



CITY COUNCIL MEETING & PUBLIC HEARING NOVEMBER 18, 2024

ALPHARETTA CITY HALL
COUNCIL CHAMBERS
2 PARK PLAZA
6:30 PM

1. **CALL TO ORDER**
2. **ROLL CALL**
3. **PLEDGE TO THE FLAG**
4. **PRESENTATIONS & PROCLAMATIONS**
 - A. **Proclamation: National Native American Heritage Month**
5. **CONSENT AGENDA**
 - A. **City Council Meeting Minutes (Meeting of 11/4/2024)**
Consideration of approval of the City Council meeting minutes from the meeting of November 4, 2024.
 - B. **Financial Management Report (Month Ending September 30, 2024)**
Consideration of approval of the Financial Management Report for the month ending September 30, 2024.
 - C. **Sewer and Temporary Construction Easements: 242 Milton Avenue**
Consideration of a Sewer Easement and a Temporary Construction Easement to allow the construction of a sanitary sewer utility at 242 Milton Avenue between the City of Alpharetta, Walter I. Geer III, and Sarah Blackman, and with authorization for the Mayor to execute all necessary documents.
 - D. **Global Settlement Agreement: Casey Bennett and City of Alpharetta**
Consideration of approval of a Global Settlement Agreement between Casey Bennett and the City of Alpharetta.
6. **PUBLIC HEARING**
 - A. **Announcement of Public Hearing Procedures**
 - B. **Z-24-14/V-24-22 Pinnacle Pg LLC/Karen Drive**
WITHDRAWN: The applicant for this item has withdrawn their application and this will not be considered during tonight's meeting.
Consideration of a rezoning and variances to allow for the construction of 14 'For-Sale' single-family detached homes on 2.68 acres in the Downtown. A rezoning is requested from O-I (Office-Institutional) and C-2 (General Commercial) to DT-MU (Downtown Mixed-Use). Variances are requested from Unified Development Code (UDC) Appendix A: Alpharetta Downtown Code Subsection 2.3.3(G) to modify local street residential streetscape standards, UDC Appendix A: Alpharetta Downtown Code Subsection 2.4.6(C) to allow a street-facing garage without the required 20' setback from the front façade of the home, and UDC Subsection 3.2.8(D) to reduce the landscape strip requirement along a new local street. The property is located at 0, 297 & 315 Karen Drive and is legally described as being located in Land Lots 693 & 696, 1st District, 2nd Section, Fulton County, Georgia.
 - C. **CLUP-24-03/MP-24-06/Z-24-11/V-24-18 TPG/Brookside Master Plan Pod B**
Consideration of a comprehensive land use plan amendment, master plan amendment, rezoning and variance to allow 160 'Dwelling, 'For-Sale', Attached' units on 9.89 acres. A master plan amendment is requested to the Brookside Master Plan Pod B to add 'Dwelling, 'For-Sale', Attached' as a permitted use. A comprehensive land use plan amendment is requested from 'Corporate Office' to 'High Density Residential' and a rezoning is requested from O-I (Office-Institutional) to R-10M

(Dwelling, 'For-Rent' or 'For-Sale', Residential). Variances are requested to Unified Development Code (UDC) Subsection 2.2.10(D) R-10M, District Regulations to reduce the setback along Old Milton Parkway, UDC Section 2.5 Parking and Loading to reduce parking and allow uncovered/unenclosed parking, UDC Subsection 3.2.8 Tree Replanting, Buffer, and Landscape standards to reduce the undisturbed buffer requirements, and UDC Subsection 2.2.10(D) to increase building height and reduce setbacks. The property is located at 3750 Brookside Parkway and is legally described as being located in Land Lots 43, 44, 49 & 50, 1st District, 1st Section, Fulton County, Georgia.

D. MP-24-10/CU-24-14 Lava Island/Regency Park Master Plan Pod 3

Consideration of a master plan amendment and conditional use to allow a 'Recreation Facilities, Indoor' business within an existing shopping center in the North Point Overlay. A master plan amendment is request to the Regency Park Master Plan Pod 3 to add 'Recreation Facilities, Indoor' and a conditional use is requested to allow 'Recreation Facilities, Indoor' for Lava Island. The property is located at 7121 North Point Parkway and is legally described as being located in Land Lots 687 & 688, 1st District, 2nd Section, Fulton County, Georgia.

E. MP-24-09/CU-24-12 Alpharetta Hotel Holdings LLC/Hybrid Hotel

Consideration of a master plan amendment and conditional use to allow 'Hotel, Hybrid' on 9.89 acres in the Preston Ridge Master Plan. A master plan amendment is requested to the Preston Ridge Master Plan Pod H to add 'Hotel, Hybrid' as a conditional use and a conditional use is requested to allow a 'Hotel, Hybrid' for a dual brand Marriott hotel. The property is located at 12140 Morris Road and is legally described as being located in Land Lot 1262, 2nd District, 2nd Section, Fulton County, Georgia.

7. NEW BUSINESS

A. Resolution to Condemn: Parcel 3 of Pedestrian Improvements for Roswell Street / Alpha Loop (Parcel # 22 482312690427)

Consideration and adoption of a Resolution to condemn property interest in Tax Parcel # 22 482312690427 (Parcel Owners: James G. & Edith E. Duane) as relating to the Pedestrian Improvements Roswell Street/Alpha Loop (estimated just and adequate compensation is \$16,700.00), and with authorization for the Mayor to execute all necessary documents.

B. Invitation to Bid 25-006: Construction of Roswell Street Pedestrian Safety Improvements

Consideration of approval of the award of a contract for ITB 25-006 to Azimuth Contractors, LLC for the construction of Roswell Street Pedestrian Safety Improvements for an amount not to exceed \$712,940.06 and authorize the Mayor to execute all necessary documents.

C. Invitation To Bid 25-002: Fiscal Year 2025 Pavement Preservation

Consideration of approval to award invitation to bid to Holbrook Asphalt, LLC. for an amount totaling \$106,652.57 for the fiscal year 2025 pavement preservation project with approval of the associated contract and with the authorization for the Mayor to execute all necessary documents.

D. iCan Shine & City of Alpharetta 2025 iCan Bike Host Agreement

Consideration and approval of the iCan Bike Host Agreement between the City of Alpharetta and iCan Shine for the June 23rd through June 27th, iCan Bike Program.

E. Resolution: Amicus Brief for Chang v. City of Milton Appeal

Consideration of adoption of a resolution authorizing the City of Alpharetta to participate in an Amicus Brief in the Chang v. City of Milton appeal and with authorization for the Mayor to execute all necessary documents.

8. PUBLIC COMMENT

9. REPORTS

10. EXECUTIVE SESSION (IF NECESSARY)

11. ADJOURNMENT