

Meeting of the City of Sandy Springs City Council – SUMMARY MINUTES
Studio Theatre, Sandy Springs City Hall and Broadcast Via Live Webinar and Teleconference
May 17, 2022 at Following Work Session
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Meeting of the Sandy Springs City Council was held on May 17, 2022 at Following Work Session, Mayor Rusty Paul presiding.

I. Call to Order

Mayor Rusty Paul called the meeting to order at 6:18 p.m.

II. Roll Call and General Announcements

Members Present: Mayor Rusty Paul, Councilmember John Paulson, Councilmember Melody Kelley, Councilmember Melissa Mular, Councilmember Jody Reichel, Councilmember Tibby DeJulio, Councilmember Andrew Bauman

III. Pledge of Allegiance

Mayor Rusty Paul led the Pledge of Allegiance.

IV. Public Comment

There was no public comment.

V. Approval of Meeting Agenda

Motion and vote. A motion was made by Councilmember Tibby DeJulio, seconded by Councilmember Melody Kelley, to approve the meeting agenda. The motion carried by unanimous vote.

VI. Consent Agenda

Motion and vote. A motion was made by Councilmember Jody Reichel, seconded by Councilmember Melissa Mular, to approve the Consent Agenda. The motion carried by unanimous vote.

- A. **2022-125** Meeting Minutes
May 3, 2022 Budget Workshop 1
May 3, 2022 City Council Meeting

VII. Presentations

There were no presentations.

VIII. Public Hearing

- A. **2022-126** Request for Mayor and City Council Consideration of a Resolution to Adopt the 2022 Community Development Block Grant Annual Action Plan

Michele McIntosh-Ross, Planning & Zoning Manager, presented the 2022 Community Development Block Grant Annual Action Plan. The Annual Action Plan is the guiding document for the City of Sandy Springs (City) regarding the Community Development Block Grant (CDBG) annual allocation that describes the goals and projects to be accomplished for the program year. The 2022 Annual Action Plan initial public hearing was held on March 18, 2022, followed by a public hearing at the May 3, 2022 City Council meeting. No public comments were received or heard at either hearing. No public comments were received during the 30-day public comment

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period from March 18 and April 19, 2022. The Annual Action Plan describes how the City intends to use its 2022 CDBG allocation to achieve the broad goals described in the City's 2018-2022 Consolidated Plan. The City of Sandy Springs will use the CDBG funds to defease the Sec. 108 loan debt. Staff anticipates using the totality of Section 108 funds for the 2022 Program Year to begin construction on the Hope Road Sidewalk project. This project includes approximately 2,000 SF of 6-ft sidewalk, a 2-ft landscape buffer on the west side of Hope Road from Roswell Road to Dunwoody Place, ADA upgrades, and pedestrian lights will also be included in the identified LMI (low/moderate income) target areas. In January 2018, the U.S. Department of Housing and Urban Development (HUD) awarded the City the loan guarantee assistance under Section 108 in the principal amount of \$2.8 million. For the 2022 Program Year, staff anticipate using the totality of Section 108 funds to begin the construction of the Hope Road Sidewalk Project within the LMI target areas. Additionally, staff plan to use both the awarded 2021 and 2022 CDBG funds toward defeasing the Section 108 Loan. Any modifications to the proposed 2022 Annual Action Plan would need to go back through the full process for public comment. This would not leave enough time to transmit the document to HUD by the August 15, 2022 deadline. Should the Council wish to make changes, staff recommends adoption of the plan as proposed with consideration of a future amendment to the Plan if needed.

Motion and second. A motion was made by Council Member John Paulson, seconded by Council Member Melody Kelley, to approve the Request for Mayor and City Council Consideration of a Resolution to Adopt the 2022 Community Development Block Grant Annual Action Plan.

Councilmember Melody Kelley asked what the project timeline is should the item be approved.

Planning & Zoning Manager McIntosh-Rosh replied once the City receives the funding, Public Works will begin the project.

Vote. The motion carried by unanimous vote.

Resolution No. 2022-05-59

- B. **2022-127** Request for Mayor and City Council Consideration of a Resolution to Adopt the 2021 Community Development Block Grant Annual Action Plan Amendment

Michele McIntosh-Ross, Planning & Zoning Manager, presented the 2021 Community Development Block Grant Annual Action Plan Amendment. The Annual Action Plan is the guiding document for the City of Sandy Springs (City) regarding the Community Development Block Grant (CDBG) annual allocation that describes the goals and projects to be accomplished for the program year. The 2021 amended Annual Action Plan initial public hearing was held on March 18, 2022, followed by a public hearing at the May 3, 2022 City Council meeting. No public comments were received or heard at either hearing. No public comments were received during the 30-day public comment period from March 18 and April 19, 2022. Staff proposes an amendment to the 2021 Annual Action Plan to include the South Roswell Road Multiyear Sidewalk Project, specifically the area south of Interstate 285 (Phase III), and the Roswell South Connections from Long Island Drive to Stewart Drive and from Stewart Drive to Northwood Drive. The Northwood Drive connection will include pedestrian lighting and repairing portions of the existing sidewalk, including updating ADA ramps. Residents can offer input on this project and other needs related to the CDBG program at the public hearing. In January 2018, HUD awarded the City loan guarantee assistance under Section 108 in the principal amount of \$2.8 million. For the 2021 Program Year, staff anticipate using the totality of Section 108 funds to finalize the construction

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of Phase III within the South Roswell Road Multiyear Sidewalk Project within the LMI target areas. Additionally, staff plan to use both the awarded 2020 and 2021 CDBG funds toward defeasing the Section 108 Loan. Any modifications to the proposed 2021 Annual Action Plan would need to go back through the full process for public comment. This would not leave enough time to transmit the document to HUD by the August 15, 2022 deadline. Should the Council wish to make changes, staff recommends adoption of the plan as proposed with consideration of a future amendment to the Plan if desired.

Motion and vote. A motion was made by Councilmember Andrew Bauman, seconded by Councilmember Jody Reichel, to approve the 2021 Community Development Block Grant Annual Action Plan Amendment. The motion carried by unanimous vote.

Resolution No. 2022-05-60

IX. New Business

- A. **2022-128** Request for Mayor and City Council to Authorize a Georgia Power Company Relocation Agreement for Aerial Utilities Relocation for Community Development Block Grant (CDBG) T-0033-7, Roswell Road Sidewalk (Phase 2) Project, and Authorizing the City Manager to Execute the Agreement

William H. Martin, Jr., AIA, Public Works Director, presented a Georgia Power Company (GPC) Relocation Agreement (Agreement) for Aerial Utilities Relocation for Community Development Block Grant (CDBG) T-0033-7, Roswell Road Sidewalk (Phase 2) Project. GPC's estimated total cost for the relocation is \$169,023. Project T-0033 Roswell Road Sidewalk is a Capital Improvement Project being designed and let by the City of Sandy Springs. Per approved design, the City is relocating the existing utility services along the west side of Roswell Road from Lake Placid Drive to approximately 300 feet south of Northwood Drive. They will be relocated to the rear of the existing businesses in order to remove poles from the new sidewalk area. GPC has presented the attached Agreement and cost to provide this relocation. Relocation of aerial utilities for the Project has been planned and budgeted since Project concept design. GPC will serve as the lead utility in this Project. AT&T and Comcast will relocate onto these poles. This effort is forecasted to begin in the summer of 2022, in the interest of supporting the City's streetscape project currently scheduled for letting in December of 2022. The current estimated cost provided by GPC is \$169,023. Adequate CDBG funds have been budgeted and allocated to fund this planned utility relocation. Staff recommends approval of the Agreement. Should the City Council not approve the Agreement, the Project would need to be redesigned to allow for the existing aerial utilities to remain.

Motion and vote. A motion was made by Councilmember Andrew Bauman, seconded by Councilmember Tibby DeJulio, to authorize a Georgia Power Company Relocation Agreement for Aerial Utilities Relocation for Community Development Block Grant (CDBG) T-0033-7, Roswell Road Sidewalk (Phase 2) Project, and authorize the City Manager to execute the agreement. The motion carried by unanimous vote.

Resolution No. 2022-05-61

- B. **2022-129** Request for Mayor and City Council Consideration of the Approval to Authorize a Fourth Amendment to the Existing Contract with Gresham Smith for Design

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Services for the S2-193 Hammond Drive Corridor Project to Provide for Increased Project Scope and Costs for Final Design and to Authorize the City Manager to Execute the Amendment

William H. Martin, Jr., AIA, Public Works Director, presented the Fourth Amendment to the existing contract with Gresham Smith for Design Services for the S2-193 Hammond Drive Corridor Project to provide for increased project scope and costs for final design. The original Scope and Amendment 1 (dated September 4, 2018 and May 23, 2018) provided traffic studies, conceptual design, and public involvement for the Hammond Drive Corridor. Amendment 2 provided additional services to develop visualizations (flyover video) for the project corridor to aid in communicating the proposed design concept to the public and a Public Information Open House (PIOH) Meeting which was held February 26, 2019. Amendment 3 (dated January 8, 2022) provided topographical surveying services and subsurface utility engineering (SUE) surveys and initial preliminary designs for Phase-I construction limits. Deliverables and Costs for Amendment 4 will include the following:

Amendment 4	Amount
Task 3 Preliminary Plans	
Preliminary Plan Development (Continuation of Initial Design)	\$1,040,192
Survey	\$4,336
Environmental Assessments	\$45,044
Special Studies/Reports (Tree and SUE Surveys)	\$68,172
Task 4 Right-of-Way Plans, Staking, Negotiated Plan Changes	\$108,830
Task 5 Final Construction Plans	\$1,332,999
Task 6 Construction Support	
Public Involvement	\$83,873
Construction Services	\$268,255
Amendment 4 Total	\$2,951,701

The additional services in this change order are intended to progress the project from its initial Preliminary Plan Phase for its Phase-I Construction limits through its Construction Phase, as well as including Tasks and Sub-Tasks for Public Involvement and Special Studies/Reports. The project's Phase-I limits begin 50-ft West of Boylston Drive and continue on Hammond Drive to 250-ft east of Glenridge Drive. Gresham Smith will develop Preliminary Plans (Task 3), Right of Way Plans (Task 4), and Final Plans (Task 5), and will provide Construction Services (Task 6) for the Phase-I limits. The total proposed fee for this current Amendment is \$2,951,701. The original contract fee was \$237,985, Change Order 1 was \$12,000, Change Order 2 was \$47,500 and Change Order 3 was \$218,067. There is adequate funding in the TSPLOST 2021 Project Budget to fund the additional tasks and deliverables for Amendment 4. Staff recommends approval of the fourth amendment. The City could decide not to approve Amendment 4 to fund the changes and the Project site would remain in its existing condition.

Motion and second. A motion was made by Council Member Melissa Mular, seconded by Council Member John Paulson, to authorize a fourth amendment to the existing contract with Gresham Smith for design services for the S2-193 Hammond Drive Corridor Project to provide for increased project scope and costs for final design and to authorize the City Manager to execute the amendment.

Councilmember John Paulson stated the amendment includes a certain amount for construction services, but construction will not begin for quite a while. Why are construction services being considered now?

Public Works Director Martin replied the consultant was tasked with providing the full cost scope of the delivery of the project, from where we are now to project completion.

Mayor Rusty Paul asked will the services get cheaper later.

Public Works Director Martin replied no. Staff would like to lock prices in.

Vote on the motion. The motion carried by unanimous vote.

Resolution No. 2022-05-62

X. Reports

A. 2022-130 Mayor and Council Report

Mayor Rusty Paul reported on the Austin, Texas LINK trip. It was good to learn about other communities' challenges and difficulties. Austin is a high-tech area and would like to replicate some of the success of Silicon Valley. Their economy looks a lot like Sandy Springs. Both Dallas and Austin have studied the metro-Atlanta transportation plan, but have successfully executed their plans before Atlanta, such as the MetroPlex in Dallas. Austin will soon implement their own multimodal plans. The Atlanta area should implement its regional transportation plans. In Austin, Link attendees learn a community's future depends on the quality of life offered. Today, people figure out where they want to live and later how to pay for it all. Sandy Springs should invest in the things that are vital to the community's quality of life, like the trails system and transportation. Also, all communities are discussing housing affordability. One strategy Austin is investing in to address housing affordability is investing its transit, ensuring an affordable, clean, reliable system. The Mayor of Atlanta was actively engaged in all the meetings. We cannot solve regional problems if the largest player in the region is not in the conversation. The Atlanta Mayor has shown he is engaged.

Also, last weekend was the first City Green Live concert of the summer. There were over 1,000 people in attendance. Thanks to Anna Nikolas and the rest of the Create Team for putting together a fun evening.

Councilmember John Paulson reported Sandy Springs Fire and Rescue had a controlled burn exercise over the weekend. It was a great job. The community had an opportunity to observe the fire department exercise.

Faith Njoku, 1514 Jefferson Drive, Sandy Springs stated affordable housing is an issue affecting people all over the country. The issue is also the quality of apartments and lack of accountability. Is there a space on the City website where residents can find information, such as a Tenants Bill of Right?

Mayor Paul stated if units are not maintained properly, residents can call Code Enforcement. And, if residents provide the City entrance, Code Enforcement will inspect your apartment. The City has posted crime statistics on the website. While the City does not have a renters' bill of rights, through Code Enforcement, the City does enforce its related laws.

B. 2022-131 Staff Reports

1. March 2022 Unaudited Financials

Toni Carlisle, Finance Director, presented the March 2022 Unaudited Financials. The City is at 75% of the fiscal year and overall revenues are at 75%. As of March, the City has achieved 100% of the core revenue streams except LOST and Business Occupational Taxes, which are at 87% and 99% respectively. All licenses and permits are well over 100% except Other Licenses and Permits, which include Firearm Permits and Server Pouring Permits.

The City's expenditures are at 52% as of March close. For department expenditures, credits for the unemployment taxes are noted, which are primarily due to an updated rate change by ADP. The total of this credit was \$5,000 and was allocated to each dept based on the line-item budget. Credits for benefits in a department or two are also noted, and this is a result of the benefit providers issuing retro credits for employees who have left the City. Many of the departments' expenditures are trending based on expected activity and below the expected 75% of budget.

XI. Executive Session

There was no executive session.

XII. Adjournment

Motion and vote. A motion was made by Councilmember Tibby DeJulio, seconded by Councilmember Melody Kelley, to adjourn the meeting. The motion carried by unanimous vote.

The meeting adjourned at 6:49 p.m.