

City of Cumming
Regular Meeting Agenda
January 21, 2020

- I. Meeting Called to Order-Troy Brumbalow, Mayor.
- II. Invocation
- III. Pledge to Flag
- IV. Consider Agenda for Adoption
- V. Consider for adoption the following meeting minutes:
 - A. Work Session Meeting of January 7, 2020
 - B. Executive Session Meeting of January 7, 2020
- VI. Acknowledgements, Proclamations, Resolutions, etc.
 - A. United Way of Forsyth Appreciation Week
 - B. Add-on: Age Well Forsyth Acknowledgement of Mashburn Family
- VII. Old Business
 - A. Fairgrounds
 - 1. Admission Prices-Cumming Country Fair & Festival
- VIII. New Business
 - A. Administration
 - 1. The Connection Forsyth- Bill Whitney (postponed)
 - B. Planning & Zoning
 - 1. Annexation & Rezoning- Westshore (Public Hearing)
 - C. Utilities
 - 1. Award Bid- Highway 369 Water and Sewer Project
 - 2. Award Bid- Ventura Drive Sewer Extension
 - 3. Report on Bids- Outsourcing Utility Bills
- IX. Announcements
- X. Executive Session (If Needed)
- XI. Adjourn.

**CITY OF CUMMING
COUNCIL MINUTES
REGULAR MEETING
JANUARY 21,2020**

I. There was a regular meeting of the Mayor and Council of the City of Cumming on Tuesday, January 21, 2020, at 6:00 P.M., at City Hall in Cumming, Georgia. The Mayor and all Council Members were properly notified as required by law and all were present. Mayor Troy Brumbalow presided over the meeting and called the meeting to order.

II. Invocation: Mayor Brumbalow asked Mr. Phil Higgins to deliver the invocation.

III. Pledge to the Flag. Mayor Brumbalow led everyone in the Pledge to the American Flag.

IV. Consider Agenda for Adoption Mayor Brumbalow requested to revise the agenda to add under **VI. Acknowledgement, Proclamations, Resolutions, etc.: Item B. Age Well Forsyth Acknowledgement of Mashburn Family** and to postpone: **VIII. New Business A. Administration 1. The Connection Forsyth- Bill Whitney.** A motion was made by Linda Ledbetter, seconded by Chad Crane, and unanimously passed to revise the agenda as requested by Mayor Brumbalow and approve the remainder of the agenda as presented.

V. Consider for adoption the following meeting minutes: A. Work Session Meeting of January 7, 2020: A motion was made by Linda Ledbetter, seconded by Christopher Light, and unanimously passed to approve the minutes of the Work Session Meeting of January 7, 2020 as presented.

B. Executive Session Meeting of January 7, 2020: A motion was made by Linda Ledbetter, seconded by Christopher Light, and unanimously passed to approve the minutes of the Executive Session Meeting of January 7, 2020.

VI. Acknowledgements, Proclamations, Resolutions, etc.- A. United Way of Forsyth Appreciation Week: Mayor Brumbalow read aloud and presented officers of United Way a proclamation proclaiming January 26 through February 1, 2020 as **United Way of Forsyth Appreciation Week.**

B. Add-on: Age Well Forsyth Acknowledgement of Mashburn Family- On behalf of Age Well Forsyth, Ms. Joan Weldy acknowledged members of the Dr. Marcus

Mashburn, Jr. family for their continued support of senior adults by keeping the Orchard Apartments open, providing an affordable-living option for seniors.

VII. Old Business A. Fairgrounds: 1. Admission Prices-Cumming Country Fair & Festival- At the January 7, 2020 Work Session, Fairgrounds Director Tracy Helms presented a proposal to increase the admission price for the Fair in October from \$7 to \$10 and to discontinue charging for parking. Mr. Helms added that the \$10 ticket price was in line with other fairs in the region. A motion was made by Joey Cochran, seconded by Christopher Light, and unanimously passed to approve the changes recommended by Fairgrounds Director Tracy Helms.

VIII. New Business- A. Administration 1. The Connection Forsyth- Bill Whitney (postponed)

B. Planning & Zoning 1. Annexation & Rezoning- Westshore (Public Hearing)

Atlantic Realty Development, Inc. Annexation #2019363- Public Hearing- Planning Director Scott Morgan read into the record the following staff report: *The application has been made to the proper authorities, to annex and rezone 151.384 acres, more or less, from a combination of City Planned Shopping Center (PSC) and County Commercial Business District (CBD) and Restricted Industrial (M1) to City Planned Unit Development (PUD), with a Conditional Use Permit (CUP) for alcohol licenses and sales, and Highway Business (HB). The proposed development will consist of a 57.887-acre PUD mixed-use project, west of Market Place Boulevard (MPB), known as Westshore and 93.497 acres, east of MPB, which will be rezoned to HB and remain vacant at this time.*

Attached are the draft conditions and elevations for Zoning "A", the proposed 57.887-acre PUD Westshore, and the condition for Zoning "B", the 93.497 acres to be rezoned HB. Also attached are the letter from the County attorney and the Annexation Dispute Joint Final Order, indicating the County and the Developer have reached agreement on the annexation of this property into the City.

The Planning Commission held a public hearing on December 17, 2019 and, with no recorded public comments, voted unanimously to approve the annexation/rezoning, with the above-referenced conditions and the CUP, as requested.

A motion was made by Chad Crane and seconded by Jason Evans to open the public hearing. The motion carried 4-0 with Councilman Light recused. Representing the applicant was Mr. Sean Courtney. Mr. Courtney stated that plans were to annex and rezone 151.384 acres from City Planned Shopping Center (PSC) and County Commercial Business District (CBD) and Restricted Industrial (M1) to City Planned Unit Development (PUD), with a Conditional Use Permit (CUP) for alcohol licenses and sales, and Highway Business (HB). The proposed development will consist of a 57.887-acre PUD mixed-use project, west of Market Place Boulevard (MPB), known as Westshore and 93.497 acres, east of MPB, which will be rezoned to HB and remain vacant at this time. The Westshore PUD would include a total of 522 residential units consisting of up to: 30 single-family units in Neighborhood District, 130 townhome units in Neighborhood District, 252 multi-family in free-standing buildings in Club District, and 110 multi-family units in vertical mixed-use buildings in Town Green District.

No one else spoke for or against the request. A motion was made by Linda Ledbetter and seconded by Jason Evans to close the public hearing. The motion carried 4-0 with Councilman Light recused. Mayor Brumbalow requested to postpone any action on Annexation No. 2019363 until the February 18, 2020 regular meeting.

C. Utilities 1. Award Bid- Highway 369 Water and Sewer Project: Utilities Director Jon Heard explained that six (6) bids had been received for the Highway 369 Water and Sewer Project ranging from \$2,761,430.00 to \$1,960,350.10. The Department of Utilities recommends to accept the lowest bidder (after removal of GS Construction, Inc.) from John Plott Company, Inc. Mr. Heard explained that the lowest bidder (GS Construction, Inc.) withdrew their bid due to the omission of a quote for rock-work for the project. The City Engineer estimated the total cost of the project to be \$2,000,000.00. A motion was made by Jason Evans, seconded by Chad Crane, and unanimously passed to negotiate the project cost with the lowest bidder (John Plott Company, Inc.) for the Highway 369 Water and Sewer Project and report back at the February 4, 2020 Work Session.

2. Award Bid- Ventura Drive Sewer Extension: Utilities Director Jon Heard explained that six (6) bids had been received for the Ventura Drive Sewer Extension ranging from \$1,201,241.00 to \$759,235.00. The Department of Utilities recommends to accept the low bid from GS Construction, Inc. A motion was made by Linda Ledbetter, seconded by Jason

Evans, and unanimously passed to award the bid for the Ventura Drive Sewer Extension to GS Construction, Inc. for \$759,235.00.

3. Report on Bids- Outsourcing Utility Bills: Utilities Director Jon Heard explained that the Department of Utilities currently generates, prints, stuffs, transports, and mails 21,000 water and sewer bill each month. The total annual cost for City staff to perform this process is \$191,465.00. This service was bid out through the Georgia Procurement website and three (3) bids were received ranging from \$165,182.40/year to \$126,612.00/year. The Department of Utilities recommends to accept the low bid from Pinnacle Data. Mayor Brumbalow recommended postponing any decision on the Outsourcing of Utility Billing until the February 4th, 2020 Work Session.

IX. Announcements (none)

X. Executive Session Mayor Brumbalow stated there was a need for Executive Session to discuss the Sale or Lease of Real Property. A motion was made by Christopher Light, seconded by Chad Crane, and unanimously passed to recess into Executive Session. After a brief Executive Session, a motion was made by Christopher Light, seconded by Chad Crane, and unanimously passed to reopen the regular meeting.

XI. Adjourn: A motion was made by Joey Cochran and seconded by Chad Crane to adjourn the meeting.

Approved this 4th day of February, 2020.

Mayor

Councilmember

Councilmember

Councilmember

Councilmember

Attest:

City Clerk

Councilmember

