



SANDY SPRINGS

GEORGIA

To: Peggy Merriss, Interim City Manager
From: Ginger Sottile, Community Development Director
Date: August 8, 2019 for Submission onto the August 20, 2019 City Council Regular Meeting Agenda
Subject: Resolution for Transmittal of the Annual Capital Improvements Element (CIE) Update

Department of Community Development Recommendation:

APPROVAL of a Resolution for Transmittal of the Annual Capital Improvements Element (CIE) Update.

Background:

The Annual Financial Report has been adjusted to reflect the 2019-2020 beginning balances, impact fees collected and accrued interest for each public facility type. The Work Program was updated to show change in estimated costs of specific Public Safety and Road Improvements projects and to include subprojects of intersection improvements, as listed in the Community Work Program chapter of the CIE adopted October 18, 2016.

All local governments that utilize an impact fee system under the Georgia Development Impact Fee Act (GDIFA) must include a Capital Improvements Element (CIE) in their comprehensive plans and update the Capital Improvements Element (CIE) portion of their plan annually. The City of Sandy Springs is required to approve an annual update to a Capital Improvements Element and Short Term Work Program by October 31, 2019.

Discussion:

The State requires that only a draft be submitted and that the local governments not take any official action to adopt or put into effect a CIE prepared in accordance with the Development Impact Fee Compliance Requirements until at least 60 days after the CIE is first submitted to the regional development center for review (the Atlanta Regional Commission). The draft of the annual update of the Capital Improvements Element and Work Program has been prepared by Staff in accordance with the Development Impact Fees Compliance Requirements and the Minimum Planning Standard and Procedures for Local Comprehensive Planning established by the state of Georgia.

The following estimated costs for the Public Safety and Road Improvements projects listed below have changed since last year's CIE (but do not exceed our original budget):

Public Safety

- | | |
|---|-----------------------------|
| 1. Purchase fire engine | \$669,912 (+\$69,912) |
| 2. Purchase ladder fire truck | \$1,400,000 (+\$200,000) |
| 3. Construct Public Safety Complex | \$38,634,728 (+\$1,134,728) |
| 4. Purchase Rescue/Airlight/Rehab Truck | \$750,000 (+\$150,000) |

Road Improvements

1. Boylston Road Connector	\$5,860,659 (+\$2,350,000)
2. Johnson Ferry Rd. widening & intersection improvements	\$18,973,000(-\$1,027,000)
3. Intersection – Roswell Rd. at Roberts Dr.	\$5,500,000 (+\$5,215,575)
4. Intersection –Roswell Rd. at North River Pwy.	\$1,000,000 (+\$715,575)

The following intersection improvements, along with its estimated costs, are subprojects of the projects listed in the Community Work Program of the CIE approved in October 18, 2016:

1. Abernathy Rd. and Intersection Improvements	\$1,027,000
2. Roswell Rd. at Glenridge Intersection Improvement	\$4,292,000
3. Holcomb Bridge/River Exchange at Spalding Dr. Intersection	\$3,000,000
4. Intersection –Colquitt Rd. at Pitts Rd.	\$500,000
5. Intersection –Peachtree Dunwoody Rd. at Crestline	\$1,000,000
6. Intersection –Johnson Ferry Rd. at Peachtree Dunwoody Rd.	\$10,000,000
7. Intersection –Roswell Rd. at Lake Placid	\$500,000

Alternatives:

The Georgia Department of Community Affairs requires that the Mayor and City Council authorize transmittal of the adopted Capital Improvements Element (CIE) Update by October 31, 2019. The state requires a sixty (60) day review period.

Attachments:

Resolution for Transmittal
Financial Report
Work Program Update

STATE OF GEORGIA
COUNTY OF FULTON

RESOLUTION TRANSMITTAL FOR CAPITAL IMPROVEMENTS ELEMENT (CIE)

WHEREAS, the City of Sandy Springs has prepared an annual update to a Capital Improvements Element and Work Program; and

WHEREAS, the annual update of the Capital improvements Element and Work Program was prepared in accordance with the Development Impact Fees Compliance Requirement and the Minimum Planning Standard and Procedures for Local Comprehensive Planning established by the Georgia Planning Act of 1989, and a public hearing was held on August 20, 2019, at City Hall.

BE IT THEREFORE RESOLVED, that the Mayor and City Council of the City of Sandy Springs does hereby submit the annual update of the Capital Improvements Element and Work Program covering the five-year period 2018-2022 to the Atlanta Regional Commission Regional Development Center for Regional review, as per the requirements of the Georgia Planning Act of 1989.

1.

The Mayor and City Council of the City of Sandy Springs do hereby approve the Resolution Transmittal for the Annual Update to the Capital Improvements Element (CIE).

2.

This Resolution is effective August 20, 2019; and

RESOLVED this the 20th day of August, 2019.

Approved:

Rusty Paul, Mayor

Attest:

Coty Thigpen, City Clerk
(Seal)

CITY OF SANDY SPRINGS

ANNUAL FINANCIAL REPORT FOR 2019

Public Facility Type *	Total Impact Fee Fund	Transportation	Parks & Recreation	Public Safety
Service Area	City Wide	City Wide	City Wide	City Wide
Beginning Impact Fee Fund Balance	\$9,388,611.47	\$3,854,427.30	\$4,852,406.20	\$681,777.97
Impact Fees Collected	\$1,598,757.27	\$547,608.13	\$947,257.24	\$103,891.90
Interest Income Current and Prior Years	\$35,230.47	\$4,539.06	\$26,834.23	\$3,857.18
Project Expenditures **	(\$3,563,587.28)	(\$3,229,792.42)	(\$333,794.86)	\$0.00
Administrative Costs ***	\$0.00	\$0.00	\$0.00	\$0.00
Impact Fee Refund	\$0.00	\$0.00	\$0.00	\$0.00
Ending Impact Fee Fund Balance	\$7,459,011.93	\$1,176,782.07	\$5,492,702.81	\$789,527.05
Impact Fees Encumbered****	\$1,326,724.57	\$1,112,207.58	\$214,516.99	\$0.00

* Impact Fees not collected for these Public Facility types:
 Water Supply (Provided by City of Atlanta)
 Waste Water (Provided by Fulton County)
 Libraries
 Stormwater

** Project Expenditures relate to:

Transportation - T0058 City Center Trans Network	\$2,202,792.42
Transportation - X0000 Mercedes-Benz Road Improv	\$1,027,000.00
Parks & Recreation - P0020 Crooked Creek Park	\$52,146.76
Parks & Recreation - P0021 Windsor Meadows Park	\$281,648.10

*** Impact Fees have not been collected for administrative costs

**** Impact Fees encumbered relate to:

Transportation - T0058 City Center Trans Network	\$1,112,207.58 remaining
Parks & Recreation - P0020 Crooked Creek Park	\$214,516.99 remaining

CITY OF SANDY SPRINGS

5-YEAR WORK PROGRAM ADDENDUM: IMPACT FEE ELIGIBLE PROJECTS

Project Description	2016	2017	2018	2019	2020	2021	2022	2023	2024	2025	Responsible Party (City Dept.)	Estimated Cost	Funding Source	Notes/ Explanation
Parks and Recreation														
1 new park walking trail at Abernathy-Greenway Linear Park	x	x									Recreation and Parks	\$800,000	96.24% impact fees; General Fund	COMPLETE
4 new tennis courts at Sandy Springs Tennis Center							x	x	x	x	Recreation and Parks	\$424,320	58.32% impact fees; General Fund	Capital Project #P0006
Old Riverside Drive Park Improvements												\$721,276	Impact fees and General Fund:	Capital Project #P0019
1 new playground						x	x	x	x	x	Recreation and Parks	\$116,388	96.24% impact fees; General Fund	
1 new grassed playfield						x	x	x	x	x		\$155,074	42.77% impact fees; General Fund	
2 new picnic shelters						x	x	x	x	x		\$139,568	92.67% impact fees; General Fund	
1 new restroom building						x	x	x	x	x		\$310,246	85.54% impact fees; General Fund	
1 new park walking trail at Crooked Creek Park	x	x	x								Recreation and Parks	\$600,000	96.24% impact fees; General Fund	Capital Project #P0020
1 new park walking trail at Windsor Meadows Park			x	x	x						Recreation and Parks	\$115,107	96.24% impact fees; General Fund	COMPLETE
Roswell Road bike/ped bridge (over Chattahoochee River)	x	x	x	x	x						Public Works	\$725,882	27.74% impact fees; General Fund	Capital Project #T0035
Glenridge Drive sidewalks (High Point to Roswell Rd.)	x	x	x	x							Public Works	\$402,300	27.74% impact fees; General Fund	To be completed in phases
Spalding Drive sidewalks (Dunwoody Rd. to Ex.Drive near Dunwoody city limits)	x	x									Public Works	\$41,625	27.74% impact fees; General Fund	
Park Land Acquisition				x							Recreation and Parks	\$4,242,375	100.00% impact fees	

CITY OF SANDY SPRINGS

5-YEAR WORK PROGRAM ADDENDUM: IMPACT FEE ELIGIBLE PROJECTS

Project Description	2016	2017	2018	2019	2020	2021	2022	2023	2024	2025	Responsible Party (City Dept.)	Estimated Cost	Funding Source	Notes/ Explanation
Public Safety														
Construct Panhandle Fire Station						x	x	x	x	x	Fire / Administration	\$4,050,400	100% impact fees	
Purchase fire engine			x								Fire Rescue	\$669,912	100% impact fees	COMPLETE
Purchase ladder fire truck						x					Fire Rescue	\$1,400,000	100% impact fees	
Construct Public Safety Complex						x	x				Fire / Police / Administration	\$38,634,728	27.74% impact fees; General Fund	
Purchase Rescue/Airlight/Rehab Truck					x						Fire Rescue	\$750,000	100% impact fees	
Road Improvements														
Boylston Rd. Connector					x	x	x	x			Public Works	\$5,860,659	28.7% impact fees; General Fund	Capital Project #T0058
Expansion of Advanced Traffic Management System (ATMS)					x	x	x	x	x		Public Works	\$3,492,671	28.7% impact fees; General Fund	
Johnson Ferry Rd. widening and intersection improvements					x	x	x				Public Works	\$18,973,000	28.7% impact fees; General Fund	
Abernathy Rd. road and intersection improvements							x	x	x		Public Works	\$1,027,000	28.7% impact fees; General Fund	
Roswell Road at Glenridge Intersection Improvement			x	x	x						Public Works	\$4,292,850	28.7% impact fees; General Fund	
Holcomb Bridge/River Exchange @ Spalding Dr Intersection					x	x	x				Public Works	\$3,000,000	28.7% impact fees; General Fund	
Intersection - Roswell Rd. @ Roberts Dr.						x	x	x			Public Works	\$5,500,000	28.7% impact fees; General Fund	

CITY OF SANDY SPRINGS

5-YEAR WORK PROGRAM ADDENDUM: IMPACT FEE ELIGIBLE PROJECTS

Project Description	2016	2017	2018	2019	2020	2021	2022	2023	2024	2025	Responsible Party (City Dept.)	Estimated Cost	Funding Source	Notes/ Explanation
Intersection - Roswell Rd. @ North River Pkwy.									x	x	Public Works	\$1,000,000	28.7% impact fees; General Fund	
Intersection - Roswell Rd. @ Morgan Falls Rd.								x	x		Public Works	\$1,000,000	28.7% impact fees; General Fund	
Intersection - Roswell Rd. @ Dalrymple Rd.					x	x	x				Public Works	\$2,700,000	28.7% impact fees; General Fund	
Intersection - Colquitt Rd. @ Pitts Rd.						x	x	x			Public Works	\$500,000	28.7% impact fees; General Fund	
Intersection - Peachtree Dunwoody Rd. @ Crestline						x	x	x			Public Works	\$1,000,000	28.7% impact fees; General Fund	
Intersection - Johnson Ferry Rd. @ Peachtree Dunwoody Rd.						x	x	x			Public Works	\$10,000,000	28.7% impact fees; General Fund	
Intersection - Roswell Rd. @ Lake Placid									x	x	Public Works	\$500,000	28.7% impact fees; General Fund	