



CITY COUNCIL MEETING & PUBLIC HEARING MARCH 24, 2025

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

1. **CALL TO ORDER**
2. **ROLL CALL**
3. **PLEDGE TO THE FLAG**
4. **BOARDS & COMMISSIONS**
 - A. **Code Enforcement Board Nomination by Council Member DeRito**
 - B. **Swearing-in of New Board Member**
5. **CONSENT AGENDA**
 - A. **City Council Meeting Minutes (Meeting of 3/3/2025)**
Consideration of approval of the City Council meeting minutes from the meeting of March 3, 2025.
 - B. **Financial Management Report (Month Ending January 31, 2025)**
Consideration of approval of the Financial Management Report for the month ending January 31, 2025.
6. **PUBLIC HEARING**
 - A. **The following public hearing items were advertised, however, have been deferred by the applicant or staff and are shown on this agenda for additional public noticing.**
 - B. **MP-25-01/CU-25-05 Fulton Science Academy/Cousins Westside MP Pod R**
DEFERRED: This item has been deferred by the Applicant and will not be heard by the City Council during this meeting.
Consideration of a master plan amendment and conditional use to allow a 'School, Academic' to re-use an existing office building on a 4.48-acre property in the North Point Overlay. A master plan amendment is requested to add 'School, Academic' to the Cousins Westside Master Plan Pod R and a conditional use is requested to allow 'School, Academic' for Fulton Science Academy. The property is located at 8995 Westside Parkway and is legally described as being located in Land Lot 691, 1st District, 2nd Section, Fulton County, Georgia.
 - C. **MP-25-04/CLUP-25-02/Z-25-03/V-25-03 Empire Communities/Lifehope MP**
DEFERRED: This item has been deferred by the Applicant and will not be heard by the City Council during this meeting.
Consideration of a master plan amendment, comprehensive land use plan amendment, rezoning, and variance to allow for 211 'For-Sale' townhomes on 26.57 acres. A master plan amendment is requested to the Lifehope/Siemens Master Plan to allow the proposed residential development. 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-8A (Dwelling, 'For-Sale', Attached Residential). Variances are requested to Unified Development Code (UDC) Subsection 2.2.9(D) to reduce minimum lot width, reduce minimum floor area, and increase building height; UDC Subsection 2.3.1(D) to allow retaining walls in building setbacks; UDC Subsection 2.5.4(B) to reduce minimum driveway width and allow required parking to be uncovered or unenclosed; UDC Subsection 3.2.8(B)(1) to reduce undisturbed buffers; UDC Subsection 3.2.8(D) to eliminate the landscape strip in certain areas along new local streets; UDC Subsection 3.5.2 to allow modifications to the City design standard for new local streets; and UDC Subsection 3.5.5(A) to allow sidewalks on only 1 side of the street. The property is located at 0 Old Milton Parkway and is legally described as being located in Land Lot 908, 1st District, 2nd Section, Fulton County, Georgia.

D. PH-25-03 Unified Development Code Text Amendments – Zoning Districts and Permitted Use Districts and Regulations

DEFERRED: This item has been deferred by the staff and will not be heard by the City Council during this meeting.

Consideration of text amendments to Section 2.1 Zoning Districts and Section 2.2 Permitted Use Districts and Regulations of Article II of the Unified Development Code to clean up zoning district titles and descriptions and to clarify that certain zoning districts are in accordance with a specific master plan.

7. NEW BUSINESS

A. Fiscal Year 2025 HVAC Replacements

Consideration of approval to award a HVAC Replacment to AComfort for an amount of \$65,816.00 for the removal of existing HVAC equipment, purchase of new HVAC equipment, and installation of the new HVAC Equipment at the Alpharetta Community Center and with authorization for the Mayor to execute all necessary documents.

B. Purchase Approval: Old Milton Parkway Widening Wetland and Stream Mitigation

Consideration of approval of the purchase of Wetland and Stream Mitigation Credits in association with the Old Milton Parkway Project in an amount currently estimated at \$407,250 and authorize the Mayor to execute all necessary documents.

C. Request for Proposal 25-110: Firefighter Turnout Gear

Consideration of approval of the award of a contract for RFP 25-110 to MES Safety Co., LLC for firefighter turnout gear and with authorization for the Mayor to execute all necessary documents.

D. Resolution: Adoption of the North Point Development Framework Plan

Consideration of adoption of a resolution to approve the North Point Development Framework Plan to be incorporated into the City's Horizon 2040 Comprehensive Plan.

8. PUBLIC COMMENT

9. REPORTS

10. EXECUTIVE SESSION

11. EXECUTIVE SESSION ITEMS TO BE VOTED UPON

A. Purchase Approval for Managed Security Agreement

Consideration of approval of a managed security agreement as discussed in the Executive Session on March 24, 2025.

12. ADJOURNMENT