



CITY COUNCIL MEETING & PUBLIC HEARING MARCH 6, 2023

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. **Natural Resources Commission - Alternate Appointment by Council Member Binder**
 - B. **Development Authority - Appointment Nomination by Council Member DeRito**
 - C. **Swearing-in of Board and Commission Members**
5. **PRESENTATIONS & RECOGNITIONS**
 - A. **Recognition of Janet Rodgers**
Recognition and congratulatory remarks for Janet Rodgers and her accomplishments with the Alpharetta Convention and Visitors Bureau, as she was recently awarded the "Tom Kilgore Lifetime Achievement Award" by the Georgia Association of Convention & Visitors Bureau.
6. **CONSENT AGENDA**
 - A. **Council Meeting Minutes (Meeting of 02/27/2023)**
Consideration of approval of the City Council meeting minutes from the meeting of February 27, 2023.
 - B. **Alcoholic Beverage License Applications**
Consideration of approval of the following alcoholic beverage license application:
 1. **PH-23-AB-03 Sulit Coffee and Wine Bar, LLC**
4150 Old Milton Parkway, Suite 120, Alpharetta, GA 30005

Restaurant
Consumption on Premises
License Modification to Sell Distilled Spirits
Owner: Sulit Coffee and Wine Bar, LLC
Registered Agent: Danielle Crawford
7. **PUBLIC HEARING**
 - A. **V-23-06 130 John Christopher Drive**
Consideration of a variance to reduce a side setback from 10' to 3' to allow for an addition to a single-family detached home. The property is located at 130 John Christopher Drive and is legally described as being located in Land Lot 1182, 2nd District, 2nd Section, Fulton County, Georgia.
 - B. **PH-23-02 Unified Development Code (UDC) Text Amendments – Procedures to Establish a Residential Infill Overlay District**
Second Reading
The first reading occurred during the February 27, 2023 City Council Meeting and Public Hearing.
Consideration of text amendments to the Unified Development Code (UDC) to add procedures for establishing a residential infill overlay district.

8. NEW BUSINESS

A. Rucker Road Park Design Conceptual Site Plan Approval

Consideration of approval of the conceptual site plan for Rucker Road Park designed by Columbia Engineering & Services Inc.

9. WORKSHOP ITEMS

A. Mayfield Grow-A-Row Partnership | City of Alpharetta and City of Milton

Presentation and discussion on possible expansion of the Mayfield Property partnership between the Cities of Alpharetta and Milton to include a joint Grow-A-Row program.

B. Text Amendment to The Code of the City of Alpharetta, Georgia - Alcohol Ordinance

Presentation and discussion of text amendments to Chapter 4 of The Code of the City of Alpharetta, Georgia to revise provisions related to delivery, consumption sales, and retail establishments and to add provisions related to mixed drink sales; to provide an effective date; and for other purposes.

10. PUBLIC COMMENT

11. REPORTS

12. EXECUTIVE SESSION

13. ADJOURNMENT



STAFF REPORT

Department: City Clerk
Submitted By: Lauren Shapiro
Meeting Date: March 6, 2023

AGENDA ITEM:

Council Meeting Minutes (Meeting of 02/27/2023)

Consideration of approval of the City Council meeting minutes from the meeting of February 27, 2023.

STAFF RECOMMENDATION:

Approve, as part of the Consent Agenda, the City Council Meeting minutes from the meeting of February 27, 2023.

BUDGET & PROCUREMENT:

BUDGETED ITEM: NO

FISCAL IMPACT: NO

INCLUDED IN CURRENT FY CPTL BUDGET: NO

INCLUDED IN CURRENT FY OPRT. BUDGET: NO

TOTAL PROJECT COST:

APPROPRIATIONS:

<u>ACCOUNT TITLE/NUMBER</u>	<u>DOLLAR AMOUNT</u>
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EXTERNAL FUNDING SOURCES:

<u>ACCOUNT TITLE/NUMBER</u>	<u>DOLLAR AMOUNT</u>
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ITEM DESCRIPTION:

City Clerk, Lauren Shapiro, prepared a synopsis of the pertinent information that occurred during the City Council Meeting and Public Hearing on February 6, 2023 at 6:30 p.m.

ALTERNATIVES:

ATTACHMENTS:

1. CC Minutes 2.27.2023



City Council Meeting & Public Hearing
FEBRUARY 27, 2023
UNOFFICIAL MINUTES
Office of the City Clerk

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

This summary is provided as a convenience and service to the public, media and staff. It is not the intent to record proceedings verbatim. Any reproduction of this summary must include this notice. This is not an official record of the Alpharetta City Council Meeting proceedings. Meetings are recorded and available for review at <https://www.youtube.com/user/alpharettagov>.

I. CALL TO ORDER

- Mayor Gilvin called the meeting to order at 6:30 p.m.

II. ROLL CALL

• Council Members

- Mayor Jim Gilvin
- Donald F. Mitchell
- Douglas J. DeRito
- John Hipes
- Jason Binder

• Council Members Absent

- Mayor Pro Tem Dan Merkel
- Brian Will

• Staff

- Chris Lagerbloom, City Administrator
- Melissa Tracy, City Attorney with Jarrard & Davis
- James Drinkard, Asst. City Administrator
- Lauren Shapiro, City Clerk
- John Robison, Director of Public Safety
- Kathi Cook, Director of Community and Economic Development
- Morgan Rodgers, Director of Parks, Recreation, and Cultural Services
- Pete Sewczwicz, Director of Public Works
- Thomas Harris, Director of Finance

- Adam Montgomery, Information Technology Manager
- David Shostak, City Arborist

III. PLEDGE TO THE FLAG

IV. PRESENTATIONS & PROCLAMATIONS

A. Arbor Day 2023

- Mayor Gilvin presented the Arbor Day 2023 Proclamation to City Arborist, David Shostak.
- City Arborist, David Shostak, shared that on Saturday, March 4, 2023 at 10:00 am the Natural Resources Commission will be planting a tree at the Community Gardens at Wills Park (near the basketball court).

V. CONSENT AGENDA

A. Council Meeting Minutes (Meeting of 2/6/2023)

B. Council Meeting Minutes (Meeting of 2/20/2023)

C. Settlement Opt-in: National Opioid Settlements with Teva, Allergan, CVS, Walgreens, and Walmart

D. Alcoholic Beverage License Applications

Consideration of approval of the following alcoholic beverage license application:

1. PH-23-AB-02 RNR RCMH, LLC

d/b/a Rock N Roll Sushi

5530 Windward Parkway, Suite C300, Alpharetta, GA 30004

Restaurant

Consumption on Premises

Beer, Wine & Sunday Sales

Owner: RNR RMCH, LLC

Registered Agent: Jeanne Harvey

PUBLIC COMMENTS

- There were no public comments.
- ❖ Council Member Mitchell offered a motion to approve the Consent Agenda.
 - Council Member Hipes seconded the motion.
 - The motion was approved unanimously (5-0).

VI. PUBLIC HEARING

A. PH-23-02 Unified Development Code (UDC) Text Amendments – Procedures to Establish a Residential Infill Overlay District

First Reading

Consideration of text amendments to the Unified Development Code (UDC) to add procedures for establishing a residential infill overlay district.

- City Attorney, Melissa Tracy, read the Ordinance title aloud.
- Director of Community and Economic Development, Kathi Cook, came forward to present this item.
- The proposed Unified Development Code text amendments are attached hereto as "Exhibit A."
- This item was considered at the 2/3/2023 Planning Commission meeting. There were no public comments. Planning Commission requested that clarifications be made to the proposed regulations to specify that the residential infill overlay applies to non-HOA neighborhoods. After discussion, Planning Commission recommended approval (vote 7-0).
- In order to recognize particular needs of an existing neighborhood where an HOA is not present it is recommended that procedures be established for an application to be considered. An overlay district can help preserve special characteristics of a neighborhood with specific zoning regulations and design guidelines.
- Staff proposes procedures to establish a Residential Infill Overlay District. The procedures propose an initial 30% threshold of real property owners in support of the overlay for the City to consider creating a residential infill overlay district.
- A 75% threshold of real property owners in support is proposed prior to City Council adoption of the overlay. The intent of these procedures is to provide a process to establish a residential infill overlay district where there is support among a majority of the property owners in order to impose an additional layer of regulation to help combat incompatible development in established neighborhoods.

CITY COUNCIL DISCUSSION

- Council Member Binder asked about whether there is a minimum or maximum number of homes/size for the overlay and requested for Kathi to discuss (at the second reading) protections for homeowners in terms of stormwater, trees, architectural style, etc.
 - Director Cook shared that the overlay would include an entire HOA.

PUBLIC COMMENTS

- Mary Dedwyler (170 Shady Grove Lane, Alpharetta, Georgia) came forward to speak on this item as she is currently working towards gathering signatures for a petition in her neighborhood at this time.
- ❖ Council Member Hipes offered a motion to approve PH-23-02 Unified Development Code (UDC) Text Amendments – Procedures to Establish a Residential Infill Overlay District
 - Council Member Mitchell seconded the motion.
 - The motion was approved unanimously (5-0).

VII. OLD BUSINESS

A. Ordinance – Fiscal Year 2023 Mid-Year Budget Amendment

Second Reading

The first reading occurred during the February 20, 2023 City Council Meeting and Public Hearing.

Consideration of an Ordinance to adopt a Mid-Year Fiscal 2023 Budget for certain funds of the City of Alpharetta, Georgia appropriating the amounts shown in each budget as expenditures, adopting the item of revenue anticipation, prohibiting expenditures to exceed appropriations, and prohibiting expenditures to exceed actual funding available.

- City Attorney, Melissa Tracy, read the Ordinance title aloud.
- Director of Finance, Tom Harris, came forward to present this item.
- Since the first reading, there were some changes to the subscription amount (pro-rated) for Board and Commission email accounts and the revenues of the community agriculture program.
- City Administrator, Chris Lagerbloom, shared that there were some additional questions on the Pulse Point Software. At this time, the liaison to Public Safety, Council Member Will, has requested that this item be removed from the mid-year budget amendment and let us to continue to study that, and if appropriate, bring forward with the fiscal year 2024 budget.

PUBLIC COMMENTS

- There were no public comments.
- ❖ Council Member Binder offered a motion to approve the Mid-Year Fiscal 2023 Budget for certain funds of the City of Alpharetta, Georgia appropriating the amounts shown in each budget as expenditures, adopting the item of revenue anticipation, prohibiting expenditures to exceed appropriations, and prohibiting expenditures to exceed actual funding available.

- Council Member Mitchell seconded the motion.
- Council Member Hipes offered a friendly amendment that backing out from the proposed mid-year adjustments the Pulse Point Software.
 - Council Member Binder accepted the friendly amendment.
- The motion was approved (-0).

VIII. NEW BUSINESS

A. Local Roads Safety Action Plan and Award of RFQ 23-1011

Consideration of approval to award RFQ 23-1001 to Alta, approve developing the Safety Action Plan for Alta in an amount not to exceed \$199,778.00, and authorize the Mayor to execute all necessary documents.

- Director of Public Works, Pete Sewczwicz, came forward to present this item.
- Through the U.S. Department of Transportation, the Bipartisan Infrastructure Law (BIL) established the new Safe Streets and Roads for All (SS4A) discretionary grant program. The SS4A program is to prevent roadway deaths and serious injuries. The following activities are eligible for the SS4A program: 1) Develop or update a comprehensive safety action plan; 2) Conduct planning, design, and development activities in support of an action plan; and 3) Carry out projects and strategies identified in an action plan.
- A scoping document was prepared by the Public Works Department and a request for Qualifications (RFQ 23-1001) was issued for this project on July 14, 2022.
- Request for Proposals (RFP 23-1003) was extended to the top 3 companies on September 1, 2022. Interviews were scheduled on September 27, 2022.
- After evaluation and verifying the submitted proposals, staff from the Public Works Department met and discussed the project scope with representatives of Alta Planning + Design (Alta), as the preferred respondent, on Thursday November 10, 2022. Alta is a local and experienced consultant that has worked on similar projects for other agencies in Tennessee, Missouri, Virginia, and Florida.
- Developing the safety action plan is anticipated to take 9 months from notice to proceed, followed by 3 months for writing the SS4A Implementation Grant.
- Alta's estimated cost for this project is \$199,778.00. The proposal, under Attachments, provides a detailed breakdown of the cost.

PUBLIC COMMENTS

- There were no public comments.
- ❖ Council Member DeRito offered a motion to approve the award of RFQ 23-1002 to AECOM, approve the Alpha Link design Task Order 1 for AECOM in an amount not to exceed \$450,825, approve the Project Management Task Order 1 for Atkins

in an amount not to exceed \$80,000, and authorize the Mayor to execute all necessary documents.

- Council Member Hipes seconded the motion.
- The motion was approved (5-0).

B. Memorandum of Understanding: Faithful Guardian and City of Alpharetta

Consideration of approval of a Memorandum of Understanding between Faithful Guardian and City of Alpharetta for training public safety employees.

- Director of Public Safety, John Robison, came forward to present this item.
- The fire department has relied on hiring certified firefighters/AEMT/Paramedics over the past twenty years. This is no longer an option due to limited lateral applicants. To address this, we are establishing our own recruit school, like most metro Atlanta departments. These six individuals would spend 12 weeks in AEMT school and 14 weeks in fire school.
- Alpharetta Fire will conduct the fire school. We have partnered with Faithful Guardian Training Center to provide the AEMT portion. The Commission accredits Faithful Guardian Training Center on Accreditation of Allied Health Education Programs. Faithful Guardian has trained several of our current employees.

PUBLIC COMMENTS

- There were no public comments.
 - ❖ Council Member Hipes offered a motion to approve the Memorandum of Understanding between Faithful Guardian and City of Alpharetta for training public safety employees.
 - Council Member DeRito seconded the motion.
 - The motion was approved unanimously (5-0).

IX. WORKSHOP ITEMS

A. Presentation of the Alpha Loop Downtown Link Plan

Presentation and discussion of the Alpha Loop Downtown Link Plan.

- Jacob Lange, Starr Whitehouse & Associates, came forward to present this item.
- The presentation is attached hereto as "Exhibit B."
- This plan focuses on the "Downtown Link" which connects the downtown Alpha Loop paths together.

CITY COUNCIL DISCUSSION

- Mayor Gilvin shared that he was concerned with the amount of brick due to the maintenance issues the city has faced with the uneven bricks currently in the downtown.
- Council Member Hipes asked about a standard bollard style for the downtown and lighting and the pedestrian signal light timing for crossing the intersection at Roswell Street and Old Milton Parkway (and other Alpha Loop intersections).
- Council Member Hipes shared that he would prefer to see a consistent artistic style so that it is easier to identify when someone is on the Alpha Loop.

B. Rucker Road Park Design Conceptual Site Plan Discussion

Discussion and consideration of the conceptual site plan for Rucker Road Park designed by Columbia Engineering & Services, Inc.

- Director of Recreation, Parks, and Recreation, Morgan Rodgers, came forward to present this conceptual site plan.

CITY COUNCIL DISCUSSION

- Council Member Binder asked about adding in a hawks crossing signal in this area.
- Council Member Mitchell shared that he agreed with Council Member Binder's request. Additionally, he would like to see if the surrounding neighborhood's could have connections/trails built to this park.

C. Town Green Special Events: Survey and Recommendation

Presentation and discussion of survey results regarding special events on the Town Green and discussion of staff's recommendations.

- Director of Recreation, Parks, and Recreation, Morgan Rodgers, came forward to present this item.
- James Drinkard shared that amplified sound or structures within a park require a permit, which is required by the park rules.
- Staff's future recommendations are provided as the following:
 1. City Center Concerts should take place no more frequently than two Fridays per month on the Town Green, but not the same week as Food Truck Alley or Home By Dark Concerts.
 2. Big Screen on the Town Green must be permitted.
 3. Corn Hole ATL should be allowed to gather and play on the Town Green, and the turf area of Old Roswell, weekly, on Wednesday evenings.
 4. Give staff the ability to permit ancillary events that do not impact the downtown business flow and operations, which would include the City

Center Snow Day, Fit Life Expo, Alpharetta Wine Festival, Menorah Lighting and Petals & Parasols.

CITY COUNCIL DISCUSSION:

- Council Member Hipes asked whether the sidewalks in front of the Jewel Box buildings at City Center are publicly owned sidewalks.
- Council Member Binder shared that he hopes that we have a policy that applies city-wide.
- Mayor Gilvin asked for City Administrator, Chris Lagerbloom, to determine what is considered public right of way in the downtown.
- City Attorney, Melissa Tracy, shared that there is a covenant between the City of Alpharetta and City Center that discusses business encroachment into the right-of-way.
- Council Member DeRito asked whether there is an issue on the matter of City Center and sidewalk use.
- Council Member Mitchell shared that he does not want the City to become too regulated and enjoys the look and use of the town green and areas in downtown as an outdoor living room.
- Council Member Binder shared that he was comfortable with all staff recommendations, other than number 2.
- Council Member Hipes shared that he likes the staff recommendations, as permitted, and does not believe that any business should be able to roll out a TV on the town green.
- Mayor Gilvin directed Director Rodgers that he does not have a direction at this time, and to either permit everything or use your discretion with the policies that we have in place, and that we will have to have this conversation again when the full council is present.

X. PUBLIC COMMENT

- There were no public comments.

XI. REPORTS

- City Administrator, Chris Lagerbloom, provided a report on municipal elections. If we decide to use the services of Fulton County would cost \$7.66 per registered voter (\$379,408 total). March 31st is the deadline to transmit the executed Intergovernmental Agreement back to Fulton County.
 - Council Member Hipes asked about when we would know the costs if we were to conduct the elections ourselves.

- City Administrator Lagerbloom shared that we are working on that number and believe that it would be less than \$7.66 and more than \$2.96 per registered voter.

XII. EXECUTIVE SESSION

- ❖ Council Member Mitchell offered a motion to recess to Executive Session.
 - Council Member Binder seconded the motion.
 - The motion was approved unanimously (5-0).
- Mayor Gilvin recessed the meeting at 8:38 p.m.
- Mayor Gilvin reconvened the meeting at 8:46 p.m.

XIII. ADJOURNMENT

- With there being no further items to consider or discuss, Mayor Gilvin adjourned the meeting at 8:47 p.m.

Respectfully submitted,



Lauren Shapiro, City Clerk

EXHIBIT A

SECTION 2.3 SUPPLEMENTARY REGULATIONS

2.3.1 General exemptions.

- A. *Heights—Exclusions.* The following structures are exempt from the height limitations imposed within each zoning district:
1. Church spires, cupolas, and chimneys.
 2. Agricultural accessory structures, such as barns, silos, windmills, and the like.
 3. Parapets and structures used for ornamental or aesthetic purposes not to exceed twelve (12) feet.
 4. Elevator penthouses not to exceed fifteen (15) feet.
 5. Mechanical equipment on building roofs or rooftop antennas provided any such equipment exceeding 12 feet in height shall be contained within a structure or otherwise screened from ground view from adjoining streets and properties.
- B. *Front Yard Requirements—Existing Residential Areas.* The setback requirements of this Ordinance shall not apply to any residential lot where the average setback on developed lots located adjacent to and on each side of such lot and within the same zoning district and fronting on the same street as such lot is less than the minimum required setback. In such cases, the setback of such a lot may be less than the required setback but not less than the average of the existing setbacks on the developed lots. In no case, however, shall setbacks be less than 15 feet.

If the adjacent developed lots on both sides of a vacant residential lot, within the same zoning district and fronting on the same street as such lot, have front yard setbacks greater than the minimum required by the zoning district, then the minimum setback on the vacant lot shall be the average of the 2 adjacent developed lots.

- C. *Double Frontage Lots.*
1. Double frontage lots should be avoided except where essential to provide separation of residential development from traffic arteries or to overcome specific disadvantages of topography and orientation. A landscaped or natural buffer of at least twenty feet (20'), across which shall be the right of access, shall be provided along the line of lots abutting such a traffic artery.
 2. On lots having frontage on two (2) streets, but not located on a corner, the minimum front yard setback requirement shall be provided along each street frontage.
- D. *Setbacks—Exclusions.*
1. No building or structure or projection thereof, including porch, deck, terrace or chimney, shall be erected closer to a property line than the applicable setback regulation prescribed herein allows. However, uncovered steps, patio slabs, driveways, walkways, retaining walls of no more than 4' in height, and roof overhangs of up to 18" may be located within setback areas.
 2. Required setbacks may accommodate vegetated runoff reduction measures, provided such setbacks meet fire code standards. The runoff reduction measures may not compromise public safety such as the sight distance triangles required by the City.
- E. *Flag Lots.*
1. Flag lots are prohibited for residential development. Residential building sites must meet minimum lot width requirements at the front setback line or at twice the required front setback for cul-de-sac lots.

(Ord. No. 730 , § 6, 12-5-2016; Ord. No. 732 , § 2, 2-6-2017)

2.3.2 Temporary uses.

The Director may authorize a temporary use, as follows:

- A. Carnival, circus or fair on property zoned and used for non-residential use, for a period not to exceed 4 days. A period not to exceed 30 days may be granted by the Director if the event is held within a designated amphitheater facility as defined by Code and confirmed by the Director. Site shall meet adequate parking and safety concerns and limit impacts to surrounding properties.
- B. Outdoor tent sales on property zoned and used for non-residential use, for a period not to exceed forty-five (45) days. Authorization may not be granted more than two (2) times per year, per property.
- C. Seasonal events associated with a not-for-profit on property zoned and used for non-residential use, for a period not to exceed seventy-five (75) days. Authorization may not be granted more than two (2) times per year, per property.

Seasonal Events associated with a for-profit entity on property zoned and used for non-residential use for a period not to exceed thirty (30) days. Authorization may not be granted more than four (4) times per year, per property. Seasonal events, such as an ice-skating rink, corn maze, haunted house, etc. shall be limited to activities that draw fewer than 100 people at a time.
- D. Religious meeting in a tent or other temporary structure on property zoned and used for non-residential use, for a period not to exceed sixty (60) days.
- E. Open lot sale of Christmas trees, fruit and vegetables, and other harvested products on property zoned and used for non-residential use, for a period not to exceed forty-five (45) days.
- F. Real estate sales office, related to an active development, in any district, for a period not to exceed one (1) year, provided no sleeping accommodations are maintained in the structure.
- G. Contractor's office, construction trailer and equipment shed, in any district, related to an active development, for a period of one (1) year provided that such office be placed on the property to which it is appurtenant.
- H. Commercial television or motion picture filming activities not to exceed seven (7) calendar days at any residential location, or a period not to exceed twenty-one (21) days if approved by the Mayor and Council. The director or the Mayor and Council may impose conditions to the issuance of the permit to minimize the disturbance to the residential neighborhood. These conditions may include neighborhood notification requirements, parking and traffic control, and limitations on the hours of operation. In no event shall filming activities commence prior to 7:00 a.m. or continue after 10:00 p.m.
- I. All temporary certificates of zoning compliance may be renewed provided that it is determined that said use is clearly of a temporary nature, will cause no increased traffic congestion and will not create a nuisance to surrounding uses.
- J. The director may require City Council review and approval of any temporary uses.
- K. Fireworks sales in a tent or other temporary structure in the L-1 District, for a period not to exceed ninety (90) days.

(Ord. No. 688, § 1, 4-28-2014 ; Ord. No. 708 , § 1, 8-10-2015; Ord. No. 718 , § 15, 12-14-2015; Ord. No. 808 , § 3(Exh. C), 9-8-2020; Ord. No. 836 , § 1(Exh. B), 10-4-2021)

2.3.3 Accessory uses and structures.

- A. *Home Occupations.* An occupation, profession or trade customarily carried on by an occupant in a dwelling unit as a secondary use which is clearly incidental to the dwelling unit for residential purposes and which meets all of the following conditions:
1. The use shall be carried on wholly within the dwelling unit principal building. The attachment of an accessory building by a breezeway, roof or similar structure shall not be deemed as sufficient for the accessory building to be considered as a portion of the primary building.
 2. Not more than 25% of the floor area, not to exceed 500 square feet, of the dwelling unit building shall be used for the conduct of the home occupation.
 3. No merchandise or articles shall be displayed for advertising purposes, nor be displayed in such a way as to be visible from outside the dwelling unit. Garage doors shall not be left in the open position when the garage is used for the storage of business related materials.
 4. No merchandise or articles shall be stored other than inside the dwelling unit.
 5. No equipment or business vehicles may be stored or parked on the premises except that 1 business vehicle (the carrying capacity of which shall not exceed 1andhalf; tons and shall not exceed six (6) tires and/or two (2) axles) used exclusively by the resident may be parked in a carport, garage or an approved parking space in the rear or side yard and not within the public street or right-of-way.
 6. A home occupation may not generate more than six non-residential trips per day to the home, excluding occupant trips.
 7. There shall be no alteration of the residential character of the dwelling unit or premises or structures on the premises.
 8. No person not a resident of the dwelling unit shall work in the dwelling unit in connection with the home occupation. This prohibition shall also apply to independent contractors and employees who serve the resident of the dwelling unit.
 9. One (1) off-street paved parking space for each 250 square feet of floor area devoted to the home occupation shall be provided in addition to the required parking for residential use of the building.
 10. No motor power, other than electrically operated motors, shall be used and the total horsepower of such motors shall not exceed 3 horsepower or 1 horsepower for any single motor.
 11. No nameplate or sign shall be displayed upon the dwelling unit or structure on the premises except 1 unlighted sign not exceeding 1 square foot in area and located not less than 20 feet from any property line.
 12. No aspect of the home occupation which is noticeable to neighbors shall be conducted between the hours of 9:00 p.m. of one evening and 7:00 a.m. of the next day.
- B. *Swimming Pools.* All swimming pools shall comply with the following requirements:

Construction Plan: An application for a permit to construct a swimming pool shall be submitted to and approved by the Building Official.

Pool Location: Swimming pools and their auxiliary structures shall maintain a 20' setback from side and rear property lines or the same setback as the principle structure, whichever is less. Swimming pools shall not be located within the required front yard of any lot or closer to the front lot line than the principal building on the lot. Pools may also not be located within a buffer or easement.

Accessory Buildings: Pool houses, cabanas and other structures related to a swimming pool shall be subject to all of the requirements for "accessory buildings" and shall maintain a minimum 10 foot setback from side and rear lot lines or the same setbacks as the principal.

Fencing: All swimming pools shall be enclosed by a fence that is at least 5 feet in height and constructed so as not to pass a four inch (4") diameter sphere through any opening. The fence must be maintained in good condition and shall be self-closing and self-latching. The fencing shall be located so as to not obstruct visibility at road intersections.

- C. *Uses Customarily Accessory to Dwellings Located in Residential Zoning Districts.* Each of the following uses is considered to be a customary accessory use to a dwelling, and as such, may be situated on the same lot with the principal use to which it serves as an accessory provided that the setback and yard requirements are met and provided that the accessory structure is not located closer to a road than the principal structure. No such accessory use shall be more than 20% in size of principal use or be located in a required front yard.
1. Private garage not to exceed the following storage capacities; 'For-Sale' dwelling, 4 automobiles; 'For-Rent' dwelling, 2 automobiles per dwelling unit; group dwelling, 1½ automobiles per sleeping room. Structures shall maintain a 10 foot setback from rear and side lot lines or the same setbacks as the principal building, whichever is less.
 2. Open storage space or parking area for motor vehicles provided that such space does not exceed the maximum respective storage capacities listed above; and provided that such space shall not be used for more than 1 commercial vehicle licensed as 1 ton or more in capacity per family residing on the premises.
 3. Shed or tool room for the storage of household goods or equipment used in grounds or building maintenance. Structures shall maintain a 10 foot setback from rear and side lot lines or the same setbacks as the principal building, whichever is less.
 4. Miscellaneous free-standing structures such as gazebos shall maintain a 10 foot setback from lot lines or the same setbacks as the principal building, whichever is less.
 5. Children's playhouse and play equipment.
 6. Quarters for the keeping of pets owned by occupants for non-commercial purposes provided that such use does not generate a nuisance to adjoining properties. Such quarters shall maintain a 20 foot setback from rear and side lot lines.
 7. Private swimming pool and bathhouse or cabana. Swimming pool shall maintain a 20 foot setback from side and rear lot lines, or the same setback as the principle structure whichever is less. All other structures shall maintain a 10 foot setback from side and rear lot lines or the same setbacks as the principal building, whichever is less.
 8. Structures designed and used for purposes of shelter in the event of man-made or natural catastrophes. Same setbacks shall apply as for the principal building.
 9. Backyard chickens on minimum 1-acre properties with a single-family detached dwelling, limited to no more than 6 chickens and no roosters allowed. Associated structures (chicken coop, run, etc.) shall maintain a minimum 25' setback from the rear and side property lines. Chicken coop and run shall not exceed 9' in height. No chickens shall be permitted within any undisturbed water buffers, wetlands, or regulated floodplain.

(Ord. No. 833 , § 1(Exh. A), 7-26-2021)

2.3.4 Standards for dwelling, 'for-sale', detached houses.

- A. All detached 'For-Sale' dwellings shall meet or exceed the following requirements in addition to the requirements of all applicable Building Codes:
1. Each dwelling shall be connected to a potable water supply and sanitary sewage disposal system approved by the Fulton County Development Services Department.
 2. Foundation: The structure shall be attached to a permanent foundation constructed in accordance with the Building Code.
 3. Exterior siding: Exterior siding materials shall consist of wood, brick, stone, concrete, stucco, EIFS or similar materials, or lap siding of masonite, vinyl or similar materials, or any combination of the above.

The exterior siding shall extend the full height of the exterior walls, from the surrounding grade to the bottom of the eaves or other juncture with the roof.
 4. Roofs: All roof surfaces shall have a minimum pitch of 2.25:12 (2¼ inches of rise for every 12 inches of run), except that mansard and gambrel roofs must meet this requirement only for those surfaces that rise from the eaves. All roof surfaces exposed to view shall be covered with asphalt or fiberglass shingles, wood shakes or shingles, clay tiles, slate, standing seam metal or similar materials.
 5. Houses shall be at least 20 ft. in width.
 6. A porch or hard surfaced landing shall be provided at each exterior door and stairway top and bottom, which shall be at least as wide as the door it serves, but no less than 36 inches in width and 36 inches in depth.

2.3.5 Buffers and landscape requirements.

See UDC Section 3.2.8.

(Ord. No. 718 , § 16, 12-14-2015; Ord. No. 732 , §§ 3, 4, 2-6-2017; Ord. No. 737 , § 1, 5-1-2017; Ord. No. 739 , 5-1-2017)

2.3.6 Fence and wall requirements.

- A. *Height.* Height of fences and walls used as fences shall not exceed six (6) feet on residential property and eight (8) feet on non residential property. These limits may be exceeded by up to 50% on sloped lots where the appearance of an even fence line is desired.
- B. *Location on Property.* In order to prevent the obstruction of visibility, no walls, fences, shrubbery or hedges over three (3) feet in height shall be located within twenty (20) feet of an intersection of two or more streets or within ten (10) feet of the edge of a driveway leading to a street. Fences and walls shall be placed at least five (5) feet from required landscape strips and buffers to accommodate construction and maintenance unless approved otherwise at a public hearing.
- C. *Materials.* Fences and walls used as fences shall be made of wood which shall be protected from decay by the use of naturally durable wood or wood that is pressure treated, metal, brick, block, vinyl or stone. The use of plywood/sheet goods as a material is prohibited. Barbed, razor wire or electrically charged fencing shall be permitted in AG and RE districts and may be permitted, subject to administrative review and approval, in other districts.
- D. *Appearance.* All fencing shall be constructed with finished side facing away from the property owners property. Fences and walls used as fences shall not be finished with bright or primary colors or be visually distracting in any other way. A privacy fence or chainlink fence along a public or private right-of-way shall only be permitted when the required landscape strip and associated landscape material is provided. Privacy

and chainlink fences shall be prohibited in a front yard, except that the Director of Community Development, or designee, may approve a privacy fence in the front yard on collector or arterial streets.

- E. *Permit.* A permit for construction shall not be required to erect a fence or wall used as a fence which is built in accordance with these standards. Signage incorporated into such fences shall require a sign permit.

(Ord. No. 720 , § 1, 2-22-2016; Ord. No. 808 , § 3(Exh. C), 9-8-2020)

2.3.7 Reserved Procedures to Establish a Residential Infill Overlay District.

- A. The City shall require the filing of a petition and completed application for any Residential Infill Overlay District on forms promulgated by the Community Development department director. A Residential Infill Overlay District shall apply to established neighborhoods without a homeowner's association (HOA).
- B. Any person(s) interested in pursuing the approval of a Residential Infill Overlay District upon request to the Community Development department will be provided with a petition and application form. The petition will allow for persons to sign in favor of the approval of a Residential Infill Overlay District. All signatories to the petition must be real property owners residing within the proposed Residential Infill Overlay District. The Community Development director shall not allow the petition process for the adoption of a Residential Infill Overlay District ordinance to begin to be reviewed and investigated by city staff until thirty (30) percent of the property owners in the proposed Residential Infill Overlay District have voted in favor of the imposition of the Residential Infill Overlay District designation by signing the petition described in this division. Once the thirty (30) percent threshold has been achieved, the Community Development director shall initiate notice to all property owners within the proposed district of a public hearing to be held at the Planning Commission and City Council meetings.
- C. Application forms must be accompanied by a boundary map and a complete list of each property located in the Residential Infill Overlay District by street address or tax parcel identification number(s). All applications must be accompanied by a written description of why the particular properties qualify for a Residential Infill Overlay District designation. This written description shall include an analysis of all the following criteria that shall guide the Planning Commission and City Council in deciding if specific property should be classified as a Residential Infill Overlay District:
1. Whether the built environment of a neighborhood and its location, size or age, is one in which it is desirable to ensure that new and remodeled single-family dwellings and related accessory uses and structures are compatible with the height, size, and level of forestation of the existing dwellings and lots; and
 2. Whether there is a need to establish and maintain a balance between preserving the character of a mature neighborhood while accommodating compatible new residential developments.
- D. All applications and petitions for a Residential Infill Overlay District shall become final upon presentation and approval at a public hearing before the Planning Commission and City Council, at which time the petition will include a minimum of seventy-five (75) percent of the property owners having voted in favor of the imposition of the Residential Infill Overlay District designation.
- E. The staff of the Community Development department shall conduct a site inspection on all complete applications for a Residential Infill Overlay District designation and shall investigate and prepare an analysis of such application and shall include a written analysis of whether the properties at issue satisfy the criteria identified in subsection C. The staff of the Community Development department shall present its findings and recommendations in written form to the Planning Commission and City Council. Copies of the written findings shall be reasonably available to the public.
- F. In addition to all other applicable standards and criteria, the Planning Commission and City Council shall consider whether the property at issue satisfies the criteria set forth in subsection C. If the Planning

Commission and City Council approves the creation of a specific Residential Infill Overlay District, the newly created district shall be governed by the regulations in this division and any other applicable regulations in the code.

Editor's note(s)—Ord. No. 730 , § 7, adopted Dec. 5, 2016, repealed former § 2.3.7 which pertained to conditional uses.

EXHIBIT B



DOWNTOWN LINK CONCEPTUAL DESIGN REPORT

ALPHARETTA, GA

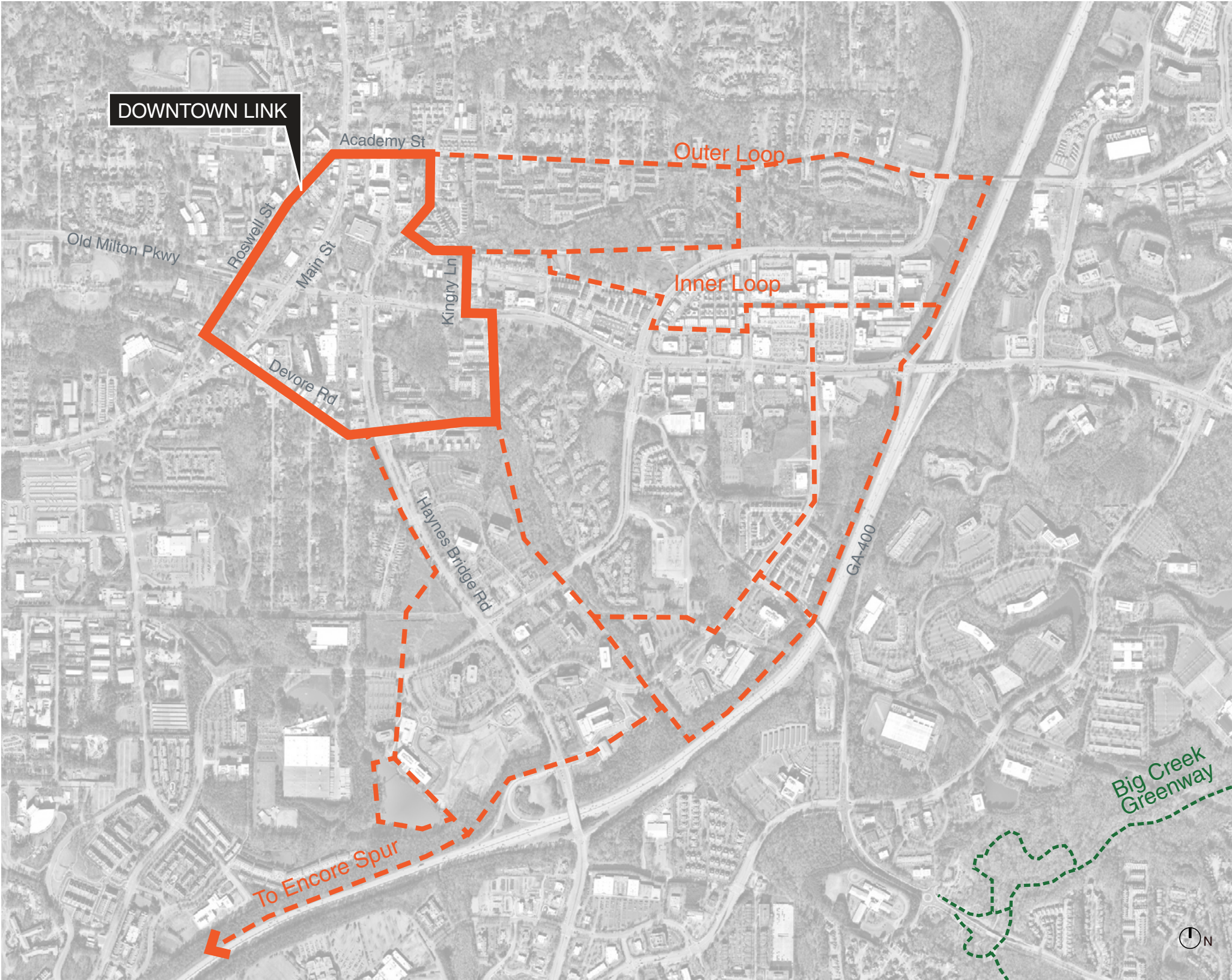
01/13/2023



STARR WHITEHOUSE
Landscape Architects
and Planners PLLC



EXECUTIVE SUMMARY



PROJECT OVERVIEW

Alpharetta has experienced unprecedented growth since the AlphaLoop was originally planned. Development continues to boom, with hotels, offices, multi-family residences, and mixed-use lifestyle centers in various stages of development emerging throughout the downtown district. Alpharettans understand the valuable connectivity that the AlphaLoop brings. Residents want to be near the trail, and the development community is eager to build the trail to make that possible. Establishing a clear and comprehensive vision for the downtown trail is critical to maximizing the public benefit of these private investments and ensuring a cohesive and connected AlphaLoop system for commuters and recreational users alike.

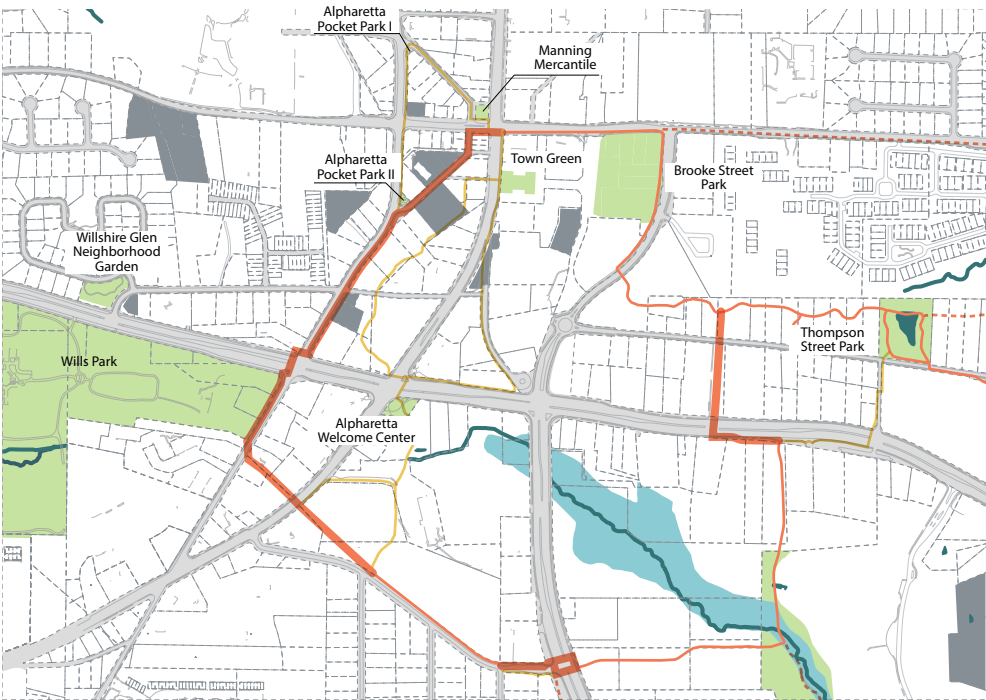
PROJECT GOALS

This trail study and conceptual design report establishes a district-wide framework for the AlphaLoop Downtown Link that creates a dynamic and legible public realm experience aligned to the unique opportunities and constraints of Alpharetta's urban context. It maximizes connections to open space assets, commercial and institutional attractions, and existing and future AlphaLoop alignments. To achieve these goals, this study considers the following:

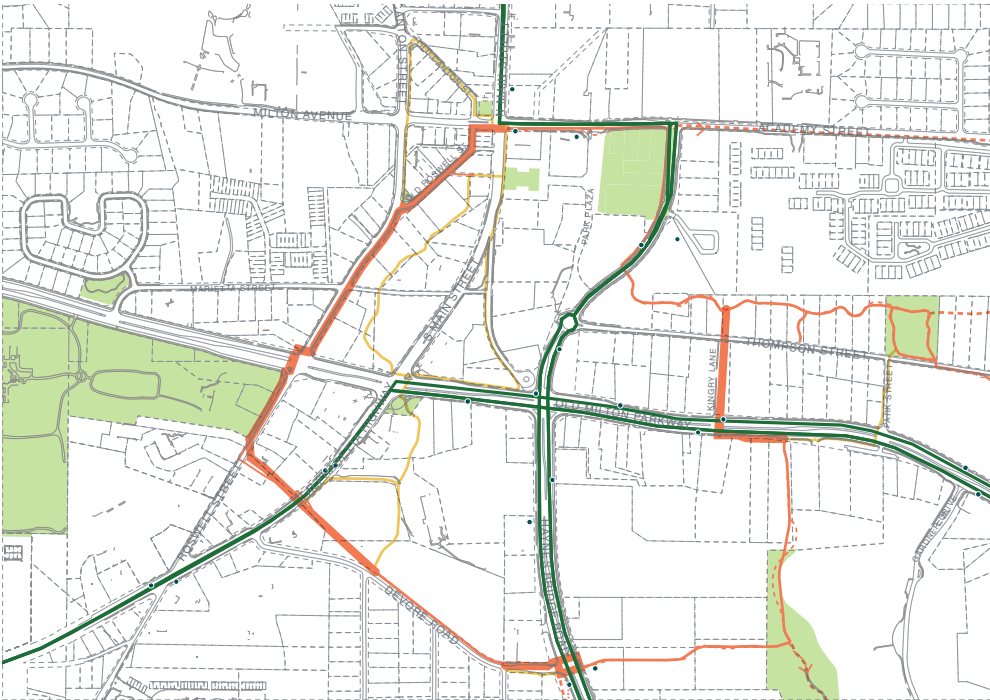
- Existing reports and studies
- Recent and upcoming development
- Minimizing right-of-way acquisition and impacts to privately held land
- Safe and efficient roadway crossings
- Catalyzing future pedestrian oriented development
- Connectivity to the broader pedestrian and bicycle circulation system



ANALYSIS



OPEN SPACE CONNECTIVITY



TRANSIT CONNECTIVITY

ANALYSIS MAPPING

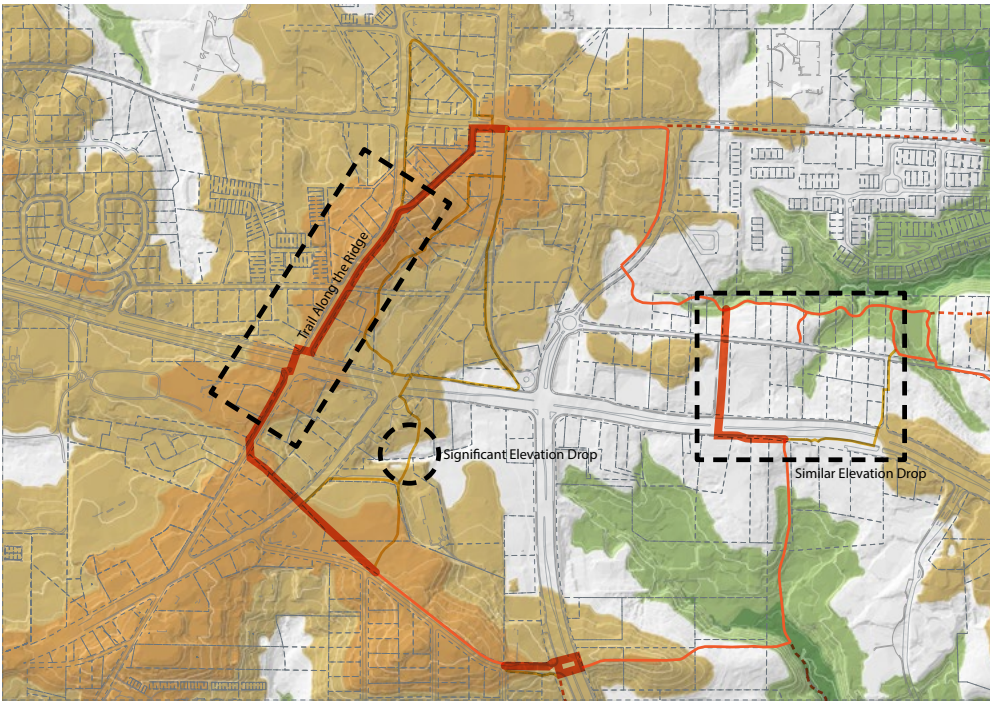
Through GIS mapping and analysis, a series of potential trail alignments were evaluated based on the following variables:

- Connectivity to open space assets, transit networks, existing pedestrian infrastructure, and roadway ownership.
- Crash and traffic data at key roadway crossings - both pedestrian and vehicular.
- Physiographic features such as topography, tree canopy, and hydrologic features.
- Right of way availability.
- Potential parking impacts.

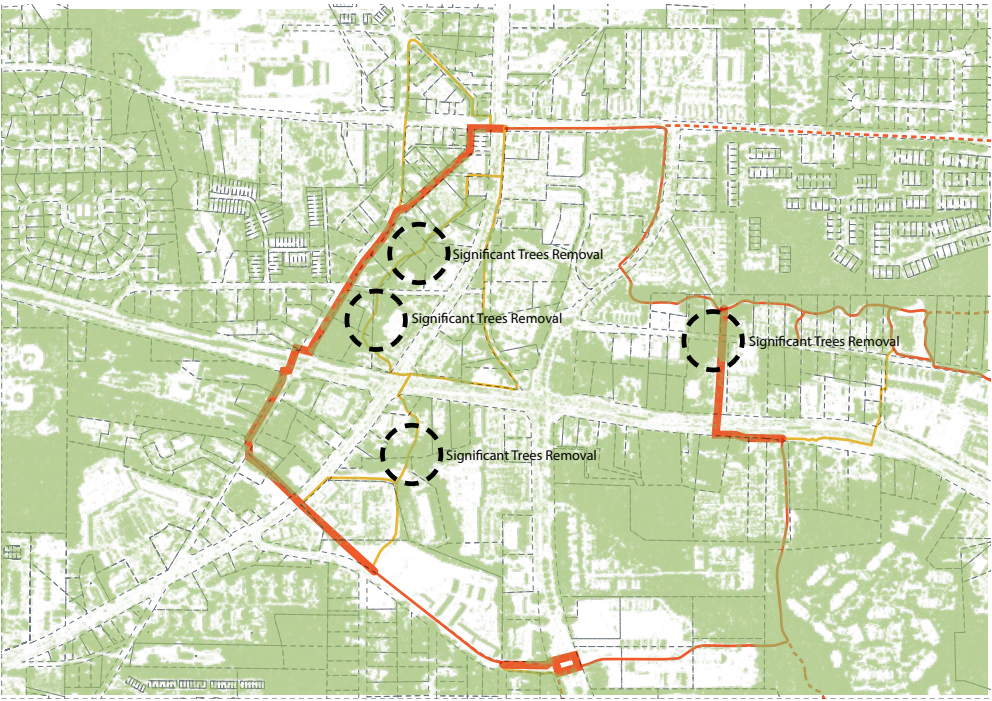
**See appendix for complete traffic study.*



CRASH DATA



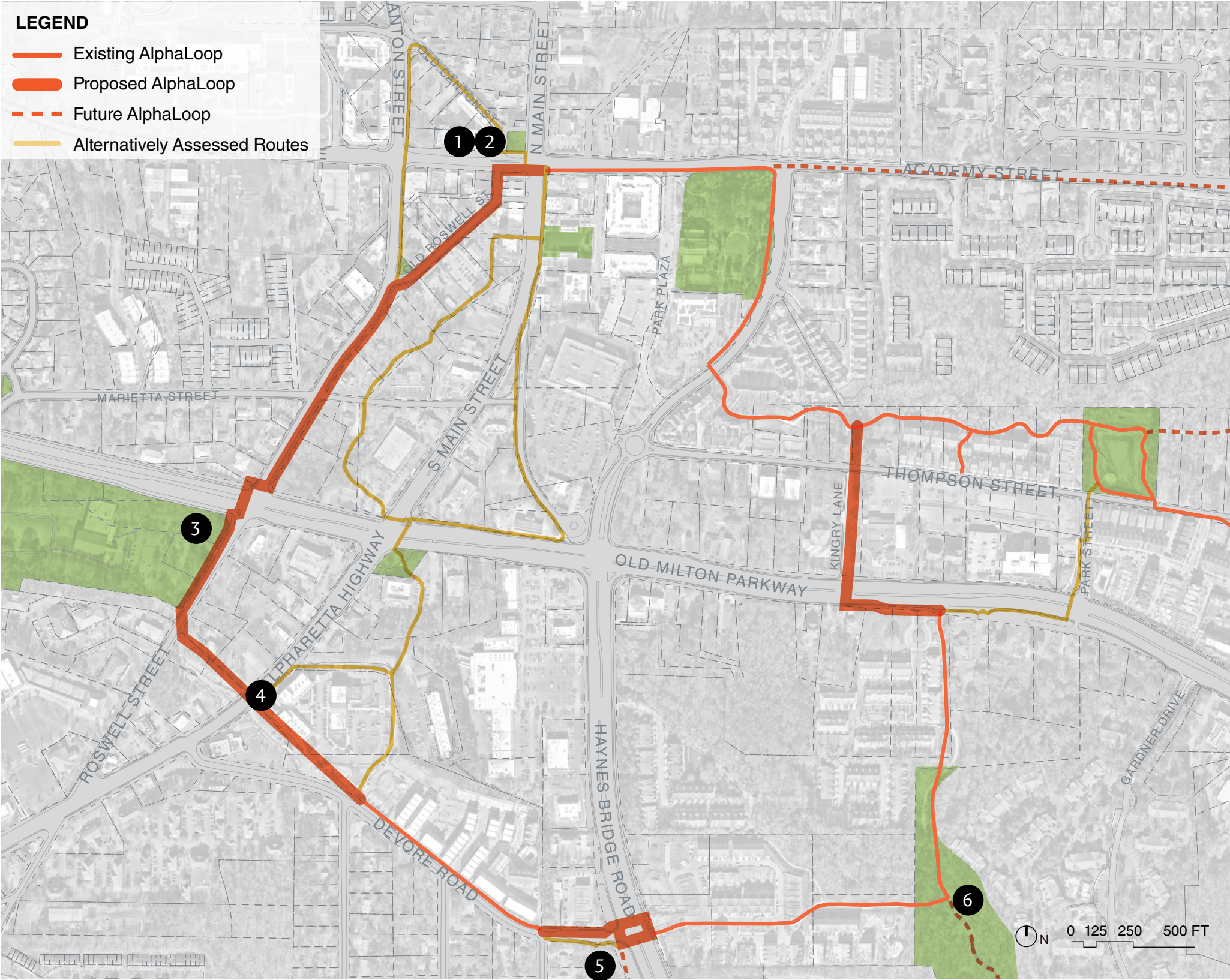
TOPOGRAPHY



TREE CANOPY IMPACTS AND SHADING



REFERENCED STUDIES AND DEVELOPMENTS



1 MILTON AVE.
AECOM



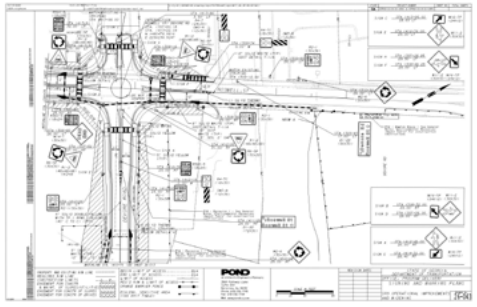
2 MILTON AVE.
KIMLEY HORN



3 WILLS PARK MASTER PLAN
JACOBS



4 DEVORE RD. REALIGNMENT
POND & COMPANY



5 ALCOVY ESTATES



6 ALPHALOOP EXTENSION
POND & COMPANY

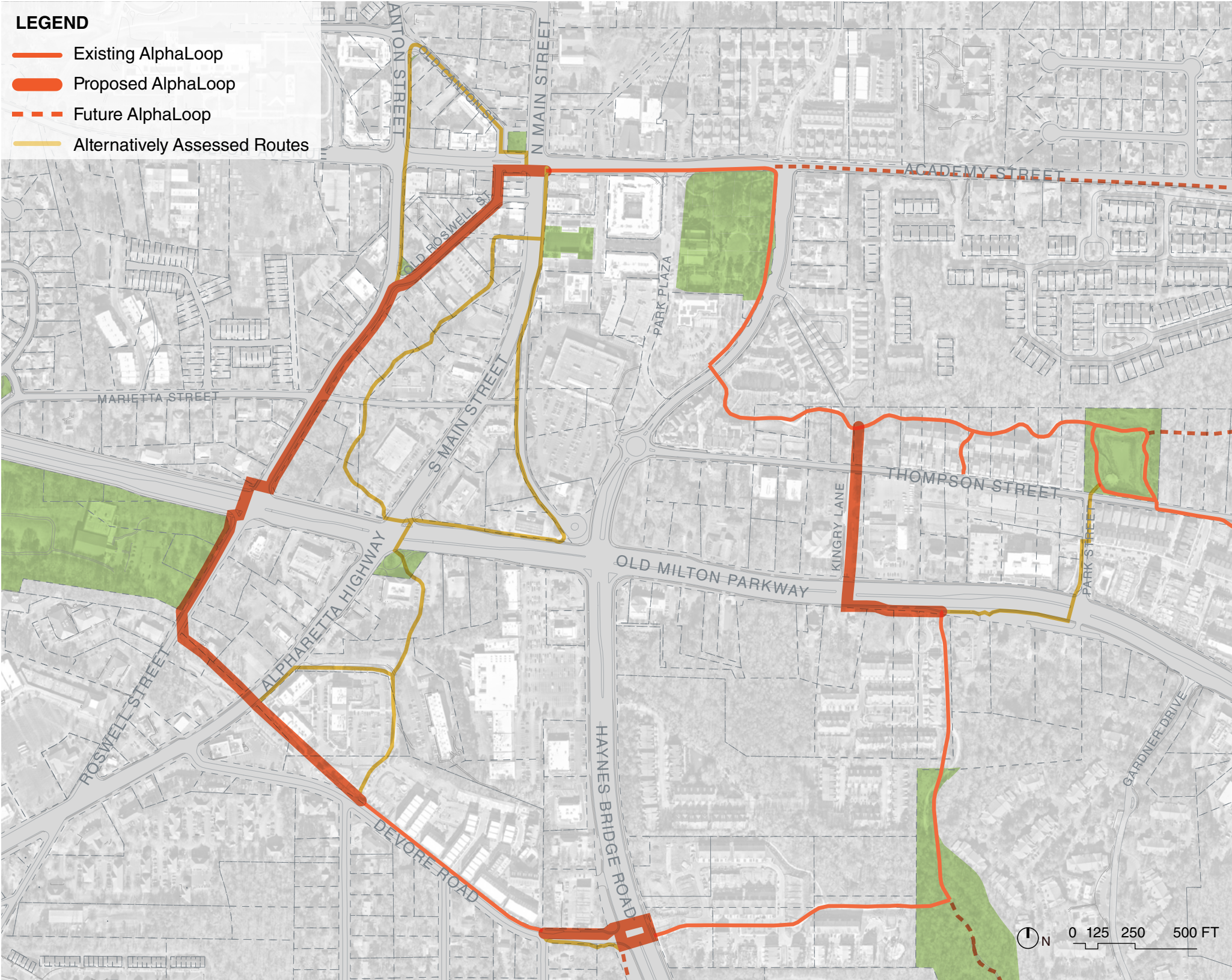


OTHER REFERENCED PLANS AND DEVELOPMENTS

- Alpharetta City Trail, *Pond & Company*.
- North Point Area and Alpha Loop Trail Connectivity Feasibility Study, *MKSK, Toole Design Group*.
- Pickle and Social, Old Milton and Roswell Street



PREFERRED TRAIL ALIGNMENT



ESTABLISHING A PREFERRED ALIGNMENT

In the Downtown District, the Alpha Loop trail has been installed incrementally over the last decade by both the City and private developers who have stepped up to fund public realm improvements. The primary goal of our alignment is to find the safest and most legible path to integrating these existing stretches of trail.

The preferred alignment leverages these prior investments to create a cohesive network that “Connects Alpharetta to the stuff.” The alignment prioritizes pedestrian/bicyclist safety and limits right-of-way acquisition. It endeavors to move Alpharettans through the Downtown District freely, while simultaneously identifying opportunities to encourage them to stop and stay awhile.

This Conceptual Design Report is organized into two sections:

1. Focus Areas: Opportunities for Enhancing Safety and Placemaking
2. Design Standards: Establishing A Cohesive Transportation Network

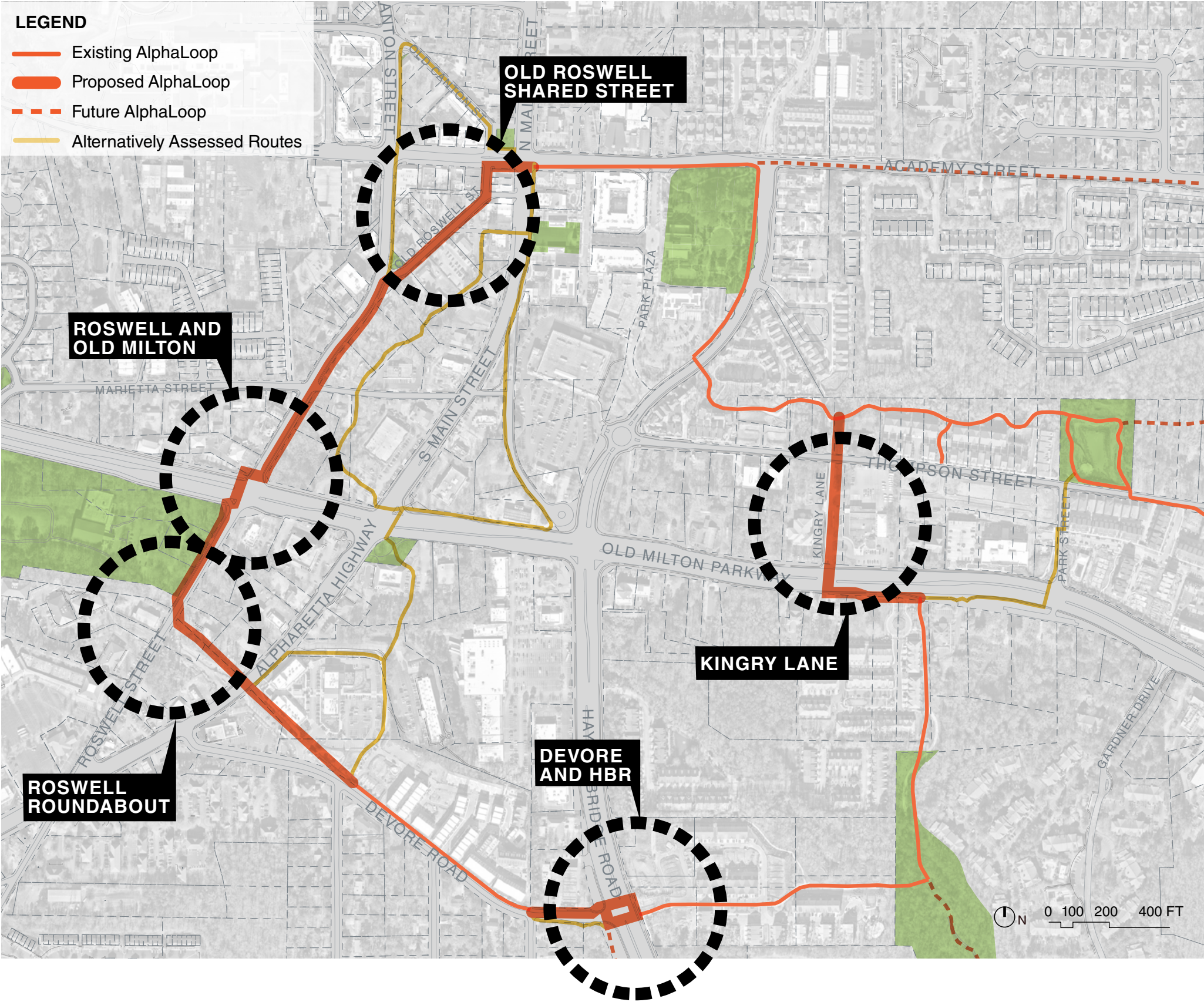


FOCUS AREAS

OPPORTUNITIES FOR ENHANCING SAFETY AND PLACEMAKING



FOCUS AREAS



OLD ROSWELL SHARED STREET

Develop a conceptual design for the conversion of Old Roswell Street to a shared street where pedestrian, bicycle, and vehicular traffic coalesce in a single, curbless, urban plaza space.

ROSWELL AND OLD MILTON

Determine optimal crossing from NE corner of intersection to SW corner of intersection, including shortening the crossing distance for pedestrians, providing pedestrian and bicycle safety improvements, and integrating with the planned Wills Park Gateway design concept.

ROSWELL ROUNDABOUT

Recommend pedestrian and bicycle safety improvements for the new Devore Road alignment (currently under construction), including widening of the AlphaLoop trail to the standard 12’ width, establishing pavement material standards for consistency, and enhancing AlphaLoop crosswalks for improved vehicular recognition.

DEVORE AND HAYNES BRIDGE ROAD (HBR)

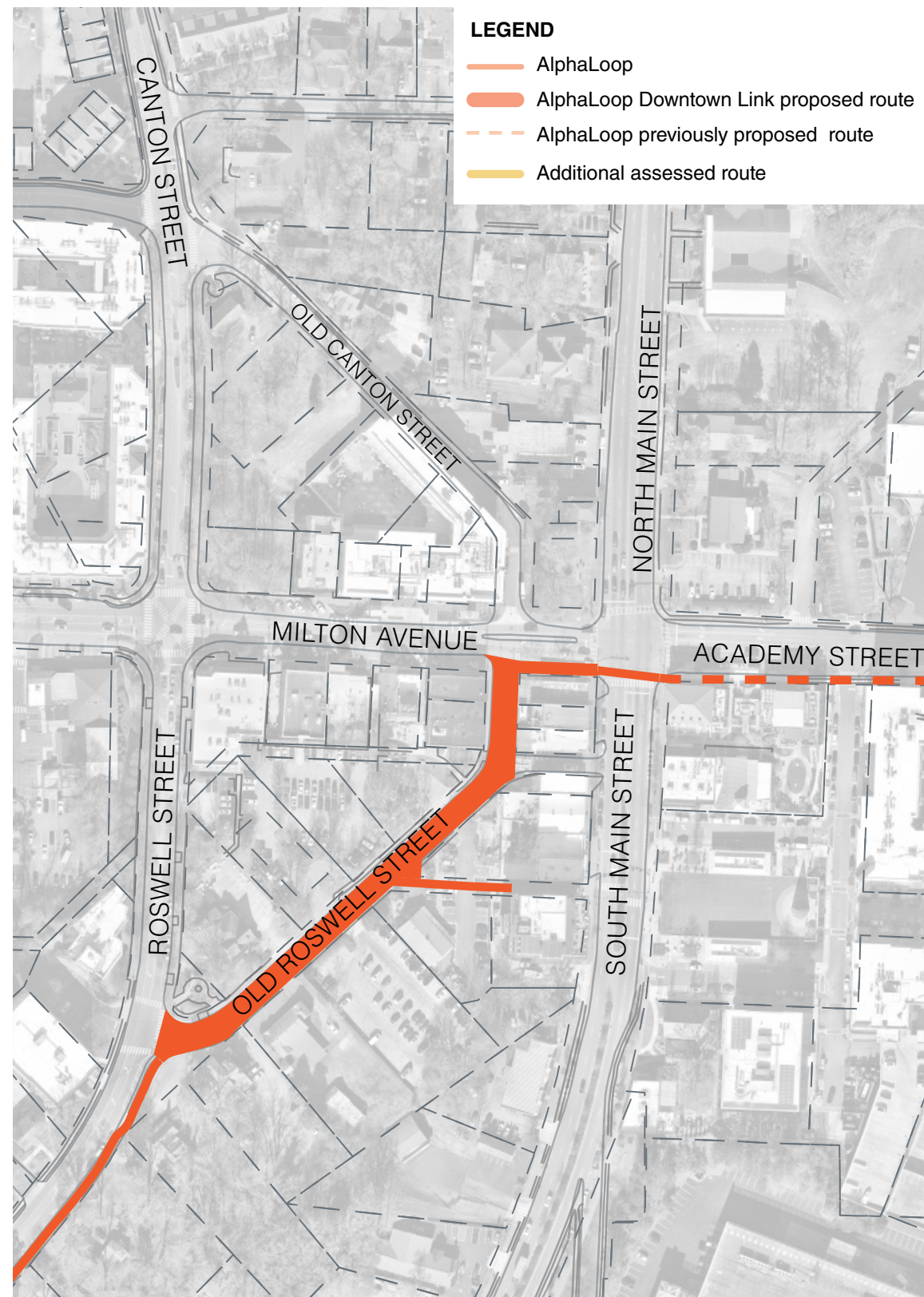
Eliminate the planned trail crossing at Jon Scott and Devore Road and align the trail on the north side of Devore, replacing the QuikTrip deceleration lane. Enhance all four crosswalks to better denote the trail’s presence to vehicular traffic at a key intersection of the Downtown Link and Outer Loop.

KINGRY LANE

Develop two feasible alternatives for connecting the existing trail spur south of Old Milton Parkway with AlphaLoop’s first phase constructed north of Thompson Street.



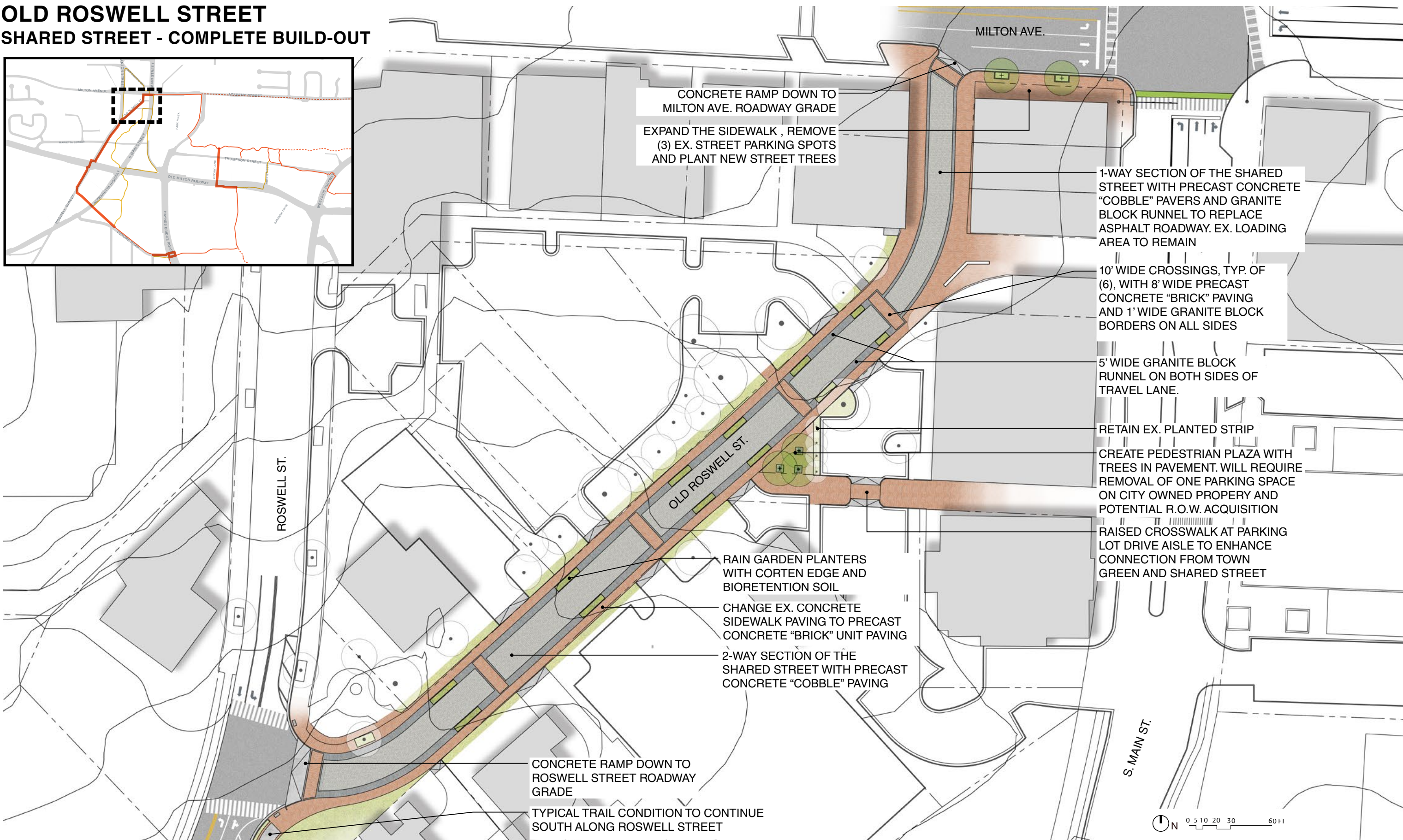
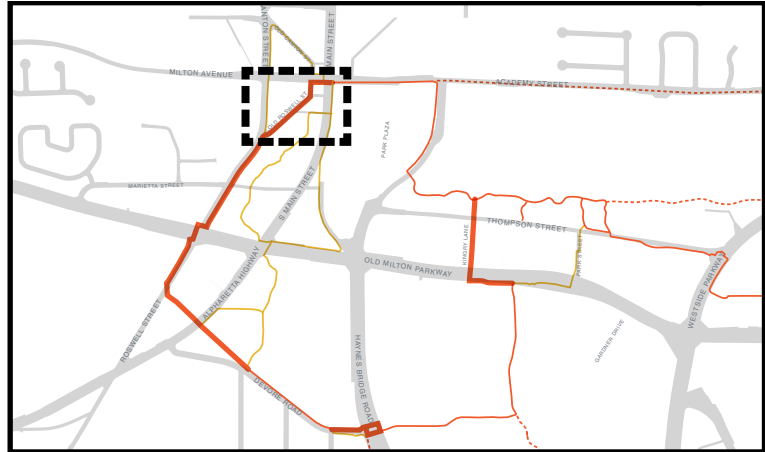
OLD ROSWELL STREET SHARED STREET OPTION



OLD ROSWELL STREET KEY CONSIDERATIONS

- Evaluate the potential for converting Old Roswell Street to a pedestrianized or shared street where pedestrian, bicycle, and vehicular traffic can coalesce in a single, curbless, urban plaza space. Note: this was shown in previous Downtown Alpharetta study.
- Synthesize current and proposed development plans including the redevelopment of Milton Avenue into a pedestrian plaza and potential additional development.
- Connect 3 existing pocket parks and potential City-owned event open space at the corner of Roswell and Milton, and extend the axis from City Hall into the new shared street.
- Synthesize AlphaLoop design standards and visual character with that of Downtown to ensure that the AlphaLoop is legible without compromising the sense of place characteristic of Downtown.
- Explore alternative options (i.e. “Partial Build-out) for aligning the Alpha Loop along Old Roswell Street, including pedestrian safety enhancements in lieu of a full shared street build-out.

OLD ROSWELL STREET
SHARED STREET - COMPLETE BUILD-OUT



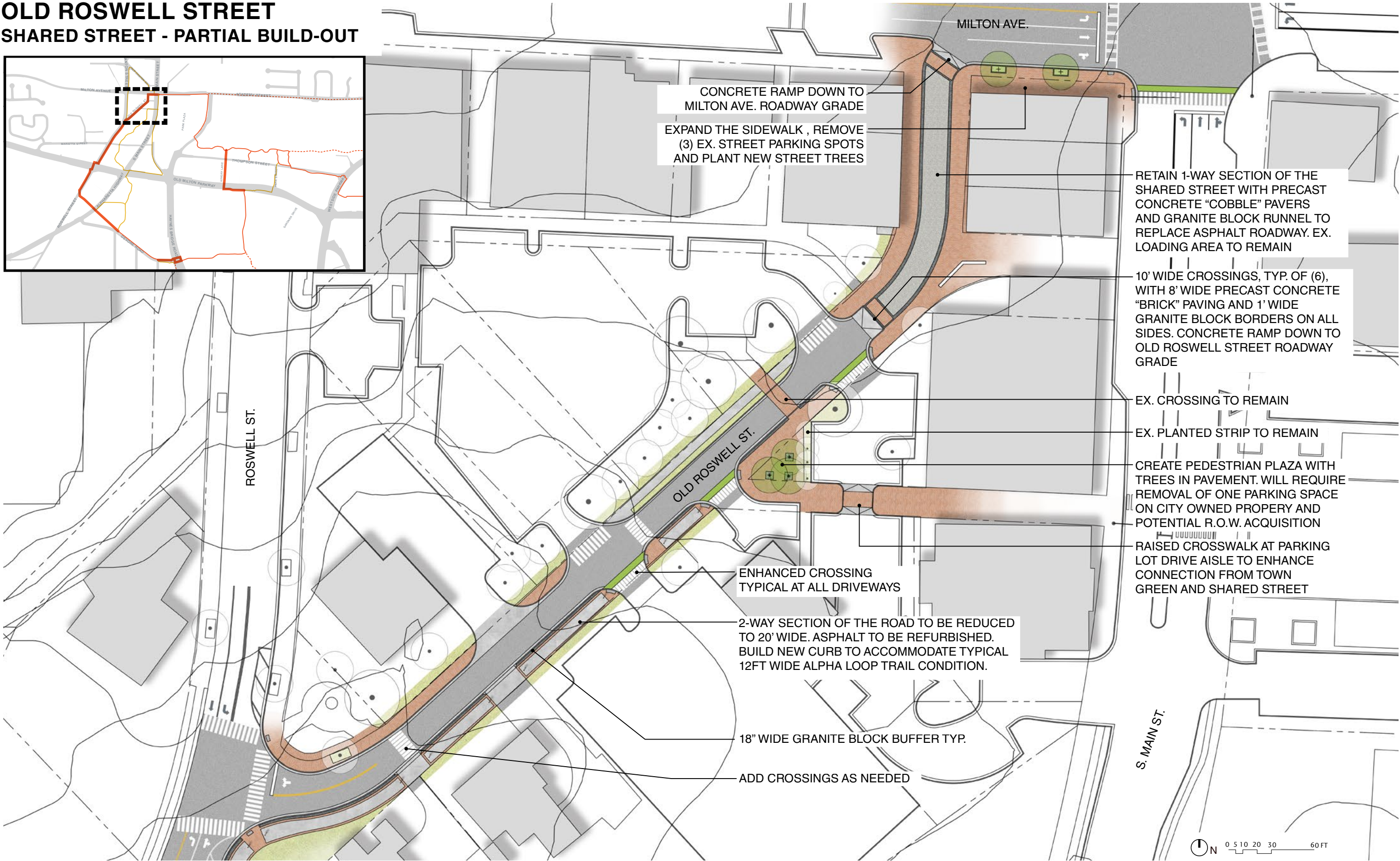
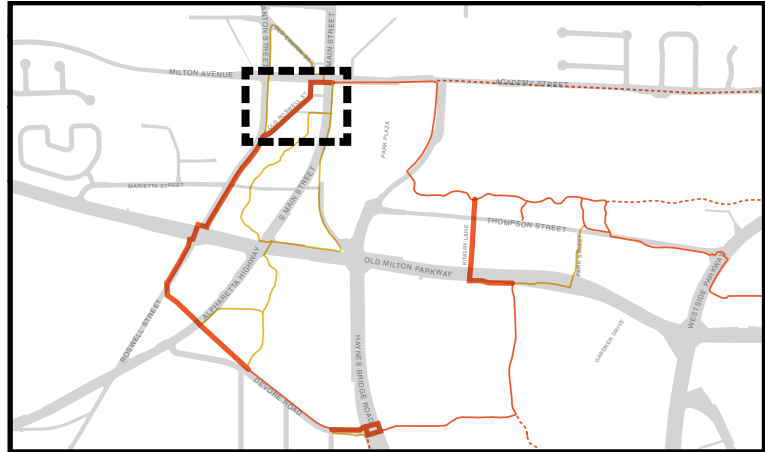
OLD ROSWELL STREET
SHARED STREET - COMPLETE BUILD-OUT



OLD ROSWELL STREET
SHARED STREET - COMPLETE BUILD-OUT



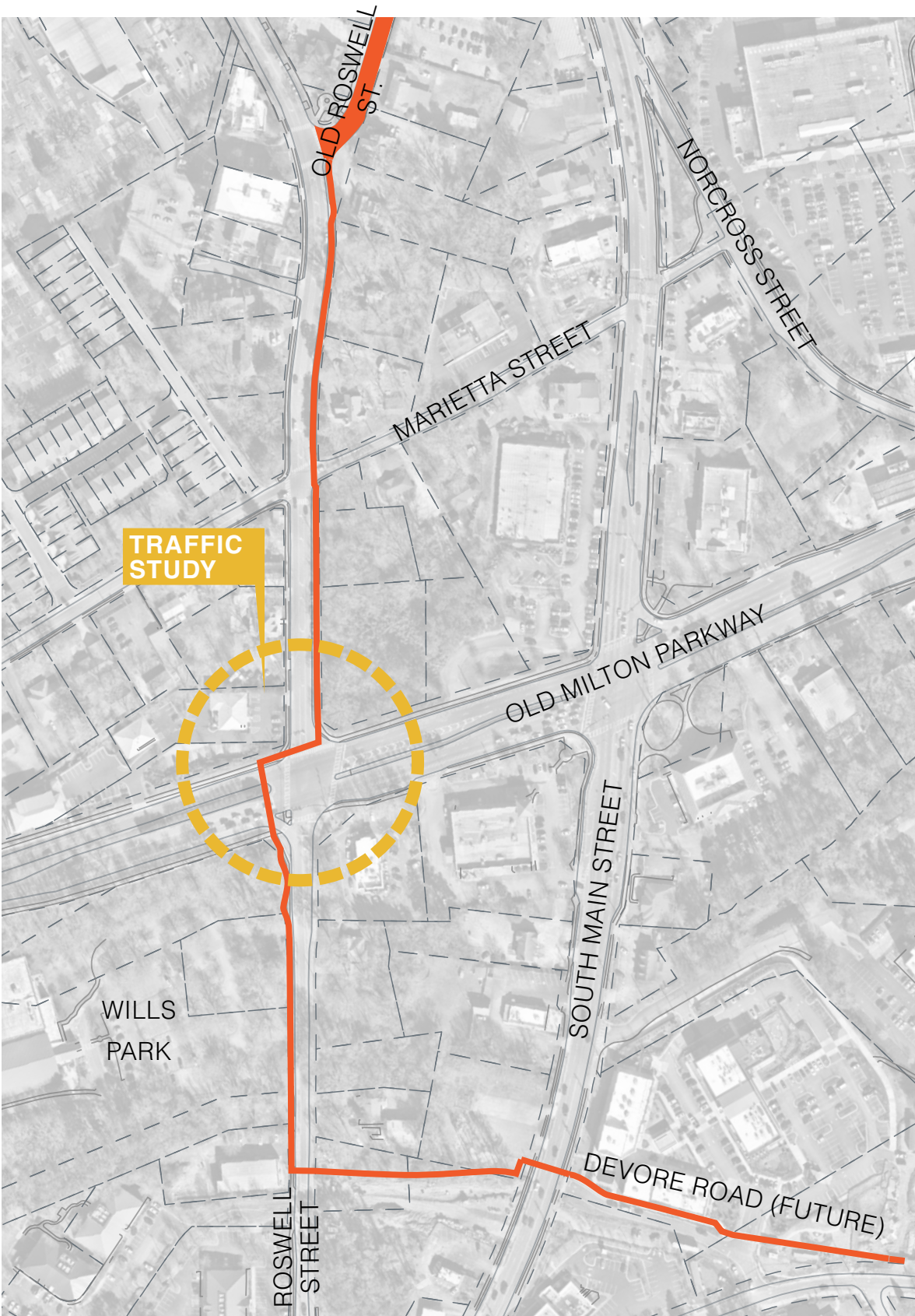
OLD ROSWELL STREET
SHARED STREET - PARTIAL BUILD-OUT



OLD ROSWELL STREET
SHARED STREET - PARTIAL BUILD-OUT



ROSWELL STREET AND OLD MILTON PARKWAY INTERSECTION ENHANCEMENT



ALPHALOOP: DOWNTOWN LINK

14 January 13, 2023

KEY CONSIDERATIONS

- East alignment along Roswell Street between Old Roswell Street and Old Milton Parkway; West alignment along Roswell Street between Old Milton Parkway and Devore Road (future)
- Coordinate trail alignment with proposed improvements to Wills Park, including the Wills Park Gateway concept from the park Master Plan.
- Evaluate the optimal crosswalk movement based on pedestrian traffic analysis, connections to open space assets, and availability of public right-of-way.
- Provide pedestrian safety improvements including enhanced crosswalks, enlarged pedestrian plazas, and pedestrian refuges across Old Milton Parkway.
- Analyze the viability of removing the dedicated right turn lane on the eastbound Old Milton Parkway to southbound Roswell Street.

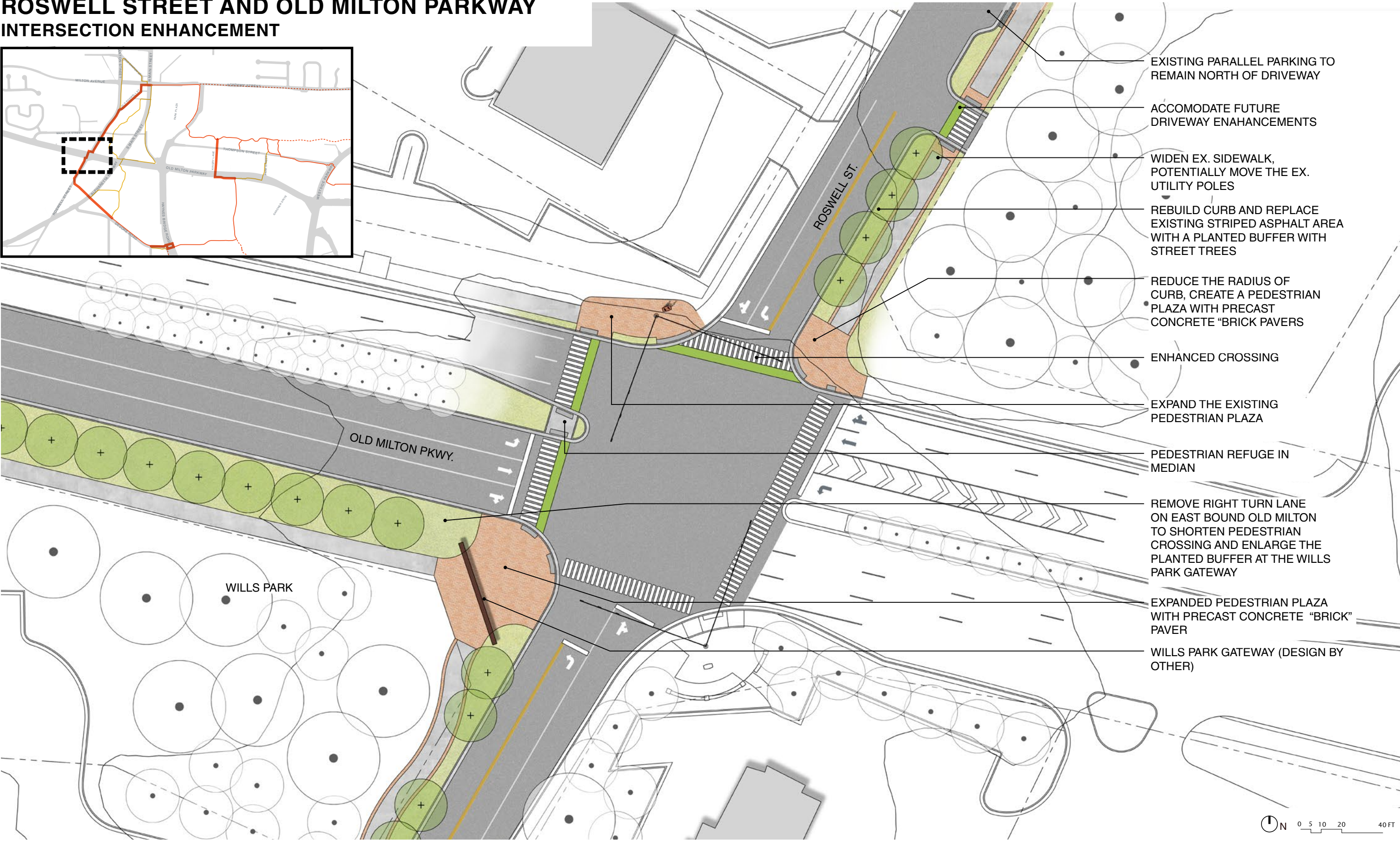
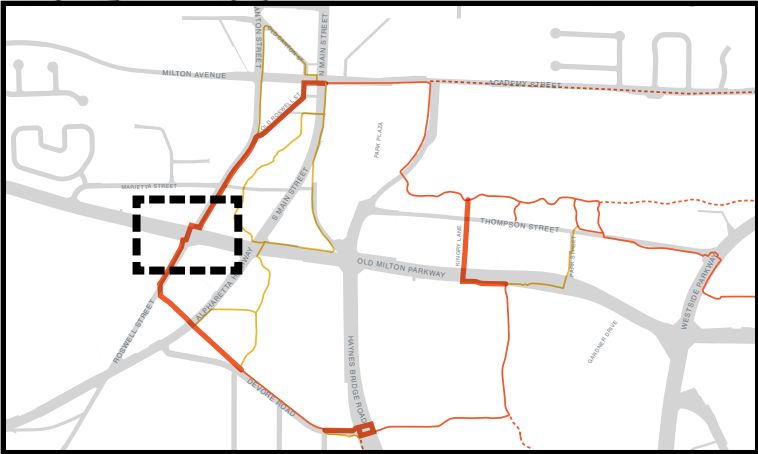
Traffic Study Findings

- Significant pedestrian and bike movement through this intersection, particularly in PM Peak
- “All red” at traffic signal would impact vehicular level of service, particularly in PM Peak
- Additional study: Assess a no-right-on-red for southbound turns from eastbound Old Milton Parkway
- Eliminating the eastbound right-turn-only lane from Old Milton Parkway to southbound Roswell Street will not have adverse impact on traffic.

**Complete Traffic Study has been attached as an appendix to this report.*



ROSWELL STREET AND OLD MILTON PARKWAY
INTERSECTION ENHANCEMENT



EXISTING PARALLEL PARKING TO
REMAIN NORTH OF DRIVEWAY

ACCOMODATE FUTURE
DRIVEWAY ENAHANCEMENTS

WIDEN EX. SIDEWALK,
POTENTIALLY MOVE THE EX.
UTILITY POLES

REBUILD CURB AND REPLACE
EXISTING STRIPED ASPHALT AREA
WITH A PLANTED BUFFER WITH
STREET TREES

REDUCE THE RADIUS OF
CURB, CREATE A PEDESTRIAN
PLAZA WITH PRECAST
CONCRETE "BRICK PAVERS"

ENHANCED CROSSING

EXPAND THE EXISTING
PEDESTRIAN PLAZA

PEDESTRIAN REFUGE IN
MEDIAN

REMOVE RIGHT TURN LANE
ON EAST BOUND OLD MILTON
TO SHORTEN PEDESTRIAN
CROSSING AND ENLARGE THE
PLANTED BUFFER AT THE WILLS
PARK GATEWAY

EXPANDED PEDESTRIAN PLAZA
WITH PRECAST CONCRETE "BRICK"
PAVER

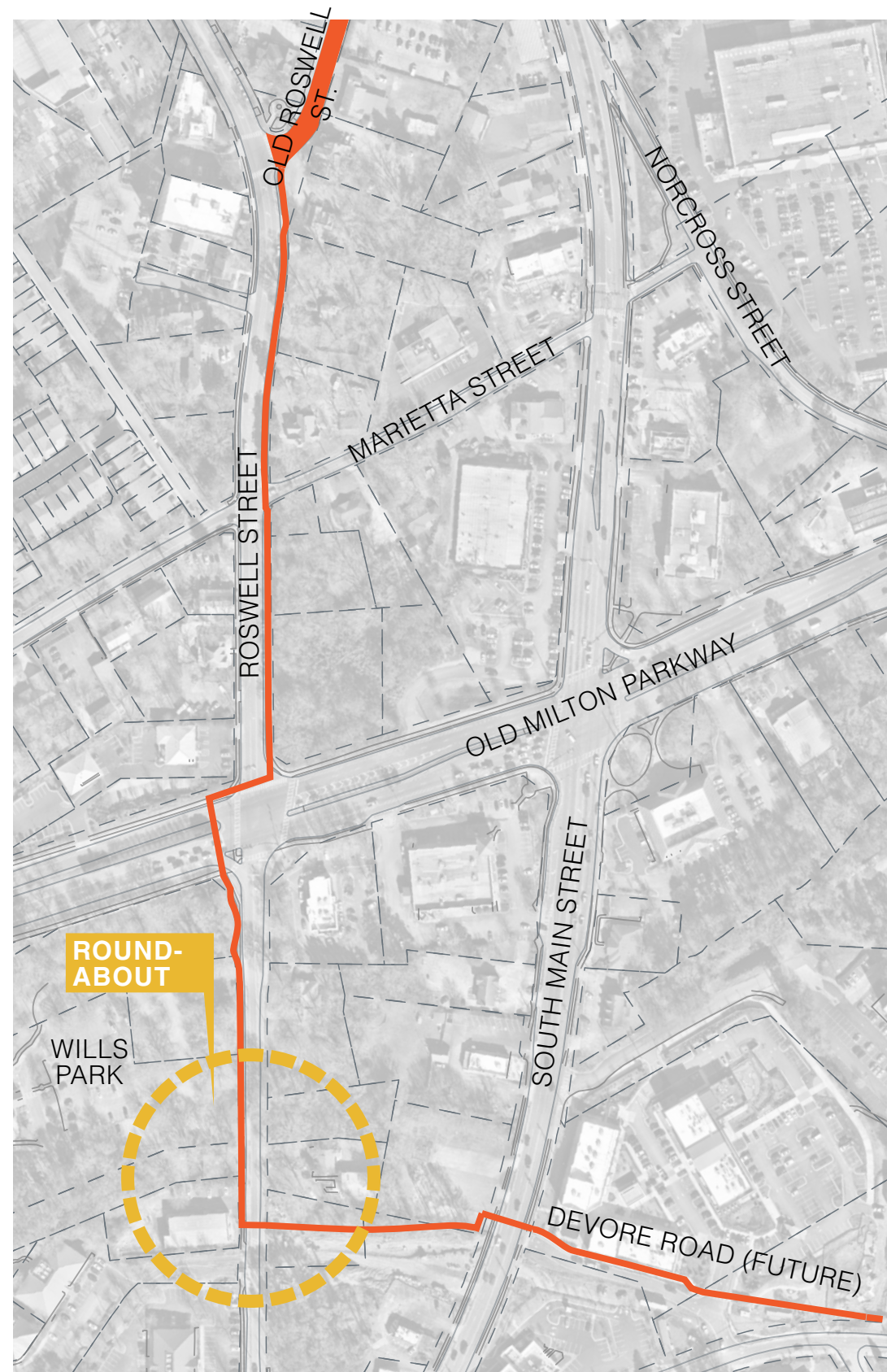
WILLS PARK GATEWAY (DESIGN BY
OTHER)



ROSWELL STREET AND OLD MILTON PARKWAY
INTERSECTION ENHANCEMENT

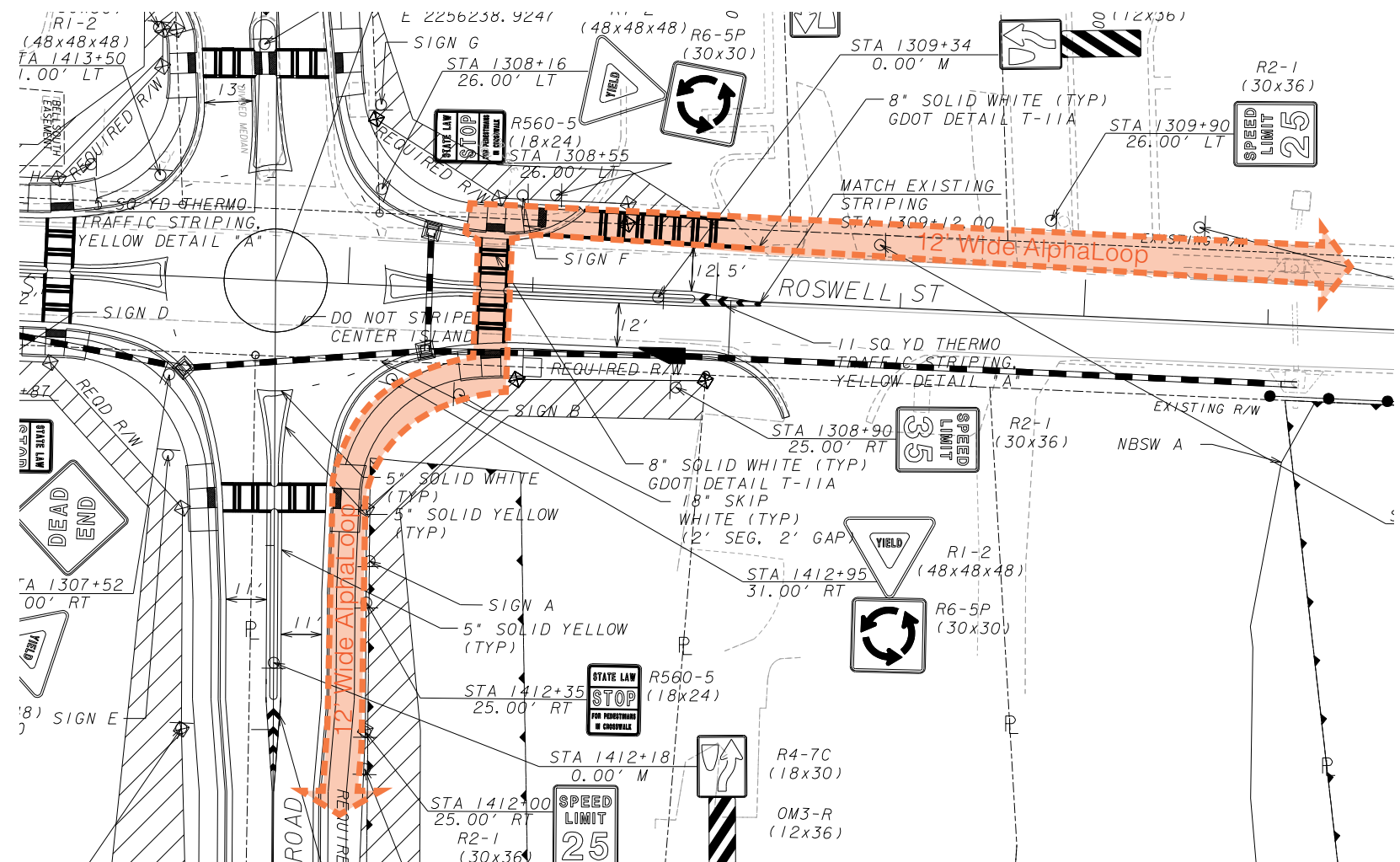


ROSWELL STREET AND DEVORE ROAD ROUNDBOUT MODIFICATIONS



KEY CONSIDERATIONS

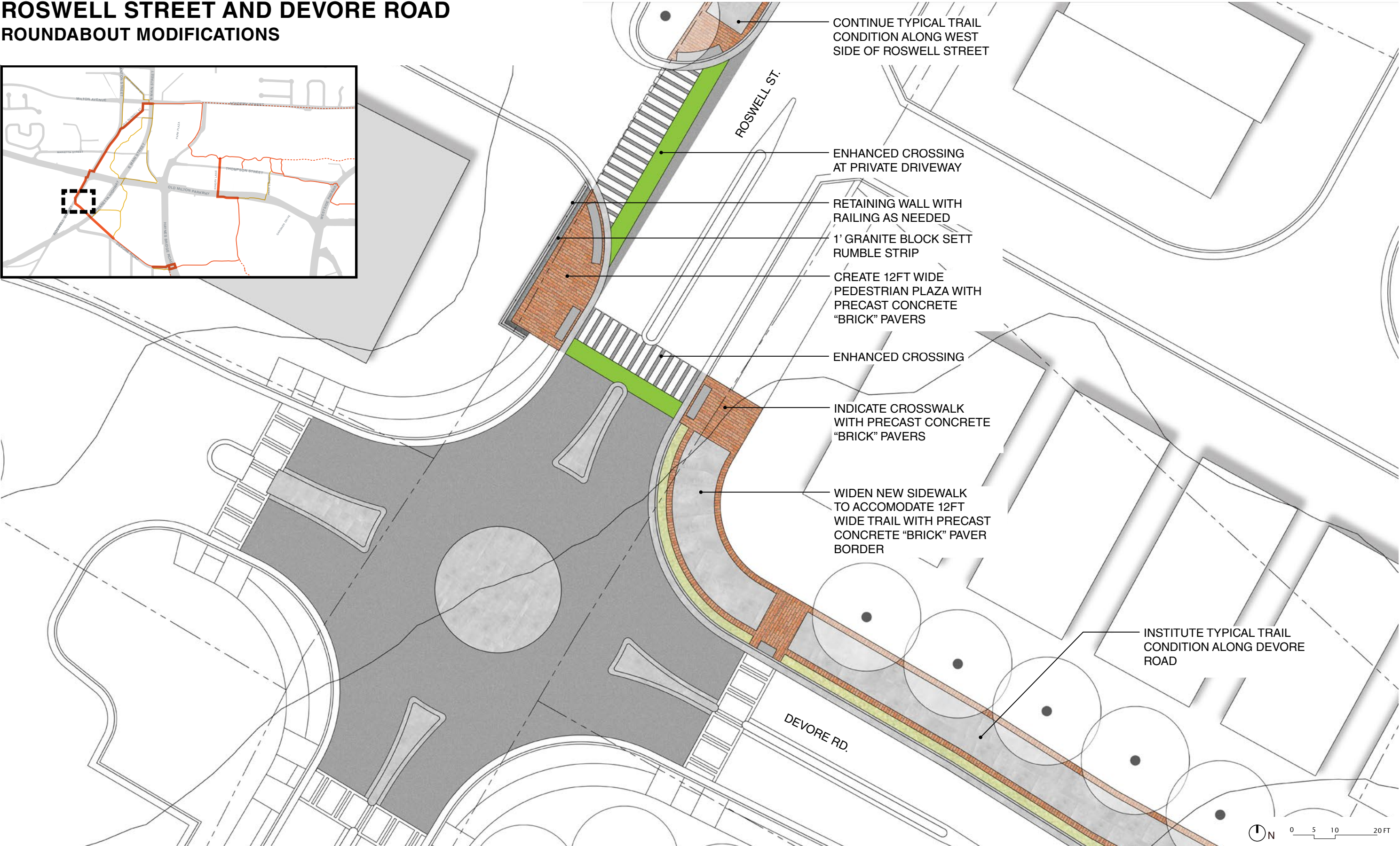
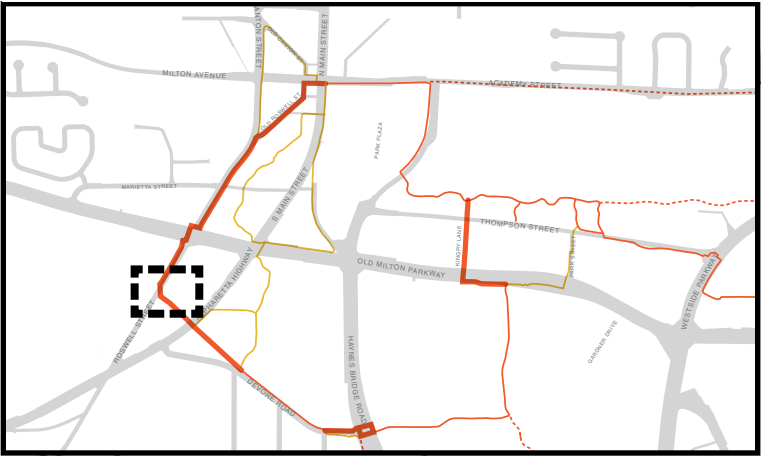
- Evaluate GDOT design (currently under construction) to determine safest route for crossing Roswell Street
- Propose expansion of trail to standard 12' width where possible (may require adjustments to mapped street)
- Introduce Downtown Link design standards and materiality.



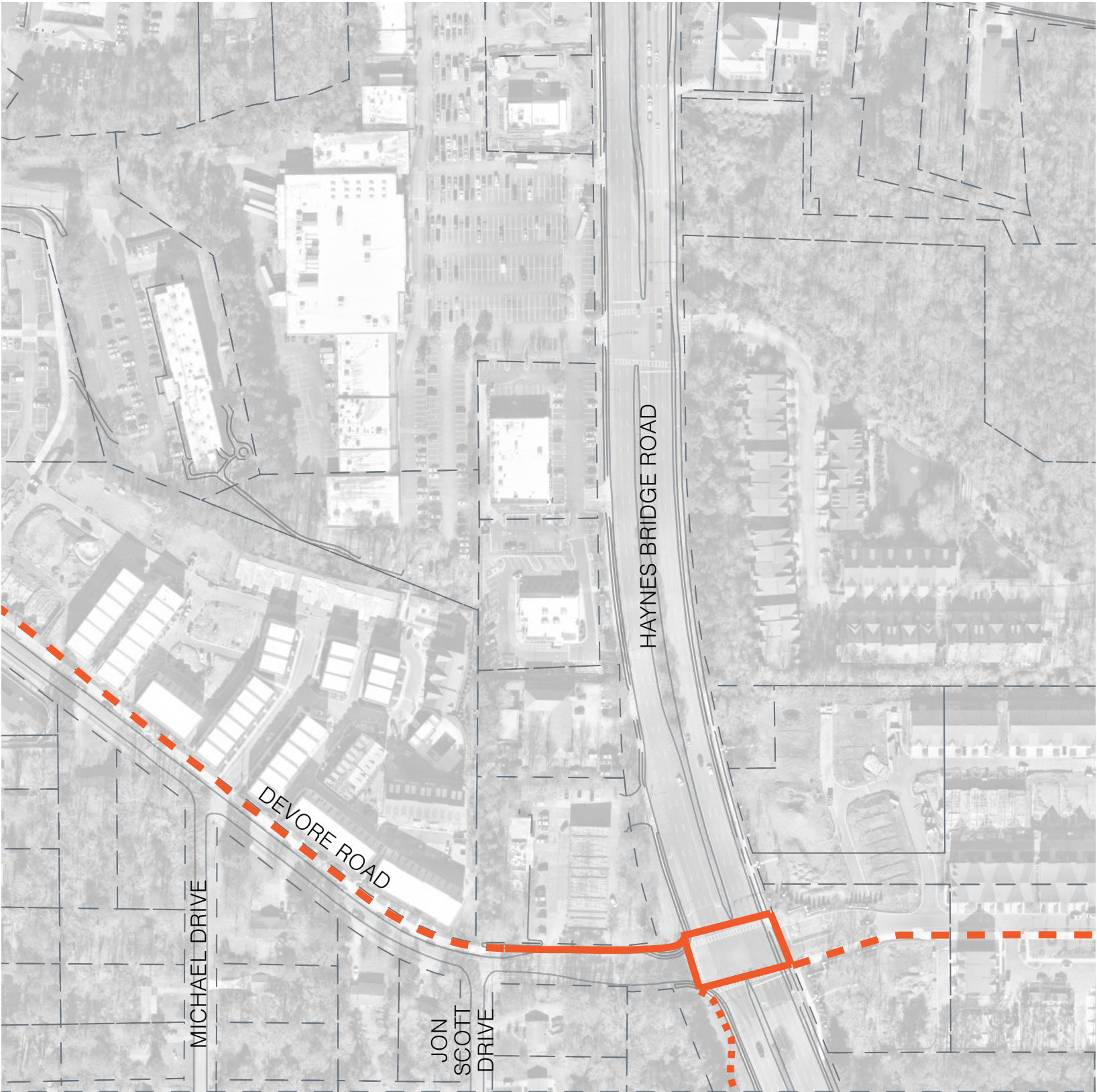
GDOT DESIGN PLAN



ROSWELL STREET AND DEVORE ROAD
ROUNDBABOUT MODIFICATIONS



HAYNES BRIDGE ROAD AND DEVORE ROAD INTERSECTION ENHANCEMENT

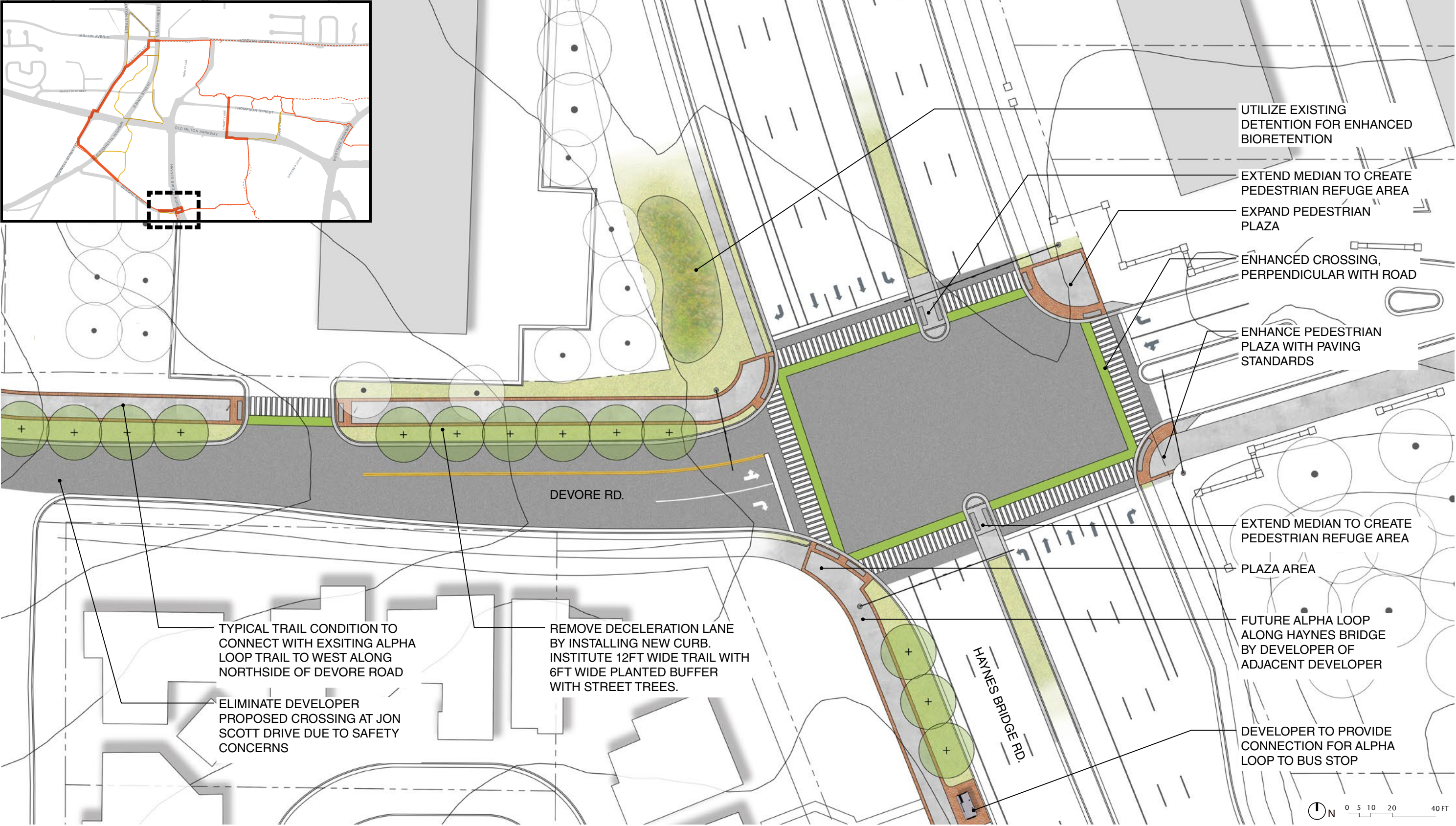


KEY CONSIDERATIONS

- Create a single, continuous and well-defined trail
- Utilize existing sidewalk along Devore Road as AlphaLoop Trail and explore how to instill the AlphaLoop experience.
- Explore modifications to the planned trail crossing at Jon Scott Drive and Devore Road, including locating the AlphaLoop within the gas station deceleration lane.
- Define trail crossing locations and types at intersection of Devore Road and Haynes Bridge Road, including the use of enhanced crosswalks to alert drivers of pedestrian and bicycle activity.



HAYNES BRIDGE ROAD AND DEVORE ROAD
INTERSECTION ENHANCEMENT



**HAYNES BRIDGE ROAD AND DEVORE ROAD
INTERSECTION ENHANCEMENT**



KINGRY LANE BETWEEN OLD MILTON AND THOMPSON

OPTIONS FOR TRAIL ALIGNMENT



KEY CONSIDERATIONS

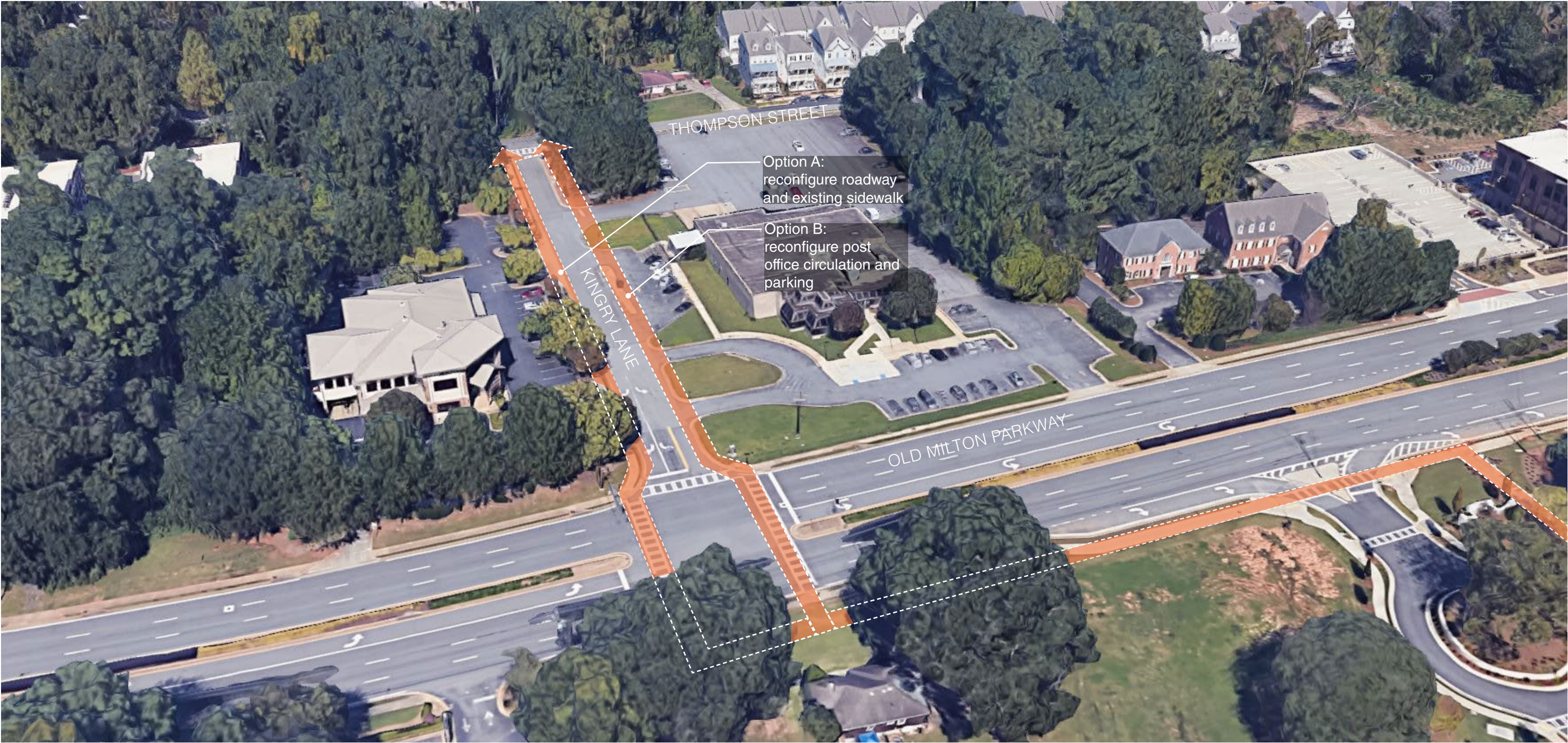
Initial study:

- Evaluate potential crossings at Park Street and Kingry Lane and assess connections to existing AlphaLoop north of Thompson along each street. *Kingry Lane was identified as the preferred crossing location.
- Perform traffic studies to make data-driven decisions regarding pedestrian safety enhancements.
- Provide trail alignment alternatives along Kingry given the right-of-way constraints on the west and the post office on the east.
- Explore a reconfiguration of the property adjacent to the Post Office to facilitate an enhanced pedestrian realm.
- Determine the best connection from Kingry Lane to AlphaLoop Phase 1 north of Thompson Street.

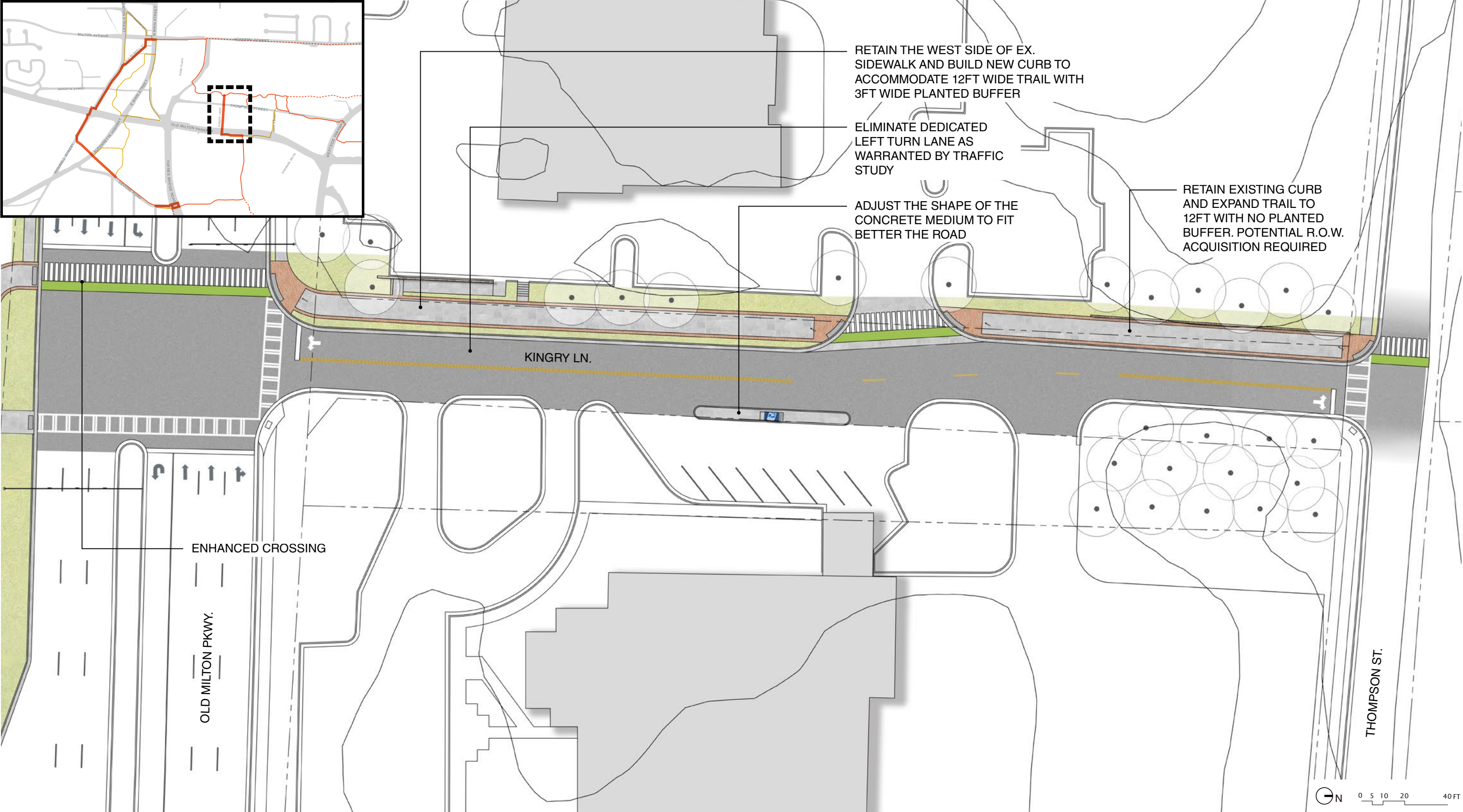
**Complete Traffic Study has been attached as an appendix to this report.*



KINGRY LANE BETWEEN OLD MILTON AND THOMPSON
OPTIONS FOR TRAIL ALIGNMENT



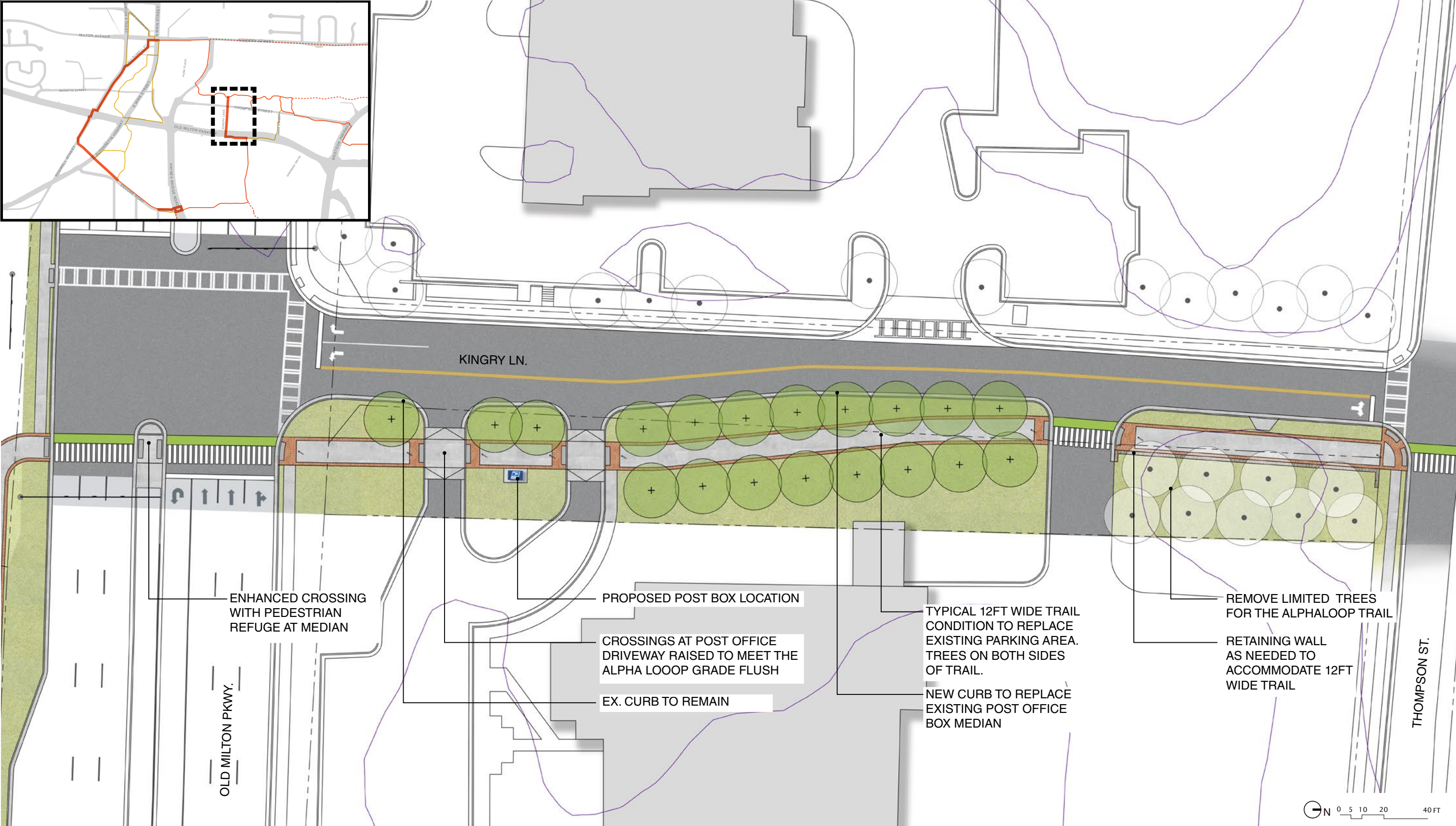
KINGRY LANE AND OLD MILTON PARKWAY
OPTION A - WEST ALIGNMENT



KINGRY LANE AND OLD MILTON PARKWAY
OPTION A - WEST ALIGNMENT



KINGRY LANE AND OLD MILTON PARKWAY
OPTION B1 - EAST ALIGNMENT W/O PARKING

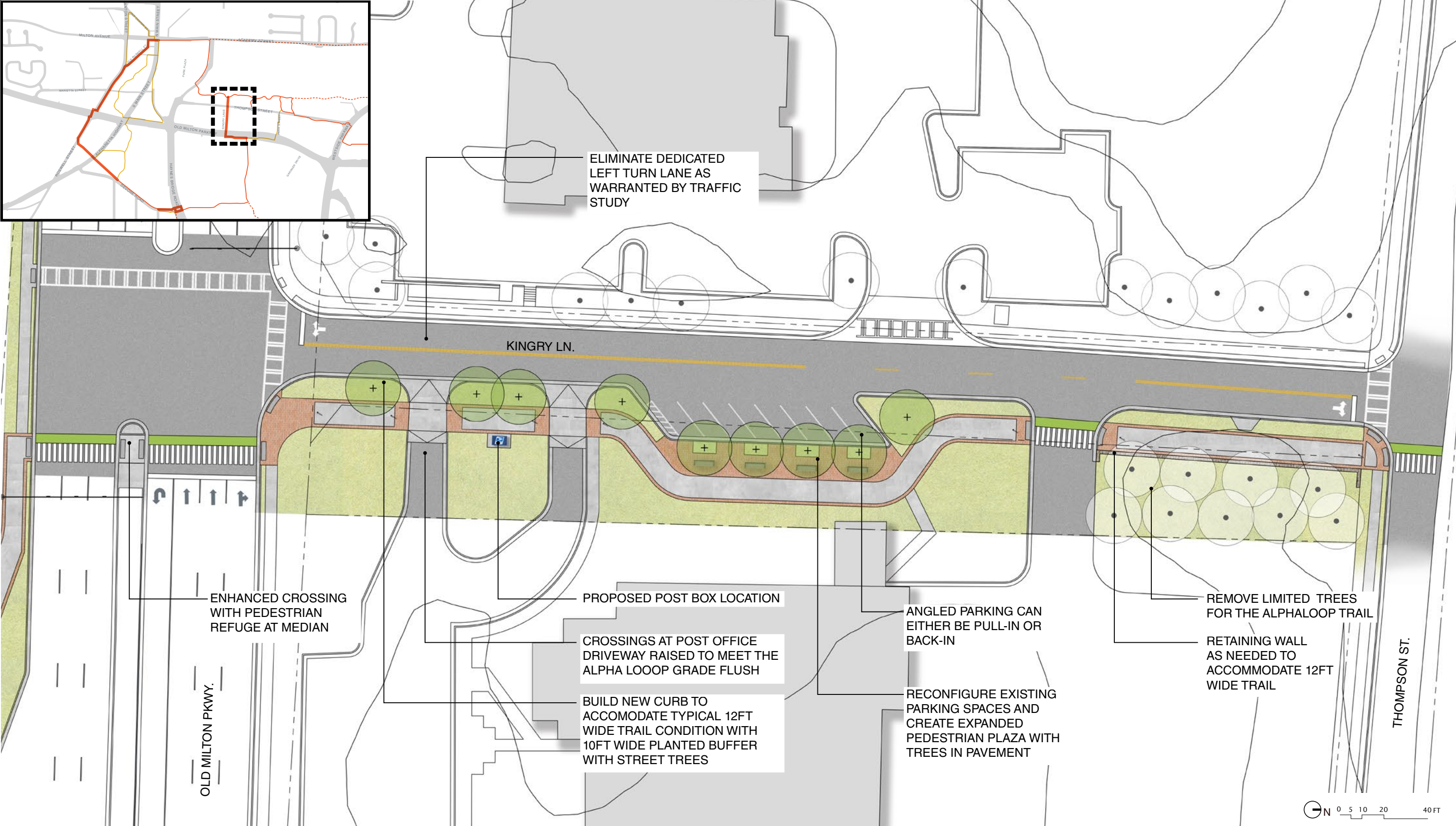


KINGRY LANE AND OLD MILTON PARKWAY
OPTION B1 - EAST ALIGNMENT W/O PARKING



KINGRY AND OLD MILTON

OPTION B2 - EAST ALIGNMENT W/ PARKING



KINGRY AND OLD MILTON
OPTION B2 - EAST ALIGNMENT W/ PARKING



KINGRY AND OLD MILTON
OPTION B2 - EAST ALIGNMENT W/ PARKING

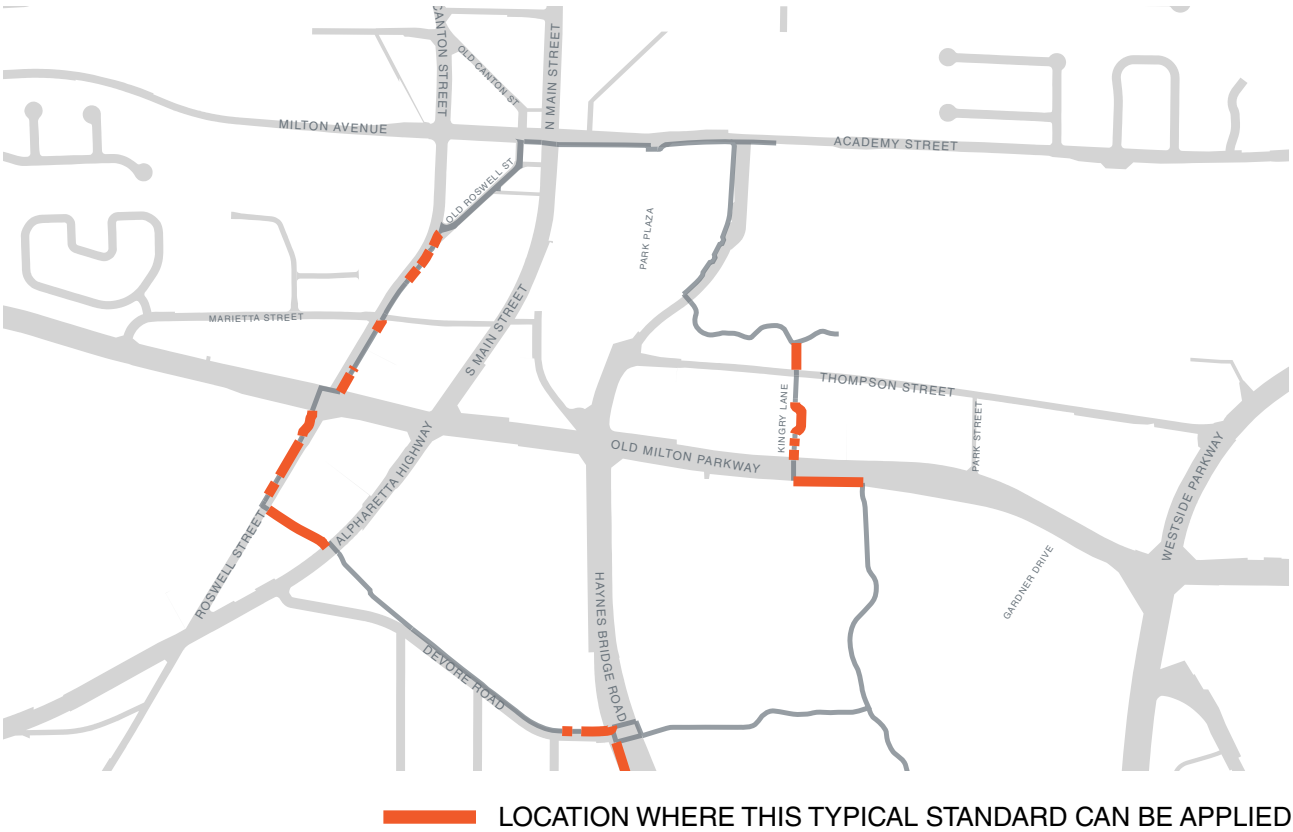
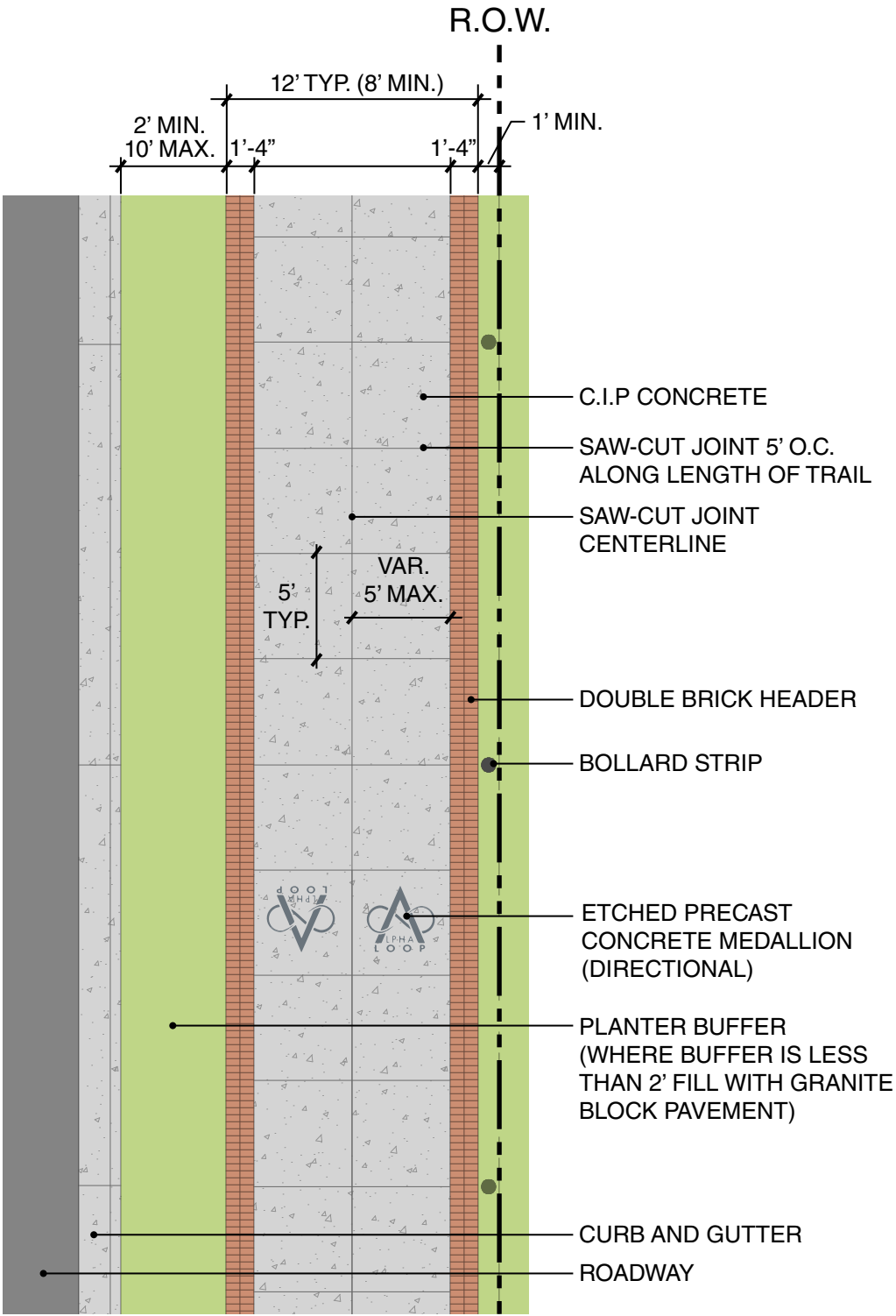


DESIGN STANDARDS ESTABLISHING A COHESIVE TRANSPORTATION NETWORK



DESIGN STANDARDS

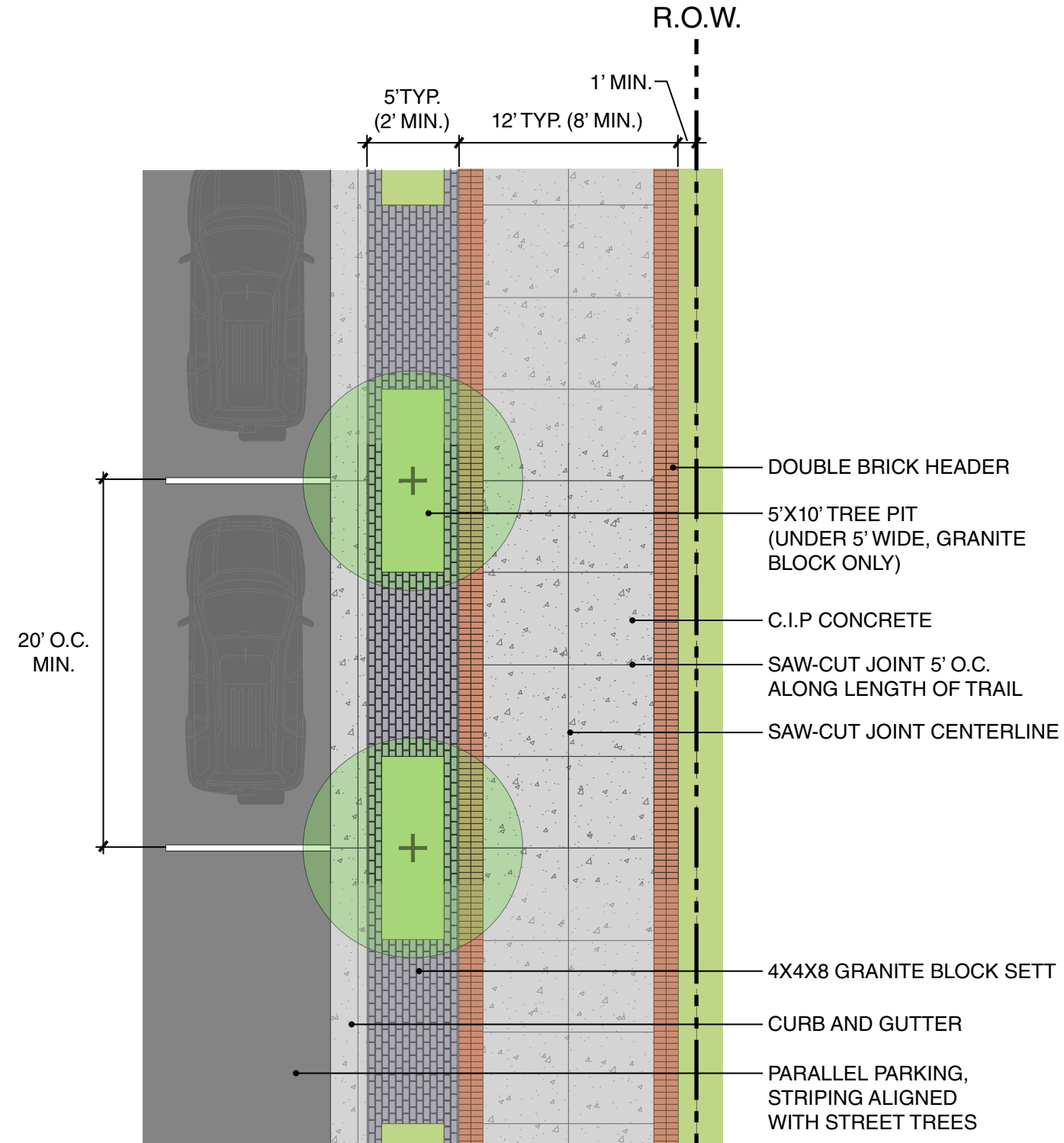
TYPICAL CONDITION



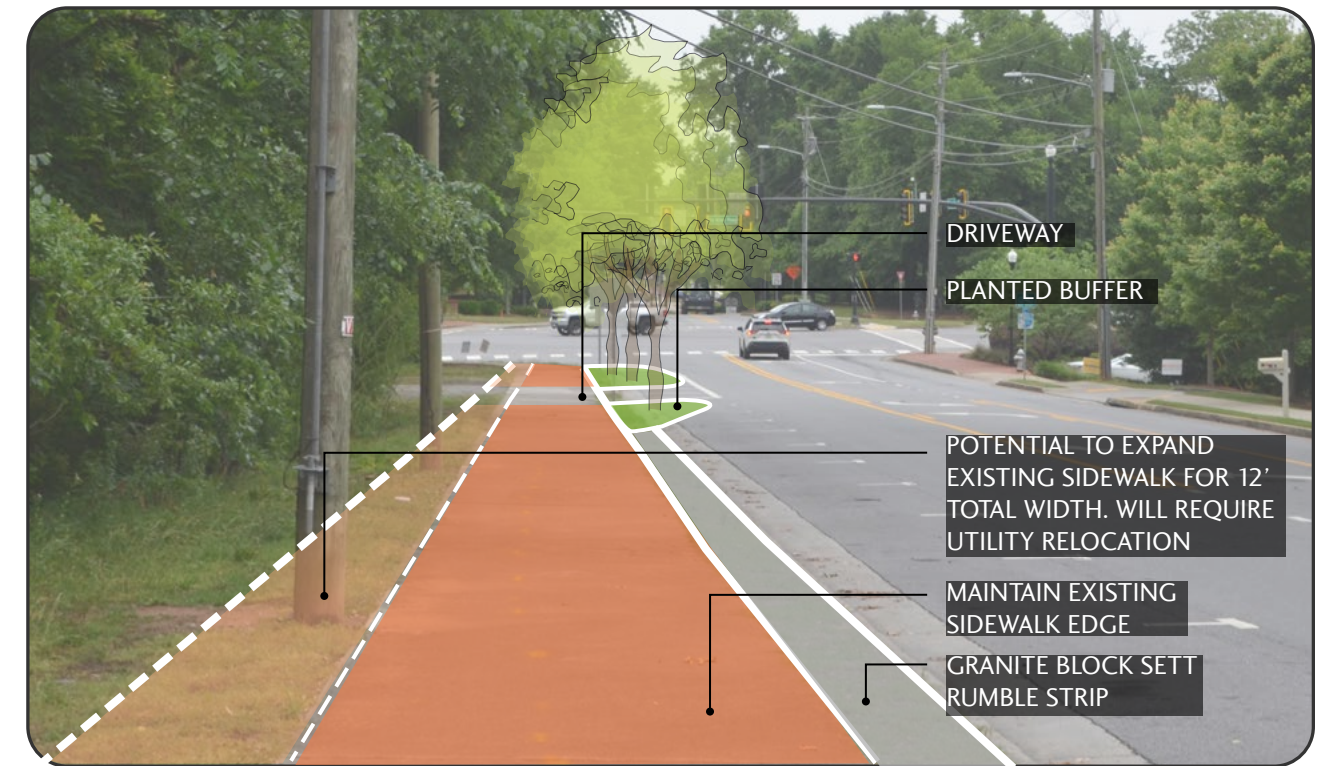
EXAMPLE OF THIS TYPICAL STANDARD SHOWN AS ROSWELL STREET NEXT TO WILLS PARK



DESIGN STANDARDS AT ON STREET PARKING / LANES

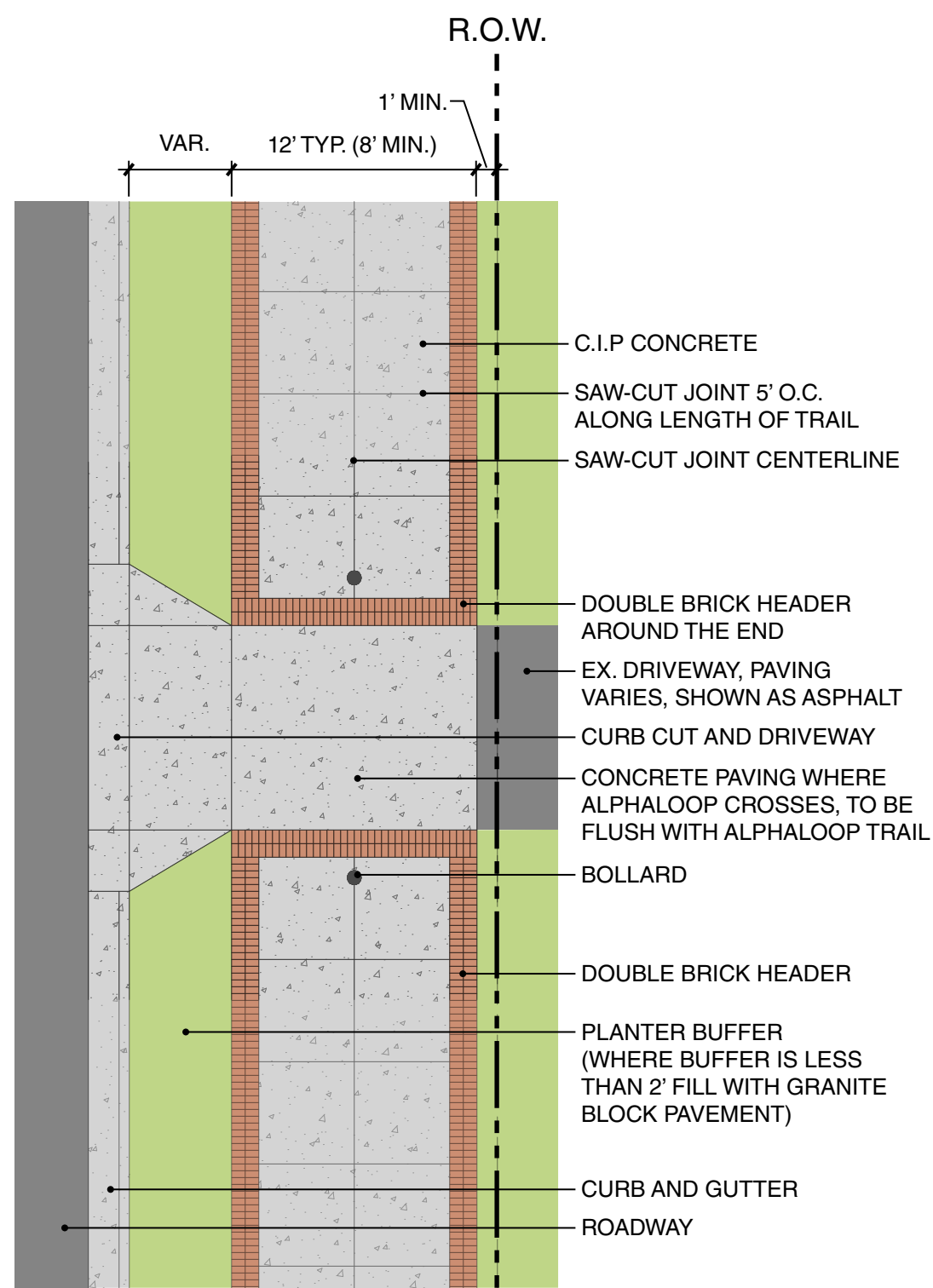


LOCATION WHERE THIS TYPICAL STANDARD CAN BE APPLIED

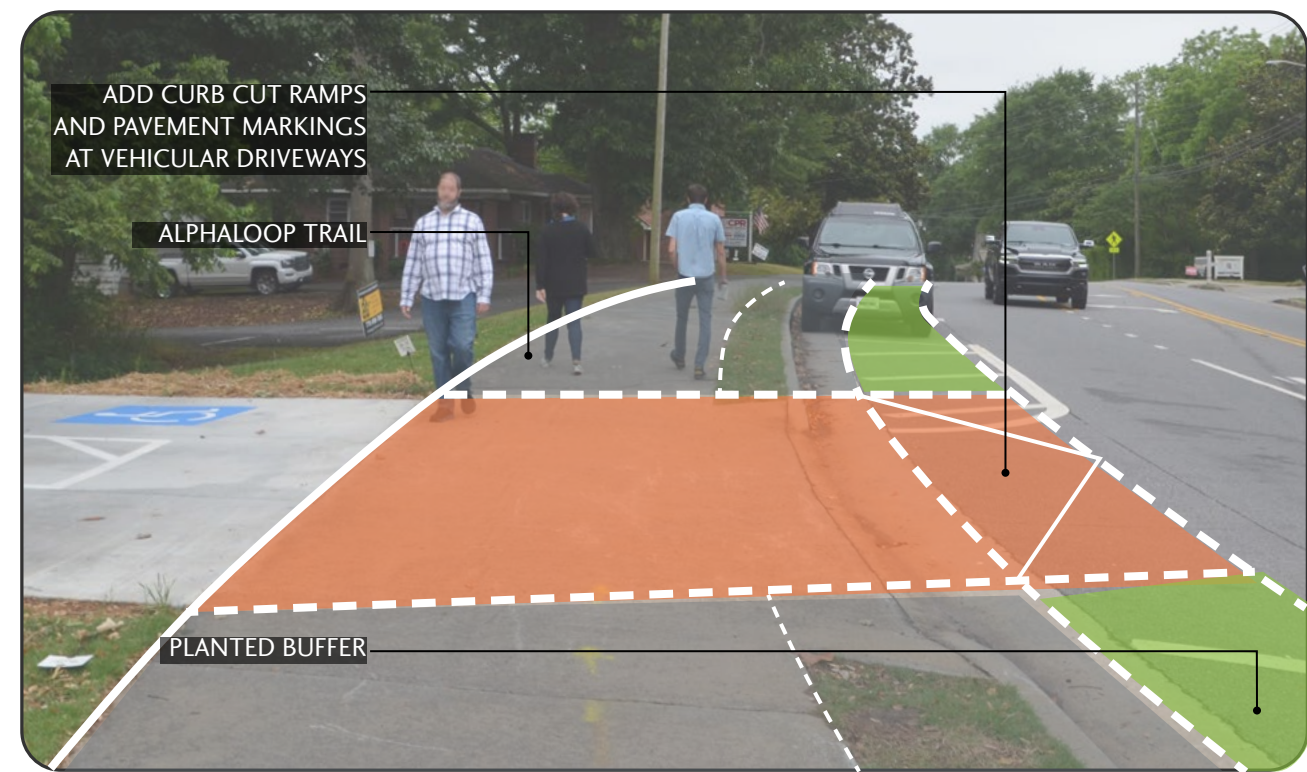


EXAMPLE OF THIS TYPICAL STANDARD
SHOWN AS ROSWELL STREET BETWEEN OLD ROSWELL STREET AND OLD MILTON AVE

DESIGN STANDARDS AT PRIVATE DRIVEWAYS



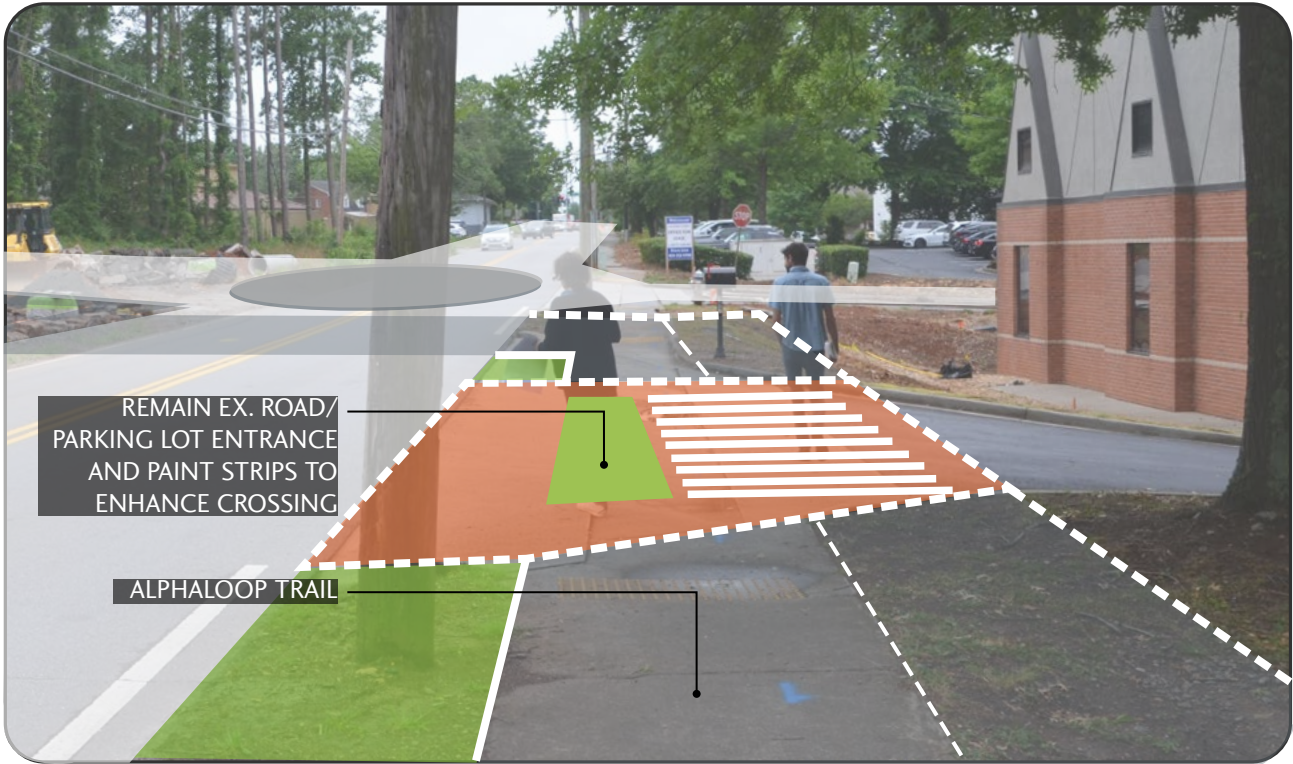
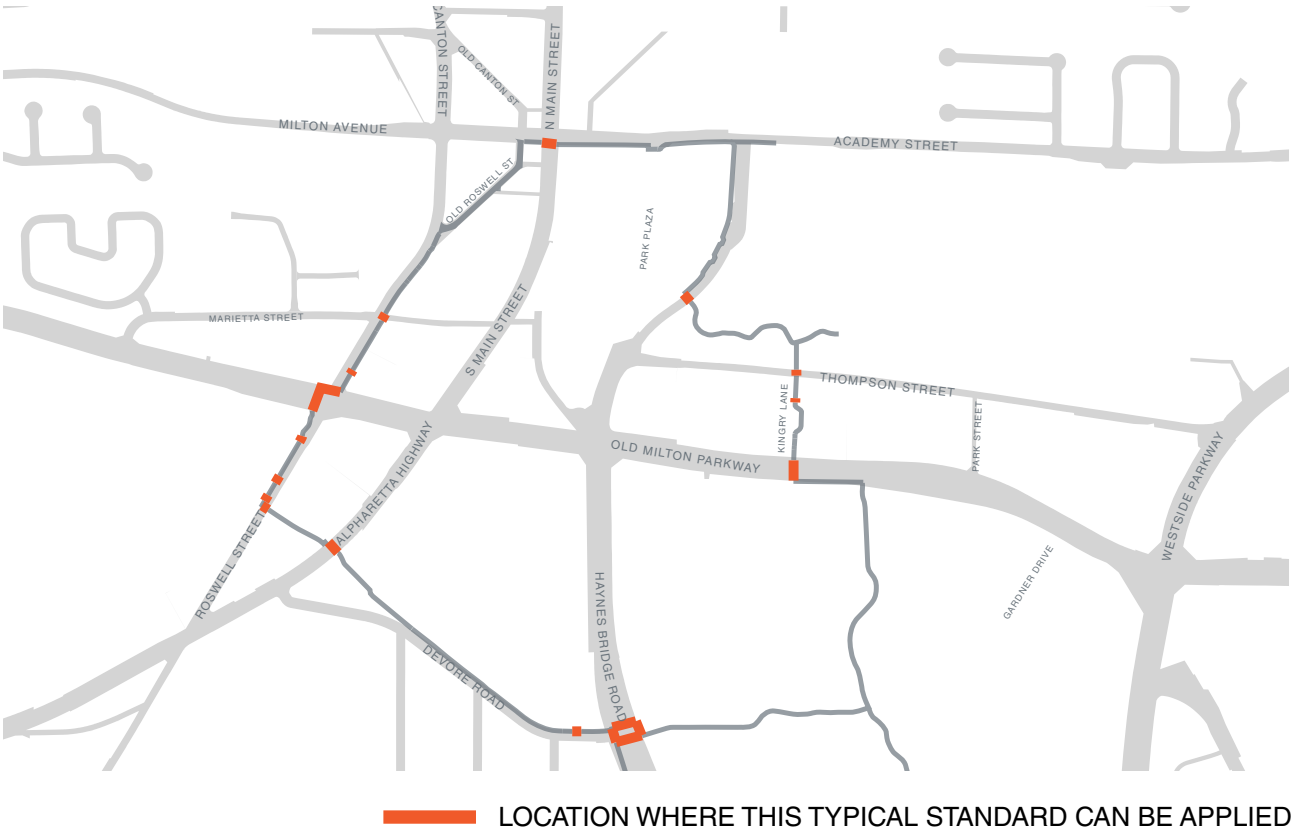
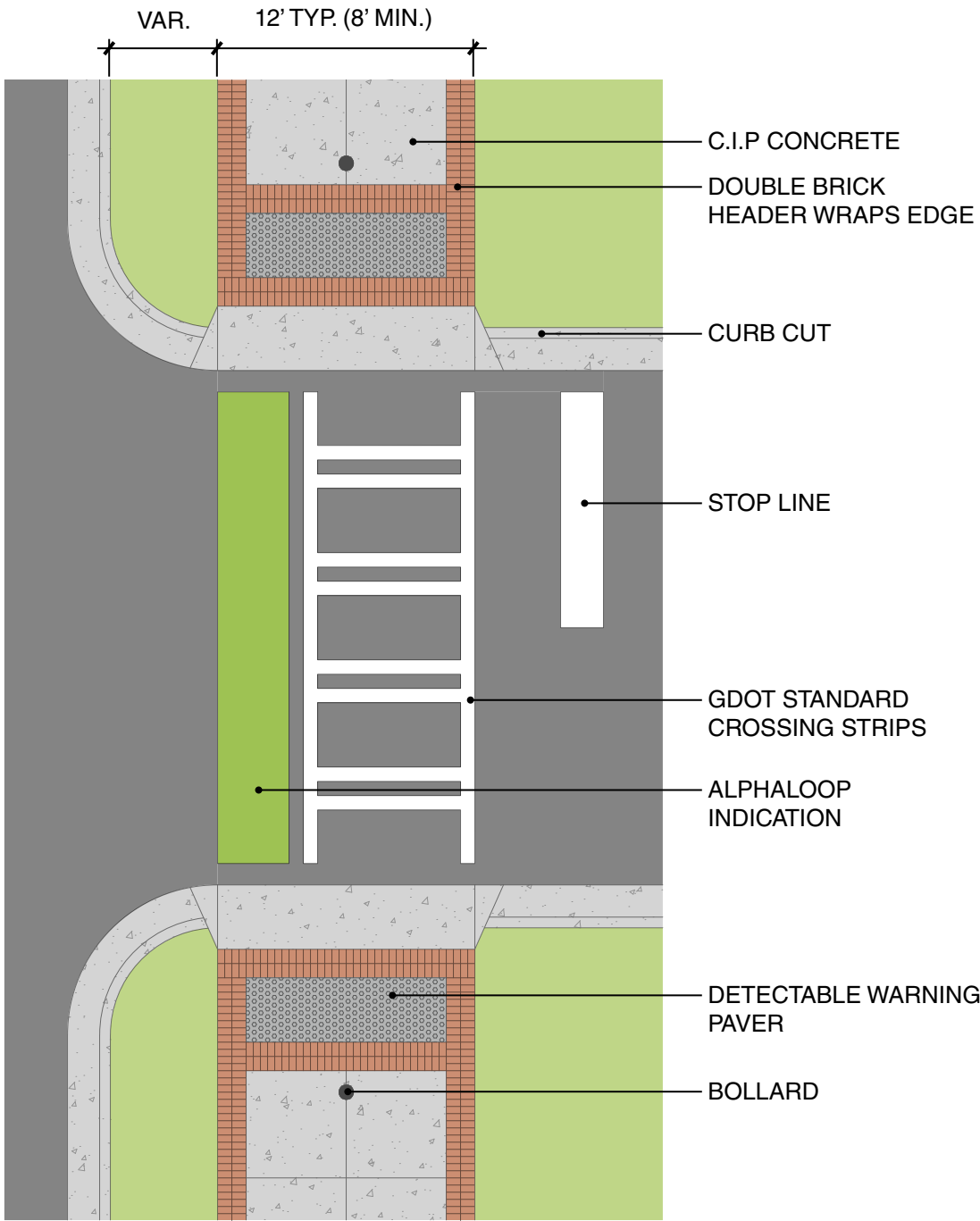
LOCATION WHERE THIS TYPICAL STANDARD CAN BE APPLIED



EXAMPLE OF THIS TYPICAL STANDARD SHOWN AS ROSWELL STREET BETWEEN OLD ROSWELL STREET AND OLD MILTON AVENUE



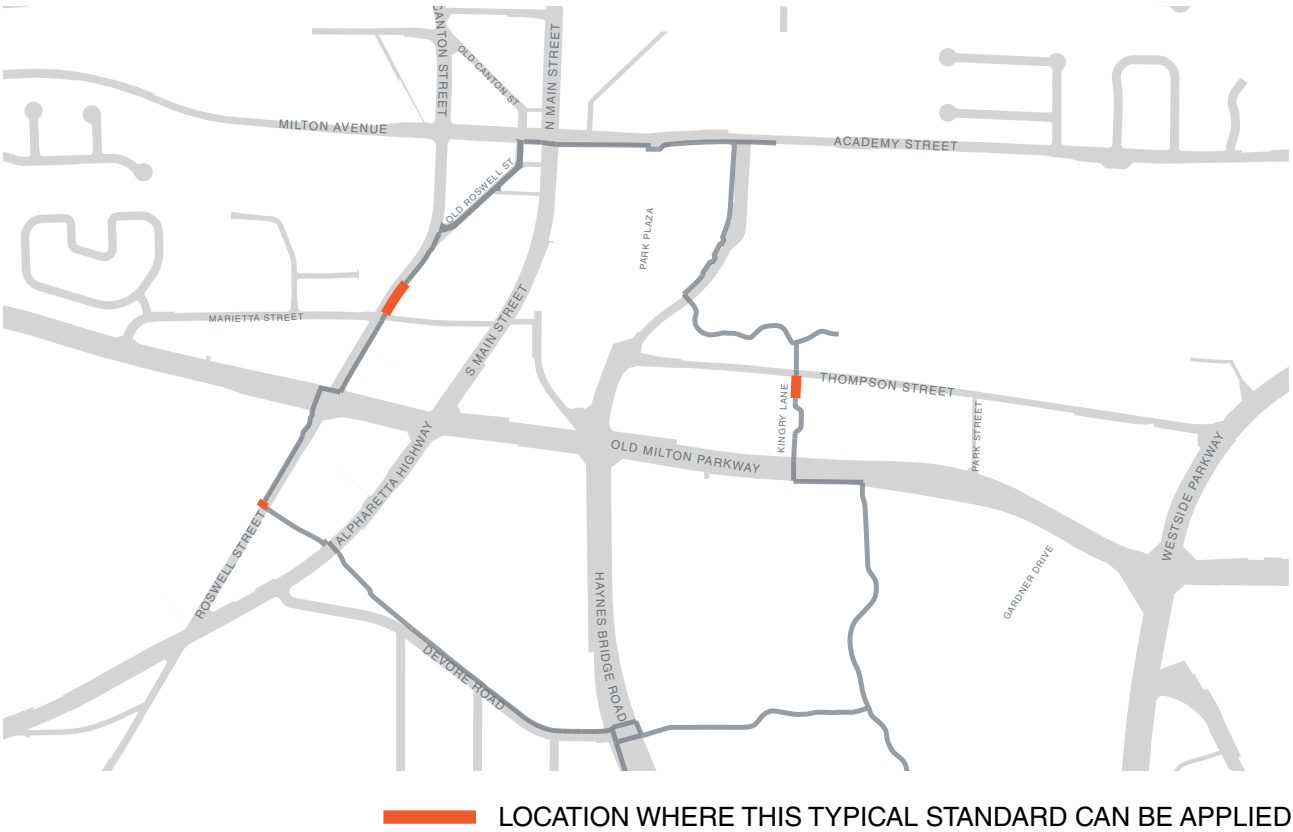
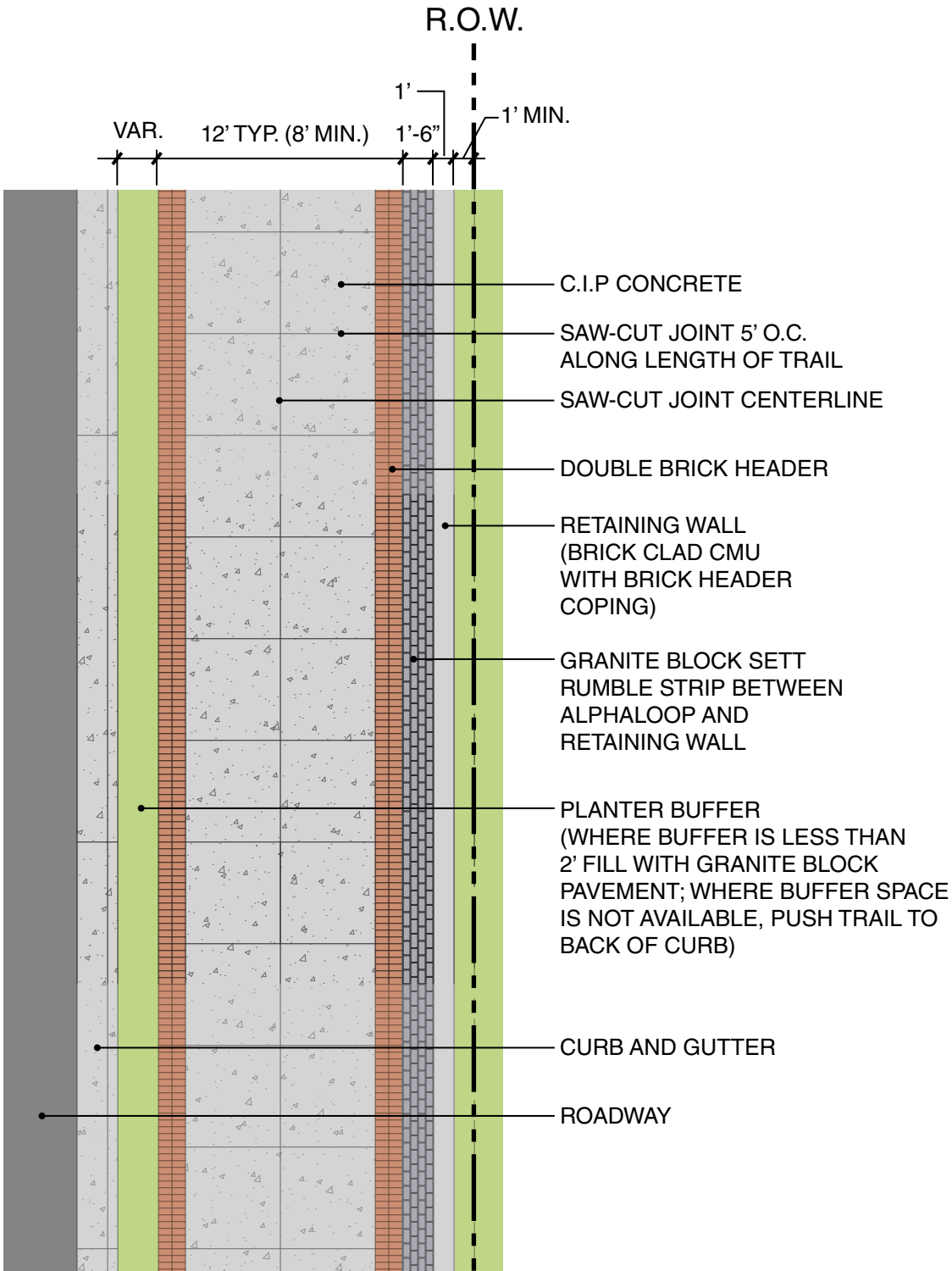
DESIGN STANDARDS
AT “T” INTERSECTIONS / PARKING LOT ENTRANCES



EXAMPLE OF THIS TYPICAL STANDARD
SHOWN AS THE NEW ROUNDABOUT



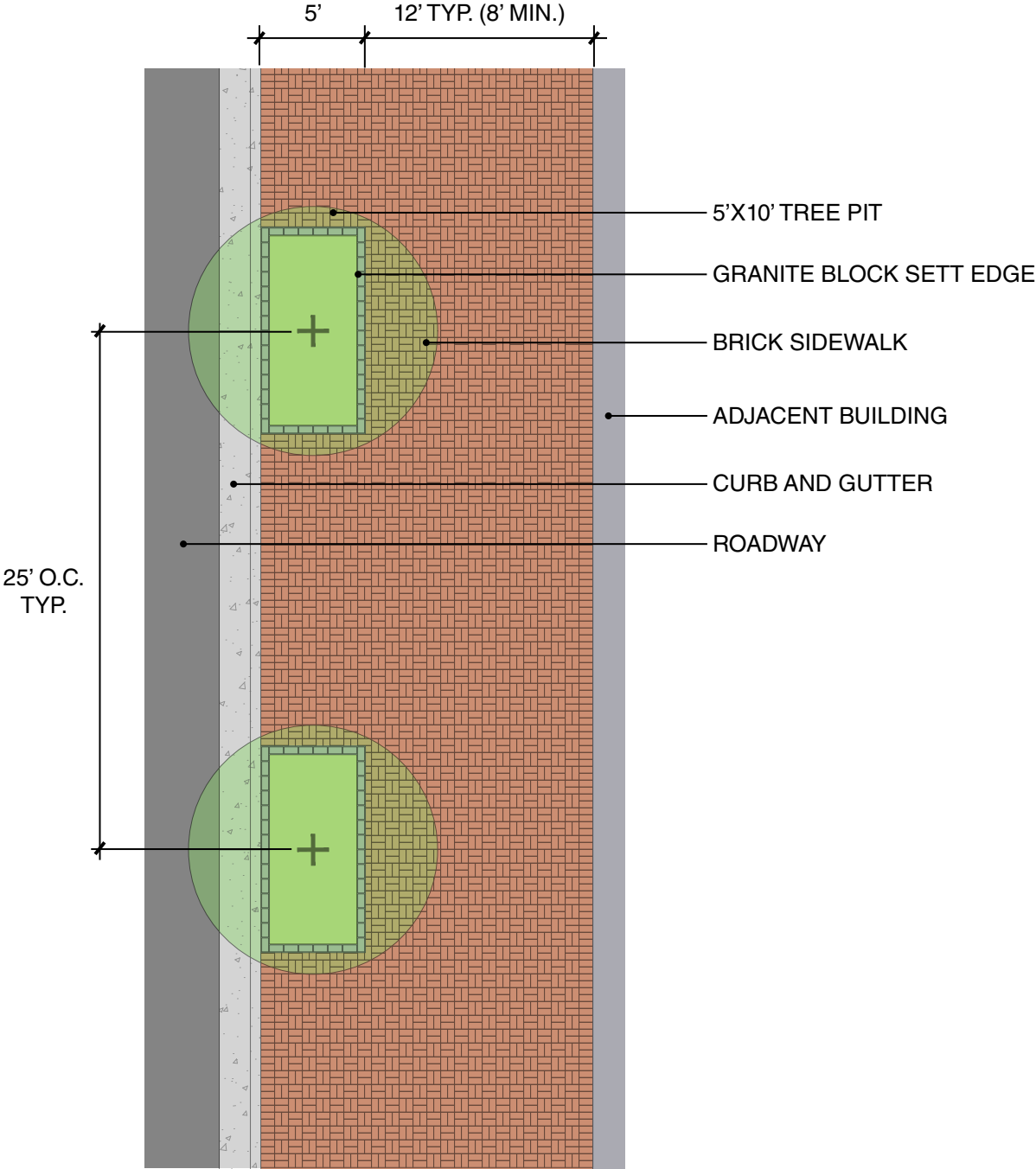
DESIGN STANDARD VIGNETTES AT GRADE CHANGES



EXAMPLE OF THIS TYPICAL STANDARD
SHOWN AS ROSWELL STREET CLOSE TO NORTH SIDE OF OLD MILTON AVENUE



DESIGN STANDARD VIGNETTES
DOWNTOWN BRICK SIDEWALK RETROFIT



LOCATION WHERE THIS TYPICAL STANDARD CAN BE APPLIED



EXAMPLE OF THIS TYPICAL STANDARD SHOWN AS MILTON AVE. AT DOWNTOWN



DESIGN STANDARDS
PAVING MATERIALS



CAST-IN-PLACE CONCRETE WITH SAWCUT JOINTS

- Typical AlphaLoop Trail



PRECAST CONCRETE “BRICK” PAVERS

- Old Roswell Shared Street Pedestrian Area
- All Plaza Areas
- Milton Avenue Brick Sidewalk Retrofit



PRECAST CONCRETE “BRICK” DOUBLE HEADER

- Typ. AlphaLoop Trail Edge (Both Sides)
- End of AlphaLoop Trail at Intersections/Driveways



CONCRETE COBBLE

- Old Roswell Shared Street Vehicular Area



GRANITE BLOCK SETTS

- Old Roswell Shared Street Runnel
- Street Tree Pits
- Buffer Strips (< 2ft wide)



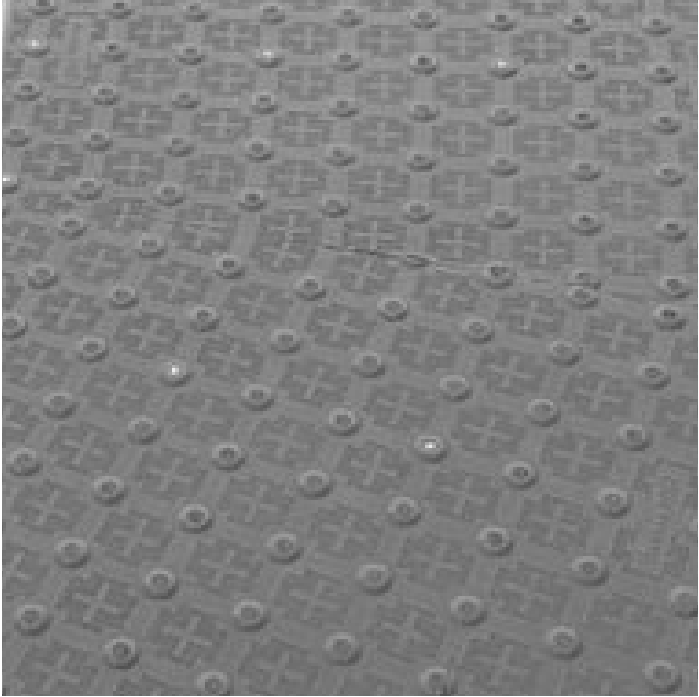
MMA COATING AT INDICATED CROSSINGS

- All Vehicular Crossings
- See Distinctive Crosswalk recommendations on next slide



ETCHED CONCRETE

- AlphaLoop Logo/Marker on Trail



DETECTABLE WARNING PAVER

- At all crosswalks and at intersecting driveways along Alpha Loop trail

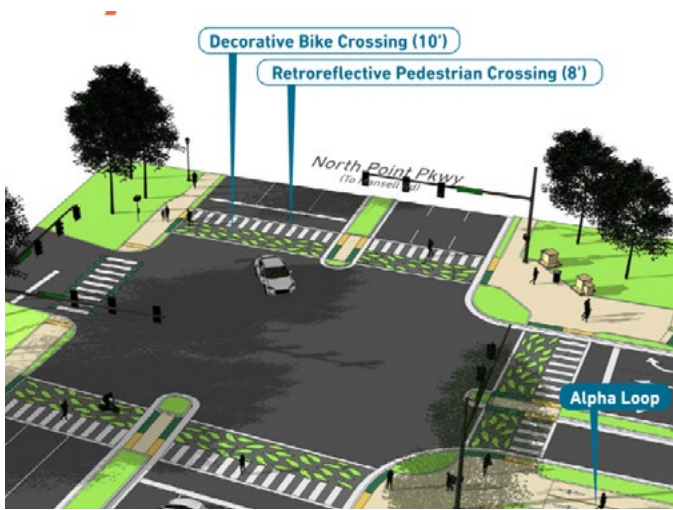


DESIGN STANDARDS

DISTINCTIVE CROSSWALKS

Downtown Alpharetta is a dynamic urban center that will continue to see increased pedestrian and bicycle traffic as the Alpha Loop is implemented, mixed-use developments come on line, and pedestrian safety improvements are made. There is an opportunity to increase the safety of pedestrians and bicyclists where the Alpha Loop crosses busy vehicular roadways such as Old Milton Parkway and Haynes Bride Road by instituting a Distinctive Crosswalk program. Doing so will increase the legibility of the Alpha Loop as a multi-use trail and downtown placemaking will be enhanced. Two potential options for Distinctive Crosswalk designs are proposed here:

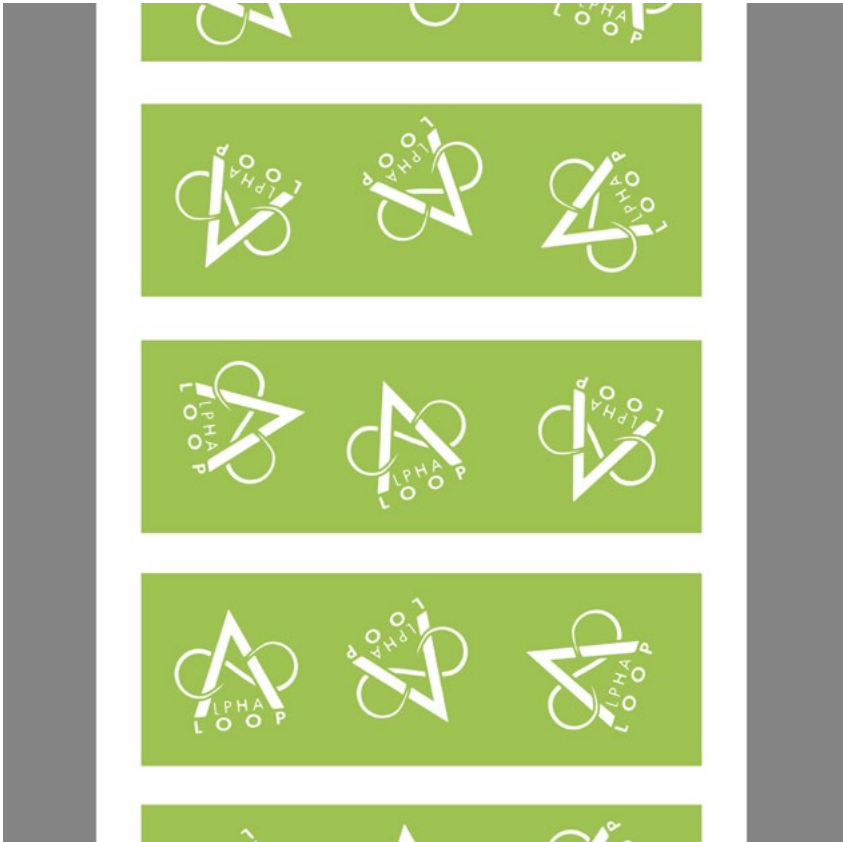
1. MMA sealcoat with Alpha Loop logo stenciling.
2. Partnership with Arts Alpharetta to commission local artists to design distinctive crosswalks.



PREVIOUS STUDY REFERENCE:
NORTHPOINT PLACEMAKING STUDY



OPTION 1a: STENCILED BIKE LANE STRIPE



OPTION 1b: STENCILED NEGATIVE SPACE

OPTION 2: POTENTIAL ARTS ALPHARETTA PARTNERSHIP



APPENDIX 1

CONCEPTUAL COST ESTIMATE



Conceptual Cost Estimate

Date: January 13, 2023
To: Eric Graves
From: Jacob Lange
Principal
Project Name: Alpha Loop Downtown Link
Project No.: 22004
Subject: Conceptual Cost Estimate



Overview:

The cost estimate contained herein represents an order of magnitude estimate for the implementation of the Alpha Loop Downtown Link, as developed by Starr Whitehouse on behalf of the City of Alpharetta's Department of Community Development. This cost estimate is a supplement to the Alpha Loop Downtown Link Conceptual Design Report, issued on 1/12/2023.

The cost estimate is broken down into five (5) separate sections. They include:

1. Typical trail condition – approximately 3,590 linear feet of 12'-0" multi-use trail, including all incidental work required to implement the trail within the existing public right-of-way.
2. Old Roswell Shared Street (Complete Build-out Option) – The conversion of Old Roswell Street between Roswell Street and Milton Avenue to a shared street, including the replacement of the asphalt roadway with concrete unit pavers, integration of green infrastructure, and the creation of a pedestrian plaza adjacent to the street.
3. Old Roswell Shared Street (Partial Build-out Option) – The conversion of the northernmost portion of Old Roswell Street near Milton Avenue to the a shared street, and the implementation of a 12'-0" wide multi-use trail along the east side of the remainder of Old Roswell Street.
4. Old Milton Parkway and Roswell Street Intersection Enhancements – Includes new pedestrian plazas at three of the four corners, creation of a pedestrian refuge zone at the Old Milton crossing, and the removal of the existing right turn lane from eastbound Old Milton to southbound Roswell Street.
5. Haynes Bridge Road and Devore Road Intersection Enhancements – Includes the removal of the deceleration lane at the Quick Trip gas station on Devore Road, enhancement of the pedestrian plazas at all four corners, integration of green infrastructure on the northwest corner of the intersection, and enhanced crossings across the entire intersection.

J. Lange to E. Graves

01/13/2023

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Each of the estimates is itemized by design element; they include exclusions, contingencies, and mobilization costs; and they are accompanied by a plan. For more information on the design, refer to the Conceptual Design Report.

Typical Trail Condition (approximately 3,590 linear feet of trail):

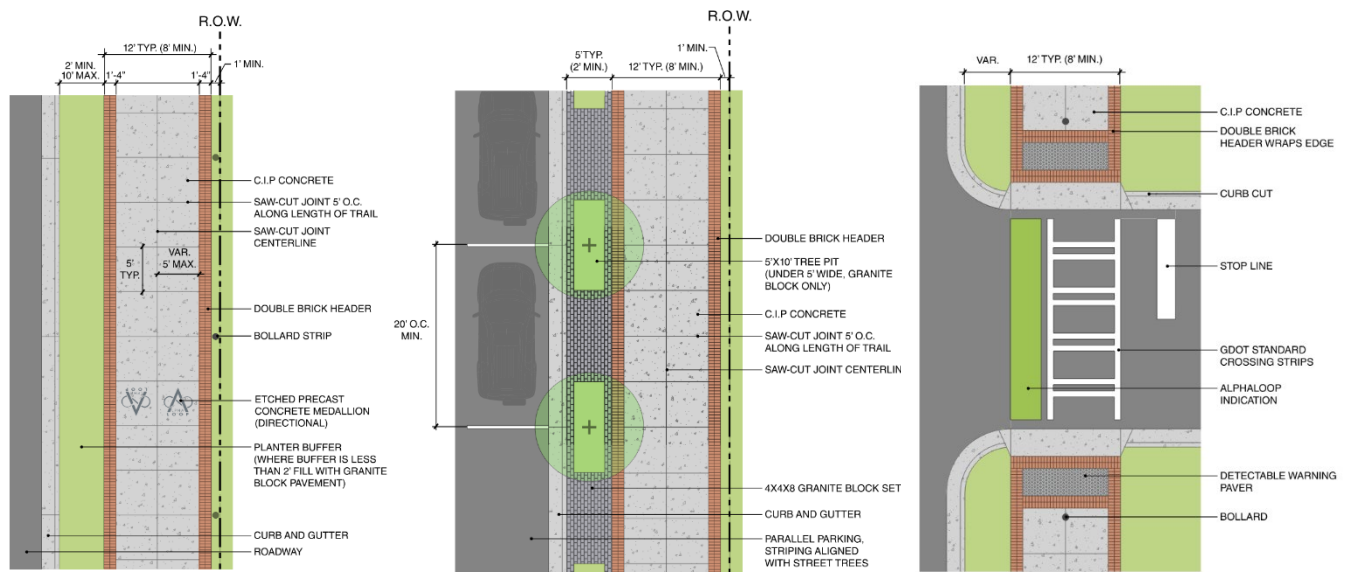


Figure 1: Typical Trail Condition Design Standards

ITEM	UNIT	QTY	UNIT COST	TOTAL
Demo/Excavation	CY	1994	\$ 92	\$ 183,988
Precast Concrete "Brick"	SY	1061	\$ 248	\$ 262,609
Granite Block	SY	142	\$ 378	\$ 53,550
Cast-in-place Concrete Pavement	SY	3726	\$ 240	\$ 894,149
Concrete Curb and Gutter	CY	199	\$ 1,388	\$ 276,729
Asphalt Pavement Restoration	SY	1994	\$ 53	\$ 104,708
Cast-in-place Concrete Base/Foundations	CY	134	\$ 825	\$ 110,237
Compacted Aggregate Base	CY	823	\$ 79	\$ 64,814
Thermoplastic Striping	LF	3590	\$ 5	\$ 16,155
Thermoplastic Crosswalk	SF	3000	\$ 4	\$ 11,250
Thermoplastic Symbol	EA	24	\$ 300	\$ 7,200
Detectable Warning ramp	SF	640	\$ 53	\$ 33,600
New Sod Lawn	SF	16155	\$ 3	\$ 48,465

J. Lange to E. Graves

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Trees	EA	35	\$	1,500	\$	52,500
Plantings	SF	4488	\$	23	\$	100,969
SUBTOTAL						\$ 2,220,923
Design Contingency (15%)						\$ 333,138
Mobilization/General Requirements (*15%)						\$ 383,109
TOTAL						\$ 2,937,170

*Mobilization is calculated at 15% for the Typical Trail Condition to account for multiple phases of construction across the district.

Exclusions:

1. Right-of-way acquisition, if required
2. Utilities, including relocation, replacement, or new infrastructure
3. Lighting
4. Modifications to traffic signal system
5. Signage
6. Excludes the Old Roswell Street Shared Street, the Old Milton and Roswell Street intersection, and the Haynes Bridge Road and Devore Road intersection. Those areas have been calculated separately.

J. Lange to E. Graves

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Old Roswell Shared Street (Complete Build-out):

OLD ROSWELL STREET SHARED STREET OPTION

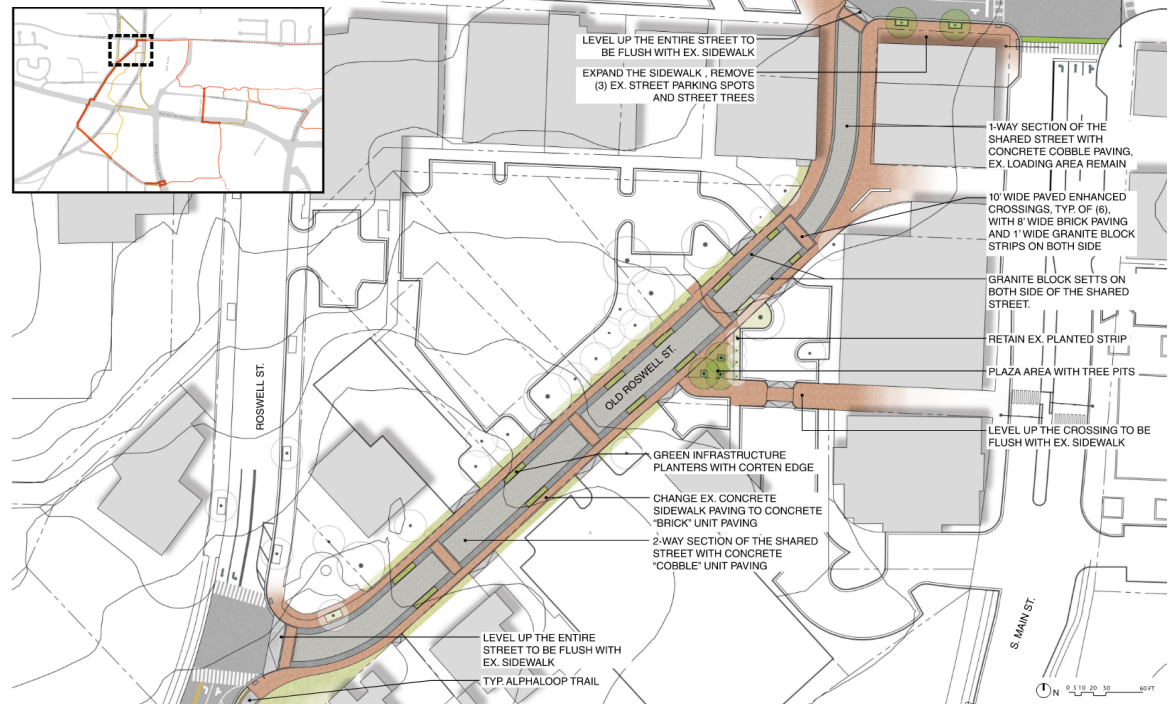


Figure 2: Old Roswell Shared Street (Complete Build-out Option) Concept Plan

ITEM	UNIT	QTY	UNIT COST	TOTAL
Demo/Excavation	CY	1135	\$ 92	\$ 104,745
Precast Concrete "Brick"	SY	1931	\$ 248	\$ 478,033
Precast Concrete "Cobble"	SY	1319	\$ 248	\$ 326,508
Granite Block	SY	513	\$ 378	\$ 193,956
Cast-in-place Concrete Pavement	SY	177	\$ 240	\$ 42,587
Concrete Curb and Gutter	CY	23	\$ 1,388	\$ 31,604
Asphalt Pavement Restoration	SY	858	\$ 53	\$ 45,063
Cast-in-place Concrete Base/Foundations	CY	358	\$ 825	\$ 294,998
Compacted Aggregate Base	CY	657	\$ 79	\$ 51,708
Steel Planter Edge	LF	507	\$ 113	\$ 57,038
Thermoplastic Striping	LF	620	\$ 5	\$ 2,790
Thermoplastic Cross-walk	SF	2500	\$ 4	\$ 9,375

J. Lange to E. Graves

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Thermoplastic Symbol	EA	15	\$	300	\$	4,500
Detectable Warning ramp	SF	60	\$	53	\$	3,150
Bioretention Soil	CY	85	\$	110	\$	9,308
New Sod Lawn	SF	4640	\$	3	\$	13,920
Trees	EA	5	\$	1,500	\$	7,500
Plantings	SF	765	\$	23	\$	17,213

SUBTOTAL	\$	1,693,992
Design Contingency (15%)	\$	254,099
Mobilization/General Requirements (5%)	\$	97,405
TOTAL	\$	2,045,496

Exclusions:

1. Right-of-way acquisition, if required
2. Utilities, including relocation, replacement, or new infrastructure
3. Lighting
4. Modifications to traffic signal system
5. Signage

J. Lange to E. Graves

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Old Roswell Shared Street (Partial Build-out):

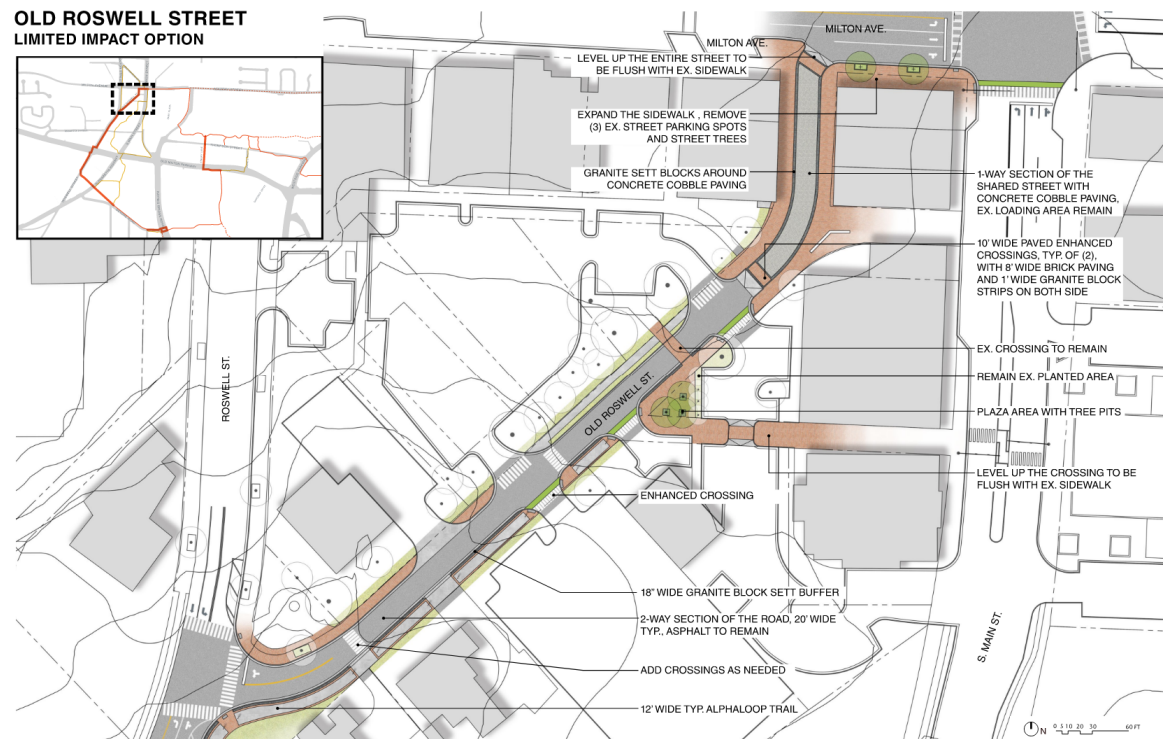


Figure 3: Old Roswell Shared Street (Partial Build-out) Concept Plan

ITEM	UNIT	QTY	UNIT COST	TOTAL
Demo/Excavation	CY	383	\$ 92	\$ 35,306
Precast Concrete "Brick"	SY	528	\$ 248	\$ 130,625
Precast Concrete "Cobble"	SY	290	\$ 248	\$ 71,775
Granite Block	SY	138	\$ 378	\$ 52,080
Cast-in-place Concrete Pavement	SY	325	\$ 240	\$ 77,920
Concrete Curb and Gutter	CY	49	\$ 1,388	\$ 67,679
Asphalt Pavement Restoration	SY	2134	\$ 53	\$ 112,058
Cast-in-place Concrete Base/Foundations	CY	90	\$ 825	\$ 74,213
Compacted Aggregate Base	CY	213	\$ 79	\$ 16,796
Steel Planter Edge	LF	0	\$ 113	\$ -
Thermoplastic Striping	LF	1050	\$ 5	\$ 4,725
Thermoplastic Cross-walk	SF	4240	\$ 4	\$ 15,900
Thermoplastic Symbol	EA	11	\$ 300	\$ 3,300

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Detectable Warning ramp	SF	100	\$	53	\$	5,250
Bioretention Soil	CY	0	\$	110	\$	-
New Sod Lawn	SF	2256	\$	3	\$	6,768
Trees	EA	5	\$	1,500	\$	7,500
Plantings	SF	0	\$	23	\$	-
SUBTOTAL					\$	681,896
Design Contingency (15%)					\$	102,284
Mobilization/General Requirements (5%)					\$	39,209
TOTAL					\$	823,390

Exclusions:

1. Right-of-way acquisition, if required
2. Utilities, including relocation, replacement, or new infrastructure
3. Lighting
4. Modifications to traffic signal system
5. Signage

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Old Milton Parkway and Roswell Street Intersection Enhancements:

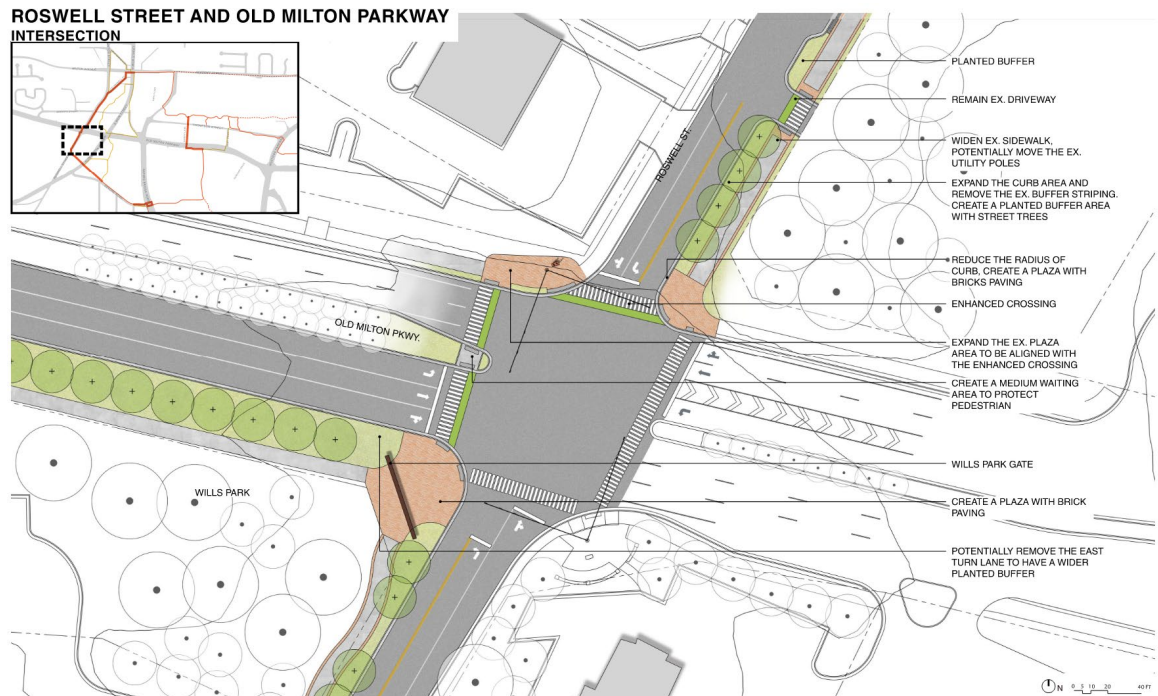


Figure 4: Old Milton Parkway and Roswell Street Concept Plan

ITEM	UNIT	QTY	UNIT COST	TOTAL
Demo/Excavation	CY	793	\$ 92	\$ 73,165
Precast Concrete "Brick"	SY	919	\$ 248	\$ 227,480
Cast-in-place Concrete Pavement	SY	472	\$ 240	\$ 113,333
Concrete Curb and Gutter	CY	59	\$ 1,388	\$ 81,708
Asphalt Pavement Restoration	SY	2306	\$ 53	\$ 121,042
Cast-in-place Concrete Base/Foundations	CY	101	\$ 825	\$ 83,409
Compacted Aggregate Base	CY	232	\$ 79	\$ 18,254
Thermoplastic Striping	LF	1600	\$ 5	\$ 7,200
Thermoplastic Cross-walk	SF	6305	\$ 4	\$ 23,644
Thermoplastic Symbol	EA	9	\$ 300	\$ 2,700
Detectable Warning ramp	SF	320	\$ 53	\$ 16,800
New Sod Lawn	SF	14427	\$ 3	\$ 43,281
Trees	EA	11	\$ 1,500	\$ 16,500
Plantings	SF	1603	\$ 23	\$ 36,068

J. Lange to E. Graves

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SUBTOTAL	\$ 864,583
Design Contingency (15%)	\$ 129,688
Mobilization/General Requirements (5%)	\$ 49,714
TOTAL	\$ 1,043,984

Exclusions:

1. Right-of-way acquisition, if required
2. Utilities, including relocation, replacement, or new infrastructure
3. Lighting
4. Modifications to traffic signal system
5. Signage
6. Wills Park Gateway feature

J. Lange to E. Graves

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Haynes Bridge Road and Devore Road Intersection Enhancements:

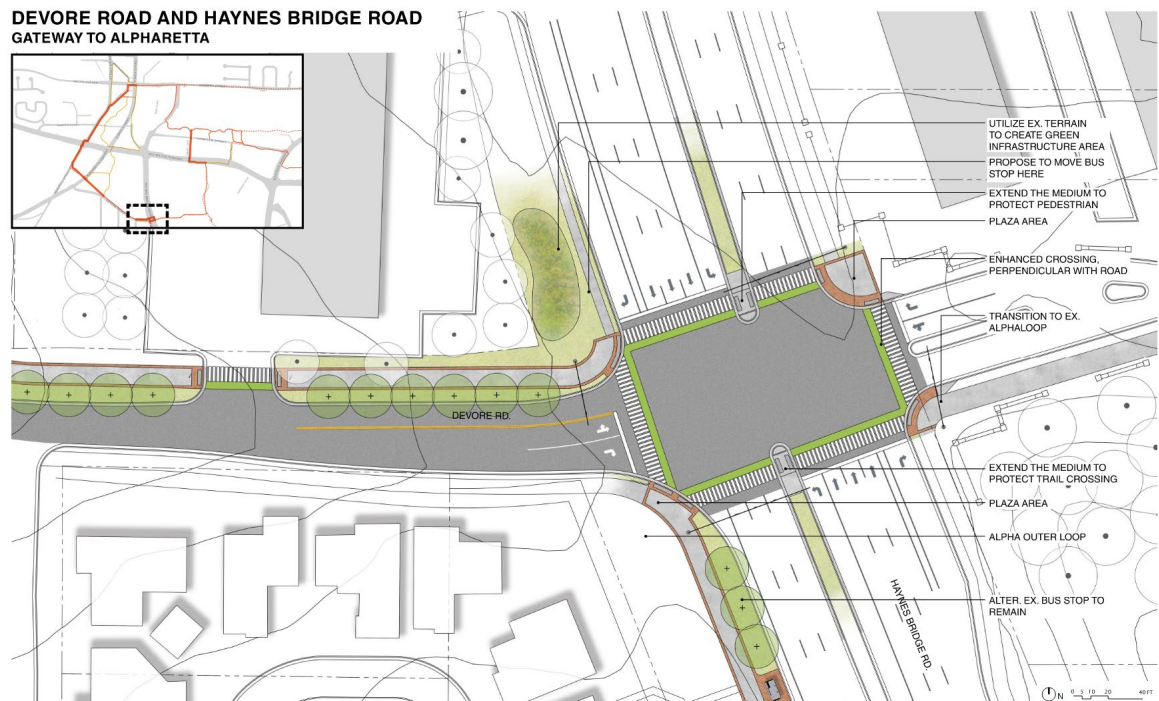


Figure 5: Haynes Bridge and Devore Concept Plan

ITEM	UNIT	QTY	UNIT COST	TOTAL
Demo/Excavation	CY	622	\$ 124	\$ 77,021
Precast Concrete "Brick"	SY	144	\$ 248	\$ 35,558
Cast-in-place Concrete Pavement	SY	476	\$ 240	\$ 114,133
Concrete Curb and Gutter	CY	41	\$ 1,388	\$ 56,271
Asphalt Pavement Restoration	SY	2733	\$ 53	\$ 143,500
Cast-in-place Concrete Base/Foundations	CY	16	\$ 825	\$ 13,038
Compacted Aggregate Base	CY	103	\$ 79	\$ 8,124
Thermoplastic Striping	LF	600	\$ 5	\$ 2,700
Thermoplastic Cross-walk	SF	9937	\$ 4	\$ 37,264
Thermoplastic Symbol	EA	2	\$ 300	\$ 600
Detectable Warning ramp	SF	430	\$ 53	\$ 22,575
Bioretention Soil	CY	404	\$ 110	\$ 44,202
New Sod Lawn	SF	13200	\$ 3	\$ 39,600
Trees	EA	9	\$ 1,500	\$ 13,500
Plantings	SF	3633	\$ 23	\$ 81,743

J. Lange to E. Graves

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SUBTOTAL	\$	689,827
Design Contingency (15%)	\$	103,474
Mobilization/General Requirements (5%)	\$	39,665
TOTAL	\$	832,966

Exclusions:

1. Right-of-way acquisition, if required
2. Utilities, including relocation, replacement, or new infrastructure
3. Lighting
4. Modifications to traffic signal system
5. Signage
6. Trail and bus stop at southwest corner (assumed to be built by previously approved private development)

APPENDIX 2

TRAFFIC STUDY



June 27, 2022

AlphaLoop
Traffic Study
5633.01

Prepared for:
Starr Whitehouse
Landscape Architects
and Planners
437 Memorial Drive SE,
Ste. A-2
Atlanta, GA 30312

Prepared by:
Michael Crawford, PE
PE# 019633



AlphaLoop Traffic Study

PREPARED BY:
Columbia Engineering and Services, Inc.
2862 Buford Highway, Suite 200
Duluth, GA 30096
770-925-0357

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Introduction

The AlphaLoop project is located in the City of Alpharetta in North Fulton County and aims to provide a comfortable, safe and consistent path for pedestrians and bicyclists to travel between parks. In order to achieve the goals for the path, four intersections have been evaluated to safely and efficiently cross pedestrians and bicyclists. The four intersections evaluated were Old Milton Parkway and Roswell Street, Old Milton Parkway and Kingry Lane, Old Milton Parkway and Park Street, and South Main Street and Devore Road. Traffic analyses were completed with the previous three years of crash data and the current traffic counts.

The vicinity for the studied locations is shown on Figure 1.

Old Milton Parkway is a four to six lane roadway divided by raised medians with left and right turn lanes. Roswell Street, at the intersection of Old Milton Parkway, is a two-lane road with left turn lanes. The speed limits posted are 35 mph on Old Milton Parkway and 25 mph on Roswell Street. The intersection is signalized.

S. Main Street at the intersection of Devore Road is a four-lane roadway, Devore Road being a two-lane. The posted speed on S. Main Street is 45 mph and 35 mph on Devore Road. The intersection is not signalized.

Kingry Lane and Park Street are both three-lane roadways with a left and a right turn lane onto Old Milton Parkway. No speed limits are posted on Kingry Lane or Park Street. The posted speed limit for Old Milton Parkway is 35 mph. Kingry Lane is a signalized intersection, however, Park Street is not.

Figure 1: Vicinity Map



Existing Conditions Analysis

Traffic counts were conducted on Thursday May 12th, 2022 and Wednesday May 25th, 2022. AM, noon and PM peak period counts were conducted at the intersection of Kingry Lane and Old Milton Parkway and Roswell Street and Old Milton Parkway. AM and PM peak counts were conducted at Old Milton Parkway and Park Street and at S. Main Street and Devore Road. Pedestrians and bicyclists were also recorded in the time frames. The quantity of pedestrians crossing in a time frame did not exceed 12 except for the PM peak periods at Roswell Street and Old Milton Parkway and at Kingry Lane and Old Milton Parkway.

Figure 2: PM Peak- Roswell St and Old Milton Parkway

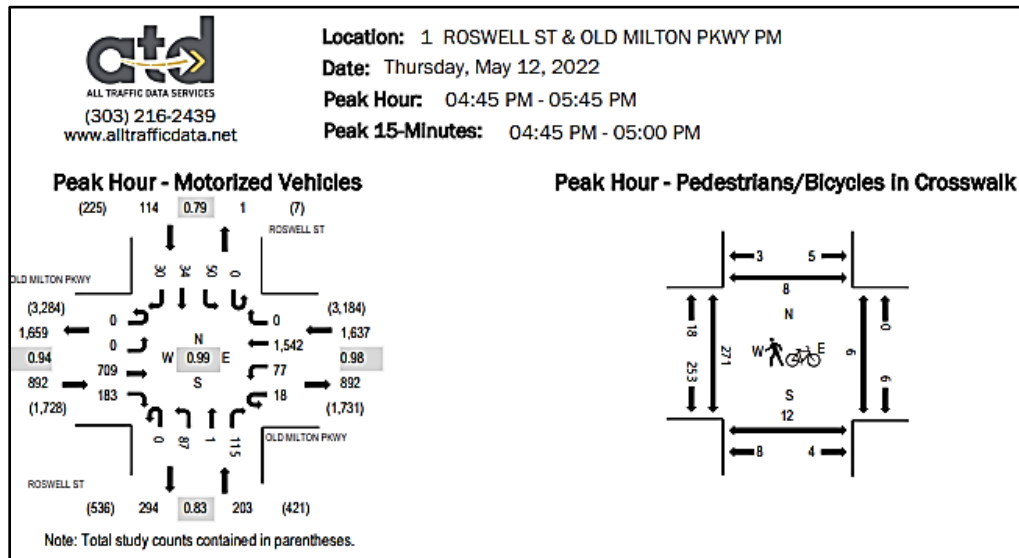
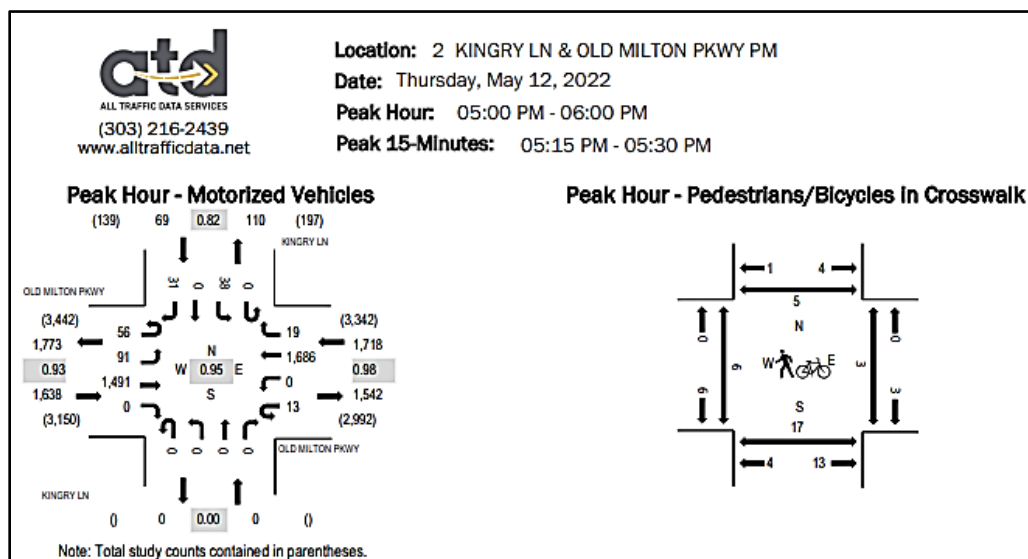


Figure 3: PM Peak- Kingry Lane and Old Milton Parkway



Complete traffic count data are provided in the Appendix.

Crash Diagram Analysis

To conduct the crash analysis for the intersections, the Georgia Electronic Accident Reporting System (GEARS) maintained by the Georgia Department of Transportation (GDOT) was utilized. Law enforcement agencies around the state report crash data to GEARS so that statewide and local crash analysis may be performed. The data analysis results in the generation of crash diagrams.

The crash diagrams portray crash data reported between December 2019 and May 2022. Each crash was categorized based on type of crash, time of day, type of weather and severity of the wreck. Figure 4 provides the complete crash diagrams.

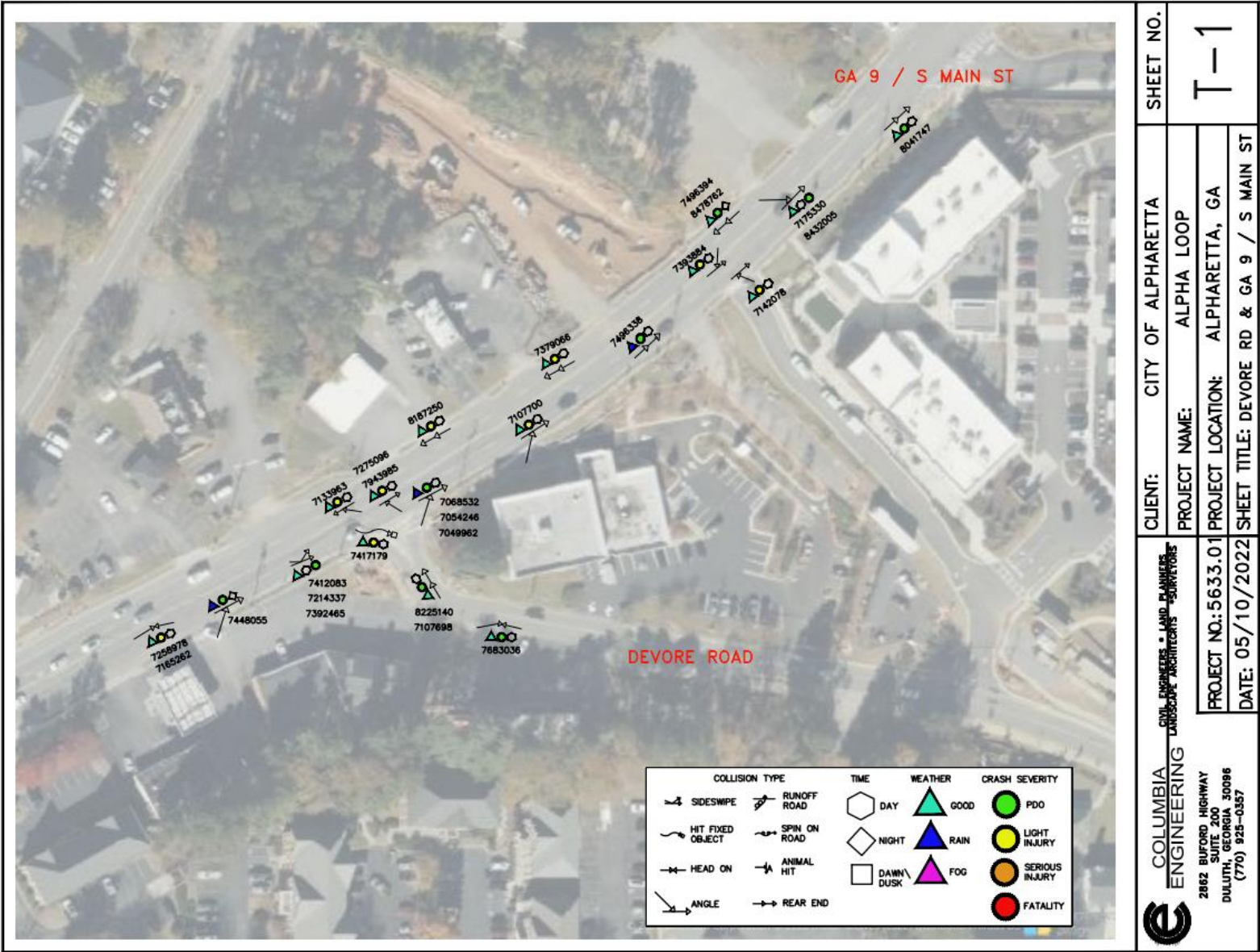
The first intersection analyzed was S. Main Street and Devore Road. The car crashes at this intersection consisted of angled wrecks, side-swipes and rear-end crashes. The majority of wrecks were angled crashes as people turned out onto S. Main Street. Some of the wrecks recorded were caused by illegal left turns onto S. Main Street. In this analysis, an alternative crossing path for pedestrians was also analyzed. The alternative crossing would be at S. Main Street and the proposed Devore Relocation Road. This intersection was found to have less wrecks onto S. Main Street than the current Devore Road.

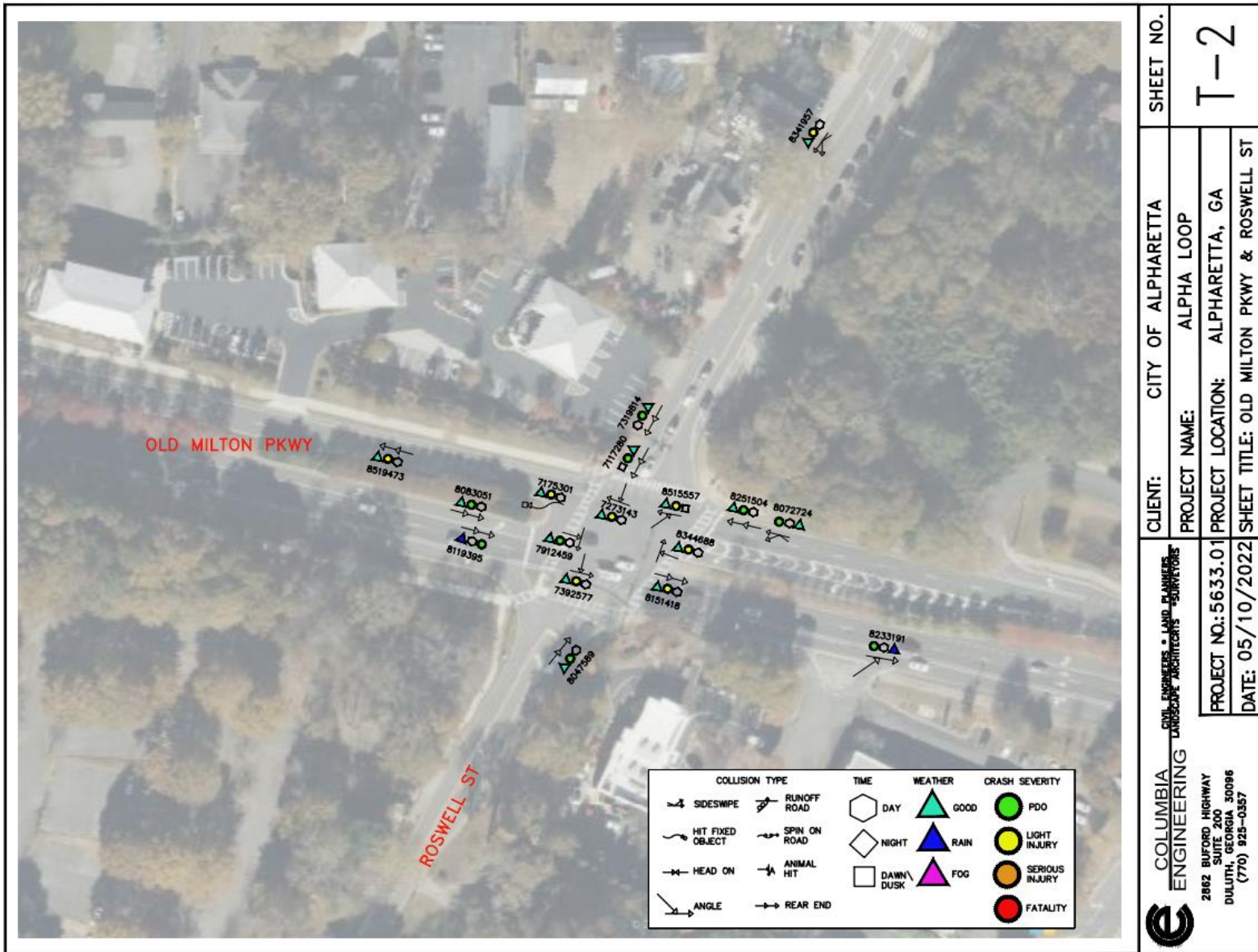
The second intersection analyzed was Roswell Street and Old Milton Parkway. The car crashes at this intersection consisted of angled wrecks, side-swipes and rear-end crashes. The majority of wrecks were angled crashes as vehicles attempted to turn in-between too small of gaps in the flow of through traffic.

Lastly, the intersection of Kingry Lane and Old Milton Parkway was analyzed. The car crashes at this intersection consisted of angled wrecks, side-swipes and rear-end crashes. The clear majority of wrecks were angled crashes as vehicles turned left from Old Milton Parkway onto Kingry Lane. The intersection of Park Street and Old Milton Parkway was included in this scope and was found to have a variety of angled wrecks, side-swipes and rear-end crashes. There were less wrecks at Park Street than recorded at Kingry Lane.

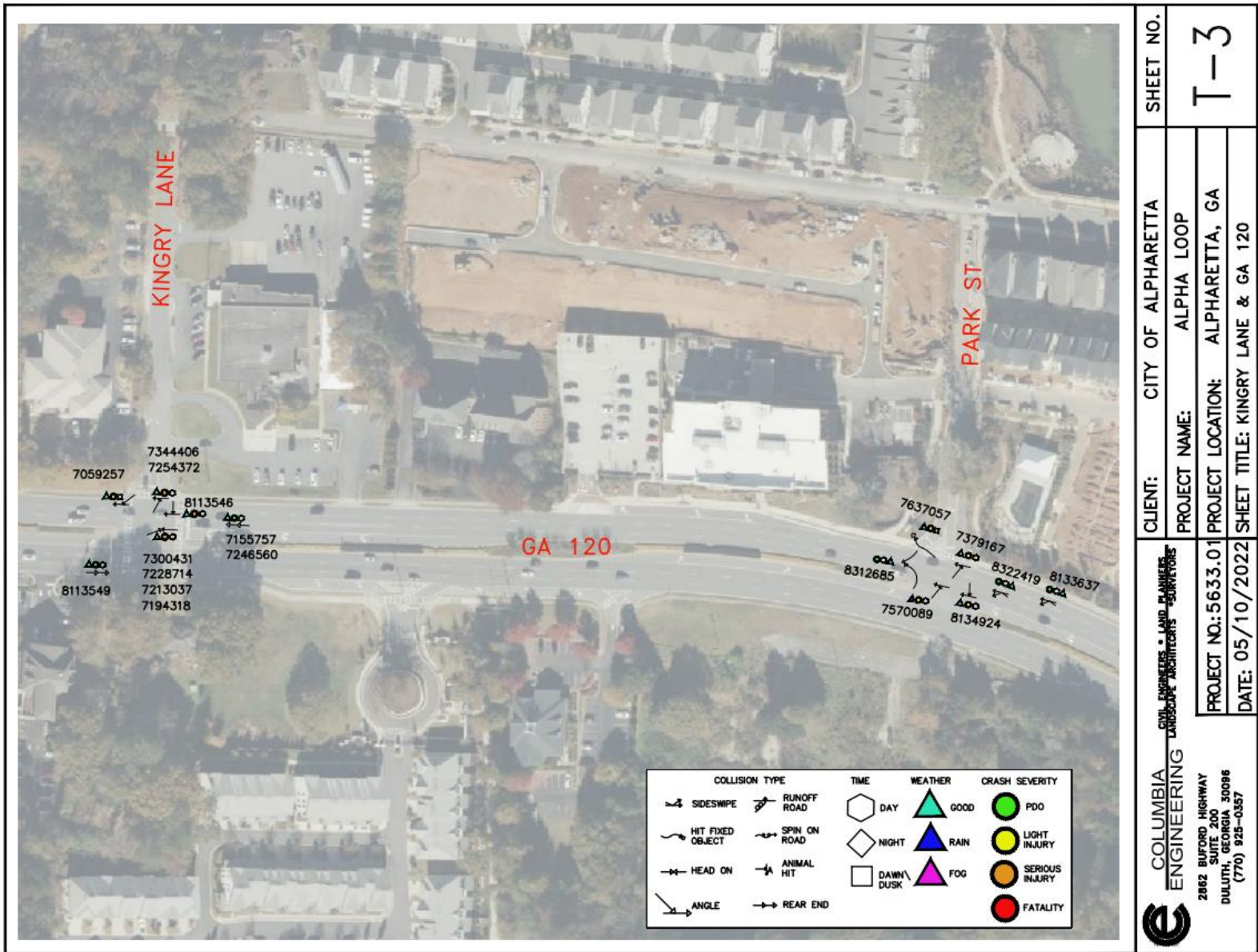
No pedestrians or bicyclists were involved in the reported crashes.

Figure 4: Existing Crash Data





COLUMBIA ENGINEERING CIVIL ENGINEERS • LAND PLANNERS LANDSCAPE ARCHITECTS • SURVEYORS 2882 BUFORD HIGHWAY DULUTH, GEORGIA 30096 (770) 925-0357	CLIENT:	CITY OF ALPHARETTA	SHEET NO.
	PROJECT NAME:	ALPHA LOOP	T-2
	PROJECT LOCATION:	ALPHARETTA, GA	
	SHEET TITLE:	OLD MILTON PKWY & ROSWELL ST	



Capacity Analysis

To determine the operation efficiency of the adjacent roads and intersections, under existing and total traffic conditions, SYNCHRO analysis was performed utilizing methods documented in the *Highway Capacity Manual (HCM)*, 6th Edition, published by the Transportation Research Board.

Level of Service is a function of driver expectation and is calculated based upon delay experienced by vehicles at intersections. For roadway segments, Level of Service (LOS) is a function of the average travel speed.

Level of Service is graded from A through F, with LOS A being the best and LOS F being the worst. The higher the letter grade, generally the higher levels of delay and congestion may be expected.

For unsignalized intersections, the average delay per vehicle is calculated for all vehicles traversing the intersection. Level of Service thresholds developed in the *Highway Capacity Manual* are then used to grade the intersection operations. Table 1 and 2 report the thresholds utilized for unsignalized and signalized intersections, respectively.

The study network intersections were analyzed with existing geometry for both the existing and total traffic scenarios. See Table 3 and 4 for Level of Service summaries.

Table 1: Level of Service Criteria – Unsignalized Intersections

Level of Service	Average Control Delay (sec/veh)
A	0 - 10
B	>10 - 15
C	>15 - 25
D	>25 - 35
E	>35 - 50
F	>50

Table 2: Level of Service Criteria – Signalized Intersections

Level of Service	Average Control Delay (seconds/vehicle)	General Description
A	≤10	Free Flow
B	>10 – 20	Stable Flow (slight delays)
C	>20 – 35	Stable flow (acceptable delays)
D	>35 – 55	Approaching unstable flow (tolerable delay, occasionally wait through more than one signal cycle before proceeding)
E	>55 – 80	Unstable flow (intolerable delay)
F ¹	>80	Forced flow (congested and queues fail to clear)

Table 3: Level of Service Analysis Summary- Unsignalized Intersections

Existing Traffic: Unsignalized Intersections					
		AM Peak Period		PM Peak Period	
Intersection	Movement	Delay (s)	LOS	Delay (s)	LOS
S. Main St. and Devore Road.	WBR	10.9	B	19.1	C
	SBL	9	A	11.9	B
Old Milton Pkwy and Park St.	EBL	21.2	C	31.3	D
	WBU	11.9	B	17.5	C
	SBL	52.2	F	134.5	F
	SBR	16.4	C	21.5	C

Table 4: Level of Service Analysis Summary- Signalized Intersections

Existing Traffic: Signalized Intersections						
	AM Peak Period		Noon Peak Period		PM Peak Period	
Intersection	Delay (s)	LOS	Delay (s)	LOS	Delay (s)	LOS
Old Milton Pkwy and Kingry St	5.1	A	11.9	B	7.7	A
Old Milton Pkwy and Kingry St Removing Turn Lane	5.1	A	11.9	B	7.8	A
Old Milton Pkwy and Roswell	28	C	20.9	C	22.7	C
Old Milton Pkwy and Roswell All-Red Pedestrian Scramble	67.2	E	-	-	123.5	F

Alternatives Analysis

Two alternative pedestrian/cycling routes were considered in this analysis.

The first alternative was to direct pedestrians and cyclists to the proposed Devore Relocation Road in order to cross S. Main Street instead of crossing at Devore Road. By adjusting the crossing, foot-traffic would be crossing at an intersection with less recorded crashes in the last three years.

The second alternative was to direct pedestrians and cyclists to cross Old Milton Parkway at the intersection of Park Street instead of at Kingry Lane. Kingry Lane is a signalized intersection as Park Street is not, however, less crashes were recorded at Park Street.

Two alternative intersection configurations were investigated.

The first intersection configuration alternative was to combine the right and left turn lanes on Kingry Lane to a single lane of traffic turning onto Old Milton Parkway. Removing the lane would provide additional space for the AlphaLoop project to create a wider pathway. Combining the turn lanes have no significant impact upon the Level of Service on Kingry Lane as shown in Table 4.

The second intersection configuration alternative was to alter Old Milton Parkway and Roswell Street to have an all-red phase in order for foot-traffic to cross in any direction safely. The all-red pedestrian phase created a delay that moved the Level of Service into the F category during the PM peak period as shown in Table 4.

Conclusions

The report has analyzed traffic and safety conditions in the project vicinity of three proposed pedestrian crossings at Old Milton Parkway and Roswell Street, Old Milton Parkway and Kingry Lane, and South Main Street and Devore Road in North Fulton County. In the analysis, two alternative routes and two alternative intersection configurations were investigated. The alternative intersection configurations found that removing a lane at Kingry Street did not have significant effect on the Level of Service. The all-red pedestrian phase was found to have a significant negative impact on the Level of Service on Old Milton Road due to the delay.

Based on this analysis, the PM peak traffic had a higher volume of vehicles, pedestrians, and bicyclists than the AM and Noon peaks. Roswell Street and Old Milton Parkway had the highest volume of pedestrians recorded with 271 pedestrians/bicyclists crossing northbound across Old Milton Parkway between 4:45 PM and 5:45 PM.

To conduct the crash analysis for the intersections, GEARS was utilized. The most car wrecks occurring at S. Main Street and Devore Road were angled crashes as people turned out onto S. Main Street. The majority of wrecks recorded at Roswell Street and Old Milton Parkway were angled crashes as vehicles attempted to turn left onto both roadways. Crashes recorded at Kingry Lane and Old Milton Parkway were most-often angled crashes as vehicles turned left from Old Milton Parkway onto Kingry Lane. No pedestrians or bicyclists were involved in the reported crashes.

Through the several analysis methods, it is concluded that the Level of Service at the three proposed AlphaLoop crossings currently maintain a LOS rating of C or above with the existing conditions. It is also important to note that no reported crashes included pedestrians or bicyclists at any of the studied locations.

Appendices

Appendix A- Traffic Count Data



ALL TRAFFIC DATA SERVICES

(303) 216-2439

www.alltrafficdata.net

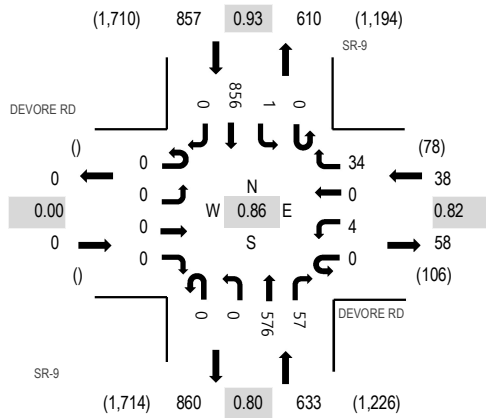
Location: 3 SR-9 & DEVORE RD AM

Date: Wednesday, May 25, 2022

Peak Hour: 07:15 AM - 08:15 AM

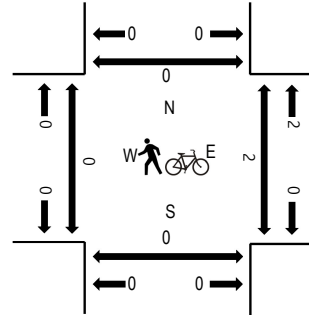
Peak 15-Minutes: 07:30 AM - 07:45 AM

Peak Hour - Motorized Vehicles



Note: Total study counts contained in parentheses.

Peak Hour - Pedestrians/Bicycles in Crosswalk



Traffic Counts - Motorized Vehicles

Interval Start Time	DEVORE RD Eastbound				DEVORE RD Westbound				SR-9 Northbound				SR-9 Southbound				Total	Rolling Hour	Pedestrian Crossings			
	U-Turn	Left	Thru	Right	U-Turn	Left	Thru	Right	U-Turn	Left	Thru	Right	U-Turn	Left	Thru	Right			West	East	South	North
7:00 AM	0	0	0	0	0	0	0	6	0	0	101	5	0	0	195	0	307	1,521	0	0	0	0
7:15 AM	0	0	0	0	0	0	0	8	0	0	128	13	0	1	223	0	373	1,528	0	1	0	0
7:30 AM	0	0	0	0	0	1	0	5	0	0	186	16	0	0	235	0	443	1,526	0	0	0	0
7:45 AM	0	0	0	0	0	2	0	7	0	0	147	19	0	0	223	0	398	1,487	0	0	0	0
8:00 AM	0	0	0	0	0	1	0	14	0	0	115	9	0	0	175	0	314	1,493	0	1	0	0
8:15 AM	0	0	0	0	0	0	0	4	0	0	145	7	0	0	215	0	371		0	2	0	0
8:30 AM	0	0	0	0	0	1	0	14	0	0	156	21	0	1	211	0	404		0	0	0	0
8:45 AM	0	0	0	0	0	1	0	14	0	0	144	14	0	0	231	0	404		0	0	0	0

Peak Rolling Hour Flow Rates

Vehicle Type	Eastbound				Westbound				Northbound				Southbound				Total
	U-Turn	Left	Thru	Right	U-Turn	Left	Thru	Right	U-Turn	Left	Thru	Right	U-Turn	Left	Thru	Right	
Articulated Trucks	0	0	0	0	0	0	0	0	0	0	3	0	0	0	0	0	3
Lights	0	0	0	0	0	4	0	34	0	0	558	54	0	1	837	0	1,488
Mediums	0	0	0	0	0	0	0	0	0	0	15	3	0	0	19	0	37
Total	0	0	0	0	0	4	0	34	0	0	576	57	0	1	856	0	1,528



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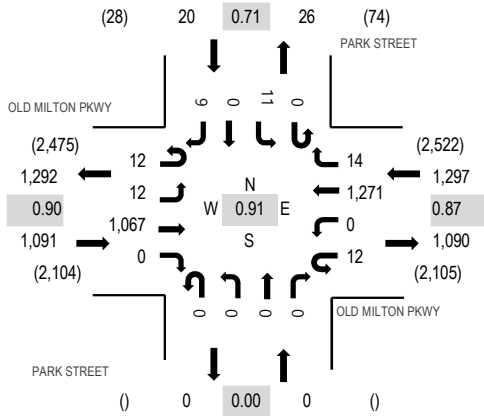
Location: 4 PARK STREET & OLD MILTON PKWY AM

Date: Wednesday, May 25, 2022

Peak Hour: 08:00 AM - 09:00 AM

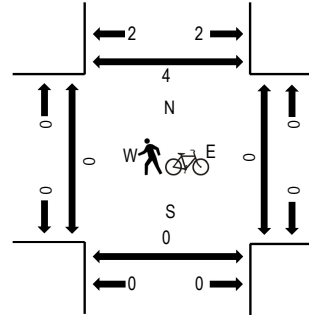
Peak 15-Minutes: 08:45 AM - 09:00 AM

Peak Hour - Motorized Vehicles



Note: Total study counts contained in parentheses.

Peak Hour - Pedestrians/Bicycles in Crosswalk



Traffic Counts - Motorized Vehicles

Interval Start Time	OLD MILTON PKWY Eastbound				OLD MILTON PKWY Westbound				PARK STREET Northbound				PARK STREET Southbound				Total	Rolling Hour	Pedestrian Crossings			
	U-Turn	Left	Thru	Right	U-Turn	Left	Thru	Right	U-Turn	Left	Thru	Right	U-Turn	Left	Thru	Right			West	East	South	North
7:00 AM	1	1	194	0	1	0	252	8	0	0	0	0	0	2	0	1	460	2,246	0	0	0	0
7:15 AM	4	3	230	0	5	0	280	7	0	0	0	0	0	2	0	0	531	2,337	0	0	0	0
7:30 AM	2	2	301	0	5	0	292	8	0	0	0	0	0	0	0	0	610	2,381	0	0	0	2
7:45 AM	4	4	267	0	7	0	345	15	0	0	0	0	0	1	0	2	645	2,395	0	0	0	1
8:00 AM	0	3	258	0	2	0	282	3	0	0	0	0	0	2	0	1	551	2,408	0	0	0	0
8:15 AM	5	1	253	0	0	0	307	2	0	0	0	0	0	6	0	1	575		0	0	0	0
8:30 AM	6	4	281	0	5	0	319	5	0	0	0	0	0	1	0	3	624		0	0	0	1
8:45 AM	1	4	275	0	5	0	363	4	0	0	0	0	0	2	0	4	658		0	0	0	1

Peak Rolling Hour Flow Rates

Vehicle Type	Eastbound				Westbound				Northbound				Southbound				Total
	U-Turn	Left	Thru	Right	U-Turn	Left	Thru	Right	U-Turn	Left	Thru	Right	U-Turn	Left	Thru	Right	
Articulated Trucks	0	0	2	0	0	0	3	0	0	0	0	0	0	0	0	0	5
Lights	12	11	1,051	0	12	0	1,194	13	0	0	0	0	0	11	0	8	2,312
Mediums	0	1	14	0	0	0	74	1	0	0	0	0	0	0	0	1	91
Total	12	12	1,067	0	12	0	1,271	14	0	0	0	0	0	11	0	9	2,408



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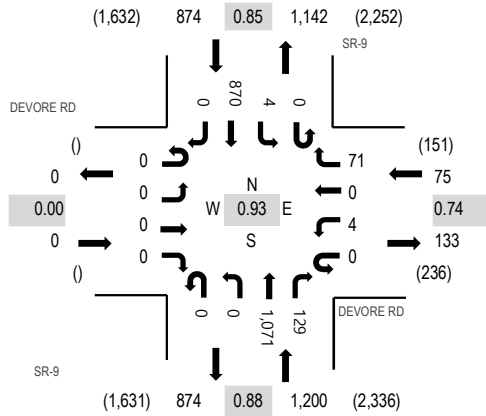
Location: 3 SR-9 & DEVORE RD PM

Date: Wednesday, May 25, 2022

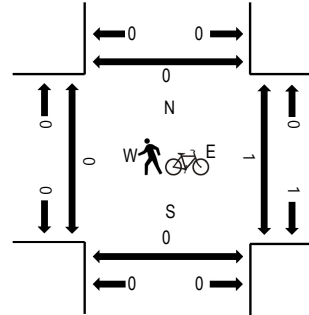
Peak Hour: 05:00 PM - 06:00 PM

Peak 15-Minutes: 05:15 PM - 05:30 PM

Peak Hour - Motorized Vehicles



Peak Hour - Pedestrians/Bicycles in Crosswalk



Note: Total study counts contained in parentheses.

Traffic Counts - Motorized Vehicles

Interval Start Time	DEVORE RD Eastbound				DEVORE RD Westbound				SR-9 Northbound				SR-9 Southbound				Total	Rolling Hour	Pedestrian Crossings			
	U-Turn	Left	Thru	Right	U-Turn	Left	Thru	Right	U-Turn	Left	Thru	Right	U-Turn	Left	Thru	Right			West	East	South	North
4:00 PM	0	0	0	0	0	1	0	27	0	0	277	28	0	1	171	0	505	1,970	0	0	1	0
4:15 PM	0	0	0	0	0	0	0	11	0	0	248	20	0	1	205	0	485	1,996	0	1	0	0
4:30 PM	0	0	0	0	0	1	0	21	0	0	267	26	0	0	186	0	501	2,090	0	2	0	0
4:45 PM	0	0	0	0	0	0	0	15	0	0	244	26	0	1	193	0	479	2,133	0	1	0	0
5:00 PM	0	0	0	0	0	0	0	14	0	0	312	33	0	0	172	0	531	2,149	0	0	0	0
5:15 PM	0	0	0	0	0	1	0	25	0	0	247	49	0	1	256	0	579		0	1	0	0
5:30 PM	0	0	0	0	0	0	0	16	0	0	286	24	0	1	217	0	544		0	0	0	0
5:45 PM	0	0	0	0	0	3	0	16	0	0	226	23	0	2	225	0	495		0	0	0	0

Peak Rolling Hour Flow Rates

Vehicle Type	Eastbound				Westbound				Northbound				Southbound				Total
	U-Turn	Left	Thru	Right	U-Turn	Left	Thru	Right	U-Turn	Left	Thru	Right	U-Turn	Left	Thru	Right	
Articulated Trucks	0	0	0	0	0	0	0	0	0	0	3	0	0	0	2	0	5
Lights	0	0	0	0	0	4	0	71	0	0	1,062	127	0	4	855	0	2,123
Mediums	0	0	0	0	0	0	0	0	0	0	6	2	0	0	13	0	21
Total	0	0	0	0	0	4	0	71	0	0	1,071	129	0	4	870	0	2,149



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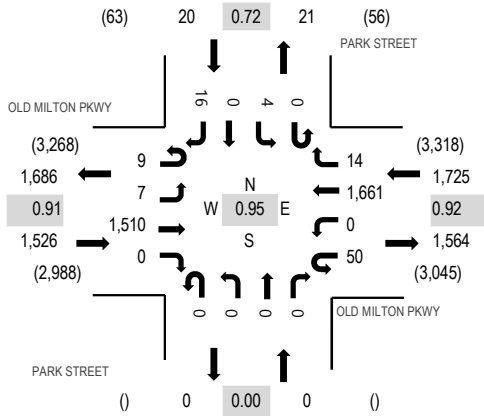
Location: 4 PARK STREET & OLD MILTON PKWY PM

Date: Wednesday, May 25, 2022

Peak Hour: 05:00 PM - 06:00 PM

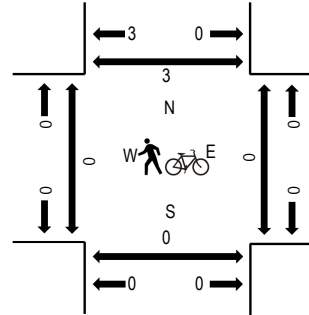
Peak 15-Minutes: 05:30 PM - 05:45 PM

Peak Hour - Motorized Vehicles



Note: Total study counts contained in parentheses.

Peak Hour - Pedestrians/Bicycles in Crosswalk



Traffic Counts - Motorized Vehicles

Interval Start Time	OLD MILTON PKWY Eastbound				OLD MILTON PKWY Westbound				PARK STREET Northbound				PARK STREET Southbound				Total	Rolling Hour	Pedestrian Crossings			
	U-Turn	Left	Thru	Right	U-Turn	Left	Thru	Right	U-Turn	Left	Thru	Right	U-Turn	Left	Thru	Right			West	East	South	North
4:00 PM	2	1	349	0	5	0	335	5	0	0	0	0	0	2	0	6	705	3,098	0	0	0	1
4:15 PM	3	8	384	0	8	0	376	2	0	0	0	0	0	5	0	10	796	3,200	0	0	0	0
4:30 PM	4	5	359	0	9	0	455	7	0	0	0	0	0	3	0	8	850	3,213	0	0	0	3
4:45 PM	0	6	341	0	10	0	380	1	0	0	0	0	0	6	0	3	747	3,223	0	2	0	1
5:00 PM	6	3	366	0	9	0	414	3	0	0	0	0	0	0	0	6	807	3,271	0	0	0	1
5:15 PM	0	1	420	0	13	0	368	4	0	0	0	0	0	1	0	2	809		0	0	0	0
5:30 PM	3	2	380	0	17	0	450	3	0	0	0	0	0	1	0	4	860		0	0	0	0
5:45 PM	0	1	344	0	11	0	429	4	0	0	0	0	0	2	0	4	795		0	0	0	0

Peak Rolling Hour Flow Rates

Vehicle Type	Eastbound				Westbound				Northbound				Southbound				Total
	U-Turn	Left	Thru	Right	U-Turn	Left	Thru	Right	U-Turn	Left	Thru	Right	U-Turn	Left	Thru	Right	
Articulated Trucks	0	0	4	0	0	0	4	0	0	0	0	0	0	0	0	0	8
Lights	9	7	1,491	0	50	0	1,642	14	0	0	0	0	0	4	0	15	3,232
Mediums	0	0	15	0	0	0	15	0	0	0	0	0	0	0	0	1	31
Total	9	7	1,510	0	50	0	1,661	14	0	0	0	0	0	4	0	16	3,271



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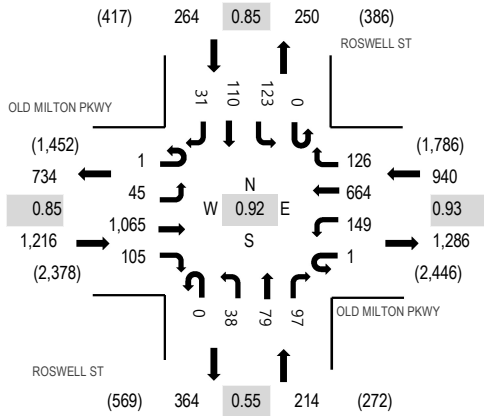
Location: 1 ROSWELL ST & OLD MILTON PKWY AM

Date: Thursday, May 12, 2022

Peak Hour: 07:15 AM - 08:15 AM

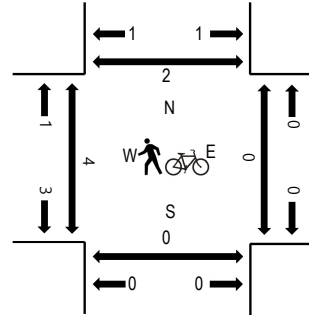
Peak 15-Minutes: 07:30 AM - 07:45 AM

Peak Hour - Motorized Vehicles



Note: Total study counts contained in parentheses.

Peak Hour - Pedestrians/Bicycles in Crosswalk



Traffic Counts - Motorized Vehicles

Interval Start Time	OLD MILTON PKWY Eastbound				OLD MILTON PKWY Westbound				ROSWELL ST Northbound				ROSWELL ST Southbound				Total	Rolling Hour	Pedestrian Crossings			
	U-Turn	Left	Thru	Right	U-Turn	Left	Thru	Right	U-Turn	Left	Thru	Right	U-Turn	Left	Thru	Right			West	East	South	North
7:00 AM	0	5	209	2	1	14	118	19	0	1	4	5	0	12	24	5	419	2,410	2	0	1	0
7:15 AM	0	9	280	14	0	34	134	28	0	3	8	3	0	37	28	10	588	2,634	1	0	0	1
7:30 AM	0	14	242	43	0	61	170	29	0	12	26	43	0	31	39	8	718	2,616	2	0	0	0
7:45 AM	0	12	228	28	0	40	179	38	0	17	35	45	0	33	24	6	685	2,474	1	0	0	0
8:00 AM	1	10	315	20	1	14	181	31	0	6	10	6	0	22	19	7	643	2,443	0	0	0	1
8:15 AM	0	6	266	8	3	12	180	33	0	1	7	7	0	23	19	5	570		0	0	0	0
8:30 AM	0	2	253	31	2	14	171	46	0	7	3	4	0	21	16	6	576		0	1	0	3
8:45 AM	4	2	331	43	2	17	208	6	0	9	3	7	0	14	5	3	654		0	0	1	0

Peak Rolling Hour Flow Rates

Vehicle Type	Eastbound				Westbound				Northbound				Southbound				Total
	U-Turn	Left	Thru	Right	U-Turn	Left	Thru	Right	U-Turn	Left	Thru	Right	U-Turn	Left	Thru	Right	
Articulated Trucks	0	0	2	0	0	0	3	1	0	0	0	0	0	0	0	0	6
Lights	1	44	1,059	101	1	149	650	122	0	37	79	97	0	121	109	31	2,601
Mediums	0	1	4	4	0	0	11	3	0	1	0	0	0	2	1	0	27
Total	1	45	1,065	105	1	149	664	126	0	38	79	97	0	123	110	31	2,634



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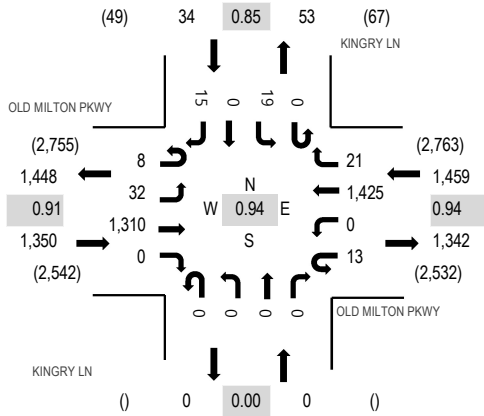
Location: 2 KINGRY LN & OLD MILTON PKWY AM

Date: Thursday, May 12, 2022

Peak Hour: 08:00 AM - 09:00 AM

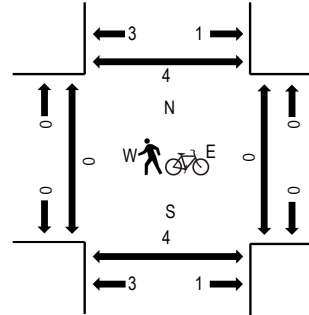
Peak 15-Minutes: 08:45 AM - 09:00 AM

Peak Hour - Motorized Vehicles



Note: Total study counts contained in parentheses.

Peak Hour - Pedestrians/Bicycles in Crosswalk



Traffic Counts - Motorized Vehicles

Interval Start Time	OLD MILTON PKWY Eastbound				OLD MILTON PKWY Westbound				KINGRY LN Northbound				KINGRY LN Southbound				Total	Rolling Hour	Pedestrian Crossings			
	U-Turn	Left	Thru	Right	U-Turn	Left	Thru	Right	U-Turn	Left	Thru	Right	U-Turn	Left	Thru	Right			West	East	South	North
7:00 AM	1	1	190	0	1	0	301	0	0	0	0	0	0	2	0	4	500	2,511	0	0	1	0
7:15 AM	1	1	324	0	1	0	318	1	0	0	0	0	0	0	0	0	646	2,715	3	0	2	0
7:30 AM	2	0	298	0	1	0	342	4	0	0	0	0	0	1	0	3	651	2,770	0	0	1	1
7:45 AM	2	2	370	0	1	0	329	5	0	0	0	0	0	1	0	4	714	2,804	0	0	1	0
8:00 AM	1	8	354	0	2	0	327	4	0	0	0	0	0	6	0	2	704	2,843	0	0	0	1
8:15 AM	2	3	317	0	3	0	360	9	0	0	0	0	0	4	0	3	701		0	0	1	1
8:30 AM	2	13	292	0	3	0	359	6	0	0	0	0	0	6	0	4	685		0	0	1	0
8:45 AM	3	8	347	0	5	0	379	2	0	0	0	0	0	3	0	6	753		0	0	2	1

Peak Rolling Hour Flow Rates

Vehicle Type	Eastbound				Westbound				Northbound				Southbound				Total
	U-Turn	Left	Thru	Right	U-Turn	Left	Thru	Right	U-Turn	Left	Thru	Right	U-Turn	Left	Thru	Right	
Articulated Trucks	0	0	5	0	0	0	13	1	0	0	0	0	0	0	0	0	19
Lights	8	32	1,276	0	13	0	1,374	20	0	0	0	0	0	19	0	15	2,757
Mediums	0	0	29	0	0	0	38	0	0	0	0	0	0	0	0	0	67
Total	8	32	1,310	0	13	0	1,425	21	0	0	0	0	0	19	0	15	2,843



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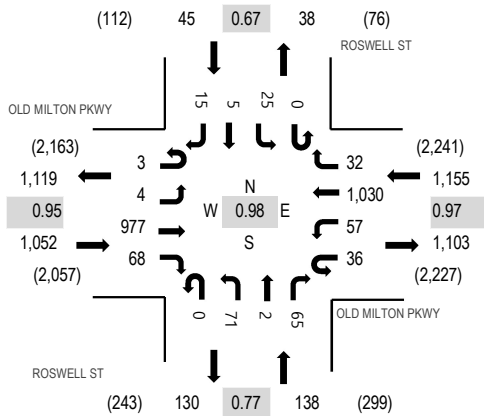
Location: 1 ROSWELL ST & OLD MILTON PKWY Noon

Date: Thursday, May 12, 2022

Peak Hour: 01:00 PM - 02:00 PM

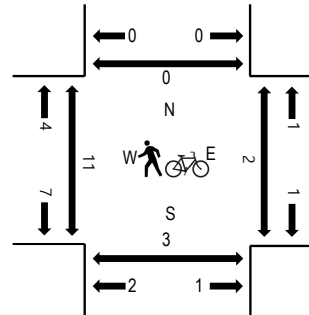
Peak 15-Minutes: 01:45 PM - 02:00 PM

Peak Hour - Motorized Vehicles



Note: Total study counts contained in parentheses.

Peak Hour - Pedestrians/Bicycles in Crosswalk



Traffic Counts - Motorized Vehicles

Interval Start Time	OLD MILTON PKWY Eastbound				OLD MILTON PKWY Westbound				ROSWELL ST Northbound				ROSWELL ST Southbound				Total	Rolling Hour	Pedestrian Crossings			
	U-Turn	Left	Thru	Right	U-Turn	Left	Thru	Right	U-Turn	Left	Thru	Right	U-Turn	Left	Thru	Right			West	East	South	North
12:00 PM	2	0	223	11	8	13	256	6	0	11	0	41	0	5	2	4	582	2,319	2	0	1	2
12:15 PM	0	1	243	14	12	12	239	13	0	22	1	17	0	9	0	8	591	2,338	2	3	3	0
12:30 PM	1	1	223	12	8	17	231	5	0	18	0	20	0	16	6	3	561	2,321	4	3	0	0
12:45 PM	0	2	258	14	10	11	236	9	0	11	0	20	0	11	1	2	585	2,363	1	1	1	0
1:00 PM	2	1	249	23	11	20	239	12	0	24	0	15	0	2	0	3	601	2,390	7	1	0	0
1:15 PM	0	1	226	19	14	9	257	6	0	11	0	18	0	8	2	3	574		3	0	1	0
1:30 PM	0	2	243	10	7	17	270	5	0	18	0	17	0	9	2	3	603		1	1	1	0
1:45 PM	1	0	259	16	4	11	264	9	0	18	2	15	0	6	1	6	612		0	0	1	0

Peak Rolling Hour Flow Rates

Vehicle Type	Eastbound				Westbound				Northbound				Southbound				Total
	U-Turn	Left	Thru	Right	U-Turn	Left	Thru	Right	U-Turn	Left	Thru	Right	U-Turn	Left	Thru	Right	
Articulated Trucks	0	0	1	0	0	0	1	1	0	0	0	0	0	0	0	0	3
Lights	3	4	956	66	36	56	1,002	30	0	54	2	60	0	23	5	15	2,312
Mediums	0	0	20	2	0	1	27	1	0	17	0	5	0	2	0	0	75
Total	3	4	977	68	36	57	1,030	32	0	71	2	65	0	25	5	15	2,390



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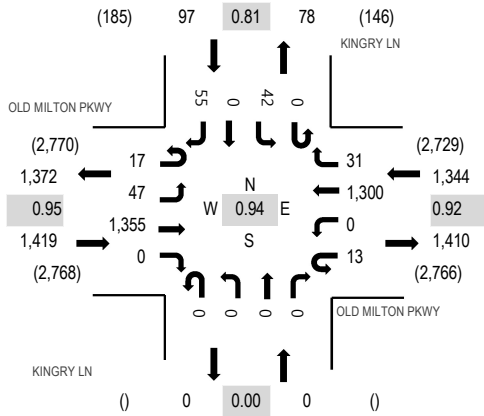
Location: 2 KINGRY LN & OLD MILTON PKWY Noon

Date: Thursday, May 12, 2022

Peak Hour: 01:00 PM - 02:00 PM

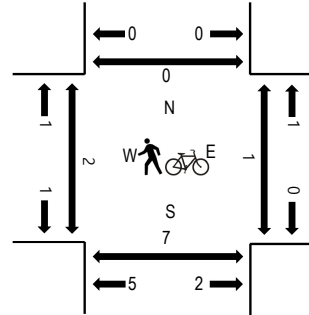
Peak 15-Minutes: 01:45 PM - 02:00 PM

Peak Hour - Motorized Vehicles



Note: Total study counts contained in parentheses.

Peak Hour - Pedestrians/Bicycles in Crosswalk



Traffic Counts - Motorized Vehicles

Interval Start Time	OLD MILTON PKWY Eastbound				OLD MILTON PKWY Westbound				KINGRY LN Northbound				KINGRY LN Southbound				Total	Rolling Hour	Pedestrian Crossings			
	U-Turn	Left	Thru	Right	U-Turn	Left	Thru	Right	U-Turn	Left	Thru	Right	U-Turn	Left	Thru	Right			West	East	South	North
12:00 PM	5	17	294	0	5	0	353	9	0	0	0	0	0	11	0	13	707	2,822	0	0	2	1
12:15 PM	4	11	339	0	6	0	292	0	0	0	0	0	0	5	0	19	676	2,788	0	0	1	1
12:30 PM	4	13	306	0	10	0	331	3	0	0	0	0	0	14	0	7	688	2,827	0	0	1	0
12:45 PM	6	10	340	0	17	0	354	5	0	0	0	0	0	9	0	10	751	2,852	1	0	1	2
1:00 PM	9	6	320	0	3	0	310	8	0	0	0	0	0	6	0	11	673	2,860	2	0	3	0
1:15 PM	2	13	353	0	3	0	310	8	0	0	0	0	0	13	0	13	715		0	1	2	0
1:30 PM	4	15	360	0	5	0	297	8	0	0	0	0	0	9	0	15	713		0	0	1	0
1:45 PM	2	13	322	0	2	0	383	7	0	0	0	0	0	14	0	16	759		0	0	1	0

Peak Rolling Hour Flow Rates

Vehicle Type	Eastbound				Westbound				Northbound				Southbound				Total
	U-Turn	Left	Thru	Right	U-Turn	Left	Thru	Right	U-Turn	Left	Thru	Right	U-Turn	Left	Thru	Right	
Articulated Trucks	0	0	2	0	0	0	1	0	0	0	0	0	0	0	0	0	3
Lights	17	45	1,281	0	13	0	1,262	30	0	0	0	0	0	41	0	53	2,742
Mediums	0	2	72	0	0	0	37	1	0	0	0	0	0	1	0	2	115
Total	17	47	1,355	0	13	0	1,300	31	0	0	0	0	0	42	0	55	2,860



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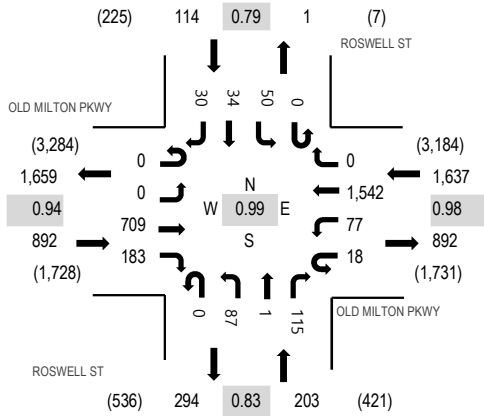
Location: 1 ROSWELL ST & OLD MILTON PKWY PM

Date: Thursday, May 12, 2022

Peak Hour: 04:45 PM - 05:45 PM

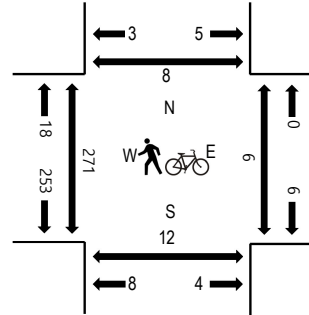
Peak 15-Minutes: 04:45 PM - 05:00 PM

Peak Hour - Motorized Vehicles



Note: Total study counts contained in parentheses.

Peak Hour - Pedestrians/Bicycles in Crosswalk



Traffic Counts - Motorized Vehicles

Interval Start Time	OLD MILTON PKWY Eastbound				OLD MILTON PKWY Westbound				ROSWELL ST Northbound				ROSWELL ST Southbound				Total	Rolling Hour	Pedestrian Crossings			
	U-Turn	Left	Thru	Right	U-Turn	Left	Thru	Right	U-Turn	Left	Thru	Right	U-Turn	Left	Thru	Right			West	East	South	North
4:00 PM	1	2	173	45	3	14	346	1	0	31	0	35	0	12	10	5	678	2,790	9	1	1	1
4:15 PM	1	0	185	38	3	11	398	3	0	25	0	27	0	7	5	22	725	2,819	15	4	0	0
4:30 PM	0	0	167	28	3	18	365	0	0	39	0	24	0	10	4	8	666	2,799	18	6	4	0
4:45 PM	0	0	192	44	6	14	398	0	0	13	0	26	0	15	6	7	721	2,846	38	2	1	2
5:00 PM	0	0	171	48	5	16	378	0	0	18	0	45	0	3	11	12	707	2,768	76	0	4	2
5:15 PM	0	0	176	47	3	19	381	0	0	28	0	27	0	12	6	6	705		77	1	7	2
5:30 PM	0	0	170	44	4	28	385	0	0	28	1	17	0	20	11	5	713		80	3	0	2
5:45 PM	0	0	158	38	0	27	355	0	0	15	0	22	0	10	4	14	643		78	8	5	1

Peak Rolling Hour Flow Rates

Vehicle Type	Eastbound				Westbound				Northbound				Southbound				Total
	U-Turn	Left	Thru	Right	U-Turn	Left	Thru	Right	U-Turn	Left	Thru	Right	U-Turn	Left	Thru	Right	
Articulated Trucks	0	0	1	0	0	0	2	0	0	0	0	0	0	0	0	0	3
Lights	0	0	698	162	18	74	1,532	0	0	87	1	114	0	50	34	30	2,800
Mediums	0	0	10	21	0	3	8	0	0	0	0	1	0	0	0	0	43
Total	0	0	709	183	18	77	1,542	0	0	87	1	115	0	50	34	30	2,846



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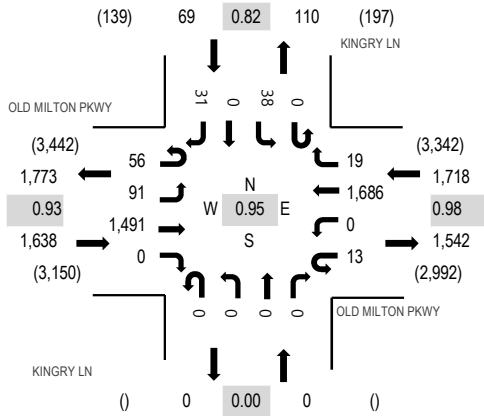
Location: 2 KINGRY LN & OLD MILTON PKWY PM

Date: Thursday, May 12, 2022

Peak Hour: 05:00 PM - 06:00 PM

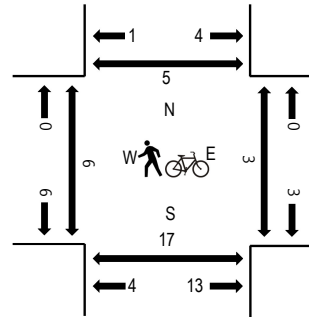
Peak 15-Minutes: 05:15 PM - 05:30 PM

Peak Hour - Motorized Vehicles



Note: Total study counts contained in parentheses.

Peak Hour - Pedestrians/Bicycles in Crosswalk



Traffic Counts - Motorized Vehicles

Interval Start Time	OLD MILTON PKWY Eastbound				OLD MILTON PKWY Westbound				KINGRY LN Northbound				KINGRY LN Southbound				Total	Rolling Hour	Pedestrian Crossings			
	U-Turn	Left	Thru	Right	U-Turn	Left	Thru	Right	U-Turn	Left	Thru	Right	U-Turn	Left	Thru	Right			West	East	South	North
4:00 PM	15	8	337	0	4	0	370	8	0	0	0	0	0	13	0	7	762	3,206	0	2	0	1
4:15 PM	22	18	361	0	4	0	395	8	0	0	0	0	0	10	0	9	827	3,266	0	0	0	0
4:30 PM	16	19	340	0	4	0	420	6	0	0	0	0	0	5	0	7	817	3,337	0	0	0	0
4:45 PM	11	14	351	0	7	0	392	6	0	0	0	0	0	14	0	5	800	3,397	1	0	2	1
5:00 PM	11	19	356	0	3	0	404	7	0	0	0	0	0	12	0	10	822	3,425	0	2	2	4
5:15 PM	7	23	411	0	2	0	436	1	0	0	0	0	0	8	0	10	898		0	0	0	0
5:30 PM	21	22	388	0	3	0	429	2	0	0	0	0	0	8	0	4	877		2	0	14	0
5:45 PM	17	27	336	0	5	0	417	9	0	0	0	0	0	10	0	7	828		4	1	1	0

Peak Rolling Hour Flow Rates

Vehicle Type	Eastbound				Westbound				Northbound				Southbound				Total
	U-Turn	Left	Thru	Right	U-Turn	Left	Thru	Right	U-Turn	Left	Thru	Right	U-Turn	Left	Thru	Right	
Articulated Trucks	0	0	3	0	0	0	4	0	0	0	0	0	0	0	0	0	7
Lights	56	90	1,465	0	13	0	1,668	19	0	0	0	0	0	37	0	31	3,379
Mediums	0	1	23	0	0	0	14	0	0	0	0	0	0	1	0	0	39
Total	56	91	1,491	0	13	0	1,686	19	0	0	0	0	0	38	0	31	3,425

Appendix B- Capacity Analysis

Intersection						
Int Delay, s/veh	0.3					
Movement	WBL	WBR	NBT	NBR	SBL	SBT
Lane Configurations	W	W	N	N	S	S
Traffic Vol, veh/h	0	38	0	633	1	856
Future Vol, veh/h	0	38	0	633	1	856
Conflicting Peds, #/hr	0	2	0	0	0	0
Sign Control	Stop	Stop	Free	Free	Free	Free
RT Channelized	-	None	-	None	-	None
Storage Length	0	-	-	-	-	-
Veh in Median Storage	0	-	0	-	-	0
Grade, %	0	-	0	-	-	0
Peak Hour Factor	92	92	92	92	92	92
Heavy Vehicles, %	2	2	2	2	2	2
Mvmt Flow	0	41	0	688	1	930

Major/Minor	Minor1	Major1	Major2
Conflicting Flow All	811	346	0
Stage 1	344	-	-
Stage 2	467	-	-
Critical Hdwy	6.84	6.94	-
Critical Hdwy Stg 1	5.84	-	-
Critical Hdwy Stg 2	5.84	-	-
Follow-up Hdwy	3.52	3.32	-
Pot Cap-1 Maneuver	817	650	-
Stage 1	689	-	-
Stage 2	597	-	-
Platoon blocked, %	-	-	-
Mov Cap-1 Maneuver	816	649	-
Mov Cap-2 Maneuver	816	-	-
Stage 1	689	-	-
Stage 2	596	-	-

Approach	WB	NB	SB
HCM Control Delay, s	10.9	0	0
HCM LOS	B		

Minor Lane/Major Mvmt	NBT	NBR	SBL	SBT
Capacity (veh/h)	-	-	649	902
HCM Lane V/C Ratio	-	-	0.064	0.001
HCM Control Delay (s)	-	-	10.9	9
HCM Lane LOS	-	-	B	A
HCM 95th %tile Q(veh)	-	-	0.2	0

Intersection						
Int Delay, s/veh	0.7					
Movement	WBL	WBR	NBT	NBR	SBL	SBT
Lane Configurations	W	W	W	W	W	W
Traffic Vol, veh/h	4	71	1071	129	4	870
Future Vol, veh/h	4	71	1071	129	4	870
Conflicting Peds, #/hr	0	0	0	0	0	0
Sign Control	Stop	Stop	Free	Free	Free	Free
RT Channelized	-	None	-	None	-	None
Storage Length	0	-	-	-	-	-
Veh in Median Storage	0	-	0	-	-	0
Grade, %	0	-	0	-	-	0
Peak Hour Factor	92	92	92	92	92	92
Heavy Vehicles, %	2	2	2	2	2	2
Mvmt Flow	4	77	1164	140	4	946

Major/Minor	Minor1	Major1	Major2
Conflicting Flow All	1715	652	0
Stage 1	1234	-	-
Stage 2	481	-	-
Critical Hdwy	6.84	6.94	-
Critical Hdwy Stg 1	5.84	-	-
Critical Hdwy Stg 2	5.84	-	-
Follow-up Hdwy	3.52	3.32	-
Pot Cap-1 Maneuver	81	411	-
Stage 1	238	-	-
Stage 2	588	-	-
Platoon blocked, %		-	-
Mov Cap-1 Maneuver	80	411	-
Mov Cap-2 Maneuver	80	-	-
Stage 1	238	-	-
Stage 2	579	-	-

Approach	WB	NB	SB
HCM Control Delay, s	0.1	0	0.1
HCM LOS	C		

Minor Lane/Major Mvmt	NBT	NBR	SBL	SBT
Capacity (veh/h)	-	-	337	527
HCM Lane V/C Ratio	-	-	0.242	0.008
HCM Control Delay (s)	-	-	19.1	11.9
HCM Lane LOS	-	-	C	B
HCM 95th %tile Q(veh)	-	-	0.9	0

Intersection							
Int Delay, s/veh	0.6						
Movement	EBL	EBT	WBU	WBT	WBR	SBL	SBR
Lane Configurations							
Traffic Vol, veh/h	24	1067	12	1271	14	11	9
Future Vol, veh/h	24	1067	12	1271	14	11	9
Conflicting Peds, #/hr	4	0	0	0	4	0	0
Sign Control	Free	Free	Free	Free	Free	Stop	Stop
RT Channelized	-	None	-	-	None	-	Stop
Storage Length	320	-	360	-	-	0	0
Veh in Median Storage, #	0	-	0	-	0	0	-
Grade, %	-	0	-	0	-	0	-
Peak Hour Factor	92	92	92	92	92	92	92
Heavy Vehicles, %	2	2	2	2	2	2	2
Mvmt Flow	26	1160	13	1382	15	12	10

Major/Minor	Major1	Major2	Minor2
Conflicting Flow All	1401	0 847	- 0 1936 703
Stage 1	-	- -	- - 1420 -
Stage 2	-	- -	- - 516 -
Critical Hdwy	5.34	- 5.64	- - 5.74 7.14
Critical Hdwy Stg 1	-	- -	- - 6.64 -
Critical Hdwy Stg 2	-	- -	- - 6.04 -
Follow-up Hdwy	3.12	- 2.32	- - 3.82 3.92
Pot Cap-1 Maneuver	249	- 534	- - 101 326
Stage 1	-	- -	- - 133 -
Stage 2	-	- -	- - 515 -
Platoon blocked, %	-	- -	- -
Mov Cap-1 Maneuver	248	- 534	- - 88 325
Mov Cap-2 Maneuver	-	- -	- - 88 -
Stage 1	-	- -	- - 119 -
Stage 2	-	- -	- - 501 -

Approach	EB	WB	SB
HCM Control Delay, s	0.5	0.1	36.1
HCM LOS			E

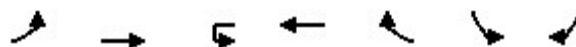
Minor Lane/Major Mvmt	EBL	EBT	WBU	WBT	WBR	SBLn1	SBLn2
Capacity (veh/h)	248	-	534	-	-	88	325
HCM Lane V/C Ratio	0.105	-	0.024	-	-	0.136	0.03
HCM Control Delay (s)	21.2	-	11.9	-	-	52.2	16.4
HCM Lane LOS	C	-	B	-	-	F	C
HCM 95th %tile Q(veh)	0.3	-	0.1	-	-	0.4	0.1

Intersection							
Int Delay, s/veh	0.7						
Movement	EBL	EBT	WBU	WBT	WBR	SBL	SBR
Lane Configurations	↰ ↱ ↱ ↱	↰ ↱ ↱ ↱	↰ ↱ ↱ ↱	↰ ↱ ↱ ↱		↰ ↱ ↱ ↱	↰ ↱ ↱ ↱
Traffic Vol, veh/h	16	1510	50	1661	14	4	16
Future Vol, veh/h	16	1510	50	1661	14	4	16
Conflicting Peds, #/hr	3	0	0	0	3	0	0
Sign Control	Free	Free	Free	Free	Free	Stop	Stop
RT Channelized	-	None	-	-	None	-	Stop
Storage Length	320	-	360	-	-	0	0
Veh in Median Storage,#	0	-	0	-	0	0	-
Grade, %	-	0	-	0	-	0	-
Peak Hour Factor	92	92	92	92	92	92	92
Heavy Vehicles, %	2	2	2	2	2	2	2
Mvmt Flow	17	1641	54	1805	15	4	17
Major/Minor	Major1	Major2		Minor2			
Conflicting Flow All	1823	0	1198	-	0	2614	913
Stage 1	-	-	-	-	-	1924	-
Stage 2	-	-	-	-	-	690	-
Critical Hdwy	5.34	-	5.64	-	-	5.74	7.14
Critical Hdwy Stg 1	-	-	-	-	-	6.64	-
Critical Hdwy Stg 2	-	-	-	-	-	6.04	-
Follow-up Hdwy	3.12	-	2.32	-	-	3.82	3.92
Pot Cap-1 Maneuver	154	-	341	-	-	43	237
Stage 1	-	-	-	-	-	64	-
Stage 2	-	-	-	-	-	418	-
Platoon blocked, %		-		-	-		
Mov Cap-1 Maneuver	154	-	341	-	-	32	236
Mov Cap-2 Maneuver	-	-	-	-	-	32	-
Stage 1	-	-	-	-	-	57	-
Stage 2	-	-	-	-	-	351	-
Approach	EB	WB		SB			
HCM Control Delay, s	0.3	0.5		44.1			
HCM LOS	E						
Minor Lane/Major Mvmt	EBL	EBT	WBU	WBT	WBR	SBLn1	SBLn2
Capacity (veh/h)	154	-	341	-	-	32	236
HCM Lane V/C Ratio	0.113	-	0.159	-	-	0.136	0.074
HCM Control Delay (s)	31.3	-	17.5	-	-	134.5	21.5
HCM Lane LOS	D	-	C	-	-	F	C
HCM 95th %tile Q(veh)	0.4	-	0.6	-	-	0.4	0.2

HCM Signalized Intersection Capacity Analysis

12: Old Milton Pkwy & Kingry St

06/07/2022

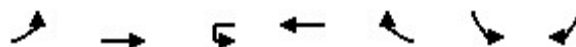


Movement	EBL	EBT	WBU	WBT	WBR	SBL	SBR
Lane Configurations	↰	↑↑↑	↰	↑↑↑		↰	↰
Traffic Volume (vph)	40	1310	13	1425	21	19	15
Future Volume (vph)	40	1310	13	1425	21	19	15
Ideal Flow (vphpl)	1900	1900	1900	1900	1900	1900	1900
Total Lost time (s)	4.5	4.5	4.5	4.5		4.5	4.5
Lane Util. Factor	1.00	0.91	1.00	0.91		1.00	1.00
Frpb, ped/bikes	1.00	1.00	1.00	1.00		1.00	1.00
Flpb, ped/bikes	1.00	1.00	1.00	1.00		1.00	1.00
Frt	1.00	1.00	1.00	1.00		1.00	0.85
Flt Protected	0.95	1.00	0.95	1.00		0.95	1.00
Satd. Flow (prot)	1768	5085	1770	5074		1770	1583
Flt Permitted	0.14	1.00	0.16	1.00		0.95	1.00
Satd. Flow (perm)	255	5085	304	5074		1770	1583
Peak-hour factor, PHF	0.92	0.92	0.92	0.92	0.92	0.92	0.92
Adj. Flow (vph)	43	1424	14	1549	23	21	16
RTOR Reduction (vph)	0	0	0	1	0	0	14
Lane Group Flow (vph)	43	1424	14	1571	0	21	2
Confl. Peds. (#/hr)	4						
Turn Type	Perm	NA	Perm	NA		Prot	Perm
Protected Phases		6		2		3	
Permitted Phases	6		2				8
Actuated Green, G (s)	92.9	92.9	92.9	92.9		18.1	18.1
Effective Green, g (s)	92.9	92.9	92.9	92.9		18.1	18.1
Actuated g/C Ratio	0.77	0.77	0.77	0.77		0.15	0.15
Clearance Time (s)	4.5	4.5	4.5	4.5		4.5	4.5
Lane Grp Cap (vph)	197	3936	235	3928		266	238
v/s Ratio Prot		0.28		c0.31		c0.01	
v/s Ratio Perm	0.17		0.05				0.00
v/c Ratio	0.22	0.36	0.06	0.40		0.08	0.01
Uniform Delay, d1	3.7	4.3	3.2	4.4		43.8	43.3
Progression Factor	1.00	1.00	1.00	1.00		1.00	1.00
Incremental Delay, d2	2.5	0.3	0.5	0.3		0.6	0.1
Delay (s)	6.2	4.5	3.7	4.7		44.4	43.4
Level of Service	A	A	A	A		D	D
Approach Delay (s)		4.6		4.7		44.0	
Approach LOS		A		A		D	
Intersection Summary							
HCM 2000 Control Delay		5.1		HCM 2000 Level of Service		A	
HCM 2000 Volume to Capacity ratio		0.35					
Actuated Cycle Length (s)		120.0		Sum of lost time (s)		9.0	
Intersection Capacity Utilization		44.9%		ICU Level of Service		A	
Analysis Period (min)		15					
c Critical Lane Group							

HCM Signalized Intersection Capacity Analysis

12: Old Milton Pkwy & Kingry St

06/07/2022



Movement	EBL	EBT	WBU	WBT	WBR	SBL	SBR
Lane Configurations	↰	↑↑↑	↰	↑↑↑		↰	↰
Traffic Volume (vph)	147	1491	13	1686	19	38	31
Future Volume (vph)	147	1491	13	1686	19	38	31
Ideal Flow (vphpl)	1900	1900	1900	1900	1900	1900	1900
Total Lost time (s)	4.5	4.5	4.5	4.5		4.5	4.5
Lane Util. Factor	1.00	0.91	1.00	0.91		1.00	1.00
Frpb, ped/bikes	1.00	1.00	1.00	1.00		1.00	0.98
Flpb, ped/bikes	1.00	1.00	1.00	1.00		1.00	1.00
Frt	1.00	1.00	1.00	1.00		1.00	0.85
Flt Protected	0.95	1.00	0.95	1.00		0.95	1.00
Satd. Flow (prot)	1768	5085	1769	5075		1770	1546
Flt Permitted	0.10	1.00	0.13	1.00		0.95	1.00
Satd. Flow (perm)	179	5085	239	5075		1770	1546
Peak-hour factor, PHF	0.92	0.92	0.92	0.92	0.92	0.92	0.92
Adj. Flow (vph)	160	1621	14	1833	21	41	34
RTOR Reduction (vph)	0	0	0	1	0	0	29
Lane Group Flow (vph)	160	1621	14	1853	0	41	5
Confl. Peds. (#/hr)	5		3		5	3	6
Turn Type	Perm	NA	Perm	NA		Prot	Perm
Protected Phases		6		2		3	
Permitted Phases	6		2				8
Actuated Green, G (s)	92.5	92.5	92.5	92.5		18.5	18.5
Effective Green, g (s)	92.5	92.5	92.5	92.5		18.5	18.5
Actuated g/C Ratio	0.77	0.77	0.77	0.77		0.15	0.15
Clearance Time (s)	4.5	4.5	4.5	4.5		4.5	4.5
Lane Grp Cap (vph)	137	3919	184	3911		272	238
v/s Ratio Prot		0.32		0.37		c0.02	
v/s Ratio Perm	c0.89		0.06				0.00
v/c Ratio	1.17	0.41	0.08	0.47		0.15	0.02
Uniform Delay, d1	13.7	4.6	3.3	5.0		43.9	43.1
Progression Factor	1.00	1.00	1.00	1.00		1.00	1.00
Incremental Delay, d2	129.1	0.3	0.8	0.4		1.2	0.2
Delay (s)	142.8	4.9	4.2	5.4		45.1	43.2
Level of Service	F	A	A	A		D	D
Approach Delay (s)		17.3		5.4		44.3	
Approach LOS		B		A		D	

Intersection Summary

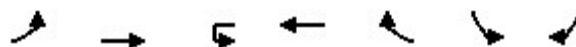
HCM 2000 Control Delay	11.9	HCM 2000 Level of Service	B
HCM 2000 Volume to Capacity ratio	0.99		
Actuated Cycle Length (s)	120.0	Sum of lost time (s)	9.0
Intersection Capacity Utilization	67.4%	ICU Level of Service	C
Analysis Period (min)	15		

c Critical Lane Group

HCM Signalized Intersection Capacity Analysis

12: Old Milton Pkwy & Kingry St

06/07/2022



Movement	EBL	EBT	WBU	WBT	WBR	SBL	SBR
Lane Configurations							
Traffic Volume (vph)	64	1355	13	1300	31	42	55
Future Volume (vph)	64	1355	13	1300	31	42	55
Ideal Flow (vphpl)	1900	1900	1900	1900	1900	1900	1900
Total Lost time (s)	4.5	4.5	4.5	4.5		4.5	4.5
Lane Util. Factor	1.00	0.91	1.00	0.91		1.00	1.00
Frpb, ped/bikes	1.00	1.00	1.00	1.00		1.00	0.98
Flpb, ped/bikes	1.00	1.00	1.00	1.00		1.00	1.00
Frt	1.00	1.00	1.00	1.00		1.00	0.85
Flt Protected	0.95	1.00	0.95	1.00		0.95	1.00
Satd. Flow (prot)	1770	5085	1769	5067		1770	1557
Flt Permitted	0.15	1.00	0.15	1.00		0.95	1.00
Satd. Flow (perm)	286	5085	277	5067		1770	1557
Peak-hour factor, PHF	0.92	0.92	0.92	0.92	0.92	0.92	0.92
Adj. Flow (vph)	70	1473	14	1413	34	46	60
RTOR Reduction (vph)	0	0	0	2	0	0	48
Lane Group Flow (vph)	70	1473	14	1445	0	46	12
Confl. Peds. (#/hr)			1			1	2
Turn Type	Perm	NA	Perm	NA		Prot	Perm
Protected Phases		6		2		3	
Permitted Phases	6		2				8
Actuated Green, G (s)	87.5	87.5	87.5	87.5		23.5	23.5
Effective Green, g (s)	87.5	87.5	87.5	87.5		23.5	23.5
Actuated g/C Ratio	0.73	0.73	0.73	0.73		0.20	0.20
Clearance Time (s)	4.5	4.5	4.5	4.5		4.5	4.5
Lane Grp Cap (vph)	208	3707	201	3694		346	304
v/s Ratio Prot		c0.29		0.29		c0.03	
v/s Ratio Perm	0.24		0.05				0.01
v/c Ratio	0.34	0.40	0.07	0.39		0.13	0.04
Uniform Delay, d1	5.8	6.2	4.6	6.2		39.8	39.1
Progression Factor	1.00	1.00	1.00	1.00		1.00	1.00
Incremental Delay, d2	4.3	0.3	0.7	0.3		0.8	0.2
Delay (s)	10.2	6.5	5.3	6.5		40.6	39.3
Level of Service	B	A	A	A		D	D
Approach Delay (s)		6.7		6.5		39.9	
Approach LOS		A		A		D	

Intersection Summary

HCM 2000 Control Delay	7.7	HCM 2000 Level of Service	A
HCM 2000 Volume to Capacity ratio	0.34		
Actuated Cycle Length (s)	120.0	Sum of lost time (s)	9.0
Intersection Capacity Utilization	53.7%	ICU Level of Service	A
Analysis Period (min)	15		

c Critical Lane Group

HCM 6th Signalized Intersection Summary

7: Roswell St & Old Milton Pkwy

06/07/2022

												
Movement	EBL	EBT	EBR	WBL	WBT	WBR	NBL	NBT	NBR	SBL	SBT	SBR
Lane Configurations												
Traffic Volume (veh/h)	46	1065	105	150	664	126	38	79	97	123	110	31
Future Volume (veh/h)	46	1065	105	150	664	126	38	79	97	123	110	31
Initial Q (Qb), veh	0	0	0	0	0	0	0	0	0	0	0	0
Ped-Bike Adj(A_pbT)	1.00		1.00	1.00		1.00	0.99		0.99	1.00		0.99
Parking Bus, Adj	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00
Work Zone On Approach	No			No			No			No		
Adj Sat Flow, veh/h/ln	1870	1870	1870	1870	1870	1870	1870	1870	1870	1870	1870	1870
Adj Flow Rate, veh/h	50	1158	114	163	722	137	41	86	105	134	120	34
Peak Hour Factor	0.92	0.92	0.92	0.92	0.92	0.92	0.92	0.92	0.92	0.92	0.92	0.92
Percent Heavy Veh, %	2	2	2	2	2	2	2	2	2	2	2	2
Cap, veh/h	385	1620	721	362	1596	303	328	133	162	316	321	91
Arrive On Green	0.04	0.46	0.46	0.12	0.54	0.54	0.04	0.17	0.17	0.10	0.23	0.23
Sat Flow, veh/h	1781	3554	1582	1781	2979	565	1781	763	932	1781	1400	397
Grp Volume(v), veh/h	50	1158	114	163	430	429	41	0	191	134	0	154
Grp Sat Flow(s),veh/h/ln	1781	1777	1582	1781	1777	1767	1781	0	1695	1781	0	1797
Q Serve(g_s), s	1.7	31.6	5.1	4.9	17.8	17.8	2.2	0.0	12.6	6.9	0.0	8.7
Cycle Q Clear(g_c), s	1.7	31.6	5.1	4.9	17.8	17.8	2.2	0.0	12.6	6.9	0.0	8.7
Prop In Lane	1.00		1.00	1.00		0.32	1.00		0.55	1.00		0.22
Lane Grp Cap(c), veh/h	385	1620	721	362	952	947	328	0	295	316	0	412
V/C Ratio(X)	0.13	0.71	0.16	0.45	0.45	0.45	0.12	0.00	0.65	0.42	0.00	0.37
Avail Cap(c_a), veh/h	385	1620	721	362	952	947	328	0	295	316	0	412
HCM Platoon Ratio	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00
Upstream Filter(l)	1.00	1.00	1.00	1.00	1.00	1.00	1.00	0.00	1.00	1.00	0.00	1.00
Uniform Delay (d), s/veh	15.8	26.4	19.1	18.3	17.1	17.1	37.7	0.0	46.1	33.9	0.0	39.0
Incr Delay (d2), s/veh	0.7	2.7	0.5	4.0	1.6	1.6	0.8	0.0	10.5	4.1	0.0	2.6
Initial Q Delay(d3),s/veh	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0
%ile BackOfQ(50%),veh/ln	0.8	13.5	2.0	2.3	7.4	7.4	1.1	0.0	6.2	3.4	0.0	4.2
Unsig. Movement Delay, s/veh												
LnGrp Delay(d),s/veh	16.5	29.1	19.6	22.3	18.6	18.6	38.5	0.0	56.6	38.0	0.0	41.6
LnGrp LOS	B	C	B	C	B	B	D	A	E	D	A	D
Approach Vol, veh/h	1322					1022		232		288		
Approach Delay, s/veh	27.8					19.2		53.4		39.9		
Approach LOS	C					B		D		D		
Timer - Assigned Phs	1	2	3	4	5	6	7	8				
Phs Duration (G+Y+Rc), s	9.6	68.8	16.2	25.4	19.2	59.2	9.6	32.0				
Change Period (Y+Rc), s	4.5	4.5	4.5	4.5	4.5	4.5	4.5	4.5				
Max Green Setting (Gmax),s	51	64.3	11.7	20.9	14.7	54.7	5.1	27.5				
Max Q Clear Time (g_c+l1),s	19.8	19.8	8.9	14.6	6.9	33.6	4.2	10.7				
Green Ext Time (p_c), s	0.0	6.3	0.1	0.5	0.2	9.0	0.0	0.7				
Intersection Summary												
HCM 6th Ctrl Delay	28.0											
HCM 6th LOS	C											

HCM 6th Signalized Intersection Summary
7: Roswell St & Old Milton Pkwy

06/07/2022

												
Movement	EBL	EBT	EBR	WBL	WBT	WBR	NBL	NBT	NBR	SBL	SBT	SBR
Lane Configurations												
Traffic Volume (veh/h)	7	977	68	93	1030	32	71	2	65	25	5	15
Future Volume (veh/h)	7	977	68	93	1030	32	71	2	65	25	5	15
Initial Q (Qb), veh	0	0	0	0	0	0	0	0	0	0	0	0
Ped-Bike Adj(A_pbT)	1.00		1.00	1.00		1.00	0.98		0.98	0.98		0.98
Parking Bus, Adj	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00
Work Zone On Approach	No			No			No			No		
Adj Sat Flow, veh/h/ln	1870	1870	1870	1870	1870	1870	1870	1870	1870	1870	1870	1870
Adj Flow Rate, veh/h	8	1062	74	101	1120	35	77	2	71	27	5	16
Peak Hour Factor	0.92	0.92	0.92	0.92	0.92	0.92	0.92	0.92	0.92	0.92	0.92	0.92
Percent Heavy Veh, %	2	2	2	2	2	2	2	2	2	2	2	2
Cap, veh/h	337	1851	823	402	2008	63	381	7	259	326	59	190
Arrive On Green	0.05	0.52	0.52	0.10	0.57	0.57	0.07	0.17	0.17	0.05	0.15	0.15
Sat Flow, veh/h	1781	3554	1580	1781	3517	110	1781	43	1519	1781	385	1232
Grp Volume(v), veh/h	8	1062	74	101	566	589	77	0	73	27	0	21
Grp Sat Flow(s),veh/h/ln	1781	1777	1580	1781	1777	1850	1781	0	1562	1781	0	1617
Q Serve(g_s), s	0.2	24.5	2.8	2.6	24.1	24.1	4.2	0.0	4.9	1.5	0.0	1.3
Cycle Q Clear(g_c), s	0.2	24.5	2.8	2.6	24.1	24.1	4.2	0.0	4.9	1.5	0.0	1.3
Prop In Lane	1.00		1.00	1.00		0.06	1.00		0.97	1.00		0.76
Lane Grp Cap(c), veh/h	337	1851	823	402	1014	1056	381	0	267	326	0	249
V/C Ratio(X)	0.02	0.57	0.09	0.25	0.56	0.56	0.20	0.00	0.27	0.08	0.00	0.08
Avail Cap(c_a), veh/h	337	1851	823	402	1014	1056	381	0	267	326	0	249
HCM Platoon Ratio	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00
Upstream Filter(l)	1.00	1.00	1.00	1.00	1.00	1.00	1.00	0.00	1.00	1.00	0.00	1.00
Uniform Delay (d), s/veh	12.3	19.6	14.5	11.8	16.2	16.2	37.7	0.0	43.3	38.2	0.0	43.5
Incr Delay (d2), s/veh	0.1	1.3	0.2	1.5	2.2	2.1	1.2	0.0	2.5	0.5	0.0	0.7
Initial Q Delay(d3),s/veh	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0
%ile BackOfQ(50%),veh/ln	0.1	10.1	1.1	1.1	9.9	10.3	2.0	0.0	2.1	0.7	0.0	0.6
Unsig. Movement Delay, s/veh												
LnGrp Delay(d),s/veh	12.4	20.9	14.7	13.3	18.4	18.3	38.9	0.0	45.8	38.7	0.0	44.2
LnGrp LOS	B	C	B	B	B	B	D	A	D	D	A	D
Approach Vol, veh/h	1144					1256		150		48		
Approach Delay, s/veh	20.5					18.0		42.2		41.1		
Approach LOS	C					B		D		D		
Timer - Assigned Phs	1	2	3	4	5	6	7	8				
Phs Duration (G+Y+Rc), s	11.0	73.0	11.0	25.0	17.0	67.0	13.0	23.0				
Change Period (Y+Rc), s	4.5	4.5	4.5	4.5	4.5	4.5	4.5	4.5				
Max Green Setting (Gmax),s	65	68.5	6.5	20.5	12.5	62.5	8.5	18.5				
Max Q Clear Time (g_c+11)2s	26.1	26.1	3.5	6.9	4.6	26.5	6.2	3.3				
Green Ext Time (p_c), s	0.0	9.6	0.0	0.3	0.1	9.6	0.0	0.0				
Intersection Summary												
HCM 6th Ctrl Delay			20.9									
HCM 6th LOS			C									

HCM 6th Signalized Intersection Summary

7: Roswell St & Old Milton Pkwy

06/07/2022

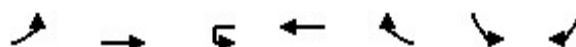
												
Movement	EBL	EBT	EBR	WBL	WBT	WBR	NBL	NBT	NBR	SBL	SBT	SBR
Lane Configurations		 			 							
Traffic Volume (veh/h)	0	709	183	95	1542	0	87	1	115	50	34	30
Future Volume (veh/h)	0	709	183	95	1542	0	87	1	115	50	34	30
Initial Q (Qb), veh	0	0	0	0	0	0	0	0	0	0	0	0
Ped-Bike Adj(A_pbT)	1.00		0.99	1.00		1.00	0.76		0.71	0.78		0.65
Parking Bus, Adj	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00
Work Zone On Approach	No			No			No			No		
Adj Sat Flow, veh/h/ln	1870	1870	1870	1870	1870	1870	1870	1870	1870	1870	1870	1870
Adj Flow Rate, veh/h	0	771	199	103	1676	0	95	1	125	54	37	33
Peak Hour Factor	0.92	0.92	0.92	0.92	0.92	0.92	0.92	0.92	0.92	0.92	0.92	0.92
Percent Heavy Veh, %	2	2	2	2	2	2	2	2	2	2	2	2
Cap, veh/h	198	2049	905	417	2082	0	294	2	199	212	107	96
Arrive On Green	0.00	0.58	0.58	0.05	0.59	0.00	0.07	0.18	0.18	0.04	0.15	0.15
Sat Flow, veh/h	1781	3554	1569	1781	3647	0	1781	9	1115	1781	715	638
Grp Volume(v), veh/h	0	771	199	103	1676	0	95	0	126	54	0	70
Grp Sat Flow(s),veh/h/ln	1781	1777	1569	1781	1777	0	1781	0	1124	1781	0	1353
Q Serve(g_s), s	0.0	14.1	7.4	2.7	44.4	0.0	5.2	0.0	12.4	3.0	0.0	5.6
Cycle Q Clear(g_c), s	0.0	14.1	7.4	2.7	44.4	0.0	5.2	0.0	12.4	3.0	0.0	5.6
Prop In Lane	1.00		1.00	1.00		0.00	1.00		0.99	1.00		0.47
Lane Grp Cap(c), veh/h	198	2049	905	417	2082	0	294	0	200	212	0	203
V/C Ratio(X)	0.00	0.38	0.22	0.25	0.81	0.00	0.32	0.00	0.63	0.25	0.00	0.34
Avail Cap(c_a), veh/h	198	2049	905	417	2082	0	294	0	200	212	0	203
HCM Platoon Ratio	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00
Upstream Filter(I)	0.00	1.00	1.00	1.00	1.00	0.00	1.00	0.00	1.00	1.00	0.00	1.00
Uniform Delay (d), s/veh	0.0	13.7	12.3	9.8	19.5	0.0	37.8	0.0	45.6	40.5	0.0	45.7
Incr Delay (d2), s/veh	0.0	0.5	0.6	1.4	3.4	0.0	2.9	0.0	14.0	2.9	0.0	4.6
Initial Q Delay(d3),s/veh	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0
%ile BackOfQ(50%),veh/ln	0.0	5.6	2.7	1.2	17.9	0.0	2.5	0.0	4.3	1.5	0.0	2.2
Unsig. Movement Delay, s/veh												
LnGrp Delay(d),s/veh	0.0	14.3	12.9	11.3	22.9	0.0	40.7	0.0	59.6	43.4	0.0	50.3
LnGrp LOS	A	B	B	B	C	A	D	A	E	D	A	D
Approach Vol, veh/h	970		1779				221		124			
Approach Delay, s/veh	14.0		22.2				51.5		47.3			
Approach LOS	B		C				D		D			
Timer - Assigned Phs	1	2	3	4	5	6	7	8				
Phs Duration (G+Y+Rc), s	9.5	74.8	9.8	25.9	10.6	73.7	13.2	22.5				
Change Period (Y+Rc), s	4.5	4.5	4.5	4.5	4.5	4.5	4.5	4.5				
Max Green Setting (Gmax),s	50	70.3	5.3	21.4	6.1	69.2	8.7	18.0				
Max Q Clear Time (g_c+1)0s	0	46.4	5.0	14.4	4.7	16.1	7.2	7.6				
Green Ext Time (p_c), s	0.0	14.4	0.0	0.4	0.0	7.1	0.0	0.2				
Intersection Summary												
HCM 6th Ctrl Delay			22.7									
HCM 6th LOS			C									

Appendix C- Capacity Analysis Alternatives

HCM Signalized Intersection Capacity Analysis

12: Old Milton Pkwy & Kingry St

06/07/2022

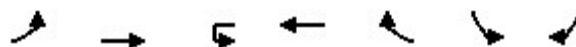


Movement	EBL	EBT	WBU	WBT	WBR	SBL	SBR
Lane Configurations							
Traffic Volume (vph)	40	1310	13	1425	21	19	15
Future Volume (vph)	40	1310	13	1425	21	19	15
Ideal Flow (vphpl)	1900	1900	1900	1900	1900	1900	1900
Total Lost time (s)	4.5	4.5	4.5	4.5		4.5	
Lane Util. Factor	1.00	0.91	1.00	0.91		1.00	
Frpb, ped/bikes	1.00	1.00	1.00	1.00		1.00	
Flpb, ped/bikes	1.00	1.00	1.00	1.00		1.00	
Frt	1.00	1.00	1.00	1.00		0.94	
Flt Protected	0.95	1.00	0.95	1.00		0.97	
Satd. Flow (prot)	1768	5085	1770	5074		1706	
Flt Permitted	0.14	1.00	0.16	1.00		0.97	
Satd. Flow (perm)	255	5085	304	5074		1706	
Peak-hour factor, PHF	0.92	0.92	0.92	0.92	0.92	0.92	0.92
Adj. Flow (vph)	43	1424	14	1549	23	21	16
RTOR Reduction (vph)	0	0	0	1	0	14	0
Lane Group Flow (vph)	43	1424	14	1571	0	23	0
Confl. Peds. (#/hr)	4						
Turn Type	Perm	NA	Perm	NA		Prot	
Protected Phases		6		2		3	
Permitted Phases	6		2				
Actuated Green, G (s)	92.9	92.9	92.9	92.9		18.1	
Effective Green, g (s)	92.9	92.9	92.9	92.9		18.1	
Actuated g/C Ratio	0.77	0.77	0.77	0.77		0.15	
Clearance Time (s)	4.5	4.5	4.5	4.5		4.5	
Lane Grp Cap (vph)	197	3936	235	3928		257	
v/s Ratio Prot		0.28		c0.31		c0.01	
v/s Ratio Perm	0.17		0.05				
v/c Ratio	0.22	0.36	0.06	0.40		0.09	
Uniform Delay, d1	3.7	4.3	3.2	4.4		43.9	
Progression Factor	1.00	1.00	1.00	1.00		1.00	
Incremental Delay, d2	2.5	0.3	0.5	0.3		0.7	
Delay (s)	6.2	4.5	3.7	4.7		44.6	
Level of Service	A	A	A	A		D	
Approach Delay (s)		4.6		4.7		44.6	
Approach LOS		A		A		D	
Intersection Summary							
HCM 2000 Control Delay		5.1		HCM 2000 Level of Service		A	
HCM 2000 Volume to Capacity ratio		0.35					
Actuated Cycle Length (s)		120.0		Sum of lost time (s)		9.0	
Intersection Capacity Utilization		44.9%		ICU Level of Service		A	
Analysis Period (min)		15					
c Critical Lane Group							

HCM Signalized Intersection Capacity Analysis

12: Old Milton Pkwy & Kingry St

06/07/2022



Movement	EBL	EBT	WBU	WBT	WBR	SBL	SBR
Lane Configurations							
Traffic Volume (vph)	147	1491	13	1686	19	38	31
Future Volume (vph)	147	1491	13	1686	19	38	31
Ideal Flow (vphpl)	1900	1900	1900	1900	1900	1900	1900
Total Lost time (s)	4.5	4.5	4.5	4.5		4.5	
Lane Util. Factor	1.00	0.91	1.00	0.91		1.00	
Frpb, ped/bikes	1.00	1.00	1.00	1.00		0.99	
Flpb, ped/bikes	1.00	1.00	1.00	1.00		1.00	
Frt	1.00	1.00	1.00	1.00		0.94	
Flt Protected	0.95	1.00	0.95	1.00		0.97	
Satd. Flow (prot)	1768	5085	1769	5075		1684	
Flt Permitted	0.10	1.00	0.13	1.00		0.97	
Satd. Flow (perm)	179	5085	239	5075		1684	
Peak-hour factor, PHF	0.92	0.92	0.92	0.92	0.92	0.92	0.92
Adj. Flow (vph)	160	1621	14	1833	21	41	34
RTOR Reduction (vph)	0	0	0	1	0	25	0
Lane Group Flow (vph)	160	1621	14	1853	0	50	0
Confl. Peds. (#/hr)	5		3		5	3	6
Turn Type	Perm	NA	Perm	NA		Prot	
Protected Phases		6		2		3	
Permitted Phases	6		2				
Actuated Green, G (s)	92.5	92.5	92.5	92.5		18.5	
Effective Green, g (s)	92.5	92.5	92.5	92.5		18.5	
Actuated g/C Ratio	0.77	0.77	0.77	0.77		0.15	
Clearance Time (s)	4.5	4.5	4.5	4.5		4.5	
Lane Grp Cap (vph)	137	3919	184	3911		259	
v/s Ratio Prot		0.32		0.37		c0.03	
v/s Ratio Perm	c0.89		0.06				
v/c Ratio	1.17	0.41	0.08	0.47		0.19	
Uniform Delay, d1	13.7	4.6	3.3	5.0		44.3	
Progression Factor	1.00	1.00	1.00	1.00		1.00	
Incremental Delay, d2	129.1	0.3	0.8	0.4		1.7	
Delay (s)	142.8	4.9	4.2	5.4		45.9	
Level of Service	F	A	A	A		D	
Approach Delay (s)		17.3		5.4		45.9	
Approach LOS		B		A		D	

Intersection Summary

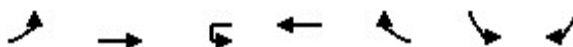
HCM 2000 Control Delay	11.9	HCM 2000 Level of Service	B
HCM 2000 Volume to Capacity ratio	1.00		
Actuated Cycle Length (s)	120.0	Sum of lost time (s)	9.0
Intersection Capacity Utilization	67.4%	ICU Level of Service	C
Analysis Period (min)	15		

c Critical Lane Group

HCM Signalized Intersection Capacity Analysis

12: Old Milton Pkwy & Kingry St

06/07/2022



Movement	EBL	EBT	WBU	WBT	WBR	SBL	SBR
Lane Configurations							
Traffic Volume (vph)	64	1355	13	1300	31	42	55
Future Volume (vph)	64	1355	13	1300	31	42	55
Ideal Flow (vphpl)	1900	1900	1900	1900	1900	1900	1900
Total Lost time (s)	4.5	4.5	4.5	4.5		4.5	
Lane Util. Factor	1.00	0.91	1.00	0.91		1.00	
Frpb, ped/bikes	1.00	1.00	1.00	1.00		0.99	
Flpb, ped/bikes	1.00	1.00	1.00	1.00		1.00	
Frt	1.00	1.00	1.00	1.00		0.92	
Flt Protected	0.95	1.00	0.95	1.00		0.98	
Satd. Flow (prot)	1770	5085	1769	5067		1668	
Flt Permitted	0.15	1.00	0.15	1.00		0.98	
Satd. Flow (perm)	286	5085	277	5067		1668	
Peak-hour factor, PHF	0.92	0.92	0.92	0.92	0.92	0.92	0.92
Adj. Flow (vph)	70	1473	14	1413	34	46	60
RTOR Reduction (vph)	0	0	0	2	0	39	0
Lane Group Flow (vph)	70	1473	14	1445	0	67	0
Confl. Peds. (#/hr)			1			1	2
Turn Type	Perm	NA	Perm	NA		Prot	
Protected Phases		6		2		3	
Permitted Phases	6		2				
Actuated Green, G (s)	87.5	87.5	87.5	87.5		23.5	
Effective Green, g (s)	87.5	87.5	87.5	87.5		23.5	
Actuated g/C Ratio	0.73	0.73	0.73	0.73		0.20	
Clearance Time (s)	4.5	4.5	4.5	4.5		4.5	
Lane Grp Cap (vph)	208	3707	201	3694		326	
v/s Ratio Prot		c0.29		0.29		c0.04	
v/s Ratio Perm	0.24		0.05				
v/c Ratio	0.34	0.40	0.07	0.39		0.20	
Uniform Delay, d1	5.8	6.2	4.6	6.2		40.4	
Progression Factor	1.00	1.00	1.00	1.00		1.00	
Incremental Delay, d2	4.3	0.3	0.7	0.3		1.4	
Delay (s)	10.2	6.5	5.3	6.5		41.8	
Level of Service	B	A	A	A		D	
Approach Delay (s)		6.7		6.5		41.8	
Approach LOS		A		A		D	
Intersection Summary							
HCM 2000 Control Delay			7.8		HCM 2000 Level of Service		A
HCM 2000 Volume to Capacity ratio			0.36				
Actuated Cycle Length (s)			120.0		Sum of lost time (s)		9.0
Intersection Capacity Utilization			53.7%		ICU Level of Service		A
Analysis Period (min)			15				

c Critical Lane Group

HCM Signalized Intersection Capacity Analysis

7: Roswell St & Old Milton Pkwy

06/23/2022

												
Movement	EBL	EBT	EBR	WBL	WBT	WBR	NBL	NBT	NBR	SBL	SBT	SBR
Lane Configurations												
Traffic Volume (vph)	46	1065	105	150	664	126	38	79	97	123	110	31
Future Volume (vph)	46	1065	105	150	664	126	38	79	97	123	110	31
Ideal Flow (vphpl)	1900	1900	1900	1900	1900	1900	1900	1900	1900	1900	1900	1900
Total Lost time (s)	4.5	4.5	4.5	4.5	4.5		4.5	4.5		4.5	4.5	
Lane Util. Factor	1.00	0.95	1.00	1.00	0.95		1.00	1.00		1.00	1.00	
Frpb, ped/bikes	1.00	1.00	1.00	1.00	1.00		1.00	1.00		1.00	1.00	
Flpb, ped/bikes	1.00	1.00	1.00	1.00	1.00		1.00	1.00		1.00	1.00	
Frt	1.00	1.00	0.85	1.00	0.98		1.00	0.92		1.00	0.97	
Flt Protected	0.95	1.00	1.00	0.95	1.00		0.95	1.00		0.95	1.00	
Satd. Flow (prot)	1769	3539	1583	1770	3442		1763	1709		1770	1793	
Flt Permitted	0.21	1.00	1.00	0.07	1.00		0.60	1.00		0.20	1.00	
Satd. Flow (perm)	387	3539	1583	126	3442		1112	1709		379	1793	
Peak-hour factor, PHF	0.92	0.92	0.92	0.92	0.92	0.92	0.92	0.92	0.92	0.92	0.92	0.92
Adj. Flow (vph)	50	1158	114	163	722	137	41	86	105	134	120	34
RTOR Reduction (vph)	0	0	77	0	9	0	0	26	0	0	6	0
Lane Group Flow (vph)	50	1158	37	163	850	0	41	165	0	134	148	0
Confl. Peds. (#/hr)	2					2	4					4
Turn Type	pm+pt	NA	Perm	pm+pt	NA		pm+pt	NA		pm+pt	NA	
Protected Phases	1	6		5	2		7	4		3	8	
Permitted Phases	6		6	2			4			8		
Actuated Green, G (s)	59.8	54.7	54.7	73.9	64.3		26.0	20.9		37.1	27.5	
Effective Green, g (s)	59.8	54.7	54.7	73.9	64.3		26.0	20.9		37.1	27.5	
Actuated g/C Ratio	0.36	0.33	0.33	0.44	0.39		0.16	0.13		0.22	0.17	
Clearance Time (s)	4.5	4.5	4.5	4.5	4.5		4.5	4.5		4.5	4.5	
Lane Grp Cap (vph)	181	1162	520	201	1329		193	214		182	296	
v/s Ratio Prot	0.01	c0.33		c0.07	0.25		0.01	0.10		c0.05	0.08	
v/s Ratio Perm	0.09		0.02	0.29			0.03			c0.11		
v/c Ratio	0.28	1.00	0.07	0.81	0.64		0.21	0.77		0.74	0.50	
Uniform Delay, d1	36.5	55.8	38.4	46.7	41.7		60.7	70.5		55.4	63.2	
Progression Factor	1.00	1.00	1.00	1.00	1.00		1.00	1.00		1.00	1.00	
Incremental Delay, d2	3.8	25.6	0.3	28.7	2.4		2.5	23.0		23.1	5.9	
Delay (s)	40.3	81.4	38.7	75.4	44.0		63.2	93.5		78.5	69.2	
Level of Service	D	F	D	E	D		E	F		E	E	
Approach Delay (s)		76.2			49.0			88.1			73.5	
Approach LOS		E			D			F			E	
Intersection Summary												
HCM 2000 Control Delay			67.2			HCM 2000 Level of Service				E		
HCM 2000 Volume to Capacity ratio			0.64									
Actuated Cycle Length (s)			166.5			Sum of lost time (s)				22.5		
Intersection Capacity Utilization			69.7%			ICU Level of Service				C		
Analysis Period (min)			15									
c Critical Lane Group												

HCM Signalized Intersection Capacity Analysis

7: Roswell St & Old Milton Pkwy

06/23/2022

												
Movement	EBL	EBT	EBR	WBL	WBT	WBR	NBL	NBT	NBR	SBL	SBT	SBR
Lane Configurations												
Traffic Volume (vph)	0	709	183	95	1542	0	87	1	115	50	34	30
Future Volume (vph)	0	709	183	95	1542	0	87	1	115	50	34	30
Ideal Flow (vphpl)	1900	1900	1900	1900	1900	1900	1900	1900	1900	1900	1900	1900
Total Lost time (s)		4.5	4.5	4.5	4.5		4.5	4.5		4.5	4.5	
Lane Util. Factor		0.95	1.00	1.00	0.95		1.00	1.00		1.00	1.00	
Frpb, ped/bikes		1.00	0.96	1.00	1.00		1.00	0.97		1.00	0.82	
Flpb, ped/bikes		1.00	1.00	1.00	1.00		0.79	1.00		1.00	1.00	
Frt		1.00	0.85	1.00	1.00		1.00	0.85		1.00	0.93	
Flt Protected		1.00	1.00	0.95	1.00		0.95	1.00		0.95	1.00	
Satd. Flow (prot)		3539	1526	1768	3539		1406	1544		1763	1425	
Flt Permitted		1.00	1.00	0.21	1.00		0.69	1.00		0.49	1.00	
Satd. Flow (perm)		3539	1526	382	3539		1016	1544		902	1425	
Peak-hour factor, PHF	0.92	0.92	0.92	0.92	0.92	0.92	0.92	0.92	0.92	0.92	0.92	0.92
Adj. Flow (vph)	0	771	199	103	1676	0	95	1	125	54	37	33
RTOR Reduction (vph)	0	0	79	0	0	0	0	109	0	0	22	0
Lane Group Flow (vph)	0	771	120	103	1676	0	95	17	0	54	48	0
Confl. Peds. (#/hr)	8		12	12		8	271		6	6		271
Turn Type	pm+pt	NA	Perm	pm+pt	NA		pm+pt	NA		pm+pt	NA	
Protected Phases	1	6		5	2		7	4		3	8	
Permitted Phases	6		6	2			4			8		
Actuated Green, G (s)		52.4	52.4	57.6	52.5		23.0	18.0		23.0	18.0	
Effective Green, g (s)		52.4	52.4	57.6	52.5		23.0	18.0		23.0	18.0	
Actuated g/C Ratio		0.36	0.36	0.40	0.36		0.16	0.12		0.16	0.12	
Clearance Time (s)		4.5	4.5	4.5	4.5		4.5	4.5		4.5	4.5	
Lane Grp Cap (vph)		1278	551	200	1281		174	191		172	176	
v/s Ratio Prot		0.22		c0.02	c0.47		c0.02	0.01		0.01	0.03	
v/s Ratio Perm			0.08	0.19			c0.07			0.04		
v/c Ratio		0.60	0.22	0.52	1.31		0.55	0.09		0.31	0.27	
Uniform Delay, d1		37.8	32.1	31.0	46.3		55.6	56.2		53.0	57.6	
Progression Factor		1.00	1.00	1.00	1.00		1.00	1.00		1.00	1.00	
Incremental Delay, d2		2.1	0.9	9.2	144.5		11.8	0.9		4.7	3.8	
Delay (s)		39.9	33.0	40.1	190.7		67.3	57.1		57.8	61.4	
Level of Service		D	C	D	F		E	E		E	E	
Approach Delay (s)		38.5			182.0			61.5			59.8	
Approach LOS		D			F			E			E	
Intersection Summary												
HCM 2000 Control Delay		123.5				HCM 2000 Level of Service		F				
HCM 2000 Volume to Capacity ratio		0.68										
Actuated Cycle Length (s)		145.0				Sum of lost time (s)		22.5				
Intersection Capacity Utilization		69.5%				ICU Level of Service		C				
Analysis Period (min)		15										
c Critical Lane Group												

Timing Report, Sorted By Phase
7: Roswell St & Old Milton Pkwy

06/23/2022



Phase Number	1	2	3	4	5	6	7	8	9
Movement	EBL	WBTL	SBL	NBTL	WBL	EBTL	NBL	SBTL	Ped
Lead/Lag	Lead	Lag	Lead	Lag	Lead	Lag	Lead	Lag	
Lead-Lag Optimize	Yes		Yes		Yes		Yes		
Recall Mode	Max	Max	Max	Max	Max	Max	Max	Max	Max
Maximum Split (s)	9.5	57	9.5	22.5	9.6	56.9	9.5	22.5	46.5
Maximum Split (%)	6.6%	39.3%	6.6%	15.5%	6.6%	39.2%	6.6%	15.5%	32.1%
Minimum Split (s)	9.5	56.5	9.5	22.5	9.5	56.5	9.5	22.5	46.5
Yellow Time (s)	3.5	3.5	3.5	3.5	3.5	3.5	3.5	3.5	3.5
All-Red Time (s)	1	1	1	1	1	1	1	1	1
Minimum Initial (s)	5	5	5	5	5	5	5	5	7
Vehicle Extension (s)	3	3	3	3	3	3	3	3	3
Minimum Gap (s)	3	3	3	3	3	3	3	3	3
Time Before Reduce (s)	0	0	0	0	0	0	0	0	0
Time To Reduce (s)	0	0	0	0	0	0	0	0	0
Walk Time (s)									7
Flash Dont Walk (s)									35
Dual Entry	No	Yes	No	Yes	No	Yes	No	Yes	No
Inhibit Max	Yes	Yes	Yes	Yes	Yes	Yes	Yes	Yes	Yes
Start Time (s)	135.4	144.9	56.9	66.4	135.4	0	56.9	66.4	88.9
End Time (s)	144.9	56.9	66.4	88.9	0	56.9	66.4	88.9	135.4
Yield/Force Off (s)	140.4	52.4	61.9	84.4	140.5	52.4	61.9	84.4	130.9
Yield/Force Off 170(s)	140.4	52.4	61.9	84.4	140.5	52.4	61.9	84.4	95.9
Local Start Time (s)	135.4	144.9	56.9	66.4	135.4	0	56.9	66.4	88.9
Local Yield (s)	140.4	52.4	61.9	84.4	140.5	52.4	61.9	84.4	130.9
Local Yield 170(s)	140.4	52.4	61.9	84.4	140.5	52.4	61.9	84.4	95.9

Intersection Summary

Cycle Length	145
Control Type	Pretimed
Natural Cycle	145
Offset: 0 (0%), Referenced to phase 2:WBTL and 6:EBTL, Start of Green	

Splits and Phases: 7: Roswell St & Old Milton Pkwy

Ø1	Ø2 (R)	Ø3	Ø4	Ø9
9.5 s	57 s	9.5 s	22.5 s	46.5 s
Ø5	Ø6 (R)	Ø7	Ø8	
9.6 s	56.9 s	9.5 s	22.5 s	



STAFF REPORT

Department: City Clerk
Submitted By: Lauren Shapiro
Meeting Date: March 6, 2023

AGENDA ITEM:

Alcoholic Beverage License Applications

Consideration of approval of the following alcoholic beverage license application:

1. PH-23-AB-03 Sulit Coffee and Wine Bar, LLC

4150 Old Milton Parkway, Suite 120, Alpharetta, GA 30005

Restaurant

Consumption on Premises

License Modification to Sell Distilled Spirits

Owner: Sulit Coffee and Wine Bar, LLC

Registered Agent: Danielle Crawford

STAFF RECOMMENDATION:

Approve, as part of the Consent Agenda, the following alcoholic beverage license application:

1. PH-23-AB-03 Sulit Coffee and Wine Bar, LLC, 4150 Old Milton Parkway, Suite 120, Alpharetta, GA 30005

BUDGET & PROCUREMENT:

BUDGETED ITEM: NO

FISCAL IMPACT: NO

INCLUDED IN CURRENT FY CPTL BUDGET: NO

INCLUDED IN CURRENT FY OPRT. BUDGET: NO

TOTAL PROJECT COST:

APPROPRIATIONS:

<u>ACCOUNT TITLE/NUMBER</u>	<u>DOLLAR AMOUNT</u>
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EXTERNAL FUNDING SOURCES:

<u>ACCOUNT TITLE/NUMBER</u>	<u>DOLLAR AMOUNT</u>
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ITEM DESCRIPTION:

The above referenced Alcoholic Beverage License Application was heard and considered during a virtual Alcohol License Public Hearing on Tuesday, February 28, 2023. There were no public comments during the hearing. At the conclusion of the hearing, City Clerk, Lauren Shapiro, recommended approval and forwarded the above referenced application to City Council for final approval.

ALTERNATIVES:

ATTACHMENTS:

1. Alcohol License Public Hearing Minutes 2-28-2023



ALCOHOL LICENSE PUBLIC HEARING

FEBRUARY 28, 2023

ALPHARETTA CITY CLERK'S OFFICE
VIRTUAL MEETING VIA ZOOM

CITY CLERK: LSHAPIRO@ALPHARETTA.GA.US
ASSISTANT CITY CLERK: KVANHORN@ALPHARETTA.GA.US

2:00 PM

I. VIRTUAL MEETING ZOOM LINK

The City of Alpharetta's Alcohol License Public Hearings are a virtual meeting via Zoom. The meeting begins at 2:00 p.m. on the day of the scheduled hearing. To join the meeting, please click on this link: <https://zoom.us>

Zoom Meeting ID: 882 4351 4665

II. CALL TO ORDER

- City Clerk Lauren Shapiro called the meeting to order at 2:01 p.m.

III. ROLL CALL

- Lauren Shapiro, City Clerk
- Kiersten VanHorn, Assistant City Clerk
- Jacob O'Donnell, Code Enforcement Officer
- Danielle Crawford, Co-Owner and Registered Agent for Sulit Coffee and Wine Bar, LLC

IV. PUBLIC HEARING

A. PH-23-AB-03 Sulit Coffee and Wine Bar, LLC
4150 Old Milton Parkway, Suite 120
Alpharetta, GA 30005

Restaurant
Consumption on Premises
License Modification to sell Distilled Spirits

Owner: Sulit Coffee and Wine Bar, LLC
Registered Agent: Danielle Crawford

- Ms. Danielle Crawford, co-owner and registered agent for Sulit Coffee and Wine Bar, LLC and residing at 10845 Yorkwood Street, Johns Creek, GA 30097, was on the call.
- Ms. Shapiro stated this license is a modification to an existing license to add distilled spirits.
- Ms. Crawford stated Sulit Coffee and Wine Bar opened in mid-June 2022 and is requesting to add distilled spirits to their current alcohol license.
- Ms. Crawford stated there are 3 employees working at the restaurant, not including herself and the co-owner, and they all have current Alpharetta alcohol pouring permits.

- Ms. Crawford stated they will have their distributor train the employees on serving liquor based on a drink menu they have created. They are planning to offer only a few high-end, specialty liquor-based drinks.
- Ms. Crawford asked a question about how licenses and fees are pro-rated throughout the year. Ms. Shapiro and Officer O'Donnell provided a response based on the City of Alpharetta's ordinance pertaining to that matter.
- Ms. Shapiro stated that once this modified alcohol license is approved by City Council for their local alcohol license, it will be uploaded to the State of Georgia portal so that they can obtain their state license.
- Officer O'Donnell confirmed that City staff has reviewed the application and that it meets all the City's requirements for an alcohol license. Ms. Shapiro recommended the application be approved and advised the applicant that a representative will need to appear in person at the Alpharetta City Council meeting on Monday, March 6, 2023, at 6:30 pm in case Mayor or Council have any questions.

V. PUBLIC COMMENT

- There were no public comments

VI. ADJOURNMENT

- City Clerk Lauren Shapiro adjourned the hearing at 2:08 p.m.

Respectfully submitted,

Kiersten VanHorn

Kiersten VanHorn, Assistant City Clerk



CITY COUNCIL MEETING STAFF REPORT

SUBMITTING DEPARTMENT: COMMUNITY DEVELOPMENT
SUBMITTED BY: KATHI COOK
DRAFTED BY: NIKISHA MISTRY

I. AGENDA ITEM TITLE: V-23-06 130 JOHN CHRISTOPHER DRIVE SETBACK VARIANCE

CITY COUNCIL: MARCH 6, 2023

II. RECOMMENDATION:

Approve V-23-06 130 John Christopher Drive Setback Variance, subject to the following conditions:

1. Master bedroom addition/extension shall be permitted as depicted on the site plan, labeled Exhibit A, and with a 3' side setback along the north property line.
2. A 6' privacy fence shall be maintained around the rear yard of the property as depicted on the site plan, labeled Exhibit A.

III. REPORT IN BRIEF:

The applicants, Scott Schneider and Jillian Van Blair, are requesting consideration of a variance to reduce the side setback from ten-feet (10') to three-feet (3') to allow for the construction of a master bedroom addition. The applicant proposes a 350 – 375 square foot extension of the existing master bedroom in order to accommodate an ensuite bathroom and closet space. The subject property is located at 130 John Christopher Drive in the Coldridge Forest subdivision.

DISCUSSION

The submitted request, if approved, would allow for an extension of the master bedroom to the rear of a single-family detached home with a reduced side setback of three-feet (3'). The applicant wishes to enlarge the existing master bedroom to allow for an ensuite bathroom and more closet space. The subject property is located at 130 John Christopher Drive in the Coldridge Forest subdivision.

The 0.41-acre property is zoned R-15 (Dwelling, 'For-Sale', Residential) and developed with a one (1) story, 1,584 square foot single-family detached home. A six-foot (6') privacy fence surrounds the back yard. Surrounding properties are zoned R-15 and are all located in the Coldridge Forest subdivision.

Unified Development Code (UDC) Subsection 2.2.5(D) District Regulations notes the R-15 side yard setback as ten feet (10'). However the residence, which was built in 1974, is legal non-conforming with respect to the side setback on the north side of the home, which encroaches five-feet (5') into the required ten-foot (10') side setback currently. Therefore, the requested variance would allow the home to encroach an additional two-feet (2') into the existing side setback.

The submitted application describes a 350 – 375 square foot master bedroom extension at the rear of the existing home. A seven-foot (7') side setback reduction is proposed for the master bedroom extension, leaving three-feet (3') between the residence and the northern parcel boundary. The bedroom extension has a depth of fifteen-feet (15') from the northern portion of the rear wall of the home and is described as being 25' long. The average size of homes along John Christopher Drive is approximately 2,234 square feet including homes with full and partial basements. With the proposed addition, the subject home would be approximately 1,959 square feet.

As shown in the table below, there are a few examples of variances approved to reduce building setbacks in the Coldridge Forest subdivision. Additionally, similar construction activities have been permitted on other properties in the same subdivision (see table below).

Approved Variances – Coldridge Forest Subdivision

Address	Case Number	Variance Request Description
91 John Christopher Drive	V-21-18	Front setback reduction from 50' to 35' and stream buffer reduction from 150' to 54' to allow for construction of new home
101 Jayne Ellen Way	AV170021	Administrative variance to reduce a rear setback from 25' to 20' to accommodate a garage

141 John Christopher Drive	V-04-17	Front setback reduction from 50' to 35' to construct ~1,500 SF home in order to save trees in rear yard
220 Jayne Ellen Way	V-90-08	Rear yard setback reduction from 30' to 14' to accommodate an accessory dwelling unit and swimming pool

Building Permits – Coldridge Forest Subdivision

Address	Type of construction	Date	Pre-permit total area w/basement	Post-permit total area w/basement
180 Denna Drive	Two level addition	2022	1,980 SF	2,332 SF
141 John Christopher Dr	Bedroom addition	2021	2,317 SF	2,757 SF
101 John Christopher Dr	Bedroom addition	2019	2,105 SF	2,357 SF
101 Jayne Ellen Way	Garage addition	2017	1,688 SF	1,993 SF

VARIANCE REVIEW CRITERIA

The City of Alpharetta Unified Development Code Article IV, Section 4.5.3 outlines the criteria set forth for granting a hardship variance. The ordinance specifically states..."a variance may be granted in whole or in part, or with conditions, in such individual case of unnecessary hardship upon a finding that":

1. There are extraordinary and exceptional conditions pertaining to the particular piece of property in question because of its size, shape or topography; or

Response: The home was originally built five-feet (5') into the ten-foot (10') side setback on the north side of the property. Given the location of the master bedroom, the proposed extension would push the home further into the side setback.

2. The application of the Ordinance to this particular piece of property would create an unnecessary hardship; or

Response: Application of the ordinance would create an unnecessary hardship requiring the applicant to reimagine the home's floor plan or find a new home.

3. There are conditions that are peculiar to the property which adversely affect its reasonable use or usability as currently zoned; or

Response: The home was originally built five-feet (5') into the ten-foot (10') side setback for the property.

4. Relief, if granted, would not cause substantial detriment to the public good or impair the purpose and intent of the Ordinance.

Response: Relief should not cause substantial detriment to the public good. The rear yard of the subject property is surrounded by a six-foot (6') privacy fence, which helps lessen the impact of the master bedroom extension. Additionally, the applicant provided a letter of no objection from the adjacent property owner to the north and this is an addition to an existing home versus a new build. The overall size of the home is still compatible with the neighborhood and adjacent properties. Similar variance requests have been approved for properties along John Christopher Drive, and similar construction activities have been permitted on other properties in the Coldridge Forest subdivision.

CONCURRENCES

Staff has reviewed the applicant's proposal against the review criteria for a variance. The home was originally built five-feet (5') into the required ten-foot (10') side setback on the north side of the property. Given the location of the master bedroom, the proposed extension pushes the home further into the side setback approximately an additional two-feet (2'). However, a six-foot (6') privacy fence surrounds the rear yard which helps mitigate the impact of the extension on the adjacent property to the north. Additionally, the applicant provided a letter of no objection from the adjacent property owner to the north and this is an addition to an existing home versus a new build. The overall size of the home is still compatible with the neighborhood and adjacent properties.

CITIZEN PARTICIPATION PLAN

The applicant notified all properties within 500' of the subject property. According to the report, no comments were received, except that the adjacent property to the north provided a letter of no objection to the applicant's request.

COMMUNITY ZONING INFORMATION MEETING

CZIM was held on February 8, 2023. There was one (1) public comment with concerns that the variance could set a precedent for future developers to build larger homes that encroach into the established setbacks within the Coldridge Forest subdivision.

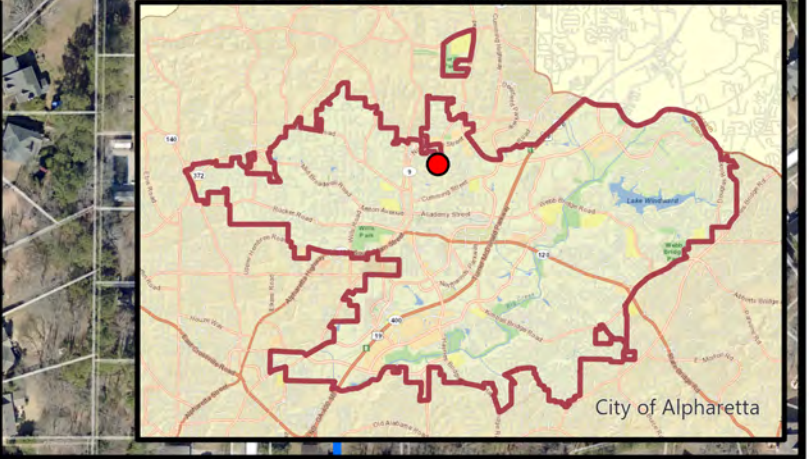
IV. ATTACHMENTS:

- Aerial Map
- Zoning Map
- Future Land Use Map
- Location Map
- Exhibit A – Site Plan
- Letter of No Objection
- CZIM Sign In Sheet
- Citizen Part B
- Application

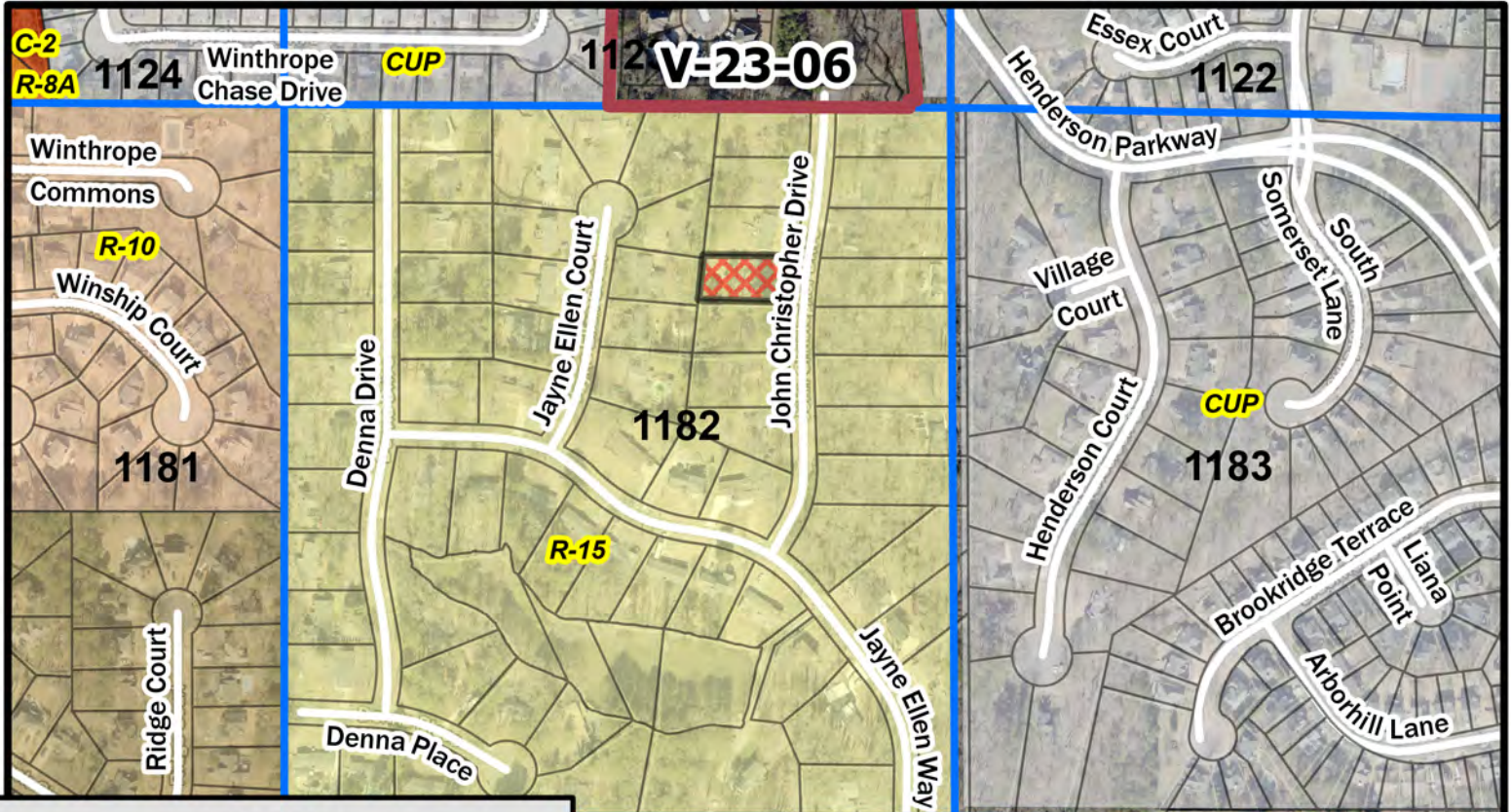


LEGEND

- V-23-06
- Tax Parcels
- Land Lots
- Alpharetta Boundary



V-23-06
D/LL: 2/2/1182
CC: 3/06/22

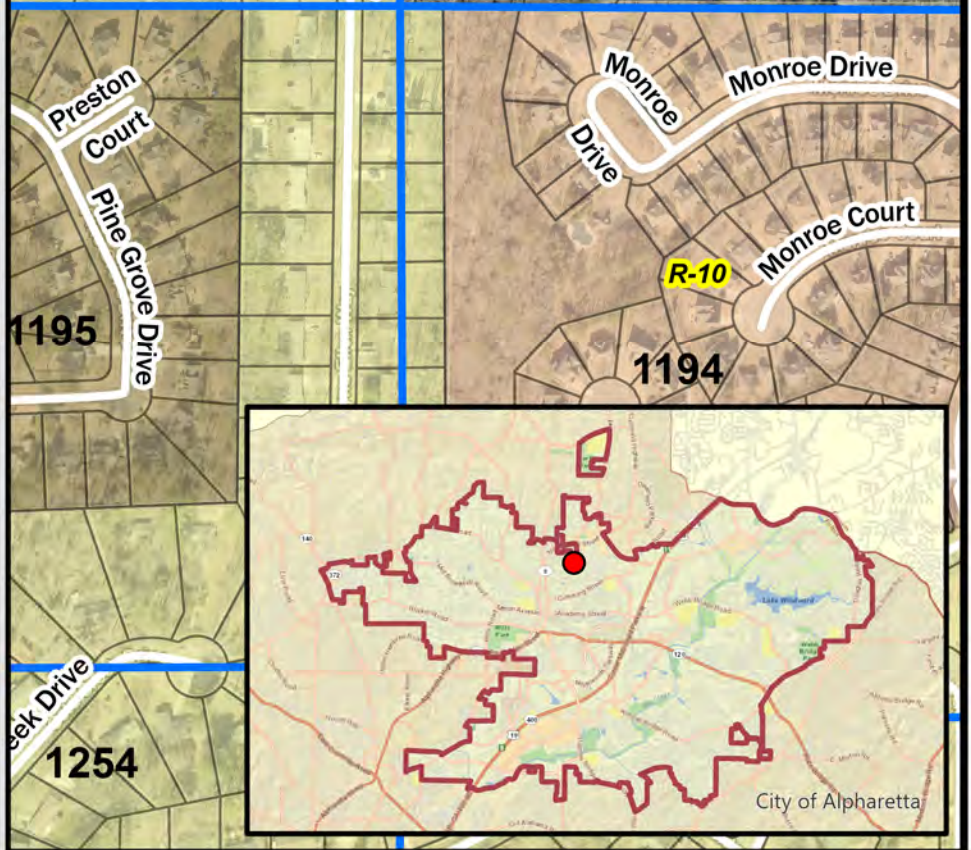


LEGEND

- V-23-06
- Tax Parcels
- Land Lots
- Alpharetta Boundary

Zoning Districts

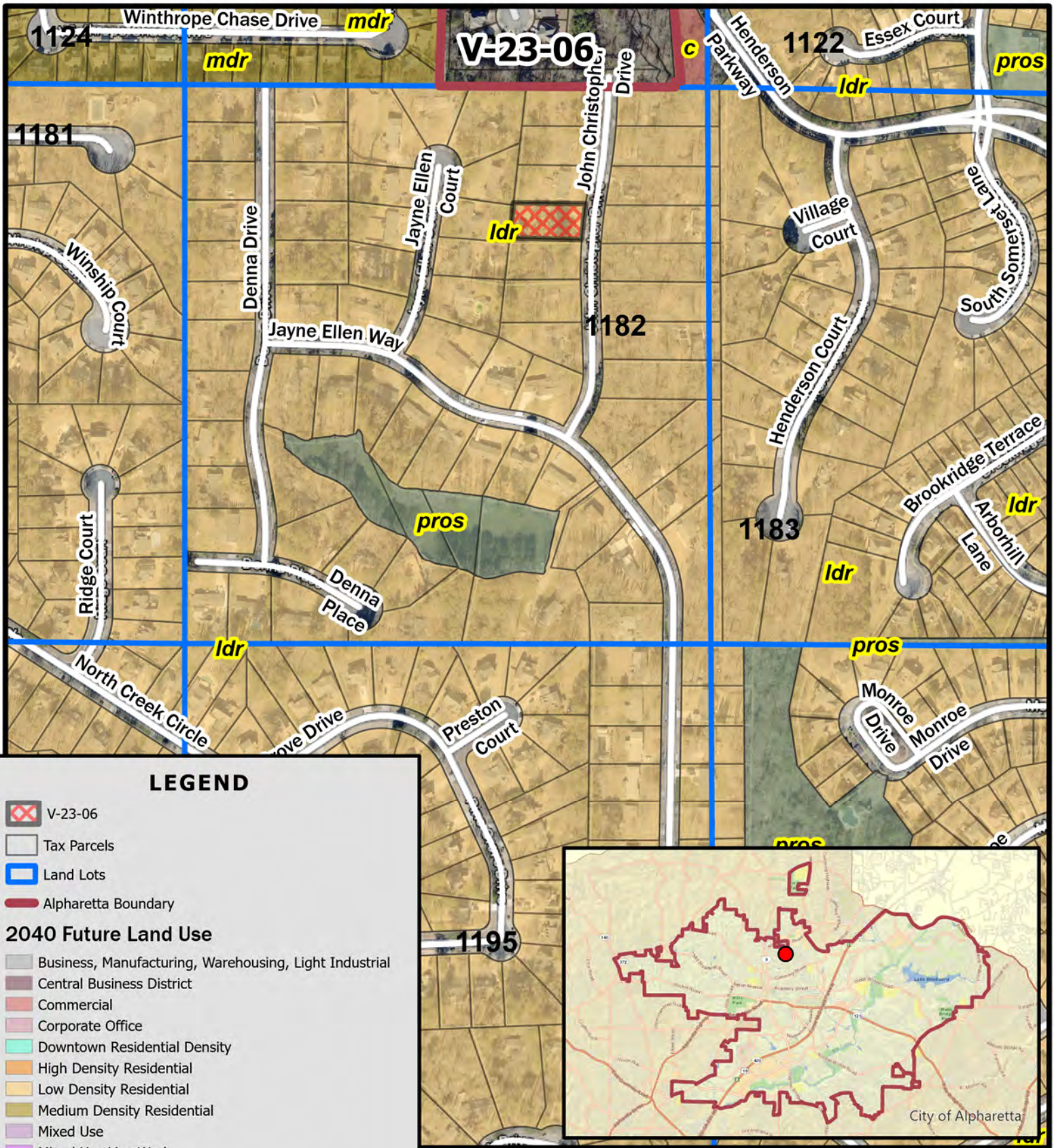
- AG Agriculture
- RE Residential Estates
- R Single Family Detached Residential
- R-22 Single Family Detached Residential
- R-15 Single Family Detached Residential
- R-12 Single Family Detached Residential
- R-10 Single Family Detached Residential
- R-4A Single Family Detached Residential (Low Density)
- R-8A Single Family Attached Residential (Medium Density)
- R-10M Multiple Family Residential (HD - Historic District)
- CUP Community Unit Plan
- O-P Office Professional
- O-I Office Institutional
- MU Mixed Use
- C-1 Neighborhood Commercial
- C-2 General Commercial
- PSC Planned Shopping Center
- L-I Light Industrial
- OSR Open Space and Recreational
- SU Special Use
- R-8D Single Family Detached Residential
- R-4D Single Family Detached Residential (Medium Density)
- R-8A/D Single Family Attached/Detached Residential
- DT-C Downtown Core
- DT-MU Downtown Mixed-Use
- DT-LW Downtown Live-Work
- DT-R Downtown Residential



V-23-06

D/LL: 2/2/1182

CC: 3/06/22



LEGEND

- V-23-06
- Tax Parcels
- Land Lots
- Alpharetta Boundary

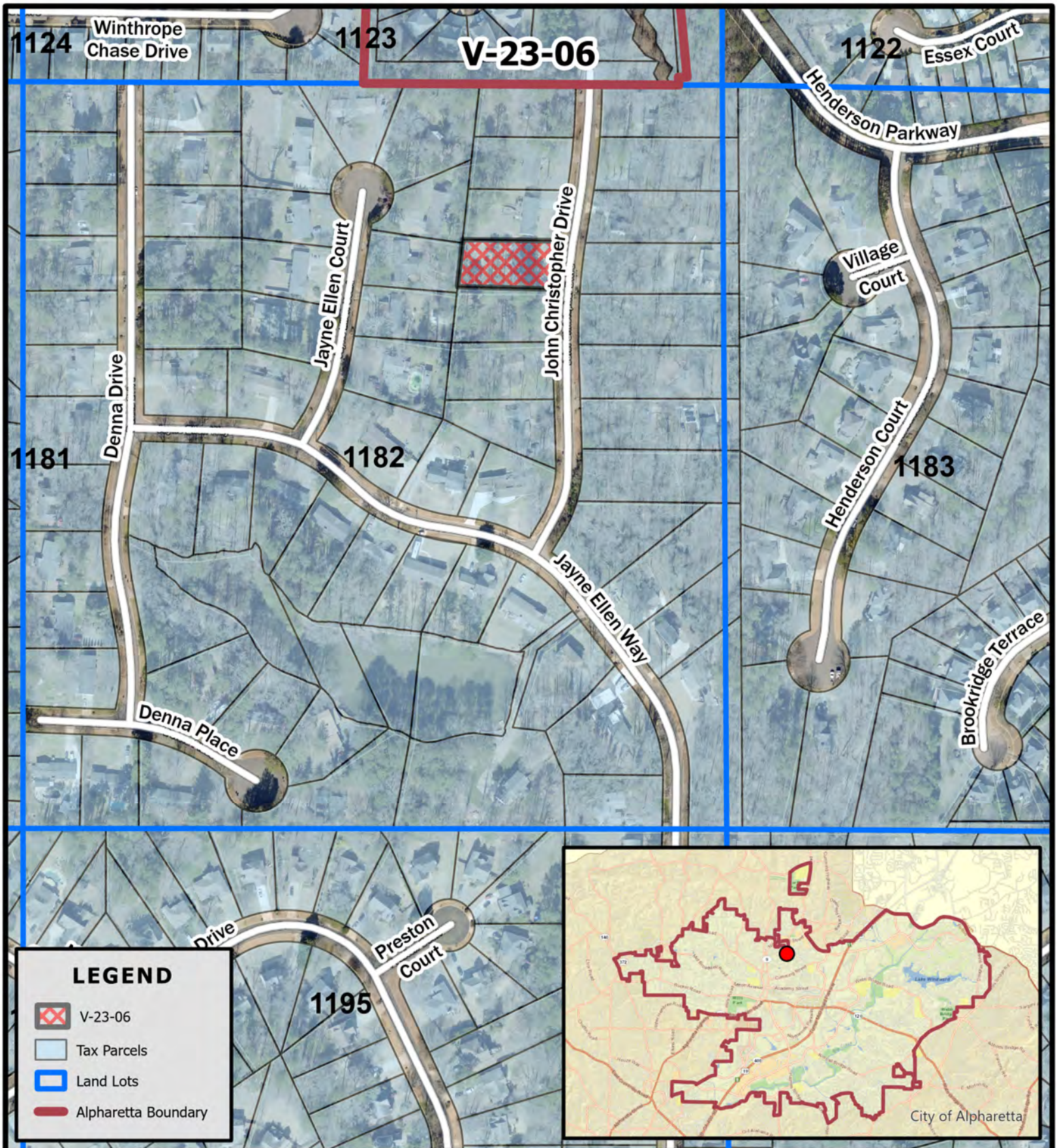
2040 Future Land Use

- Business, Manufacturing, Warehousing, Light Industrial
- Central Business District
- Commercial
- Corporate Office
- Downtown Residential Density
- High Density Residential
- Low Density Residential
- Medium Density Residential
- Mixed Use
- Mixed Use Live Work
- Parks, Recreation, Open Space
- Professional Business Office
- Public, Institutional, Education
- Residential Estate
- Very Low Density Residential

V-23-06
D/LL: 2/2/1182
CC: 3/06/22



Future Land Use Map
130 John Christopher Drive



V-23-06
D/LL: 2/2/1182
CC: 3/06/22

Location Map

130 John Christopher Drive



EXHIBIT A

MAJOR

BEDROOM extension:

375 sq ft

25' x 15' (max)

14

11.5

162 sq ft

200 sq ft

BACK YARD

PSO ROOM EXT

FENCE

DECK

15 FT
BEDROOM
EXTENSION

FENCE/PROPERTY LINE

15 FT EXTENSION OF 10 FT

15 FT - 3.5' SET BACK, 10 FT SET BACK IS 1 FT

HOUSE

FRONT DECK

HOUSE AT 5' SETBACK

DRIVE WAY

FRONT YARD

130 JOHN CHRISTOPHER DR

Date: 1/26/23

City of Alpharetta
Community Development Department
Planning and Zoning

To the Community Development Department,

Our house is located at 140 John Christopher Dr and is next door (right side) to the Blair Residence at 130 John Christopher Dr. They have spoken to us and we are aware of their proposed master bedroom addition off the back side of their house.

We are aware of the building guidelines and understand they will need to adjust the current setback on their side of the property. We know they will be applying for a variance approval which will allow them to build this addition. We believe this is an appropriate request, given the way their house is positioned on the property and how the property lines ended up with their house. Since this addition is very minor and won't intrude or block sunlight, encroach on trees or bushes or block access to our home in anyway, we feel this proposed master bedroom addition would not be a problem or inconvenience to anyone.

In summary, we do not have any concerns regarding the proposed addition being built.

Sincerely,


Tom SYLVESTER

Scott Swenson
404-391-4025

Community Zoning Information Meeting (CZIM)

February 8, 2023

Please sign-in and leave your comments and/or concerns.

V-23-06 / 130 John Christopher Drive

NAME	ADDRESS	COMMENTS
TONYA KOERNER	110 Denna Drive Alpharetta GA 30009	my only concern is that this will not and become a precedent case to allow a developer to come in and modify or rebuild a home larger than our footprints that have the 10' side easements

CITIZEN PARTICIPATION FORM - PART B

This form must be completed and submitted to the City of Alpharetta Community Development Department a minimum of twenty (20) working days prior to the scheduled Public Hearing. Failure to do so will result in cancellation of the scheduled hearing.

Public Hearing or Project Name: V-23-06 / 130 JOHN CHRISTOPHER DR

Contact Name: SCOTT SCHLESINGER / JULIAN VAN BLAIRE Telephone: 404-341-4025

Please describe comments and concerns provided by any and all individuals contacted as part of the the Citizen Participation Program. If any individuals provided written correspondence, please attach copies of same to this report.

NO CALLS RECEIVED. 1 PERSON SHOWED FOR CZIM MEETING

Method by which these individuals were contacted. Please mark all that apply. *Please provide samples of any and all written communications used to provide notification.*

- | | |
|--|---|
| ☒ Letter | ☒ Personal Visits |
| ☐ Telephone | ☐ Group Meeting |
| ☐ Email | ☐ Other (Please Specify) _____ |

Attach a list of people who have been notified of this application and provided information describing the subject proposal. Please note that ALL adjoining property owners MUST be notified.

I, the undersigned, as an authorized representative of the applicant and Public Hearing item identified above, do solemnly swear and attest, subject to criminal penalties for false swearing, that the information provided in this Citizen Participation Form - Part B and in any and all documents provided in support of this report are true and accurate. I further understand that any false statements provided by representatives of the applicant as part of this report may result in penalties up to and including denial of the subject application.

Signature of Authorized Agent: 

Date: 2/13/23

Print Form

CITY OF ALPHARETTA

PUBLIC HEARING APPLICATION

FOR OFFICE USE ONLY

Case #: _____

PH #: _____

☐ Property Taxes & Code Violations Verified

☐ Fee Paid Initial: _____

COMMUNITY DEVELOPMENT DEPARTMENT

2 PARK PLAZA

ALPHARETTA, GA 30009

1. This page should be the first page in each of your completed application packets.
2. It is preferred that all responses be typed. Illegible applications will not be accepted.
3. Prior to signing and submitting your application, please check all information supplied on the following pages to ensure that all responses are complete and accurate. Incomplete applications will not be accepted.
4. Payment of all applicable fees must be made at the time of application. Payment may be made via cash, credit card (American Express, Master Card or Visa), or check made payable to "City of Alpharetta." Please note that a 3% convenience fee will be added to all credit card transactions.
5. Applications will be accepted on the designated submittal dates between the hours of 8:30 AM and 3:30 PM.
6. If you have any questions regarding this form, please contact the Community Development Department by calling 678-297-6070.

Contact Information:

Contact Name: Scott Schneider & Jillian Van Blair Telephone: 404-391-4025 (Scott)

Address: 130 John Christopher Dr Suite: _____

City Alpharetta State: GA Zip: 30009 Fax: _____

Mobile Tel: 404-391-4025 (Scott) Email: sschneider@bellsouth.net

Subject Property Information:

Address: 130 John Christopher Dr Current Zoning: _____

District: R15 Section: _____ Land Lot: _____ Parcel ID: _____

Proposed Zoning: _____ Current Use: Primary Residence

This Application For (Check All That Apply):

- | | | |
|--|--|---|
| ☐ Conditional Use | ☐ Master Plan Amendment | ☐ Comprehensive Plan Amendment |
| ☐ Rezoning | ☐ Master Plan Review | |
| ☒ Variance | ☐ Public Hearing | |
| ☐ Exception | ☐ Other <u>(Specify):</u> _____ | |

APPLICANT REQUEST AND INTENT

What is the proposed use(s) of the property?

Our single family home about 1600sqft. We need to add more room to grow our family.

Applicant's Request (Please itemize the proposal):

We need a variance to reduce the side setback. The house was built back in the 70's and already encroaches into the side setback by about 5ft. Due to the way the house was built on the property we would need to reduce the setback to the 3ft mark for the proposed addition. Addition will be on the back right side of the house to extend master bedroom
The addition size will be about 350-375sqft
The dimensions of the addition will be up to 15ft x 25ft.

Applicant's Intent *(Please describe what the proposal would facilitate).*

We will be knocking down a portion of the back right side of our house. Extending out to about 15ft and 25ft wide. This should give us hopefully 350-375sqft of additional space. We will be extending the roof line to cover the addition also. This addition will be for the master bedroom so we can have a bigger bathroom and more closet space.

PROPERTY OWNER AUTHORIZATION

Property Owner Information:

Contact Name: Jillian Van Blair

Telephone: 256-750-7060

Address: 130 John Christopher Dr

Suite: _____

City Alpharetta

State: GA

Zip: 30009

Authorization:

I do solemnly swear and attest, subject to criminal penalties for false swearing, that I am the legal owner, as reflected in the records of Fulton County, Georgia, of the property identified below, which is the subject of the attached Application for Public Hearing before the City of Alpharetta, Georgia.

As the legal owner of record of the subject property, I hereby authorize the individual named below to act as the applicant in the pursuit of the Application for Public Hearing in request of the items indicated below.

- | | |
|---|--|
| ☐ Annexation | ☐ Special Use |
| ☐ Rezoning | ☐ Conditional Use |
| ☒ Variance | ☐ Master Plan |
| ☐ Land Use Application | ☐ Other |

Property Owner's Authorized Applicant (if applicable):

Name of Authorized Applicant: Scott Schneider

Telephone: 404-391-4025

Address: 130 John Christopher Dr

Suite: _____

City Alpharetta

State: GA

Zip: 30009

So Sworn and Attested:

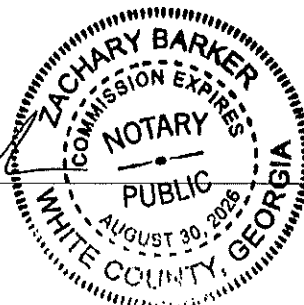
Owner Signature: Jillian Van Blair

Date: 1-25-2023

Notary:

Notary Signature: Zachary Barker

Date: 1/25/2023



DISCLOSURE FORM

The Official Code of Georgia Annotated requires disclosure of campaign contributions to government officials by an applicant or opponent of a rezoning or public hearing petition (O.C.G.A. 36-67 A-1).

Applicants must file this form with the City of Alpharetta Community Development Department within ten (10) days after filing for rezoning or public hearing. Opponents to a rezoning or public hearing petition must file this form five (5) days prior to the Planning Commission meeting at which the subject rezoning or public hearing petition is scheduled to be heard.

Name of Applicant or Opponent: _____

Subject Public Hearing Case: _____

Campaign Contribution Information:

Please provide the requested information for each contribution with a dollar amount or value of \$250 or more made within the past two (2) years to an Alpharetta Official by the individual identified above. Please use a separate form for each Alpharetta Official to whom such a contribution as been made.

If the individual identified above has made no such contributions to an Alpharetta Official within the past two (2) years, please indicate this by entering "N/A" on the appropriate lines below.

Name of Official: N/A Position: _____

Description of Contribution: _____ Value: 0

Description of Contribution: _____ Value: _____

Description of Contribution: _____ Value: _____

Description of Contribution: _____ Value: _____

Description of Contribution: _____ Value: _____

Campaign Contribution Information:

I do solemnly swear and attest, subject to criminal penalties for false swearing, that the information provided in this Disclosure Form is true and accurate and that I have disclosed herein any and all campaign contributions made to an Official of the City of Alpharetta, Georgia in accordance with O.C.G.A. 36-67 A-3.

Signature: _____

Date: _____

BOARD OF ZONING APPEALS REVIEW CRITERIA



Please respond to the following ONLY if you are applying for a zoning variance.

Are there extraordinary and exceptional conditions pertaining to the subject property because of its size, shape, or topography? Please describe them.

We love the lot and location of our property. The house sits at the front setback line which gives us plenty of space to add the addition on the back side of the house. This is a single family home about 1650sqft and we are needing additional space to grow our family.

Would the application of the Zoning Code standards as they relate to the subject property create an unnecessary hardship? Please explain.

This is a single family home and we are trying to add about 350sqft of additional space. We do not foresee this addition creating any hardship with the neighbors or property. The addition will be very minor and wont intrude or block sunlight, encroach on any trees or bushes or block access to anyones home in anyway.

Are there conditions that are peculiar to the subject property? Please describe them in detail.

Nothing is unusual about the property. The backyard has no water or drainage issues. There are no trees within 75ft of where we plan on having the addition.

Would relief, if granted, cause substantial detriment to the public good or impair the purpose and intent of the Zoning Code? Please defend your response.

no, due to the minor renovation planned.

On a separate sheet or sheets, please provide any information or evidence that supports your request and the statements that you have provided in this application.

CITIZEN PARTICIPATION FORM - PART A

This form must be completed and submitted with the applicant's completed Public Hearing Application. Applications submitted to the City of Alpharetta without a completed Citizen Participation Form - Part A will not be accepted.

Public Hearing or Project Name: _____

Contact Name: Scott Schneider / Jillian Van Blair Telephone: 404-391-4025 / 256-750-7060

The following people will be notified of this application and provided information describing the subject proposal. Please note that ALL adjoining property owners MUST be notified. Use additional pages as needed.

Tom and Sylvania Sylvester (140 John Christopher Dr)

Method by which these individuals will be contacted. Please mark all that apply. *If you select "Other," please provide a description of the method of contact that will be used.*



Letter



Personal Visits



Telephone



Group Meeting



Email



Other *(Please Specify)*

Please describe the method(s) by which these individuals will have the opportunity to respond or contact the applicant with questions or concerns about the proposal.

Our addition will be on the back ride side of our house. I will personally visit the neighbor to the right since the build will technically be on their side. The rest of the neighbors will be contacted by letter.

Date: 1/26/23

City of Alpharetta
Community Development Department
Planning and Zoning

To the Community Development Department,

Our house is located at 140 John Christopher Dr and is next door (right side) to the Blair Residence at 130 John Christopher Dr. They have spoken to us and we are aware of their proposed master bedroom addition off the back side of their house.

We are aware of the building guidelines and understand they will need to adjust the current setback on their side of the property. We know they will be applying for a variance approval which will allow them to build this addition. We believe this is an appropriate request, given the way their house is positioned on the property and how the property lines ended up with their house. Since this addition is very minor and won't intrude or block sunlight, encroach on trees or bushes or block access to our home in anyway, we feel this proposed master bedroom addition would not be a problem or inconvenience to anyone.

In summary, we do not have any concerns regarding the proposed addition being built.

Sincerely,


Tom SYLVESTER

Scott Swenson
404-391-4625

MAJOR

BEDROOM extension:

375 sq ft

25' x 15' (MAX)

14

11.5

11.5 sq ft

200 sq ft

BACK YARD

P&D ROOM EXT

DECK

15 FT

BEDROOM
extension

FENCE

FENCE/PROPERTY LINE

HOUSE

FRONT DECK

DRIVE WAY

FRONT YARD

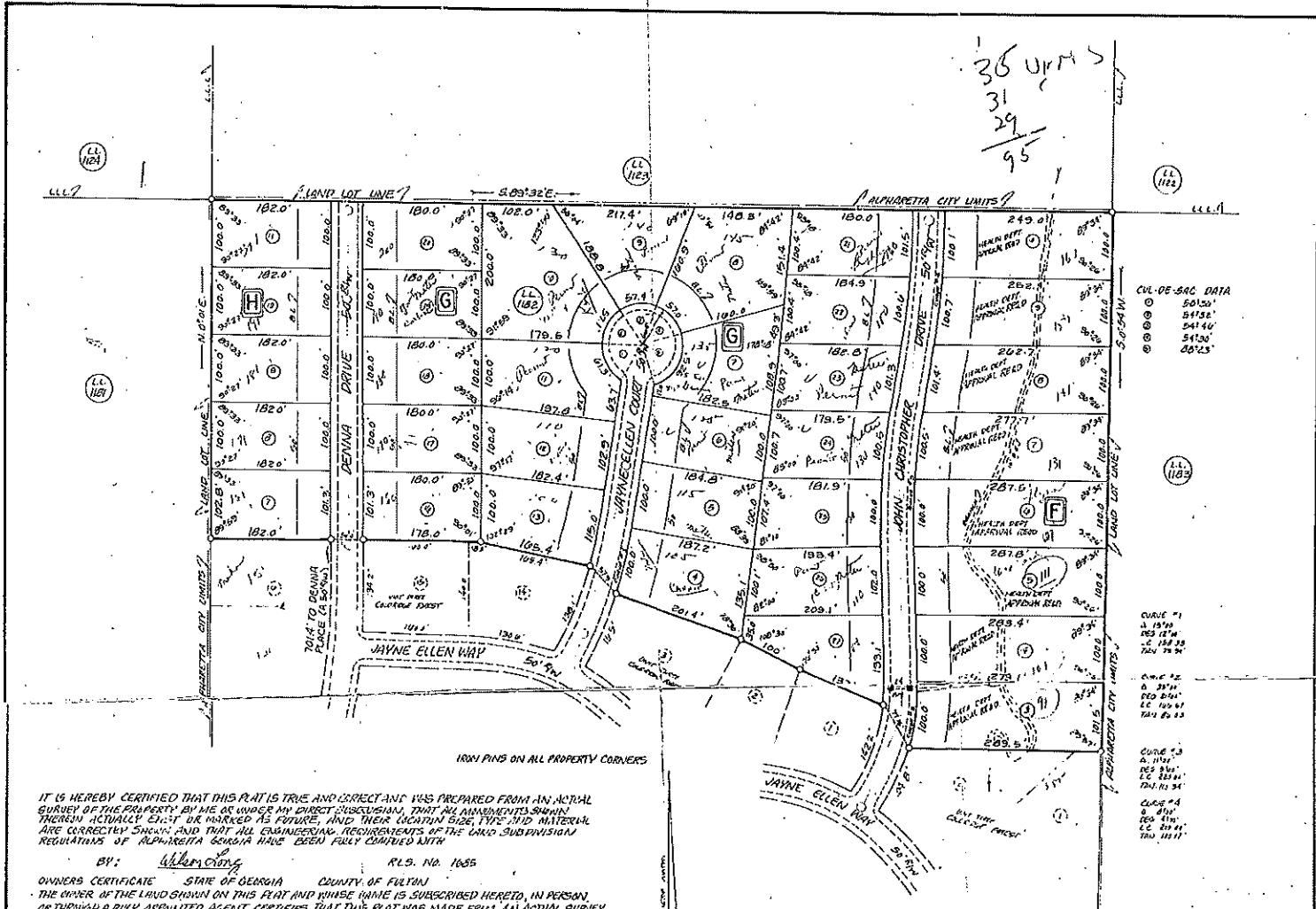
15 FT extension of 10 FT

15 FT - 3.5' SET BACK, 10 FT SET BACK is 1 FT

HOUSE AT 5' SET BACK

130 JOHN CHRISTOPHER DR

36 UPM S
31
29
95



CUL-DE-SAC DATA
50150'
54192'
54140'
54130'
55125'

CURVE #1
A. 157.9'
B. 157.9'
C. 157.9'
D. 157.9'
E. 157.9'

IT IS HEREBY CERTIFIED THAT THIS PLAT IS TRUE AND CORRECT AND WAS PREPARED FROM AN ACTUAL SURVEY OF THE PROPERTY BY ME OR UNDER MY DIRECT SUPERVISION, THAT ALL MEASUREMENTS SHOWN THEREON ACCURATELY EXIST OR MARKED AS FUTURE, AND THAT ALL MEASUREMENTS, TYPES AND MATERIAL ARE CORRECTLY SHOWN AND THAT ALL ENGINEERING REQUIREMENTS OF THE LAND SUBDIVISION REGULATIONS OF ALPHARETTA GEORGIA HAVE BEEN FULLY COMPLIED WITH.

BY: William C. Long R.L.S. NO. 1065
OWNERS CERTIFICATE STATE OF GEORGIA COUNTY OF FULTON
THE OWNER OF THE LAND SHOWN ON THIS PLAT AND WHOME NAME IS SUBSCRIBED HERETO, IN PERSON OR THROUGH A FULLY AUTHORIZED AGENT, CERTIFIES THAT THIS PLAT WAS MADE FROM AN ACTUAL SURVEY THAT ALL STATE AND COUNTY TAXES OR OTHER ASSIGNMENTS DUE ON THIS LAND HAVE BEEN PAID.

A CERTIFICATE BY THE OWNER SETTING FORTH THE DESCRIPTION OF THE AREAS AND IMPROVEMENTS HE DEDICATES TO THE PUBLIC AND THE EXTENT OF THE TITLE WHICH HE IS DEDICATING SHOULD BE MADE TO THE PLAT. BECAUSE OF THE LEGAL CONSIDERATION HERE, THIS CERTIFICATE SHOULD BE MADE AS TO FORM BY THE CITY ATTORNEY.

PURSUANT TO THE LAND SUBDIVISION REGULATIONS OF ALPHARETTA, GEORGIA, ALL THE REQUIREMENTS OF THE PLAT HAVE BEEN FULFILLED THIS PLAT IS HEREBY APPROVED BY THE ALPHARETTA PLANNING COMMISSION ON: 19 MARCH 1973

ALPHARETTA PLANNING COMMISSION

UNIT FOUR
COLDRIDGE FOREST
LAND LOT 1182
2ND DISTRICT 2ND SECTION
FULTON COUNTY, GEORGIA
CITY OF ALPHARETTA
SCALE 1"=40' MARCH 19, 1973
BATES-LONG & ASSOCIATES

RESTRICTIVE COVENANTS

THE LOTS SHOWN ON THIS PLAT ARE SUBJECT TO THE FOLLOWING RESTRICTIONS WHICH ARE COVENANTS RUNNING WITH THE LAND AND MAY BE ENFORCED BY THE OWNER OF ANY LOT SHOWN ON THIS PLAT AND SHALL REMAIN IN FULL FORCE AND EFFECT UNTIL 1995.

1. SAID PROPERTY SHALL BE USED FOR SINGLE FAMILY RESIDENCE PURPOSES ONLY.
2. NO TEMPORARY HOUSE, SHACK OR TENT SHALL BE ERRECTED ON SAID PROPERTY TO BE USED FOR RESIDENTIAL OR BUSINESS PURPOSES, ALSO NO LOT MAY BE USED FOR SCHOOL OR KINDERGARTEN.
3. NO LOT SHALL BE SUBDIVIDED, NOR SHALL MORE THAN ONE HOUSE BE ERRECTED ON ANY LOT.
4. NO HOUSE SHALL BE BUILT NEARER TO A STREET LINE THAN IS INDICATED BY BUILDING LINES SHOWN ON THIS PLAT AND NEARER TO A SIDE LINE THAN 10 FEET.
5. NO BUILDING SHALL BE ERRECTED ON ANY LOT TO HAVE LESS THAN 1200 SQUARE FEET OF FLOOR SPACE.

THE ABOVE RESTRICTIONS ESTABLISHED THIS 19th DAY OF MARCH 1973

COLDRIDGE LAND INVESTMENTS, INC. BY: Wm C. Long

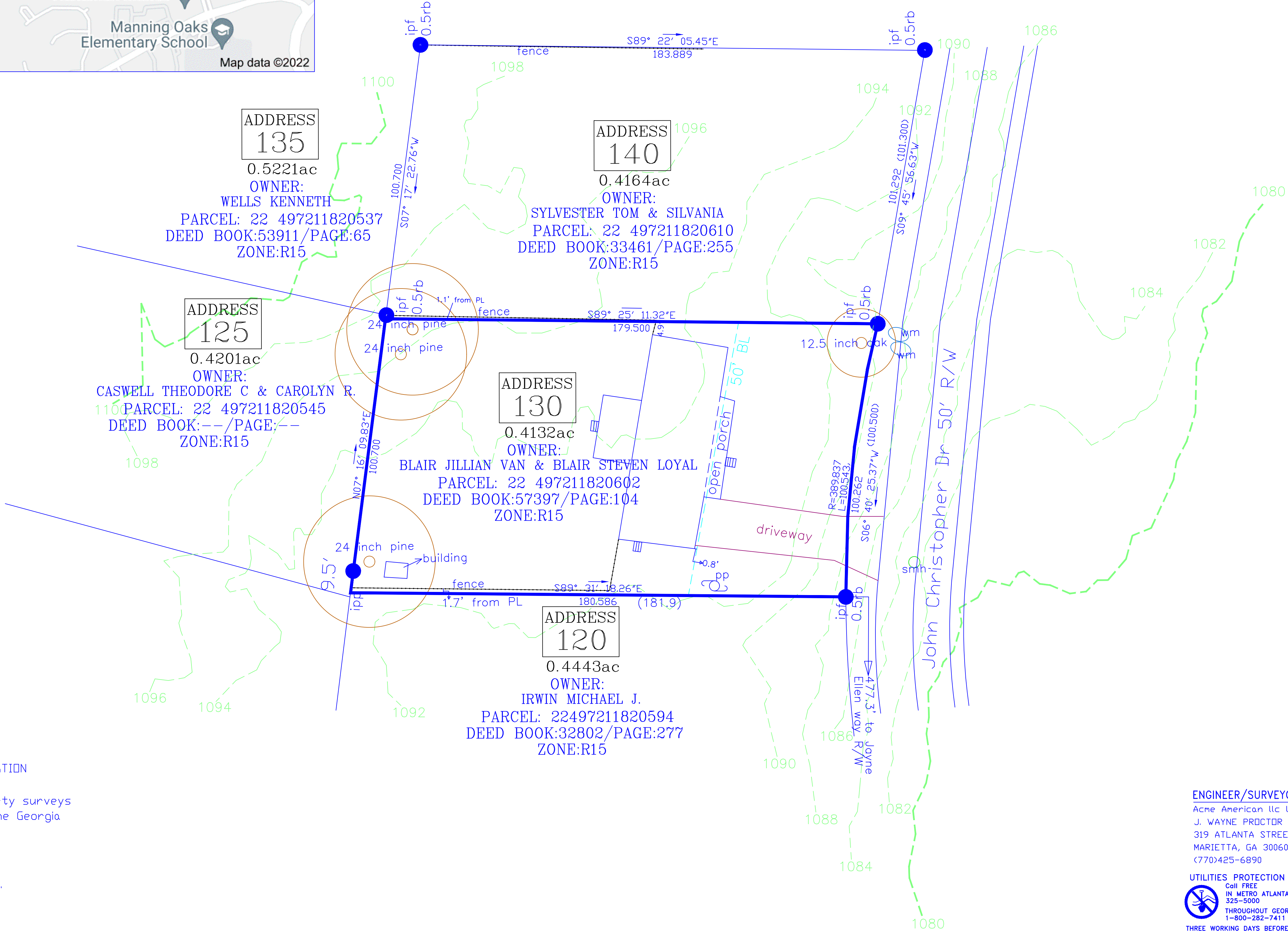
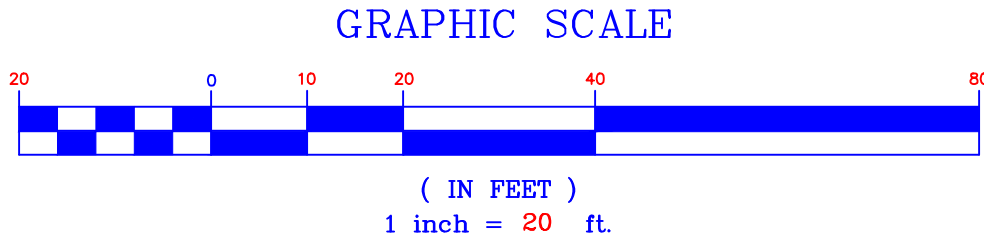
APPROVED: FULTON COUNTY HEALTH PERMITMENT FOR INDIVIDUAL SEPTIC TANKS, DRY DRAIN, PUBLIC WATER
BY: Thomas A. Castell
DATED: 19 March 1973

THIS PLAT HAS BEEN APPROVED BY THE MAYOR AND COUNCIL OF THE CITY OF ALPHARETTA, FULTON COUNTY, GEORGIA.
BY: Richard H. Henderson MAYOR
DATED: 3-22-73

City Limits - Only Survey



VICINITY MAP



EQUIPMENT USED FOR MEASUREMENTS:
ANGULAR - TOPCON GTS-300 TOTAL STATION
LINEAR - EDM

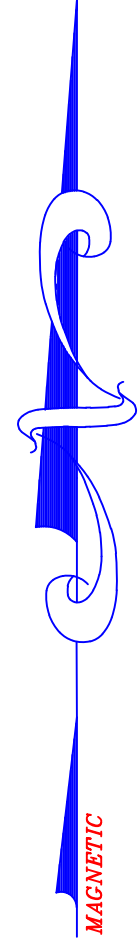
THE FIELD DATA UPON WHICH THIS PLAT IS BASED HAS A CLOSURE PRECISION OF ONE FOOT IN 11960 FEET, AND AN ANGULAR ERROR OF 05 SECONDS PER ANGLE POINT. THIS PLAT SUBJECT TO ALL EASEMENTS AND RIGHTS OF WAY PUBLIC AND PRIVATE. THIS PLAT HAS BEEN CALCULATED FOR CLOSURE AND IS FOUND ACCURATE WITHIN ONE FOOT IN 966666 FEET. IN MY OPINION THIS PLAT OR SURVEY IS A CORRECT REPRESENTATION OF THE LAND PLATTED AND HAS BEEN PREPARED IN CONFORMITY WITH THE MINIMUM technical STANDARDS for property surveys in Georgia as set forth in Chapter 180-7 of the rules of the Georgia

set forth in the Georgia Plat Act O.C.G.A. 15-6-67. Authority O.C.G.A. Secs 15-6-67, 43-15-4, 43-15-6, 43-15-19, 43-15-22.

BEARINGS SHOWN HEREON ARE BASED ON MAGNETIC OBSERVATIONS.

Field work completed 1-10-22
ALL PINS PLACED IPP .5" REBAR

LEGEND	
Existing Contour	---
Proposed Contour	---
Exist. Spot Elev.	990
Proposed Spot Elev.	992.0
Sanitary Sewer	SS
Fire Hydrant	⋈
Silt Fence	X
Water Line	W
Traffic Flow	→
Power Pole	⊕, PP
Gas Line	G
Iron Pin Set	IPS
Iron Pin Found	IPF
Concrete Monument Found	CMF
Monument	MDN
Nail & Cap	N&C
Fence Corner	FC
Open Top Pin	BTP
Crimp Top Pin	CT
Reinforcing Bar	Re-bar
Centerline	C
Right-of-Way	R/W
Radius	---
Chord Bearing	---
Chord	---
Service Pole	---
Lamp Pole	---
Overhead Utility Line	---
Man Hole	MH
Catch Basin	CB
Junction Box	JB
Drop Inlet	DI
Headwall	HW
Corrugated Metal Pipe	CMP
Reinforced Concrete	RCP
Cross Drain	CD
Sewer Easement	SE
Drainage Easement	DE
Water Valve	VV
Water Meter	WM
Gas Valve	GV
Gas Meter	GM
Arc	A
Underground Electricity	UE
Underground Telephone	UT
To Be Removed	TBR



707 Whitlock Ave., S.W. Suite H-12, Marietta, Georgia 30064

ACME AMERICAN, L.L.C.

Architects, Construction Managers, Engineers

voice (770) 425-6890 - fax (770) 425-5777

PROJECT#20211002

title: **Survey Plan for Scott Schneider**

project: 130 John Christopher Dr Alpharetta, GA 30009

Fulton County L.L.1182, 2nd Dist.

seal

seal: 6-3-22



revisions:

date: 6-3-22

dwg. by: AWT

chkd. by: JWP

sheet:

S-1

ENGINEER/SURVEYOR:

Acme American llc 1sf7776

J. WAYNE PROCTOR

319 ATLANTA STREET, SE

MARIETTA, GA 30060

(770)425-6890

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THREE WORKING DAYS BEFORE YOU DIG



CITY COUNCIL MEETING STAFF REPORT

SUBMITTING DEPARTMENT: COMMUNITY DEVELOPMENT

SUBMITTED BY: KATHI COOK

DRAFTED BY: MICHAEL WOODMAN

CITY COUNCIL SPONSOR: STAFF INITIATED

I. AGENDA ITEM TITLE: PH-23-02 UNIFIED DEVELOPMENT CODE TEXT AMENDMENTS – PROCEDURES TO ESTABLISH A RESIDENTIAL INFILL OVERLAY DISTRICT

CITY COUNCIL: FEBRUARY 27, 2023

This item was considered at the 2/3/2023 Planning Commission meeting. There were no public comments. Planning Commission requested that clarifications be made to the proposed regulations to specify that the residential infill overlay applies to non-HOA neighborhoods. After discussion, Planning Commission recommended approval. Vote 7-0

II. REPORT IN BRIEF:

Consideration of text amendments to Unified Development Code (UDC) Section 2.3 Supplementary Regulations to add procedures for establishing a residential infill overlay district.

DISCUSSION

In order to recognize particular needs of an existing neighborhood where an HOA is not present it is recommended that procedures be established for an application to be considered. An overlay district can help preserve special characteristics of a neighborhood with specific zoning regulations and design guidelines.

Staff proposes procedures to establish a Residential Infill Overlay District. The procedures propose an initial 30% threshold of real property owners in support of the overlay for the City to consider creating a residential infill overlay district. A 75% threshold of real property owners in support is proposed prior to City Council adoption of the overlay. The intent of these procedures is to provide a process to establish a residential infill overlay district where there is support among a majority of the property owners in order to impose an additional layer of regulation to help combat incompatible development in established neighborhoods. The Meadow Brook Hills, Milton Estates and Stone Gate Manor Residential Infill Overlay District was approved in August 2022 in response to impacts from redevelopment in those neighborhoods.

III. ATTACHMENTS:

- Section 2.3 Supplementary Regulations (amended)
- Ordinance

SECTION 2.3 SUPPLEMENTARY REGULATIONS

2.3.1 General exemptions.

- A. *Heights—Exclusions.* The following structures are exempt from the height limitations imposed within each zoning district:
1. Church spires, cupolas, and chimneys.
 2. Agricultural accessory structures, such as barns, silos, windmills, and the like.
 3. Parapets and structures used for ornamental or aesthetic purposes not to exceed twelve (12) feet.
 4. Elevator penthouses not to exceed fifteen (15) feet.
 5. Mechanical equipment on building roofs or rooftop antennas provided any such equipment exceeding 12 feet in height shall be contained within a structure or otherwise screened from ground view from adjoining streets and properties.
- B. *Front Yard Requirements—Existing Residential Areas.* The setback requirements of this Ordinance shall not apply to any residential lot where the average setback on developed lots located adjacent to and on each side of such lot and within the same zoning district and fronting on the same street as such lot is less than the minimum required setback. In such cases, the setback of such a lot may be less than the required setback but not less than the average of the existing setbacks on the developed lots. In no case, however, shall setbacks be less than 15 feet.

If the adjacent developed lots on both sides of a vacant residential lot, within the same zoning district and fronting on the same street as such lot, have front yard setbacks greater than the minimum required by the zoning district, then the minimum setback on the vacant lot shall be the average of the 2 adjacent developed lots.

- C. *Double Frontage Lots.*
1. Double frontage lots should be avoided except where essential to provide separation of residential development from traffic arteries or to overcome specific disadvantages of topography and orientation. A landscaped or natural buffer of at least twenty feet (20'), across which shall be the right of access, shall be provided along the line of lots abutting such a traffic artery.
 2. On lots having frontage on two (2) streets, but not located on a corner, the minimum front yard setback requirement shall be provided along each street frontage.
- D. *Setbacks—Exclusions.*
1. No building or structure or projection thereof, including porch, deck, terrace or chimney, shall be erected closer to a property line than the applicable setback regulation prescribed herein allows. However, uncovered steps, patio slabs, driveways, walkways, retaining walls of no more than 4' in height, and roof overhangs of up to 18" may be located within setback areas.
 2. Required setbacks may accommodate vegetated runoff reduction measures, provided such setbacks meet fire code standards. The runoff reduction measures may not compromise public safety such as the sight distance triangles required by the City.
- E. *Flag Lots.*
1. Flag lots are prohibited for residential development. Residential building sites must meet minimum lot width requirements at the front setback line or at twice the required front setback for cul-de-sac lots.

(Ord. No. 730 , § 6, 12-5-2016; Ord. No. 732 , § 2, 2-6-2017)

2.3.2 Temporary uses.

The Director may authorize a temporary use, as follows:

- A. Carnival, circus or fair on property zoned and used for non-residential use, for a period not to exceed 4 days. A period not to exceed 30 days may be granted by the Director if the event is held within a designated amphitheater facility as defined by Code and confirmed by the Director. Site shall meet adequate parking and safety concerns and limit impacts to surrounding properties.
- B. Outdoor tent sales on property zoned and used for non-residential use, for a period not to exceed forty-five (45) days. Authorization may not be granted more than two (2) times per year, per property.
- C. Seasonal events associated with a not-for-profit on property zoned and used for non-residential use, for a period not to exceed seventy-five (75) days. Authorization may not be granted more than two (2) times per year, per property.

Seasonal Events associated with a for-profit entity on property zoned and used for non-residential use for a period not to exceed thirty (30) days. Authorization may not be granted more than four (4) times per year, per property. Seasonal events, such as an ice-skating rink, corn maze, haunted house, etc. shall be limited to activities that draw fewer than 100 people at a time.
- D. Religious meeting in a tent or other temporary structure on property zoned and used for non-residential use, for a period not to exceed sixty (60) days.
- E. Open lot sale of Christmas trees, fruit and vegetables, and other harvested products on property zoned and used for non-residential use, for a period not to exceed forty-five (45) days.
- F. Real estate sales office, related to an active development, in any district, for a period not to exceed one (1) year, provided no sleeping accommodations are maintained in the structure.
- G. Contractor's office, construction trailer and equipment shed, in any district, related to an active development, for a period of one (1) year provided that such office be placed on the property to which it is appurtenant.
- H. Commercial television or motion picture filming activities not to exceed seven (7) calendar days at any residential location, or a period not to exceed twenty-one (21) days if approved by the Mayor and Council. The director or the Mayor and Council may impose conditions to the issuance of the permit to minimize the disturbance to the residential neighborhood. These conditions may include neighborhood notification requirements, parking and traffic control, and limitations on the hours of operation. In no event shall filming activities commence prior to 7:00 a.m. or continue after 10:00 p.m.
- I. All temporary certificates of zoning compliance may be renewed provided that it is determined that said use is clearly of a temporary nature, will cause no increased traffic congestion and will not create a nuisance to surrounding uses.
- J. The director may require City Council review and approval of any temporary uses.
- K. Fireworks sales in a tent or other temporary structure in the L-1 District, for a period not to exceed ninety (90) days.

(Ord. No. 688, § 1, 4-28-2014 ; Ord. No. 708 , § 1, 8-10-2015; Ord. No. 718 , § 15, 12-14-2015; Ord. No. 808 , § 3(Exh. C), 9-8-2020; Ord. No. 836 , § 1(Exh. B), 10-4-2021)

2.3.3 Accessory uses and structures.

- A. *Home Occupations.* An occupation, profession or trade customarily carried on by an occupant in a dwelling unit as a secondary use which is clearly incidental to the dwelling unit for residential purposes and which meets all of the following conditions:
1. The use shall be carried on wholly within the dwelling unit principal building. The attachment of an accessory building by a breezeway, roof or similar structure shall not be deemed as sufficient for the accessory building to be considered as a portion of the primary building.
 2. Not more than 25% of the floor area, not to exceed 500 square feet, of the dwelling unit building shall be used for the conduct of the home occupation.
 3. No merchandise or articles shall be displayed for advertising purposes, nor be displayed in such a way as to be visible from outside the dwelling unit. Garage doors shall not be left in the open position when the garage is used for the storage of business related materials.
 4. No merchandise or articles shall be stored other than inside the dwelling unit.
 5. No equipment or business vehicles may be stored or parked on the premises except that 1 business vehicle (the carrying capacity of which shall not exceed 1andhalf; tons and shall not exceed six (6) tires and/or two (2) axles) used exclusively by the resident may be parked in a carport, garage or an approved parking space in the rear or side yard and not within the public street or right-of-way.
 6. A home occupation may not generate more than six non-residential trips per day to the home, excluding occupant trips.
 7. There shall be no alteration of the residential character of the dwelling unit or premises or structures on the premises.
 8. No person not a resident of the dwelling unit shall work in the dwelling unit in connection with the home occupation. This prohibition shall also apply to independent contractors and employees who serve the resident of the dwelling unit.
 9. One (1) off-street paved parking space for each 250 square feet of floor area devoted to the home occupation shall be provided in addition to the required parking for residential use of the building.
 10. No motor power, other than electrically operated motors, shall be used and the total horsepower of such motors shall not exceed 3 horsepower or 1 horsepower for any single motor.
 11. No nameplate or sign shall be displayed upon the dwelling unit or structure on the premises except 1 unlighted sign not exceeding 1 square foot in area and located not less than 20 feet from any property line.
 12. No aspect of the home occupation which is noticeable to neighbors shall be conducted between the hours of 9:00 p.m. of one evening and 7:00 a.m. of the next day.
- B. *Swimming Pools.* All swimming pools shall comply with the following requirements:
- Construction Plan:* An application for a permit to construct a swimming pool shall be submitted to and approved by the Building Official.
- Pool Location:* Swimming pools and their auxiliary structures shall maintain a 20' setback from side and rear property lines or the same setback as the principle structure, whichever is less. Swimming pools shall not be located within the required front yard of any lot or closer to the front lot line than the principal building on the lot. Pools may also not be located within a buffer or easement.

Accessory Buildings: Pool houses, cabanas and other structures related to a swimming pool shall be subject to all of the requirements for "accessory buildings" and shall maintain a minimum 10 foot setback from side and rear lot lines or the same setbacks as the principal.

Fencing: All swimming pools shall be enclosed by a fence that is at least 5 feet in height and constructed so as not to pass a four inch (4") diameter sphere through any opening. The fence must be maintained in good condition and shall be self-closing and self-latching. The fencing shall be located so as to not obstruct visibility at road intersections.

- C. *Uses Customarily Accessory to Dwellings Located in Residential Zoning Districts.* Each of the following uses is considered to be a customary accessory use to a dwelling, and as such, may be situated on the same lot with the principal use to which it serves as an accessory provided that the setback and yard requirements are met and provided that the accessory structure is not located closer to a road than the principal structure. No such accessory use shall be more than 20% in size of principal use or be located in a required front yard.
1. Private garage not to exceed the following storage capacities; 'For-Sale' dwelling, 4 automobiles; 'For-Rent' dwelling, 2 automobiles per dwelling unit; group dwelling, 1½ automobiles per sleeping room. Structures shall maintain a 10 foot setback from rear and side lot lines or the same setbacks as the principal building, whichever is less.
 2. Open storage space or parking area for motor vehicles provided that such space does not exceed the maximum respective storage capacities listed above; and provided that such space shall not be used for more than 1 commercial vehicle licensed as 1 ton or more in capacity per family residing on the premises.
 3. Shed or tool room for the storage of household goods or equipment used in grounds or building maintenance. Structures shall maintain a 10 foot setback from rear and side lot lines or the same setbacks as the principal building, whichever is less.
 4. Miscellaneous free-standing structures such as gazebos shall maintain a 10 foot setback from lot lines or the same setbacks as the principal building, whichever is less.
 5. Children's playhouse and play equipment.
 6. Quarters for the keeping of pets owned by occupants for non-commercial purposes provided that such use does not generate a nuisance to adjoining properties. Such quarters shall maintain a 20 foot setback from rear and side lot lines.
 7. Private swimming pool and bathhouse or cabana. Swimming pool shall maintain a 20 foot setback from side and rear lot lines, or the same setback as the principle structure whichever is less. All other structures shall maintain a 10 foot setback from side and rear lot lines or the same setbacks as the principal building, whichever is less.
 8. Structures designed and used for purposes of shelter in the event of man-made or natural catastrophes. Same setbacks shall apply as for the principal building.
 9. Backyard chickens on minimum 1-acre properties with a single-family detached dwelling, limited to no more than 6 chickens and no roosters allowed. Associated structures (chicken coop, run, etc.) shall maintain a minimum 25' setback from the rear and side property lines. Chicken coop and run shall not exceed 9' in height. No chickens shall be permitted within any undisturbed water buffers, wetlands, or regulated floodplain.

(Ord. No. 833 , § 1(Exh. A), 7-26-2021)

2.3.4 Standards for dwelling, 'for-sale', detached houses.

- A. All detached 'For-Sale' dwellings shall meet or exceed the following requirements in addition to the requirements of all applicable Building Codes:
1. Each dwelling shall be connected to a potable water supply and sanitary sewage disposal system approved by the Fulton County Development Services Department.
 2. Foundation: The structure shall be attached to a permanent foundation constructed in accordance with the Building Code.
 3. Exterior siding: Exterior siding materials shall consist of wood, brick, stone, concrete, stucco, EIFS or similar materials, or lap siding of masonite, vinyl or similar materials, or any combination of the above.

The exterior siding shall extend the full height of the exterior walls, from the surrounding grade to the bottom of the eaves or other juncture with the roof.
 4. Roofs: All roof surfaces shall have a minimum pitch of 2.25:12 (2¼ inches of rise for every 12 inches of run), except that mansard and gambrel roofs must meet this requirement only for those surfaces that rise from the eaves. All roof surfaces exposed to view shall be covered with asphalt or fiberglass shingles, wood shakes or shingles, clay tiles, slate, standing seam metal or similar materials.
 5. Houses shall be at least 20 ft. in width.
 6. A porch or hard surfaced landing shall be provided at each exterior door and stairway top and bottom, which shall be at least as wide as the door it serves, but no less than 36 inches in width and 36 inches in depth.

2.3.5 Buffers and landscape requirements.

See UDC Section 3.2.8.

(Ord. No. 718 , § 16, 12-14-2015; Ord. No. 732 , §§ 3, 4, 2-6-2017; Ord. No. 737 , § 1, 5-1-2017; Ord. No. 739 , 5-1-2017)

2.3.6 Fence and wall requirements.

- A. *Height.* Height of fences and walls used as fences shall not exceed six (6) feet on residential property and eight (8) feet on non residential property. These limits may be exceeded by up to 50% on sloped lots where the appearance of an even fence line is desired.
- B. *Location on Property.* In order to prevent the obstruction of visibility, no walls, fences, shrubbery or hedges over three (3) feet in height shall be located within twenty (20) feet of an intersection of two or more streets or within ten (10) feet of the edge of a driveway leading to a street. Fences and walls shall be placed at least five (5) feet from required landscape strips and buffers to accommodate construction and maintenance unless approved otherwise at a public hearing.
- C. *Materials.* Fences and walls used as fences shall be made of wood which shall be protected from decay by the use of naturally durable wood or wood that is pressure treated, metal, brick, block, vinyl or stone. The use of plywood/sheet goods as a material is prohibited. Barbed, razor wire or electrically charged fencing shall be permitted in AG and RE districts and may be permitted, subject to administrative review and approval, in other districts.
- D. *Appearance.* All fencing shall be constructed with finished side facing away from the property owners property. Fences and walls used as fences shall not be finished with bright or primary colors or be visually distracting in any other way. A privacy fence or chainlink fence along a public or private right-of-way shall only be permitted when the required landscape strip and associated landscape material is provided. Privacy

and chainlink fences shall be prohibited in a front yard, except that the Director of Community Development, or designee, may approve a privacy fence in the front yard on collector or arterial streets.

- E. *Permit.* A permit for construction shall not be required to erect a fence or wall used as a fence which is built in accordance with these standards. Signage incorporated into such fences shall require a sign permit.

(Ord. No. 720 , § 1, 2-22-2016; Ord. No. 808 , § 3(Exh. C), 9-8-2020)

2.3.7 Reserved Procedures to Establish a Residential Infill Overlay District.

- A. The City shall require the filing of a petition and completed application for any Residential Infill Overlay District on forms promulgated by the Community Development department director. A Residential Infill Overlay District shall apply to established neighborhoods without a homeowner's association (HOA).
- B. Any person(s) interested in pursuing the approval of a Residential Infill Overlay District upon request to the Community Development department will be provided with a petition and application form. The petition will allow for persons to sign in favor of the approval of a Residential Infill Overlay District. All signatories to the petition must be real property owners residing within the proposed Residential Infill Overlay District. The Community Development director shall not allow the petition process for the adoption of a Residential Infill Overlay District ordinance to begin to be reviewed and investigated by city staff until thirty (30) percent of the property owners in the proposed Residential Infill Overlay District have voted in favor of the imposition of the Residential Infill Overlay District designation by signing the petition described in this division. Once the thirty (30) percent threshold has been achieved, the Community Development director shall initiate notice to all property owners within the proposed district of a public hearing to be held at the Planning Commission and City Council meetings.
- C. Application forms must be accompanied by a boundary map and a complete list of each property located in the Residential Infill Overlay District by street address or tax parcel identification number(s). All applications must be accompanied by a written description of why the particular properties qualify for a Residential Infill Overlay District designation. This written description shall include an analysis of all the following criteria that shall guide the Planning Commission and City Council in deciding if specific property should be classified as a Residential Infill Overlay District:
1. Whether the built environment of a neighborhood and its location, size or age, is one in which it is desirable to ensure that new and remodeled single-family dwellings and related accessory uses and structures are compatible with the height, size, and level of forestation of the existing dwellings and lots; and
 2. Whether there is a need to establish and maintain a balance between preserving the character of a mature neighborhood while accommodating compatible new residential developments.
- D. All applications and petitions for a Residential Infill Overlay District shall become final upon presentation and approval at a public hearing before the Planning Commission and City Council, at which time the petition will include a minimum of seventy-five (75) percent of the property owners having voted in favor of the imposition of the Residential Infill Overlay District designation.
- E. The staff of the Community Development department shall conduct a site inspection on all complete applications for a Residential Infill Overlay District designation and shall investigate and prepare an analysis of such application and shall include a written analysis of whether the properties at issue satisfy the criteria identified in subsection C. The staff of the Community Development department shall present its findings and recommendations in written form to the Planning Commission and City Council. Copies of the written findings shall be reasonably available to the public.
- F. In addition to all other applicable standards and criteria, the Planning Commission and City Council shall consider whether the property at issue satisfies the criteria set forth in subsection C. If the Planning

Commission and City Council approves the creation of a specific Residential Infill Overlay District, the newly created district shall be governed by the regulations in this division and any other applicable regulations in the code.

Editor's note(s)—Ord. No. 730 , § 7, adopted Dec. 5, 2016, repealed former § 2.3.7 which pertained to conditional uses.



AN ORDINANCE BY THE MAYOR AND COUNCIL OF THE CITY OF ALPHARETTA, GEORGIA TO AMEND ARTICLE II OF THE UNIFIED DEVELOPMENT CODE OF THE CITY OF ALPHARETTA, GEORGIA; TO ADD REGULATIONS PERTAINING TO PROCEDURES TO ESTABLISH A RESIDENTIAL INFILL OVERLAY DISTRICT; TO REPEAL CONFLICTING ORDINANCES; AND FOR OTHER PURPOSES.

WHEREAS, on or about May 21, 2001, the City of Alpharetta (the "City") adopted a comprehensive zoning ordinance known and cited as the Unified Development Code of the City of Alpharetta, Georgia, which has subsequently been amended from time to time (the "Unified Development Code");

WHEREAS, the Mayor and Council of the City of Alpharetta (the "City Council" or "Council") are charged with the protection of the public health, safety, and welfare of the citizens of the City of Alpharetta;

WHEREAS, the Unified Development Code was designed to be amended from time to time when circumstances warrant that modifications be made in order to make said Codes more responsive to community needs;

WHEREAS, the City Council finds that ordinances and regulations governing the uses of land and development of land within the City, as well as the City's operations, should be continually improved from time to time and modified as necessary to better protect and promote the public health, safety and welfare of the residents and businesses of the City of Alpharetta;

WHEREAS, the City Council desires to amend Article II of the Unified Development Code for the foregoing purposes; and

WHEREAS, the City Council finds that the following amendments to the Unified Development Code promote the health, safety, morals, convenience, order, prosperity and general welfare of the present and future inhabitants of the City of Alpharetta.

NOW THEREFORE, the Mayor and City Council of the City of Alpharetta hereby ordains, as follows:

Section 1: Article II, Subsection 2.3.7 titled "Procedures to Establish a Residential Infill Overlay District" of the Unified Development Code is hereby added by amending same as set forth in Exhibit "A" attached hereto as if fully set forth herein.

Section 2: 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 3: This Ordinance shall be effective immediately upon its adoption by the City Council and the amendments made herein shall be incorporated into the Unified Development Code of the City of Alpharetta, Georgia, as applicable. This Ordinance hereby repeals any and all conflicting ordinances and amendments.

SO ORDAINED, this _____ day of _____, 2023.

CITY OF ALPHARETTA

By: _____
Jim Gilvin, Mayor

COUNCIL MEMBERS

Mayor Pro Tem Dan Merkel

Council Member Donald F. Mitchell

Council Member Brian Will

Council Member Douglas J. DeRito

Council Member John Hipes

Council Member Jason Binder

[SIGNATURES CONTINUED ON FOLLOWING PAGE]

SIGNATURES CONTINUED FROM PRECEDING PAGE]

(SEAL)

Attest:
sufficiency:

Approved as to form and legal

Lauren Shapiro, City Clerk

[INSERT ATTORNEY], City Attorney

Exhibit “A”

2.3.7 Reserved Procedures to Establish a Residential Infill Overlay District.

- A. The City shall require the filing of a petition and completed application for any Residential Infill Overlay District on forms promulgated by the Community Development department director. A Residential Infill Overlay District shall apply to established neighborhoods without a homeowner's association (HOA).
- B. Any person(s) interested in pursuing the approval of a Residential Infill Overlay District upon request to the Community Development department will be provided with a petition and application form. The petition will allow for persons to sign in favor of the approval of a Residential Infill Overlay District. All signatories to the petition must be real property owners residing within the proposed Residential Infill Overlay District. The Community Development director shall not allow the petition process for the adoption of a Residential Infill Overlay District ordinance to begin to be reviewed and investigated by city staff until thirty (30) percent of the property owners in the proposed Residential Infill Overlay District have voted in favor of the imposition of the Residential Infill Overlay District designation by signing the petition described in this division. Once the thirty (30) percent threshold has been achieved, the Community Development director shall initiate notice to all property owners within the proposed district of a public hearing to be held at the Planning Commission and City Council meetings.
- C. Application forms must be accompanied by a boundary map and a complete list of each property located in the Residential Infill Overlay District by street address or tax parcel identification number(s). All applications must be accompanied by a written description of why the particular properties qualify for a Residential Infill Overlay District designation. This written description shall include an analysis of all the following criteria that shall guide the Planning Commission and City Council in deciding if specific property should be classified as a Residential Infill Overlay District:
 - 1. Whether the built environment of a neighborhood and its location, size or age, is one in which it is desirable to ensure that new and remodeled single-family dwellings and related accessory uses and structures are compatible with the height, size, and level of forestation of the existing dwellings and lots; and
 - 2. Whether there is a need to establish and maintain a balance between preserving the character of a mature neighborhood while accommodating compatible new residential developments.
- D. All applications and petitions for a Residential Infill Overlay District shall become final upon presentation and approval at a public hearing before the Planning Commission and City Council, at which time the petition will include a minimum of seventy-five (75) percent of the property owners having voted in favor of the imposition of the Residential Infill Overlay District designation.
- E. The staff of the Community Development department shall conduct a site inspection on all complete applications for a Residential Infill Overlay District designation and shall investigate and prepare an analysis of such application and shall include a written analysis of whether the properties at issue satisfy the criteria identified in subsection C. The staff of the Community Development department shall present its findings and recommendations in written form to the Planning Commission and City Council. Copies of the written findings shall be reasonably available to the public.
- F. In addition to all other applicable standards and criteria, the Planning Commission and City Council shall consider whether the property at issue satisfies the criteria set forth in subsection C. If the Planning Commission and City Council approves the creation of a specific Residential Infill Overlay District, the newly created district shall be governed by the regulations in this division and any other applicable regulations in the code.



STAFF REPORT

Department: Recreation, Parks & Cultural Services

Submitted By: Morgan Rodgers

Meeting Date: March 6, 2023

AGENDA ITEM:

Rucker Road Park Design Conceptual Site Plan Approval

Consideration of approval of the conceptual site plan for Rucker Road Park designed by Columbia Engineering & Services Inc.

STAFF RECOMMENDATION:

Approve, as presented, the conceptual site plan for Rucker Road Park designed by Columbia Engineering & Services Inc.

BUDGET & PROCUREMENT:

BUDGETED ITEM: YES

FISCAL IMPACT: YES

INCLUDED IN CURRENT FY CPTL BUDGET: YES

INCLUDED IN CURRENT FY OPRT. BUDGET: NO

TOTAL PROJECT COST: A TOTAL OF \$3,000,000 WAS EARMARKED IN THE 2022 ALPHARETTA PARKS BONDS FOR THE DESIGN AND CONSTRUCTION OF THIS PROJECT. TO-DATE, A TOTAL OF \$378,070 OF THOSE FUNDS HAVE BEEN SPENT ON THE PROJECT.

APPROPRIATIONS:

<u>ACCOUNT TITLE/NUMBER</u>	<u>DOLLAR AMOUNT</u>
Rucker Road 2022 Series Park Bond 31861150 541500 / C2218	\$3,000,000

EXTERNAL FUNDING SOURCES:

<u>ACCOUNT TITLE/NUMBER</u>	<u>DOLLAR AMOUNT</u>
N/A	\$0.00

ITEM DESCRIPTION:

BACKGROUND:

Old Rucker Park is an approximately 10-acre tract of land that was once a commercial nursery and is home to a variety of species of plants and trees. The rolling topography of the property is highlighted by a small stream that runs through the park. While a small section of the site has been developed into our operating educational farm, the Farm at Old Rucker Park, approximately 7.5 acres remain to be planned and developed into a passive recreational space. The project would include the design, construction, and installation of trails, restrooms, and amenities necessary to create a functional passive park space for the undeveloped 7.5 acreage that currently accompanies the smaller section of the site developed into the city's operating educational farm.

The Department of Recreation, Parks, & Cultural Services Staff developed a preliminary plan of what might be possible for the site's future. To ensure resident engagement with the surrounding neighborhoods and the citizens of Alpharetta at large, staff held virtual and in-person public input meetings in May 2021. For those unable to attend the public meetings, an online survey was made available on the City's website to allow for additional comments.

With the feedback provided, an updated rendering was conceptualized and provided by Columbia Engineering & Services Inc. The conceptual site plan (attached hereto as the "Old Rucker Park Design Concept") will enhance

the existing farm and land by including the park entrance off Rucker Road with parking areas, a restroom, park pavilions, benches, open green space, soft surface walking paths and park operations/maintenance area.

In early February 2023, the design was posted on the City's website and social media platforms as well as distributed via email for any public input prior to Recreation Commission and City Council workshop discussions or approval. The survey was live from February 1st through February 15th, and the feedback received is included as an attachment to this report.

RECOMMENDATION EXPLANATION:

As there were no questions or concerns raised during workshop discussions by either the Recreation Commission or the City Council, staff recommends approval of the design concept. If the Mayor and Council approve the conceptual plan as presented, Staff will direct Columbia Engineering to proceed with the next phase of their work under the current contract, which is the creation of engineered construction plans that will be used to bid and complete construction of the project.

ALTERNATIVES:

There is one alternative to this recommendation:

1. Deny or defer approval of the latest conceptual site plan and provide staff with direction as to: (1) changes that need to be incorporated into a plan in order for it to be consistent with City Council's vision of the property and (2) additional steps/actions that the staff should take in order to advance the project.

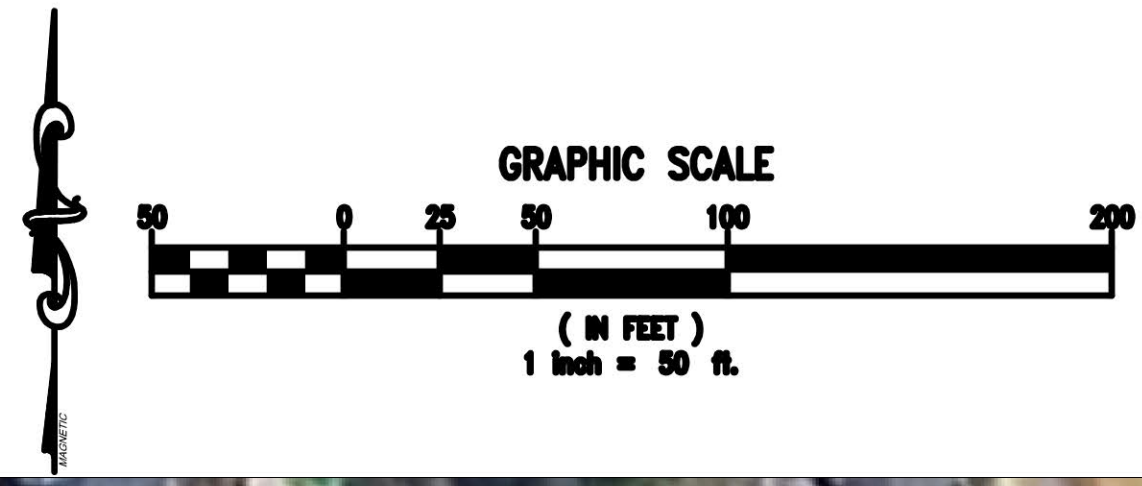
ATTACHMENTS:

1.	Rucker Road Park Design Concept
2.	Old Rucker Park Public Input Survey Results

LEGEND

- A PROPOSED ASPHALT PARKING LOT WITH 35 PERVIOUS PAVER PARKING SPACES (5 ADA SPACES TO BE ASPHALT)
- B RESTROOM WITH SEPTIC DRAINFIELD
- C 8" WIDE COMPACTED GRANITE CHIP TRAIL WITH STEEL EDGER
- D SMALL PAVILION 1
- E SMALL PAVILION 2
- F LARGE PAVILION
- G STONE SEATING WALL
- H UPPER LAWN AREA
- I NATURAL PLAY AREA (CLEAR UNDERSTORY AND GROUND COVER)
- J EXISTING WATER WELL TO REMAIN
- K ORCHARD GROVE
- L MAINTENANCE SHED
- M 150' CITY IMPERVIOUS SETBACK
- N 100' CITY UNDISTURBED BUFFER
- O 25' STATE STREAM BUFFER
- P WETLANDS
- Q CREEK
- R BOARDWALK TRAIL THROUGH THE WETLANDS (FUTURE PHASE)
- S IMPROVED PARKING AREA WITH 10 ADDITIONAL PERVIOUS PAVER SPACES AND MAINTENANCE TRAIL ACCESS
- T 10' WIDE CONCRETE MAINTENANCE TRAIL
- U SEGMENTAL RETAINING WALL
- V EXISTING FARM AREA
- W EXISTING FARM GARDEN BEDS
- X EXISTING FARM CHICKEN COOP
- Y MAPLE TREE GROVE
- Z GREEN INFRASTRUCTURE (BIO-SWALE / RAIN GARDEN)

OLD RUCKER PARK
CITY OF ALPHARETTA
DECEMBER 2022



THE CITY OF
ALPHARETTA
RECREATION PARKS &
CULTURAL SERVICES

OLD RUCKER PARK SURVEY RESULTS

On the following pages you will find a compilation of the public survey results for the revised concept for Old Rucker Park. The survey was live from Feb 1-15, and was promoted via email, social media and the city's website. In total, there were XX respondents to the survey.

TIMELINE

WEDNESDAY, FEBRUARY 22
5:30PM | RECREATION COMMISSION WORKSHOP

MONDAY, FEBRUARY 27
6:30PM | CITY COUNCIL WORKSHOP

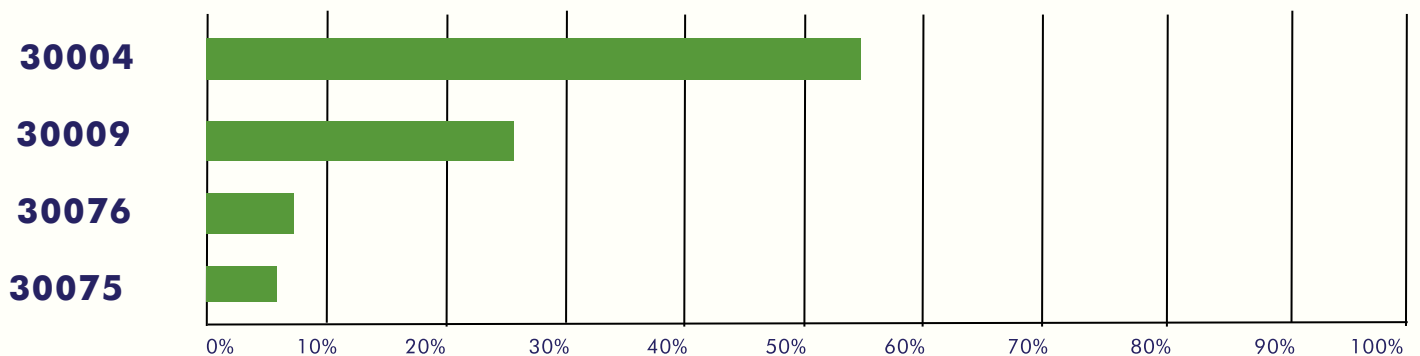
MONDAY, MARCH 6
6:30PM | CITY COUNCIL MEETING

OLD RUCKER PARK INPUT SURVEY RESULTS

Q1 WHAT IS YOUR ZIPCODE?

ANSWERS:

30004	55.56%	40
30009	23.61%	17
30076	6.91%	5
30075	6.94%	5



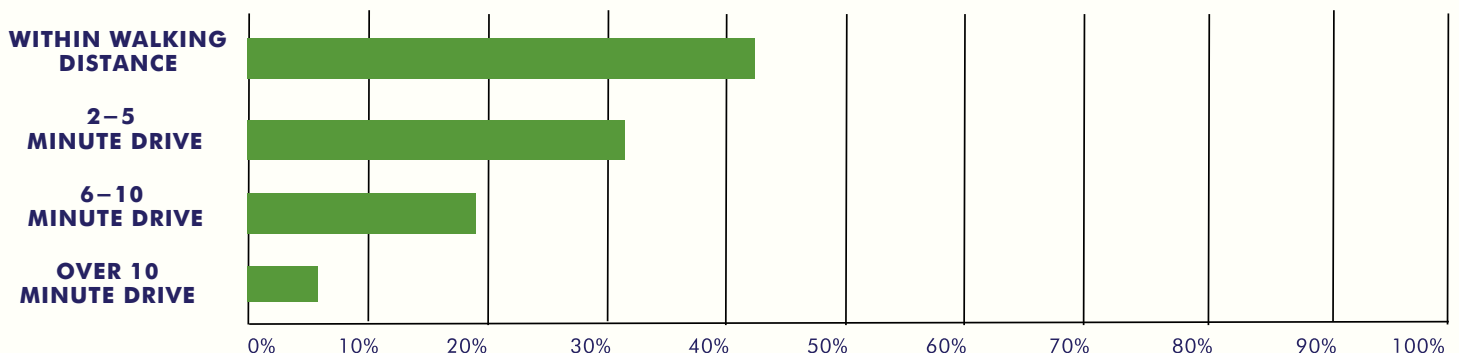
RESPONSES (72)

OLD RUCKER PARK INPUT SURVEY RESULTS

Q2 HOW CLOSE DO YOU LIVE TO OLD RUCKER PARK?

ANSWERS:

WITHIN WALKING DISTANCE	42.47%	31
2–5 MINUTE DRIVE	30.14%	22
6–10 MINUTE DRIVE	19.18%	14
OVER 10 MINUTE DRIVE	8.22%	6



RESPONSES (73)

OLD RUCKER PARK INPUT SURVEY RESULTS

Q3

**PLEASE SHARE YOUR THOUGHTS ON THE NEW DESIGN
CONCEPT FOR OLD RUCKER PARK.**

ANSWERS:

Looks awesome!

For the avid walkers, is there a clear loop trail?
Love the idea of a path in the wetlands, but does
it have to be a boardwalk? Great idea to have a
wall for guardians to sit on while youngsters
play. Will there be any play structures? Love the
idea of pervious pavers!!

The park looks inviting, encouraging people to
explore nature and plants.

Need pickleball courts.

Like the walking trails.

Will there be regular police presence? Break-ins
to parked cars remains a concern, as does crime
along the wooded trails.

It's great.

Good job!

Enough with the development projects.

Would love to see a playground for children
included! There are so many young families in this
area who would use it.

It would be great to have a playground. There are
so many small kids, including mine, who would
benefit from this!!!

Nice! Please include trash and dog waste bag
receptacles. Love the walking path around
perimeter. No need for excessive lighting at night,
like on the road. Encourage day-use only.

In and out traffic is only concern

Love the green space play areas and the plan for
wetland trails. I like the maple grove now, so am
glad it stays. Very glad to see bathrooms included.

Would love to see natural-style active play space,
akin to what's available at Caney Creek Park in
Cumming (or Google Irvine Area Park).

Outstanding

OLD RUCKER PARK INPUT SURVEY RESULTS

Q3 PLEASE SHARE YOUR THOUGHTS ON THE NEW DESIGN CONCEPT FOR OLD RUCKER PARK.

ANSWERS:

I am hoping there is a dog park included.

Would love to see swinging benches (like at Wills park) and a bocce area in the park.

Please consider well insulated water fountains that are year round (vs ones such as at wills park that are shut off in winter months)

Does not appear to be at all an attractive place to have any recreational use. Not a park. Sort of a green area but what for?

Looks great, it will be a wonderful asset

Appears to be a nice plan. Better than residential.

Overall good. Would be nice to incorporate a seating area (picnic tables, benches, swings), shoe stand, and natural play elements on creek bank where it is crossed by the path if the topography and depth allows to encourage shallow splashing/foot submersion and play.

The improved parking would be amazing! I would also spend much more time on the trails in the wooded area. This would be an awesome way to get more exposure to the farm and green space in general for the community.

Thank you for the park! I live around the corner. Regarding the community garden areas, I'm concerned that they may be of use to only a few people in the community. I'd much prefer to see that area put to a use that can be enjoyed by everyone. Are there other ideas for that space that can be considered?

Bathroom - get 'er done :) Same for parking - always tough for events. Perhaps more space for Garden members to support demand - some folks can't get off the wait list. To save money, no trails needed at all - let it just be natural.

Would like to see a basketball court

Love the walking trail plans!

Love it!

OLD RUCKER PARK INPUT SURVEY RESULTS

Q3 PLEASE SHARE YOUR THOUGHTS ON THE NEW DESIGN CONCEPT FOR OLD RUCKER PARK.

ANSWERS:

The plan doesn't indicate if pedestrian access will be maintained from Broadwell via Old Rucker road? This view shows trees where Old Rucker Road is currently. Overall, I like it, should be a great new area to walk my dogs!

Don't understand the purpose of this park. Why would someone go here?

Excellent plan! I love the more passive green space concept!

It's meh

This looks beautiful! My suggestion would be ground covers where ever possible to cut down on mowing and add to the beauty. Will the boardwalk be well above any water?

Not enough detail here to make comments.

More space for community gardens

Looks impressive. I will go there.

Why is this needed? Currently used as a small farming area and education area. Not all development is good. This will change the area and small town feel on the original homes. Rucker Road already has problems with speeding. I can't imagine the traffic this would cause.

More Old Rucker Park is better if desired, ask the super management in place - Amanda, Emily, Kristen and others. A haven and example for all cities, worldwide. Hard to see the design with that little pixels.

I love the idea. Would like to see a small playground

Looks good

Excited for this!

I like that it will be kept pretty natural.

An upgrade like the one above will be a great addition to Alpharetta.

OLD RUCKER PARK INPUT SURVEY RESULTS

Q3 PLEASE SHARE YOUR THOUGHTS ON THE NEW DESIGN CONCEPT FOR OLD RUCKER PARK.

ANSWERS:

Seems the lower creek area is under utilized and a good area to expand for the agriculture /farm aspects? Hope the farm can, well... GROW. Love the walking path layout and elevation changes that will make that a good workout. Thanks for improving a great part of Alpharetta y'all!

Like the idea of boardwalk trail through wetlands, but how do we keep it from becoming a dog park. Providence park s already getting crowded due to people wanting to exercise dogs off leash rather than enjoy nature.

Looks like parking spots are limited.

We live right down the road! Glad to see paved roads and parking improvements. Would love to see a play area for kids as well!

It is hard to read the legend, but I like the open feel to the park. Given the high density of children in this region, it would be best if the park was geared to accommodate/entertain kids.

I think Alpharetta needs to leave things alone. Not every square inch of land needs to be developed. Nor do you need to tear down every tree. Very concerned about the increased traffic to the area and potential for crime. Having restrooms and facilities - lots of places for creeps to lurk. There are way too many parking spots - unless your putting athletic fields in (goodness please don't - the traffic would be a total nightmare) there will never ever be that many people in this space. You're killing the environment and tearing down trees to build parking places and plant grass. This is a residential area - why disturb what's there now? Why increase foot and auto traffic? There are plenty of parks and walking paths in the area. That said, Alpharetta politicians don't actually care about public input, just about putting money in their own pockets. You seem determined to make Alpharetta crowded and congested. If you cared about opinion, you would have posted a link to a proper plan that is easy to read and isn't a tiny picture that is intentionally vague. But hey, at least it's not zoned for mixed use development or for cookie cutter three story townhouses that seem to go up every other mile. Just let it be.

OLD RUCKER PARK INPUT SURVEY RESULTS

Q3 PLEASE SHARE YOUR THOUGHTS ON THE NEW DESIGN CONCEPT FOR OLD RUCKER PARK.

ANSWERS:

We have such limited growing space in Alpharetta. I'd like to see more rows grown for NFCC, an expansion of community garden space & cut flower space and I don't see the chicken coops on the drawing, so I'd like to see more chickens & eggs grown for sale in the Cambridge Ag boxes. The farm is a diamond in the rough that reminds us where our food comes from. Passive community space can be incorporated near the cabin that was saved on Milton Ave. The farm needs to be used for growing & teaching, as much as physically possible!

I love this concept. I think adding to the usable green space in this city is nothing but a positive improvement, and educating our community about native plants is highly important. I love the work being done at Old Rucker Farm and am excited to see this park grow.

Are there jungle gyms for kids here? Hard to tell. If not I'm sure the many parents in the area would make use of a place to take their kids to climb and slide, etc

I'm not exactly sure what the new design concept is vs. what it is today. The graphic isn't clear enough for me. I'm curious what new ideas are happening with the house that was purchased on the property. I think there is potential there. I'm also curious if further thought has been put into solar efforts to help with sustainability.

I like the additional parking, trails, and orchard.

The new parking spaces are much needed, though I hate to lose the dirt parking right as you turn into the farm to the right. I love the boardwalk through the wetlands! I will say it here and now that I believe the wonderful Amanda Musilli should be allowed to live in the house on the property to act as caretaker to this wonderful park! She is so exceptional and I believe having her family there on the property would deter any unwanted/illegal activity, most especially because of how hidden away this park and farm is from the main roadway. Tell me why that wouldn't be an excellent idea please?! Thank you Alpharetta for offering this fantastic asset to your residents!

SURVEY APPENDIX

#	RESPONSES	DATE
1	We live right next door to the park and think this is a wonderful use of the space. Very happy with this concept. The only concern would be if there was lighting that distracts from the rural nature of the area. We assume since this park is only daylight hours this wont be an issue. Thanks for the awesome park!	2/10/2023 10:10 AM
2	Have a walking trail besides the boardwalk.	2/9/2023 2:46 PM
3	Board walk is a fabulous idea! Please add a dog park with picnic benches and pavilion.	2/9/2023 2:24 PM
4	All families will enjoy Rucker Park. Thank you Alpharetta. The design is beautiful.	2/9/2023 7:52 AM
5	Mmm, the farm doesn't look that big. I prefer to have more farm area.	2/7/2023 5:52 PM
6	Looks awesome!	2/7/2023 12:04 PM
7	For the avid walkers, is there a clear loop trail? Love the idea of a path in the wetlands, but does it have to be a boardwalk? Great idea to have a wall for guardians to sit on while youngsters play. Will there be any play structures? Love the idea of pervious pavers!!	2/7/2023 8:57 AM
8	The park looks inviting, encouraging people to explore nature and plants.	2/5/2023 7:08 PM
9	Need pickleball courts	2/5/2023 12:41 PM
10	Like the walking trails.	2/5/2023 12:33 PM
11	Will there be regular police presence? Break-ins to parked cars remains a concern, as does crime along the wooded trails.	2/5/2023 11:27 AM
12	Very difficult to read map and legend	2/5/2023 9:46 AM
13	I would like to see a smaller version of Wacky World. Maybe a pavilion or two. And a playground with swings, slides, etc. It would be nice if instead of wood chips, there could be recycled rubber mat surface. A paved parking lot for a few cars would be lovely for those who have to drive. A filtered water bottle refill station would be great! I have a 2 year old so it would be nice to have options for as young as a 1 year old who walks all the way to age 6 or so. And different activities so those ages can play but not get in the way of each other.	2/5/2023 8:50 AM
14	It's great	2/5/2023 8:41 AM
15	Good job!	2/5/2023 6:47 AM
16	Enough with the development projects.	2/4/2023 11:13 PM
17	Would love to see a playground for children included! There are so many young families in this area who would use it.	2/4/2023 3:02 PM
18	It would be great to have a playground. There are so many small kids, including mine, who would benefit from this!!!	2/4/2023 3:01 PM
19	Nice! Please include trash and dog waste bag receptacles. Love the walking path around perimeter. No need for excessive lighting at night, like on the road. Encourage day-use only.	2/4/2023 7:26 AM
20	In and out traffic is only concern	2/3/2023 4:46 PM
21	Love the green space play areas and the plan for wetland trails. I like the maple grove now, so am glad it stays. Very glad to see bathrooms included.	2/3/2023 4:36 PM
22	Would love to see natural-style active play space, akin to what's available at Caney Creek Park in Cumming (or Google Irvine Area Park).	2/3/2023 1:15 PM
23	Outstanding	2/2/2023 10:22 PM
24	Honestly, the image and key are very hard to read. I am hoping there is a dog park included.	2/2/2023 9:51 PM
25	Please consider well insulated water fountains that are year round (vs ones such as at wills park that are shut off in winter months)	2/2/2023 7:43 PM
26	Looks great, it will be a wonderful asset	2/2/2023 6:18 PM

SURVEY APPENDIX

27	Overall good. Would be nice to incorporate a seating area (picnic tables, benches, swings), shoe stand, and natural play elements on creek bank where it is crossed by the path if the topography and depth allows to encourage shallow splashing/foot submersion and play.	2/2/2023 4:53 PM
28	Thank you for the park! I live around the corner. Regarding the community garden areas, I'm concerned that they may be of use to only a few people in the community. I'd much prefer to see that area put to a use that can be enjoyed by everyone. Are there other ideas for that space that can be considered?	2/2/2023 4:52 PM
29	Would love to see swinging benches (like at Wills park) and a bocce area in the park.	2/2/2023 4:03 PM
30	Love the walking trail plans!	2/2/2023 3:37 PM
31	Does not appear to be at all an attractive place to have any recreational use. Not a park. Sort of a green area but what for?	2/2/2023 3:21 PM
32	Appears to be a nice plan. Better than residential.	2/2/2023 3:00 PM
33	The improved parking would be amazing! I would also spend much more time on the trails in the wooded area. This would be an awesome way to get more exposure to the farm and green space in general for the community.	2/2/2023 12:34 PM
34	Bathroom - get 'er done :) Same for parking - always tough for events. Perhaps more space for Garden members to support demand - some folks can't get off the wait list. To save money, no trails needed at all - let it just be natural.	2/2/2023 11:08 AM
35	The plan doesn't indicate if pedestrian access will be maintained from Broadwell via Old Rucker road? This view shows trees where Old Rucker Road is currently. Overall, I like it, should be a great new area to walk my dogs!	2/2/2023 9:55 AM
36	Would like to see a basketball court	2/2/2023 8:47 AM
37	Love it!	2/2/2023 8:13 AM
38	Great idea	2/2/2023 7:24 AM
39	Don't understand the purpose of this park. Why would someone go here?	2/2/2023 7:19 AM
40	Excellent plan! I love the more passive green space concept!	2/2/2023 7:15 AM
41	It's meh	2/2/2023 6:53 AM
42	This looks beautiful! My suggestion would be ground covers where ever possible to cut down on mowing and add to the beauty. Will the boardwalk be well above any water?	2/2/2023 6:45 AM
43	Not enough detail here to make comments.	2/2/2023 6:28 AM
44	Why is this needed? Currently used as a small farming area and education area. Not all development is good. This will change the area and small town feel on the original homes. Rucker Road already has problems with speeding. I can't imagine the traffic this would cause.	2/2/2023 6:06 AM
45	I think Alpharetta needs to leave things alone. Not every square inch of land needs to be developed. Nor do you need to tear down every tree. Very concerned about the increased traffic to the area and potential for crime. Having restrooms and facilities - lots of places for creeps to lurk. There are way too many parking spots - unless your putting athletic fields in (goodness please don't - the traffic would be a total nightmare) there will never ever be that many people in this space. You're killing the environment and tearing down trees to build parking places and plant grass. This is a residential area - why disturb what's there now? Why increase foot and auto traffic? There are plenty of parks and walking paths in the area. That said, Alpharetta politicians don't actually care about public input, just about putting money in their own pockets. You seem determined to make Alpharetta crowded and congested. If you cared about opinion, you would have posted a link to a proper plan that is easy to read and isn't a tiny picture that is intentionally vague. But hey, at least it's not zoned for mixed use development or for cookie cutter three story townhouses that seem to go up every other mile. Just let it be.	2/1/2023 10:56 PM
46	More Old Rucker Park is better if desired, ask the super management in place - Amanda, Emily, Kristen and others. A haven and example for all cities, worldwide. Hard to see the design with that little pixels.	2/1/2023 9:28 PM
47	I love the idea. Would like to see a small playground	2/1/2023 9:13 PM

SURVEY APPENDIX

48	More space for community gardens	2/1/2023 9:06 PM
49	Looks impressive. I will go there.	2/1/2023 8:38 PM
50	Seems the lower creek area is under utilized and a good area to expand for the agriculture / farm aspects? Hope the farm can, well... GROW. Love the walking path layout and elevation changes that will make that a good workout. Thanks for improving a great part of Alpharetta y'all!	2/1/2023 6:56 PM
51	Looks good	2/1/2023 6:38 PM
52	Excited for this!	2/1/2023 6:15 PM
53	I like that it will be kept pretty natural.	2/1/2023 4:07 PM
54	An upgrade like the one above will be a great addition to Alpharetta.	2/1/2023 3:56 PM
55	Like the idea of boardwalk trail through wetlands, but how do we keep it from becoming a dog park. Providence park is already getting crowded due to people wanting to exercise dogs off leash rather than enjoy nature.	2/1/2023 2:09 PM
56	Looks like parking spots are limited.	2/1/2023 2:02 PM
57	The writing on the rendering is hard / impossible to read from a mobile phone.	2/1/2023 1:51 PM
58	We live right down the road! Glad to see paved roads and parking improvements. Would love to see a play area for kids as well!	2/1/2023 1:40 PM
59	We have such limited growing space in Alpharetta. I'd like to see more rows grown for NFCC, an expansion of community garden space & cut flower space and I don't see the chicken coops on the drawing, so I'd like to see more chickens & eggs grown for sale in the Cambridge Ag boxes. The farm is a diamond in the rough that reminds us where our food comes from. Passive community space can be incorporated near the cabin that was saved on Milton Ave. The farm needs to be used for growing & teaching, as much as physically possible!	2/1/2023 1:21 PM
60	I love this concept. I think adding to the usable green space in this city is nothing but a positive improvement, and educating our community about native plants is highly important. I love the work being done at Old Rucker Farm and am excited to see this park grow.	2/1/2023 1:02 PM
61	This image is hard to see. Is there a better image?	2/1/2023 1:01 PM
62	I'm not exactly sure what the new design concept is vs. what it is today. The graphic isn't clear enough for me. I'm curious what new ideas are happening with the house that was purchased on the property. I think there is potential there. I'm also curious if further thought has been put into solar efforts to help with sustainability.	2/1/2023 12:07 PM
63	I cannot read the writing! Resolution is too low for zooming on.	2/1/2023 11:39 AM
64	Are there jungle gyms for kids here? Hard to tell. If not I'm sure the many parents in the area would make use of a place to take their kids to climb and slide, etc	2/1/2023 10:01 AM
65	Can't read the legend. Blurry image	2/1/2023 9:45 AM
66	It is hard to read the legend, but I like the open feel to the park. Given the high density of children in this region, it would be best if the park was geared to accommodate/entertain kids.	2/1/2023 9:22 AM
67	Can't read the plan. A larger downloadable version needs to be available, or at least a link to one.	2/1/2023 8:44 AM
68	I like the additional parking, trails, and orchard.	2/1/2023 8:28 AM
69	The new parking spaces are much needed, though I hate to lose the dirt parking right as you turn into the farm to the right. I love the boardwalk through the wetlands! I will say it here and now that I believe the wonderful Amanda Musilli should be allowed to live in the house on the property to act as caretaker to this wonderful park! She is so exceptional and I believe having her family there on the property would deter any unwanted/illegal activity, most especially because of how hidden away this park and farm is from the main roadway. Tell me why that wouldn't be an excellent idea please?! Thank you Alpharetta for offering this fantastic asset to your residents!	2/1/2023 8:20 AM



STAFF REPORT

Department: Recreation, Parks & Cultural Services

Submitted By: Amanda Musilli

Meeting Date: March 6, 2023

AGENDA ITEM:

Mayfield Grow-A-Row Partnership | City of Alpharetta and City of Milton

Presentation and discussion on possible expansion of the Mayfield Property partnership between the Cities of Alpharetta and Milton to include a joint Grow-A-Row program.

STAFF RECOMMENDATION:

This item is presented for City Council discussion and information purposes. No vote or formal action is requested at this time.

BUDGET & PROCUREMENT:

BUDGETED ITEM: NO

FISCAL IMPACT: NO

INCLUDED IN CURRENT FY CPTL BUDGET: NO

INCLUDED IN CURRENT FY OPRT. BUDGET: NO

TOTAL PROJECT COST: AS THE INITIATIVE IS IN ITS INFANCY, THE FISCAL IMPACT HAS NOT YET BEEN DETERMINED. SHOULD STAFF BE ENCOURAGED TO EXPLORE THE CONCEPT OF A PARTNERSHIP, STAFF WILL PRESENT IDENTIFIED COST ESTIMATES FOR PREPARING THE MAYFIELD PROPERTY FOR THE PUBLIC TO ENGAGE IN THE GROW-A-ROW PROGRAM IN 2024. THIS WILL INCLUDE, BUT NOT BE LIMITED TO, ENVIRONMENTAL TESTING FOR LEAD AND ASBESTOS, STRUCTURE DEMOLITION, SITE PREPARATION, AND COMMUNITY ENGAGEMENT.

APPROPRIATIONS:

<u>ACCOUNT TITLE/NUMBER</u>	<u>DOLLAR AMOUNT</u>
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EXTERNAL FUNDING SOURCES:

<u>ACCOUNT TITLE/NUMBER</u>	<u>DOLLAR AMOUNT</u>
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ITEM DESCRIPTION:

BACKGROUND:

The Mayfield property was a family homestead, where three families lived off the land, raising animals and vegetables to sustain themselves. In addition to the three homes and gardens, the families had chickens, hogs, goats, and cattle, each with their own outbuildings and a smoke house to cure the meat. The Mayfield property is an example of what many homesteads in the North Fulton area looked like in the 1970's, when the area was still primarily agricultural.

In April 2017, the cities of Milton and Alpharetta jointly purchased the properties located at 1470, 1480, and 1490 Mayfield Road. At that time, an MOU (attached herein) was drafted and signed, outlining the shared ownership, operations, improvement, maintenance, and programming of the future park.

To date, no development or improvements have been made to the property, except for the two cities hiring landscape companies to mow the fields.

During the same period, the City of Alpharetta's Community Agriculture Program, based at Old Rucker Park, has grown to over 140 members, with over 760 annual volunteers contributing over 3,715 service hours at the small

agriculture-based park. Old Rucker Farm produced approximately 4,000 lbs. of food in 2022, and over 2,100 lbs. were donated to North Fulton Community Charities' (NFCC) food pantry through the Grow-A-Row Program.

The Grow-A-Row Program is a community food growing effort with coordinated training, scheduled plantings, harvest days, and weekly delivery of fresh produce to NFCC, making this collaborative agricultural effort impactful for all participants. The Grow-A-Row Program was developed in 2021 to support and encourage members of the community to grow and harvest organic produce to donate to the NFCC food pantry. The program's manual is attached herein for your review. In addition to this manual, each Grow-A-Row participant receives detailed training and printed instructions on when, how and what to plant in their assigned row(s). The program provides all the education, tools, seeds, and plants to make the volunteers successful in their efforts. More information about the 2023 program may be found in the document attached hereto as the "2023 GAR Program Guide".

GROW-A-ROW PARTNERSHIP | MILTON & ALPHARETTA:

The community interest in Alpharetta's Community Agriculture Program has crossed city boundaries and the City of Milton is interested in partnering with the City of Alpharetta to pursue the expansion of the Grow-A-Row Program at the Mayfield property to aid those most in need in our communities.

NFCC serves a record-breaking number of clients at the food pantry. Expanding the Grow-A-Row Program will help the organization meet this growing demand. Access to fresh, nourishing food allows limited funds to be allocated to rent, utilities, transportation, or an unexpected expense for those who struggle to make ends meet. The NFCC food pantry serves over 125 households every day. With the Grow-A-Row Program, more families will be able to have fresh vegetables on their plates.

The Department of Recreation, Parks and Cultural Services staff view this partnership to be a great opportunity as the initiative directly corresponds with Alpharetta's mission: to improve the quality of life for all our residents and to foster partnerships with our neighboring communities.

In order to do the necessary work to get the Mayfield property ready to host the Grow-A-Row Program in the spring of 2024, staff would like the Mayor & Council's support to develop an MOU to expand the existing partnership with the City of Milton for the Mayfield property.

ALTERNATIVES:

There are two alternatives to this item:

1. Direct staff not to explore the development of the Grow-A-row Program at the Mayfield property.
2. Direct staff not to explore the drafting of an MOU with the City of Milton for the Mayfield property.

ATTACHMENTS:

1. 2023 GAR Program Guide
2. Cities of Alpharetta & Milton Mayfield Property MOU



**GROW-A-ROW
PROGRAM GUIDE
2023**



ABOUT THE ALPHARETTA COMMUNITY AGRICULTURE PROGRAM

We focus on three things: Education, Production, and Donation

Education:

We offer classes, tours, and hands-on learning for all ages through classroom and in-field lessons. From simply walking around to organized family volunteering days, the Old Rucker Farm is a place to learn about growing food and the environment. We also partner with the Cambridge High School Agriculture Program and the Alpharetta High School Culinary Program to provide students a hands-on learning experience.

Production:

In our 2.5 acres, we grow approximately 4,000 pounds of food each year. About half of this food is distributed to the Cambridge High School's CSA members in weekly boxes of produce during the school year, and the other half is donated to North Fulton Community Charities (NFCC). We work hard to ensure that no food is wasted.

Donation:

We believe that all people deserve access to fresh and healthy food. We make a weekly donation of our harvest to the food pantry at North Fulton Community Charities, that totals over 2,000 pounds annually.





SHARING YOUR TIME TO GROW A HEALTHY COMMUNITY

Welcome to the City of Alpharetta's Grow-A-Row Program!

The Grow-A-Row Program is a community food growing effort with coordinated trainings, scheduled plantings, harvest days, and weekly delivery of fresh produce to NFCC, making this collaborative agriculture effort impactful for all participants.

The Grow-A-Row Program was developed in 2021 to support and encourage members of the community to grow and harvest organic produce to donate to the North Fulton Community Charities (NFCC) food pantry.

Grow-A-Row is part of the City of Alpharetta's Community Agriculture Program, which operates within the Community Services Division of the Recreation, Parks & Cultural Services Department. The mission of the Community Agriculture Program is to model and inspire the stewardship of natural resources through the use of sustainable practices, while connecting the community through growing food and nature based education.



PARTNERSHIP WITH NFCC

North Fulton Community Charities is seeing a record-breaking number of clients at their food pantry. Expanding Grow A Row will help NFCC meet this growing demand.

Access to fresh, nourishing food frees up money to pay rent, utilities, transportation, or an unexpected expense. The NFCC food pantry serves over 125 households every day. With your support of the Grow-A-Row Program, more families will be able to have fresh vegetables on their plates.

Your commitment to caring for a row in the Grow-A-Row garden from March-December will keep this program running. We would not be able to do it without you! Not only will you be serving your community for the greater good of helping those in need, but you will be connecting with other local growers.

We are coming together to make 2023 uplifting, inspiring and prosperous!



OLD RUCKER FARM OVERVIEW

OLD RUCKER FARM IS LOCATED AT 900 RUCKER ROAD

Turquoise Shed



- First-aid kit
- Gardening gloves
- Large scale for weighing each harvest
- Seeds (particular seeds for your growing date will be stored here)
- QR code to scan and record your harvest

Tool Shed



- Larger tools (shovels, harvesting knives, scissors, weeding tools, etc.)
- Harvesting tools (rubber bands, bags, knives)
- Refrigerator to store harvest

Hardening Off Shelves



- Seedlings ready to be planted in your row will be located here
- Each tray will be labeled with your Row # A/ Row # B

Water



- The spigot by the greenhouse is the closest option for the Grow-A-Row area
 - This spigot can be used for watering in your seeds or new seedlings.
- Please refer to the map for ALL water locations
- Daily watering will be done by the drip irrigation system which is on a timer

Restroom



- We have 1 Porta-Potty that is located near the brick farm house

All participants will receive planting instructions specific to your assigned row. All seeds and seedlings will be provided according to your row's crop plan.



GROW A ROW

SCAN THE QR CODE TO LOG
YOUR HARVEST
SUBMIT ONE FORM FOR
EACH ITEM YOU HARVEST





GROW-A-ROW PARTICIPANT RESPONSIBILITY

- Log service hours and harvest yield
- Adhere to the crop plan for your row, provided to you by the Farm team. Please be flexible too - Mother Nature is in charge and sometimes dates need to be adjusted
- Maintain a clearly worked, weeded and harvested row from February 13 through December 15 (3-5 hours/week)
 - Peak growing season is May through August and may require 2 or more visits per week
- Keep open communication via email and/or the Facebook group for weekly reminders and alerts; respond as needed
- Maintain current contact information (email/phone) with the Grow-A-Row Volunteer Coordinator

THE COMMUNITY AGRICULTURE PROGRAM PROVIDES:

- 30" x 40' planting row(s)
- Seed, seedlings, and soil
- Drip irrigation for rows
- Tools, wheelbarrows
- Shed for shared equipment
- Orientation, crop plan, and educational materials
- Monthly donation reports

GARDEN POLICIES

In order to have an enjoyable community garden for all members, there are a set of agreed upon standards of practice. The following policies were developed by the City of Alpharetta with the input of many community members, and will evolve as time goes on and needs arise.

All program participants are responsible for adhering to the rules and being mindful of neighboring participants' rows. Failure to follow these rules may cause you to forfeit your adopted row. **Please read through all of the following information and rules.**

1. The time commitment for the Grow-A-Row Program is 3-5 hours/week to properly care for a row. If at any time circumstances make this impossible for you, please let us know ASAP so we can re-assign the row.
2. Adhere to the crop plan set by the Farm team; please do not add other crop variants to your row.
3. The Old Rucker Farm Grow-A-Row Garden is open 7 days per week during daylight hours.
4. Children under 18 are welcome and encouraged in the garden. For their safety they must be accompanied by an adult and, if under 13 years old, supervised at all times.
5. Please help us make Old Rucker Farm a peaceful place by leaving amplified music at home and observing quiet hours from 9 pm to 8 am so neighboring residents are not disturbed.
6. Place garden cuttings and plant waste from this community garden in the designated compost area at the Old Rucker Farm. Do not bring household or private yard waste to the farm.
7. The use of persistent pesticides, herbicides and chemical fertilizers is strictly prohibited. If you have pests or diseased plants, please refer to the pest information sheet included with your crop plan or ask the Farm team for recommendations.
8. Do not disturb other areas of the Farm. This includes weeding or removing anything from a plot other than your own, unless it is part of the Grow-A-Row Program and the Farm team has granted you permission.
9. We LOVE photos, but please do not take any photos of other people in the Farm **without their permission.**
10. Pets are not allowed in the garden areas unless they are service animals.

GARDEN POLICIES, CONT.

11. To conserve water, we ask that you cover your plot with mulch, leaves, or hay to reduce evaporation.
12. No debris of any kind should be left on site. Please use the trash receptacles, recycling, and compost bins to dispose of any unwanted material.
13. All harvested produce from the Grow-A-Row garden must be properly stored, weighed, and recorded prior to the weekly delivery to NFCC.
14. If there is a medical emergency, call 911 then let any on-site Farm team member know.
15. Basic tools are kept in the onsite garden shed. These tools are for everyone's use. Please place tools back in the shed and lock the shed door. The City of Alpharetta is not responsible for any lost, stolen, or broken tools. Garden decor is welcome, but the City of Alpharetta is not responsible for lost or stolen decor pieces. Gardeners may donate to the shed any tools they feel may be useful in the garden, but please note, anything left in the shed is for everyone's use. Any missing or broken tools will not be replaced.
16. NOT ALLOWED in the garden include the following: marijuana cultivation, bee hives, tires, barbed wire, smoking, loud music, selling produce, pets or heavy machinery.

GARDEN ACCOUNTABILITY & POLICY ENFORCEMENT

The Farm team regularly monitors the Grow-A-Row rows throughout the year. Below outlines the steps and timeline of accountability when garden policies are not met.

1. If a participant is not following the garden policies or not meeting the standards of a well-cared for row, the Farm team will send them a reminder.
2. The participant will have two weeks (14 days) to respond and address the issue.
3. If there is no action after 14 days, the row will be reassigned.
4. After a participant receives three reminders from the Farm team in one season (Feb 13- Dec 15), their plot will be forfeited for the remainder of the year (forfeiture notification will come in a 4th email).
5. When a row is forfeited, it will be automatically reassigned to the next person on the wait list.

MEET THE TEAM



Community Services Manager

Amanda Musilli - amusilli@alpharetta.ga.us

The Community Services Manager develops the vision and goals for the Community Agriculture Program. They ensure the activities of the Community Garden follow the rules and regulations set by the City of Alpharetta. They oversee all farm planning and daily operations, events and meetings, fees and budget items. The Community Services Manager oversees and supports the administrative tasks for the program including waiting lists, induction of new members, dismissals, emails, and any other tasks of an administrative nature that is necessary.



Community Agriculture Coordinator

Emily Dillard - edillard@alpharetta.ga.us

The Community Agriculture Coordinator manages the program's communication and social media, and works alongside the Community Services Manager in completing all daily operations and administrative tasks. They arrange work days, special events, and help manage any garden issues that come up. The Community Agriculture Coordinator can assist with any extra or unwanted food from your garden plot and ensure it is donated to North Fulton Community Charities.



Community Agriculture Volunteer and Education Coordinator

Kristen Orr - oldruckerfarm@gmail.com

The Community Agriculture Volunteer and Education Coordinator plans and coordinates educational workshops and events at the farm, and they run and manage summer camps for kids and other educational programs during the school year. They also coordinate volunteer opportunities and events at the farm, including the Grow-A-Row Program, group volunteer projects, corporate volunteer events, weekly volunteer days, and other volunteer projects.

**MEMORANDUM OF UNDERSTANDING BY AND BETWEEN
THE CITY OF ALPHARETTA AND THE CITY OF MILTON
FOR A JOINTLY OWNED PASSIVE PARK**

WHEREFORE the City of Alpharetta (“Alpharetta”) and the City of Milton (“Milton”) (collectively the “Parties” or individually a “Party”) do hereby enter into this Memorandum of Understanding (MOU) for the purpose of memorializing the parties’ intention of jointly acquiring, owning, operating, improving, and maintaining a municipal park located at 1470, 1480 and 1490 Mayfield Road, Alpharetta, Georgia, (the “Property”) in the City of Alpharetta. Based upon the receipt of \$10.00 and other good and valuable consideration exchanged, the receipt and sufficiency of which are acknowledged by the signatures affixed below, the Parties do hereby express their intention to undertake the following:

1. The Parties shall jointly make an offer to the Property owner(s), with both Alpharetta and Milton responsible for fifty (50) percent of the purchase price, with the capped purchase price being no more than \$1,500,000; and no Party responsible for more than \$750,000.
2. Alpharetta and Milton shall individually be responsible for their own respective legal fees related to the acquisition.
3. The Property, following closing, shall be jointly titled in the name of Milton and Alpharetta.
4. The Parties shall split equally all due diligence and closing costs.
5. It is the expectation and intention of the Parties that the Property shall be jointly insured by each Parties’ general liability insurance carrier.
6. During due diligence, the Parties shall enter into a formal Intergovernmental Agreement to confirm:

- a. Future obligations with respect to how daily and long-term decisions shall be made relative to the Property;
 - b. Future obligations with respect to maintenance, repair, and upkeep relative to the Property;
 - c. Future obligations with respect to capital improvements relative to the Property;
 - d. Future obligations and decision-making relative to park and recreation programming as to the Property.
 - e. The Parties agree that all decisions relative to items 6 (a) through (d) shall be guided by the principal that the Property is to be a park jointly owned by Alpharetta and Milton, on an equal basis, for the joint and equal usage by citizens of Alpharetta and Milton.
7. It is the expectation of the Parties that the Property shall be a passive amenity as opposed to an active park, thereby allowing trails, pavilions, children's play areas, and other similar passive recreational amenities.

SO APPROVED, this 24 day of April, 2017.

Joe Lockwood, Mayor
City of Milton

smharden

City Clerk

Seal



David Belle Isle, Mayor
City of Alpharetta

attest: *Colby Ortiz*

City Clerk

Seal



Approved As To Form



STAFF REPORT

Department: City Clerk
Submitted By: Lauren Shapiro
Meeting Date: March 6, 2023

AGENDA ITEM:

Text Amendment to The Code of the City of Alpharetta, Georgia - Alcohol Ordinance

Presentation and discussion of text amendments to Chapter 4 of The Code of the City of Alpharetta, Georgia to revise provisions related to delivery, consumption sales, and retail establishments and to add provisions related to mixed drink sales; to provide an effective date; and for other purposes.

STAFF RECOMMENDATION:

This item is for workshop purposes only. No formal action is requested or will be taken at this time.

BUDGET & PROCUREMENT:

BUDGETED ITEM: NO

FISCAL IMPACT: NO

INCLUDED IN CURRENT FY CPTL BUDGET: NO

INCLUDED IN CURRENT FY OPRT. BUDGET: NO

TOTAL PROJECT COST:

APPROPRIATIONS:

<u>ACCOUNT TITLE/NUMBER</u>	<u>DOLLAR AMOUNT</u>
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EXTERNAL FUNDING SOURCES:

<u>ACCOUNT TITLE/NUMBER</u>	<u>DOLLAR AMOUNT</u>
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ITEM DESCRIPTION:

This item is being presented for workshop discussion purposes only.

The following topics are areas within the alcohol ordinance that could be amended, clarified, or added as it relates to what is permissible under state law.

For example, City Council may amend the alcohol ordinance to permit or prohibit the following:

1. Allow beer, malt beverages, wine and/or distilled spirits purchased from a package store to be delivered to an individual aged 21 and over;
2. Allow individuals to order, pick up, and carry out a mixed drink (prepared with distilled spirits at an establishment) for off-premises consumption as part of a to-go order; and/or
3. Allow eating establishments to sell packaged beer and/or wine to individuals for off-premises consumption.

ALTERNATIVES:

ATTACHMENTS:

1. Alcohol Ordinance - Text Amendments 3.6.2023
2. Current Alcohol Ordinance 4-31 Delivery
3. Current Alcohol Ordinance 4-49 Consumption Sales Only
4. Current Alcohol Ordinance 4-137 Type of Retail Establishment



ALCOHOL ORDINANCE AMENDMENT WORKSHOP

MARCH 6, 2023

Text Amendments

Chapter 4 of the Code of the City of Alpharetta, Georgia

4-31

Delivery of unbroken, packaged alcoholic beverages

This is currently codified.

4-32

To-Go and curbside mixed drink sales from eating establishments

This is not currently codified.

4-49

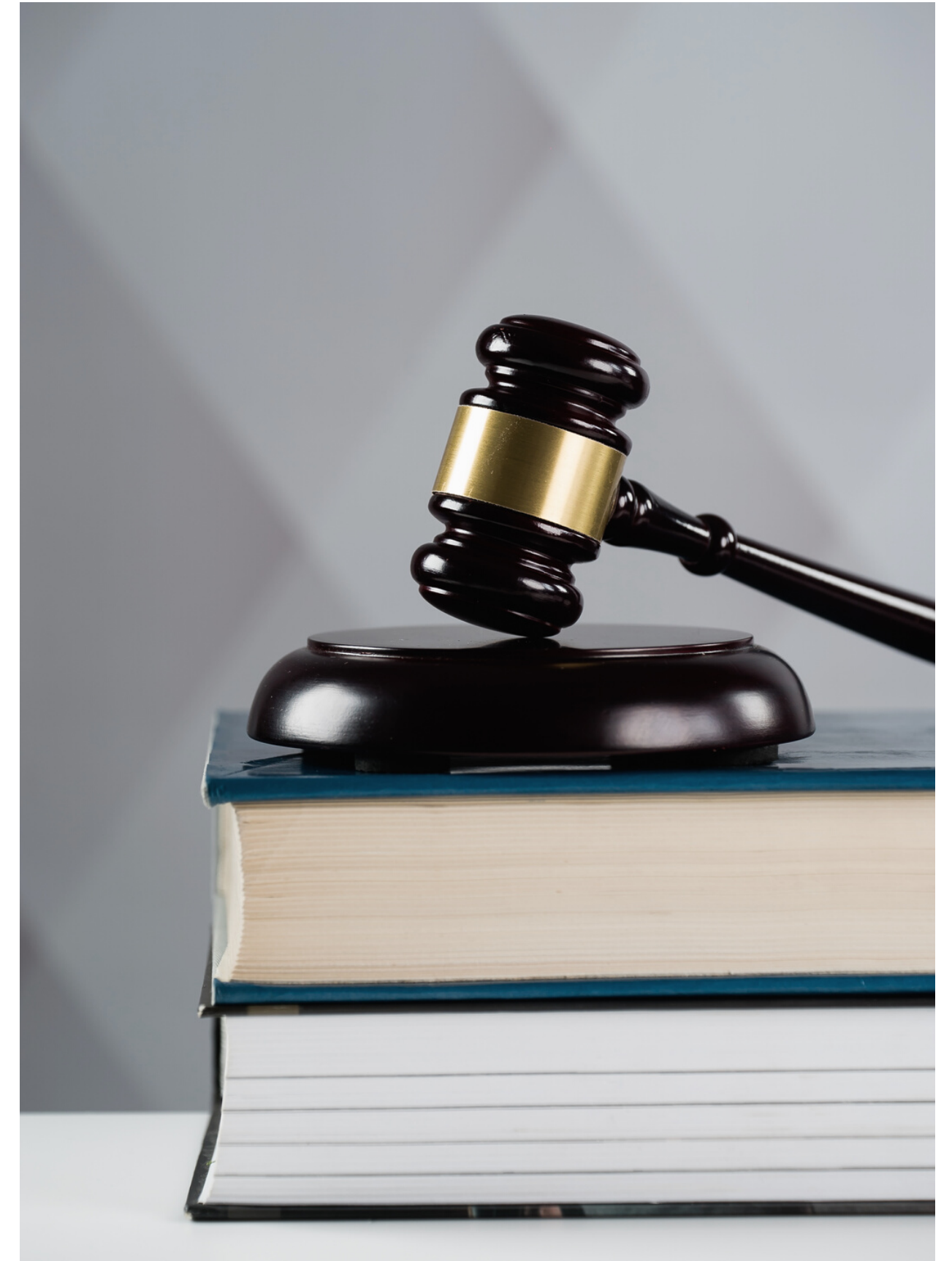
Consumption sales only

This is currently codified.

4-137

Type of retail establishment

This is currently codified.



OCGA 3-3-10 AND OCGA 3-3-11

During, and as a result of, the pandemic, the state passed and codified a few laws pertaining to alcoholic beverage sales and deliveries.

OCGA 3-3-10: Allows third parties to deliver alcohol purchased from retail package stores

OCGA 3-3-11: Allows eating establishments to sell mixed drinks (made with distilled spirits) with to-go orders

This is permitted under state law, unless the local jurisdiction passes an ordinance that prohibits such sales and deliveries.

A background image of a restaurant table. In the foreground, there is a dark bowl filled with a salad or dish containing bread, greens, and other ingredients. To the left, a glass of amber-colored wine is visible. To the right, a cocktail with a red liquid and a green garnish is in a glass. The background is slightly blurred, showing more of the table and possibly other diners.

**STATE
LAW**



4-31

DELIVERY OF UNBROKEN, PACKAGED ALCOHOLIC BEVERAGES

CURRENT

- References House Bill 879, which has been since signed into law at OCGA 3-3-10
- Allows third parties to deliver alcohol purchased from retail package stores

TO MATCH STATE LAW

- References the correct, enacted law at OCGA 3-3-10
- Specifies types of packaged beverages to be delivered
- Specifies procedures for accepting delivery and requirements for verifying customer identification

APPLICATION EXAMPLE

A resident residing off Canton Street would be able to order from a package retail store (like Total Wine or Publix) a bottle of wine and a six pack of beer on a mobile application (like DoorDash or InstaCart).

TO-GO AND CURBSIDE MIXED DRINKS SALES FROM EATING ESTABLISHMENTS

CURRENT

-Not addressed in the current alcohol ordinance, BUT is allowed under state law

TO MATCH STATE LAW

-Allows eating establishments to sell mixed drinks (made with distilled spirits) with to-go orders

-No more than 3 ounces of distilled spirits in each drink

-Customer can purchase 2 mixed drinks per menu item

-The customer who placed and paid for the mixed drink must be the person to pick up

-Uber/Delivery services cannot deliver mixed drinks

APPLICATION EXAMPLE

A resident (Joe Milton) calls in a to-go order from Pure Taqueria for Carne Asada Tacos, Fajitas, and 2 margaritas. Joe Milton drives to Pure, shows his ID, pays for his order, and takes the food and margaritas back to his house to enjoy.



4-32

EATING ESTABLISHMENTS & PACKAGE SALES

Currently, the city's alcohol ordinance allows eating establishments (not brewpubs) to sell package wine customers, so long as package wine sales do not exceed 10% of their revenue.

This workshop is to discuss whether or not to add beer (all manufacturers, craft beer, or private label beer) as a package sale option for eating establishments.

If so, Sections 4-49 and 4-137 would need amendment.



**PACKAGE
SALES**



4-49

CONSUMPTION SALES ONLY

CURRENT

- Defines the places where consumption on premises is permitted
- Allows eating establishments to sell packaged wine, but no more than 10% of the establishment's revenue

POTENTIAL OPTIONS

- Allows eating establishments to sell **packaged wine AND/OR beer**, so long as package sales are an ancillary function of the establishment
- Clarifies that distilleries and breweries allow for on-premises consumption
- Requires an application to be submitted and fees to be paid to the City (cannot be added on to an existing license without app+fees)
- Defines permitted hours and days of sales and distance requirements

APPLICATION EXAMPLE

Jill Kimball goes to Loyal Q for dinner and drinks. While dining, she enjoyed a beer that she had never tasted before. She loved it so much she decided to order a 6 pack of beer to take home with her. Jill pays for her dinner, beer, and six pack from Loyal Q and goes home for the night.

TYPE OF RETAIL ESTABLISHMENT

CURRENT

-This section describes the types of establishments that can sell packaged beer, malt beverages, and wine.

POTENTIAL OPTIONS, IF 4-49 IS AMENDED

- General cleanup
- Allows eating establishments to sell packaged **beer and wine** for consumption off the premises, to align with the changes made in Section 4-49. If amendments are made to Section 4-49, there will also need to be modifications to this section (4-137).
- Clarifies that brew pubs may also sell packaged beer for consumption off the premises, as already permitted in Article XIX.



4-137

Sec. 4-31. Delivery.

The city adopts and elects to incorporate certain provisions of House Bill 879 (General Assembly 2020) (amending Title 3 of the Official Code of Georgia Annotated). Specifically, local city licensed package goods retailers are permitted to deliver, themselves or through a qualified third party, unbroken package alcohol. The purchaser shall register with the retailer, and provide valid identification and signature upon delivery. Retailers shall follow the House Bill and any regulations issued by the Georgia Department of Revenue.

(Ord. No. 810 , § 1, 9-21-2020)

Editor's note(s)—Ord. No. 810 , § 1, adopted Sept. 21, 2020, set out provisions intended for use as art. XIX, § 4-453.

For purposes of classification, and at the editor's discretion, these provisions have been included as art. I, § 4-31.

Sec. 4-49. Consumption sales only.

- (a) Except as may be otherwise expressly provided in this chapter, establishments holding a license to sell alcoholic beverages for consumption on the premises shall not hold a license for the sale of alcoholic beverages by the package.
- (b) The foregoing prohibition, however, shall not apply with respect to the following:
 - (1) Supermarkets and brew pubs, as defined in section 4-1; provided, however, no such license shall include or authorize the sale of distilled spirits by the package; and
 - (2) Eating establishments, as defined in section 4-1, may sell wine by the package for off-premises consumption, provided that no more than ten percent of the interior floor area of the establishment is devoted to the display of package wine and no more than ten percent of the establishment's revenues derived from the sale of alcoholic beverages is derived from package wine sales. Notwithstanding the foregoing, the sales of wine by the package for off-premises consumption shall not be used in calculating the total annual gross food and beverage sales for the establishment for the purpose of determining whether the establishment constitutes an eating establishment as set forth in section 4-1.
- (c) For the purposes of this chapter, where a person holds a license to sell alcoholic beverages by the package, including distilled spirits, at one establishment, and a license to sell alcoholic beverages for consumption on the premises at a contiguous establishment, and the licensed premises of each establishment are physically separate from the other, with the only interconnectivity between the establishments (if any) being an inside connecting service door or passageway, such establishments shall be considered separate and distinct establishments, provided that:
 - (1) Each establishment operates under a trade name different from the other;
 - (2) All business transactions are kept separate;
 - (3) Each establishment must operate in compliance with all other provisions of this chapter and all other laws and regulations applicable to such business;
 - (4) Each establishment has a separate entrance for the public and the establishments share no common entrance;
 - (5) The inside connecting service door or passageway (if any) must be located behind the bar or service counter of each establishment or otherwise so situated or maintained as to be reasonably accessible only to the licensee or employees of the establishments, and only the licensee and employees of the establishments may use such door or passageway; and
 - (6) All other conditions required by state regulations applicable to such contiguous operations are met.

(Code 1989, § 3-42; Ord. No. 218-A, § 1.027, 9-22-1986; Ord. No. 679, § 10, 7-15-2013; Ord. No. 694, § 1, 9-15-2014; Ord. No. 701, § 1, 2-23-2015; Ord. No. 722, § 3, 3-21-2016; Ord. No. 740, § 4, 5-16-2017)

Sec. 4-137. Type of retail establishment.

No package beer, malt beverage or wine shall be sold at retail except in the following types of retail establishments, subject to such establishments holding a license to sell beer, malt beverages or wine (as applicable) by the package:

- (1) Establishments which meet the same requirements applicable to establishments where distilled spirits may be sold (section 4-116);
- (2) Establishments maintaining 80 percent of the floor space and storage area in a manner which is devoted principally to the retail sale of other products and located in zoning districts in which these establishments are permitted as a conforming use or in districts where existing establishments exist as a nonconforming use;
- (3) Supermarkets, as defined in section 4-1;
- (4) Establishments which are duly licensed by the city to operate as a brew pub; or
- (5) Eating establishments licensed to sell alcoholic beverages for consumption on the premises which sell wine by the package in accordance with the provisions set forth in section 4-49(b); provided, however, package sales shall be limited to wine only.

(Code 1989, § 3-70; Ord. No. 664, § 1, 4-16-2012; Ord. No. 722, § 4, 3-21-2016)