson to Georgia Power Company, dated April 13, 1982, filed April 22, 1982 and recorded in Deed Book 482, Page 261, aforesaid records.

AFFECTS SITE AS SHOWN

11. Easements as contained in that certain Right of Way Deed from Debra M. Dabson to Henry County, a political subdivision of the State of Georgia, dated May 15, 1989, filed May 23, 1989 and recorded in Deed Book 1063, Page 106, aforesaid records.

AFFECTS SITE - BLANKET EASEMENTS - NOT PLOTTABLE

12. Easements as contained in that certain Right of Way Deed from Stephen L. Watson to Henry County, a political subdivision of the State of Georgia, effective as of July 30, 1999, filed January 19, 2000 and recorded in Deed Book 3578, Page 171, aforesaid records.

MAY AFFECT SITE AS SHOWN - EXPIRATION DATE OF TEMPORARY EASEMENT NOT SPECIFIED

14. Construction and Maintenance Easement for Drainage and Utilities from Jodeco-Holloway Property Partners, LLP to the Department of Transportation, dated May 25, 2011, filed June 2, 2011 and recorded in Deed Book 12118, Page 172, aforesaid records.

AFFECTS SITE AS SHOWN

15. Construction and Maintenance Easement for Slopes Utilities from Jodeco-Holloway Property Partners, LLP to the Department of Transportation, dated May 25, 2011, filed June 2, 2011 and recorded in Deed Book 12118, Page 177, aforesaid records.

DOES NOT AFFECT SITE

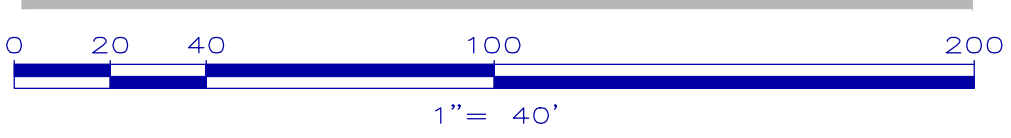
16. All matters affecting subject property as shown on Plat recorded in Plat Book 2, Page 214, aforesaid records.

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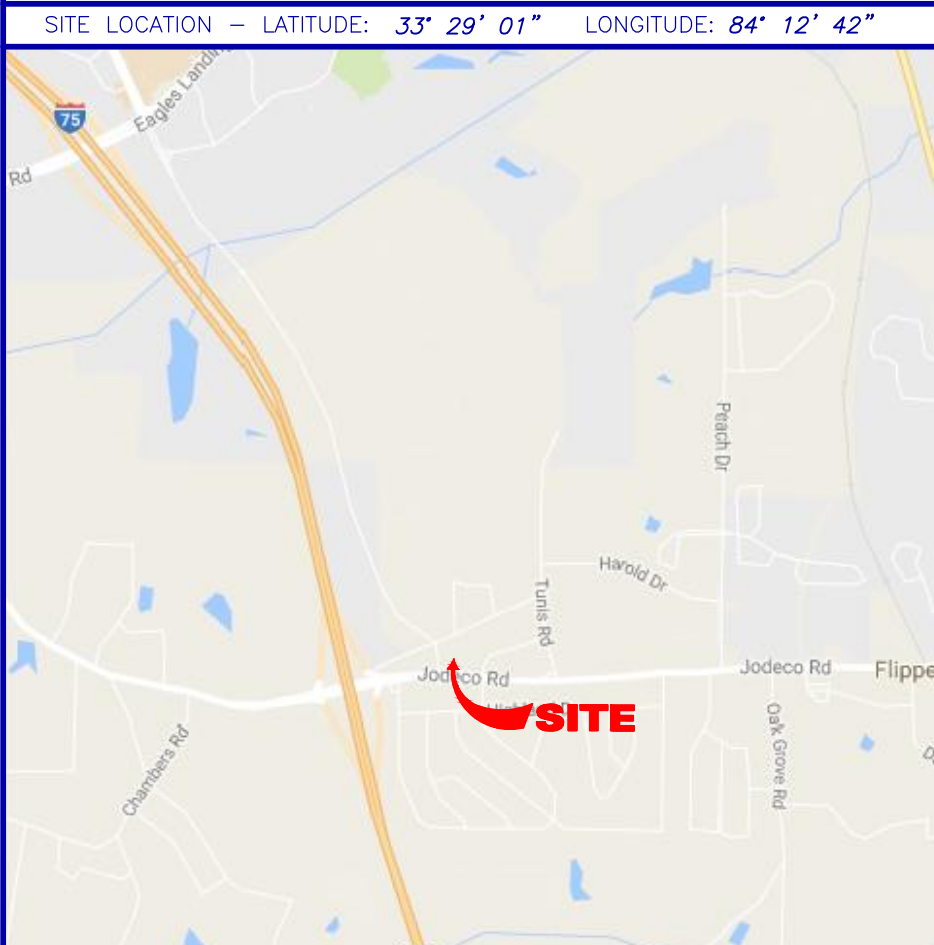
LEGEND

STANDARD ABBREVIATIONS	STANDARD SYMBOLS
AC AIR CONDITIONER	OE OVERHEAD TRAFFIC SIGNAL LIGHT
BH BORE HOLE	PO POWER POLE
BSL BUILDING SETBACK LINE	GW GUY WIRE
CI CURB INLET	PL POWER LINE
CMF CORRUGATED METAL PIPE	LP LIGHT POLE
CMF CONCRETE MONUMENT FND	ET ELECTRIC TRANSFORMER
CO SANITARY CLEANOUT	
CPED COMMUNICATION PEDESTAL	
CTP CRIMPED TOP PIPE	
DI DROP INLET	
DIP DUCTILE IRON PIPE	
DWCB DOUBLE WING CATCH BASIN	
FNC FENCE	
FND FOUND	
GM GAS METER	
INV INVERT	
JB JUNCTION BOX	
WH WAREHOUSE	
OB OVERHEAD POWER	
OTP OPEN TOP PIPE	
PM POWER METER	
PKS PK NAIL SET	
POB POINT OF BEGINNING	
POC POINT OF COMMENCEMENT	
RPC REINFORCED CONCRETE PIPE	
RBR IRON REINFORCING BAR	
RBS 5/8" RBR SET CAPPED LSF 621	
SS SANITARY SEWER	
SWCB SINGLE WING CATCH BASIN	
TRANS ELECTRIC TRANSFORMER	

GRAPHIC SCALE



VICINITY MAP



GENERAL NOTES

THIS SURVEY HAS BEEN PREPARED FOR THE EXCLUSIVE USE OF THE PERSON OR ENTITIES NAMED HEREON. NO EXPRESS OR IMPLIED WARRANTIES WITH RESPECT TO THE INFORMATION SHOWN HEREON IS TO BE EXTENDED TO ANY PERSONS OR ENTITIES OTHER THAN THOSE SHOWN HEREON.

THIS PROPERTY IS NOT LOCATED IN A SPECIAL FLOOD HAZARD AREA BASED ON THE FLOOD INSURANCE RATE MAP FOR THIS AREA. THE MAP NUMBER FOR THIS AREA IS 131510152G, AND THE DATE OF SAID MAP IS MAY 16, 2006. THIS DETERMINATION WAS MADE BY GRAPHICALLY DETERMINING THE POSITION OF THIS SITE ON SAID FIRM MAPS UNLESS OTHERWISE NOTED.

PLEASE NOTE: TREES 10-INCH DBH (DIAMETER AT BREAST HEIGHT) AND LARGER WERE LOCATED FOR THIS SURVEY.

THE DATUM FOR THIS SITE WAS ESTABLISHED UTILIZING GLOBAL POSITIONING SYSTEMS, AND BASED ON POSITIONAL VALUES FOR THE VERTICAL REFERENCE STATION NETWORK DEVELOPED BY eGPS SOLUTIONS. THE HORIZONTAL REFERENCE FRAME IS NORTH AMERICAN DATUM OF 1983 (NAD83) - STATE PLANE COORDINATE SYSTEM OF GEORGIA - WEST ZONE. THE VERTICAL REFERENCE FRAME IS NORTH AMERICAN VERTICAL DATUM OF 1988. ANY DIRECTIONS OR DIMENSIONS SHOWN ARE A RECTANGULAR, GROUND LEVEL PROJECTION OF THE STATE PLANE COORDINATE SYSTEM.

TRACTS 4, 5, 6, & 7 ARE ZONED "R-3" (SINGLE FAMILY RESIDENCE DISTRICT). THE MINIMUM YARD SETBACKS ARE: FRONT - 30 FEET; SIDE - 10 FEET; AND REAR - 30 FEET.

TRACTS 1 & 2 ARE ZONED "C-2" (GENERAL COMMERCIAL DISTRICT). THE MINIMUM YARD SETBACKS ARE: FRONT - 50 FEET; SIDE - NONE, EXCEPT 30 FEET ON CORNER LOTS; AND REAR - 20 FEET.

TRACT 3 IS ZONED "C-3" (HIGHWAY COMMERCIAL DISTRICT). THE MINIMUM YARD SETBACKS ARE: FRONT - 50 FEET; SIDE - NONE, EXCEPT 30 FEET ON CORNER LOTS; AND REAR - 20 FEET.

PLEASE NOTE: ZONING AND SETBACKS SHOULD BE CONFIRMED AND VERIFIED BY PLANNING AND ZONING PRIOR TO DESIGN OR CONSTRUCTION ACTIVITIES.

SURVEY REFERENCES
1> SUBDIVISION PLAT OF MEADOWBROOK, RECORDED IN PLAT BOOK 3, PAGE 381

2> BOUNDARY & TOPOGRAPHIC SURVEY FOR SQUARE ONE PROPERTIES, L.L.C., PREPARED BY SEILER & ASSOCIATES, INC., DATED OCTOBER 9, 2000 (PROJECT NO. 00-32-c).

3> STATE OF GEORGIA DEPARTMENT OF TRANSPORTATION RIGHT-OF-WAY PLANS FOR I-75 AT JODECO ROAD INTERCHANGE IMPROVEMENTS, PROJECT NO. NHMM-0075-02(213), P.I. NO. 321660.

SURVEYOR CERTIFICATION

To: RaceTrac Petroleum, Inc.
Del Lago Ventures, Inc.
First American Title Insurance Company

This is to certify that this map or plat and the survey on which it is based were made in accordance with the 2016 Minimum Standard Detail Requirements for ALTA/NSPS Land Title Surveys, jointly established and adopted by ALTA and NSPS, and includes Items 1, 2, 3, 4, 5, 6(a), 7(a), 7, 8, 9, 10(a), 11, & 13 of Table A thereof. The field work was completed on August 17, 2016.

Date: August 17, 2016

John T. Newman
Georgia Registered
Land Surveyor # 3324

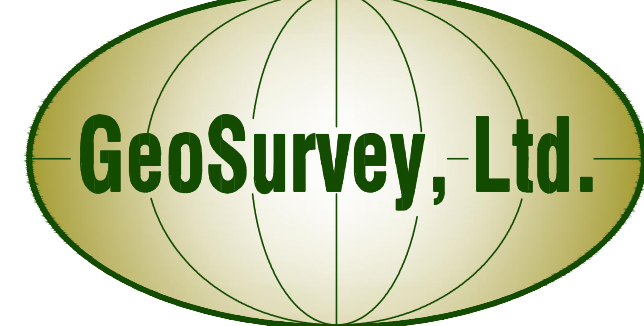
This survey has been prepared in conformity with The Technical Standards for Property Surveys in Georgia as set forth in Chapter 180-7 of the Rules of the Georgia Board of Registration for Professional Engineers and Land Surveyors and as set forth in the Georgia Plat Act O.C.G.A. 15-6-67.

ALTA/NSPS LAND TITLE SURVEY

Jodeco Road Proposed RaceTrac

FOR

RaceTrac Petroleum, Inc.
Del Lago Ventures, Inc.
First American Title Insurance Company



Land Surveying • 3D Laser Scanning

1660 Barnes Mill Road
Marietta, Georgia 30062
Phone: (770) 795-9900
Fax: (770) 795-8880
www.geosurvey.com
EMAIL: info@geosurvey.com
Certificate of Authorization #LSF-000621

ACCESS EASEMENT LINE TABLE

LINE	BEARING	DISTANCE
L1	N78°21'03"E	81.78'
L2	S84°05'38"E	230.64'
L3	S01°08'21"W	301.50'
L4	N75°11'45"W	4.91'
L5	N82°02'19"W	13.32'
L6	N82°02'19"W	17.29'
L7	N82°02'49"W	0.84'
L8	N01°08'21"E	275.52'
L9	N84°05'38"W	3.26'

ACCESS EASEMENT CURVE TABLE

CURVE	CHORD L	CHORD BRG	RADIUS	ARC LEN
C1	36.00'	N11°30'23"W	417.99'	36.01'

IF YOU DIG

Know what's below.
Call before you dig.
Dial 811
Or Call 800-282-7411



UTILITY NOTE

THE UNDERGROUND UTILITIES SHOWN HEREON ARE BASED ON LOCATION OF MARKINGS PROVIDED BY: ONEVISION UTILITY SERVICES P.O. BOX 190, DORSEY, GA 30137 (770) 386-2800

THE UNDERGROUND UTILITIES (EXCEPT THE LOCATION OF EXISTING DRAINAGE, SEWER AND IRRIGATION UTILITIES AS WELL AS UNDERGROUND STORAGE TANKS) WERE LOCATED BY ONEVISION UTILITY SERVICES, UTILIZING RADIO FREQUENCY TECHNIQUE. THIS TECHNIQUE IS CAPABLE OF LOCATING METALLIC UTILITIES AND TRACER WIRES. ANY NON-METALLIC UTILITIES (WITHOUT TRACER WIRES) ARE NOT LOCATED.

THE SURVEYOR MAKES NO GUARANTEES THAT THE UNDERGROUND UTILITIES SHOWN COMPRISE ALL SUCH UTILITIES IN THE AREA, EITHER IN-SERVICE OR ABANDONED. UNDERGROUND UTILITIES NOT OBSERVED OR LOCATED UTILIZING THIS TECHNIQUE MAY EXIST ON THIS SITE BUT NOT BE SHOWN, AND MAY BE FOUND UPON EXCAVATION. THE SURVEYOR FURTHER DOES NOT WARRANT THAT THE UNDERGROUND UTILITIES SHOWN ARE IN THE EXACT LOCATION INDICATED ALTHOUGH THE SURVEYOR DOES CERTIFY THAT THEY ARE LOCATED AS ACCURATELY AS POSSIBLE FROM INFORMATION AVAILABLE.

INFORMATION REGARDING MATERIAL AND SIZE OF UTILITIES IS BASED ON RECORDS ACQUIRED FROM THE UTILITY OWNERS.

GeoSurvey, Ltd.

SURVEY NOTES

1. NO N.G.S. MONUMENT FOUND WITHIN 500 FEET OF ANY POINT ON THE SUBJECT PROPERTY.
2. ALL PROPERTY CORNERS REFERENCED AS I.P.S. INDICATES A 1/2 REBAR PLACED W/CAP LSF 001179 UNLESS OTHERWISE NOTED.
3. MOORE BASS CONSULTING AND/OR TIMOTHY M. WORLEY DO NOT GUARANTEE THAT ALL EASEMENTS AND SUB-SURFACE CONDITIONS WHICH MAY AFFECT THIS PROPERTY ARE SHOWN.
4. THIS DRAWING HAS BEEN GENERATED ELECTRONICALLY. THIS MEDIA SHOULD NOT BE CONSIDERED A CERTIFIED VALID DOCUMENT UNLESS IT HAS BEEN PROPERLY SCALED, SIGNED, AND DATED BY TIMOTHY M. WORLEY IN CONTRASTING COLOR OF INK PER O.C.G.A. 43-15-22.
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6. THIS PLAT WAS PREPARED FOR THE EXCLUSIVE USE OF THE PARTY OR ENTITY NAMED HEREON AND THE CERTIFICATION DOES NOT EXTEND TO ANY OTHERS.
7. THIS PLAT MAY NOT CONFORM TO THE BEARINGS AND DISTANCES RECORDED ON THE DEED AND/OR PLAT OF RECORD DUE TO SEVERAL FACTORS INCLUDING, BUT NOT LIMITED TO, THE NATURE OF THE ADVANCES IN SURVEYING TECHNOLOGY SUCH AS ELECTRONIC DISTANCE MEASURING DEVICES AND THE ADVENT OF SURVEY GRADE G.P.S. MEASUREMENT EQUIPMENT.
8. THIS SURVEY IS REFERENCED TO THE NORTH AMERICAN DATUM (N.A.D.) OF 1983/1994 ADJUSTMENT FOR HORIZONTAL DATUM AND THE NORTH AMERICAN VERTICAL DATUM (N.A.V.D.) 1988 FOR THE VERTICAL DATUM. THE USE OF G.P.S. SURVEY MEASURING TECHNIQUES WERE USED FOR THESE DATUMS AND BASED ON THE POSITIONAL VALUES FOR THE VIRTUAL REFERENCE STATION NETWORK DEVELOPED BY EGPS SOLUTIONS. THE ORTHOMETRIC HEIGHTS WERE DERIVED USING THE GEOID 16.
9. ALL DISTANCES SHOWN HEREON ARE HORIZONTAL GROUND DISTANCES UNLESS OTHERWISE NOTED.
10. UTILITIES SHOWN ARE BASED ON ABOVE GROUND EVIDENCE. ADDITIONAL UTILITIES MAY EXIST ABOVE OR BELOW GROUND. NO CERTIFICATION OR GUARANTEE IS MADE AS TO THE ACCURACY OR THOROUGHNESS OF THE UTILITIES OR STRUCTURES SHOWN HEREON. PER GEORGIA LAW THE UNDERGROUND UTILITIES PROTECTION SERVICE MUST BE CALLED PRIOR TO THE COMMENCEMENT OF ANY AND ALL EARTH DISTURBING ACTIVITIES.
11. THE HORIZONTAL DATUM FOR THIS SURVEY IS THE NORTH AMERICAN DATUM OF 1983 (NAD 83 GEORGIA WEST OR EAST ZONE) AND THE VERTICAL DATUM USED IS THE NORTH AMERICAN VERTICAL DATUM OF 1988 (NAV 88) AS DETERMINED BY UTILIZING GPS. THE EQUIPMENT USED TO OBTAIN THIS DATA WAS A DUAL FREQUENCY CARLSON BRX7 GNSS GPS RECEIVER WITH A CARLSON RT4 DATA COLLECTOR RECEIVING RTK CORRECTIONS VIA A WIRELESS NETWORK FROM BASE STATIONS OPERATED BY (EGPS OR TRIMBLE). THE AVERAGE RELATIVE POSITIONAL ACCURACY OBTAINED ON THE POINTS UTILIZED IN THIS SURVEY WAS 0.04 FT. HORIZONTAL AND 0.07 FT. VERTICAL. THESE VALUES WERE DERIVED FROM GPS PROCESSING SOFTWARE. THE REMAINDER OF THE FIELD WORK WAS PERFORMED WITH CONVENTIONAL EQUIPMENT AS DESCRIBED ABOVE.
12. THE CLOSURE PRECISION OF THE DATA SHOWN ON THE MAP OR PLAT. THIS MAP OR PLAT HAS BEEN CALCULATED FOR CLOSURE AND IS FOUND TO BE ACCURATE FOR TRACT 1 WITHIN ONE FOOT IN 724,322.22 FEET, TRACT 2 WITHIN ONE FOOT IN 157,858.14 FEET, TRACT 3 WITHIN ONE FOOT IN 117,365.75 FEET, AND TRACT 4 WITHIN ONE FOOT IN 189,880.00 FEET. THE CLOSURE PRECISION PLACED ON THE SURVEY SHALL BE BASED ON AN ACTUAL MAP CLOSURE THAT HAS BEEN INDEPENDENTLY CALCULATED BY THE SURVEYOR BY USING THE BEARINGS AND DISTANCES FROM THE FACE OF THE PLAT, AND SHALL NOT BE A GENERALIZATION.
13. LINEAR AND ANGULAR MEASUREMENTS SHOWN ON THIS SURVEY WERE OBTAINED USING A TRIMBLE ROBOTIC TOTAL STATION & CARLSON BRX7 GPS UNIT. THE FIELDWORK WAS COMPLETED MAY 21st, 2024 ON THIS PROJECT.

BOUNDARY SURVEY FOR:
MEADOWBROOK LOTS
LAND LOTS 50 & 79 ~ 6 DISTRICT
HENRY COUNTY, GEORGIA

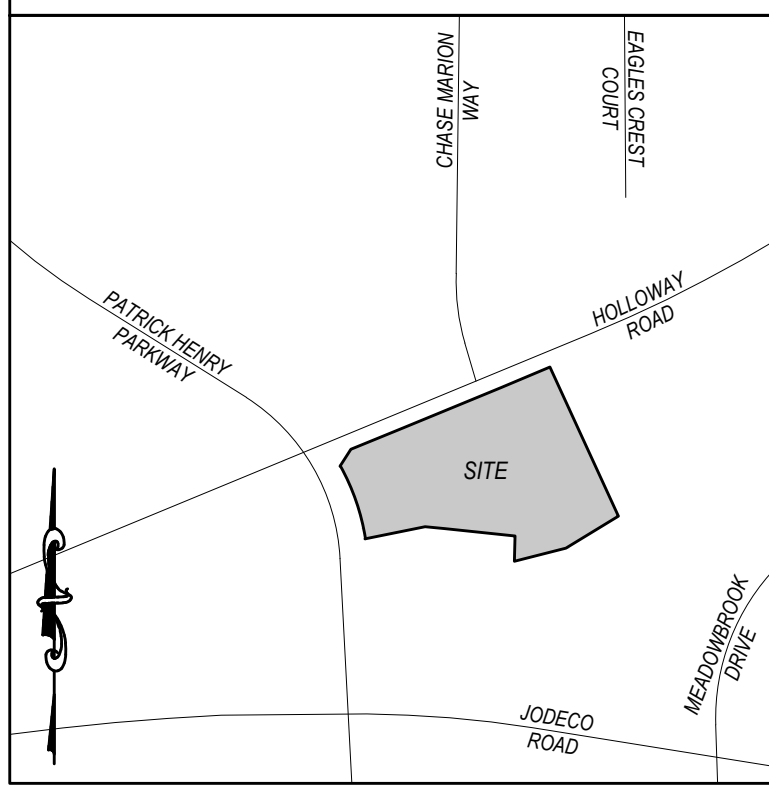
REFERENCES

1. BOUNDARY & TOPOGRAPHIC SURVEY DATED OCT. 9th, 2000 FOR SQUARE ONE PROPERTIES, LLC. PREPARED BY SELLER & ASSOCIATES, INC.
2. COMBINATION/SUBDIVISION PLAT PREPARED BY GEOSURVEY, LTD. RECORDED IN PG. 56 PG. 183
3. G.D.O.T RW PLAN FOR JODECO ROAD, PI NO. 312160, NHMO-0075-02(213)
4. EASEMENTS CONVEYED IN DB. 15344 PG. 256

FLOOD NOTE

AS SHOWN ON FLOOD INSURANCE RATE MAPS OF HENRY COUNTY, GEORGIA COMMUNITY
PANEL NUMBER: 13151C0152D EFFECTIVE DATE: 10/6/2016, THIS PROPERTY IS NOT LOCATED IN A FEMA FLOOD HAZARD ZONE.

VICINITY MAP (NOT TO SCALE)



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1350 Keys Ferry Court
McDonough, GA 30253
770.914.9394

MEADOWBROOK LOTS

NATHAN MCGARTY

PROJECT NAME

CLIENT NAME

REVISIONS

A2989.0001 - BND

DATE 5/21/24

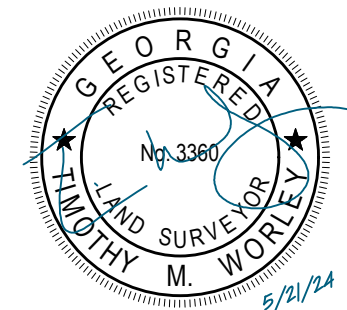
CONTRACT # A2989.0001

DRAWN BY AC

The Drawings, Specifications and other documents prepared by Moore Bass Consulting, Inc. (MB) for this Project are instruments of MB for use solely with respect to this Project and, unless otherwise provided, MB shall be deemed the author of these documents and shall retain all common law, statutory and other reserved rights, including the copyright.

1350 KEYS FERRY COURT
McDONOUGH, GA 30253
LSF #1179

SEAL



SHEET TITLE

BOUNDARY
SURVEY

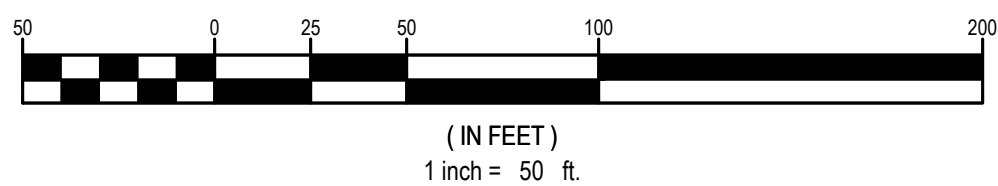
SHEET

1 OF 1

LEGEND

D.B.	DEED BOOK	FH	FIRE HYDRANT
P.B.	PLAT BOOK	L	LINE LABEL
PL	PAGE	NF	NOW OR FORMERLY
OTL	OPEN TOP PIPE	PKS	PK NAIL SET
RB	REBAR	S.S.E.	SANITARY SEWER EASEMENT
IPF	IRON PIN FOUND	U.E.	UTILITY EASEMENT
IPS	1/2" REBAR W/C LSF 001179	REF.	REFERENCE
CTP	CRIMP TOP PIPE	SQ. FT.	SQUARE FOOT
C&G	CURB & GUTTER	FEET	FEET
R/W	RIGHT-OF-WAY	IRON PIN FOUND (IPF)	IRON PIN FOUND (IPF)
NF	NOW OR FORMERLY	IRON PIN SET (IPS)	IRON PIN SET (IPS)
CMP	CORRUGATED METAL PIPE	CALCULATED POINT	CALCULATED POINT
SWMP	STORMWATER MANAGEMENT FACILITY	POWER POLE (PP)	POWER POLE (PP)
P.O.B.	POINT OF BEGINNING	FIRE HYDRANT (FH)	FIRE HYDRANT (FH)
P.O.C.	POINT OF COMMENCEMENT	WATER VALVE (WV)	WATER VALVE (WV)
RCP	REINFORCED CONCRETE PIPE	WATER METER (WM)	WATER METER (WM)
DIP	DUCTILE IRON PIPE	JUNCTION BOX (JB)	JUNCTION BOX (JB)
PVC	POLYVINYL CHLORIDE PIPE	SANITARY SEWER MANHOLE (SSMH)	SANITARY SEWER MANHOLE (SSMH)
HDPE	HIGH DENSITY POLYETHYLENE PIPE	DROP INLET (DI)	DROP INLET (DI)
P	PROPERTY LINE	CONCRETE RW MONUMENT FOUND (CMF)	CONCRETE RW MONUMENT FOUND (CMF)
C	CENTERLINE	SINGLE WING CATCH BASIN (SWCB)	SINGLE WING CATCH BASIN (SWCB)
ID	IDENTIFICATION	DOUBLE WING CATCH BASIN (DWCB)	DOUBLE WING CATCH BASIN (DWCB)
B.S.L.	BUILDING SETBACK LINE	HOODED INLET (HI)	HOODED INLET (HI)
B.O.C.	BACK OF CURB	HEADWALL (HW)	HEADWALL (HW)
C	CURVE LABEL	FLARED END SECTION (FES)	FLARED END SECTION (FES)
CI	CURB INLET	LIGHT POST (LP)	LIGHT POST (LP)
D.E.	DRAINAGE EASEMENT	YARD INLET (YI)	YARD INLET (YI)
A.E.	ACCESS EASEMENT	SEWER CLEAN-OUT (CO)	SEWER CLEAN-OUT (CO)
E.O.P.	EDGE OF PAVEMENT	AREA INLET (AI)	AREA INLET (AI)
SS	SANITARY SEWER	WINGED PEDESTAL INLET (WPI)	WINGED PEDESTAL INLET (WPI)
UFO	UNDERGROUND FIBER OPTIC	CIRCULAR PEDESTAL INLET (CPI)	CIRCULAR PEDESTAL INLET (CPI)
GW	GUY WIRE	UNDERGROUND UTILITY MARKER	UNDERGROUND UTILITY MARKER

GRAPHIC SCALE

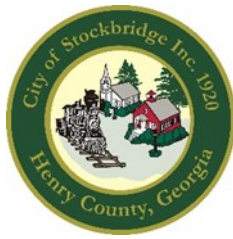


GEORGIA SURVEY CERTIFICATE

THIS PLAT IS A RETRACEMENT OF AN EXISTING PARCEL OR PARCELS OF LAND AND DOES NOT SUBDIVIDE OR CREATE A NEW PARCEL OR MAKE ANY CHANGES TO ANY REAL PROPERTY BOUNDARIES. THE RECORDING INFORMATION OF THE DOCUMENTS, MAPS, PLATS, OR OTHER INSTRUMENTS WHICH CREATED THE PARCEL OR PARCELS ARE STATED HEREON. RECORDATION OF THIS PLAT DOES NOT IMPLY APPROVAL OF ANY LOCAL JURISDICTION, AVAILABILITY OF PERMITS, COMPLIANCE WITH LOCAL REGULATIONS OR REQUIREMENTS, OR SUITABILITY FOR ANY USE OR PURPOSE OF THE LAND. FURTHERMORE, THE UNDERSIGNED LAND SURVEYOR CERTIFIES THAT THIS PLAT COMPLIES WITH THE MINIMUM TECHNICAL STANDARDS FOR PROPERTY SURVEYS IN GEORGIA AS SET FORTH IN THE RULES AND REGULATIONS OF THE GEORGIA BOARD OF REGISTRATION FOR PROFESSIONAL ENGINEERS AND LAND SURVEYORS AND AS SET FORTH IN O.C.G.A. SECTION 15-6-67.

TIMOTHY M. WORLEY
REGISTERED GEORGIA LAND SURVEYOR NO. 3380 (tworley@moorebass.com)
MOORE BASS CONSULTING, INC.
1350 KEYS FERRY CT, MCDONOUGH, GEORGIA 30253
CERTIFICATE OF AUTHORIZATION NO. LSF-0001179

DATE: 5/21/24



City of Stockbridge

AGENDA ITEM

MEETING DATE

NOVEMBER 12, 2024

FUNDING SOURCE

- ☐ RESOLUTION
- ☐ ORDINANCE
- ☐ CONTRACT APPROVAL/RENEWAL
- ☒ PUBLIC HEARING
- ☐ PRESENTATION
- ☐ BID SELECTION/AWARD
- ☐ TASK ORDER
- ☐ CHANGE ORDER
- ☐ BUDGET AMENDMENT
- ☐ BUDGET TRANSFER
- ☐ PAYMENT APPROVAL
- ☐ OTHER

- ☐ GENERAL FUND
- ☐ FUND BALANCE
- ☐ SPLOST or TSPLOST
- ☐ ARPA
- ☐ GRANT
- ☐ HOTEL/MOTEL TOURISM
- ☐ COUNCIL INITIATIVE
- ☐ PARTNER/SPONSOR
- ☐ DEPARTMENT FUND BALANCE
- ☐ BONDING

ACCOUNT TRANSFER FROM:

ACCOUNT TRANSFER TO:

PRESENTER:

Community Development Staff

DEPARTMENT:

Community Development

ITEM/PROJECT/EVENT:

REZONING CASE #RZ-2024-04. Consideration of a request to rezone four parcels at the southeast corner of Patrick Henry Parkway & Holloway Road from Henry County's R-3 & C-3 to the City's C-2 for future commercial use. No specific development is proposed at this time. The property contains 2.63 +/- acres. Applicant: Nathan McGarity. Planning Commission action--approval (May 16, 2024). Henry County rejected the de-annexation, but failed to file an arbitration application with the state.

BACKGROUND INFORMATION:

The applicant has also applied for Annexation Case #AX-2024-01 and Comprehensive Plan Amendment Case #CP-2024-04. Three of the parcels have split zonings, per the Henry County Zoning Map. Tax Assessor records show the parcels as being a part of the Meadowbrook Subdivision, but previous actions resulted in the dissolution of the subdivision. Racetrac owns an easement across the corner parcel for its driveway. The Staff recommends approval with conditions.

APPROVALS: CITY MANAGER _____

CITY TREASURER _____

CITY ATTORNEY _____

GRANTS ADMIN. _____

☐ FINANCIAL IMPACT ☐ N/A

AMOUNT \$

ATTACHMENTS:

☐

ITEM/PROJECT/EVENT:

REZONING CASE #RZ-2024-04.

BACKGROUND INFORMATION:

STAFF RECOMMENDATION:

APPROVAL WITH CONDITIONS.

Staff Signature_____

SURVEY NOTES

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- MOORE BASS CONSULTING AND/OR TIMOTHY M. WORLEY DO NOT GUARANTEE THAT ALL EASEMENTS AND SUB-SURFACE CONDITIONS WHICH MAY AFFECT THIS PROPERTY ARE SHOWN.
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BOUNDARY SURVEY FOR:
MEADOWBROOK LOTS
LAND LOTS 50 & 79 ~ 6 DISTRICT
HENRY COUNTY, GEORGIA

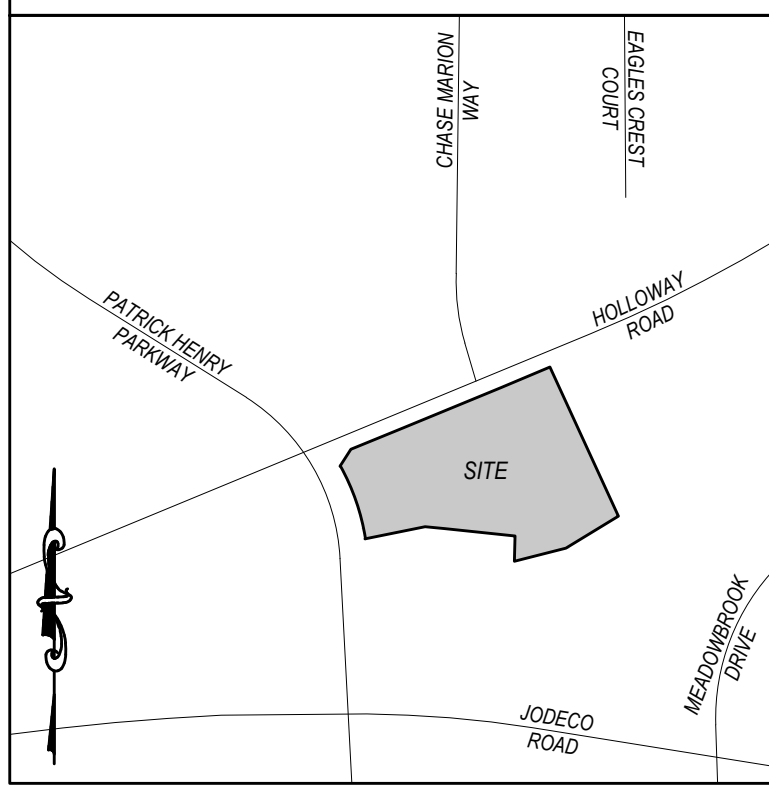
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- COMBINATION/SUBDIVISION PLAT PREPARED BY GEOSURVEY, LTD. RECORDED IN PG. 56 PG. 183
- G.D.O.T RW PLAN FOR JODECO ROAD, PI NO. 312160, NHMO-0075-02(213)
- EASEMENTS CONVEYED IN DB. 15344 PG. 256

FLOOD NOTE

AS SHOWN ON FLOOD INSURANCE RATE MAPS OF HENRY COUNTY, GEORGIA COMMUNITY
PANEL NUMBER: 13151C0152D EFFECTIVE DATE: 10/6/2016, THIS PROPERTY IS NOT LOCATED IN A FEMA FLOOD HAZARD ZONE.

VICINITY MAP (NOT TO SCALE)



Moore Bass Consulting, Inc.

- Civil Engineering
- Land Surveying
- Development Consulting
- Landscape Architecture
- Environmental Permitting

www.moorebass.com
TALLAHASSEE • ATLANTA

1350 Keys Ferry Court
McDonough, GA 30253
770.914.9394

MEADOWBROOK LOTS

NATHAN MCGARTY

PROJECT NAME

CLIENT NAME

REVISIONS

A2989.0001 - BND

DATE 5/21/24

CONTRACT # A2989.0001

DRAWN BY AC

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LSF #1179

SEAL



SHEET TITLE

BOUNDARY SURVEY

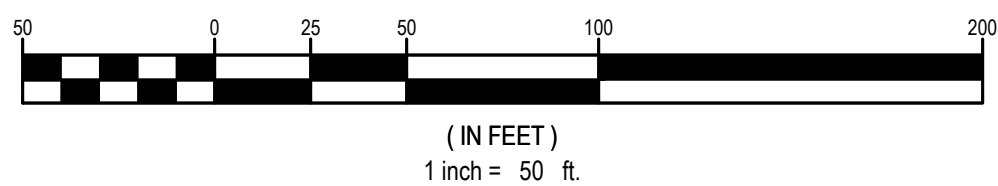
SHEET

1 OF 1

LEGEND

D.B.	DEED BOOK	FH	FIRE HYDRANT
P.B.	PLAT BOOK	L	LINE LABEL
PL	PAGE	NF	NOW OR FORMERLY
OTL	OPEN TOP PIPE	PKS	PK NAIL SET
RB	REBAR	S.S.E.	SANITARY SEWER EASEMENT
IPF	IRON PIN FOUND	U.E.	UTILITY EASEMENT
IPS	1/2" REBAR W/C LSF 001179	REF.	REFERENCE
CTP	CRIMP TOP PIPE	SQ. FT.	SQUARE FOOT
C&G	CURB & GUTTER	FEET	FEET
R/W	RIGHT-OF-WAY	IRON PIN FOUND (IPF)	IRON PIN FOUND (IPF)
NF	NOW OR FORMERLY	IRON PIN SET (IPS)	IRON PIN SET (IPS)
CMP	CORRUGATED METAL PIPE	CALCULATED POINT	CALCULATED POINT
SWMP	STORMWATER MANAGEMENT FACILITY	POWER POLE (PP)	POWER POLE (PP)
P.O.B.	POINT OF BEGINNING	FIRE HYDRANT (FH)	FIRE HYDRANT (FH)
P.O.C.	POINT OF COMMENCEMENT	WATER VALVE (WV)	WATER VALVE (WV)
RCP	REINFORCED CONCRETE PIPE	WATER METER (WM)	WATER METER (WM)
DIP	DUCTILE IRON PIPE	JUNCTION BOX (JB)	JUNCTION BOX (JB)
PVC	POLYVINYL CHLORIDE PIPE	SANITARY SEWER MANHOLE (SSMH)	SANITARY SEWER MANHOLE (SSMH)
HDPE	HIGH DENSITY POLYETHYLENE PIPE	DROP INLET (DI)	DROP INLET (DI)
P	PROPERTY LINE	CONCRETE RW MONUMENT FOUND (CMF)	CONCRETE RW MONUMENT FOUND (CMF)
C	CENTERLINE	SINGLE WING CATCH BASIN (SWCB)	SINGLE WING CATCH BASIN (SWCB)
ID	IDENTIFICATION	DOUBLE WING CATCH BASIN (DWCB)	DOUBLE WING CATCH BASIN (DWCB)
B.S.L.	BUILDING SETBACK LINE	HOODED INLET (HI)	HOODED INLET (HI)
B.O.C.	BACK OF CURB	HEADWALL (HW)	HEADWALL (HW)
C	CURVE LABEL	FLARED END SECTION (FES)	FLARED END SECTION (FES)
CI	CURB INLET	LIGHT POST (LP)	LIGHT POST (LP)
D.E.	DRAINAGE EASEMENT	YARD INLET (YI)	YARD INLET (YI)
A.E.	ACCESS EASEMENT	SEWER CLEAN-OUT (CO)	SEWER CLEAN-OUT (CO)
E.O.P.	EDGE OF PAVEMENT	AREA INLET (AI)	AREA INLET (AI)
SS	SANITARY SEWER	WINGED PEDESTAL INLET (WPI)	WINGED PEDESTAL INLET (WPI)
UFO	UNDERGROUND FIBER OPTIC	CIRCULAR PEDESTAL INLET (CPI)	CIRCULAR PEDESTAL INLET (CPI)
GW	GUY WIRE	UNDERGROUND UTILITY MARKER	UNDERGROUND UTILITY MARKER

GRAPHIC SCALE



GEORGIA SURVEY CERTIFICATE

THIS PLAT IS A RETRACEMENT OF AN EXISTING PARCEL OR PARCELS OF LAND AND DOES NOT SUBDIVIDE OR CREATE A NEW PARCEL OR MAKE ANY CHANGES TO ANY REAL PROPERTY BOUNDARIES. THE RECORDING INFORMATION OF THE DOCUMENTS, MAPS, PLATS, OR OTHER INSTRUMENTS WHICH CREATED THE PARCEL OR PARCELS ARE STATED HEREON. RECORDATION OF THIS PLAT DOES NOT IMPLY APPROVAL OF ANY LOCAL JURISDICTION, AVAILABILITY OF PERMITS, COMPLIANCE WITH LOCAL REGULATIONS OR REQUIREMENTS, OR SUITABILITY FOR ANY USE OR PURPOSE OF THE LAND. FURTHERMORE, THE UNDERSIGNED LAND SURVEYOR CERTIFIES THAT THIS PLAT COMPLIES WITH THE MINIMUM TECHNICAL STANDARDS FOR PROPERTY SURVEYS IN GEORGIA AS SET FORTH IN THE RULES AND REGULATIONS OF THE GEORGIA BOARD OF REGISTRATION FOR PROFESSIONAL ENGINEERS AND LAND SURVEYORS AND AS SET FORTH IN O.C.G.A. SECTION 15-6-67.

TIMOTHY M. WORLEY
REGISTERED GEORGIA LAND SURVEYOR NO. 3360 (tworley@moorebass.com)
MOORE BASS CONSULTING, INC.
1350 KEYS FERRY CT, MCDONOUGH, GEORGIA 30253
CERTIFICATE OF AUTHORIZATION NO. LSF-0001179

DATE: 5/21/24

**STATE OF GEORGIA
COUNTY OF HENRY**

The Henry County Board of Commissioners held a Regular Public Meeting *in-person* on Tuesday, July 23, 2024 at 6:30 p.m. at the Henry County Administration Building (Community Room), 140 Henry Parkway, McDonough GA. HenryTV also streamed this live online at its website, as well as Charter/Spectrum Channel 180 and Facebook Live.

Carlotta Harrell, Chair
Johnny Wilson, Vice Chair/District 1 Commissioner
Neat Robinson, District 2 Commissioner
Dee Anglyn, III, District 3 Commissioner
Michael T. Price, District 4 Commissioner
Kevin J. Lewis, District 5 Commissioner

Staff Present: Cheri Hobson-Matthews, County Manager; Serena Nowell, County Attorney; Stephanie Braun, County Clerk; and Jasmin Head, Deputy County Clerk

INSTRUCTIONS TO PARTICIPATE

HENRY COUNTY CODE OF CONDUCT

(Sec. 2-2-128: Conduct during public meetings)

INVOCATION

The Invocation was given

PLEDGE OF ALLEGIANCE

The Pledge was recited.

CALL TO ORDER

Carlotta Harrell, Chair, called the Regular Meeting of the Henry County Board of Commissioners for Tuesday, July 23, 2024 at 6:30 p.m., to order.

(Added by Chair Harrell: AARP AWARD)

Nicholas Ivey presented an AARP award to Henry County indicating the county has been accepted as a member of the AARP Network of Age Friendly States and Communities.

A photo was taken with Shawn Norris, Director of Senior Services and the Board of Commissioners.

PRESENTATION

Presentation of applications received from agencies in response to the Notice of Funding Availability for ARPA funds to provide Subsistence Payments and Food Bank Services. (Presenter: David Smith, Cluster Lead)

APPOINTMENT

- A. Reappointment to the Region 6 Advisory Council for the Georgia Department of Behavioral Health & Developmental Disabilities (DBHDD): Sherrhea Mason-Bryant (Term: effective immediately - 7/23/27) Resolution 24-186

Chair Harrell made a motion to approve; **Commissioner Neat Robinson** seconded. The motion carried 6-0-0.

CONSENT AGENDA

County Manager Cheri Hobson-Matthews read the consent agenda as follows:

Human Resources and Risk Management

- A. Resolution accepting a grant award in the amount of \$10,000 from the Association County Commissioners of Georgia (ACCG) for safety items in efforts to reduce Workers' Compensation Claims. (Presenter: Holly Lafontaine, Human Resources and Risk Management Director) (Exhibit 1) Resolution 24-187

TSPLOST

- A. Resolution approving a Supplemental Agreement for the SR 81 Widening Project from Postmaster Drive to Bethany Road for the additional design work as required by The Georgia Department of Transportation. Moffatt and Nichol, Consultants, provided a cost estimate in the amount of \$165,210.00 for this Supplemental Agreement. Funds are available in TSPLOST account. (Presenter: Roque Romero, Cluster Lead) (Exhibit 2) Resolution 24-188

(This ends the consent agenda)

Commissioner Dee Anglyn made a motion to approve the Consent Agenda; **Commissioner Kevin J. Lewis** seconded. The motion carried 6-0-0.

REGULAR AGENDA

Planning & Zoning

A. AX-24-01 (Not a Public Hearing)

The City of Stockbridge has received a request for annexation of property located on Holloway Road, east of Patrick Henry Parkway, consisting of a combined 2.62 +/- acres in Land Lots 50 and 79 of the 6th District – (Parcels 071A01088003, 071A01089000, 071A01090000, 071A01091000). District 4 (Presenter: Toussaint Kirk, Cluster Leader) (Exhibit 3) Resolution 24-189

Kenta Lanham, Planner III, presented an annexation request from the City of Stockbridge for approximately 2.62 acres located on Holloway Road and Patrick Henry Parkway. The zoning for the area is currently split between R3 (Single Family Residence) and C3 (Highway Commercial). Part of this project was rezoned (RZ-16-26) by the Henry County Board of Commissioners on January 3, 2017, from R-3 (Single Family Residence) and C-2 (General Commercial) to C-3 (Highway Commercial) with 11 conditions. Additionally, an associated request to amend the comprehensive plan (COMP-AM-16-07) from medium and high-density residential to commercial to support the rezoning was approved by the Board on the same date. Planning and Zoning staff have recommended a Motion for Objection on the grounds that the proposed change in zoning and land use, and the infrastructure demands related to the proposed change in zoning and land use, would result in a material increase in burden upon Henry County.

Commissioner Michael Price made a motion for objection, per staff's recommendation; **Vice Chair Johnny Wilson** seconded. The motion carried 4-0-2 with Chair Harrell and Commissioner Dee Anglyn abstaining.

B. ULDC-AM-24-01 (Not a Public Hearing)

An Ordinance by Terri Lynn Woodall of Stockbridge, GA to amend Chapter 7 of the Unified Land Development Code of the Henry County Code of Ordinances regarding the regulation of front yard fences. Countywide (Presented: Kenta Lanham, Planner III) (Exhibit 4) Ordinance 24-05

Kenta Lanham, Planner III, presented a request to amend the Unified Land Development Code (ULDC) regarding the regulation of front yard fences. Mr. Lanham explained that this issue has been presented to the Board several times and aimed to provide a refresher. Currently, the ULDC prohibits front yard fences for properties within residential subdivisions not zoned RA (Residential Agricultural). Properties outside of subdivisions or zoned RA may request a front yard fence, which is then evaluated by the Architectural Review Committee per Chapter 7, Section 7.02.04 of the ULDC. The proposed amendment to the ULDC would revise Section 7.02.04, "Fences and Walls," to allow for the review of front yard fence requests for properties within subdivisions, provided that specific parameters are met.

Mr. Lanham stated the applicants have submitted an amendment to the language of the initial request with the addition to the criteria to read as follows:

1. For lots within a subdivision:
 - a. A front yard fence may be permitted if the property does not gain access from the platted internal subdivision street;
 - b. The property shall be located within 1,000 feet of a signalized intersection;
 - c. The fence is decorative in nature and match the architectural style of the home;
 - d. The front yard fence may be solid up to 6 feet in height;
 - e. The front yard fence shall be located at least 40 feet from the centerline of the main road

RESOLUTION #24-189

**RESOLUTION OBJECTING TO PROPOSED ANNEXATION INTO AND/OR
REZONING BY THE CITY OF STOCKBRIDGE OF 2.62 +/- ACRES IN LAND LOT 50
OF THE 6TH DISTRICT, HENRY COUNTY, GEORGIA**

WHEREAS, the Henry County Board of Commissioners received notice from the City of Stockbridge (“City”), advising Henry County of the City’s intent to annex (AX-24-01) 2.62 +/- acres in Land Lots 50 and 79 of the 6th District of Henry County, Georgia, being **Parcels 071A01088003, 071A01089000, 071A01090000, and 071A01091000** (herein referred to as the “Property”) (*see*, Exhibit A, attached hereto);

WHEREAS, in connection with (or immediately following) the annexation, the property owners seek to change the zoning for the Property from the R-3 (Single-Family Residence) and C-2 (Highway Commercial) zoning district to the C2 (General Commercial) City of Stockbridge zoning district;

WHEREAS, the Henry County Board of Commissioners has analyzed and considered

- 1) The proposed change in zoning and land use;

WHEREAS, the Board of Commissioners has determined that the proposed annexation of the Property into the City would cause a material increase in the burden on Henry County directly related to the proposed change in zoning and land use, which would result in an increase in service demands which would be detrimental to Henry County and to the health, safety, and welfare of Henry County and its citizens; and

WHEREAS, the City does not provide fire services to its residents and Henry County will be called upon to provide fire services within the City's incorporated areas based on the proposed change in zoning and proposed increase in density and Henry County will be required to allocate its resources in a disproportionate manner to provide fire services to the City at the expense of the health, safety and welfare of other residents throughout Henry County; and

WHEREAS, Henry County could not adequately plan for future fire stations or required apparatus/equipment within the City or any other area due to the uncertainty of what would be required based on the future development of the property; and

WHEREAS, Henry County would be deprived of permitting, licensing and other fees for those properties located within the City, therefore placing a burden on our current budget and impacting the residents of Henry County.

NOW THEREFORE, BE IT RESOLVED that pursuant to *O.C.G.A. § 36-36-113*, Henry County objects to the of the City's intent to annex (AX-24-01) 2.62 +/- acres in Land Lots 50 and 79 of the 6th District of Henry County, Georgia as described in Exhibit A, on the grounds that the proposed change in zoning and land use and the infrastructure demands related to the proposed change in zoning and land use would result in a material increase in burden upon Henry County.

BE IT FURTHER RESOLVED that the County Manager and/or the County Attorney are authorized and directed to send such notice(s) as are required by law to the City of Stockbridge and/or the effected property owners.

BE IT FURTHER RESOLVED that the County Attorney is authorized to initiate such legal proceedings as are proper to enjoin the annexation and/or rezoning of the Property and/or initiate the arbitration proceedings authorized under *O.C.G.A. § 36-36-114*.

BE IT FURTHER RESOLVED that this Resolution shall be forwarded to the City, together with such supporting documentation as are reasonable and necessary to support the same.

BE IT SO RESOLVED THIS 23RD DAY OF JULY, 2024.

**BOARD OF COMMISSIONERS
OF HENRY COUNTY, GEORGIA**



Carlotta Harrell, Chair

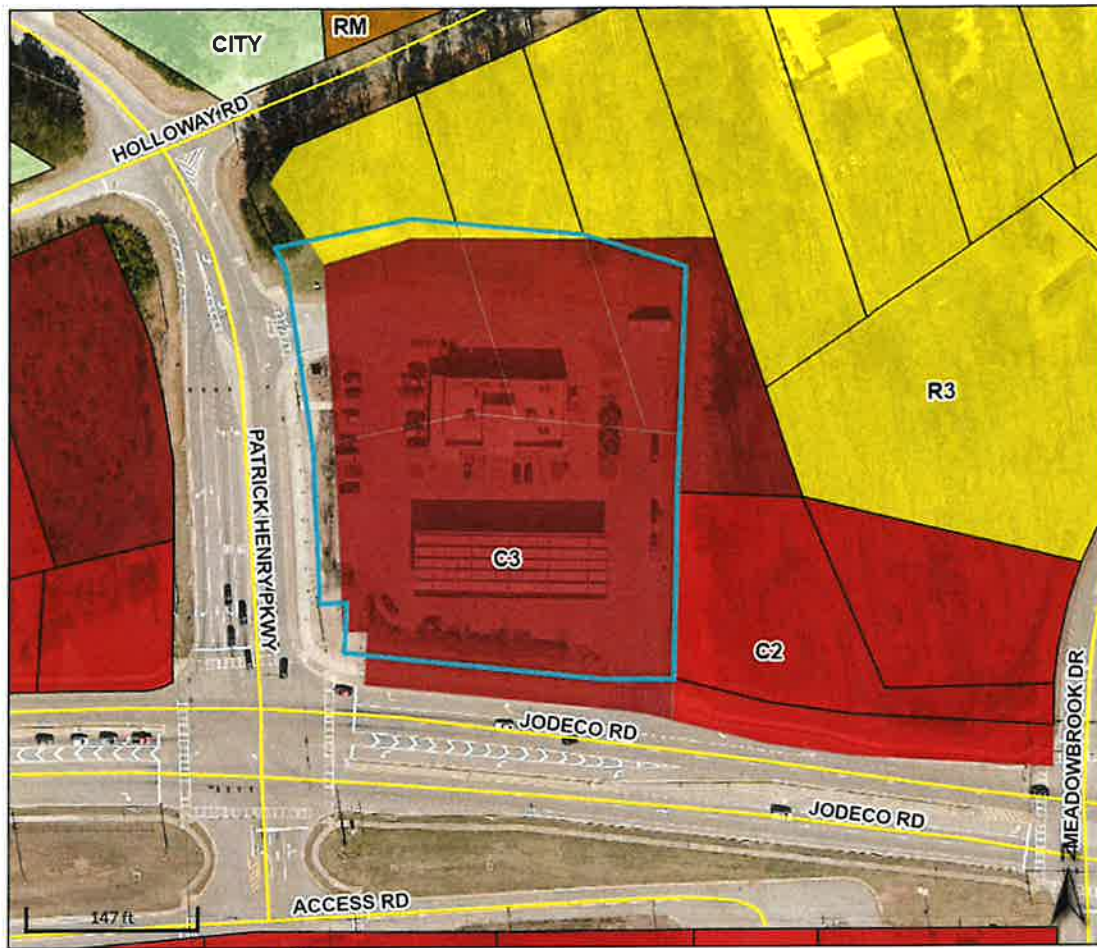
ATTEST:



Stephanie Braun, County Clerk



Henry County, GA



Overview



Legend

- Parcels
- Roads
- Zoning per Henry Co Planning & Zoning Dept
- RS
- RMH
- RM
- RD
- RA
- R-4
- R-3
- R-2
- R-1
- PD
- OI
- MU
- MR2
- MR1
- M-2
- M-1
- DTRC
- DTMU
- CITY
- C-3
- C-2
- C-1

Parcel ID	071A01076000	Class	C	Owner	RACETRAC	Land	\$863,600	Last 2 Sales			
Property	3149-3159	Acreage	1.652	Address	PETROLEUM INC	Value:		Date	Price	Reason	Qual
Address	JODECO RD				C/O SILVER OAK	Building	\$1,515,800			IMPROVED	
District	County/UnIncorp				ADVISORS	Value:		7/11/2017	\$304,700	AFTER	U
					PO BOX 2437	Misc	\$120,600			SALE	
					SMYRNA GA	Value:				INCLUDES	
					30081-2437	Total	\$2,500,000	8/20/2014	\$200,000	PERSONAL U	
						Value:				PROPERTY	

Parcel lines depicted on the maps do not reflect a true and exact representation of property boundaries and should not be relied upon for said purpose. Property boundary lines are depicted on recorded plats available at the Henry County Courthouse or can be determined by employing the services of a licensed surveyor.

This zoning map is subject to change at any time. The official version of the Zoning map resides within the Henry County Planning and Zoning Department. Please contact the Henry County Planning and Zoning Office at 770-288-7526 to verify current zoning.



Henry County, GA



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 - MR1
 - M-2
 - M-1
 - DTRC
 - DTMU
 - CITY
 - C-3
 - C-2
 - C-1

Parcel ID	071A01088003	Class	R	Owner	HOLLOWAY-JODECO	Land	\$30,000				
Property Address		Acreage	n/a	Address	PROPERTY PARTNERS LLP	Value:					
District	County/UnIncorp				964 RACETRACK ROAD	Building	\$0	Last 2 Sales			
					MCDONOUGH GA 30252	Value:		Date	Price	Reason	Qual
						Misc	\$0	12/30/2010	\$10	QUITCLAIM	U
						Value:		5/25/2010	\$300,000	n/a	U
						Total	\$30,000				
						Value:					

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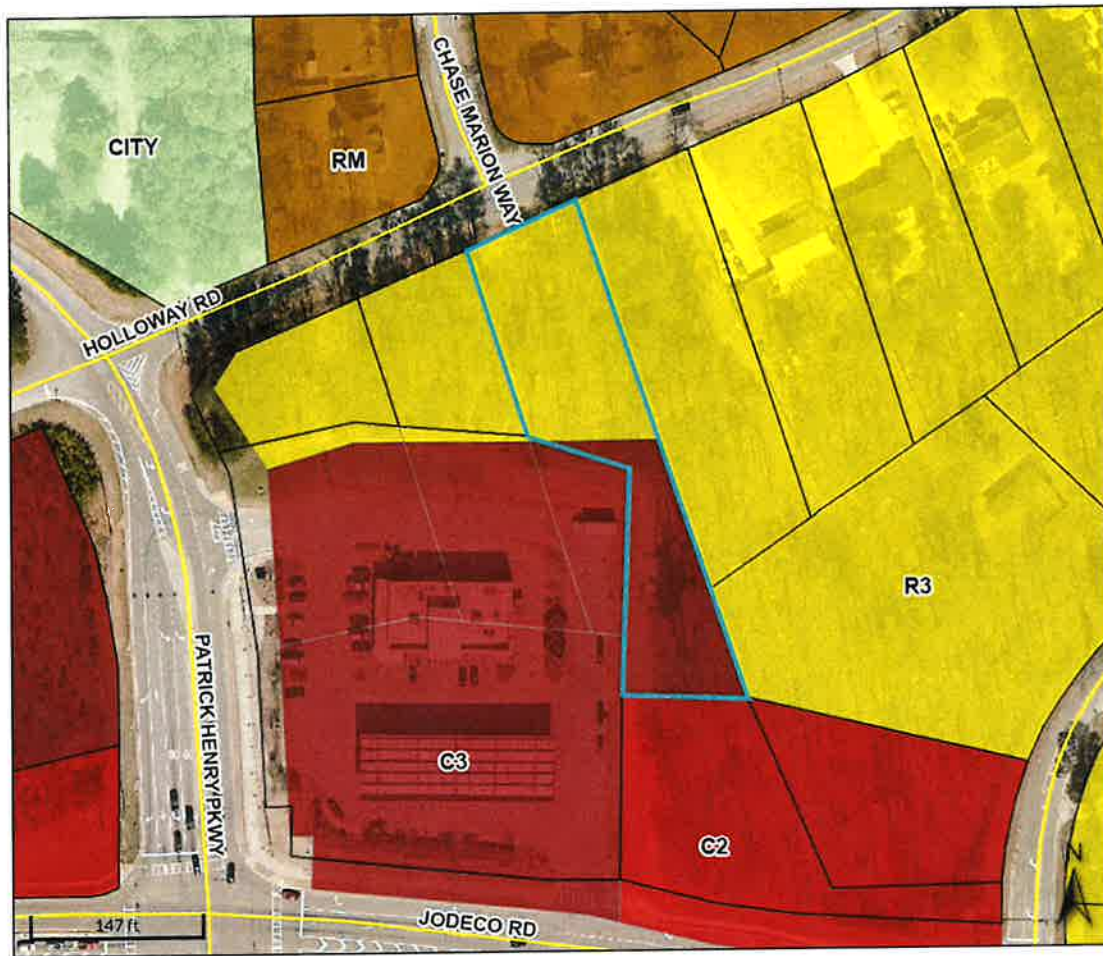
Parcel ID	071A01089000	Class	R	Owner	MCGARITY SANDY B,	Land	\$30,000				
Property		Acreage	n/a	Address	NATHAN K & ETAL	Value:	\$0				
Address					PO BOX 2889	Building	\$0				
District	County/UnIncorp				MCDONOUGH GA 30253	Value:	\$0				
						Misc	\$0				
						Value:	\$30,000				
						Total	\$30,000				
						Value:					
								Last 2 Sales			
								Date	Price	Reason	Qual
								5/4/2016	\$0	PART	U
								11/15/1999	\$20,000	INT	U
										n/a	U

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Henry County, GA



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RD

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R-4

R-3

R-2

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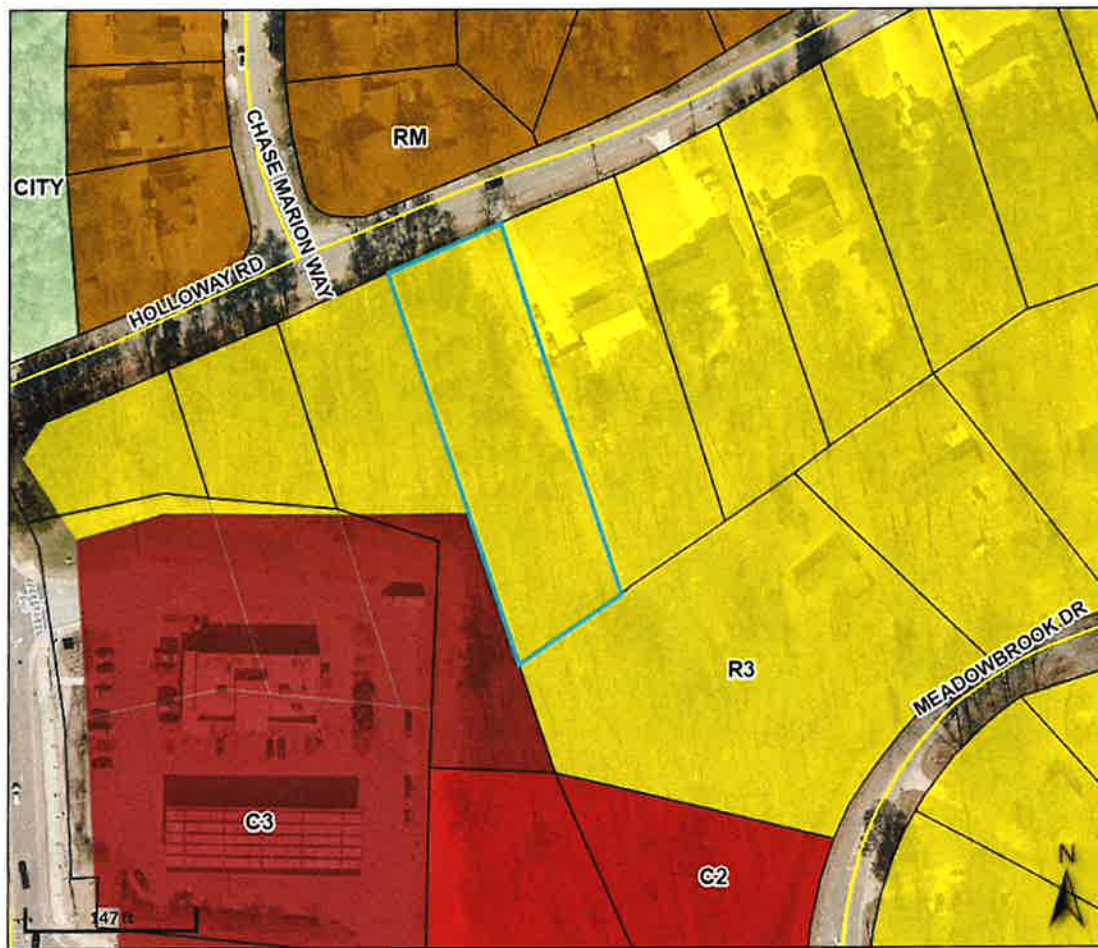
Parcel ID	071A01090000	Class	R	Owner	MCGARITY SANDY B,	Land	\$30,000				
Property		Acreage	n/a	Address	NATHAN K & ETAL	Value:					
Address					PO BOX 2889	Building	\$0				
District	County/UnIncorp				MCDONOUGH GA 30253	Value:					
						Misc	\$0				
						Value:					
						Total	\$30,000				
						Value:					

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Henry County, GA



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- M-1
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- DTMU
- CITY
- C-3
- C-2
- C-1

Parcel ID	071A01091000	Class	R	Owner	MCGARITY M LINDSEY, NATHAN K, SANDY B & ETAL	Land Value:	\$30,000				
Property Address		Acreage	n/a	Address	PO BOX 2889 MCDONOUGH GA 30253	Building Value:	\$0	Last 2 Sales			
District	County/UnIncorp					Misc Value:	\$0	Date	Price	Reason	Qual
								3/31/2020	\$0	QUITCLAIM	U
								5/4/2016	\$0	PART INT	U
						Total Value:	\$30,000				

SITE PHOTOGRAPHS



CLOSURE STATEMENT

THE FIELD CLOSURE UPON WHICH THIS PLAT IS BASED HAS A CLOSURE PRECISION OF ONE FOOT IN 224,912. AND WAS ADJUSTED USING THE LEAST SQUARES METHOD. A TRIMBLE 5-6 TOTAL STATION AND TRIMBLE TSC-3 DATA COLLECTOR WERE USED TO COLLECT THIS FIELD DATA.

THIS PLAT HAS BEEN CALCULATED FOR CLOSURE AND WAS FOUND TO BE ACCURATE WITHIN ONE FOOT IN 132,037 FEET. 1/100" IN1.

PROPERTY DESCRIPTION

All that tract or parcel of land lying or being in Land Lots 50 and 79, 6th District, Henry County, Georgia, and being more particularly described as follows:

Beginning at a concrete monument found at the intersection of the Northerly right-of-way of Jodeco Road (variable public right-of-way) with the Easterly right-of-way of Patrick Henry Parkway (variable public right-of-way), said point having State Plane Coordinates of North 1,267,026.35, East 2,282,686.22, Georgia West Zone, said point being the True Point of Beginning; thence along said right-of-way of Patrick Henry Parkway North 02 degrees 37 minutes 30 seconds West, a distance of 93.95 feet to a 5/8 inch rebar set; thence North 02 degrees 37 minutes 30 seconds West, a distance of 63.50 feet to a 5/8 inch rebar set; thence along a curve to the left, said curve having an arc length of 46.83 feet with a radius of 417.99 feet, being subtended by a chord bearing of North 05 degrees 49 minutes 43 seconds West, a distance of 46.81 feet to a 5/8 inch rebar set; thence South 84 degrees 05 minutes 38 seconds East, a distance of 112.35 feet to a 5/8 inch rebar set; thence South 01 degrees 08 minutes 21 seconds West, a distance of 47.65 feet to a 1-1/2 inch crimp top pipe found; thence South 01 degrees 08 minutes 21 seconds West, a distance of 228.53 feet to a 5/8 inch rebar set on the Northerly right-of-way of Jodeco Road; thence along said right-of-way North 82 degrees 02 minutes 19 seconds West, a distance of 172.9 feet to a 5/8 inch rebar set; thence along a curve to the left, said curve having an arc length of 81.76 feet with a radius of 2942.79 feet, being subtended by a chord bearing of North 82 degrees 05 minutes 04 seconds West, a distance of 81.75 feet to a 5/8 inch rebar set; thence along a curve to the left, said curve having an arc length of 97.94 feet with a radius of 2942.79 feet, being subtended by a chord bearing of North 82 degrees 35 minutes 02 seconds West, a distance of 97.93 feet to a 5/8 inch rebar set; thence along a curve to the left, said curve having an arc length of 35.40 feet with a radius of 2942.79 feet, being subtended by a chord bearing of North 85 degrees 52 minutes 55 seconds West, a distance of 35.40 feet to a concrete monument found; thence North 02 degrees 38 minutes 58 seconds East, a distance of 43.87 feet to a concrete monument found; thence South 87 degrees 18 minutes 01 seconds West, a distance of 37.45 feet to a concrete monument found, said point being the True Point of Beginning.

Said tract of land contains 1.652 Acres.

TITLE EXCEPTIONS

THE FOLLOWING EXCEPTIONS ARE LISTED IN SCHEDULE B, SECTION 2, OF A COMMITMENT FOR TITLE INSURANCE, AS PREPARED BY FIRST AMERICAN TITLE INSURANCE COMPANY, COMMITMENT NO. B1168.010, EFFECTIVE DATE JULY 13, 2016. (SURVEY TRACTS 1 & 2)

9. Easement from D. Horner Yarn to Hoyt R. Dabson, dated October 13, 1975, filed May 3, 1979 and recorded in Deed Book 376, Page 284, records of the Superior Court of Henry County, Georgia.

MAY AFFECT SITE - LOCATION OF 1" EASEMENT NOT SPECIFIED

10. Easements as contained in that certain Right of Way Deed from M.O.M.G.N.V., Inc., as to an undivided 6.7% interest, Michael A. Garcia, as to an undivided 12% interest, F. R. Garcia, as to an undivided 12% interest and Lorne K. Garcia, as to an undivided 0% interest to Henry County, a political subdivision of the State of Georgia, effective as of July 30, 1999, filed January 19, 2000 and recorded in Deed Book 3078, Page 180, aforesaid records.

MAY AFFECT SITE AS SHOWN - EXPIRATION DATE OF TEMPORARY EASEMENT NOT SPECIFIED

11. Order and Judgment styled the Department of Transportation vs. Arch W. McCarthy, et. al.; Docket No. 11-120382 in the Superior Court of Henry County, Georgia, dated June 17, 2011, filed June 21, 2011 and recorded in Deed Book 12118, Page 215, aforesaid records.

AFFECTS SITE AS SHOWN

12. All matters affecting subject property as shown on Plat recorded in Plat Book 2, Page 214, aforesaid records.

DOCUMENT NOT LEGIBLE - REVISED PLAT RECORDED IN PLAT BOOK 3, PAGE 381 SHOWS NO EASEMENTS OR SETBACKS AFFECTING SITE

THE FOLLOWING EXCEPTIONS ARE LISTED IN SCHEDULE B, SECTION 2, OF A COMMITMENT FOR TITLE INSURANCE, AS PREPARED BY FIRST AMERICAN TITLE INSURANCE COMPANY, COMMITMENT NO. B1168.010, EFFECTIVE DATE JULY 13, 2016. (SURVEY TRACT 3)

9. Easement from Corley Construction, Inc. to Georgia Power Company, dated August 27, 1988, filed January 15, 2001 and recorded in Deed Book 3592, Page 324, records of the Superior Court of Henry County, Georgia.

AFFECTS SITE - BLANKET EASEMENT

10. Reacquisition of access rights (except where designated by the Department of Transportation) and easements as contained in that certain Right of Way Deed from James D. Whigham, Lottia R. Moosage and Rabulyn Y. Moosage to the Department of Transportation, dated September 3, 2010, filed September 3, 2010 and recorded in Deed Book 11856, Page 297, aforesaid records.

AFFECTS SITE AS SHOWN

11. Easement for Removal of Encroachment from James D. Whigham, Lottia R. Moosage and Rabulyn Y. Moosage to the Department of Transportation, dated September 3, 2010, filed September 3, 2010 and recorded in Deed Book 11856, Page 297, aforesaid records.

DOES NOT AFFECT SITE - EASEMENT HAS EXPIRED

12. Construction and Maintenance Easement from James D. Whigham, Lottia R. Moosage and Rabulyn Y. Moosage to the Department of Transportation, dated September 3, 2010, filed September 3, 2010 and recorded in Deed Book 11856, Page 297, aforesaid records.

AFFECTS SITE AS SHOWN

13. Reciprocal Easement Agreement by and between Jodeco-Patrick Henry Property, LLP and Ket Chi Lieu, filed March 11, 2015 and recorded in Deed Book 13631, Page 34, aforesaid records.

AFFECTS SITE AS SHOWN

14. All matters affecting subject property as shown on Plat recorded in Plat Book 2, Page 214, aforesaid records.

DOCUMENT NOT LEGIBLE - REVISED PLAT RECORDED IN PLAT BOOK 3, PAGE 381 SHOWS NO EASEMENTS OR SETBACKS AFFECTING SITE

THE FOLLOWING EXCEPTIONS ARE LISTED IN SCHEDULE B, SECTION 2, OF A COMMITMENT FOR TITLE INSURANCE, AS PREPARED BY FIRST AMERICAN TITLE INSURANCE COMPANY, COMMITMENT NO. B1168.010, EFFECTIVE DATE JULY 13, 2016. (SURVEY TRACTS 4, 5 & 6)

9. Easement from Ruth K. Thompson to Georgia Power Company, dated April 13, 1982, filed April 22, 1982 and recorded in Deed Book 1063, Page 261, records of the Superior Court of Henry County, Georgia.

MAY AFFECT SITE - LOCATION OF 10' RIGHT-OF-WAY NOT SPECIFIED

10. Easements as contained in that certain Right of Way Deed from Ralph E. Witt to Henry County, a political subdivision of the State of Georgia, dated May 15, 1989, filed May 18, 1989 and recorded in Deed Book 1063, Page 266, aforesaid records.

AFFECTS SITE - BLANKET EASEMENTS - NOT PLOTTABLE

11. Easements as contained in that certain Right of Way Deed from Ralph E. Witt and Wayne Dabson to Henry County, a political subdivision of the State of Georgia, dated May 15, 1989, filed May 18, 1989 and recorded in Deed Book 1063, Page 271, aforesaid records.

AFFECTS SITE - BLANKET EASEMENTS - NOT PLOTTABLE

12. All matters affecting subject property as shown on Plat recorded in Plat Book 2, Page 214, aforesaid records.

DOCUMENT NOT LEGIBLE - REVISED PLAT RECORDED IN PLAT BOOK 3, PAGE 381 SHOWS NO EASEMENTS OR SETBACKS AFFECTING SITE

THE FOLLOWING EXCEPTIONS ARE LISTED IN SCHEDULE B, SECTION 2, OF A COMMITMENT FOR TITLE INSURANCE, AS PREPARED BY FIRST AMERICAN TITLE INSURANCE COMPANY, COMMITMENT NO. B1168.010, EFFECTIVE DATE JULY 13, 2016. (SURVEY TRACT 7)

9. Easement from M. L. Dabson to Georgia Power Company, filed July 24, 1973 and recorded in Deed Book 184, Page 172, records of the Superior Court of Henry County, Georgia.

MAY AFFECT SITE - BLANKET EASEMENT - NOT PLOTTABLE

10. Easement from Ruth K. Thompson to Georgia Power Company, dated April 13, 1982, filed April 22, 1982 and recorded in Deed Book 482, Page 261, aforesaid records.

AFFECTS SITE AS SHOWN

11. Easements as contained in that certain Right of Way Deed from Debra M. Dabson to Henry County, a political subdivision of the State of Georgia, dated May 15, 1989, filed May 23, 1989 and recorded in Deed Book 1063, Page 106, aforesaid records.

AFFECTS SITE - BLANKET EASEMENTS - NOT PLOTTABLE

12. Easements as contained in that certain Right of Way Deed from Stephen L. Watson to Henry County, a political subdivision of the State of Georgia, effective as of July 30, 1999, filed January 19, 2000 and recorded in Deed Book 3578, Page 171, aforesaid records.

MAY AFFECT SITE AS SHOWN - EXPIRATION DATE OF TEMPORARY EASEMENT NOT SPECIFIED

14. Construction and Maintenance Easement for Drainage and Utilities from Jodeco-Holloway Property Partners, LLP to the Department of Transportation, dated May 25, 2011, filed June 2, 2011 and recorded in Deed Book 12118, Page 172, aforesaid records.

AFFECTS SITE AS SHOWN

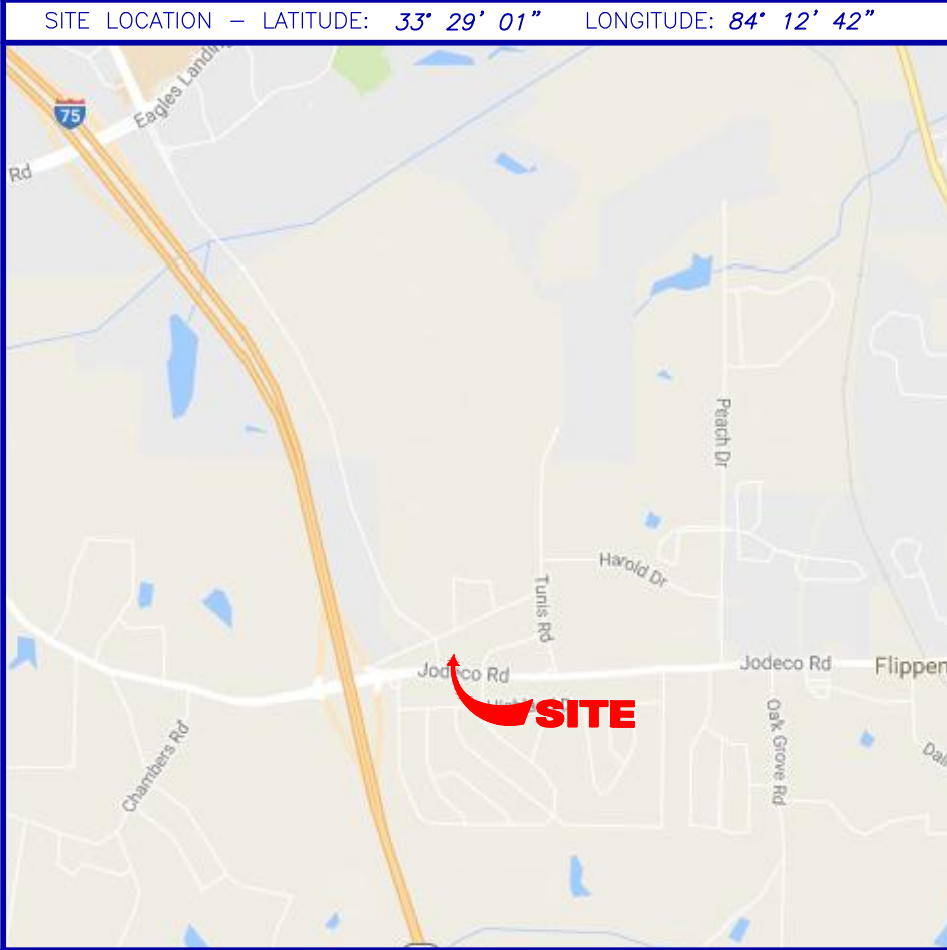
15. Construction and Maintenance Easement for Slopes Utilities from Jodeco-Holloway Property Partners, LLP to the Department of Transportation, dated May 25, 2011, filed June 2, 2011 and recorded in Deed Book 12118, Page 177, aforesaid records.

DOES NOT AFFECT SITE

16. All matters affecting subject property as shown on Plat recorded in Plat Book 2, Page 214, aforesaid records.

DOCUMENT NOT LEGIBLE - REVISED PLAT RECORDED IN PLAT BOOK 3, PAGE 381 SHOWS NO EASEMENTS OR SETBACKS AFFECTING SITE

VICINITY MAP



GENERAL NOTES

THIS SURVEY HAS BEEN PREPARED FOR THE EXCLUSIVE USE OF THE PERSON OR ENTITIES NAMED HEREON. NO EXPRESS OR IMPLIED WARRANTIES WITH RESPECT TO THE INFORMATION SHOWN HEREON IS TO BE EXTENDED TO ANY PERSONS OR ENTITIES OTHER THAN THOSE SHOWN HEREON.

THIS PROPERTY IS NOT LOCATED IN A SPECIAL FLOOD HAZARD AREA BASED ON THE FLOOD INSURANCE RATE MAP FOR THIS AREA. THE MAP NUMBER FOR THIS AREA IS 131510152G, AND THE DATE OF SAID MAP IS MAY 16, 2006. THIS DETERMINATION WAS MADE BY GRAPHICALLY DETERMINING THE POSITION OF THIS SITE ON SAID FIRM MAPS UNLESS OTHERWISE NOTED.

PLEASE NOTE: TREES 10-INCH DBH (DIAMETER AT BREAST HEIGHT) AND LARGER WERE LOCATED FOR THIS SURVEY.

THE DATUM FOR THIS SITE WAS ESTABLISHED UTILIZING GLOBAL POSITIONING SYSTEMS, AND BASED ON POSITIONAL VALUES FOR THE VERTICAL REFERENCE STATION NETWORK DEVELOPED BY eGPS SOLUTIONS. THE HORIZONTAL REFERENCE FRAME IS NORTH AMERICAN DATUM OF 1983 (NAD83)-STATE PLANE COORDINATE SYSTEM OF GEORGIA-WEST ZONE. THE VERTICAL REFERENCE FRAME IS NORTH AMERICAN VERTICAL DATUM OF 1988. ANY DIRECTIONS OR DIMENSIONS SHOWN ARE A RECTANGULAR, GROUND LEVEL PROJECTION OF THE STATE PLANE COORDINATE SYSTEM.

TRACTS 4, 5, 6, & 7 ARE ZONED "R-3" (SINGLE FAMILY RESIDENCE DISTRICT). THE MINIMUM YARD SETBACKS ARE: FRONT - 30 FEET; SIDE - 10 FEET; AND REAR - 30 FEET.

TRACTS 1 & 2 ARE ZONED "C-2" (GENERAL COMMERCIAL DISTRICT). THE MINIMUM YARD SETBACKS ARE: FRONT - 50 FEET; SIDE - NONE, EXCEPT 30 FEET ON CORNER LOTS; AND REAR - 20 FEET.

TRACT 3 IS ZONED "C-3" (HIGHWAY COMMERCIAL DISTRICT). THE MINIMUM YARD SETBACKS ARE: FRONT - 50 FEET; SIDE - NONE, EXCEPT 30 FEET ON CORNER LOTS; AND REAR - 20 FEET.

PLEASE NOTE: ZONING AND SETBACKS SHOULD BE CONFIRMED AND VERIFIED BY PLANNING AND ZONING PRIOR TO DESIGN OR CONSTRUCTION ACTIVITIES.

SURVEY REFERENCES
1> SUBDIVISION PLAT OF MEADOWBROOK, RECORDED IN PLAT BOOK 3, PAGE 381

2> BOUNDARY & TOPOGRAPHIC SURVEY FOR SQUARE ONE PROPERTIES, L.L.C., PREPARED BY SEILER & ASSOCIATES, INC., DATED OCTOBER 9, 2000 (PROJECT NO. 00-32-c).

3> STATE OF GEORGIA DEPARTMENT OF TRANSPORTATION RIGHT-OF-WAY PLANS FOR I-75 AT JODECO ROAD INTERCHANGE IMPROVEMENTS, PROJECT NO. NHMM-0075-02(213), P.I. NO. 321660.

SURVEYOR CERTIFICATION

To: RaceTrac Petroleum, Inc.
Del Lago Ventures, Inc.
First American Title Insurance Company

This is to certify that this map or plat and the survey on which it is based were made in accordance with the 2016 Minimum Standard Detail Requirements for ALTA/NSPS Land Title Surveys, jointly established and adopted by ALTA and NSPS, and includes Items 1, 2, 3, 4, 5, 6(a), 7(a), 7, 8, 9, 10(a), 11, & 13 of Table A thereof. The field work was completed on August 17, 2016.

Date: August 17, 2016

John T. Newman
Georgia Registered
Land Surveyor # 3324

This survey has been prepared in conformity with The Technical Standards for Property Surveys in Georgia as set forth in Chapter 180-7 of the Rules of the Georgia Board of Registration for Professional Engineers and Land Surveyors and as set forth in the Georgia Plat Act O.C.G.A. 15-6-67.

ALTA/NSPS LAND TITLE SURVEY

Jodeco Road Proposed RaceTrac

FOR

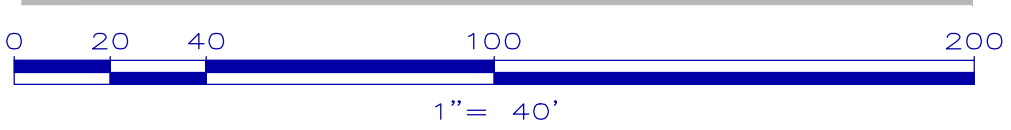
RaceTrac Petroleum, Inc.
Del Lago Ventures, Inc.
First American Title Insurance Company

GS JOB NO:	20165289	DRAWING SCALE:	1"= 40'	SURVEY DATE:	08-17-2016
FIELD WORK:	DT/CS	CITY:	UNINCORPORATED	No. Date	REVISIONS
PROJ MGR:	JTN	COUNTY:	HENRY	8/23/16	Revised legal & property lines.
REVIEWED:	DLH	STATE:	GA		
DWG FILE:	20165289-01.dwg	LAND LOT:	50 & 79		
		DISTRICT:	6TH		

LEGEND

STANDARD ABBREVIATIONS	STANDARD SYMBOLS
AC AIR CONDITIONER	OE OVERHEAD TRAFFIC SIGNAL LIGHT
BH BORE HOLE	PP POWER POLE
BSL BUILDING SETBACK LINE	GW GUY WIRE
CI CURB INLET	LP POWER LINE
CMP CORRUGATED METAL PIPE	LP LIGHT POLE
CMF CONCRETE MONUMENT FND	ET ELECTRIC TRANSFORMER
CO SANITARY CLEANOUT	
CPED COMMUNICATION PEDESTAL	
CTP CRIMPED TOP PIPE	
DI DROP INLET	
DIP DUCTILE IRON PIPE	
DWCB DOUBLE WING CATCH BASIN	
FNC FENCE	
FND FOUND	
GM GAS METER	
INV INVERT	
JB JUNCTION BOX	
WH WHIMMOLE	
OH OVERHEAD POWER	
OTP OPEN TOP PIPE	
PM POWER METER	
PKS PK NAIL SET	
POB POINT OF BEGINNING	
POC POINT OF COMMENCEMENT	
RPC REINFORCED CONCRETE PIPE	
RBR IRON REINFORCING BAR	
RBS 5/8"RBR SET CAPPED LSF 621	
SS SANITARY SEWER	
SWCB SINGLE WING CATCH BASIN	
TRANS ELECTRIC TRANSFORMER	

GRAPHIC SCALE



Land Surveying • 3D Laser Scanning

1660 Barnes Mill Road
Marietta, Georgia 30062
Phone: (770) 795-9900
Fax: (770) 795-8880
www.geosurvey.com
EMAIL: info@geosurvey.com
Certificate of Authorization #LSF-000621

UTILITY NOTE

THE UNDERGROUND UTILITIES SHOWN HEREON ARE BASED ON LOCATION OF MARKINGS PROVIDED BY:

ONEVISION UTILITY SERVICES
P.O. BOX 190
DORSEY, GA 30137
(770) 386-2800

THE UNDERGROUND UTILITIES (EXCEPT THE LOCATION OF EXISTING DRAINAGE, SEWER AND IRRIGATION UTILITIES AS WELL AS UNDERGROUND STORAGE TANKS) WERE LOCATED BY ONEVISION UTILITY SERVICES, UTILIZING RADIO FREQUENCY TECHNIQUE. THIS TECHNIQUE IS CAPABLE OF LOCATING METALLIC UTILITIES AND TRACER WIRES. ANY NON-METALLIC UTILITIES (WITHOUT TRACER WIRES) ARE NOT LOCATED.

THE SURVEYOR MAKES NO GUARANTEES THAT THE UNDERGROUND UTILITIES SHOWN COMPRISE ALL SUCH UTILITIES IN THE AREA, EITHER IN-SERVICE OR ABANDONED. UNDERGROUND UTILITIES NOT OBSERVED OR LOCATED UTILIZING THIS TECHNIQUE MAY EXIST ON THIS SITE BUT NOT BE SHOWN, AND MAY BE FOUND UPON EXCAVATION. THE SURVEYOR FURTHER DOES NOT WARRANT THAT THE UNDERGROUND UTILITIES SHOWN ARE IN THE EXACT LOCATION INDICATED ALTHOUGH THE SURVEYOR DOES CERTIFY THAT THEY ARE LOCATED AS ACCURATELY AS POSSIBLE FROM INFORMATION AVAILABLE.

INFORMATION REGARDING MATERIAL AND SIZE OF UTILITIES IS BASED ON RECORDS ACQUIRED FROM THE UTILITY OWNERS.

ACCESS EASEMENT LINE TABLE

LINE	BEARING	DISTANCE
L1	N78°21'03"E	81.78'
L2	S84°05'38"E	230.64'
L3	S01°08'21"W	301.50'
L4	N75°11'45"W	4.91'
L5	N82°02'19"W	13.32'
L6	N82°02'19"W	17.29'
L7	N82°02'49"W	0.84'
L8	N01°08'21"E	275.52'
L9	N84°05'38"W	3.26'

ACCESS EASEMENT CURVE TABLE

CURVE	CHORD L	CHORD BRG	RADIUS	ARC LEN
C1	36.00'	N11°30'23"W	417.99'	36.01'

IF YOU DIG

Know what's below.
Call before you dig.
Dial 811
Or Call 800-282-7411





TO: Planning Commission; Mayor and Council

FROM: Gordon Linton, Senior Planner

CC: R. Ryan Anderson, Community Development Director
Keedra Jackson, Chief Planner

DATE: November 12, 2024

Subject: #RZ-2024-04 for Patrick Henry Parkway and Holloway Road

I. PURPOSE

Consider a request to assign the zoning district of 'C-3 (Heavy Commercial District). The applicant is not proposing any new development at this time. The subject property contains four parcels, which are as follows:

- Parcel #071A01088003
- Parcel #071A01089000
- Parcel #071A01090000
- Parcel #071A01091000

The applicant also simultaneously submitted two other applications to the City of Stockbridge as are listed below:

- Annexation Application (AX-2024-01) – The applicant requests four parcels be annexed into the City of Stockbridge from unincorporated Henry County.
- Comprehensive Plan Amendment (CP-2024-04) – The applicant requests to assign the Future Land Use designation of High-Density Mixed Use to the subject properties.

II. Background

Existing Development	The properties are vacant
Site Address	The properties are located at Patrick Henry Parkway and Holloway Road.

Parcel Identification	#071A01088003, #071A01089000, #071A01090000, and #071A01091000
Parcel Acreage	2.6 acres
Applicant	Nathan McGarity
Owner	Holloway-Jodeco Property Partners, LLP (Parcel# 071A01088003) Sandy B. McGarity, Nathan K & Etal (Parcel # 071A01089000, 071A01090000, and 071A01091000)
Current County Zoning	C-3 (Heavy Commercial District); R-3 (Single-family residence)
Current City Zoning	Will be assigned C-3 according to section 9.8 of the UDC
County Land Use Designation	Low-Density (Henry County Future Land Use Map)
City Land Use Designation	Will be assigned High Density Mixed Use once the properties are annexed.

SURROUNDING LAND USE AND ZONING

Location	Adjacent Property Zoning
Properties to the North	RM (Multifamily residential district) – Henry County PUD-Planned Unit Development – City of Stockbridge
Properties to the South	C-3 (Heavy Commercial District) - Henry County
Properties to the East	R-3 (Single-family residence) - Henry County
Properties to the West	C-3 (Heavy Commercial District) - Henry County

RR (Rural Residential) – City of Stockbridge

III. Finding of Facts

1. The subject properties are currently zoned as C-3 (Heavy Commercial District) and R-3 (Single-family residence) by the Henry County Zoning Map.
2. If the annexation is approved by the City, the subject properties would automatically be assigned the zoning district of 'C-3 (Heavy Commercial District) per Section 9.8 of the Stockbridge Unified Development Code (UDC).
3. The Henry County Future Land Use Designation Map currently designates the subject properties as Low-Density.

IV. Maps and Illustrations

Vicinity Map



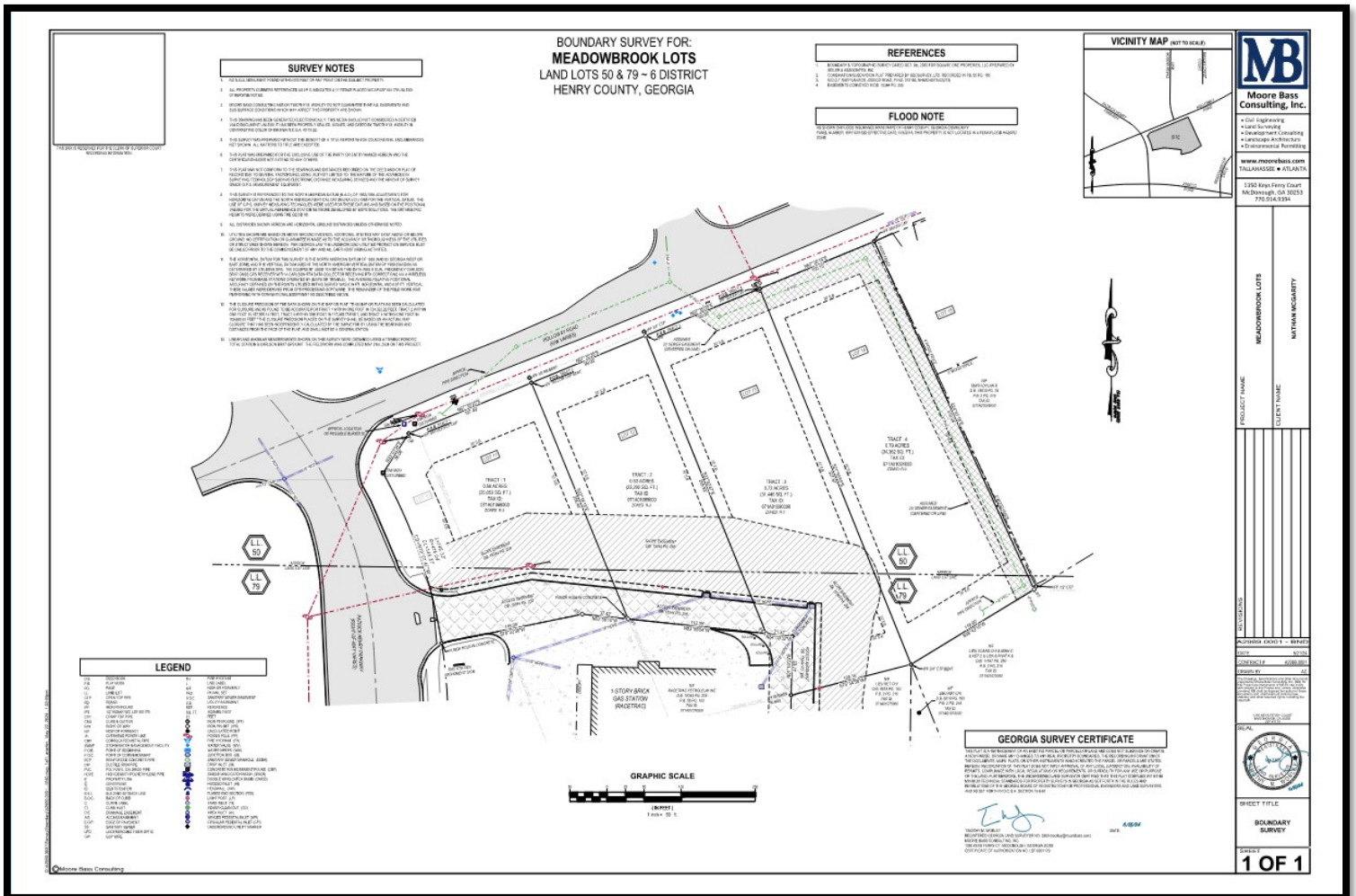
Henry County Zoning Map



Henry County Future Land Use Map



Survey



V. Analysis

Description

The applicant requests to assign the zoning district of 'C-3 (Heavy Commercial District)' per Section 9.8 of the Stockbridge Unified Development Code (UDC).

Staff Analysis

The applicant requests a **Rezoning** under the City of Stockbridge Unified Development Code Section (**Sec. 9.2.1 C**):

The Planning Commission and the City Council shall consider the following standards in considering any proposal that would result in a change to the text or map of this UDC, giving due weight or priority to those factors that are appropriate to the circumstances of each proposal.

ANALYSIS OF REQUEST

1. Consistency with the Comprehensive Plan.

The subject property is currently located in Henry County and is not currently consistent with the current Future Land Use Map of the city of Stockbridge. However, if the proposed development is annexed into the City limits, it will be assigned the future land use designation of Low-Density

2. The relation that the proposed rezoning amendment bears to the purpose of the overall zoning scheme with due consideration given to whether or not the proposed change will help carry out the purposes of the City of Stockbridge Zoning Code.

It meets the purpose and intent of the C-3 (Heavy Commercial District) zoning district.

3. The physical conditions of the site relative to its capability to be developed as requested, including topography, drainage, access, and size and shape of the property.

The subject property appears to be physically capable of being developed. Any issue regarding buffering, topography, drainage, access, size, and shape of the property will be discussed during the plan review process.

4. The merits of the requested change in zoning relative to any other guidelines and policies for development, which the Planning Commission and City Council may use in furthering the objective of the comprehensive plan.

The request to assign the zoning classification of C-3 (Heavy Commercial District) once the subject property is annexed into the City limits is consistent with the policies and goals of the Stockbridge Unified Development Code.

Furthermore, it will meet the regulations of the C-3 zoning district. In addition, it will be consistent with the assigned Future Land Use Designation of High-Density Mixed Use.

VI. STAFF RECOMMENDATION

Staff recommends approval with conditions for the proposed rezoning to assign the zoning district of C-3 (Heavy Commercial District) to the subject property.

1. There shall be no egress nor ingress onto Holloway Road. In addition, access shall be located off the shared joint easement with the gas station.
2. There shall be a heavy landscaping with the side that abuts the residential neighborhoods.



City of Stockbridge

AGENDA ITEM

MEETING DATE

NOVEMBER 12, 2024

FUNDING SOURCE

- ☐ RESOLUTION
- ☐ ORDINANCE
- ☐ CONTRACT APPROVAL/RENEWAL
- ☒ PUBLIC HEARING
- ☐ PRESENTATION
- ☐ BID SELECTION/AWARD
- ☐ TASK ORDER
- ☐ CHANGE ORDER
- ☐ BUDGET AMENDMENT
- ☐ BUDGET TRANSFER
- ☐ PAYMENT APPROVAL
- ☐ OTHER

- ☐ GENERAL FUND
- ☐ FUND BALANCE
- ☐ SPLOST or TSPLOST
- ☐ ARPA
- ☐ GRANT
- ☐ HOTEL/MOTEL TOURISM
- ☐ COUNCIL INITIATIVE
- ☐ PARTNER/SPONSOR
- ☐ DEPARTMENT FUND BALANCE
- ☐ BONDING

ACCOUNT TRANSFER FROM:

ACCOUNT TRANSFER TO:

PRESENTER:

Community Development Staff

DEPARTMENT:

Community Development

ITEM/PROJECT/EVENT:

TEXT AMENDMENT CASE #TX-2024-07 FOR THE DOWNTOWN DISTRICT. Consideration of an ordinance to modify certain sections of the UDC to add and subtract certain permitted uses and certain prohibited uses in the Downtown District and the Downtown Overlay District.

BACKGROUND INFORMATION:

The Planning Commission recommended the approval of TX-2024-07 at its October 17, 2024 meeting, with two conditions: 1) remove multi-family from the list of permitted uses; and 2) limit the number of hookah bars, vape shops, liquor stores, and tobacco shops to five. The vote was unanimous.

APPROVALS: CITY MANAGER _____

CITY TREASURER _____

CITY ATTORNEY _____

GRANTS ADMIN. _____

☐ FINANCIAL IMPACT ☐ N/A

AMOUNT \$

ATTACHMENTS:

☐

ITEM/PROJECT/EVENT:

TEXT AMENDMENT CASE #TX-2024-07 FOR THE DOWNTOWN DISTRICT.

BACKGROUND INFORMATION:

STAFF RECOMMENDATION:

APPROVAL.

Staff Signature_____

STATE OF GEORGIA
HENRY COUNTY
CITY OF STOCKBRIDGE
TX-2024-07

ORDINANCE NO.

AN ORDINANCE TO REPEAL TITLE 12, SECTION 2.4.7, 2.5.3 (F), 3.1, 3.2.24, and SECTION 15 OF THE STOCKBRIDGE MUNICODE AND TO AMEND THE STOCKBRIDGE UNIFIED DEVELOPMENT CODE (U.D.C.) SECTION 2.4.7, 2.5.3 (f), 3.1, 3.2,24 AND SECTION 15. AND TO ADD 3.2.41 UNDER CHAPTER 3, USE REGULATIONS OF THE CODE OF ORDINANCES, CITY OF STOCKBRIDGE, GEORGIA RELATING TO THE DOWNTOWN DISTRICT AND THE DOWNTOWN VILLAGE OVERLAY DISTRICT, BY ADDING AND REMOVING CERTAIN USES FROM THE LIST OF PROHIBITED USES, AND BY ALLOWING THEM TO BE PERMITTED USES, PROVIDED THAT CERTAIN REQUIREMENTS ARE MET; TO PROVIDE FOR SEVERABILITY; TO REPEAL CONFLICTING ORDINANCES; TO PROVIDE AN EFFECTIVE DATE; AND FOR OTHER PURPOSES.

SECTION 1. Ordinance. To repeal Title 12, Section 2.4.7 of the current Stockbridge Municode, and to amend UDC, Section 2.4.7 in the Code of Ordinances, City of Stockbridge, Georgia, to include the following changes:

Add Permitted Uses. Arts Studio, Dance Studio, Hotels and Boutique Hotels

SECTION 2. Ordinance. To repeal Title 12, Section 2.5.3 of the current Stockbridge Code, and to amend UDC, Section 2.5.3 (F) in the Code of Ordinances, City of Stockbridge, Georgia, to include the following changes:

Add Prohibited Uses: Personal Care Homes, Nursing Homes, Extended Stay Hotels

Remove F. 11 ~~11. Tobacco & Vape shops, cigar bars, and hookah lounges~~ per Ordinance OR23-544 (TX-2023-01)

SECTION 3. To repeal the existing Title 12, Section 3.1 (USE TABLE) from the Code of Ordinances, City of Stockbridge, Georgia. All ordinances in conflict with this Ordinance are repealed, except as otherwise provided herein.

SECTION 4. Ordinance. To repeal Title 12, Section 3.2.24 of the current Stockbridge Code to remove “dance studios” from a type of Mass Assembly.

SECTION 5. Ordinance- To add supplemental regulations to Title 12, Section 3.2.41 which will read as follows: *The hours of operation allowed for dance studios shall be 7:00 AM to 10:00 PM.*

SECTION 6. Ordinance-That Title 12, Section 4.8.5 Parking and Loading Space Standards be amended to add parking regulations for “dance studios”.

The parking requirement for dance studios is five spaces per 1,000 square feet.

SECTION 7. Intention of the Governing Body. It is the intention of the governing body, and it is hereby ordained that the provisions of this Ordinance shall be come and be made a part of the Code of Ordinances, City of Stockbridge, Georgia, and the sections of the ordinance may be renumbered to accomplish such intention.

SECTION 8. Approval of Execution. The Mayor is hereby authorized to sign all documents necessary to enact this Ordinance.

SECTION 9. Attestation. The City Clerk is authorized to execute, attest to, and seal any documents which may be necessary to effectuate this ordinance, subject to approval as to form by the City Attorney.

SECTION 10. Authority to Amend. The City Attorney is granted authority to amend or correct this Ordinance, with the express consent of the City Council, to reflect the intent of the Council and ensure compliance with applicable laws.

SECTION 11 Effective Date. This ordinance becomes effective immediately upon adoption and recording by the City Clerk.

ANTHONY S. FORD, Mayor

SO ORDAINED this ____ day of _____, 2024.

ATTEST:

VANESSA HOLIDAY, City Clerk

(SEAL)

APPROVED AS TO FORM:



QUINTON G. WASHINGTON, City Attorney

EXHIBIT A: DOWNTOWN VILLAGE PROHIBITED USES

F. Prohibited Uses. The following uses are prohibited in the Downtown Village Overlay District:

1. Adult entertainment establishments
2. Boarding and rooming homes
3. Catering establishments
4. Child and adult day care centers
5. Consignment and thrift stores
6. Family day care homes
7. Payday Loan, title loans, money cash exchanges – ensure each has a definition.
8. Places of Worship
9. Public and private schools and related facilities
10. Restaurants with drive- through facilities and/ or windows
- ~~11. Tobacco & Vape shops, cigar bars, hookah lounges~~
12. Tattoo and piercing studios
13. Extended Stay

EXHIBIT B: Lodging

LODGING: Bed and Breakfast as a Special Use Permit and Hotel and Boutique Hotel as a permitted use

KEY:	P - Permitted Use							"See Section" - Additional Regulations Apply					
	A - Permitted as an Accessory Use							S - Special use					
Use	RR	SR	CCR	MFR	MHR	OI	DT	C1	C2	C3	L1	H	See Section
LODGING													
Bed and breakfast (not in subdivision)	S						S						3.26
Boutique Hotel							P						
Hotel							P	P	P	P			
Motel								P	P	P			
Short-term vacation rental	A		A										Title 9

EXHIBIT C: Residential

RESIDENTIAL: Multi-family apartments and condos as*permitted*

KEY:	P - Permitted Use							"See Section" - Additional Regulations Apply					
	A - Permitted as an Accessory Use							S - Special use					
Use	RR	SR	CCR	MFR	MHR	OI	DT	C1	C2	C3	LI	HI	See Section
RESIDENTIAL													
Accessory dwelling unit (guesthouse, in-law suite, apartment over garage)	A	A	A										3.2.2
Duplex, triplex, quadraplex			P	P			S						
Home occupation	A	A	A	A	A		A						3.2.18
Live-work unit							P						
Manufactured home					P								
Mobile home					P								3.2.26
Multi-family apartments and condos				P			P						
Single-family residences (detached)	P	P	P										
Townhouse (fee-simple only)			P	P									

EXHIBIT D: Recreation and Entertainment

Recreation and Entertainment: Dance Studio and Theaters with live performances, assembly or concert halls, or similar entertainment within enclosed building is “permitted*"

KEY:	P - Permitted Use							"See Section" - Additional Regulations Apply					
	A - Permitted as an Accessory Use							S - Special use					
Use	RR	SR	CCR	MFR	MHR	OI	DT	C1	C2	C3	LI	HI	See Section
RECREATION AND ENTERTAINMENT													
Clubs and/or lounges								P	P	P	S	S	3.2.24
Dance Studio							P	P	P	P			3.2.41
Indoor recreation (bowling alleys, movie theatres and other activities conducted wholly indoors)								P	P	P	S	S	3.2.24
Private commercial/vocational schools (including martial arts or dance studios, and technical or vocational training)								P	P	P	S	S	3.2.24
Amphitheaters, Theaters with live performance, assembly or concert halls, or similar entertainment within enclosed building								P	P	P	S	S	3.2.24

EXHIBITS E:

3.2.24 - Mass assembly centers and grounds (fairgrounds, outdoor amusements, amphitheaters, convention centers, civic centers, rodeos, armories, places of worship, and athletic fields).

A. As used in this zoning ordinance of the City of Stockbridge, Georgia, a place of assembly is a structure, portion of a structure, or area (either indoor or outdoor), designed primarily for people to gather to observe or participate in a single event or series of events. Places of assembly primarily consist of:

1. Places of religious worship;
2. Conference centers;
3. Funeral homes;
4. Auditoriums;
5. Stadiums and coliseums;
6. Movie theaters;
7. Concert halls;
8. Dance halls;
9. Movie, television and radio studios admitting an audience;
10. Private commercial/vocational schools (including martial arts or **dance studios**, and technical or vocational training); and
11. Clubs and/or lodges.

B. The following uses are not considered places of assembly for purposes of the UDC of the City of Stockbridge, Georgia:

1. Public libraries;
2. Hospitals, clinics and/or medical offices;
3. Nursing homes;
4. Flea markets;
5. Transit stations;
6. Restaurants;
7. Recreational facilities without spectator seating.

C. Subject to all conditions of the underlying zoning district and the conditions below, the following specific type(s) of place of assembly are permitted by right in the commercial and industrial zoning districts of the city:

1. Places of religious worship;
2. Movie theaters;
3. Concert halls;
4. Private commercial/vocational schools (including martial arts or **dance studios**, and technical or vocational training); and
5. Clubs and/or lodges.

D. Subject to subsection B. above and all conditions of any underlying zoning district places of assembly shall be conditional uses in all other zoning districts.

E. In the event that any place of assembly is designed to serve more than fifty (50) persons at any given time (whether or not the place of assembly is actually occupied by more than fifty (50) persons), the parcel shall:

1. Be located on a lot fronting a major thoroughfare; and
2. Be located on a tract of land not less than two (2) acres in area and having a street frontage of not less than two hundred (200) feet. In the case of parcels of land containing multiple tenants, the total land area shall be prorated among the tenant spaces based on square footage of each tenant space. In such cases, the prorated area for the place of assembly shall be not less than two (2) acres in area.

F. Nothing in this section shall be deemed to amend or otherwise alter any life safety code or any other provision of this Code unless expressly provided for herein.

G. Fairgrounds, outdoor amusements, amphitheaters, civic centers, convention centers, rodeos, and armories may be approved as a conditional use in RR, C-2, C-3, LI, and HI districts. Such facilities shall also meet the requirements of the applicable zoning district; of any applicable overlay district; of the assembly use regulations; and the additional site design standards that are set forth in this section.

EXHIBIT F:

To add the parking standards for “dance studios”

Use Group	Example of Types of Use	Minimum Requirement
<i>All areas are expressed in spaces per gross square feet of building area unless ground area or some other measure is specified</i>		
Adult entertainment establishments		10 per 1,000 sq. ft.
Assembly places with fixed seating	Stadiums/auditoriums Theaters/amphitheaters	1 per 4 fixed seats
Assembly places without fixed seating	Meeting halls Libraries	1 per 35 sq. ft. in largest assembly room
Auto dealerships, sales & service	New car sales Used car sales Service and parts	6.5 per 1,000 sq. ft.
Bowling alley		5 per alley
Child care kindergarten	Day care centers Pre-school	1.7 per 1,000 sq. ft. + 1 per 4 employees on the largest shift
Churches and other places of worship	Churches Cathedrals Temples	1 per 3.5 fixed seats in the largest assembly area
Without fixed seating		1 per 30 sq. ft. in largest assembly area
Clubs and lodges	Country clubs Fraternal organizations	5 per 1,000 sq. ft.
Club with golf course		50 per 9 holes + 1 per 1,000 sq. ft.
Commercial, amusement, outdoor	Amusement parks Skateboard parks Batting cages	1 per 4 fixed seats or 1 per 35 sq. ft. of floor area used for moveable seats; plus 10 per 1,000 sq. ft. of ground area identified for recreation and assembly
Custodial care	Assisted Living	2.5 per 1,000 sq. ft.
Dance Studios		1 space per 1,000 sq. ft.
Dormitories and related	Dormitories Fraternity houses	1 per bedroom + 5 per 1,000 sq. ft. of common area

Use Group	Example of Types of Use	Minimum Requirement
	Sorority houses Boarding houses	
Festivals, outdoor	Horse shows Carnivals Dog shows Arts and crafts	2 per 1,000 sq. ft. of ground area identified for festivals and music festivals related seating

EXHIBIT G: Definitions

Amphitheater. An open-air venue used for entertainment, performances, and sports. An amphitheater is a circular or oval open-air venue with tiered seating surrounding a central open area, while a theater can be either indoor or outdoor and is designed for performing arts.

Art studio. An area in a building used for creation, production, rehearsal, study or teaching of any visual art or craft, including but not limited to painting, drawing, graphic design, photography, video, film, sculpture and pottery; written works of fiction or nonfiction; or any performing art, whether for live or recorded performance, including music, dance and theater. "Artist studio" may include performance space related to classes taught on-site and recording studios; a studio for artisan related crafts, such as small scale metalworking, glassblowing, furniture making, pottery, leather craft and similar activities. "Artist studio" may also include accessory sales of art produced on the premises.

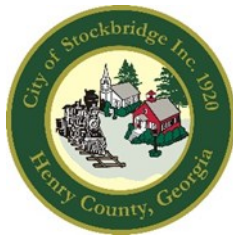
Artist. A person who practices one of the fine arts, design, graphic, musical, literary, computer, or performing arts; or a person whose profession relies on application of these skills to produce a creative product. The term includes, but is not limited to, individuals who practice visual arts, such as painters, print makers, illustrators, sculptors, potters, jewelry makers, glass makers, craft artists and photographers; performing arts, such as musicians, composers, playwrights, choreographers and dancers; literary arts, such as creative writers and literary translators; architecture and design, such as architects, landscape architects, engineers, urban designers and planners, interior designers and decorators, industrial designers, graphic designers and fashion designers; and media arts, such as filmmakers, video and audio artists and web-based designers.

Dance Studio. A facility designed and used for the professional instruction and rehearsal of dance, including but not limited to ballet, tap, jazz, contemporary, ballroom, hip-hop, and other forms of dance that do not include adult erotic dancing. Workshops, private lessons, and classes can all be offered.

Boutique Hotel. A facility not exceeding 60 rooms and where overnight accommodation for less than 30 days are provided for compensation. The building shall have interior design compatible with the area in which the hotel is located. The boutique hotel shall provide guests with high quality services, such as, but not limited to, concierge, on-site restaurant, room service, meeting space, business center, banquet facilities, spas, doormen, valet parking, boutiques and/or other amenities. Guest rooms within the building shall contain no equipment for food preparation other than a mini-fridge and/or microwave. There shall be no self-serve laundry

facilities (for guests use) within the building. Access to each guest room shall be through an inside lobby supervised at all hours. Does not include Extended Stay Motels.

Hotel/Motel. A building in which lodging along with customary lodging facilities and services, such as meeting rooms, restaurant, housekeeping services and/or center are provided for guests for an average stay of less than 30 days and offered to the public for compensation. Hotel service provisions of food and beverage services suitable for both guests and meeting spaces and selective amenities, such as but not limited to spas, banquet groups, rooms, conference facilities, valet parking, concierge, and on-site restaurant. Guest rooms center and/or within the building shall contain no equipment for food preparation other than a microwave. There shall be no self-serve laundry facilities (for guests' use) within the building. Access to each guest room shall be through an inside lobby supervised at all hours. Does not include Extended Stay motels.



City of Stockbridge

AGENDA ITEM

MEETING DATE

NOVEMBER 12, 2024

FUNDING SOURCE

- ☐ RESOLUTION
- ☐ ORDINANCE
- ☐ CONTRACT APPROVAL/RENEWAL
- ☒ PUBLIC HEARING
- ☐ PRESENTATION
- ☐ BID SELECTION/AWARD
- ☐ TASK ORDER
- ☐ CHANGE ORDER
- ☐ BUDGET AMENDMENT
- ☐ BUDGET TRANSFER
- ☐ PAYMENT APPROVAL
- ☐ OTHER

- ☐ GENERAL FUND
- ☐ FUND BALANCE
- ☐ SPLOST or TSPLOST
- ☐ ARPA
- ☐ GRANT
- ☐ HOTEL/MOTEL TOURISM
- ☐ COUNCIL INITIATIVE
- ☐ PARTNER/SPONSOR
- ☐ DEPARTMENT FUND BALANCE
- ☐ BONDING

ACCOUNT TRANSFER FROM:

ACCOUNT TRANSFER TO:

PRESENTER:

Community Development Staff

DEPARTMENT:

Community Development

ITEM/PROJECT/EVENT:

SPECIAL USE PERMIT CASE #SP-2024-02. Consideration of a Special Use Permit Request to allow a liquor store on property at 106 Rock Quarry Road. Applicant: GRP, LLC. Agent: Girishkumar Patel. The property is located in Land Lot 62 of District 12, and it contains 0.89 +/- acres. The existing 12,500-square-foot building would be renovated and the proposed liquor store would occupy the entire building. The Planning and Zoning Staff recommended approval in its staff report. City Council recently awarded the applicant a lottery liquor license, which expires in late November.

BACKGROUND INFORMATION:

The City Council recently awarded the applicant the opportunity to apply for an alcoholic beverage license through the lottery process. At the Planning Commission meeting on September 19, 2024, the Board members had a split vote, with one member absent. The Zoning Attorney stated that the PC Bylaws allow the case to be "continued" to the next meeting for another vote, when the full PC Board may be present. The Board therefore agreed to a deferral until their next meeting on October 17, 2024. At the October 17 meeting, the Planning Commission did not reopen the case, but voted to approve this case in a split vote, 4-1.

APPROVALS: CITY MANAGER _____

CITY TREASURER _____

CITY ATTORNEY _____

GRANTS ADMIN. _____

☐ FINANCIAL IMPACT ☐ N/A

AMOUNT \$

ATTACHMENTS:

☐

ITEM/PROJECT/EVENT:

SP-2024-02 FOR 106 ROCK QUARRY ROAD.

BACKGROUND INFORMATION:

STAFF RECOMMENDATION:

APPROVAL.

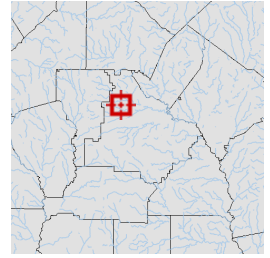
Staff Signature_____



Henry County, GA



Overview



Legend

- Parcels
- Roads

Parcel ID	S33-01011001	Class	C	Owner	NORTH EAGLE	Land	\$116,300								
Property	106 ROCK	Acreage	0.89	Address	PAVILION LLC	Value:									
Address	QUARRY RD					Building	\$483,600	Last 2 Sales							
District	City/Stockbridge					Value:		Date	Price	Reason	Qual				
						Misc	\$14,200	2/3/2006	\$0	CORPORATE	U				
						Value:		9/20/2000	\$120,000	n/a	U				
						Total	\$614,100								
						Value:									

Parcel lines depicted on the maps do not reflect a true and exact representation of property boundaries and should not be relied upon for said purpose. Property boundary lines are depicted on recorded plats available at the Henry County Courthouse or can be determined by employing the services of a licensed surveyor.

Date created: 8/20/2024

Last Data Uploaded: 8/19/2024 9:17:27 PM

Developed by Schneider
GEOSPATIAL



TO: Planning Commission; Mayor and Council

FROM: Gordon Linton, Planner I

CC: R. Ryan Anderson, Community Development Director
Keedra Jackson, Chief Planner

DATE: September 19, 2024 (Planning Commission)
October 14, 2024 (Mayor and Council)

Subject: #SP-2024-02 For 106 Rock Quarry Road

I. PURPOSE

Consider a special use permit by GRP, LLC to allow a liquor store on property located at 106 Rock Quarry Road. The property is located in Land Lot 62 of District 12, and it contains 0.89 +/- acres.

II. PROJECT INFORMATION

Proposed Development	Liquor Store
Site Address	106 Rock Quarry Road
Parcel Identification	S33-01011001
Parcel Acreage	0.89 +/- acres
Applicant	GRP, LLC
Agent:	Girishkumar Patel
Owner:	North Eagle Pavilion, LLC.

Current Zoning	C-2 (General Commercial)
Current Future Land Use Designation	Low Density Mixed Use

SURROUNDING ZONING DISTRICTS

Location	Existing Land Use	Current Zoning
Property to the North	Building (Vacant) Moye's Pharmacy – Stockbridge Ed's Public Safety Happy Market (Convenience store)	C-2 (General Commercial)
Property to the South	Evans Sand & Gravel Auto Motorsport & Collision LLC	LI (Light Industrial)
Property to the East	Vacant Residence Vacant Residence The Reserve at Stockbridge Apartments Georgia Certified Motors (Used car dealer) Sunoco (Gas station)	SR (Single-Family) SR (Single-Family) MFR (Multi-Family Residential) C-3 (Heavy Commercial) C-3 (Heavy Commercial)
Property to the West	Residential	SR (Single-Family)

SURROUNDING FUTURE LAND USE DESIGNATIONS

Location	Existing Land Use	Current Future Land Use Designation
Property to the North	Building (Vacant) Moye's Pharmacy – Stockbridge Ed's Public Safety Happy Market (Convenience store)	Low Density Mixed Use
Property to the South	Evans Sand & Gravel Auto Motorsport & Collision LLC	Low Density Mixed Use
Property to the East	Vacant Residence Vacant Residence The Reserve at Stockbridge Apartments Georgia Certified Motors (Used car dealer)	Downtown District
Property to the West	Residential	Low Density Mixed Use

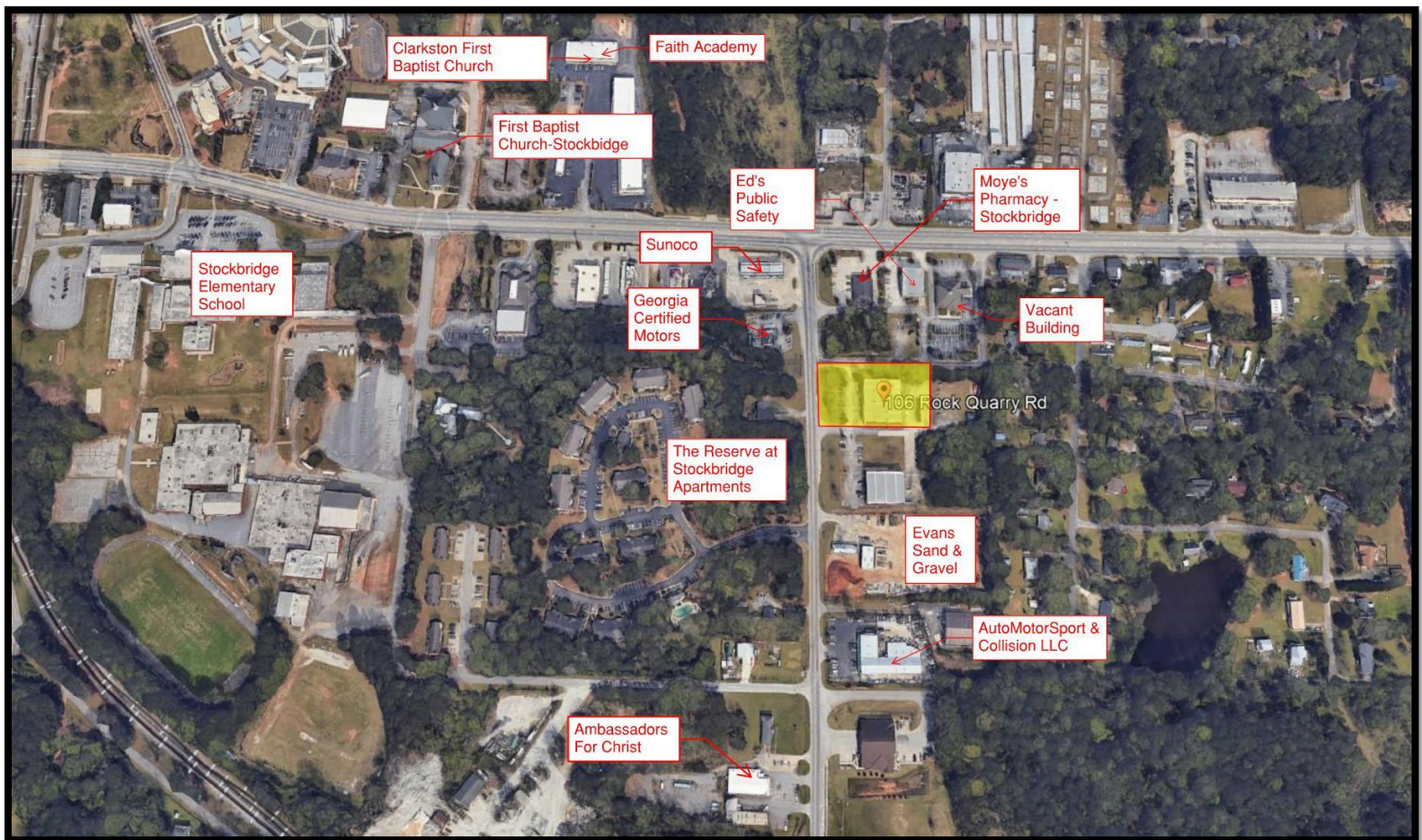
III. FINDING OF FACTS

1. The subject property is surrounded by the following zoning districts: C-2 (General Commercial), SR (Single-Family), LI (Light Industrial), OI (Office-Institutional), C-3 (Heavy Commercial), and MFR (Multi-Family Residential).
2. The subject property is surrounded by the following current future land use designations: Low Density Mixed Use, Downtown District, Medium Density Residential, Heavy Industrial, Public Institutional, and Light Industrial.
3. The subject property has frontage on Rock Quarry Road, which is classified by the Georgia Department of Transportation as a minor arterial road.
4. The subject property is part of the Parkway Mixed-Use Overlay District.

5. The subject property was rezoned from R-3 (Residential) to C-2 (General Commercial) on January 29, 2001, upon the request of OPM Properties. The intent of the request was for a retail/warehouse building.

IV. MAPS, SITE PLAN, AND RENDERINGS

Vicinity Map of 106 Rock Quarry Road

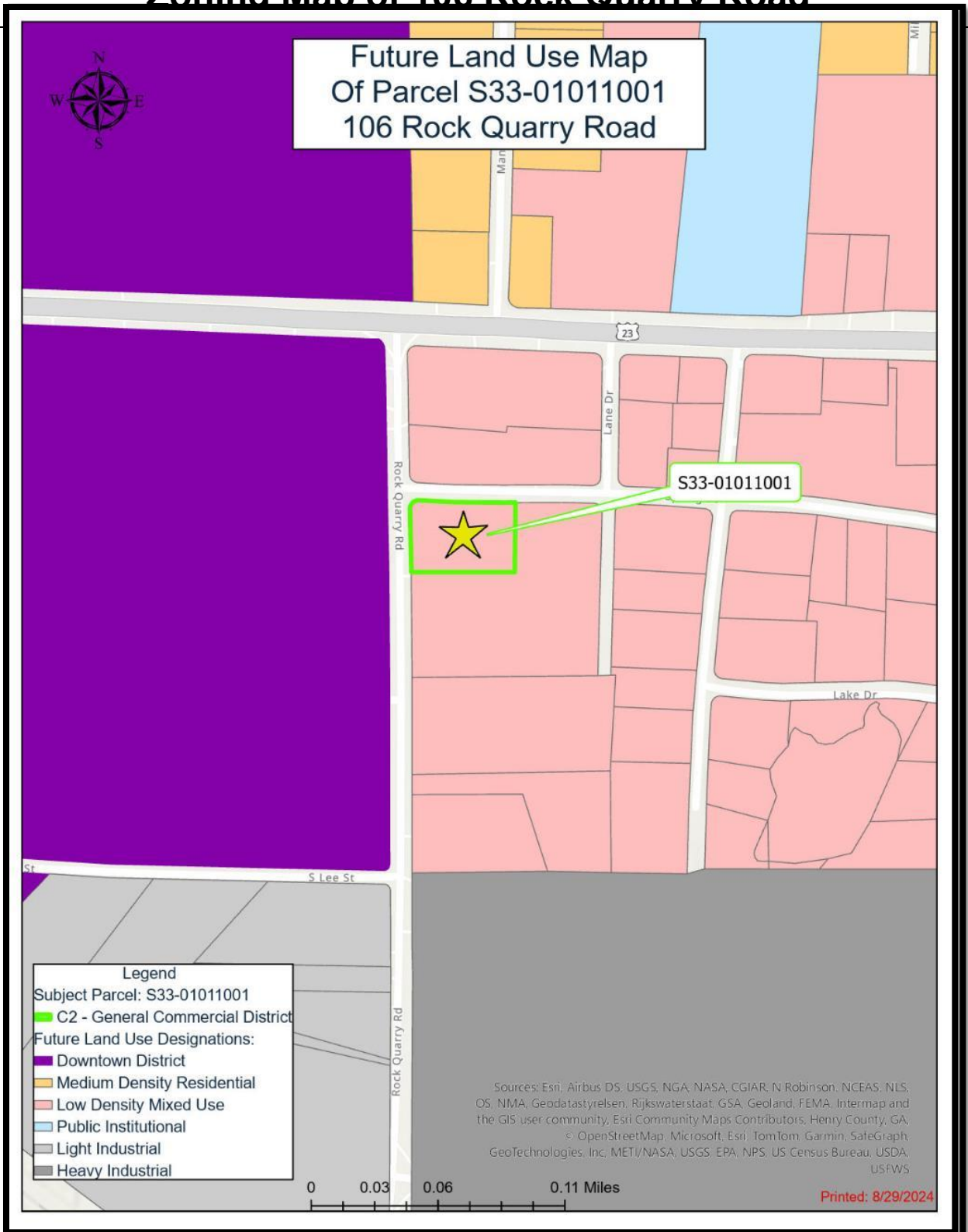


Aerial Photo with Site Plan of 106 Rock Quarry Road

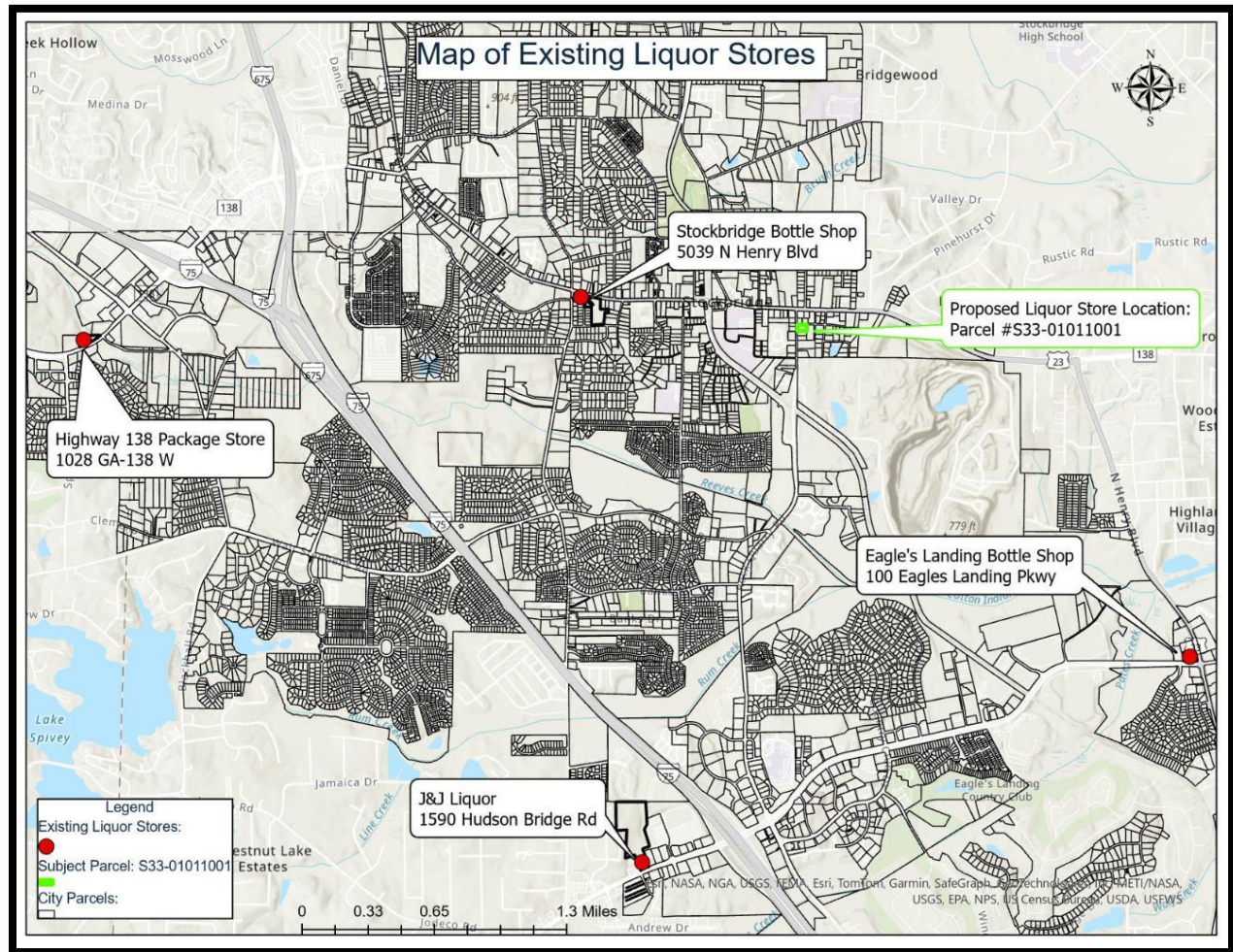


Future Land Use Map of 106 Rock Quarry Road

Zoning Map of 106 Rock Quarry Road

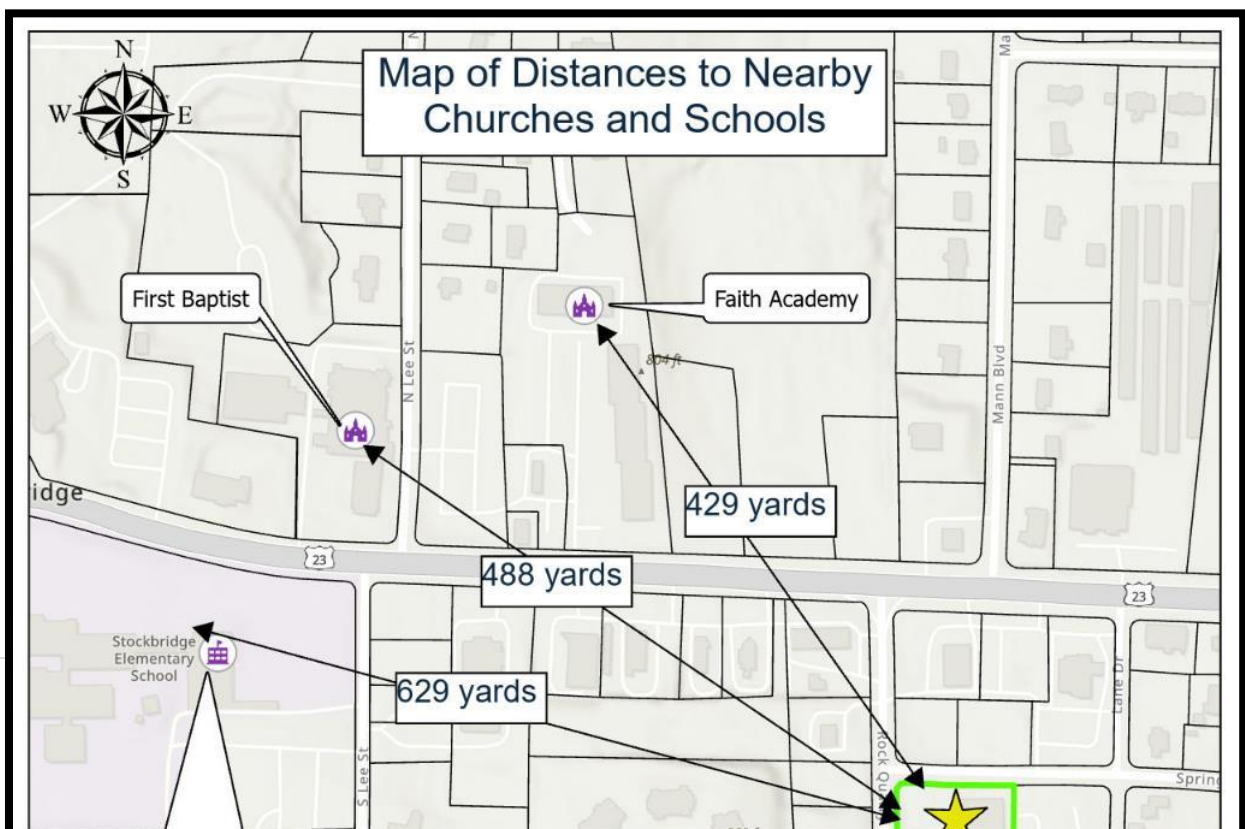


Map of Existing Liquor Stores

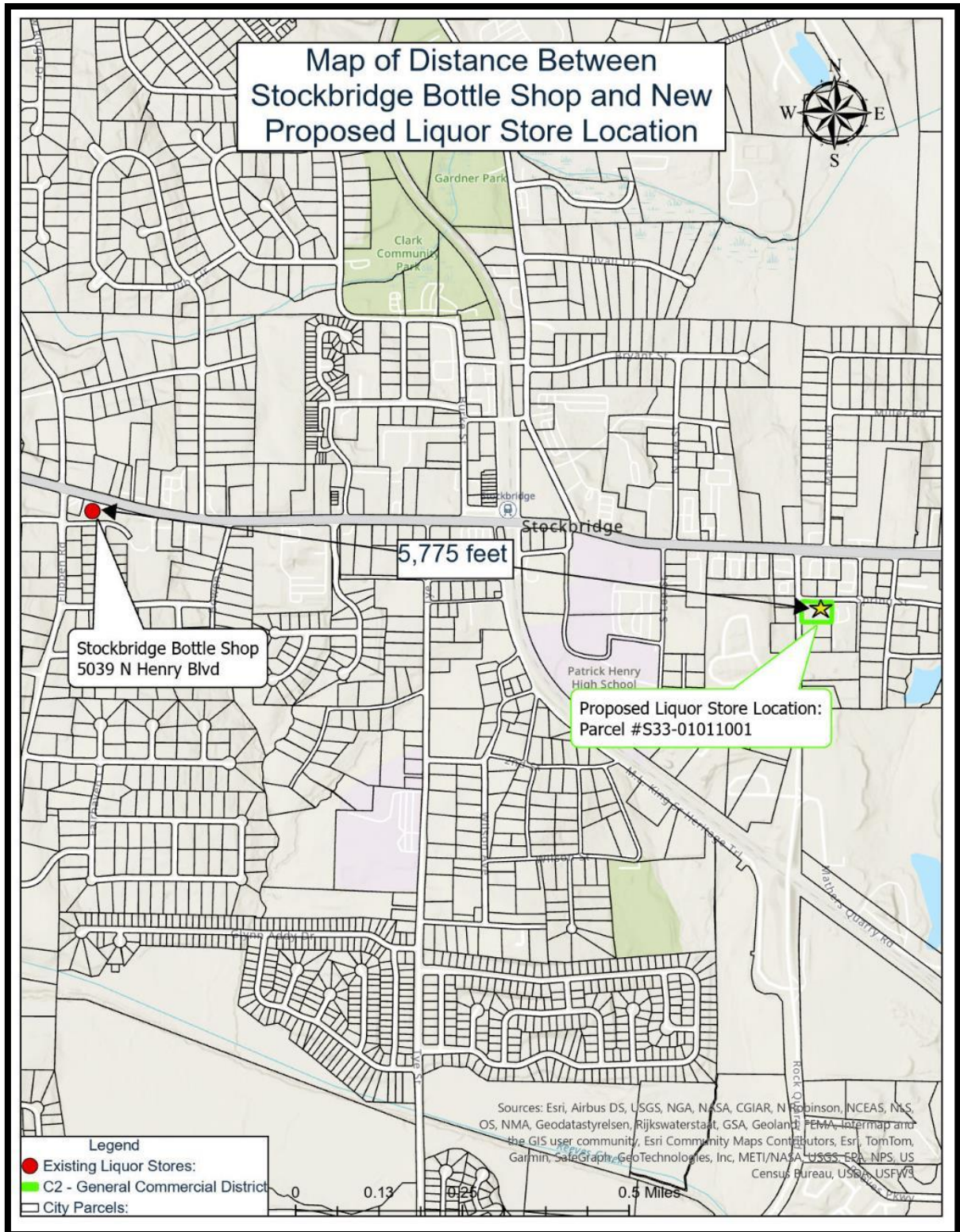


Name of Liquor Store	Stockbridge Bottle Shop	Eagle's Landing Bottle Shoppe	J&J Liquor	Highway 138 Package Store	Stockbridge Wine and Spirits
Address	5039 North Henry Boulevard (Suite C)	100 Eagles Landing Parkway	1590 Hudson Bridge Road	1028 Highway 138 West	106 Rock Quarry Road
Zoning of Property	C-2 (General Commercial)	C-2 (General Commercial)	C-2 (General Commercial)	C-2 (General Commercial)	C-2 (General Commercial)
Current Future Land Use Designation	Low-Density Mixed Use	Low-Density Mixed Use	Medium Density Mixed Use	Low-Density Mixed Use	Low-Density Mixed Use
Square Footage	4,268 square feet (estimate)	14,678 square feet	12,299 square feet	10,472 square feet	12,500 square feet

Distance from Proposed Liquor Store to Nearby Churches and Schools



Distance from Stockbridge Bottle Shop to Proposed Liquor Store





Rendering of Proposed Liquor Store on 106 Rock Quarry Road



V. ANALYSIS

Project Description

GRP, LLC. is applying for a special use permit to convert the 12,500 square-foot building at 106 Rock Quarry Road into a liquor store. The entire space will be utilized, with planned improvements including resurfacing the parking lots, enhancing landscaping, and adding brick façades on all sides. The existing 20 parking spaces will be resurfaced, and security cameras will be installed. The project is expected to be completed by December 25, 2024.

The subject property is zoned C-2 (General Commercial), which allows for a variety of uses, including liquor stores, as specified in Section 2.4.9 of the Stockbridge Unified Development Code. Additionally, any liquor store established on this property must adhere to the development standards outlined in the Stockbridge Unified Development Code.

UDC Development Regulations Relevant to Request:

- OR24-563: Section 2.5.2 (C) and 2.5.2 (D) of the Parkway Mixed-Use Overlay District
- OR24-560: Certain Businesses
- Chapter 9.04.070: License — Distance Restrictions.
- Section 9.2.5: Requirements for special use permits.
- Section 9.2.6: Use permit considerations.

OR24-563: Section 2.5.2 (D) of the Parkway Mixed-Use Overlay District

Select Use Requirement	Does it Meet Requirement?
Must be located on a property with frontage on either a collector or an arterial road, as classified by the Georgia Department of Transportation or the Henry County Department of Transportation.	Yes
Property must have a base zoning district which allows such uses.	Yes
All property design standards of the base zoning district must be met.	Yes
Existing non-conforming structures may not be enlarged.	Yes
Building facades for both primary and accessory structures must be constructed of brick on all sides.	Yes
Acceptable means of access and internal circulation must be provided, to be determined by the Fire Marshal.	Yes
The required number of parking spaces must be provided.	Yes
Other special requirements, to be determined by the Community Development Director.	Yes

The subject property falls within the Parkway Mixed-Use Overlay, regulated by Sections 2.5.2 (C) and 2.5.2 (D) of the Stockbridge Unified Development Code. As a select use, the proposed liquor store complies with Section 2.5.2 (C) (1). The requirement for select uses, detailed in Section 2.5.2 (D) and summarized in the table above, includes several key points. First, the property fronts Rock Quarry Road, classified as a minor arterial road by the Georgia Department of

Transportation. Second, the property is zoned C-2 (General Commercial), which permits liquor stores. Third, the proposed liquor store will feature brick facades on all sides, aligning with the required improvements. Additionally, the liquor store will utilize the existing turning lane for access and internal circulation.

OR24-560: Certain Businesses (B) - Liquor Store Requirements

Requirement	Meets Requirement?
Each liquor store must occupy a physical space of at least 6,000 square feet.	Yes

Section B of OR24-560, an ordinance passed by the Mayor and Council on March 26, 2024, outlines the requirements for issuing a liquor store license. Among the requirements of OR24-560 is that a liquor store must occupy a physical space of 6,000 square feet. The proposed liquor store, with a total area of 12,500 square feet, exceeds this requirement, thereby complying with OR24-560. The details are summarized in the table above.

9.04.070 - License—Distance restrictions

Section 9.04.070 of Chapter 9.04 in Title 9 of the Stockbridge Code of Ordinances outlines the requirements for the proximity of liquor stores to certain establishments, including churches, schools, and alcohol treatment centers. According to Section 9.04.070 (1), alcohol sales are prohibited within 100 yards of any church building. Near the proposed liquor store, there are three churches: First Baptist of Stockbridge (4566 North Henry Boulevard), Ambassadors for Christ (125 Rock Quarry Road), and Clarkston First Baptist Church (4518 North Henry Boulevard). All three churches are between 346 yards and 488 yards away, thus meeting the distance requirement.

Section 9.04.070 (2) states that alcohol sales cannot occur within 200 yards of any school building, educational building, school grounds, or college campus. The two nearby schools, Stockbridge Elementary School and Faith Academy, are 629 yards and 429 yards away from the proposed liquor store, respectively, which also meets the requirement.

Section 9.04.070 (3) prohibits the sale of distilled spirits, wine, or malt beverages within 100 yards of any state, county, or municipally owned alcohol treatment center. Healthquest Frontiers of Stockbridge, located 2.66 miles away, satisfies this requirement.

Finally, Section 9.04.070 (4) mandates that distilled spirits cannot be sold within 500 feet of another business licensed to sell distilled spirits. The nearest liquor store, Stockbridge Bottle Shop (5039 North Henry Boulevard, Suite C), is 5,775 feet away, thus complying with this regulation. The details are summarized in the table below.

Name	Type	Address	Distance from Proposed Liquor Store
Faith Academy	School	4518 North Henry Boulevard	429 yards
Atlanta Baptist College	College	1410 Valley Hill Road	2.66 miles
First Baptist of Stockbridge	Church	4566 North Henry Boulevard	488 yards
Healthquest Frontiers of Stockbridge	Alcohol Treatment center	1233 Eagles Landing Parkway (Suites C & D)	2.39 miles
Ambassadors For Christ	Church	125 Rock Quarry Road	346 yards
Stockbridge Elementary School	School	4617 North Henry Boulevard	629 yards
Clarkston First Baptist Church	Church	4518 North Henry Boulevard	429 yards
Stockbridge Bottle Shop	Liquor Store	5039 North Henry Boulevard (Suite C)	5,775 feet

Staff Analysis

ANALYSIS OF REQUEST

9.2.5 Requirements for special use permits.

1. **The proposed use shall not cause traffic congestion or conditions that will adversely affect nearby properties.**

The proposed liquor store is not expected to negatively impact traffic congestion. It will utilize the existing turning lane, ensuring smooth traffic flow. By utilizing the existing turning lane, it will help maintain smooth traffic flow. Additionally, data from the Georgia Department of Transportation indicates that the average daily traffic count on Rock Quarry Road was 12,500 in 2023, suggesting that the current infrastructure can accommodate the additional traffic without any significant issues.

2. The physical conditions of the site, including topography, drainage and size and shape, are suitable for the proposed development.

The existing building appears to be suitable for the proposed liquor store. Any issues with regard to the physical condition of the subject property will be addressed during the plan review process.

3. Adequate public facilities are available to serve the proposed use.

A letter from the Henry County Water Authority dated August 2, 2024, states that water and sewer service is provided at the existing building.

4. The applicant has made a binding agreement for any specific limitations or conditions necessary to protect the public interest and assure the continued beneficial use and enjoyment of nearby properties or that no special limitations are necessary to protect the public.

The applicant has confirmed that no special limitations or conditions are necessary to protect the public interest and ensure the continued beneficial use and enjoyment of nearby properties. The proposed liquor store will adhere to all existing regulations and utilize the current infrastructure to minimize any potential impact on the surrounding area.

5. The special use with specific limitations and design features as may have been required will further the aims of the comprehensive plan and will not be unduly detrimental to nearby properties.

The subject property is designated for Low-Density Mixed Use, as outlined in the Stockbridge 2024 Comprehensive Plan. According to page 48 of the plan, this designation is intended for commercial and retail areas along key corridors and intersections, primarily serving nearby residential neighborhoods. The proposed liquor store, located near the intersection of Rock Quarry Road and North Henry Boulevard, aligns with this intent.

Furthermore, the proposed liquor store supports the comprehensive plan's goals, particularly those on page 44, which emphasize promoting a better sense of place and preserving community character. The renovation plans for the existing building include significant improvements such as resurfacing parking lots, enhancing landscaping, and adding brick façades on all sides. These enhancements will not only comply with the comprehensive plan but also ensure that the development is not unduly detrimental to nearby properties.

9.2.6 Use permit considerations

1. Whether the proposed use is consistent with the comprehensive land use plan adopted by the city council

The proposed liquor store is consistent with the goals and policies of the Stockbridge 2024 Comprehensive Plan. The proposed liquor meets the intent of the Low-Density Mixed Use future land use designation which states on page 48

"This designation is intended for commercial/retail areas along various corridors and intersections located throughout the City. These areas mainly serve the residents of the surrounding residential neighborhoods. Future development and

redevelopment should maintain the community-oriented feel of these areas, with a focus on creating small mixed-use areas combining locally owned retail, low intensity office uses, and apartment/condo/loft uses in two story buildings in a pedestrian friendly environment, allowing nearby residents to safely walk to and within them.”

In addition, the proposed liquor store is consistent with the policy goals of the 2024 Comprehensive Plan on pages 42-44 that are listed below:

Community Goals and Policies (page 42-44)	To attract and retain high-quality and diverse employers with quality of life, education, culture, housing, healthcare, retail, and recreation facilities. (Economic Development Goal)
	Market the City as a great place to do business. (Economic Development Policy)
	To ensure that new developments promote a better sense of place and preserve valued elements of community character. (Future Land Use Goal)
	To establish land use designations that meet the needs of the City and are consistent with the new UDC. (Future Land Use Goal)
	Work with business owners and developers to improve conditions of property and require a consistent look of quality among commercial developments. (Future Land Use Policy)

2. Compatibility with land uses and zoning districts in the vicinity of the property for which the use permit is proposed

The subject property, currently zoned as C-2 (General Commercial), is permitted to have liquor stores under Section 2.4.9 of the Stockbridge Unified Development Code. This zoning designation is shared by several properties in the vicinity, indicating a commercial character that supports such uses. The surrounding zoning districts include SR (Single-Family), LI (Light Industrial), OI (Office-Institutional), C-3 (Heavy Commercial), and MFR (Multi-Family Residential). Since there are properties in the vicinity of the area that are zoned C-2, the proposed liquor store would be compatible.

3. Whether the proposed use may violate local, State and/or Federal statutes, ordinances or regulations governing land development.

The proposed use of the subject property for a liquor store will comply with all

applicable local, state, and federal statutes, ordinances, and regulations governing land development.

4. The effect of the proposed use on traffic flow, vehicular and pedestrian, along adjoining streets

The proposed liquor store will not have any negative impact on the traffic flow in the vicinity of the area. To further enhance traffic management, the developer plans to utilize the existing deceleration lane, which will help to alleviate any potential congestion.

5. The location and number of off-street parking spaces

According to the conceptual site plan provided by the applicant, the existing building is 12,500 square feet and will offer 40 parking spaces for customers. This provision ensures that the development meets the parking requirements specified in Section 4.8.5 of the Stockbridge Unified Development Code.

6. The amount and location of open space

The existing building, which is the proposed location for the new liquor store, currently features sufficient open space. The availability of this open space will facilitate a smooth transition as the building is renovated, ensuring that the new liquor store can be integrated into the existing structure.

7. Protective screening

The proposed liquor store will make use of the existing building's landscaping, preserving the natural beauty and aesthetic appeal of the area. In addition to maintaining the current greenery, the developers plan to enhance the property by adding new landscaping as part of the renovation process. This combination of existing and new landscaping will create a visually appealing environment that complements the surrounding properties.

8. Hours and manner of operation

The proposed liquor store will have the following operating hours: Monday to Wednesday from 9 AM to 10:30 PM, Thursday to Saturday from 9 AM to 11:30 PM, and Sunday from 12:30 PM to 9 PM.

9. Outdoor lighting

As part of the renovation process, the proposed liquor store will enhance safety and security by installing outdoor lighting and security cameras around the exterior. This will further ensure that the premises are well-lit and monitored, providing a secure environment for customers, and preventing potential criminal activity.

10. Ingress and egress to the property.

The proposed liquor store will utilize the existing access points of the current building, which will minimize any disruptions to the established traffic flow.

VI. STAFF RECOMMENDATION

This Staff Report has demonstrated that the requested Special Use Permit via SP-2024-02 is consistent with the regulations found in OR24-563, OR24-560, Chapter 9.04.070, and both Section 9.2.5 and Section 9.2.6 of the Stockbridge Unified Development Code. Therefore, the Planning and Zoning staff recommends **APPROVAL**.



Special Use Permit Application Form

Name of Applicant GRP LLC Phone: 615 579 2596 Date: 08/02/2024
Address Applicant: 559 MARIPOSA LN Fax _____ Cell # _____
City: MCDONOUGH State: GA Zip: 30253 E-mail: RAGO2LLC@YAHOO.COM
Name of Agent GIRISHKUMAR PATEL Phone: 615 579 2596 Date: 08/02/2024
Address Agent: 559 MARIPOSA LN Fax _____ Cell # _____
City: MCDONOUGH State: GA Zip: 30253 E-mail: RAGO2LLC@YAHOO.COM

THE APPLICANT NAMED ABOVE AFFIRMS THAT HE OR SHE IS THE OWNER, OR AGENT OF THE OWNER, OF THE PROPERTY DESCRIBED BELOW, AND IS REQUESTING A **SPECIAL USE PERMIT**.

Special Use Permit(s) being requested: For Liquor Store

The property will be Posted with a City of Stockbridge Planning and Zoning Sign. The sign must remain on the subject property for no less than thirty days prior to the City Council meeting(s). The applicant or property owner shall not remove or alter the sign for any reason.

Address of Property or Parcel Number: 106 Rock Quarry Rd, Stockbridge
GA 30281

Nearest intersection to the property: N Henry Blvd * Rock Quarry Rd

Size of Tract: 0.89 acres, Land Lot Number(s): 62 District(s): 12

Property Tax Parcel Number(s): S33-01011001 (Required)

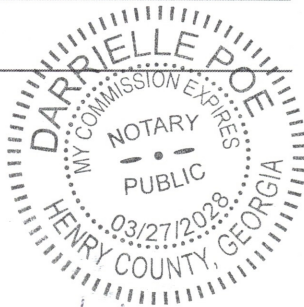
Witness Signature

NIRAL PATEL 08/02/2024

Printed Name of Witness

Notary

NOTARY STAMP:



8/2/24

Signature of Applicant

GIRISHKUMAR PATEL 08/02/2024

Printed Name of Applicant

Signature or Agent

Total Amount Paid g _____ Cash _____ Check # _____ Received by: _____ (FEES ARFC NON-REFUNDABLE)

Application checked by: _____ Date: _____ Map Number(s): _____

Pre-application meetil4g: _____ Date: _____

Planning Commission Decision: _____

City Council Decision: _____

Community Development Director's Signature:_____Date: _____

City of Stockbridge Community Development Department--4602 North Henry Blvd., Stockbridge, GA 30281 770-389-7900

To Stockbridge City Planning and Zoning Department,

Re: SUP Application for GRP LLC, 106 Rock Quarry Road, Stockbridge, GA 30281.

I am in the process of purchasing a property located at 106 Rock Quarry Road, Stockbridge, GA 30281. The property is currently owned by NORTH EAGLE PAVILION LLC, and I, Girishkumar Patel, Rock Quarry G LLC, is in the process of buying this property.

As part of the SUP application, both parties—myself (as the buyer) and NORTH EAGLE PAVILION LLC (as the seller)—have completed and notarized the PROPERTY OWNER'S AUTHORIZATION FORM and the APPLICANT CAMPAIGN DISCLOSURE FORM in case sale goes through while I am in a process of SUP application.

GRP LLC which is also owned by me, Girishkumar Patel, is applying for SUP application.

Please feel free to reach out to me if you have any questions or require additional information. I can be contacted via email at rago2llc@yahoo.com or by phone at 615-579-2596.

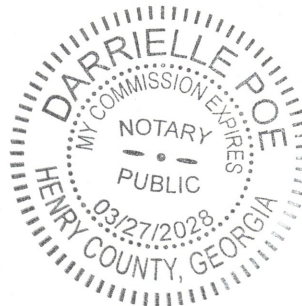
Thank you for your attention to this matter.

Sincerely,

G. R. Patel

Girishkumar Patel
Owner, Rock Quarry G LLC and GRP LLC

Darrielle Poe



8/2/24

NOTE: If the proposed development site would contain more than one property, and/or more than one property owner, please first type a list on a separate sheet of paper which identifies each property (address and/or parcel number) and its corresponding property owner(s). Then fill out a separate Property Owner's Authorization Form (provided below) for each property and each property owner.

PROPERTY OWNER'S AUTHORIZATION FORM (See NOTE above.)

The undersigned below is the PROPERTY OWNER, or one of the property owners, of the property at 106 ROCK QUARRY RD, STOCKBRIDGE, GA 30281 [address], with Parcel Number S33-01011001 which is the subject of this application.

Name of Property Owner: NORTH EAGLE PAVILLION LLC
Property Owner's Address: 106B ROCK QUARRY RD STOCKBRIDGE GA 30281
Telephone: 770 474 7693 E-mail: LOREN@PIERCERX.COM

I swear that I am the Property Owner, or one of the Property Owners, of the property that is the subject matter of the attached application, as is shown in the tax assessors' records of HENRY [County], GA [State].

Signature: _____ Date: 08/02/2024

The undersigned does duly authorize the person(s) and/or company who is named below to act as APPLICANT(S) in the pursuit of this application for the subject property.

Name(s) of Applicant(s): GIRISHKUMAR PATEL

Company/law firm (if applicable): _____

Telephone, E-Mail, & Address: 615 579 2596 RAGO2LLC@YAHOO.COM

559 MARIPOSA LN, MCDONOUGH, GA 30253

I authorize the Applicant or Applicants who are named above to act on my behalf for this application.

Signature of Property Owner, who swears that the information which is contained in this Property

Signature of Notary Public

Owner's Authorization is true and correct to the best of his or her knowledge and belief.

Ashley Brayton

Printed Name of Notary Public

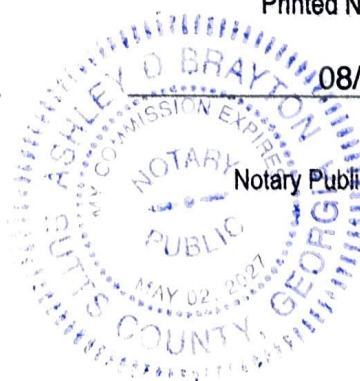
08/02/2024

Date

08/02/2024

Date

Notary Public's Seal or Stamp:



Applicant Campaign Disclosure Form

(Must be completed by the applicant, the property owner, and the agent. Use as many forms as needed.)

Has the applicant made, within two (2) years immediately preceding the filing of this application for a conditional use permit, campaign contributions aggregating \$250 or more, or made gifts having in the aggregate a value of \$250 or more to a member of the City of Stockbridge Planning Commission or Stockbridge City Council who will consider the application? Yes _____ No ✓

If _____, the applicant and the attorney representing the applicant must file the following information with the City of Stockbridge Planning and Zoning Division within ten (10) days after this application is first filed:

Planning Commissioner and/or City Council Member Name	Dollar Amount of Campaign Contribution	Description of Gift \$250 or greater, which was given to Board Member

We certify that the foregoing information is true and correct, this 2nd day of August 2024

Loren Pierce - Property Owner
Applicant's Name - Printed

[Signature]
Signature of Applicant/Property Owner/Agent

Applicant's Attorney, if applicable - Printed

Signature of Applicant's Attorney, if applicable

Sworn to and subscribed before me this 2nd day of August 2024



[Signature]
Notary Public

* Applicant means any individual or business entity (corporation, partnership, limited partnership, firm enterprise, franchise, association, or trust) applying for a variance.

NOTE: If the proposed development site would contain more than one property, and/or more than one property owner, please first type a list on a separate sheet of paper which identifies each property (address and/or parcel number) and its corresponding property owner(s). Then fill out a separate Property Owner's Authorization Form (provided below) for each property and each property owner.

PROPERTY OWNER'S AUTHORIZATION FORM (See NOTE above.)

The undersigned below is the PROPERTY OWNER, or one of the property owners, of the property at 106 Rock Quarry Rd, Stockbridge, GA 30281 [address], with Parcel Number S33-01011001 which is the subject of this application.

Name of Property Owner: Rock Quarry G LLC, GIRISHKUMAR PATEL

Property Owner's Address: 559 MARIPOSA LN, MCDONOUGH, GA 30253

Telephone: 615 579 2596 E-mail: RAGO2LLC@YAHOO.COM

I swear that I am the Property Owner, or one of the Property Owners, of the property that is the subject matter of the attached application, as is shown in the tax assessors' records of HENRY [County], GEORGIA [State].

Signature: G. R. Patel Date: 08/02/2024

The undersigned does duly authorize the person(s) and/or company who is named below to act as APPLICANT(S) in the pursuit of this application for the subject property.

Name(s) of Applicant(s): GIRISHKUMAR PATEL

Company/law firm (if applicable): _____

Telephone, E-Mail, & Address: 615 579 2596, RAGO2LLC@YAHOO.COM, 559 MARIPOSA LN, MCDONOUGH, GA

I authorize the Applicant or Applicants who are named above to act on my behalf for this application.

G. R. Patel

Signature of Property Owner, who swears that the information which is contained in this Property

Owner's Authorization is true and correct to the best of his or her knowledge and belief.

08/02/2024

Date

Danielle Poe

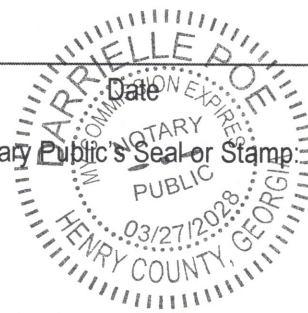
Signature of Notary Public

Danielle Poe

Printed Name of Notary Public

08/02/2024

Notary Public's Seal or Stamp



Applicant Campaign Disclosure Form

(Must be completed by the applicant, the property owner, and the agent. Use as many forms as needed.)

Has the applicant made, within two (2) years immediately preceding the filing of this application for a conditional use permit, campaign contributions aggregating \$250 or more, or made gifts having in the aggregate a value of \$250 or more to a member of the City of Stockbridge Planning Commission or Stockbridge City Council who will consider the application? Yes _____ No ☒

If _____, the applicant and the attorney representing the applicant must file the following information with the City of Stockbridge Planning and Zoning Division within ten (10) days after this application is first filed:

Planning Commissioner and/or City Council Member Name	Dollar Amount of Campaign Contribution	Description of Gift \$250 or greater, which was given to Board Member

We certify that the foregoing information is true and correct, this 2nd day of AUG 2024

GIRISHKUMAR PATEL

Applicant's Name - Printed

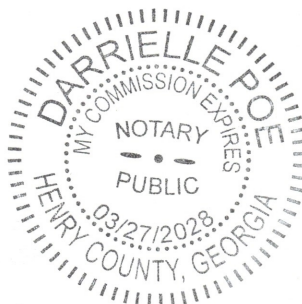
G. R. Patel

Signature of Applicant/Property Owner/Agent

Applicant's Attorney, if applicable - Printed

Signature of Applicant's Attorney, if applicable

Sworn to and subscribed before me this 2nd day of AUG 2024



8/2/24

[Signature]
Notary Public

* Applicant means any individual or business entity (corporation, partnership, limited partnership, firm enterprise, franchise, association, or trust) applying for a variance.

EXHIBIT "A"

ALL THAT TRACT OR PARCEL OF LAND LYING AND BEING IN LAND LOT 62 OF THE 12TH DISTRICT, HENRY COUNT, GEORGIA, BEING 1.004 ACRES DESIGNATED AS TRACT 1, AS SHOWN AND DELINEATED ON A PLAT OF SURVEY PREPARED FOR LOREN PIERCE, BY A.E. VAUGHN, REGISTERED LAND SURVEYOR, DATED 9/13/00 AND BEING MORE ARTICULARLY DESCRIBED AS FOLLOWS:

BEGIN AT A POINT FORMED BY THE INTERSECTION OF THE SOUTHERLY RIGHT OF WAY LINE OF SPRING DRIVE (40 ' R/W) A/K/A SPRING STREET), AND THE EASTERLY RIGHT OF WAY LINE OF ROCK QUARRY ROAD (80 ' R/W); THENCE SOUTH 87 DEGREES 33 MINUTES 01 SECONDS EAST ALONG THE SOUTHERLY RIGHT OF WAY LINE OF SPRING DRIVE, 270.00 FEET TO A POINT; THENCE SOUTH 02 DEGREES 42 MINUTES 03 SECONDS WEST, 160.41 FEET TO A POINT; THENCE NORTH 88 DEGREES 53 MINUTES 42 SECONDS WEST, 264.68 FEET TO A POINT LOCATED ON THE EASTERLY RIGHT OF WAY LINE OF ROCK QUARRY ROAD; THENCE NORTH 00 DEGREES 50 MINUTES 17 SECONDS EAST ALONG THE EASTERLY RIGHT OF WAY LINE OF ROCK QUARRY ROAD, 156.69 FEET TO THE POINT OF BEGINNING.

To: Stockbridge City Planning and Zoning Department

RE: Special Use Permit Application for GRP LLC - Liquor Store

This letter serves to request a Special Use Permit (SUP) for GRP LLC to open a liquor store at 106 Rock Quarry Road, Stockbridge, GA 30281. The current building at this location has approximately 12,000 square feet, and GRP LLC intends to utilize the entire space for the liquor store.

Scope of Work and Project Timeline:

Upon receiving approval for the SUP, GRP LLC will commence a comprehensive renovation of the property. The planned improvements include:

1. **Facade Renovation:** GRP LLC will perform a facelift to enhance the building's appearance, aligning it with the aesthetic standards of the community.
2. **Landscaping:** New landscaping will be introduced to create a pleasant and inviting exterior environment.
3. **Parking Lot Resurfacing:** The parking lot will be resurfaced to ensure a smooth and safe experience for customers.
4. **Interior Fit-Out:** GRP LLC plans to install 20-25 cooler doors along with a walk-in cooler to adequately stock and display the products.

The SUP process is expected to take approximately 2.5 months. Following this, GRP LLC will apply for the necessary state licenses and undertake additional renovations. The target opening date is December 20, 2024, with a grand opening event planned for Christmas Day, featuring tastings, a DJ, and food.

Security and Safety Measures:

To ensure a secure and safe environment for both customers and staff, GRP LLC will implement the following measures:

1. **Security Cameras:** High-resolution IP network cameras will be installed both inside and outside the store. These cameras will record at 4 MP and 20 FPS, with footage stored for 45 to 60 days. This setup will ensure that any incidents occurring on the premises can be reviewed by law enforcement if necessary.
2. **Security Personnel:** GRP LLC plans to hire either an on-duty or off-duty police officer from the Stockbridge Police Department during peak times to enhance store safety.
3. **ID Scanners:** The store will be equipped with ID scanners from IDScanner.com, specifically the "Age Visor POS," to verify the age of customers and ensure compliance with legal requirements.

4. **Staff Training:** All employees will undergo thorough training in responsible alcohol sales, emergency procedures, and customer service to handle various situations professionally.
5. **Customer Safety Measures:** GRP LLC will ensure well-lit signage, clear aisles, and regular cleanliness checks to maintain a safe shopping environment.

Community Engagement:

GRP LLC is committed to fostering positive community relations. GRP LLC plans to establish partnerships with local organizations and businesses, support community initiatives. Additionally, GRP LLC will explore opportunities for in-store fundraising to benefit local charities.

Compliance and Reporting:

GRP LLC is dedicated to adhering to all local and state regulations concerning alcohol sales. Regular compliance checks will be performed, and any incidents or issues will be promptly reported to the relevant authorities.

Thank you for considering this application and the measures outlined above. GRP LLC is committed to ensuring that the liquor store operates responsibly and contributes positively to the Stockbridge community. Should you have any questions or concerns, GRP LLC is happy to address them.

Sincerely,

Girishkumar Patel

Girishkumar Patel

Owner, GRP LLC

CITY OF STOCKBRIDGE

4640 NORTH HENRY BOULEVARD
STOCKBRIDGE, GEORGIA 30281
PHONE (770) 389-7900
FAX (770) 389-7912

August 2, 2024

Mr. Girishkumar Patel
559 Mariposa Ln
McDonough, Georgia 30253

RE: Parcel No. S33-01011001

Dear Mr. Patel,

The City has reviewed your request for water and sewer services for the proposed distilled spirit store to be located at 106 Rock Quarry Road.

Currently there is available water and sewer capacity for the proposed store, however, if construction plans are not submitted within one (1) year (**August 2, 2025**), this reservation of capacity shall expire.

Please let me know if you have any further questions.

Sincerely,



Decius T. Aaron
Public Works Director

Cc: Kevin Miller, Sewer Superintendent
Adam Daniel, Chief Collection Systems Operator

DTA:da

Henry County, GA

Summary

Parcel ID	S33-01011001
Location Address	106 ROCK QUARRY RD
Millage Group	0003 (City/Stockbridge)
Property Usage	COMMERCIAL (1000)
Total Acres	0.89
Landlot / District	62 / 12
Subdivision	
Lot/Block	
Plat Book	
Plat Page	

Exemptions:

Owners

[NORTH EAGLE PAVILION LLC](#)
106 B ROCK QUARRY RD
STOCKBRIDGE, GA 30281

Valuation

	2024	2023	2022	2021
+ Building Value	\$483,600	\$488,000	\$492,300	\$496,700
+ OB/Misc	\$14,200	\$12,200	\$12,600	\$13,000
+ Land Value	\$116,300	\$116,300	\$131,200	\$131,200
= Total Assessment	\$614,100	\$616,500	\$636,100	\$640,900

Exemptions:

Assessment Notices 2024

[2024 Assessment Notice \(PDF\)](#)

Land Information

Land Use	Number of Units	Unit Type
COMMERCIAL (001000)	38768	SF

Buildings

Building #	1
ConstructionType	OFFICE AVG
Actual Year Built	2001
Effective Area	10,973
Heated Area	10,922
Bedrooms	0
Baths	6
Wall Height	12

Miscellaneous Data

Description	Length	Width	Units	Year Built
PVMNT-ASP	0	0	13,450	2001
OHDOOR L	0	0	5	2002

Sales Information

Sale Date	Deed Book/Page	Sale Price	Instrument	Reason	Grantor	Grantee
2/3/2006	9055-191	\$0	WARRANTY DEED	CORPORATE	OPM PROPERTIES INC	NORTH EAGLE PAVILION LLC
9/20/2000	3862-47	\$120,000	EXECUTORS DEED		HARDEMAN ELIZABETH D	OPM PROPERTIES INC

Map



Generate Owner List by Radius

The Property Address option is unavailable for Henry County

Distance:

Use Address From:

☒ Owner ☐ Property

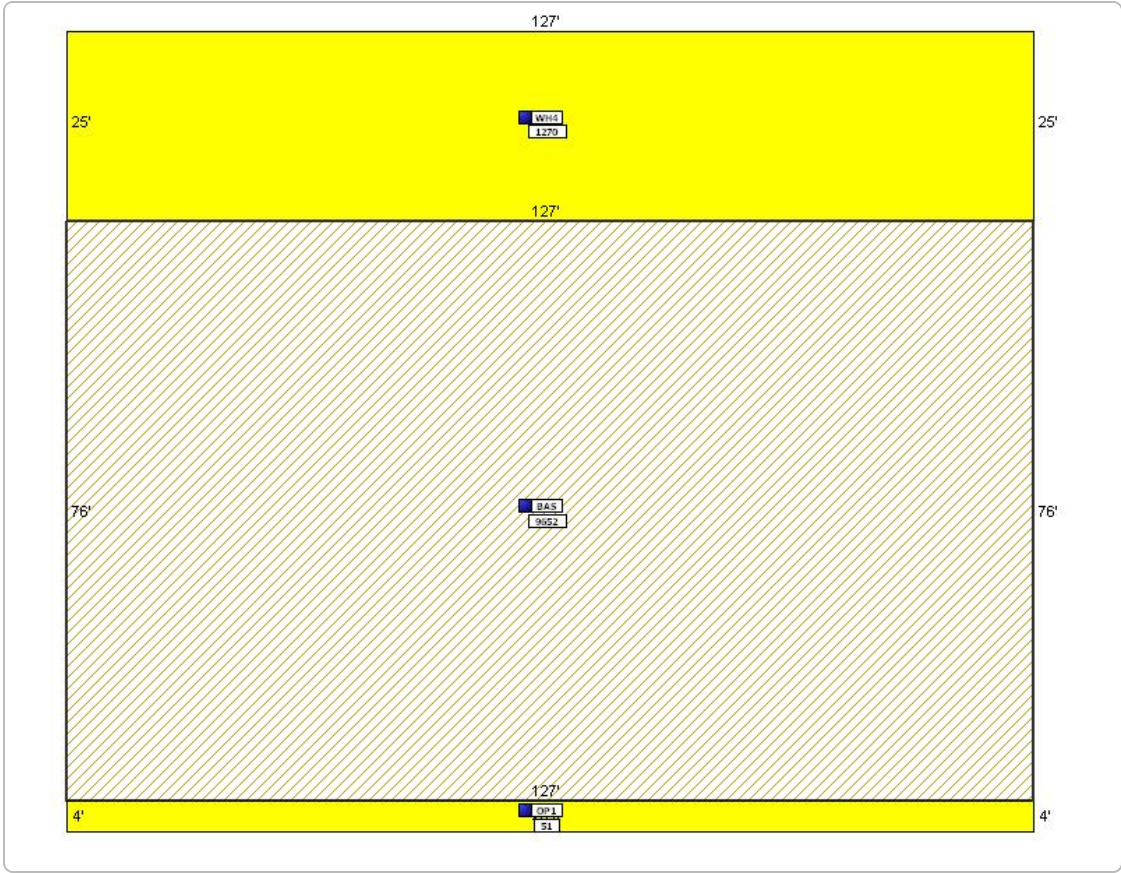
Select export file format:

International mailing labels that exceed 5 lines are not supported on the Address labels (5160). For international addresses, please use the xlsx, csv or tab download formats.

☒ Show All Owners
☐ Show Parcel ID on Label

Skip Labels

Sketches



Data contained on this website represent a work in progress toward completion of the annual tax digest. As such, data is subject to change at any time. Ownership and map information correspond with the most current information processed by our office. Search deed records at the Henry County Courthouse to ensure the most current ownership information. Parcel lines depicted on the maps do not reflect a true and exact representation of property boundaries. Contact 770-288-7526 to verify zoning.
| [User Privacy Policy](#) | [GDPR Privacy Notice](#)
[Last Data Upload: 8/3/2024, 9:34:11 AM](#)

[Contact Us](#)





2025 Benefits Renewal

October 25, 2024

The Stockbridge logo, featuring the word 'Stockbridge' in a green, serif font. To the right of the text are three curved lines in orange, yellow, and red, suggesting a rising sun or a bridge.

Stockbridge

2024 Renewal Recap:

- **Medical:** Renewed with UHC at no change. No change to the plan or deductions. Annual net cost of \$3,187,505.
***Up for Renewal 2025**
- **Dental:** Renewed with UHC at no change. No change to the plan or deductions. Annual net cost of \$95,037.
***Up for Renewal 2025**
- **Voluntary Vision:** Renewed with UHC at no change. No change to the plan or deductions.
***Up for Renewal 2026**
- **Life and Group STD Coverage:** Renewed with New York Life with no change in costs or benefits. Annual net cost of \$35,561.
***Up for Renewal 2026**
- **Supplemental Benefits:** Renewed with Aflac with no change.
- **Flexible Spending Account (FSA) and Dependent Care (DCA):** Renewed with AdminAmerica. Increased FSA maximum to \$3,200 and rollover to \$640.
- **Total Annual Budget: \$3,318,103**

2025 Renewal Planning:

Discussion Points

Discuss **Future Opportunities**
Review **Marketing Strategy**
Confirm **Target OE Dates**

2025 UHC Health Plan Initial Renewal



CAZ2 MOD(22 Balanced) Rx:529Y		Current	Renewal
Employee	88	1,090.80	1,133.51
Employee + Spouse	14	2,290.92	2,380.62
Employee + Child(ren)	30	2,072.68	2,153.84
Employee + Family	31	3,272.73	3,400.87
Monthly Total	163	\$291,698	\$303,120
Annual Total	163	\$3,500,380	\$3,637,437
		3.92%	
In-Network		Choice + Insurance *	
Deductible (Individual / Family)		\$2,500 / \$5,000	
Coinsurance		100%	
PCP Copay		\$30	
Preventive Care		100%	
Specialist Copay		\$60	
Telehealth		\$30	
ER Copay		\$250	
Urgent Copay		\$100	
Outpatient Surgery		Deductible	
Inpatient Surgery		Deductible	
Out-of-pocket (Individual / Family)		\$5,000 / \$10,000	
Prescription		AdvSMCS PDL, Natl	
	Tier 1	\$10	
	Tier 2	\$35	
	Tier 3	\$75	
	Tier 4	\$150	
Out-of-Network			
Deductible (Individual / Family)		\$4,000 / \$8,000	
Coinsurance		80%	
Out-of-pocket (Individual / Family)		\$8,000 / \$16,000	
		MONTHLY DEDUCTIONS	
Employee	88	0.00	0.00
Employee + Spouse	14	70.94	73.71
Employee + Child(ren)	30	58.07	60.34
Employee + Family	31	129.00	134.05
Monthly Total	163	\$291,698	\$303,120
Annual Total		\$3,500,380	\$3,637,437
Monthly Net Cost		\$284,964	\$296,122
Annual Net Cost		\$3,419,569	\$3,553,462
Annual Net Increase			\$133,893
Net Annual Cost Per Employee		\$20,978.95	\$21,800.38

Renewal Notes:

- HRA reimburses last \$2,000 of medical deductible
- 2023 HRA reimbursements: \$20,610
- 2024 HRA reimbursements: \$5,848
- \$20,000 wellness fund
- Pending a revised renewal based on competitive data

2025 UHC Health Plan Revised Renewal



		Current	Renewal
Employee	88	1,090.80	1,025.35
Employee + Spouse	14	2,290.92	2,153.46
Employee + Child(ren)	30	2,072.68	1,948.32
Employee + Family	31	3,272.73	3,076.36
Monthly Total	163	\$291,698	\$274,196
Annual Total	163	\$3,500,380	\$3,290,352
			-6.00%
<u>In-Network</u>		<u>Choice + Insurance *</u>	
Deductible (Individual / Family)		\$2,500 / \$5,000	
Coinsurance		100%	
PCP Copay		\$30	
Preventive Care		100%	
Specialist Copay		\$60	
Telehealth		\$30	
ER Copay		\$250	
Urgent Copay		\$100	
Outpatient Surgery		Deductible	
Inpatient Surgery		Deductible	
Out-of-pocket (Individual / Family)		\$5,000 / \$10,000	
<u>Prescription</u>		AdvSMCS PDL, Natl	
Tier 1		\$10	
Tier 2		\$35	
Tier 3		\$75	
Tier 4		\$150	
		MONTHLY DEDUCTIONS	
Employee	88	0.00	0.00
Employee + Spouse	14	70.94	70.94
Employee + Child(ren)	30	58.07	58.07
Employee + Family	31	129.00	129.00
Monthly Total	163	\$291,698	\$274,196
Annual Total		\$3,500,380	\$3,290,352
Monthly Net Cost		\$284,964	\$267,462
<u>One-Time Admin Credit</u>		-\$75,000	
Annual Net Cost		\$3,419,569	\$3,134,541
Annual Net Increase			-\$285,028
Percentage of Change			-8.34%

Renewal Notes:

- UHC reduced their initial renewal down to a 6% reduction and provided a first month admin credit of \$75K.
- Bottom line annual decrease of \$280K (8.34% reduction)

2025 Cigna Health Plan Proposal

		United Healthcare		cigna healthcare	
		Current	Renewal	8% Rate Cap for 2026	
Employee	88	1,090.80	1,025.35	926.53	
Employee + Spouse	14	2,290.92	2,153.46	1,945.71	
Employee + Child(ren)	30	2,072.68	1,948.32	1,760.40	
Employee + Family	31	3,272.73	3,076.36	2,779.59	
Monthly Total	163	\$291,698	\$274,196	\$247,754	
Annual Total	163	\$3,500,380	\$3,290,352	\$2,973,046	
			-6.00%	-15.07%	
In-Network		Choice + Insurance *			
Deductible (Individual / Family)		\$2,500 / \$5,000			
Coinsurance		100%			
PCP Copay		\$30			
Preventive Care		100%			
Specialist Copay		\$60			
Telehealth		\$30			
ER Copay		\$250			
Urgent Copay		\$100			
Outpatient Surgery		Deductible			
Inpatient Surgery		Deductible			
Out-of-pocket (Individual / Family)		\$5,000 / \$10,000			
Prescription		AcvSMCS PDL, Natl			
Tier 1		\$10			
Tier 2		\$35			
Tier 3		\$75			
Tier 4		\$150			
Out-of-Network					
Deductible (Individual / Family)		\$4,000 / \$8,000			
Coinsurance		80%			
Out-of-pocket (Individual / Family)		\$8,000 / \$16,000			
		MONTHLY DEDUCTIONS		MONTHLY DEDUCTIONS	
Employee	88	0.00	0.00	0.00	
Employee + Spouse	14	70.94	70.94	70.94	
Employee + Child(ren)	30	58.07	58.07	58.07	
Employee + Family	31	129.00	129.00	129.00	
Monthly Total	163	\$291,698	\$274,196	\$247,754	
Annual Total		\$3,500,380	\$3,290,352	\$2,973,046	
Monthly Net Cost		\$284,964	\$267,462	\$241,020	
Annual Net Cost		\$3,419,569	\$3,209,541	\$2,892,236	
Annual Net Increase			-\$210,028	-\$527,333	

Notes:

- Includes \$20,000 wellness fund
- Cigna option includes an 8% rate cap for 1/1/26 regardless how the plan runs

2025 Dental Renewal and Options



		United Healthcare		DELTA DENTAL		MetLife		MetLife		cigna healthcare		aetna	
		Current	Renewal	Proposal		Proposal 1		Proposal 2		Proposal		Proposal	
	Employee Only	82	35.99	39.77		38.24		33.61		34.01		32.56	32.84
	Employee + Spouse	17	81.02	89.53		86.08		75.66		76.56		73.29	73.92
	Employee + Child(ren)	27	77.58	85.73		82.43		72.44		73.31		70.18	70.78
	Employee + Family	36	125.12	138.26		132.94		116.84		118.24		113.18	114.16
		162											
	Deductible		\$50 Indiv. (\$150 Family)			\$50 Indiv. (\$150 Family)			\$50 Indiv. (\$150 Family)			\$50 Indiv. (\$150 Family)	
	Preventive		100%			100%			100%			100%	
	Basic		80%			80%			80%			80%	
	Major		50%			50%			50%			50%	
	Annual Maximum Benefit		\$1,500			\$1,500			\$1,500			\$1,500	
	Fillings		80%			80%			80%			80%	
	Simple Extractions		80%			80%			80%			80%	
	Oral Surgery		80%			80%			80%			80%	
	Periodontics		80%			80%			80%			80%	
	Endodontics (Root Canals)		80%			80%			80%			80%	
	Crowns		50%			50%			50%			50%	
	Dentures / Bridges		50%			50%			50%			50%	
	Out-of-Network Reimbursement		90th Percentile			90th Percentile			99th Percentile			90th Percentile	
	Orthodontia Coverage		\$1,000 Lifetime Max			\$1,000 Lifetime Max			\$1,000 Lifetime Max			\$1,000 Lifetime Max	
MONTHLY DEDUCTIONS													
	Employee		0.00	0.00		0.00		0.00		0.00		0.00	0.00
	Employee + Spouse		22.53	22.53		22.53		22.53		22.53		22.53	22.53
	Employee + Child(ren)		20.80	20.80		20.80		20.80		20.80		20.80	20.80
	Employee + Family		44.59	44.59		44.59		44.59		44.59		44.59	44.59
	Monthly Total		\$10,928	\$12,075		\$11,610		\$10,204		\$10,326		\$9,885	\$9,970
	Annual Total		\$131,130	\$144,903		\$139,326		\$122,452		\$123,916		\$118,622	\$119,644
	Monthly Net Cost		\$8,378	\$9,525		\$9,061		\$7,654		\$7,776		\$7,335	\$7,420
	Annual Net Cost		\$100,531	\$114,304		\$108,727		\$91,853		\$93,317		\$88,023	\$89,045
	Percentage of Change			13.70%		8.15%		-8.63%		-7.18%		-12.44%	-11.43%

2025 Vision Renewal and Options

	United Healthcare		DELTA DENTAL		MetLife		MetLife		cigna healthcare		aetna	
	Current	Renewal	Proposal	Proposal 1	Proposal 2	Proposal	Proposal	Proposal	Proposal	Proposal	Proposal	Proposal
Employee Only	75	6.02	6.02	6.35	6.02	6.67	6.67	6.67	6.67	6.67	5.39	5.39
Employee + Spouse	17	10.86	10.86	11.46	10.86	12.02	12.02	12.02	12.02	12.02	10.24	10.24
Employee + Child(ren)	24	10.97	10.97	11.57	10.97	12.15	12.15	12.15	12.15	12.15	10.78	10.78
Employee + Family	32	16.79	16.79	17.71	16.79	18.59	18.59	18.59	18.59	18.59	15.84	15.84
Total Annual Cost:	148	1,436.68	1,436.68	1,515.47	1,436.68	1,590.98	1,590.98	1,590.98	1,590.98	1,590.98	1,343.93	1,343.93
IN-NETWORK												
Routine Eye Exam		\$10 copay (1 per year)	\$10 copay (1 per year)	\$10 copay (1 per year)	\$10 copay (1 per year)	\$10 copay (1 per year)	\$10 copay (1 per year)	\$10 copay (1 per year)	\$10 copay (1 per year)	\$10 copay (1 per year)	\$10 copay (1 per year)	\$10 copay (1 per year)
Eyeglass Frames		\$130 allowance plus 30% off remaining balance (Every 24 months)	\$130 allowance (Every 24 months)	\$130 allowance (Every 24 months)	\$130 allowance (Every 24 months)	\$130 allowance (Every 24 months)	\$130 allowance (Every 24 months)	\$130 allowance (Every 24 months)	\$130 allowance (Every 24 months)	\$130 allowance (Every 24 months)	\$130 allowance (Every 24 months)	\$130 allowance (Every 24 months)
Eyeglass Lenses		Every 12 months	Every 12 months	Every 12 months	Every 12 months	Every 12 months	Every 12 months	Every 12 months	Every 12 months	Every 12 months	Every 12 months	Every 12 months
Standard Plastic Single		\$25 copay	\$25 copay	\$25 copay	\$25 copay	\$25 copay	\$25 copay	\$25 copay	\$25 copay	\$25 copay	\$25 copay	\$25 copay
Standard Plastic Bifocal		\$25 copay	\$25 copay	\$25 copay	\$25 copay	\$25 copay	\$25 copay	\$25 copay	\$25 copay	\$25 copay	\$25 copay	\$25 copay
Standard Plastic Trifocal		\$25 copay	\$25 copay	\$25 copay	\$25 copay	\$25 copay	\$25 copay	\$25 copay	\$25 copay	\$25 copay	\$25 copay	\$25 copay
Contact Lenses		Every 12 months	Every 12 months	Every 12 months	Every 12 months	Every 12 months	Every 12 months	Every 12 months	Every 12 months	Every 12 months	Every 12 months	Every 12 months
Non-Elective Contact Lenses		Covered in full	Covered in full	Covered in full	Covered in full	Covered in full	Covered in full	Covered in full	Covered in full	Covered in full	Covered in full	Covered in full
Elective Conventional Lenses		\$120 allowance then 15% off	\$130 allowance	\$130 allowance	\$130 allowance	\$130 allowance	\$130 allowance	\$130 allowance	\$130 allowance	\$130 allowance	\$130 allowance	\$130 allowance
Elective Disposable Lenses		\$120 allowance	\$130 allowance	\$130 allowance	\$130 allowance	\$130 allowance	\$130 allowance	\$130 allowance	\$130 allowance	\$130 allowance	\$130 allowance	\$130 allowance
Contribution (EE/Family)		0.00%	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%
WEEKLY DEDUCTIONS												
Employee	1.39	1.39	1.67	1.47	1.39	1.54	1.54	1.54	1.54	1.54	1.24	1.24
Employee + Spouse	2.51	2.51	3.33	2.64	2.51	2.77	2.77	2.77	2.77	2.77	2.36	2.36
Employee + Child(ren)	2.53	2.53	4.33	2.67	2.53	2.80	2.80	2.80	2.80	2.80	2.49	2.49
Employee + Family	3.87	3.87	6.75	4.09	3.87	4.29	4.29	4.29	4.29	4.29	3.66	3.66
BI-WEEKLY DEDUCTIONS												
Employee	2.78	2.78	3.33	2.93	2.78	3.08	3.08	3.08	3.08	3.08	2.49	2.49
Employee + Spouse	5.01	5.01	6.66	5.29	5.01	5.55	5.55	5.55	5.55	5.55	4.73	4.73
Employee + Child(ren)	5.06	5.06	8.66	5.34	5.06	5.61	5.61	5.61	5.61	5.61	4.98	4.98
Employee + Family	7.75	7.75	13.51	8.17	7.75	8.58	8.58	8.58	8.58	8.58	7.31	7.31

Basic Life and Group STD Renewal and Options

BASIC LIFE INSURANCE
Basic Life and AD&D Amount:
Reduction Schedule:
Life Rate per \$1,000:
AD&D Rate per \$1,000:
Projected Volume:
Covered Lives:
Dependent Basic Life Cost per unit (113):
Monthly Rate per Employee (Average):
Monthly Premium:
Annual Premium:
Rate Guarantee:
Percent of Change:
GROUP SHORT TERM DISABILITY
Benefit Schedule:
Maximum Benefit:
Injury/Sickness Benefit Commences:
Benefit Duration:
Rate Guarantee:
Rate per \$10 Benefit:
Total Weekly Benefit:
Monthly Premium:
Annual Premium:
Percent of Change:
Combined Annual Premium:
Percentage Change:

	
Current	
\$10,000	
35% at age 65/ 60% at age 70, 70% at age 75, 80% at 80	
\$0.240	
\$0.020	
\$1,697,000	
173	
\$0.550	
\$2.91	
\$503.37	
\$6,040.44	
1/1/2026	
Current	
60% of weekly earnings	
\$1,000 per week	
15th day	
26 weeks	
1/1/2026	
0.251	
112,681	
\$2,828	
\$33,940	
\$39,980	

	
Proposal	
\$10,000	
35% at age 65/ 60% at age 70, 70% at age 75, 80% at 80	
\$0.216	
\$0.020	
\$1,697,000	
173	
\$0.550	
\$2.67	
\$462.64	
\$5,551.70	
1/1/2028	
Proposal	
60% of weekly earnings	
\$1,000 per week	
15th day	
26 weeks	
1/1/2028	
0.226	
112,681	
\$2,547	
\$30,559	
\$36,111	
-9.68%	


Proposal
\$10,000
35% at age 65/ 60% at age 70, 70% at 75, 80% at 80, 85% at 85
\$0.180
\$0.020
\$1,697,000
173
\$0.550
\$2.32
\$401.55
\$4,818.60
1/1/2027
Proposal
60% of weekly earnings
\$1,000 per week
15th day
24 weeks
1/1/2027
0.300
112,681
\$3,380
\$40,565
\$45,384
13.52%

	
Proposal	
\$10,000	
35% at age 65/ 60% at age 70, 70% at 75, 80% at 80, 85% at 85	
\$0.215	
\$0.020	
\$1,697,000	
173	
\$0.550	
\$2.66	
\$460.95	
\$5,531.34	
1/1/2028	
Proposal	
60% of weekly earnings	
\$1,000 per week	
15th day	
24 weeks	
1/1/2027	
0.251	
112,681	
\$2,828	
\$33,940	
\$39,471	
-1.27%	

- No change with NYL

3 year rate guarantee
FICA & W-2

2 year rate guarantee
FICA & W-2

2 year rate guarantee
FICA included

Voluntary LTD Renewal and Options



Voluntary Long Term Disability		New York Life		Lincoln Financial Group*		ONEAMERICA		United Healthcare	
		Current		Proposal		Proposal		Proposal	
Benefit Schedule:		60% of Monthly Earnings		60% of Monthly Earnings		60% of Monthly Earnings		60% of Monthly Earnings	
Maximum Monthly Benefit:		\$6,000		\$6,000		\$6,000		\$6,000	
Elimination Period:		180 days		180 days		180 days		180 days	
Benefit Duration:		SSNRA		SSNRA		SSNRA		SSNRA	
Pre-Existing Exclusion:		12/12		12/12		12/12		3/12	
Participation Requirements:		N/A		49%		25%		49%	
Rate Guarantee:		1/1/2026		1/1/2028		1/1/2027		1/1/2028	
Employee Monthly Cost for \$2,166									
Monthly Benefit*:									
	Under 25	6.86		6.86		5.42		6.86	
	Age 25 - 29	9.39		6.86		8.66		9.39	
	Age 30 - 34	12.64		9.39		10.47		12.64	
	Age 35 - 39	19.49		12.54		17.33		19.49	
	Age 40 - 44	22.74		19.49		22.74		22.74	
	Age 45 - 49	25.99		22.74		25.99		25.99	
	Age 50 - 54	37.91		25.99		35.74		37.91	
	Age 55 - 59	53.79		37.91		46.93		53.79	
	Age 60 - 64	57.04		53.79		50.54		57.04	
Percentage of Change				-20.41%		-8.96%		0.00%	

*\$2,166 monthly benefit equals a salary of \$43,320

- No change with NYL

Voluntary Life Insurance Renewal and Options



Voluntary Life and AD&D Insurance	
Participation Requirement:	
Employee Eligible Amounts:	
Spouse Eligible Amounts:	
Employee Guaranteed Issue Amount:	
Spouse Guaranteed Issue Amount:	
Children Eligible Amounts:	
Reduction Schedule:	
Dep. Life Monthly Cost / \$10,000:	
Rate Guarantee	
Employee Monthly Cost for \$50,000:	
Under Age 25	
Age 25 - 29	
Age 30 - 34	
Age 35 - 39	
Age 40 - 44	
Age 45 - 49	
Age 50 - 54	
Age 55 - 59	
Age 60 - 64	

NEW YORK LIFE	
Current / Renewal	
20%	
\$10,000 - \$100,000 (max 5 X Annual Salary)	
\$5,000 - 50,000 (not to exceed 50% of emp's amt)	
\$100,000 on initial enrollment	
\$25,000 on initial enrollment	
\$10,000	
35% at age 70, 55% at age 75, 70% at age 80	
\$1.80 (NO AD&D)	
1/1/2026	
AD&D NOT INCLUDED	
4.00	
4.00	
5.00	
6.00	
9.50	
16.00	
26.50	
42.00	
64.50	

Lincoln Financial Group®	
Proposal	
25%	
\$10,000 - \$100,000 (max 5 X Annual Salary)	
\$5,000 - 50,000 (not to exceed 50% of emp's amt)	
\$100,000 on initial enrollment	
\$25,000 on initial enrollment	
\$10,000	
35% at age 65, 60% at age 70, 70% at age 75, 80% at 80	
\$1.8 (NO AD&D)	
1/1/2028	
AD&D NOT INCLUDED	
4.00	
4.00	
5.00	
6.00	
9.50	
16.00	
26.50	
42.00	
64.50	

ONEAMERICA	
Proposal	
25%	
\$10,000 - \$100,000 (max 5 X Annual Salary)	
\$5,000 - 50,000 (not to exceed 50% of emp's amt)	
\$100,000 on initial enrollment	
\$25,000 on initial enrollment	
\$10,000	
35% at age 70, 55% at age 75, 70% at age 80, 80% at 85	
\$2.00 (NO AD&D)	
1/1/2027	
AD&D NOT INCLUDED	
4.00	
4.00	
5.00	
6.00	
9.50	
16.00	
26.50	
42.00	
64.50	

United Healthcare	
Proposal	
20%	
\$10,000 - \$100,000 (max 5 X Annual Salary)	
\$5,000 - 50,000 (not to exceed 50% of emp's amt)	
\$100,000 on initial enrollment	
\$25,000 on initial enrollment	
\$10,000	
35% at age 70, 55% at age 75, 70% at age 80, 80% at 85	
\$3.00 (NO AD&D)	
1/1/2028	
AD&D NOT INCLUDED	
4.00	
4.00	
5.00	
6.00	
9.50	
16.00	
26.50	
42.00	
64.50	

- No change with NYL
- All carriers matched in force rates

Critical Illness Plan Options



WELLFLEET

A Berkshire Hathaway Company

- Wellfleet was founded in 1993 and is headquartered in Springfield, Mass.
- MSI partnered with Wellfleet and designed a custom program with improved benefits that include Critical Illness, Accident, and a Hospital plan.
- All plans are guaranteed issued (no underwriting)
- Improved billing and enrollment

Critical Illness	Current - Aflac	Wellfleet (MSI Plan)
Increments	\$5,000	\$10,000
Guarantee Issue Limit	\$20,000	\$30,000
Is EOI Required for Late Entrants	Yes	No
Age Reductions	Unclear	No
Reoccurrence	100% - 6 months	100% - 6 months
Wellness Benefit	\$50	\$50
Attained Age or Issue Age Rates	Unclear	Attained
Spouse Benefits at 50% or 100%	50%	100%
Children Covered Automatically at 25, 50, or 100%	Yes, 50%	No, 100%
Invasive Cancer (59% of Claims)	100%	100%
Skin Cancer	\$1,000 per Year	5%
Carcinoma in Situ	25%	25%
Heart Attack (15% of Claims)	100%	100%
Sudden Cardiac Arrest	100%	100%
Coronary Artery Bypass	100%	100%
Stroke (10% of Claims)	100%	100%
TIA Stroke	Not Covered	25%
Major Organ Transplant (5% of Claims)	100%	100%
End Stage Renal Failure	100%	100%
Permanent Paralysis	100%	100%
Coma	100%	100%
Loss of Sight	100%	100%
Bone Marrow Transplant	100%	100%
Infectious Diseases	Not Covered	25%
Severe Burns	100%	100%
Benign Brain Tumor	Not Covered	100%
Occupational HIV/HEP	Not Covered	100%
Loss of Hearing	100%	100%
Loss of Speech	100%	Not Covered
Additional Covered Conditions	Type 1 Diabetes	Type 1 D, Aneurism, Angioplasty, Lupus, Etc.
Advanced Alzheimer's Disease	Not Covered	100%
Advanced ALS	Not Covered	100%
Advanced Parkinson's Disease	Not Covered	100%
Advanced Multiple Sclerosis	Not Covered	100%
Total Specific Childhood Conditions Covered	0	8+

Structure	UniTobacco	UniTobacco
Bi-Weekly Rates: EE Only	\$10,000 Benefit	\$10,000 Benefit
Ages 18 - 24		
25 - 29	\$2.47	\$2.37
30 - 34	\$2.47	\$2.81
35 - 39	\$4.76	\$3.29
40 - 44	\$4.76	\$4.47
45 - 49	\$9.10	\$6.20
50 - 54	\$9.10	\$9.14
55 - 59	\$15.73	\$12.97
60 - 64	\$15.73	\$17.32
65 - 69	\$27.77	\$23.88
	\$27.77	\$30.54

Accident Plan Options



- MSI custom plan
- Guaranteed issued
- AD&D removed
- Top utilized benefits improved

Accident	Current - Aflac	Wellfleet (MSI Plan)
24-Hour Coverage	Yes	Yes
Youth Sports Benefit	No	Yes - 25%
Car Accident Benefit	No	No
Line of Duty Benefit	Yes - 20%	No
Gunshot Benefit	\$5,000	No
Sickness Rider	No	No
Premium Refund Rider	No	No
Wellness Benefit	\$25 - \$75	\$50
AD&D Benefit	\$50,000	None
#1 Utilized Benefit: Office Follow Up Visit	\$50 X 6 Visits	\$100 X 4 Visits
#2 Utilized Benefit: Initial Office Visit/Urgent Care	\$100 / \$200	\$100 / \$150
#3 Utilized Benefit: X-Ray	\$50	\$150
#4 Utilized Benefit: Physical Therapy Visit	\$1,250	\$75 X 12 Visits
#5 Utilized Benefit: Hospital Admission	\$200	\$1,500
#6 Utilized Benefit: Major Diagnostic Scan	Up to \$8,000	\$200
#7 Utilized Benefit: Fractures	\$1,000	Up to \$10,000
#8 Utilized Benefit: Open Surgery (Abdominal / Thoracic)	\$30 X 6 Visits	\$1,500
#9 Utilized Benefit: Chiropractic Visit	\$200	\$75 X 8 Visits
#10 Utilized Benefit: Emergency Room	\$400	\$200
Medical Appliance	\$300	\$500
Hospital Confinement Per Day	NA	\$300
ICU Admission	\$700	\$3,000
ICU Confinement Per Day	Up to 20,000	\$700
Burns	Up to \$6,000	Up to 20,000
Dislocations	\$250	Up to \$6,000
Eye Injury w/ Surgery	Not Covered	\$600
Torn Knee Cartilage w/ Surgical Repair	Up to \$800	\$1,000
Laceration	\$400	Up to \$400
Ground Ambulance	Up to \$200	\$250
Dental Repair		Up to \$500
Bi-Weekly Deductions		
EE Only	\$11.04	\$9.22
EE+SP	\$17.16	\$16.24
EE+CH	\$22.05	\$17.18
Family	\$28.17	\$24.19

Hospital Indemnity Plan Options

Group Hospital Indemnity	Current - Aflac	Wellfleet (MSI Plan)
Admission Benefits Hours Required	Unclear	20 Hours
Pregnancy Limitations	Unclear	None
Pre-X	Unclear	None
Annual Admission Benefit	\$1,000	\$2,000
Per Day Benefit	\$150	NA
ICU Admission Benefit	NA	NA
ICU Per Day Benefit	\$150	NA
Inpatient / Outpatient / Office Surgery	Up to \$1,500	NA
Special Childbirth Benefits	NA	Full Admission for Baby
Additional Special Benefits	\$75 Step Down Unit	NA
Wellness Benefit	\$50	\$50
Bi-Weekly Deductions		
EE Only	\$15.56	\$10.98
EE + SP	\$30.18	\$22.56
EE + CH	\$23.37	\$16.22
EE + FM	\$37.98	\$28.40



WELLFLEET

A Berkshire Hathaway Company

Employee Assistance Program Market Evaluation

Employee Assistance Program	Current – NYL/ComPsych	Alt Option - Ulliance
Online Counseling	Unlimited	Unlimited
Face-to-Face Counseling	3	Unlimited
Referral Services	Unlimited	Unlimited
Financial Consulting	Included	Included
Legal Consulting	Included	Included
Identity Theft Recovery and Credit Monitoring	Not Included	Included
Critical Incident Stress Debriefing	Not Included	Unlimited
Critical Incident Onsite Response Time	N/A	24 Hours
24-hour Crisis Line	Not Included	Included
Police, Fire and EMT Specialty Emphasis	Not Included	Included
HR/Supervisor/Manager Consultation	Not Included	Included
HR/Supervisor/Manager Onsite Training	Not Included	Included
Employee/Supervisor Orientations	Not Included	Included
Customized Communication Materials	Not Included	Included
Wellbeing Portal	Not Included	Included
Discount Program	Not Included	Included
Designated Clinical Account Manager	Not Included	Included
Reporting Capabilities	Not Included	Quarterly
Cost Per Employee Per Month	\$0.00	\$3.61
Total Employees	173	173
City EAP Annual Cost	\$0	\$7,500

2025 Medical Plan Renewal and Options Cost Summary

	<u>Annual Premium / Expected Cost</u>	<u>Employee Cost</u>	<u>Net Annual Cost</u>	<u>% Change</u>	<u>Annual Budget Difference</u>
Medical					
Current - UHC	\$3,500,380	\$80,811	\$3,419,569		
Initial Renewal - UHC	\$3,637,437	\$83,975	\$3,553,462	3.92%	\$133,893
Revised Renewal - UHC	\$3,290,352	\$80,811	\$3,134,541	-8.34%	-\$285,028
Cigna	\$2,973,046	\$80,811	\$2,892,236	-15.42%	-\$527,333
Aetna	\$3,139,827	\$80,811	\$3,059,017	-10.54%	-\$360,553
Meritain - Opt 1	\$2,844,307	\$80,811	\$2,763,497	-19.19%	-\$656,072
HealthEZ - Opt 2	\$2,906,391	\$80,811	\$2,825,580	-17.37%	-\$593,989
HealthEZ - Opt 3	\$2,901,598	\$80,811	\$2,820,788	-17.51%	-\$598,781



MSI Benefits Group, Inc.
245 TownPark Drive, Suite 100
Kennesaw, GA 30144
Tel: 770-425-1231
Fax: 770-425-4722
www.msibg.com



City of Stockbridge

AGENDA ITEM

MEETING DATE

November 12, 2024

FUNDING SOURCE

- ☒ RESOLUTION
- ☐ ORDINANCE
- ☒ CONTRACT APPROVAL/RENEWAL
- ☐ PUBLIC HEARING
- ☐ PRESENTATION
- ☐ BID SELECTION/AWARD
- ☐ TASK ORDER
- ☐ CHANGE ORDER
- ☐ BUDGET AMENDMENT
- ☐ BUDGET TRANSFER
- ☐ PAYMENT APPROVAL
- ☐ OTHER

- ☒ GENERAL FUND
- ☐ FUND BALANCE
- ☐ SPLOST or TSPLOST
- ☐ ARPA
- ☐ GRANT
- ☐ HOTEL/MOTEL TOURISM
- ☐ COUNCIL INITIATIVE
- ☐ PARTNER/SPONSOR
- ☐ DEPARTMENT FUND BALANCE
- ☐ BONDING

ACCOUNT TRANSFER FROM:

ACCOUNT TRANSFER TO:

PRESENTER:

Renee Wheeler and John Leggett

DEPARTMENT:

Human Resources

ITEM/PROJECT/EVENT:

Council consideration to approve the 2025 Benefits Renewal.

BACKGROUND INFORMATION:

The city has received the benefits renewal for 2025. A number of providers submitted proposals for the benefits package for the upcoming renewal period. United Healthcare submitted an initial renewal of 3.92% which resulted in a net increase of \$133,893 and the Broker went back UHC and they reduced their initial renewal down to 6% which resulted in a annual decrease of \$280K (8.34%). Cigna Healthcare has provided a rate of -15.07%, which results in a annual net decrease of -\$527,333.

APPROVALS: CITY MANAGER _____

CITY TREASURER _____

CITY ATTORNEY _____

GRANTS ADMIN. _____

☒ FINANCIAL IMPACT ☐ N/A

AMOUNT \$

\$2,892,236

ATTACHMENTS:

☐

ITEM/PROJECT/EVENT:

Staff is recommending we move our benefits to Cigna for medical, dental and vision. Change to Lincoln Financial Group for the short-term and long-term disability along with the basic life and AD&D insurance plan. AFLAC Group plan will be replaced with WellFleet which will provide improved benefits that include critical illness, accident and a hospital plan. Employees who currently have AFLAC Group can move to the new plan or remain with AFLAC thru an individual plan. In addition , with the cost savings we will have a full EAP program.

BACKGROUND INFORMATION:

STAFF RECOMMENDATION:

Staff Signature Renee Wheeler Digitally signed by Renee Wheeler
Date: 2024.11.05 11:21:32 -05'00'