



City Council Meeting  
March 25, 2019  
Office of the City Clerk  
ALPHARETTA CITY  
HALL COUNCIL  
CHAMBERS  
2 PARK PLAZA

### Official Minutes

The public is advised that the following minutes are not a verbatim transcription of business presented at the Council Meeting of the date shown; but are a synopsis of pertinent information. The public is further advised that the tapes recorded at said meeting are a matter of public record and are available to be heard at the City of Alpharetta's Clerk's office during normal business hours.

- I. CALL TO ORDER
  - *Mayor Gilvin called the meeting to order at 6:32 p.m.*
- II. ROLL CALL
  - Council Members
    - Mayor Jim Gilvin
    - Mayor Pro Tem Donald F. Mitchell
    - Jason Binder
    - Ben Burnett
    - John Hipes
    - Dan Merkel
    - Karen Richard
  - Staff
    - Bob Regus, City Administrator
    - Sam Thomas, City Attorney
    - James Drinkard, Asst. City Administrator
    - Peter Sewczwicz, Director of Public Works
    - John Robison, Director of Public Safety
    - Morgan Rodgers, Director of Recreation, Parks & Cultural Services
    - Kathi Cook, Director of Community Development
    - Tom Harris, Director of Finance
    - Cris Randall, Director of Human Resources

### III. PLEDGE TO THE FLAG

### IV. CONSENT AGENDA

#### A. Council Meeting Minutes (Meeting of 3-11-2019)

#### B. Alcoholic Beverage License Applications

PH-19-AB-06

Yummy Kings Inc.

d/b/a Jinya Ramen Bar

401 S. Broad St.

Alpharetta, GA 30009

Consumption on Premises

Beer, Wine, Liquor, Sunday Sales

Owner: Yummy Kings Inc.

Registered Agent: Xiao Yi Mei

#### C. Settlement of Schenck Condemnation (2100 Fairfax Drive)

❖ Mayor Pro Tem Mitchell offered a motion to approve the Consent Agenda

- The motion received a second from Council Member Burnett
- The motion was approved unanimously (7-0)

### V. NEW BUSINESS

#### A. Purchase Of Two Replacement Police Vehicles

- Director of Public Safety, John Robison, came forward to present this item.
- Staff recommends Mayor and Council authorize the purchase of two (2) 2019 Ford Police Interceptor Utilities (Explorers) from Alan Vigil Ford in an amount totaling \$56,682 and authorize funding totaling \$24,381 for the associated up-fitting costs.
- The Department of Public Safety is requesting approval to purchase two (2) Ford Police Interceptor Utilities (Explorers) at \$28,341 each for a total cost of \$56,682.
- This fiscal year the Department has experienced two instances where Police Patrol vehicles (Impalas) have been totaled when hit by other vehicles, making the replacement of these vehicles necessary. The City is pursuing insurance settlements with both drivers.
- It is therefore requested that the two (2) Patrol vehicles be replaced from the City's Risk Management Fund at a total cost of \$56,682 with an additional \$24,381 in estimated up-fitting costs (emergency equipment, graphics, and other items necessary to make the vehicles ready for service) for a total replacement cost of \$81,063.

- The two (2) requested replacement 2019 Ford Police Interceptor Utilities (Explorers) are available on State Contract pricing (99999-SPD-ES40199409-0003) for the amount of \$29,094. However, we were unable to locate any State Contract vendors who had any available vehicles. We were able to obtain similar pricing from Alan Vigil Ford based upon their contract pricing agreement with DeKalb County Police Department and Atlanta Police Department. The difference in pricing is due to the available vehicles not having some of the options that our other vehicles were ordered with. These additional option costs are reflected in the up-fitting costs. Alan Vigil Ford is a current vendor with the City and has provided excellent service in our previous fleet purchases.

**Public Comment:**

- No Public Comment
- ❖ Council Member Hipes offered a motion to approve the purchase of two (2) 2019 Ford Police Interceptor Utilities (Explorers) from Alan Vigil Ford in an amount of \$56,682 and to authorize funding of \$24,381 for the associated up-fitting costs, for a total cost not to exceed \$81,063.
  - The motion received a second from Council Member Burnett
  - The motion was approved unanimously (7-0)

**B. Pool Maintenance Services (RFP 19-112)**

- Director of Recreation, Parks & Cultural Services, Morgan Rodgers, came forward to present this item.
- Staff recommends Mayor and Council award RFP 19-112 to DC Pools Service LLC. for a 5-year service contract to provide pool maintenance services for the Wills Park Pools in the annual amount not to exceed \$60,000 and authorize the Mayor to execute all necessary documents.
- The award of this Request for Proposals (RFP) is for a pool maintenance company to conduct a comprehensive maintenance program for the Wills Park Pool. Responsibilities under the contract include maintenance and monitoring of the pump and filtration systems, cleaning of the pool, necessary repairs to include deck equipment and on-call emergency services. The awarded vendor shall provide the necessary labor, equipment, and chemical supplies to provide this service.
- The current contract expires March 31, 2019.
- Anticipating (1) the expiration of the existing contract and (2) the desire to expand the service offerings, an RFP was prepared by a Committee including representatives from the Alpharetta Recreation, Parks and Cultural Services Divisions as well as the Finance Department. RFP 19-112 was advertised in February 2018 with proposals received on March 7, 2019.
- The City received a total of three (3) responses, which were submitted to the Evaluation Committee for review and ranking.

- The Evaluation Committee met on March 14, 2019 to tabulate the overall scores. Each proposal was evaluated based on the following criteria: method of providing services (30%); qualifications, past experience, and references (37%); Alpharetta vendor preference (3%) and cost (30%). The resulting scores were as follows (ranking of "1" to "5" with "5" being the highest):
  - DC Pools LLC: 4.22
  - United Pool Maintenance LLC: 3.83
  - Aquatic Management: 3.39
- The high scoring firm, DC Pools LLC., is our current pool maintenance service provider. Staff has found them to be knowledgeable, responsive, and focused on delivering an excellent pool maintenance program. From a cost perspective, DC Pools LLC. was not the lowest cost for scheduled site visits and on call services; however the overall cost analysis to include cost of required chemicals and required additional services made their proposal the most cost effective. It should be noted that the cost of the services in the proposal will be within the allocated budget of \$60,000. With these factors in mind, staff recommends award of RFP 19-112 to DC Pools LLC.

**Public Comment:**

- No Public Comment
- ❖ Council Member Binder offered a motion to approve the award RFP 19-112 to DC Pools Service LLC. for a 5-year service contract to provide pool maintenance services for the Wills Park Pools for the annual amount not to exceed \$60,000 and authorize the Mayor to execute all necessary documents.
  - The motion received a second from Council Member Richard
  - The motion was approved unanimously (7-0)

**C. North Point Feasibility And Scoping Study Grant Application**

- Director of Community Development, Kathi Cook, came forward to present this item.
- Staff recommends Mayor and Council adopt the resolution authorizing and supporting the City of Alpharetta's application for Atlanta Regional Commission LCI grant funding to complete a feasibility and scoping study for provision of connectivity between the Alpha Loop and North Point area.
- The Atlanta Regional Commission (ARC) established the Livable Centers Initiative (LCI) program to encourage the development of plans that link transportation improvements to land use projects. ARC's objective is to encourage and support sustainable and livable communities that complement regional development policies.
- In 2007, the City was awarded an LCI grant to study the North Point area. The North Point Activity Center LCI was adopted in 2008 with a vision for a walkable, mixed-use village. This vision relies heavily on a series of transportation improvements that are needed to sustain and enhance the North Point area well into the future. The City

approved the 5-year minor update to the LCI in 2012 and the 10-year major update in 2018. The City was awarded \$75,000 in Community Development Assistance Program (CDAP) funding from ARC in 2018 to complete a Creative Placemaking Plan for North Point, which is currently underway.

- Staff is requesting to seek LCI grant funding through ARC to support trail connectivity in the North Point LCI area. The grant would help fund a feasibility/scoping study for a portion of the Alpha Loop (from Encore Parkway to Haynes Bridge Road), as well as provide connectivity among the Alpha Loop, a planned trail network around North Point Mall and Big Creek Greenway by way of a new trail head and system access point on the south side of North Point Parkway at Encore Parkway.
- These projects were recommended in the 2018 LCI 5-Year Action Plan and would provide much needed alternative transportation options between North Point and the west side of Georgia 400, as well as expand recreational facilities in the area. It also would help support the area's sustainability in the future and foster the EcoDistrict atmosphere that was determined desirable for the area.
- ARC's deadline to submit the funding request is March 29, 2019. Kimley-Horn & Associates has prepared the LCI grant application on behalf of the City.
- City Attorney, Sam Thomas, read the resolution aloud.

**Public Comment:**

- No Public Comment
- ❖ Council Member Richard offered a motion to adopt the resolution authorizing and supporting the City of Alpharetta's application for Atlanta Regional Commission LCI grant funding to complete a feasibility and scoping study for provision of connectivity between the Alpha Loop and North Point area with a matching fund grant not to exceed \$30,000 and to authorize the Mayor to execute all necessary documents.
  - The motion received a second from Council Member Merkel
  - The motion was approved unanimously (7-0)

**D. Resolution Authorizing Eminent Domain (Parcel 3; Morris Road Operational Improvements Project)**

- City Attorney, Sam Thomas, came forward to read the resolution.
- A Resolution of the Mayor and Council of the City of Alpharetta to authorize the use of eminent domain to acquire certain property located at the intersection of Country Place Court and Morris Road (0 Country Place Court, Alpharetta, Georgia; Tax Parcel No. 12-2971-0855-007-7) within the City of Alpharetta, Georgia, for road project - Morris Road Operational Improvements.
- Director of Public Works, Pete Sewczwicz, came forward to address questions from City Council.

**Public Comment:**

- No Public Comment

- ❖ Mayor Pro Tem Mitchell offered a motion to approve the resolution to authorize the use of eminent domain to acquire certain property located at the intersection of Country Place Court and Morris Road (0 Country Place Court, Alpharetta, Georgia; Tax Parcel No.12-2971-0855-007-7) within the City of Alpharetta, Georgia, for road project – Morris Road Operational Improvements.
  - The motion received a second from Council Member Merkel
  - The motion was approved unanimously (7-0)

## VI. PUBLIC COMMENT

- No Public Comment

## VII. REPORTS

- Council Member Merkel made an announcement regarding the bird houses that he and Council Member Hipes painted for a North Metro Miracle League fundraiser. These bird houses will be auctioned off as part of the fundraiser.
- Mayor Pro Tem Mitchell made an announcement regarding the Fulton County Board of Tax Assessors, encouraging the community to support the vote to replace the last remaining assessor by contacting the Fulton County Tax Commissioner's office. The final vote will take place on April 10<sup>th</sup>.
- Council Member Richard thanked the other council members who participated in the City's Arbor Day event which took place on March 16<sup>th</sup>. In addition, Council Member Richard thanked the Natural Resources Commission, especially Deb Zemlock, and all the volunteers for assisting with the planting of 30 new trees.

## VIII. ADJOURNMENT TO EXECUTIVE SESSION

- ❖ Council Member Burnett offered a motion to adjourn to Executive Session
  - The motion received a second from Council Member Richard
  - The motion was passed unanimously (7-0)
- ❖ With no further business to discuss or items to be heard, Mayor Gilvin adjourned the meeting to Executive Session at 7:04 PM

Respectfully submitted,



Erin Cobb, City Clerk