



SANDY SPRINGS

GEORGIA

CITY COUNCIL

Rusty Paul, Mayor
John Paulson – District 1
Melody Kelley – District 2
Melissa Mular – District 3
Frank Roberts – District 4
Mary Ford – District 5
Andrew J. Chinsky – District 6

Tuesday, March 3, 2026

Regular Meeting

6:00 PM

The City Council meeting will be held in the Studio Theatre at Sandy Springs City Hall
(1 Galambos Way, Sandy Springs, GA 30328).

Live-stream: www.SandySpringsGA.gov/stream

Public Comment: <http://spr.gs/publiccomment>

- I. Call to Order** - Mayor Rusty Paul
- II. Roll Call and General Announcements** - City Clerk
- III. Pledge of Allegiance** - Mayor Rusty Paul
- IV. Public Comment**
- V. Approval of Meeting Agenda**
- VI. Consent Agenda**
 - A. 2026-051** Meeting Minutes
February 17, 2026 City Council Work Session
February 17, 2026 City Council Meeting
February 19, 2026 City Council Special Called Meeting
 - B. 2026-052** Request for Mayor and City Council Consideration of a Resolution to Approve Acceptance of a Temporary Construction Easement from Jason Anthony and Kelly Anthony, on Property Located at 4941 Long Island Drive in Land Lot 120 of the 17th District, City of Sandy Springs (Tax ID# 17-0120-0001-041-2); in Relation to the S2185 Lake Forrest Drive Sidewalk Improvements Project
(Presented by William H. Martin, Jr. AIA Public Works Director)
 - C. 2026-053** Request for Mayor and City Council Consideration of a Resolution to Approve Acceptance of a Driveway Easement from Anastasios Lambrou and Carolyn M. Lambrou, on Property Located at 4644 Lake Forrest Drive in Land Lot 119 of

Individuals with disabilities who require certain accommodations in order to allow them to observe and/or participate in a public meeting, or who have questions regarding the accessibility of the meeting or facilities should contact the City Clerk at 770-730-5600 promptly for assistance.

The City will make reasonable accommodations for those persons.
1 Galambos Way, Sandy Springs, Georgia 30328 • 770-730-5600 • SandySpringsGA.gov



SANDY SPRINGS

GEORGIA

the 17th District, City of Sandy Springs (Tax ID# 17-0119-0005-041-1); in Relation to the S2185 Lake Forrest Drive Sidewalk Improvements Project
(Presented by William H. Martin, Jr. AIA Public Works Director)

- D. **2026-054** Request for Mayor and City Council Consideration of a Resolution to Approve Acceptance of a Purchase and Sale Agreement from John Flint and Anastasia Gracheva for Temporary Construction Easement and Easement for Construction of Driveway Rights (with a Cost to Cure Payment) on that Certain Tract of Land Located at 545 Windsor Parkway (Tax ID # 17-0066-0003-012-7), in Land Lot 66 of the 17th District, City of Sandy Springs, Fulton County, Georgia for the S2161 Windsor Parkway Sidewalk Project
(Presented by William H. Martin, Jr. AIA Public Works Director)

VII. Presentations

VIII. Public Hearing

- A. **2026-055** ABL No. 119901
Request for Mayor and City Council Consideration of an Alcoholic Beverage License Application for Aavit Group LLC/ DBA Anja Bar and Lounge at 8290 Roswell Road Suite 500B, Sandy Springs GA 30350. The Applicant is Courtney Catherine Maven for Consumption Beer, Wine and Distilled Spirits.
(Presented by Tammie Edwards, Revenue Supervisor)
- B. **2026-056** ABL No. 28378
Request for Mayor and City Council Consideration of Approval of Alcoholic Beverage License Application for JM Lifestyle Group LLC DBA Omnia Room for 5920 Roswell Road Building A, Suite 115, Sandy Springs GA 30328. The Applicant is Reginald Weeks for Consumption on the Premises, Wine, Malt & Distilled Spirits.
(Presented by Tammie Edwards, Revenue Supervisor)

IX. New Business

- A. **2026-057** Request for Mayor and City Council Consideration of a Resolution to Appoint a Member to the Sandy Springs Board of Appeals
(Presented by Rusty Paul, Mayor)
- B. **2026-058** Request for Mayor and City Council Consideration of a Resolution to Approve Contract Award to Massana Construction, Inc. for the Bridge Maintenance and Repair Project and to Authorize the City Manager to Execute the Contract
(Presented by William H. Martin, Jr. AIA Public Works Director)

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SANDY SPRINGS

GEORGIA

- C. **2026-059** Request for Mayor and City Council Consideration of a Resolution to Approve Contract Award to R&B Developer, Inc. to Construct the 6445 and 6450 Powers Ferry Road Stormwater Maintenance and Repair Project and to Authorize the City Manager to Execute the Contract

(Presented by William H. Martin, Jr. AIA Public Works Director)

- D. **2026-060** Request for Mayor and City Council Consideration of an Ordinance to Amend Chapter 22 of the General Code of Ordinances, Article II, Division 1, Sect. 36 Regarding Water Supply and Fire Flow Adequacy Study Required for Permit Issuance; to Replace Sec. 11 of the Sandy Springs Technical Manual; to Provide for an Effective Date; and for Other Purposes

(Presented by Keith Sanders, Fire Chief)

X. Reports

- A. **2026-061** Mayor and Council Report

- B. **2026-062** Staff Reports

XI. Adjournment

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SANDY SPRINGS

CITY CLERK'S OFFICE

TO: Eden Freeman, City Manager
FROM: William H. Martin, Jr. AIA Public Works Director
DATE: February 2, 2026 Submission for the March 3, 2026 City Council Meeting
ITEM: Request for Mayor and City Council Consideration of a Resolution to Approve Acceptance of a Temporary Construction Easement from Jason Anthony and Kelly Anthony, on Property Located at 4941 Long Island Drive in Land Lot 120 of the 17th District, City of Sandy Springs (Tax ID# 17-0120-0001-041-2); in Relation to the S2185 Lake Forrest Drive Sidewalk Improvements Project

Recommendation:

Staff recommends that the Mayor and City Council accept the donation of a Temporary Construction Easement on that tract of land lying and located in Land Lot 120 of the 17th District, Fulton County, Georgia. The property is owned by Jason Anthony and Kelly Anthony and is located at 4941 Long Island Drive in Sandy Springs, Georgia, as shown in the attached exhibits.

Background:

The acquisition of 381.96 square feet of Temporary Construction Easement in tract one and 555.56 sq. ft. of Temporary Construction Easement in tract two on the subject property is necessary to construct the S2185 Lake Forrest Drive Sidewalk Improvements Project.

Discussion:

The Property Owners agreed to donate the required Temporary Construction Easement at no cost to the City.

Financial Impact:

None. This is a donation at no cost to the City.

Alternatives:

The acquisition reflects the minimum amount of property rights required in order to deliver the desired project.

Review:

Cheryl Oslund, Administrative Coordinator
Marty Martin, Director of Public Works
Toni Carlisle, Chief Financial Officer
Dan Lee, City Attorney
Eden Freeman, City Manager

Created/Initiated - 2/19/2026
Approved - 2/19/2026
Approved - 2/25/2026
Approved - 2/26/2026
Final Approval - 2/27/2026

Attachments:

1. GIS AND AERIAL MAP - PCL 25
2. EXECUTED TCE AND EXHIBITS - PARCEL 25
3. Resolution



0 0 0 0 mi

Date: 1/30/2026
Map Size: 8.5x11 (LETTER)



AERIAL MAP | 4941 LONG ISLAND DR

Fulton County provides the data on this map for your personal use "as is". The data are not guaranteed to be accurate, correct, or complete. The feature locations depicted in these maps are approximate and are not necessarily accurate to surveying or engineering standards. Fulton County assumes no responsibility for losses resulting from the use these data, even if Fulton County is advised of the possibility of such losses



FULTON
COUNTY



AFTER RECORDING, PLEASE RETURN TO:
City of Sandy Springs City Clerk
1 Galambos Way
Sandy Springs, GA 30328

Cross Reference:
Deed Book: 57436 Page: 631
Tax Parcel ID: 17-0120-0001-041-2
Address: 4941 LONG ISLAND DR (Par. 25)

TEMPORARY CONSTRUCTION EASEMENT

STATE OF GEORGIA
FULTON COUNTY

THIS CONVEYANCE made and executed the 28 day of January, 2026.

WHEREAS, the City of Sandy Springs in the County of Fulton, Georgia desires to construct a sidewalk project along Lake Forrest Drive (from City Limits to Mount Paran Drive), known as Project No. S-2185.

NOW, THEREFORE, for value received, the Undersigned **JUSTIN ANTHONY & KELLY ANTHONY** does (do) hereby grant a Temporary Construction Easement to the **CITY OF SANDY SPRINGS, GA**, (the "City") the right to execute certain construction over and upon my(our) land abutting on and adjacent to the City right of way in such manner as the City may deem proper to support or accommodate the improvements of said project. The easement areas are shown on the attached plat labeled Exhibits "A" and "B". Any slopes will remain in place and the City will cease to maintain the slopes upon completion and final acceptance of the project by the City of Sandy Springs Public Works Department.

The Temporary Construction Easement granted herein shall commence upon the City's use of this Easement for construction of the Project, and it shall terminate two (2) years from commencement of the City's use of the easement or upon the completion and final acceptance of the Project by the City of Sandy Springs Public Works Department, whichever date shall first occur. Upon the completion and final acceptance of the Project, Grantor may file a notice to terminate the easement.

I (we) hereby warrant that I (we) have the right to sell and/or convey said land and bind, myself (ourselves), my(our) heirs, executors and administrators forever and defend by virtue of these presents.

[Signatures on the Following Page]

In Witnesseth whereof, I (we) have hereunto set our hands and seal the day above written.

Signed, Sealed and Delivered this 28 day of January, 2026 in the presence of:

Beklee
Witness

By: [Signature] (SEAL)
Name: JUSTIN ANTHONY

[Signature]
Notary Public

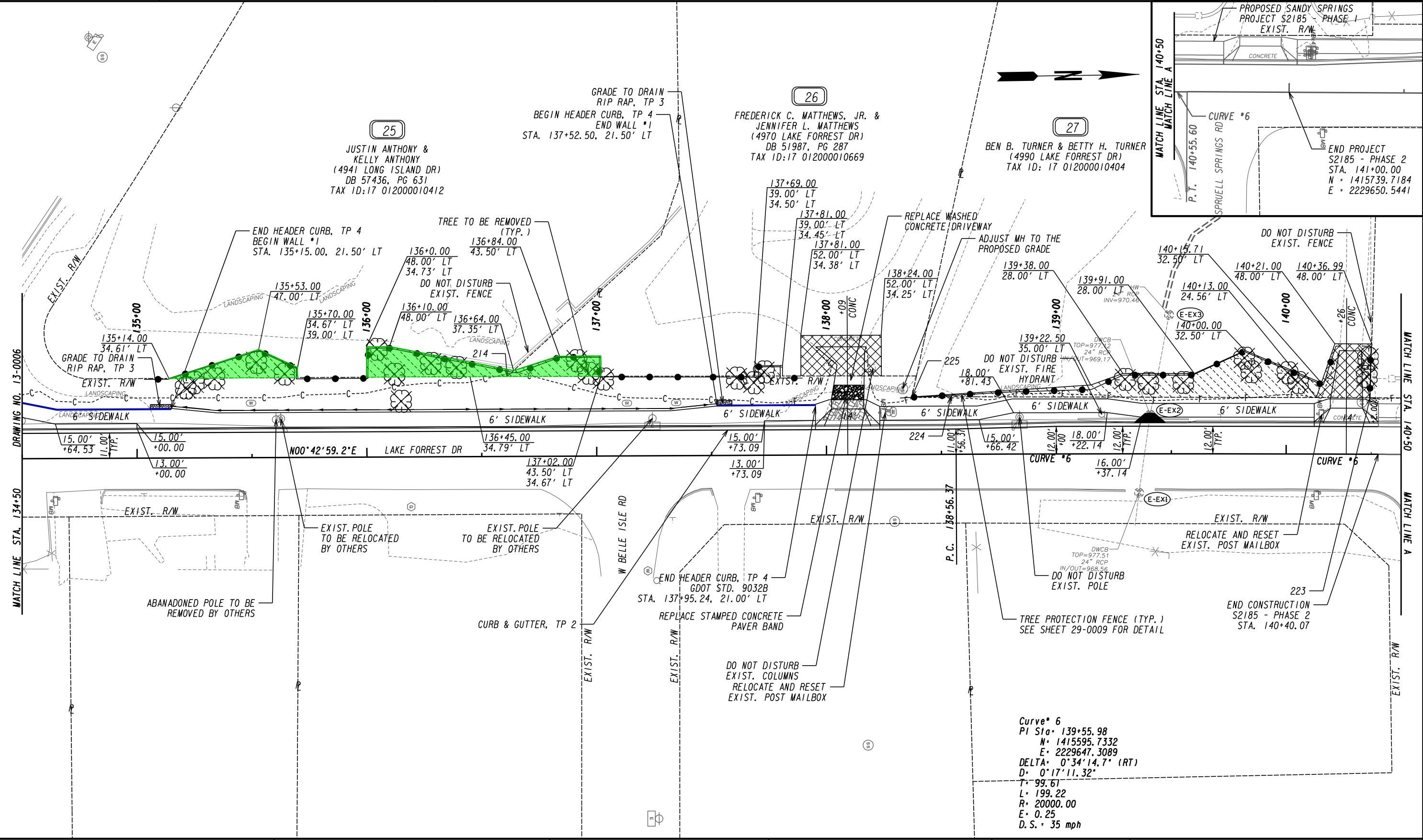
Joan Estival
NOTARY PUBLIC
GWINNETT COUNTY, GEORGIA
{NOTARY SEAL} My Commission Expires 08/11/2029

Beklee
Witness

By: [Signature] (SEAL)
Name: KELLY ANTHONY

[Signature]
Notary Public

Joan Estival
NOTARY PUBLIC
GWINNETT COUNTY, GEORGIA
{NOTARY SEAL} My Commission Expires 08/11/2029



PROPERTY AND EXISTING R/W LINE
REQUIRED R/W LINE
EASEMENT FOR CONSTR
& MAINTENANCE OF SLOPES
EASEMENT FOR CONSTR
& MAINTENANCE OF DRAINAGE
EASEMENT FOR CONSTR OF SLOPES
EASEMENT FOR CONSTR OF DRIVES

CONSTRUCTION LIMITS
LIMIT OF ACCESS
REQ'D R/W & LIMIT OF ACCESS
ORANGE BARRIER FENCE
ESA - ENV. SENSITIVE AREA
(SEE ERIT TABLE)
MANHOLE
OUTFLOW CONTROL DEVICE
CATCH BASIN

---C---F---
---O---O---
---H---H---
---●---●---
---▲---▲---
JUNCTION BOX
DROP INLET

Kimley»Horn
Engineering, Planning, and Environmental Consultants
3930 East Jones Bridge Road, Suite 350
Peachtree Corners, Georgia 30092

SCALE IN FEET
0 20 40 80

REVISION DATES	
NO.	DATE

CHECKED: DATE:

BACKCHECKED: DATE:

CORRECTED: DATE:

VERIFIED: DATE:

CONSTRUCTION PLAN
LAKE FORREST SIDEWALK
PHASE 2

LAKE FORREST DR
SIDEWALK PROJECT S2185
DRAWING NO.
13-0007

Page 10 of 51

PARCEL 1 REQ'D DRWY. EASM'T TRACT 1 DE40000			
PNT	OFFSET/ DIST	STATION/ BEARING	ALIGNMENT
DE40001	29.58 L 20.28	103+65.00 N 64°14'57.6" W	LAKE FORREST DRIVE
DE40002	48.00 L 38.50	103+73.50 N 0°58'43.7" E	LAKE FORREST DRIVE
DE40003	48.00 L 18.39	104+12.00 S 89°01'16.3" E	LAKE FORREST DRIVE
DE40004	29.61 L 47.00	104+12.00 S 0°56'59.4" W	LAKE FORREST DRIVE
DE40001	29.58 L	103+65.00	LAKE FORREST DRIVE
REQD EASMT	= 786.83 SF		
REQD EASMT	= 0.018 ACRES		

PARCEL 1 REQ'D DRWY. EASM'T TRACT 2 DE40001			
PNT	OFFSET/ DIST	STATION/ BEARING	ALIGNMENT
DE40040	29.66 L 15.34	105+15.00 N 89°01'16.3" W	LAKE FORREST DRIVE
DE40041	45.00 L 28.05	105+15.00 N 0°58'43.7" E	LAKE FORREST DRIVE
DE40042	45.00 L 15.33	105+43.05 S 88°28'02.3" E	LAKE FORREST DRIVE
95	29.67 L 27.90	105+42.90 S 0°56'59.4" W	LAKE FORREST DRIVE
DE40040	29.66 L	105+15.00	LAKE FORREST DRIVE
REQD EASMT	= 429.01 SF		
REQD EASMT	= 0.010 ACRES		

PARCEL 3 REQ'D DRWY. EASM'T DE40002			
PNT	OFFSET/ DIST	STATION/ BEARING	ALIGNMENT
DE40009	29.76 L 21.38	107+26.00 N 44°27'31.0" W	LAKE FORREST DRIVE
DE40010	45.00 L 26.59	107+41.00 N 35°53'16.8" E	LAKE FORREST DRIVE
131	29.78 L 36.81	107+62.81 S 0°56'59.4" W	LAKE FORREST DRIVE
DE40009	29.76 L	107+26.00	LAKE FORREST DRIVE
REQD EASMT	= 280.26 SF		
REQD EASMT	= 0.006 ACRES		

PARCEL 10 REQ'D DRWY. EASM'T DE40003			
PNT	OFFSET/ DIST	STATION/ BEARING	ALIGNMENT
DE40011	29.71 L 26.84	116+28.00 N 70°46'32.4" W	LAKE FORREST DRIVE
DE40012	55.00 L 21.43	116+37.00 N 0°21'58.4" W	LAKE FORREST DRIVE
DE40013	55.00 L 25.24	116+58.43 N 89°16'41.6" E	LAKE FORREST DRIVE
151	29.76 L 30.59	116+58.59 S 0°27'14.6" E	LAKE FORREST DRIVE
DE40011	29.71 L	116+28.00	LAKE FORREST DRIVE
REQD EASMT	= 657.04 SF		
REQD EASMT	= 0.015 ACRES		

PARCEL 14 REQ'D DRWY. EASM'T DE40004			
PNT	OFFSET/ DIST	STATION/ BEARING	ALIGNMENT
DE40014	30.23 L 15.94	119+65.00 N 68°15'31.1" W	LAKE FORREST DRIVE
DE40015	45.00 L 21.00	119+71.00 N 0°21'58.4" W	LAKE FORREST DRIVE
DE40016	45.00 L 14.73	119+92.00 N 89°38'01.6" E	LAKE FORREST DRIVE
DE40017	30.27 L 27.00	119+92.00 S 0°27'14.6" E	LAKE FORREST DRIVE
DE40014	30.23 L	119+65.00	LAKE FORREST DRIVE
REQD EASMT	= 353.91 SF		
REQD EASMT	= 0.008 ACRES		

PARCEL 16 REQ'D TEMP. EASM'T TRACT 1 DE20001			
PNT	OFFSET/ DIST	STATION/ BEARING	ALIGNMENT
DE20035	30.26 L 3.74	122+98.50 S 89°47'40.0" W	LAKE FORREST DRIVE
DE20008	34.00 L 10.50	122+98.50 N 0°12'20.0" W	LAKE FORREST DRIVE
DE20009	34.00 L 3.76	123+09.00 N 89°47'40.0" E	LAKE FORREST DRIVE
DE20010	30.24 L 10.50	123+09.00 S 0°06'27.2" E	LAKE FORREST DRIVE
DE20035	30.26 L	122+98.50	LAKE FORREST DRIVE
REQD EASMT	= 39.40 SF		
REQD EASMT	= 0.001 ACRES		

PARCEL 16 REQ'D TEMP. EASM'T TRACT 2 DE20002			
PNT	OFFSET/ DIST	STATION/ BEARING	ALIGNMENT
DE20015	30.22 L 5.78	123+20.50 S 89°47'40.0" W	LAKE FORREST DRIVE
DE20016	36.00 L 7.59	123+20.50 N 0°11'29.8" W	LAKE FORREST DRIVE
DE20036	36.00 L 5.79	123+28.07 N 89°19'20.8" E	LAKE FORREST DRIVE
165	30.21 L 7.64	123+28.12 S 0°06'27.2" E	LAKE FORREST DRIVE
DE20015	30.22 L	123+20.50	LAKE FORREST DRIVE
REQD EASMT	= 44.07 SF		
REQD EASMT	= 0.001 ACRES		

PARCEL 22 REQ'D DRWY. EASM'T DE40006			
PNT	OFFSET/ DIST	STATION/ BEARING	ALIGNMENT
190	30.03 L 22.02	130+16.62 N 85°56'28.0" W	LAKE FORREST DRIVE
DE40032	52.00 L 50.93	130+18.07 N 0°17'37.7" E	LAKE FORREST DRIVE
DE40033	52.00 L 21.97	130+69.00 S 89°42'22.3" E	LAKE FORREST DRIVE
DE40034	30.03 L 52.38	130+69.00 S 0°17'29.6" W	LAKE FORREST DRIVE
190	30.03 L	130+16.62	LAKE FORREST DRIVE
REQD EASMT	= 1134.81 SF		
REQD EASMT	= 0.026 ACRES		

PARCEL 25 REQ'D TEMP. EASM'T TRACT 1 DE20003			
PNT	OFFSET/ DIST	STATION/ BEARING	ALIGNMENT
DE20011	34.61 L 40.92	135+14.00 N 16°53'53.1" W	LAKE FORREST DRIVE
DE20012	47.00 L 18.78	135+53.00 N 25°54'55.7" E	LAKE FORREST DRIVE
DE20013	39.00 L 4.31	135+70.00 S 89°21'33.4" E	LAKE FORREST DRIVE
DE20014	34.69 L 56.01	135+70.00 S 0°38'26.6" W	LAKE FORREST DRIVE
DE20011	34.61 L	135+14.00	LAKE FORREST DRIVE
REQD EASMT	= 381.96 SF		
REQD EASMT	= 0.009 ACRES		

PARCEL 25 REQ'D TEMP. EASM'T TRACT 2 DE20004			
PNT	OFFSET/ DIST	STATION/ BEARING	ALIGNMENT
DE20019	34.73 L 13.27	136+00.00 N 89°17'00.8" W	LAKE FORREST DRIVE
DE20020	48.00 L 10.00	136+00.00 N 0°42'59.2" E	LAKE FORREST DRIVE
DE20021	48.00 L 55.04	136+10.00 N 11°52'28.8" E	LAKE FORREST DRIVE
DE20022	37.35 L 3.78	136+64.00 S 41°31'34.2" E	LAKE FORREST DRIVE
214	34.81 L 61.20	136+61.20 S 0°38'26.6" W	LAKE FORREST DRIVE
DE20019	34.73 L	136+00.00	LAKE FORREST DRIVE
REQD EASMT	= 555.56 SF		
REQD EASMT	= 0.013 ACRES		

STATE OF GEORGIA
COUNTY OF FULTON

**A RESOLUTION TO APPROVE ACCEPTANCE OF A TEMPORARY CONSTRUCTION EASEMENT
ON THAT CERTAIN TRACT OF LAND LOCATED AT 4941 LONG ISLAND DRIVE,
(TAX ID #17-0120-0001-041-2), LAND LOT 120 OF THE 17TH DISTRICT,
CITY OF SANDY SPRINGS, FULTON COUNTY, GEORGIA**

WHEREAS, the City of Sandy Springs (“City”) is currently in the process of constructing the S2185 Lake Forrest Drive Sidewalk Improvements Project (“Project”); and

WHEREAS, to facilitate construction of the Project, the City requires the acquisition of 381.96 square feet of Temporary Construction Easement in tract one and 555.56 sq. ft. of Temporary Construction Easement (“Agreement”) in tract two, located at 4941 Long Island Drive in Land Lot 120 of the 17th District, City of Sandy Springs, Fulton County, Georgia (Tax ID #17-0120-0001-041-2), and owned by Jason Anthony and Kelly Anthony, (“Owners”); and

WHEREAS, City staff has reached an agreement in which the Owners are willingly donating the required Property; and

WHEREAS, the Department of Public Works, in response to guidance provided by the City Manager, has reviewed and desires that City Council approve the attached Agreements; and

WHEREAS, the City desires to acquire the Property and to enter into the Agreement;

NOW, THEREFORE, BE IT RESOLVED BY THE MAYOR AND CITY COUNCIL OF THE CITY OF SANDY SPRINGS, GEORGIA:

1. That the attached Agreements are hereby approved;
2. That the Mayor or appropriate City official is hereby authorized to execute the Agreement, subject to approval of the City Attorney and the City Finance Director; and
3. That the City Manager and appropriate City staff are hereby authorized to take such actions as may be deemed necessary to effectuate the intent of this Resolution.

RESOLVED this 3rd day of March, 2026.

Approved:

Russell K. Paul, Mayor

Attest:

Raquel D. Gonzalez, City Clerk

(Seal)



SANDY SPRINGS

CITY CLERK'S OFFICE

TO: Eden Freeman, City Manager
FROM: William H. Martin, Jr. AIA Public Works Director
DATE: February 2, 2026 Submission for the March 3, 2026 City Council Meeting
ITEM: Request for Mayor and City Council Consideration of a Resolution to Approve Acceptance of a Driveway Easement from Anastasios Lambrou and Carolyn M. Lambrou, on Property Located at 4644 Lake Forrest Drive in Land Lot 119 of the 17th District, City of Sandy Springs (Tax ID# 17-0119-0005-041-1); in Relation to the S2185 Lake Forrest Drive Sidewalk Improvements Project

Recommendation:

Staff recommends that the Mayor and City Council accept the donation of a Driveway Easement on that tract of land lying and located in Land Lot 119 of the 17th District, Fulton County, Georgia. The property is owned by Anastasios Lambrou and Carolyn M. Lambrou, and is located at 4644 Lake Forrest Drive in Sandy Springs, Georgia, as shown in the attached exhibits.

Background:

The acquisition of 786.83 square feet of Driveway Easement in tract one and 429.01 square feet of Driveway Easement in tract two on the subject property is necessary to construct the S2185 Lake Forrest Drive Sidewalk Improvements Project.

Discussion:

The Property Owners agreed to donate the required Driveway Easement at no cost to the City.

Financial Impact:

None. This is a donation at no cost to the City.

Alternatives:

The acquisition reflects the minimum amount of property rights required in order to deliver the desired project.

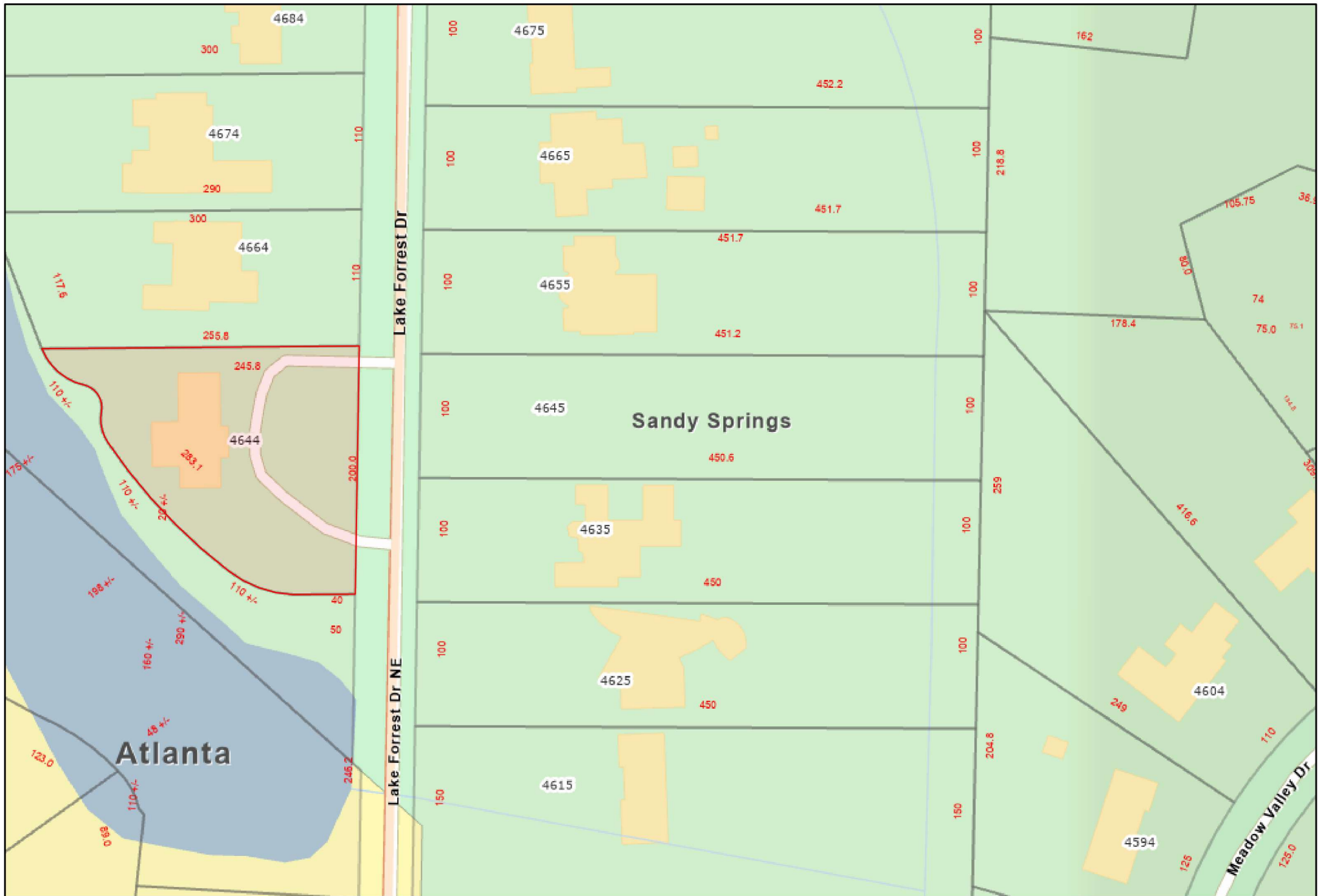
Review:

Cheryl Oslund, Administrative Coordinator
Marty Martin, Director of Public Works
Toni Carlisle, Chief Financial Officer
Dan Lee, City Attorney
Eden Freeman, City Manager

Created/Initiated - 2/19/2026
Approved - 2/19/2026
Approved - 2/25/2026
Approved - 2/26/2026
Final Approval - 2/27/2026

Attachments:

1. GIS AND AERIAL MAP - PCL 1
2. EXECUTED DWE AND EXHIBITS - PARCEL 1
3. Resolution



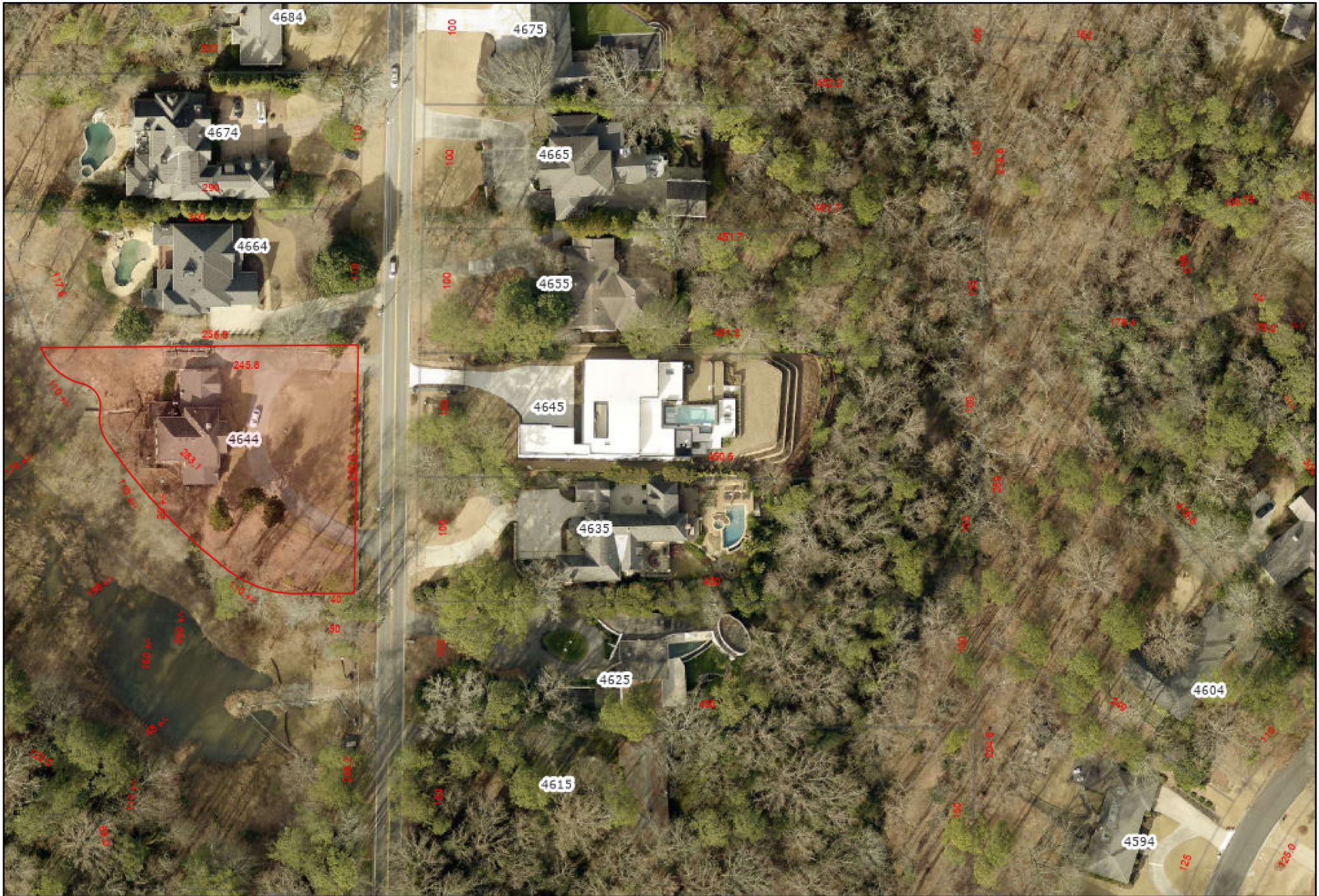
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Date: 1/30/2026
Map Size: 8.5x11 (LETTER)



GIS MAP | 4644 LAKE FORREST DR

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Date: 1/30/2026
Map Size: 8.5x11 (LETTER)



AERIAL MAP | 4644 LAKE FORREST DR

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FULTON COUNTY
Geographic Information System

TAX ID# 17-0113-0005-041-1
Address: 4644 LAKE FORREST DR. (Par. 1)

DRIVEWAY EASEMENT

**STATE OF GEORGIA
FULTON COUNTY**

THIS CONVEYANCE made and executed the 22 day of December, 2025.

LAKE FORREST
WHEREAS, the City of Sandy Springs in the County of Fulton, Georgia desires to construct the S2185 Windsor Parkway Sidewalk Project (Between City Limit. and Mount Paran).

NOW, THEREFORE, for value received, the Undersigned **ANASTASIOS LAMBROU & CAROLYN M. LAMBROU** does (do) hereby grant an Easement for the Construction of Driveway ("Easement") to the **CITY OF SANDY SPRINGS, GA**, (the "City") the right to execute certain construction over and upon our land abutting on and adjacent to the City right of way in such manner as the City may deem proper to support or accommodate the improvements of said project. The easement area is shown on the attached plat labeled Exhibit "A". Any slopes (if any) will remain in place and the City will cease to maintain the slopes upon completion and final acceptance of the project by the City of Sandy Springs Public Works Department.

Said Easement for the Construction of Driveway granted herein shall commence upon the City's use of the Easement for construction of the S-2185 Project and shall terminate Two (2) years from the commencement of the City's use of this Easement; or upon the completion and City's final acceptance of the S-2185 Project, whichever date shall first occur.

I (we) hereby warrant that I (we) have the right to sell and/or convey said land and bind, ourselves, our heirs, executors and administrators forever and defend by virtue of these presents.

In Witnesseth whereof, we have hereunto set our hands and seal the day above written.

Signed, Sealed and Delivered this 22 day of December, 2025 in the presence of:

Witness

Notary Public
{NOTARY SEAL}

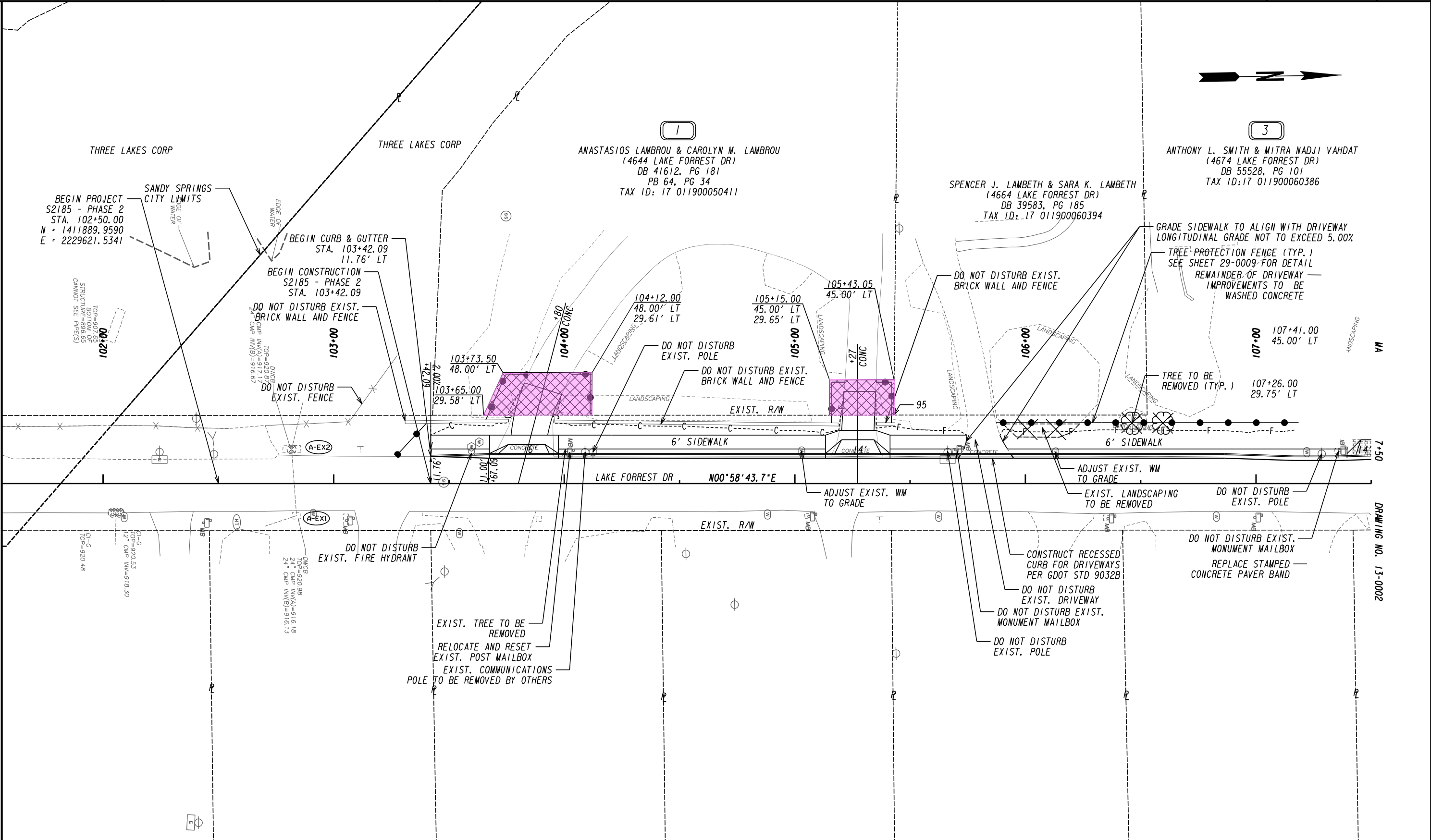
Witness

Notary Public
{NOTARY SEAL}



Name: ANASTASIOS LAMBROU (SEAL)

Name: CAROLYN M. LAMBROU (SEAL)



PROPERTY AND EXISTING R/W LINE

REQUIRED R/W LINE

EASEMENT FOR CONSTR & MAINTENANCE OF SLOPES

EASEMENT FOR CONSTR & MAINTENANCE OF DRAINAGE

EASEMENT FOR CONSTR OF SLOPES

EASEMENT FOR CONSTR OF DRIVES

CONSTRUCTION LIMITS

LIMIT OF ACCESS

REQ'D R/W & LIMIT OF ACCESS

ORANGE BARRIER FENCE

ESA - ENV. SENSITIVE AREA (SEE ERT TABLE)

MANHOLE

OUTFLOW CONTROL DEVICE

CATCH BASIN

---C---F---

---C---F---

---C---F---

---C---F---

---C---F---

---C---F---

JUNCTION BOX

MANHOLE

OUTFLOW CONTROL DEVICE

CATCH BASIN

Kimley»Horn

Engineering, Planning, and Environmental Consultants

3930 East Jones Bridge Road, Suite 350

Peachtree Corners, Georgia 30092

SCALE IN FEET

0 20 40 80

REVISION DATES

CHECKED:	DATE:
BACKCHECKED:	DATE:
CORRECTED:	DATE:
VERIFIED:	DATE:

CONSTRUCTION PLAN

LAKE FORREST SIDEWALK

PHASE 2

LAKE FORREST DR
SIDEWALK PROJECT S2185

DRAWING NO. 13-0002

13-0001

10/23/2015 GPLN

Page 18 of 51

PARCEL 1 REQ'D DRWY. EASM'T TRACT 1 DE40000			
PNT	OFFSET/ DIST	STATION/ BEARING	ALIGNMENT
DE40001	29.58 L 20.28	103+65.00 N 64°14'57.6" W	LAKE FORREST DRIVE
DE40002	48.00 L 38.50	103+73.50 N 0°58'43.7" E	LAKE FORREST DRIVE
DE40003	48.00 L 18.39	104+12.00 S 89°01'16.3" E	LAKE FORREST DRIVE
DE40004	29.61 L 47.00	104+12.00 S 0°56'59.4" W	LAKE FORREST DRIVE
DE40001	29.58 L	103+65.00	LAKE FORREST DRIVE
REQD EASMT	= 786.83	SF	
REQD EASMT	= 0.018	ACRES	

PARCEL 1 REQ'D DRWY. EASM'T TRACT 2 DE40001			
PNT	OFFSET/ DIST	STATION/ BEARING	ALIGNMENT
DE40040	29.66 L 15.34	105+15.00 N 89°01'16.3" W	LAKE FORREST DRIVE
DE40041	45.00 L 28.05	105+15.00 N 0°58'43.7" E	LAKE FORREST DRIVE
DE40042	45.00 L 15.33	105+43.05 S 88°28'02.3" E	LAKE FORREST DRIVE
95	29.67 L 27.90	105+42.90 S 0°56'59.4" W	LAKE FORREST DRIVE
DE40040	29.66 L	105+15.00	LAKE FORREST DRIVE
REQD EASMT	= 429.01	SF	
REQD EASMT	= 0.010	ACRES	

PARCEL 3 REQ'D DRWY. EASM'T DE40002			
PNT	OFFSET/ DIST	STATION/ BEARING	ALIGNMENT
DE40009	29.76 L 21.38	107+26.00 N 44°27'31.0" W	LAKE FORREST DRIVE
DE40010	45.00 L 26.59	107+41.00 N 35°53'16.8" E	LAKE FORREST DRIVE
131	29.78 L 36.81	107+62.81 S 0°56'59.4" W	LAKE FORREST DRIVE
DE40009	29.76 L	107+26.00	LAKE FORREST DRIVE
REQD EASMT	= 280.26	SF	
REQD EASMT	= 0.006	ACRES	

PARCEL 10 REQ'D DRWY. EASM'T DE40003			
PNT	OFFSET/ DIST	STATION/ BEARING	ALIGNMENT
DE40011	29.71 L 26.84	116+28.00 N 70°46'32.4" W	LAKE FORREST DRIVE
DE40012	55.00 L 21.43	116+37.00 N 0°21'58.4" W	LAKE FORREST DRIVE
DE40013	55.00 L 25.24	116+58.43 N 89°16'41.6" E	LAKE FORREST DRIVE
151	29.76 L 30.59	116+58.59 S 0°27'14.6" E	LAKE FORREST DRIVE
DE40011	29.71 L	116+28.00	LAKE FORREST DRIVE
REQD EASMT	= 657.04	SF	
REQD EASMT	= 0.015	ACRES	

PARCEL 14 REQ'D DRWY. EASM'T DE40004			
PNT	OFFSET/ DIST	STATION/ BEARING	ALIGNMENT
DE40014	30.23 L 15.94	119+65.00 N 68°15'31.1" W	LAKE FORREST DRIVE
DE40015	45.00 L 21.00	119+71.00 N 0°21'58.4" W	LAKE FORREST DRIVE
DE40016	45.00 L 14.73	119+92.00 N 89°38'01.6" E	LAKE FORREST DRIVE
DE40017	30.27 L 27.00	119+92.00 S 0°27'14.6" E	LAKE FORREST DRIVE
DE40014	30.23 L	119+65.00	LAKE FORREST DRIVE
REQD EASMT	= 353.91	SF	
REQD EASMT	= 0.008	ACRES	

PARCEL 16 REQ'D TEMP. EASM'T TRACT 1 DE20001			
PNT	OFFSET/ DIST	STATION/ BEARING	ALIGNMENT
DE20035	30.26 L 3.74	122+98.50 S 89°47'40.0" W	LAKE FORREST DRIVE
DE20008	34.00 L 10.50	122+98.50 N 0°12'20.0" W	LAKE FORREST DRIVE
DE20009	34.00 L 3.76	123+09.00 N 89°47'40.0" E	LAKE FORREST DRIVE
DE20010	30.24 L 10.50	123+09.00 S 0°06'27.2" E	LAKE FORREST DRIVE
DE20035	30.26 L	122+98.50	LAKE FORREST DRIVE
REQD EASMT	= 39.40	SF	
REQD EASMT	= 0.001	ACRES	

PARCEL 16 REQ'D TEMP. EASM'T TRACT 2 DE20002			
PNT	OFFSET/ DIST	STATION/ BEARING	ALIGNMENT
DE20015	30.22 L 5.78	123+20.50 S 89°47'40.0" W	LAKE FORREST DRIVE
DE20016	36.00 L 7.59	123+20.50 N 0°11'29.8" W	LAKE FORREST DRIVE
DE20036	36.00 L 5.79	123+28.07 N 89°19'20.8" E	LAKE FORREST DRIVE
165	30.21 L 7.64	123+28.12 S 0°06'27.2" E	LAKE FORREST DRIVE
DE20015	30.22 L	123+20.50	LAKE FORREST DRIVE
REQD EASMT	= 44.07	SF	
REQD EASMT	= 0.001	ACRES	

PARCEL 22 REQ'D DRWY. EASM'T DE40006			
PNT	OFFSET/ DIST	STATION/ BEARING	ALIGNMENT
190	30.03 L 22.02	130+16.62 N 85°56'28.0" W	LAKE FORREST DRIVE
DE40032	52.00 L 50.93	130+18.07 N 0°17'37.7" E	LAKE FORREST DRIVE
DE40033	52.00 L 21.97	130+69.00 S 89°42'22.3" E	LAKE FORREST DRIVE
DE40034	30.03 L 52.38	130+69.00 S 0°17'29.6" W	LAKE FORREST DRIVE
190	30.03 L	130+16.62	LAKE FORREST DRIVE
REQD EASMT	= 1134.81	SF	
REQD EASMT	= 0.026	ACRES	

PARCEL 25 REQ'D TEMP. EASM'T TRACT 1 DE20003			
PNT	OFFSET/ DIST	STATION/ BEARING	ALIGNMENT
DE20011	34.61 L 40.92	135+14.00 N 16°53'53.1" W	LAKE FORREST DRIVE
DE20012	47.00 L 18.78	135+53.00 N 25°54'55.7" E	LAKE FORREST DRIVE
DE20013	39.00 L 4.31	135+70.00 S 89°21'33.4" E	LAKE FORREST DRIVE
DE20014	34.69 L 56.01	135+70.00 S 0°38'26.6" W	LAKE FORREST DRIVE
DE20011	34.61 L	135+14.00	LAKE FORREST DRIVE
REQD EASMT	= 381.96	SF	
REQD EASMT	= 0.009	ACRES	

PARCEL 25 REQ'D TEMP. EASM'T TRACT 2 DE20004			
PNT	OFFSET/ DIST	STATION/ BEARING	ALIGNMENT
DE20019	34.73 L 13.27	136+00.00 N 89°17'00.8" W	LAKE FORREST DRIVE
DE20020	48.00 L 10.00	136+00.00 N 0°42'59.2" E	LAKE FORREST DRIVE
DE20021	48.00 L 55.04	136+10.00 N 11°52'28.8" E	LAKE FORREST DRIVE
DE20022	37.35 L 3.78	136+64.00 S 41°31'34.2" E	LAKE FORREST DRIVE
214	34.81 L 61.20	136+61.20 S 0°38'26.6" W	LAKE FORREST DRIVE
DE20019	34.73 L	136+00.00	LAKE FORREST DRIVE
REQD EASMT	= 555.56	SF	
REQD EASMT	= 0.013	ACRES	

STATE OF GEORGIA
COUNTY OF FULTON

A RESOLUTION TO APPROVE ACCEPTANCE OF DRIVEWAY EASEMENTS ON THAT CERTAIN TRACT OF LAND LOCATED AT 4644 LAKE FORREST DRIVE, (TAX ID #17-0119-0005-041-1), LAND LOT 119 OF THE 17TH DISTRICT, CITY OF SANDY SPRINGS, FULTON COUNTY, GEORGIA

WHEREAS, the City of Sandy Springs (“City”) is currently in the process of constructing the S2185 Lake Forrest Drive Sidewalk Improvements Project (“Project”); and

WHEREAS, to facilitate construction of the Project, the City requires the acquisition of 786.83 square feet of Driveway Easement in tract one and 429.01 square feet of Driveway Easement (“Agreement”) in tract two, located at 4644 Lake Forrest Drive in Land Lot 119 of the 17th District, City of Sandy Springs, Fulton County, Georgia (Tax ID #17-0119-0005-041-1), and owned by Anastasios Lambrou and Carolyn M. Lambrou, (“Owners”); and

WHEREAS, City staff has reached an agreement in which the Owners are willingly donating the required Property; and

WHEREAS, the Department of Public Works, in response to guidance provided by the City Manager, has reviewed and desires that City Council approve the attached Agreements; and

WHEREAS, the City desires to acquire the Property and to enter into the Agreement;

NOW, THEREFORE, BE IT RESOLVED BY THE MAYOR AND CITY COUNCIL OF THE CITY OF SANDY SPRINGS, GEORGIA:

1. That the attached Agreements are hereby approved;
2. That the Mayor or appropriate City official is hereby authorized to execute the Agreement, subject to approval of the City Attorney and the City Finance Director; and
3. That the City Manager and appropriate City staff are hereby authorized to take such actions as may be deemed necessary to effectuate the intent of this Resolution.

RESOLVED this 3rd day of March, 2026.

Approved:

Russell K. Paul, Mayor

Attest:

Raquel D. Gonzalez, City Clerk

(Seal)



SANDY SPRINGS

CITY CLERK'S OFFICE

TO: Eden Freeman, City Manager

FROM: William H. Martin, Jr. AIA Public Works Director

DATE: January 27, 2026 Submission for the March 3, 2026 City Council Meeting

ITEM: Request for Mayor and City Council Consideration of a Resolution to Approve Acceptance of a Purchase and Sale Agreement from John Flint and Anastasia Gracheva for Temporary Construction Easement and Easement for Construction of Driveway Rights (with a Cost to Cure Payment) on that Certain Tract of Land Located at 545 Windsor Parkway (Tax ID # 17-0066-0003-012-7), in Land Lot 66 of the 17th District, City of Sandy Springs, Fulton County, Georgia for the S2161 Windsor Parkway Sidewalk Project

Recommendation:

City Staff recommends that the Mayor and City Council accept a Purchase and Sale Agreement ("Agreement") for Temporary Construction Easement and Construction of Driveway Easement rights (with a Cost to Cure Payment) on that tract of land lying and located in Land Lot 66 of the 17th District, Fulton County, Georgia. The property is owned by John Flint and Anastasia Gracheva and is located at 545 Windsor Parkway, Sandy Springs, Georgia, as show in the attached exhibits.

Background:

The acquisition of 323.28 square feet of Temporary Construction Easement and 1,540.30 square feet of Driveway Easement at 545 Windsor Parkway is required to construct the S2161 Windsor Parkway Sidewalk Project.

Discussion:

The Property Owners have agreed to donate the required Temporary Construction Easement and Driveway Easement in exchange for a Cost to Cure Payment in the amount of \$600.00 to be used to replace 2 crepe myrtle trees, shrubbery and landscaping damages after construction is complete.

Financial Impact:

Sufficient funds are available for this payment in the S2161 Project Budget to cover the Cost to Cure payment in the amount of \$600.00.

Alternatives:

The acquisition reflects the minimum amount of property rights required to deliver the desired project. The City can decline to execute the Agreement and not execute the project as designed.

Review:

Cheryl Oslund, Administrative Coordinator
Marty Martin, Director of Public Works

Created/Initiated - 2/19/2026
Approved - 2/19/2026

Toni Carlisle, Chief Financial Officer
Dan Lee, City Attorney
Eden Freeman, City Manager

Approved - 2/25/2026
Approved - 2/26/2026
Final Approval - 2/27/2026

Attachments:

1. Aerial and GIS
2. Signed PSA
3. Resolution



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Date: 1/26/2026
Map Size: 8.5x11 (LETTER)

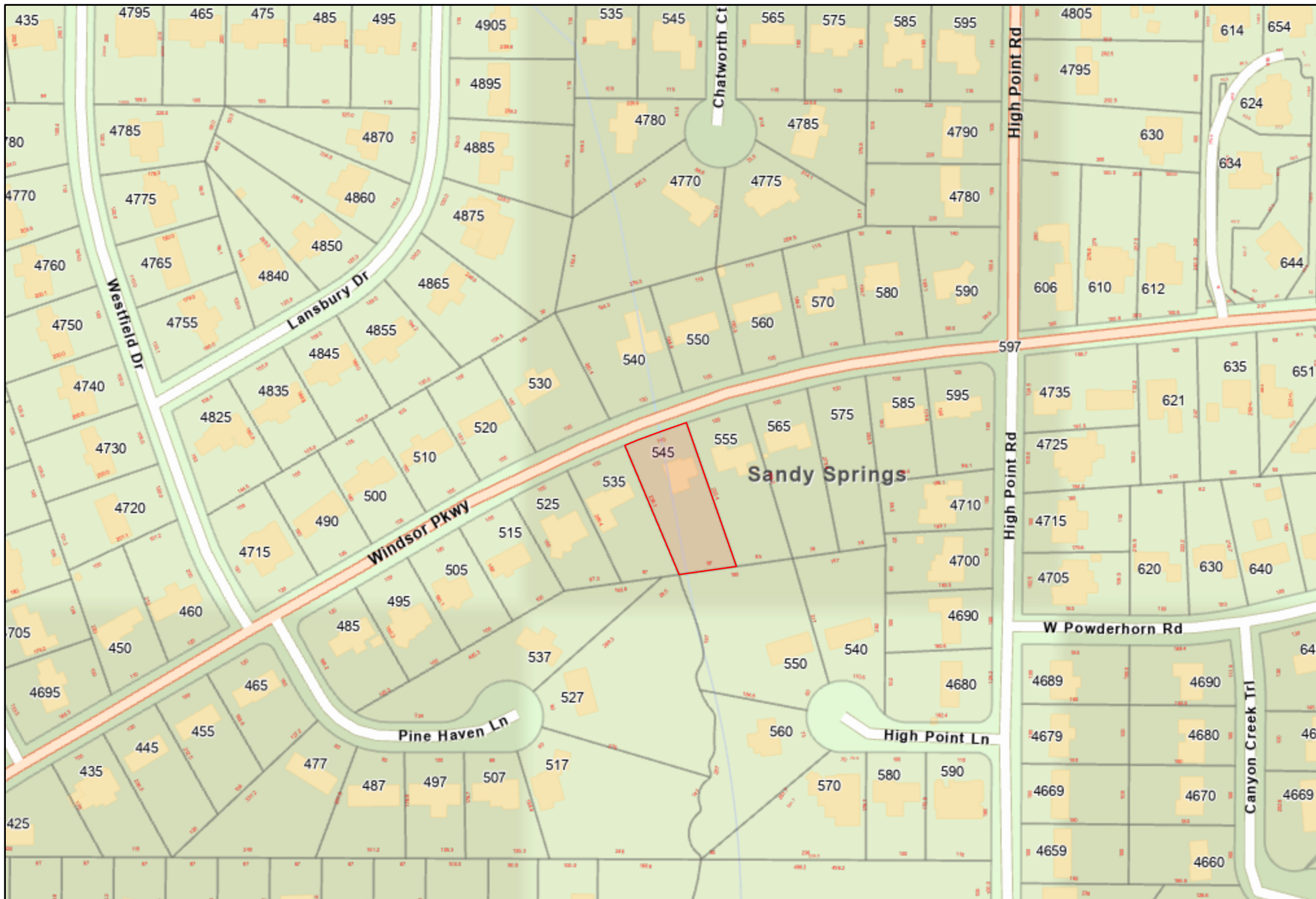


545 Windsor Parkway Aerial - Flint (P-10)

Fulton County provides the data on this map for your personal use "as is". The data are not guaranteed to be accurate, correct, or complete. The feature locations depicted in these maps are approximate and are not necessarily accurate to surveying or engineering standards. Fulton County assumes no responsibility for losses resulting from the use these data, even if Fulton County is advised of the possibility of such losses.



FULTON COUNTY



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Date: 1/26/2026
Map Size: 8.5x11 (LETTER)

545 Windsor Parkway GIS - Flint (P-10)

Fulton County provides the data on this map for your personal use "as is". The data are not guaranteed to be accurate, correct, or complete. The feature locations depicted in these maps are approximate and are not necessarily accurate to surveying or engineering standards. Fulton County assumes no responsibility for losses resulting from the use of these data, even if Fulton County is advised of the possibility of such losses.



FULTON COUNTY



SANDY SPRINGS

GEORGIA

PURCHASE AND SALE AGREEMENT

ADDRESS: 545 Windsor Parkway **PROJECT #:** S2161 (Par. 10)
OWNER: Anastasia Gracheva and John Flint
TAX ID#: 17-0066-0003-012-7

STATE OF GEORGIA
COUNTY OF FULTON

For and in consideration of the sum of Six Hundred Dollars and No/Cents (\$600.00), ANASTASIA GRACHEVA and JOHN FLINT (hereinafter "Sellers" or "Owners") agree to execute and deliver to the CITY OF SANDY SPRINGS, GEORGIA ("City") permanent and temporary easements to the following described real estate:

Temporary Construction Easement rights upon and through that tract or parcel of land located in Land Lot 66 of the 17th District, of Fulton County, Georgia, and being more particularly described on Exhibits "A" and "B" attached hereto and made a part hereof by reference.

The consideration recited is full payment for the rights conveyed as follows:

<u>\$0.00</u>	1,540.30 +/- s.f. Driveway Easement
<u>\$0.00</u>	323.58 +/- s.f. Temporary Construction Easement
<u>\$600.00</u>	Cost to Cure or damages resulting from or claimed by Sellers from the use of the property described above.
TOTAL:	
<u><u>\$600.00</u></u>	

Sellers shall obtain all quit claim deed or releases from any tenant and other parties now in possession and having a claim or interest in the property described above.

Any and all applicable Temporary Easements will terminate upon completion and acceptance of the Project by the City or within two (2) years of commencement of work on the Project, whichever is sooner.

This Agreement shall not be binding until approved by the City of Sandy Springs City Council.

[Signatures on the following page]

Witness my hand and seal this 26 day of January, 2026

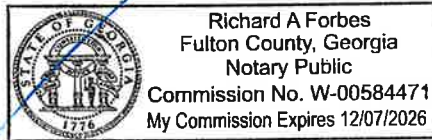
Signed, Sealed and Delivered in
the in the presence of:

[Signature]
Witness
[Signature]
Notary Public

[Signature] (L.S.)
Name: Anastasia Gracheva

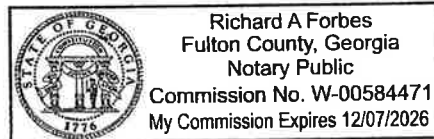
{NOTARY SEAL}

[Signature]
Witness
[Signature]
Notary Public



[Signature] (L.S.)
Name: John Flint

{NOTARY SEAL}



STATE OF GEORGIA
COUNTY OF FULTON

A RESOLUTION TO APPROVE ACCEPTANCE OF A PURCHASE AND SALE AGREEMENT FROM JOHN FLINT AND ANASTASIA GRACHEVA FOR TEMPORARY CONSTRUCTION EASEMENT AND EASEMENT FOR THE CONSTRUCTION OF DRIVEWAY RIGHTS (WITH A COST TO CURE PAYMENT) ON THAT CERTAIN TRACT OF LAND LOCATED AT 545 WINDSOR PARKWAY (TAX ID# 17-0066-0003-012-7); IN LAND LOT 66 OF THE 17TH DISTRICT, CITY OF SANDY SPRINGS, FULTON COUNTY, GEORGIA

WHEREAS, the City of Sandy Springs (“City”) is currently in the process of constructing the S2161 Windsor Parkway Sidewalk Project (“Project”); and

WHEREAS, to facilitate construction of the Project, the City requires the acquisition of 323.58 square feet of Temporary Construction Easement and 1,540.30 square feet of Driveway Easement at 545 Windsor Parkway (Tax Id# 17-0066-0003-012-7) (“Property”), in Land Lot 66 of the 17th District, Fulton County, City of Sandy Springs, Georgia, and owned by John Flint and Anastasia Gracheva (“Owners”); and

WHEREAS, City staff has reached an amicable settlement with the Owners whereas the Owners have agreed to convey the Property for a Cost to Cure Payment in the amount of \$600.00; and

WHEREAS, the Department of Public Works, in response to guidance provided by the City Manager, has reviewed and desires that City Council approve the attached Purchase and Sale Agreement (“Agreement”) with a cost-to-cure payment in the amount of \$600.00; and

WHEREAS, the City desires to agree to the conveyance of the Property and to enter into the Agreement;

NOW, THEREFORE, BE IT RESOLVED BY THE MAYOR AND CITY COUNCIL OF THE CITY OF SANDY SPRINGS, GEORGIA:

1. That Cost to Cure Payment in exchange for the Property, as defined above and in the Agreement, is hereby authorized in the amount of \$600.00;
2. That the attached Agreement is hereby approved;
3. That the Mayor or appropriate City official is hereby authorized to execute the Agreement, subject to approval of the City Attorney and the City Finance Director; and
4. That the City Manager and appropriate City staff are hereby authorized to take such actions as may be deemed necessary to effectuate the intent of this Resolution.

RESOLVED this 3rd day of March, 2026.

Approved:

Russell K. Paul, Mayor

Attest:

Raquel D. Gonzalez, City Clerk

(Seal)



SANDY SPRINGS

CITY CLERK'S OFFICE

TO: Eden Freeman, City Manager

FROM: Toni Carlisle, Chief Financial Officer

DATE: February 9, 2026 Submission for the March 3, 2026 City Council Meeting

ITEM: ABL No. 119901

Request for Mayor and City Council Consideration of an Alcoholic Beverage License Application for Aavit Group LLC/ DBA Anja Bar and Lounge at 8290 Roswell Road Suite 500B, Sandy Springs GA 30350. The Applicant is Courtney Catherine Maven for Consumption Beer, Wine and Distilled Spirits.

Recommendation:

Approve the application Consumption Beer, Wine and Distilled Spirits for Aavit Group LLC/ DBA Anja Bar and Lounge at 8290 Roswell Rd Ste 500B, Sandy Springs GA 30350

Background:

Applicant submitted a completed application on January 28, 2026. Applicant has passed the background investigation.

Discussion:

This is a Change of Ownership Application for Consumption Beer, Wine and Distilled Spirits. The business is located at 8290 Roswell Rd Ste 500B, Sandy Springs GA 30350. Staff have reviewed this application and recommends approval.

Financial Impact:

Revenue - \$6,700.00

Alternatives:

None.

Review:

Melissa Barajas, Accounting Coordinator
Toni Carlisle, Chief Financial Officer
Dan Lee, City Attorney
Eden Freeman, City Manager

Created/Initiated - 2/9/2026
Approved - 2/12/2026
Approved - 2/26/2026
Final Approval - 2/27/2026

Attachments:

1. public hearing letter- anja bar and lounge



SANDY SPRINGS

GEORGIA

**CITY OF SANDY SPRINGS
PUBLIC NOTICE
26-119901**

PLACE: City of Sandy Springs City Hall
1 Galambos Way
Sandy Springs, GA 30328

DATE & TIME: March 03, 2026
6:00 P.M.

PURPOSE: Alcoholic Beverage License Application
Consumption Beer, Wine & Spirits

APPLICANT: Aavit Group LLC dba Anja Bar and Lounge
8290 Roswell Rd Suite 500B
Sandy Springs GA 30350



SANDY SPRINGS

CITY CLERK'S OFFICE

TO: Eden Freeman, City Manager

FROM: Lauralie Inniss, Revenue Specialist

DATE: February 24, 2026 Submission for the March 3, 2026 City Council Meeting

ITEM: ABL No. 28378

Request for Mayor and City Council Consideration of Approval of Alcoholic Beverage License Application for JM Lifestyle Group LLC DBA Omnia Room for 5920 Roswell Road Building A, Suite 115, Sandy Springs GA 30328. The Applicant is Reginald Weeks for Consumption on the Premises, Wine, Malt & Distilled Spirits.

Recommendation:

Staff has reviewed this application and recommends approval.

Background:

Applicant submitted a completed application on January 13, 2026. Applicant has passed the background investigation.

Discussion:

This is a New Alcohol License for Package Consumption on the Premises for Wine, Malt & Distilled Spirits Beverages for 5920 Roswell Road Building A, Suite 115, Sandy Springs GA 30328

Financial Impact:

Revenue – \$6,700.00

Alternatives:

None

Review:

Lauralie Inniss, Revenue Specialist
Toni Carlisle, Chief Financial Officer
Dan Lee, City Attorney
Eden Freeman, City Manager

Created/Initiated - 2/25/2026
Approved - 2/27/2026
Approved - 2/27/2026
Final Approval - 2/27/2026

Attachments:

1. AL Public Notice-JM LIFESTYLE GROUP LLC ACCT 28378



SANDY SPRINGS

GEORGIA

**CITY OF SANDY SPRINGS
PUBLIC NOTICE
26-**

PLACE: City of Sandy Springs City Hall
1 Galambos Way
Sandy Springs, GA 30328

DATE & TIME: March 03, 2026
6:00 P.M.

PURPOSE: Alcoholic Beverage License Application for
Consumption on the Premises
Wine, Malt, & Distilled Spirits

APPLICANT: JM Lifestyle Group Llc
Dba Omnia Room
5920 Roswell Road Build A Suite 115
Sandy Springs Ga 30328

DISTRICT: District 3, City Council Member Melissa Mular

STATE OF GEORGIA
CITY OF SANDY SPRINGS

**A RESOLUTION TO APPOINT MEMBERS TO THE
SANDY SPRINGS BOARD OF APPEALS**

BE IT RESOLVED by the City Council of the City of Sandy Springs, Georgia (“City”) while in regular session on March 3, 2026, at 6:00 p.m. as follows:

SECTION 1. That Jeffrey Howe is hereby appointed to serve as member of the Sandy Springs Board of Appeals for a first four (4) year term ending on January 31, 2030, replacing Fred Jewel.

SECTION 3. That this Resolution shall become effective upon its adoption.

RESOLVED this the 3rd day of March, 2026.

Approved:

Russell K. Paul, Mayor

Attest:

Raquel D. González, City Clerk

(SEAL)



SANDY SPRINGS

CITY CLERK'S OFFICE

TO: Eden Freeman, City Manager

FROM: William H. Martin, Jr. AIA Public Works Director

DATE: January 23, 2026 Submission for the March 3, 2026 City Council Meeting

ITEM: Request for Mayor and City Council Consideration of a Resolution to Approve Contract Award to Massana Construction, Inc. for the Bridge Maintenance and Repair Project and to Authorize the City Manager to Execute the Contract

Recommendation:

Staff recommends that Council approve a contract award to Massana Construction, Inc. for the maintenance and repair of thirteen (13) vehicular bridges and two (2) pedestrian bridges related to the Bridge Maintenance and Repair Project (Project No.: T-9100) (the "Project") and authorize the City Manager to execute a contract with Massana Construction, Inc., subject to approval by the City of Sandy Springs ("City") Legal and Finance Departments.

Background:

The City has allocated funding on an annual basis for the maintenance and repair of City bridges as part of the Bridge Maintenance Program Using the Georgia Department of Transportation's ("GDOT") most recent bridge maintenance and repair report, plans and bid documents were developed by City's consultant, Atlas Technical Consultants, LLC.

Discussion:

The City issued Invitation to Bid ("ITB") 26-009 for the Project on September 11, 2025. A pre-bid conference was held on October 10, 2025. The following four (4) bids were received prior to the November 4, 2025 deadline:

Firm	Total Bid	
Wilson Construction Management LLC*	\$851,512.00	Non-Responsive
Massana Construction, Inc.	\$872,574.00	Recommend Award
North Georgia Concrete, Inc.	\$933,344.69	
Suncoast Restoration & Waterproofing, Inc.	\$936,466.05	

The engineer's estimate for the Project was \$861,355.00.

The lowest bidder, Wilson Construction Management LLC, was deemed non-responsive because the firm

did not successfully complete the City's required reference verification process.

City Staff then evaluated the next lowest bidder, Massana Construction, Inc., including its bid response and reference verifications, and determined Massana Construction, Inc. to be the lowest responsive and responsible bidder. Accordingly, City Staff recommends awarding the contract to Massana Construction, Inc. in the amount of \$872,574.00.

Financial Impact:

The total contract amount for this work is \$872,574.00. Sufficient funds are available in the T-9100 Bridge & Dam Maintenance account to complete this Project.

Alternatives:

The City may choose not to award this contract to Massana Construction, Inc. and provide further instructions to staff.

Review:

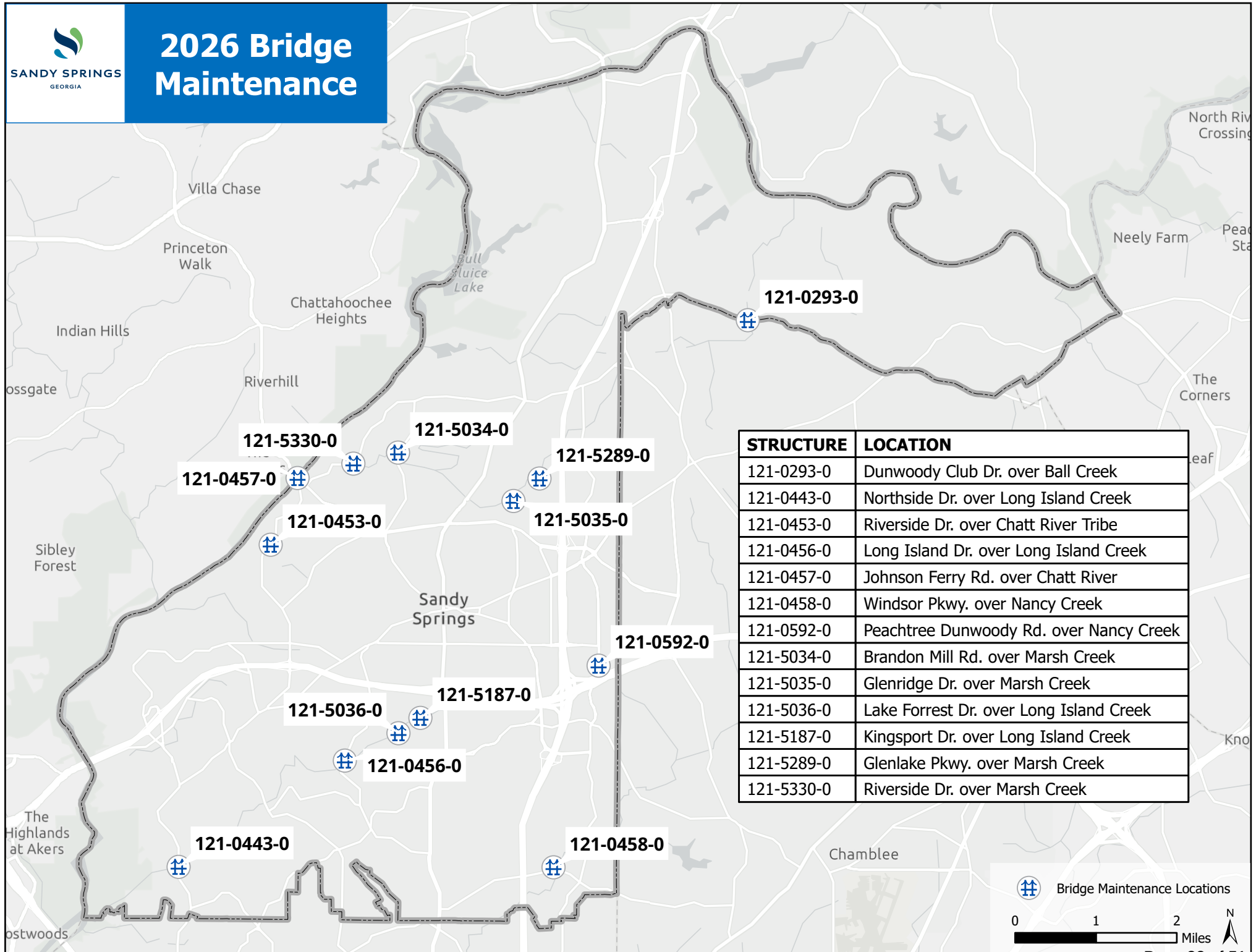
Karen Lugassy, Executive Assistant
Marty Martin, Director of Public Works
Toni Carlisle, Chief Financial Officer
Dan Lee, City Attorney
Eden Freeman, City Manager

Created/Initiated - 2/19/2026
Approved - 2/20/2026
Approved - 2/25/2026
Approved - 2/27/2026
Final Approval - 2/27/2026

Attachments:

1. Bridge Maintenance FY26 Vicinity Map 2.0
2. Resolution_02192026

2026 Bridge Maintenance



**STATE OF GEORGIA
COUNTY OF FULTON**

**A RESOLUTION TO APPROVE CONTRACT AWARD TO MASSANA CONSTRUCTION, INC.
FOR THE BRIDGE MAINTENANCE AND REPAIR PROJECT AND TO AUTHORIZE
THE CITY MANAGER TO EXECUTE THE CONTRACT**

WHEREAS, the City of Sandy Springs (“City”) is responsible for the maintenance and preservation of its transportation infrastructure, including bridges located within the City; and

WHEREAS, on September 11, 2025, the City of Sandy Springs (the "City") issued an Invitation to Bid No. 26-009 (the “ITB”) to solicit bids from qualified contractors to perform the Bridge Maintenance and Repair Project (the “Project”) in accordance with applicable Georgia Department of Transportation standards and specifications; and

WHEREAS, in response to the ITB, the City received bids from four (4) contractors, including a bid from Massana Construction Inc. (“Massana Construction”), in the amount of \$872,574.00 to provide bridge maintenance and repair work including crack sealing, concrete patching, polymer overlay application, placement of flowable fill, installation of filter fabric and riprap for erosion protection, and other miscellaneous bridge repairs; and

WHEREAS, City Staff evaluated the bids and found the most responsive and responsible bid to be from Massana Construction; and

WHEREAS, the City desires to approve contract award to Massana Construction, Inc. in the amount of \$872,574.00 to perform the Bridge Maintenance and Repair Project.

NOW, THEREFORE, BE IT RESOLVED BY THE MAYOR AND CITY COUNCIL OF THE CITY OF SANDY SPRINGS, GEORGIA AS FOLLOWS:

1. Contract award to Massana Construction, Inc. for the Bridge Maintenance and Repair Project in the amount of \$872,574.00 is approved; and
2. The City Manager is hereby authorized to execute the contract, pending the approval of the City Attorney and Chief Finance Officer; and
3. The City Manager, and appropriate City Staff, are hereby authorized to take such actions as may be deemed necessary to effectuate the intent of this Resolution.

SO RESOLVED this 3rd day of March 2026.

Approved:

Russell K. Paul, Mayor

Attest:

Raquel D. González, City Clerk
(SEAL)



TO: Eden Freeman, City Manager

FROM: William H. Martin, Jr. AIA Public Works Director

DATE: January 23, 2026 Submission for the March 3, 2026 City Council Meeting

ITEM: Request for Mayor and City Council Consideration of a Resolution to Approve Contract Award to R&B Developer, Inc. to Construct the 6445 and 6450 Powers Ferry Road Stormwater Maintenance and Repair Project and to Authorize the City Manager to Execute the Contract

Recommendation:

Staff recommends that Council approve a contract award to R&B Developer, Inc. for construction of the 6445 and 6450 Powers Ferry Road Stormwater Maintenance and Repair Project (the "Project") and requests authorization for the City Manager to execute the contract, subject to approval of the City Attorney and Chief Financial Officer.

Background:

In 2025, the City of Sandy Springs (the "City") engaged a consultant to develop plans to correct deficiencies in the stormwater system under Powers Ferry Road near the properties located at 6445 Powers Ferry Road and 6450 Powers Ferry Road. The Project scope consists of:

- Renovation of the failed headwall at upstream end of twin 48" pipe culverts
- Rehabilitation of the deteriorating downstream headwall
- Rehabilitation of two 48" diameter corrugated metal pipe culverts
- Rehabilitation of the 24" diameter corrugated metal stormwater pipe
- Rehabilitation of two separate 18" diameter corrugated metal stormwater pipe runs
- Stabilization of streambank near the upstream and downstream headwalls
- Restoration of roadway embankment

Discussion:

To advance the Project, the City issued Invitation to Bid (ITB) 26-025 on December 3, 2025, soliciting bids from qualified contractors to construct the project. A non-mandatory pre-bid meeting was held on December 10, 2025. Addendum No. 1 was issued on December 22, 2025, and Addendum No. 2 was posted on December 30, 2025. Three (3) bids were received by the January 7, 2026 due date. Bid results were as follows:

Bidder	Bid
R&B Developer, Inc.	\$421,809.00
Vertical Earth, Inc.	\$457,379.49

Cajenn Construction & Rehabilitation Services, Inc.	\$540,028.60
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The engineer's cost estimate for the work was \$419,095.00.

Upon review of the bids, City Staff recommends that contract award be made to the lowest most responsible and responsive bidder, R&B Developer, Inc. in the amount of \$421,809.00.

Financial Impact:

There are adequate funds available in the Stormwater Capital Maintenance and Improvements Account to award this contract.

Alternatives:

Construct the Project as currently bid; or the City may choose to re-advertise the bid.

Review:

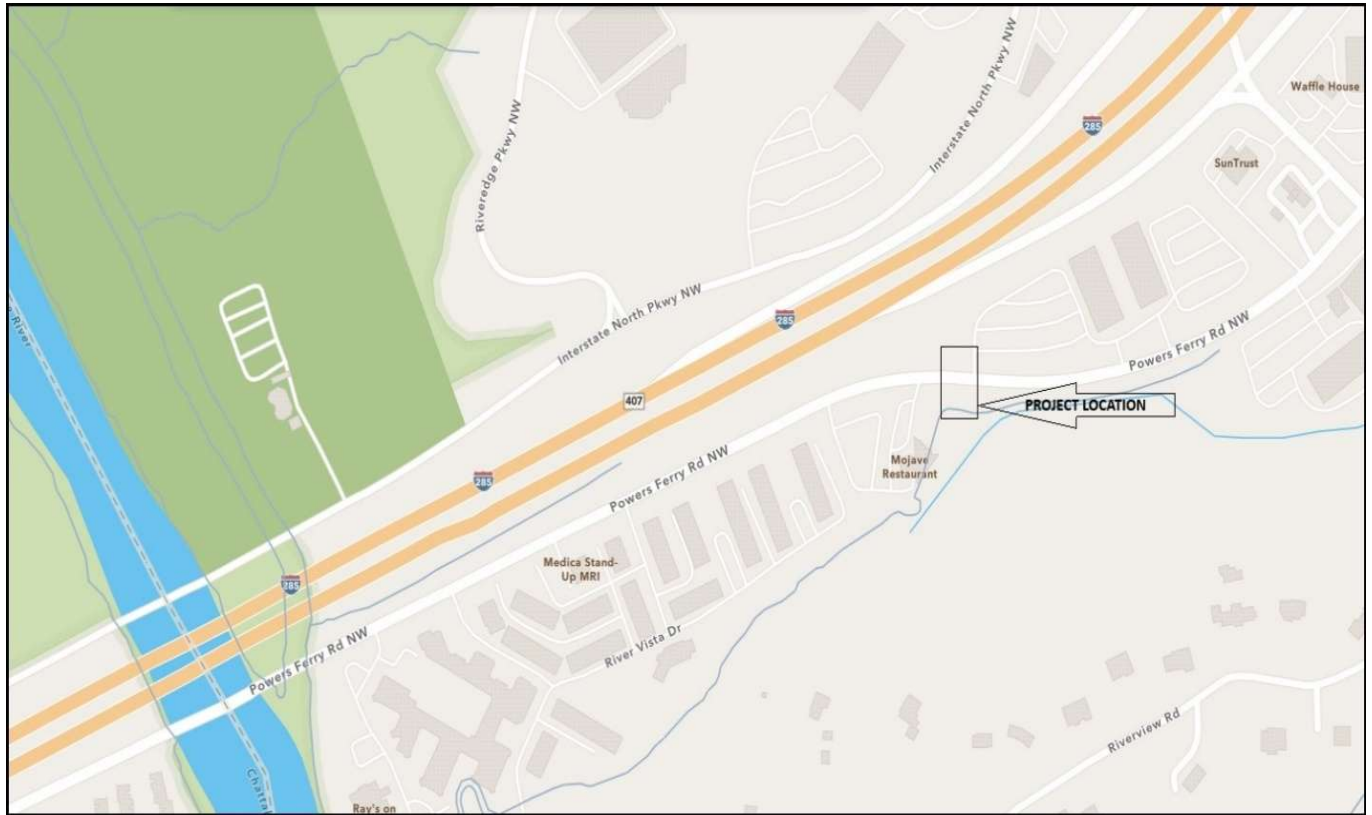
Karen Lugassy, Executive Assistant
Marty Martin, Director of Public Works
Toni Carlisle, Chief Financial Officer
Dan Lee, City Attorney
Eden Freeman, City Manager

Created/Initiated - 2/19/2026
Approved - 2/20/2026
Approved - 2/25/2026
Approved - 2/27/2026
Final Approval - 2/27/2026

Attachments:

1. Vicinity Map
2. Resolution_02192026

6445 & 6450 POWERS FERRY ROAD



VICINITY MAP

**STATE OF GEORGIA
COUNTY OF FULTON**

**A RESOLUTION TO APPROVE CONTRACT AWARD TO R&B DEVELOPER, INC.
TO CONSTRUCT THE 6445 POWERS FERRY ROAD STORMWATER
MAINTENANCE AND REPAIR PROJECT AND TO AUTHORIZE
THE CITY MANAGER TO EXECUTE THE CONTRACT**

WHEREAS, the City of Sandy Springs (the “City”) has determined the necessity for the construction of a stormwater maintenance project at Powers Ferry Road, Sandy Springs (Fulton County), Georgia known as the 6445 and 6450 Powers Ferry Road Project (the “Project”); and

WHEREAS, the Project will correct certain deficiencies in the stormwater infrastructure under Powers Ferry Road near the properties of 6445 Powers Ferry Road and 6450 Powers Ferry Road, found during a 2025 study and will replace the deficient drainage system; and

WHEREAS, on December 3, 2025, the City of Sandy Springs (the "City") issued an Invitation to Bid No. 26-025 (the “ITB”) to solicit bids from qualified firms for the construction of stormwater maintenance at Powers Ferry Road, Sandy Springs, Georgia (Fulton County); and

WHEREAS, in response to ITB No. 26-025, on January 7, 2026, the City received bids from three (3) contractors, including one from R&B Developer, Inc. (“R&B Developer”) in the amount of \$421,809.00 to provide stormwater maintenance and repair services at 6440 Powers Ferry Road, and;

WHEREAS, City Staff evaluated the bids and found the most responsive and responsible bid to be from R&B Developer; and;

WHEREAS, the City desires to make contract award to R&B Developer, Inc. in the amount of \$421,809.00 to perform the 6445 Powers Ferry Road Stormwater Maintenance and Repair Project.

NOW, THEREFORE, BE IT RESOLVED BY THE MAYOR AND CITY COUNCIL OF THE CITY OF SANDY SPRINGS, GEORGIA THAT:

1. Contract award for the Project to R&B Developer, Inc. in the amount of \$421,809.00 is approved; and
2. The City Manager is hereby authorized to execute the contract, pending the approval of the City Attorney and the Chief Financial Officer; and
3. The City Manager, and appropriate City Staff, are hereby authorized to take such actions as may be deemed necessary to effectuate the intent of this Resolution.

SO RESOLVED this the 3rd day of March 2026.

Approved:

Attest:

Russell K. Paul, Mayor

Raquel D. González, City Clerk

{SEAL}



SANDY SPRINGS

CITY CLERK'S OFFICE

TO: Eden Freeman, City Manager

FROM: Keith Sanders, Fire Chief

DATE: February 23, 2026 Submission for the March 3, 2026 City Council Meeting

ITEM: Request for Mayor and City Council Consideration of an Ordinance to Amend Chapter 22 of the General Code of Ordinances, Article II, Division 1, Sect. 36 Regarding Water Supply and Fire Flow Adequacy Study Required for Permit Issuance; to Replace Sec. 11 of the Sandy Springs Technical Manual; to Provide for an Effective Date; and for Other Purposes

Recommendation:

Staff recommends approval.

Background:

Redevelopment and water reliability remain core priorities for the City Council. As targeted redevelopment continues, we must also plan for Sandy Springs' long-term water needs. Anticipated growth, especially commercial and mixed-use developments, require us to proactively guard against future water capacity constraints and ensure these projects can be adequately served without compromising service to existing structures. Because the City of Atlanta owns and operates the water system in Sandy Springs, and we do not control system improvements or upgrades, the City of Sandy Springs must manage development responsibly.

Discussion:

The proposed text amendment would require a Water Supply and Fire Flow Adequacy Study multi-unit and single-unit attached projects so the City can confirm in advance that both fire protection and domestic water needs will be reliably met and that any necessary offsite improvements are identified and addressed before development approvals are granted.

Financial Impact:

The code amendments do not place any financial obligations on the City of Sandy Springs.

Alternatives:

Mayor and Council may choose not to approve the proposed amendment and provide further guidance to Staff.

Review:

Raquel Gonzalez, City Clerk
Keith Sanders, Fire Chief
Toni Carlisle, Chief Financial Officer
Dan Lee, City Attorney

Created/Initiated - 2/27/2026
Approved - 2/27/2026
Approved - 2/27/2026
Approved - 2/27/2026

Eden Freeman, City Manager

Final Approval - 2/27/2026

Attachments:

1. REVISED Water Supply and Fire Flow Study - Ordinance_20260303_final

STATE OF GEORGIA
FULTON COUNTY

AN ORDINANCE OF THE MAYOR AND CITY COUNCIL OF THE CITY OF SANDY SPRINGS, GEORGIA, TO AMEND CHAPTER 22 OF THE GENERAL CODE OF ORDINANCES, ARTICLE II, DIVISION 1, SECT. 36 REGARDING WATER SUPPLY AND FIRE FLOW ADEQUACY STUDY REQUIRED FOR PERMIT ISSUANCE; TO AMEND SEC. 11 OF THE SANDY SPRINGS TECHNICAL MANUAL; TO PROVIDE FOR AN EFFECTIVE DATE; AND FOR OTHER PURPOSES

WHEREAS, the City of Sandy Springs (the “City”) is a political subdivision of the State of Georgia and is duly organized and existing pursuant to the United States Constitution and laws of the State of Georgia; and

WHEREAS, the Mayor and City Council of the City of Sandy Springs are charged with the protection of the public health, safety and welfare of the citizens of the City; and

WHEREAS, Section 1.03(b)(25) of the City Charter grants the City the power to operate a firefighting agency; and

BE IT ORDAINED by the Mayor and City Council of the City of Sandy Springs, Georgia, that Chapter 22 (Fire Prevention and Protection), Article II (Fire Prevention Code and Fire Prevention and Safety Standards), Division 1 (Generally), Section 36 of the City of Sandy Springs Code of Ordinances and the Sandy Springs Technical Manual are AMENDED as follows:

SECTION I: Chapter 22, Article II, Division 1, Sect. 22-36 of the Sandy Springs Code of Ordinances is amended in its entirety to read as follows;

Sect. 22-36.- Water Supply and Fire Flow Adequacy Study Required for Permit Issuance.

A Water Supply and Fire Flow Adequacy Study indicating sufficient water flow and pressure to serve both fire protection and domestic needs is required before the City will issue any of the following approvals:

- (a) A development, land disturbance, or building permit for any multi-unit and single-unit attached projects.
- (b) Any approval for a project that includes new or extended public water mains.
- (c) Any approval for a project that the City Engineer or Fire Marshal determines may significantly affect the water system.

For these projects referenced above in (a), (b), and (c), the City shall not issue a development permit, land disturbance permit, building permit, subdivision approval, site plan approval, or certificate of occupancy, until a Water Supply and Fire Flow Adequacy Study has been completed, submitted, and approved by the City. Rezoning and conditional use approvals shall not require a full Water Supply and Fire Flow Adequacy Study; however, the applicant shall provide conceptual water/fire capacity information as requested by staff. A full study shall be required prior to issuance of a land disturbance permit or building permit for projects meeting thresholds referenced in (a), (b), and (c) above. The Water Study and Fire Flow Adequacy Study shall not be required for any project that can show water supply is fed directly by a 48-inch water main. The City may, at its discretion, require a review of the study to be completed by a firm designated by staff; in such instances, the applicant shall contract the services of the designated firm directly and shall be solely responsible for all fees and other costs associated with this process.

All testing, analysis, modeling, and reporting required as part of the Water Supply and Fire Flow Adequacy Study must comply with the City's adopted Water Supply and Fire Flow Adequacy Study Technical Manual, as it may be amended from time to time.

SECTION II: The Sandy Springs Technical Manual Section 11 is deleted in its entirety and replaced with the following:

SECTION 11: WATER SUPPLY AND FIRE FLOW ADEQUACY, AND WATER CONSERVATION

1. WATER SUPPLY AND FIRE FLOW ADEQUACY: AUTHORITY AND INCORPORATION OF STANDARDS

A. Purpose.

This Manual establishes mandatory technical requirements governing Water Supply and Fire Flow Adequacy Studies required under the City Code, ensuring that proposed developments are supported by adequate domestic water supply, fire protection, and system capacity for projected growth.

1. Incorporation of National Standards
 - a) All testing, modeling, installation, and analysis conducted under this Manual shall comply with the most current edition (as adopted by the City) of applicable standards published by: National Fire Protection Association (NFPA), including NFPA 13, 14, 22, 24, 291 and American Water Works Association (AWWA), including M17, M31, M32, C600, C651, D100
2. Where conflicts exist, the more stringent requirement shall apply as determined by the City Engineer.
3. Burden of Proof Statement: The applicant/developer bears the burden of demonstrating that the proposed development and all associated improvements comply with this Manual and applicable NFPA and AWWA standards. The City may require additional analysis or corrective action if evidence is insufficient.

B. Professional Requirements

1. Study must be prepared and sealed by a Georgia-licensed Professional Engineer.
2. Engineer must demonstrate experience in hydraulic modeling of municipal water systems.
3. Engineer shall be independent of applicant's internal staff.
4. The professional engineer assumes responsibility for the accuracy of all calculations, modeling, and recommendations submitted to the City.

C. Field Testing Requirements

1. Fire Hydrant Flow Test
 - Conducted on mains nearest the development.
 - Measure static pressure, residual pressure, and flow (GPM).
 - Fire flow calculated at 20 PSI residual.
 - Follow NFPA 291 methodology.
2. 24-Hour Pressure Test
 - Continuous pressure monitoring over at least 24 hours.
 - Record at minimum 15-minute intervals.
 - Provide pressure vs. time chart and summary of minimum, maximum, and average pressures.

D. Demand Projections

1. Average Day Demand (ADD): Based on number of dwelling units, building size, or meter records.
2. Peak Day Demand (PDD): Calculated using accepted peaking factors.
3. PDD + Fire Flow Scenario: Combination used in hydraulic modeling to represent maximum consumption.
4. Include summaries of all assumptions, data sources, and calculations.

E. Hydraulic Modeling Requirements

1. Use industry-recognized modeling software consistent with AWWA M32.
2. Submit digital model files.
3. Calibrate to field test data: pressures within ± 5 PSI, flows within $\pm 10\%$.
4. Document Hazen-Williams C-factors and pump curves.
5. Required Model Outputs
 - Static and residual pressures at all critical nodes.
 - Flow in GPM.
 - Maximum elevation for the development.
 - Available flow at maximum elevation with 20 PSI residual.
 - 24-hour pressure chart.
 - Future 3–5 year post occupancy demand scenario including approved but unbuilt developments and planned expansions.

F. System Performance Standards

1. Fire Flow: Meet minimum flow and residual pressure per adopted fire code.
2. Domestic Service: Maintain pressures and flow within acceptable thresholds (Min 35 PSI, Max 100 PSI).
3. Future Capacity: 3–5 year post occupancy projections shall show system can accommodate new development and existing approved growth without exceeding capacity or degrading service.

G. Deficiency Identification and Improvements

1. Provide narrative discussing limitations, proposed solutions, and recommended improvements.
2. Include estimated costs, construction sequencing, and timing.
3. Deficiencies must be addressed through on-site or off-site improvements, or secured through a development agreement or bond.

H. Storage Requirements

1. Analyze equalization, fire, and emergency storage.
2. Demonstrate that system storage is sufficient for PDD and fire demand without dropping pressures below minimum standards.

I. Water Quality and System Integrity

1. Evaluate dead-end mains (>600 ft) and implement mitigation: flushing devices, looping, or operational flushing plan.
2. Ensure minimum scouring velocity to prevent stagnation.
3. Identify areas with high water usage; propose mitigation (looping, mixing, flushing).
4. Backflow prevention devices installed per local cross-connection program.
5. Improvements must maintain system reliability and not introduce hazards.

J. Report Format

1. Report must include:

- a) Executive Summary
 - b) Project Description
 - c) Existing System Conditions
 - d) Field Test Results (Hydrant Flow, 24-hour Pressure)
 - e) Demand Calculations
 - f) Hydraulic Modeling Results
 - g) Growth Projections (3–5 years)
 - h) Storage Analysis
 - i) Water Quality Analysis
 - j) Deficiency and Improvement Plan
 - k) Cost Estimates
 - l) Professional Engineer Certification
2. Appendices: Raw test data, model files, calibration documentation, pressure logs, disinfection/flushing confirmation.

K. Review and Post-Construction Verification

- 1. Reviewed by City Engineer and Fire Marshal.
- 2. Third-party peer review may be required.
- 3. No development permit, building permit, or approval shall be issued until Study is approved.
- 4. Post-construction fire flow testing required to confirm performance of installed mains.
- 5. Corrective action required if performance standards are not met.

L. Administrative Authority

- 1. City Engineer and/or Fire Marshal may interpret assumptions, require additional analysis, and update the Manual to reflect evolving NFPA/AWWA standards.
- 2. Applicant/developer retains responsibility to demonstrate compliance per burden-of-proof noted above.

2. WATER CONSERVATION

- A. **In General**, Section 11.2 shall be cited as the Water Conservation Ordinance of the City of Sandy Springs, Georgia.
- 1. *Purpose*. The purpose of this chapter is to promote water conservation by establishing water use rules for year round water conservation, to promote the efficient use of water, to reduce or eliminate the waste of water in the city, and to enable implementation of the city's water shortage contingency measures.
 - 2. *Adoption of water use rules*. The city hereby adopts by reference the outdoor water use rules mandated by the Georgia Department of Natural Resources Environmental Protection Division ("EPD"), from time to time, as the same may be modified by the City of Atlanta Department of Watershed Management (the "EPD/Watershed Management Rules"). A copy of the current EPD/Watershed Management Rules is incorporated herein by reference, and a current copy of the same shall be maintained in the office of the city clerk.
 - 3. *Water conservation incentives*. The city has developed and implemented economic incentives for conservative water use, identified as the "City of Sandy Springs Water Conservation Permit Incentive Program," a copy of which will be maintained on file with the city's department of community development.
 - 4. *Additional water conservation measures*. In addition to the water conservation requirements established by this chapter, the city manager or his or her designee is

authorized to develop and promulgate additional water conservation plans and measures which shall be directed to achieve target goals for water conservation as determined by the city council by resolution from time to time.

B. Specific Water Conservation Requirements

1. Rain sensor shut-off switch required.
 - a) As used in this Code section, the term "rain sensor shut-off switch" means an electric device that detects and measures rainfall amounts and overrides the cycle of an irrigation system so as to turn off such system when a predetermined amount of rain has fallen or whether the temperature is 32 degrees Fahrenheit (zero degrees Celsius) or below.
 - b) No person shall install any landscape irrigation system equipped with an electronic controller that does not have a rain sensor shut-off switch. Section 11.2.B.1 shall not apply to either landscape irrigation systems installed on golf courses or any system dependent upon a nonpublic water source.
2. Water stewardship restrictions
 - a) Persons may irrigate outdoors daily for purposes of planting, growing, managing, or maintaining ground cover, trees, shrubs, or other plants only between the hours of 4:00 p.m. and 10:00 a.m.
 - b) Paragraph (a) of this section shall not create any limitations upon the following outdoor water uses:
 1. Commercial agricultural operations as defined in O.C.G.A. § 1-3-3;
 2. Capture and reuse of cooling system condensate or stormwater in compliance with applicable city regulations and state guidelines;
 3. Reuse of gray water in compliance with O.C.G.A. § 31-3-5.2 and applicable Fulton County Board of Health regulations adopted pursuant thereto;
 4. Use of reclaimed wastewater by a designated user from a system permitted by the Environmental Protection Division of the Georgia Department of Natural Resources to provide reclaimed wastewater;
 5. Irrigation of personal food gardens;
 6. Irrigation of new and replanted plant, seed, or turf in landscapes, golf courses, or sports turf fields during installation and for a period of 30 days immediately following the date of installation;
 7. Drip irrigation or irrigation using soaker hoses;
 8. Hand watering with a hose with automatic cutoff or handheld container;
 9. Use of water withdrawn from private water wells or surface water by an owner or operator of property if such well or surface water is on said property;
 10. Irrigation of horticultural crops held for sale, resale, or installation;
 11. Irrigation of athletic fields, golf courses, or public turf grass recreational areas;
 12. Installation, maintenance, or calibration of irrigation systems; or
 13. Hydro-seeding.
3. Enforcement
 - a) *Compatibility with other regulations.* This article is not intended to modify or repeal any other chapter, rule, regulation, or other provision of law. The requirements of this article are in addition to the requirements of any other chapter, rule, regulation, or other provision of law, and where any provision of this article imposes restrictions different from those imposed by any other

chapter, rule, regulation, or other provision of law, whichever provision is more restrictive or imposes higher protective standards for human health or the environment shall control.

- b) *Violations.* Any violation of this chapter in effect from time to time shall constitute a violation of this chapter as set forth in this chapter.

SECTION III: It is the intention of the City Council and it is hereby ordained by the authority of the City Council that the provisions of this Ordinance shall become and be made a part of The Code of the City of Sandy Springs, Georgia, and the codifier is authorized to make the specified deletions, insertions, additions, and to insert headings, article numbers and section numbers as and where appropriate.

SECTION IV: All ordinances or parts of ordinances in conflict with this Ordinance are hereby repealed to the extent of such conflict.

SECTION V: If any section, subsection, provisions, or clause of any part of this Ordinance shall be declared invalid or unconstitutional, or, if the provisions of any part of this Ordinance as applied to any particular situation or set of circumstances shall be declared invalid or unconstitutional, such invalidity shall not be construed to affect the portions of this Ordinance not so held to be invalid, or the application of this Ordinance to other circumstances not so held to be invalid. It is hereby declared as the intent of the City Council that this Ordinance would have been adopted in its current form without the invalid or unconstitutional provision contained therein.

SECTION VI: This Ordinance shall become effective immediately upon adoption.

APPROVED AND ADOPTED this the 3rd day of March, 2026.

Approved:

Russell K. Paul, Mayor

Attest:

Raquel D. González, City Clerk

(Seal)