

**City of Cumming
Work Session Agenda
March 5, 2024**

- 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. Regular Meeting of February 20, 2024
 - B. Executive Session Meeting of February 20, 2024
- VI. Acknowledgements, Proclamations, Resolutions, etc.
 - A. Breast Cancer Awareness Day-Lambert High School
 - B. Colorectal Cancer Awareness Month
- VII. Old Business
 - A. Planning & Zoning
 - 1. Rezoning Application #2023264- Forsyth IL-AL Investments
- VIII. New Business
 - A. Street Department
 - 1. RFP Results- 4 X 4 Backhoe
 - B. Planning and Zoning
 - 1. Rezoning Application #2024046- City Initiated (Public Hearing)
 - 2. Terminate Annexation Fee Waiver
 - C. Utilities
 - 1. Storage Building at Mountain Road Facility
 - 2. Distribution Shop Floor Coating
 - 3. Heirloom Water Booster Station Generator
 - D. Administration**
 - 1. Add-on: Hotel/Motel Tax Resolution**
- IX. Announcements
- X. Executive Session (If Needed)
- XI. Adjourn.

**CITY OF CUMMING
COUNCIL MINUTES
WORK SESSION
MARCH 5, 2024**

I. There was a Work Session meeting of the Mayor and Council of the City of Cumming on Tuesday, March 5, 2024 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 Brumbalow presided over the meeting and called the meeting to order.

II. Invocation: Mayor Brumbalow asked City Administrator 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 add under **New Business: Administration 1. Hotel/Motel Tax Resolution.** A motion was made by Susie Carr and seconded by Chad Crane to amend the agenda as requested by Mayor Brumbalow, and adopt the remainder of the agenda as presented. The motion carried unanimously.

V. Consider for adoption the following meeting minutes: A. Regular Council Meeting of February 20, 2024: A motion was made by Jason Evans and seconded by Joey Cochran to approve the minutes of the Regular Council Meeting of February 20, 2024 as presented. The motion carried unanimously.

B. Executive Session Meeting of February 20, 2024: A motion was made by Susie Carr and seconded by Joey Cochran to approve the minutes of the Executive Session Meeting of February 20, 2024 as presented. The motion carried unanimously.

VI. Acknowledgements, Proclamations, Resolutions, etc.-Proclamation: A. Breast Cancer Awareness Day- Lambert High School: Mayor Brumbalow read a proclamation proclaiming March 7, 2024 as Breast Cancer Awareness Day in the City of Cumming and thanking Lambert High School students for their efforts in educating our community about the importance of breast cancer screenings and awareness.

B. Colorectal Cancer Awareness Month: Mayor Brumbalow read aloud and presented a proclamation proclaiming March 2024 as Colorectal Cancer Awareness Month in the City of Cumming.

VII. Old Business: A. Planning and Zoning: 1. Rezoning Application #2023264-

Forsyth IL-AL Investments: Planning Director Scott Morgan stated that at the February 20, 2024 regular meeting, after the public hearing, the Council voted to postpone action on this request until the March Work Session. The applicant, in good faith, and in response to the neighbor's concerns, has submitted revised site plan conditions and landscape improvements.

Councilman Christopher Light recused from voting due to a business conflict. After some discussion, a motion was made by Jason Evans and seconded by Joey Cochran to approve Rezoning Application #2023264-Forsyth IL-AL Investments with the conditions agreed upon by the applicant. The motion carried 4-0 with Councilman Light recused.

VIII. New Business: A. Street Department: 1. RFP Results- 4 X 4 Backhoe: City

Administrator Phil Higgins explained that three proposals were received as follows:

- 1. Border Equipment- Case 580 SV \$117,980.00**
- 2. Dobbs Equipment-John Deere 310P \$126,351.00**
- 3. Yancey Caterpillar- Cat 420 07A \$139,173.00**

The Street Department staff recommends accepting the proposal from Dobbs Equipment for the John Deere 310P. While this is not the lowest quote, the ease of acquiring parts locally and the good history the department has had with John Deere equipment, this machine is their choice. This was a 2024 budgeted item. A motion was made by Christopher Light and seconded by Susie Carr to approve the proposal from Dobbs Equipment for the John Deere 310P Backhoe in the amount of \$126,351.00. The motion carried unanimously.

B. Planning and Zoning: 1. Rezoning Application #2024046- City Initiated (Public Hearing): Planning Director Scott Morgan read in the record the following staff report:

The City of Cumming is proposing to rezone publicly-owned property, including the Cumming City Center (CCC), which is zoned Institutional (INST) and surrounding vacant property, which is zoning a combination of INST and Multi-Family (R-2, R-3), to Planned Unit Development (PUD), to include mixed-use development of commercial/office/residential uses, as well as civic and open space. The surrounding future land use is designated mixed-use, public-institutional, and moderate-density

residential, therefore; this rezoning is in conformance with the City's Comprehensive Plan.

The Planning Commission held a public hearing on February 20 and there were no public comments. They subsequently voted unanimously and recommended approval of the rezoning to PUD, according to the enclosed concept plan and development standards.

A motion was made by Joey Cochran and seconded by Susie Carr to open the public hearing. The motion carried unanimously. No public comments were made. A motion was made by Christopher Light and seconded by Jason Evans to close the public hearing. The motion carried unanimously. A motion was made by Christopher Light and seconded by Jason Evans to approve City-initiated Rezoning #2024046 with the condition that changes in the site plan concept be approved by the Design Review Board. The motion carried unanimously.

2. Terminate Annexation Fee Waiver: Planning Director Scott Morgan stated that on June 19, 2018, the Council voted unanimously to waive all application fee, relating to the annexation and rezoning of property into the City of Cumming. The Department of Planning and Zoning requests this waiver be terminated and all applicable annexation and rezoning fee be reestablished, according to our fee schedule.

A motion was made by Jason Evans and seconded by Christopher Light to reestablish all applicable annexation and rezoning fees as per the fee schedule. The motion carried unanimously.

C. Utilities: 1. Storage Building at Mountain Road Facility: The Department of Utilities requested to move forward with the construction of a metal building and a pole barn at the new Mountain Road Materials Storage Facility. The following proposals were received:

1. Edge Roofing	\$326,283.00
2. Southern Belle Supply	\$368,900.00
3. Magnum Contracting, LLC	\$431,600.00
4. Calm Water, LLC	\$657,464.38

The Department of Utilities recommends accepting the lowest proposal from Edge Roofing. A motion was made by Susie Carr and seconded by Joey Cochran to approve the lowest proposal from Edge Roofing in the amount of \$326,283.00. The motion carried unanimously.

2. Distribution Shop Floor Coating: The Department of Utilities requests to move forward with the application of an epoxy floor coating system for the Distribution and Collection Division Shop. The following four proposals were received:

1. Protective Coating Sales	\$77,700.00
2. Southern Belle Supply	\$88,900.00
3. Ekhaya Design LLC	\$162,000.00
4. JP8 Resources LLC	\$269,730.00

The Department of Utilities recommends accepting the low proposal from Protective Coating Sales. A motion was made by Christopher Light and seconded by Chad Crane to accept the low proposal from Protective Coating Sales in the amount of \$77,700.00. The motion carried unanimously.

3. Heirloom Water Booster Station Generator: The Department of Utilities requests to move forward with the purchase of generator for the Heirloom Water Booster Station. This was a budgeted CIP item for 2024. The following three proposals were received:

1. Cummins Sales and Service Atlanta	\$51,282.38
2. Cummins Sales & Service Chattanooga	\$53,282.38
3. Cummins Sales and Service Albany	\$52,925.50

The Department of Utilities recommends accepting the low proposal from Cummins Sales and Service Atlanta. A motion was made by Jason Evans and seconded by Christopher Light to accept the low proposal for the Heirloom Water Booster Station Generator from Cummins Sales and Service Atlanta in the amount of \$51,282.38. The motion carried unanimously.

D. Add-on: Administration: Hotel/Motel Tax Resolution: City Attorney Kevin Tallant explained that 12/21/21 the Council passed a resolution to raise the Hotel/Motel Tax rates from 5% to 8%. Approval by Forsyth County and Local legislation at the state level had to occur before the rate could change. The Chamber of Commerce requested the Council to re-adopt the 2021 resolution for submission to the State legislation. A motion was made by Joey Cochran and seconded by Susie Carr to approve the resolution to increase the Hotel/Motel rates from 5% to 8%. The motion carried unanimously.

IX. Announcements: None

X. Executive Session: Mayor Brumbalow stated there was no need for Executive Session.

XI. Adjournment: A motion was made by Jason Evans and seconded by Joey Cochran to adjourn. The motion carried unanimously.

Approved this 19th day of March, 2024.

Mayor

Councilmember

Councilmember

Councilmember

Councilmember

Attest:

City Clerk

Councilmember