

AGENDA
CITY COUNCIL REGULAR MEETING AND WORK SESSION
G.L. Gilleland Council Chambers on 2nd Floor
Monday, March 17, 2025
5:00 P.M.

1. Call to Order
2. Roll Call
3. Invocation and Pledge
4. Announcements
5. Approval of the Agenda
6. Public Input
7. Consent Agenda
 - a. Approve Minutes
 - Regular Meeting held March 3, 2025
8. Employee Recognition
9. Proclamation: Colorectal Cancer Awareness

PUBLIC HEARING

10. Ordinance No. 01-2025: An Ordinance To Amend The Zoning Ordinance Of The City Of Dawsonville, Georgia, To Address Certain Permitted Uses In Districts Of The City, And To Address Definitions. First Reading: March 3, 2025; Public Hearing, Second Reading and Consideration to Adopt: March 17, 2025.

BUSINESS

11. Appointments to the City of Dawsonville Ethics Board – Tabled from March 3, 2025
12. Thunder Ridge Phase 2 Final Plat

WORK SESSION

13. Update to Gold Creek Drive

STAFF REPORTS

14. Bob Bolz, City Manager
15. Robin Gazaway, Finance Director

MAYOR AND COUNCIL REPORTS

EXECUTIVE SESSION, IF NEEDED: Pending or Potential Litigation, Real Estate Acquisition and/or Personnel
RESERVED FOR POTENTIAL ACTION ON EXECUTIVE SESSION ITEMS, IF NEEDED

ADJOURNMENT

The next regularly scheduled City Council meeting is Monday, April 7, 2025

Those persons with disabilities who require reasonable accommodations in order to allow them to observe and/or participate in this meeting or who have questions regarding the accessibility of the meeting, should contact the Clerk at Dawsonville City Hall at 706-265-3256 at least two (2) business days prior to the meeting.



DAWSONVILLE CITY COUNCIL
EXECUTIVE SUMMARY FOR
AGENDA ITEM # 7

SUBJECT: CONSENT AGENDA

CITY COUNCIL MEETING DATE: 03/17/2025

PURPOSE FOR REQUEST:

**CONSIDERATION AND APPROVAL OF ITEMS BELOW; SEE ATTACHED
SUPPORTING DOCUMENTS**

- a. Approve Minutes
 - Regular Meeting held March 3, 2025
-



DAWSONVILLE CITY COUNCIL
EXECUTIVE SUMMARY FOR
AGENDA ITEM # 7a

SUBJECT: APPROVE MINUTES

CITY COUNCIL MEETING DATE: 03/17/2025

BUDGET INFORMATION: GL ACCOUNT # NA

Funds Available from: Annual Budget Capital Budget Other

Budget Amendment Request from Reserve: Enterprise Fund General Fund

PURPOSE FOR REQUEST:

TO APPROVE THE MINUTES FROM:

- **REGULAR MEETING HELD MARCH 3, 2025**
-

HISTORY/ FACTS / ISSUES:

OPTIONS:

AMEND OR APPROVE AS PRESENTED

RECOMMENDED SAMPLE MOTION:

REQUESTED BY: Beverly Banister, City Clerk

MINUTES
CITY COUNCIL REGULAR MEETING
G.L. Gilleland Council Chambers on 2nd Floor
Monday, March 3, 2025
5:00 P.M.

1. **CALL TO ORDER:** Mayor Walden called the meeting to order at 5:00 pm.
2. **ROLL CALL:** Councilmember William Illg, Councilmember Sandy Sawyer, Councilmember Caleb Phillips, City Attorney Kevin Tallant, City Manager Bob Bolz, City Clerk Beverly Banister, Public Works Director Trampas Hansard, Utility Director Jacob Barr, Finance Director Robin Gazaway, Downtown Development Director Amanda Edmondson and Zoning Administrative Assistant Stacy Harris.

Councilmember French was not in attendance.
3. **INVOCATION AND PLEDGE:** Invocation and pledge were led by Councilmember Illg.
4. **ANNOUNCEMENTS:** None
5. **APPROVAL OF THE AGENDA:** Motion to approve the agenda as presented made by W. Illg; second by C. Phillips. Vote carried unanimously in favor.
6. **PUBLIC INPUT:** None
7. **CONSENT AGENDA:** Motion to approve the consent agenda for the following items (a-b) made by S. Sawyer; second by C. Phillips. Vote carried unanimously in favor.
 - a. Approve Minutes
 - Regular Meeting held February 3, 2025
 - Executive Session held February 3, 2025
 - Special Called Meetings held February 7, 2025 and February 8, 2025
 - Special Called Meeting held February 18, 2025
 - Executive Session held February 18, 2025
 - b. Approve 2025 Farmer's Market Use Agreement with Dawson County Chamber of Commerce

BUSINESS

8. **ATLANTA MOTORSPORTS PARK: SPECIAL EVENT REQUEST TO EXCEED SOUND LIMITS:** Councilmember Illg asked Scott Renner from AMP if there were any other events for this year which would require a request for an exception to the sound limits; Mr. Renner stated not at this time. The Council also discussed the timing of the events on Sunday with Mr. Renner.

Motion to approve the request to allow an exception to sound limits described in stipulation #17 of ZSP C2300063 for a maximum of 70 dBA LEQ (16) with trackside readings below 105 dB at fifty feet on Friday, May 30, 2025 and May 31, 2025 between the hours of 8:00 a.m. to 5:00 p.m. and June 1, 2025 between the hours of 8:00 a.m. to 11:00 a.m. and 12:00 p.m. to 5:00 p.m. stipulating no track activity permitted on June 1, 2025 between the hours of 11:00 a.m. and 12:00 p.m., ensure all sound meters are working and applicant to notify adjoining neighbors of special event made by W. Illg; second by C. Phillips. Vote carried unanimously in favor.
9. **ORDINANCE NO. 01-2025: AN ORDINANCE TO AMEND THE ZONING ORDINANCE OF THE CITY OF DAWSONVILLE, GEORGIA, TO ADDRESS CERTAIN PERMITTED USES IN DISTRICTS OF THE CITY, AND TO ADDRESS DEFINITIONS. FIRST READING: MARCH 3, 2025; PUBLIC HEARING, SECOND READING AND CONSIDERATION TO ADOPT: MARCH 17, 2025:** Attorney Tallant provided the specifics and read the first reading of Ordinance No. 01-1025.
10. **CONTRACT WITH GEORGIA TECH ENTERPRISE INNOVATION INSTITUTE FOR A FEASIBILITY STUDY:** Motion to approve the contract with Georgia Tech as presented made by W. Illg; second by S. Sawyer. Vote carried unanimously in favor.
11. **UPDATE TO PERSONNEL POLICY; INCLEMENT WEATHER POLICY:** Motion to approve the update to the City of Dawsonville Personnel Policy to include an Inclement Weather Policy as presented made by C. Phillips; second by W. Illg. Vote carried unanimously in favor. (Exhibit "A")
12. **INSTALLATION OF LIGHTS ON THE BASKETBALL COURT AT MAIN STREET PARK:** Motion to approve the bid from Signature Tennis Courts in the amount of \$29,750.00 to be paid out of impact fees made by W. Illg; second by S. Sawyer. Vote carried unanimously in favor.

MINUTES
CITY COUNCIL REGULAR MEETING
G.L. Gilleland Council Chambers on 2nd Floor
Monday, March 3, 2025
5:00 P.M.

- 13. INSTALLATION OF FLOCK CAMERAS AT MAIN STREET PARK:** Motion to approve a quote from Flock Group, Inc. in the amount of \$21,800.00 to be paid out of the FY 2025 General Fund Budget made by W. Illg; second by C. Phillips. Vote carried unanimously in favor.
- 14. PROPOSAL FROM BM&K CONSTRUCTION & ENGINEERING FIRM:** Motion to appoint BM&K Construction & Engineering Firm for paving projects and to approve their quote for engineering, construction engineering and inspection of Maple Street, Richmond Drive and Maple Street Townhomes Subdivision in the amount of \$77,250.00 to be paid out of SPLOST VII made by W. Illg; second by C. Phillips. Vote carried unanimously in favor.
- 15. UPDATE ON GOLD CREEK DRIVE:** Public Works Director Hansard reported he has contacted the representative from Gold Creek Subdivision's HOA, Beth Duncan, and is waiting to hear back from her to schedule a meeting.
- 16. APPOINTMENTS TO THE CITY OF DAWSONVILLE ETHICS BOARD:** Motion to table the item to the March 17, 2025 City Council Meeting made by W. Illg; second by C. Phillips. Vote carried unanimously in favor.

MAYOR AND COUNCIL REPORTS:

Councilmember Sawyer reported she and Amanda Edmondson participated in Local Government Day with Leadership Dawson and it was a great experience; Ms. Edmondson agreed.

Mayor Walden reported he was appointed to the Executive Board with GMRC and stated he is honored to serve in this capacity.

ADJOURNMENT

At 5.23 p.m. a motion to adjourn the meeting was made by W. Illg; second by S. Sawyer. Vote carried unanimously in favor.

Approved this 17th day of March 2025

By: CITY OF DAWSONVILLE

John Walden, Mayor

Caleb Phillips, Councilmember Post 1

William Illg, Councilmember Post 2

Sandra Sawyer, Councilmember Post 3

Mark French, Councilmember Post 4

Attest:

Beverly A. Banister, City Clerk

3.4 to be revised to 3.4.1 – Emergency Callout

Add 3.4.2 – Essential Personnel – Emergency Preparedness

For the purpose of preparedness and response to major weather events which occur in the Dawsonville area (severe storms, hurricanes, tornadoes, flooding, snow, ice, bitter cold), Essential Personnel shall include the City Manager, the Assistant City Manager, the Director of Public Works, the Utility Director and associated mission critical non-exempt field personnel. Occasionally some office personnel may be identified as Essential. Essential personnel, exempt and non-exempt employees, may be required to work after normal working hours, during hours when City Hall is closed, and for extended continuous periods. They may also be required to temporarily shelter overnight at City-owned properties, rather than traveling to/from their residence or working their typical shift. Accordingly, non-exempt employees required to work after normal hours due to City Emergencies, including hours when City Hall is closed, as determined by the City Manager, may be compensated for that time worked in excess of a 40-hour period at the normal overtime rate of one-and-a-half times their normal hourly rate, as required by federal, state, and local laws. At the discretion of the City Council, if work is deemed high hazard (that is, it poses a significant risk to life, health, and safety of the employee), the City may compensate identified hours work of exempt and non-exempt personnel at other rates higher than their normal rate of pay.

Add 3.4.3 – Inclement Weather

The following policies shall apply to all employees during inclement weather resulting in the closing of City Hall. In the event of hazardous weather, or other occurrence resulting in the closure of City Hall as approved by the City Manager, he/she will notify the Mayor and the City Council as soon as possible. In the event of City Hall closure outside of normal closed hours, all employees who are scheduled to work during the period for which the City is officially closed will be paid. All Employees shall be paid closure pay if their regular scheduled shift is affected and shall be paid for the hours normally worked in their scheduled shifts. Employees on approved PTO or scheduled Off during this time will not receive closure pay unless he/she were returning to work on the day the City has declared offices will be closed. If questionable weather exists, but the City is open for business, employees should make their own independent safety determinations concerning travel to work. If the employee elects not to attend work due to safety concerns when the City is open for business, the employee's absence will be charged against any accrued PTO. If no such accrued PTO exists, the employee will not be compensated.

Essential employees who are required to report to work during a City closure will receive closure pay and regular pay for the hours of work performed.



DAWSONVILLE CITY COUNCIL
EXECUTIVE SUMMARY FOR
AGENDA ITEM # 8

SUBJECT: EMPLOYEE RECOGNITION

CITY COUNCIL MEETING DATE: 03/17/2025

BUDGET INFORMATION: GL ACCOUNT # _____

Funds Available from: _____ Annual Budget _____ Capital Budget Other _____

Budget Amendment Request from Reserve: _____ Enterprise Fund _____ General Fund

PURPOSE FOR REQUEST:

TO RECOGNIZE AND PRESENT EMPLOYEE RECOGNITION

HISTORY/ FACTS / ISSUES:

OPTIONS:

RECOMMENDED SAMPLE MOTION:

REQUESTED BY: Bob Bolz, City Manager



DAWSONVILLE CITY COUNCIL
EXECUTIVE SUMMARY FOR
AGENDA ITEM # 9

SUBJECT: PROCLAMATION: COLORECTAL CANCER AWARENESS MONTH

CITY COUNCIL MEETING DATE: 03/17/2025

BUDGET INFORMATION: GL ACCOUNT # _____

Funds Available from: _____ Annual Budget _____ Capital Budget Other _____

Budget Amendment Request from Reserve: _____ Enterprise Fund _____ General Fund

PURPOSE FOR REQUEST:

TO BRING AWARENESS TO COLORECTAL CANCER PREVENTION AND TO PRESENT THE PROCLAMATION TO A REPRESENTATIVE FROM G.I. NORTH

JASON MILLER WILL BE IN ATTENDANCE WITH POSSIBLY ONE OF THE PHYSICIANS.

HISTORY/ FACTS / ISSUES:

OPTIONS:

RECOMMENDED SAMPLE MOTION:

REQUESTED BY: John Walden, Mayor



Proclamation

Colorectal Cancer Awareness Month

March 2025



WHEREAS, Colorectal Cancer is the 2nd leading cause of cancer death among men and women combined in the United States; and

WHEREAS, Colorectal Cancer almost always develops from precancerous polyps (abnormal growths) in the colon or rectum; and

WHEREAS, Screening tests can discover precancerous polyps so that they can be removed before they turn into cancer, and screenings can also find colorectal cancer early, when treatment works best; and

WHEREAS, Everyone ages 45-75 should get screened for colorectal cancer; the U.S. Preventative Task Force recommends screenings begin at age 45 while some groups recommend starting at age 40 or earlier, particularly for those with a family history of this type of cancer; and

WHEREAS, Anyone who believes they may be at increased risk for colorectal cancer should learn their family history and ask their doctor if they should begin screenings before age 40; and

WHEREAS, Millions of people in the United States are not getting screened as recommended, which can result in missing the chance to prevent colorectal cancer or to find it early, when treatment is most likely to lead to a cure;

NOW THEREFORE, I, John Walden, Mayor of the City of Dawsonville, Georgia do hereby proclaim **March 2025** as **Colorectal Cancer Awareness Month** in the City of Dawsonville, Georgia.

IN TESTIMONY WHEREOF, I have hereunto set my hand and affixed the seal of the City of Dawsonville this 17th day of March 2025.

John Walden, Mayor

Attest:

Beverly A. Banister, City Clerk



DAWSONVILLE CITY COUNCIL
EXECUTIVE SUMMARY FOR
AGENDA ITEM # 10

SUBJECT: ORDINANCE NO. 01-2025

CITY COUNCIL MEETING DATE: 03/17/2025

BUDGET INFORMATION: GL ACCOUNT # _____

Funds Available from: _____ Annual Budget _____ Capital Budget Other _____

Budget Amendment Request from Reserve: _____ Enterprise Fund _____ General Fund

PURPOSE FOR REQUEST:

PUBLIC HEARING, SECOND READING AND CONSIDERATION TO ADOPT ORDINANCE NO. 01-2025

AN ORDINANCE TO AMEND THE ZONING ORDINANCE OF THE CITY OF DAWSONVILLE, GEORGIA, TO ADDRESS CERTAIN PERMITTED USES IN DISTRICTS OF THE CITY, AND TO ADDRESS DEFINITIONS.

FIRST READING: MARCH 3, 2025

PUBLIC HEARING, SECOND READING AND CONSIDERATION TO ADOPT: MARCH 17, 2025.

HISTORY/ FACTS / ISSUES:

OPTIONS:

RECOMMENDED SAMPLE MOTION:

REQUESTED BY: Kevin Tallant, City Attorney

Subject Matter: Zoning – Permitted Uses in TB
Date of First Reading: March 3, 2025
Date of Second Reading & Public Hearing: March 17, 2025
Date of Adoption: _____
Effective Date: _____

ORDINANCE NO. 01-2025

AN ORDINANCE TO AMEND THE ZONING ORDINANCE OF THE CITY OF DAWSONVILLE, GEORGIA, TO ADDRESS CERTAIN PERMITTED USES IN DISTRICTS OF THE CITY, AND TO ADDRESS DEFINITIONS

WHEREAS the Constitution of the State of Georgia provides in Article IX, Section II, Paragraph IV thereof, that the governing body may adopt plans and exercise the power of zoning; and

WHEREAS, the Georgia General Assembly has enacted the Georgia Planning Act of 1989, (Georgia Laws, 1989 pp. 1317-1391, Act 634) which among other things provides for local governments to adopt plans and regulations to implement plans for coordinated and comprehensive planning; and

WHEREAS, The City finds that the regulations contained in this Ordinance are necessary for the purposes of implementing its comprehensive plan adopted pursuant to the requirements of the Georgia Planning Act of 1989; and

WHEREAS, this Ordinance has been prepared and considered in accordance with the Zoning Procedures Act, O.C.G.A. § 36-66-1 et. seq., and

WHEREAS, this Ordinance is necessary for the purposes of promoting the health, safety, morals, convenience, order, prosperity and the general welfare of the City of Dawsonville; and encouraging the most appropriate use and development of land and buildings throughout the City of Dawsonville in accordance with its duly adopted comprehensive plan;

NOW THEREFORE, the governing body of the City of Dawsonville, Georgia, does hereby ordain, enact and thereby incorporate into the City Code of Dawsonville, Georgia, this ordinance and all of its sections as set forth below:

SECTION I. Permitted Uses

Section 2502 Permitted Uses in the TB Town Business (Historical District) is hereby amended as follows:

11. “Convenience food and retail stores with or without gasoline sales” is deleted in its entirety, and shall be replaced with the following, which shall be a new Section 2502.11:

11. Reserved

SECTION II: Definitions

Sections 301 Definitions: is amended by including the following definition which shall be placed in the Code of the City of Dawsonville as indicated alphabetically within Section 301:

Square Feet: When used in reference to a structure intended for residential occupation, the term square feet shall refer to finished square feet which is heated

or air conditioned. This definition shall apply to all such references contained in this ordinance, or represented as measurements on site plans, elevations, preliminary plats, subdivision plans, final plats, or any other submission to the City of Dawsonville, unless a contrary definition is plainly and explicitly indicated in a conspicuous fashion.

SECTION III: Incorporation and Repealer

Except as modified herein, the remainder of the ordinance regulating zoning is affirmed and incorporated herein. All laws and parts of laws in conflict with this enactment are hereby repealed.

SECTION IV: Effective Date

This ordinance shall be effective the day following its passage by the Council of the City of Dawsonville.

SO ADOPTED AND ORDAINED by the City Council of Dawsonville, Georgia, this ____ day of _____, 2025.

MAYOR AND DAWSONVILLE CITY COUNCIL

By:

John Walden, Mayor

Caleb Phillips, Councilmember Post 1

William Illg, Councilmember Post 2

Sandy Sawyer, Councilmember Post 3

Mark French, Councilmember Post 4

ATTESTED TO BY:

Beverly A. Banister, City Clerk



DAWSONVILLE CITY COUNCIL
EXECUTIVE SUMMARY FOR
AGENDA ITEM # 11

SUBJECT: APPOINTMENTS TO THE CITY OF DAWSONVILLE ETHICS BOARD

CITY COUNCIL MEETING DATE: 03/17/2025

BUDGET INFORMATION: GL ACCOUNT # _____

Funds Available from: _____ Annual Budget _____ Capital Budget Other _____

Budget Amendment Request from Reserve: _____ Enterprise Fund _____ General Fund

PURPOSE FOR REQUEST: **TABLED FROM 03/03/2025**

CONSIDERATION OF ETHICS BOARD APPOINTMENTS FOR A TWO-YEAR TERM

HISTORY/ FACTS / ISSUES:

MAYOR WALDEN APPOINTS A MEMBER; CITY COUNCIL APPOINTS A MEMBER; THOSE TWO MEMBERS MUST CHOOSE THE THIRD MEMBER AND CITY COUNCIL MUST APPROVE THE APPOINTMENT

ONE OF THE THREE MEMBERS MUST BE A MEMBER IN GOOD STANDING OF THE STATE BAR OF GEORGIA AND BE A RESIDENT OF THE COUNTY AND TWO MEMEBERS MUST BE RESIDENTS OF THE CITY

OPTIONS:

RECOMMENDED SAMPLE MOTION:

REQUESTED BY: John Walden, Mayor

Sec. 2-81. - Ethics board.

- (a) The ethics board shall consist of three persons. At least two members shall be residents of the city. One member shall be appointed by the mayor, one member shall be appointed by the city council, and one member shall be appointed by the two above named board members subject to approval by a majority of the city council. One of the three members of the ethics board shall be a member in good standing of the State Bar of Georgia and a resident of the county.
- (b) All members shall serve two-year terms.
- (c) Members of the ethics board with any permit or rezoning application pending before the city, or with any pending or potential litigation against the city or the city official charged in the complaint shall be disqualified from serving on the ethics board for that complaint. An alternate member shall be selected by the two remaining members and approved by a majority of the council to replace the disqualified individual.
- (d) Members of the ethics board may be removed by majority vote of the city council.

(Ord. of 3-18-2019, § 3)



DAWSONVILLE CITY COUNCIL
EXECUTIVE SUMMARY FOR
AGENDA ITEM # 12

SUBJECT: THUNDER RIDGE PHASE 2 FINAL PLAT APPROVAL

CITY COUNCIL MEETING DATE: 03/17/2025

PURPOSE FOR REQUEST:

REVIEW THE FINAL PLAT AND APPROVAL FOR RECORDING THE THUNDER RIDGE PHASE 2; LOCATED A TMP 084 003 WITHIN THE THUNDER RIDGE SUBDIVISION.

HISTORY/ FACTS / ISSUES:

- DEVELOPMENT MEETS THE LAND DEVELOPMENT REGULATIONS. DEPARTMENT HEADS AND CITY ENGINEER HAS SIGNED THE FINAL PLAT.
-

OPTIONS: APPROVE, DENY OR POSTPONED

RECOMMENDED SAMPLE MOTION:

Planning Department recommends the Mayor signing with the condition of the applicant providing the infrastructure bonds agreement and documentation

DEPARTMENT: Planning and Zoning

REQUESTED BY: Stacy Harris, Planning & Zoning Department

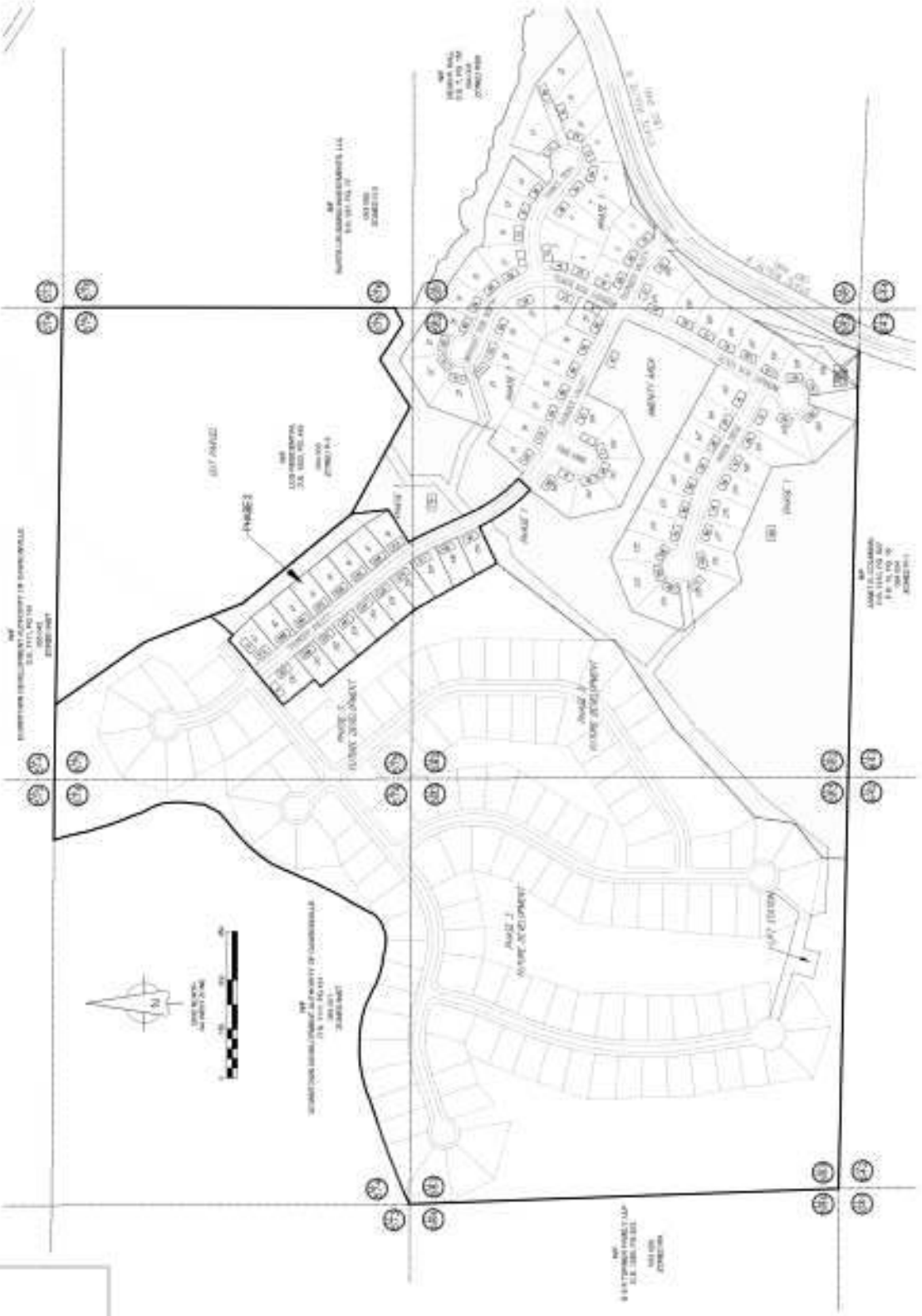


OVERALL
PLAN

SH.2 of 4

ROBB HENDERSON
Professional Engineer
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P.O. Box 442012
Charlotte, NC 28244
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THUNDER RIDGE - PHASE 2



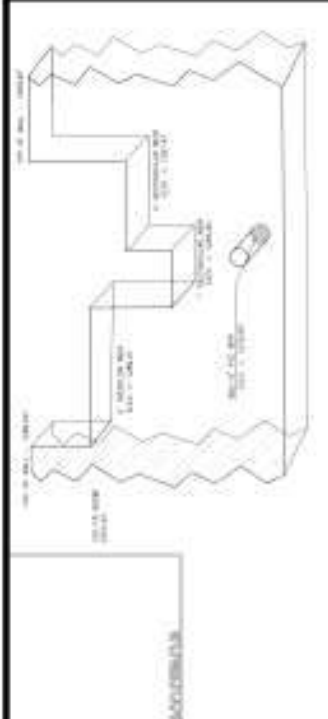
DATE: 10/20/10	BY: R.H.	REVISED: 10/20/10	BY: R.H.
DATE: 10/20/10	BY: R.H.	REVISED: 10/20/10	BY: R.H.
DATE: 10/20/10	BY: R.H.	REVISED: 10/20/10	BY: R.H.

THUNDER RIDGE - PHASE 2



FINAL
PLAN

SH.3 of 4



Pond No. 1 - POND 1A2B

Pond Data
 Catchment area (sq ft) = 1,000,000
 Storage Capacity (cu ft) = 1,000,000

Depth (ft)	Volume (cu ft)	Surface Area (sq ft)	Storage Capacity (cu ft)
0.0	0.0	1,000,000	0.0
0.5	500,000	1,000,000	500,000
1.0	1,000,000	1,000,000	1,000,000
1.5	1,500,000	1,000,000	1,500,000
2.0	2,000,000	1,000,000	2,000,000
2.5	2,500,000	1,000,000	2,500,000
3.0	3,000,000	1,000,000	3,000,000
3.5	3,500,000	1,000,000	3,500,000
4.0	4,000,000	1,000,000	4,000,000
4.5	4,500,000	1,000,000	4,500,000
5.0	5,000,000	1,000,000	5,000,000
5.5	5,500,000	1,000,000	5,500,000
6.0	6,000,000	1,000,000	6,000,000
6.5	6,500,000	1,000,000	6,500,000
7.0	7,000,000	1,000,000	7,000,000
7.5	7,500,000	1,000,000	7,500,000
8.0	8,000,000	1,000,000	8,000,000
8.5	8,500,000	1,000,000	8,500,000
9.0	9,000,000	1,000,000	9,000,000
9.5	9,500,000	1,000,000	9,500,000
10.0	10,000,000	1,000,000	10,000,000

- 1. CONSTRUCTION
- 2. EXISTING
- 3. PROPOSED
- 4. UTILITIES
- 5. EROSION CONTROL
- 6. FLOOD CONTROL
- 7. LANDSCAPE
- 8. SIGNAGE
- 9. FENCE
- 10. DRIVE
- 11. SIDEWALK
- 12. BIKEWAY
- 13. TRAIL
- 14. OTHER



DAWSONVILLE CITY COUNCIL
EXECUTIVE SUMMARY FOR
AGENDA ITEM # 13

SUBJECT: UPDATE ON GOLD CREEK DRIVE

CITY COUNCIL MEETING DATE: 03/17/2025

BUDGET INFORMATION: GL ACCOUNT # _____

Funds Available from: _____ Annual Budget _____ Capital Budget Other _____

Budget Amendment Request from Reserve: _____ Enterprise Fund _____ General Fund

PURPOSE FOR REQUEST:

PUBLIC WORKS DIRECTOR HANSARD WILL PROVIDE AN UPDATE ON THE REQUEST BY COUNCIL TO OBTAIN INFORMATION AND COST TO WIDEN GOLD CREEK DRIVE

HISTORY/ FACTS / ISSUES:

OPTIONS:

RECOMMENDED SAMPLE MOTION:

REQUESTED BY: Trampas Hansard, Public Works Director



DAWSONVILLE CITY COUNCIL
EXECUTIVE SUMMARY FOR
AGENDA ITEM # 14

SUBJECT: _____ **STAFF REPORT: CITY MANAGER** _____

CITY COUNCIL MEETING DATE: 03/17/2025

BUDGET INFORMATION: GL ACCOUNT # _____ NA _____

Funds Available from: _____ Annual Budget _____ Capital Budget Other _____

Budget Amendment Request from Reserve: _____ Enterprise Fund _____ General Fund

PURPOSE FOR REQUEST:

TO PROVIDE CITY UPDATES

HISTORY/ FACTS / ISSUES:

SEE ATTACHED OUTLINE

OPTIONS:

RECOMMENDED SAMPLE MOTION:

REQUESTED BY: Bob Bolz, City Manager

CITY MANAGER REPORT

PREPARED MARCH 11 FOR MARCH 17, 2025

City Council Retreat: Staff enjoyed a very productive two-day Mayor and City Council Retreat held at Amicalola Falls State Park & Lodge.

Granddaddy Mimms Distillery Grand Opening: Their grand opening that had been re-scheduled from 01/10 due to the weather was held on February 28th with an excellent turnout.

Patio Renovation Project: The demolition work on the patio renovation at the City Hall complex in front of Granddaddy Mimms and the Station House restaurant is underway. Weather continues to be a challenge. We put up temporary banners directing customers to the distillery entrance while construction is underway. We met Marla and Megan this week and they are both happy with our progress and our plans.

CPL Planning & Zoning Contract: With the City Council's approval, the city has entered into an agreement with CPL who will be handling and coordinating a great deal of our Planning & Zoning duties. Their initial onsite meeting will be on March 12th.

Employee Appreciation Day: March 7th was Employee Appreciation Day, and we celebrated our great staff with a luncheon catered by The Station House.

Assistant City Manager: Please join us in congratulating and welcoming Jacob Evans as our new Assistant City Manager. Jacob began work for the City of Dawsonville on March 10th.

New Shelter & Restroom: Materials have been delivered, and the new pavilion is completed except for two punch list of items that resulted from the vendor sending inadequate supplies. This large shelter will serve the court areas and can be rented out when complete. The next step is the construction of restrooms at one end of the facility. This project was made possible in part by a generous \$20,000.00 grant from AEMC.

GDOT TAP Grant: Several months back staff submitted a grant application to GDOT for the federal Transportation Alternative Program (TAP) grant. We requested funding for roundabouts at Perimeter Road/9S, Perimeter Road/9N, and Allen Street/Hwy 53. We received word that we received \$2 million, one million each for Perimeter Road/9S and Allen Street/Hwy 53. Normally, there is a 20% match which would entail our providing \$200,000 for each; however, we also received \$400,000 for the Georgia Transportation Infrastructure Bank (GTIB) that will cover our match for each grant. These amounts will allow preliminary engineering and other work to begin for both.

2025 Food Truck Night & Christmas Event Dates: Dates have been tentatively set for food truck nights in 2025 and include May 9th, June 6th, July 11th, August 1st, September 12th, and October 10th.

Our Christmas Tree Lighting, Parade, Jingle Market, Santa, entertainment, and food trucks will be on November 22nd.

GDOT Work on the Downtown Roundabout: Work should start soon with the plan to conduct most of it at night.

Shoal Creek Bridge Construction & Paving Project: This project is underway with the major relocation of our water service line complete. At the same time, the county plans to carry out FDR on Shoal Creek Road. This will involve our financial support for this project as well. In January we will present a request and recommendation to the City Council for use of LMIG and TSPLOST funds for this project to the tune of an estimated \$449,692.00. Also, work should start on the \$2 million roundabout at Shoal Creek and Hwy 136.

TSPLOST: Planning several transportation projects. Maple Steet continues to be a priority as is Shoal Creek due to the timing of the bridge construction and roundabout construction.

Impact Fees: DCA has approved the City's implementation of Impact Fees.

Streetlight Conversion: GA Power will be converting all the streetlights the city is responsible for to LED, which should save power usage and be cost effective over the long haul.

Water System Capacity Increase: EPD has approved testing at the potential spring site, and it has been completed. Due to the severe cold in Vermont where the testing was to be done, our sample was tainted, and new samples and testing will have to be done. We also replaced the pump at Well #112, which will allow a greater flow

Gold Creek Foods Mediation: Staff held a meeting and inspection at the GCF plant and a second meeting is scheduled in March.

Wastewater Treatment Plant: Turnipseed, after talking with GEFA, anticipates this project will be put out to bid this spring. Worst case, once ground is broken, two years to completion. Thanks to the additional \$7.5 million grant, which puts our total grant funding for this project at \$10.8 million, we only have to finance \$8 to 10 million from GEFA making our payments much lower.

Flock Public Safety Cameras: With the approval of the City Council, we have ordered two cameras, one for each entrance to Main Street Park. These units will include license plate readers with the information going directly to the Sheriff's Office should a wanted tag be recorded. We will have the capability to review the recorded pictures for reference as vehicles come in and out.

Main Street Park:

- **Surveillance Cameras:** With December 16th approval of the City Council, installation of the 12 additional surveillance cameras focused on the pickleball and basketball courts, pavilions #1 and #3, the new rest room/shelter, and the skate park are underway. We are also researching adding power for streetlight at the dog park at which we would also add a camera.
- **Disc Golf Expansion:** the addition of nine more holes to our disc golf course utilizing the

property of the Board of Education is moving along nicely. The trail and course are complete, and signs and maps under development.

- **Playground & Shade:** Staff continue researching shade for various locations in the park, including the playground, skate park, pickleball courts, and dog park. We received \$10,000.00 from the Dawsonville Civitan Club which will be used for this project over the inclusive playground area. Impact Fees could be used to supplement this grant. Our goal is to get 75-90% of the playground equipment under some form of shade. Staff are evaluating these projects which are anticipated to cost more than \$100,000.00.
- **Water Fountains:** We continue evaluating additional locations for water fountains within the park, each costing about \$7,000.
- **Amphitheater Stage:** Staff are researching options for this project.
- **Splash Pad:** Research into the possibility of adding this amenity is underway. The current cost estimate is over \$350,000.00. Impact Fees could help fund this project.
- **Power for Amphitheater & Christmas Tree Walk:** We are working with GA Power for additional power for the future amphitheater. Impact Fees could provide a great source of revenue for this project.

Commissions:

- The Downtown Development Authority appointment was approved for their one vacancy by the City Council. Their next meeting is March 24th. There are no expirations of terms until December 2025. The meeting scheduled for January 27, 2025, was moved to January 28th.
- We have one vacancy on the Historic Preservation Commission and no expirations until December 2025. The next meeting is scheduled for February 24, 2025.
- The Planning Commission met on March 10, 2025, approving an annexation and rezoning request 3-1. Their next meeting is scheduled for April 14th.
- At the March 3rd City Council Meeting, the Ethics Committee appointments were tabled until the March 17th meeting. The criteria for service on the Ethics Board are two residents need to reside in the City and one member needs to be an attorney in good standing of the State Bar of Georgia who resides in the county. Of the three, one member shall be appointed by the mayor, one member shall be appointed by the city council, and one member shall be appointed by the two above-mentioned board members subject to approval by a majority of the city council. All members shall serve two-year terms. Members of the ethics board with any permit or rezoning application pending before the city, or with any pending or potential litigation against the city or the city official charged in the complaint shall be disqualified from serving on the ethics board for that complaint. An alternate member shall be selected by the two remaining members and approved by a majority of the council to replace the disqualified individual. (d) Members of the ethics board may be removed by majority vote of the city council.

Personnel:

- We hosted our monthly staff meeting this week and our special guest was Candace Amos, an instructor with GMA. Our staff will be treated to the first pillar of the financial wellness

training 8-pillar course sponsored by GMA and Truist Bank. Each course lasts about an hour and will be offered as part of our monthly staff meetings. This course is free of charge.

- Clay Moss and Stacy Harris attended certification training at the GACE conference this month.
- Council member Sawyer and Downtown Director Edmondson represented the city at the annual Chamber of Commerce Gala.

Leak Adjustment: We had one leak adjustment this month for a total of \$74.36, water - \$29.53 and sewer - \$44.83.



DAWSONVILLE CITY COUNCIL
EXECUTIVE SUMMARY FOR
AGENDA ITEM # 15

SUBJECT: _____ **STAFF REPORT: FINANCE DIRECTOR** _____

CITY COUNCIL MEETING DATE: 03/17/2025

BUDGET INFORMATION: GL ACCOUNT # _____ NA _____

Funds Available from: _____ Annual Budget _____ Capital Budget Other _____

Budget Amendment Request from Reserve: _____ Enterprise Fund _____ General Fund

PURPOSE FOR REQUEST:

**FINANCIAL REPORTS REFLECTING FUND BALANCES AND ACTIVITY FOR THROUGH
FEBRUARY 28, 2025 ARE ATTACHED**

HISTORY/ FACTS / ISSUES:

OPTIONS:

RECOMMENDED SAMPLE MOTION:

REQUESTED BY: Robin Gazaway, Finance Director

CITY OF DAWSONVILLE, GEORGIA
GENERAL FUND
July 1, 2024 -Feb 28, 2025

67%

	<u>Budget</u>	<u>Actual</u>	<u>Percentage</u>
REVENUES			
Taxes	\$ 2,546,100	\$ 1,940,133	76.20%
Licenses and permits	93,100	77,437	83.18%
Intergovernmental revenues	56,000	72,538	129.53%
Fees	331,700	355,988	107.32%
Other	185,400	231,382	124.80%
	<u>3,212,300</u>	<u>2,677,478</u>	<u>83.35%</u>
EXPENDITURES			
Department:			
Council	166,200	103,917	62.53%
Mayor	65,700	37,550	57.15%
Elections	20,000	-	0.00%
Administration	1,170,762	621,152	53.06%
City Hall building	189,500	122,190	64.48%
Animal control	2,040	405	19.85%
Roads	725,800	532,534	73.37%
Parks	114,200	89,163	78.08%
Planning and zoning	569,000	412,137	72.43%
Economic development	189,098	195,193	103.22%
	<u>3,212,300</u>	<u>2,114,241</u>	<u>65.82%</u>
TOTAL REVENUES OVER EXPENDITURES		563,237	
Transfer in From Reserves		<u>(563,237)</u>	
NET CHANGE IN FUND BALANCE		<u><u>-</u></u>	

CITY OF DAWSONVILLE, GEORGIA
WATER, SEWER, AND GARBAGE FUND
July 1, 2024 - Feb 28, 2025

	<u>Budget</u>	<u>Actual</u>	<u>Percentage</u>
REVENUES			
Water fees	\$ 950,000	\$ 705,183	74.23%
Sewer fees	1,050,000	966,866	92.08%
Garbage fees	301,200	241,044	80.03%
Miscellaneous	<u>269,600</u>	<u>157,843</u>	<u>58.55%</u>
Total revenues	<u>2,570,800</u>	<u>2,070,936</u>	<u>80.56%</u>
EXPENDITURES			
Depreciation	633,000	445,316	70.35%
Garbage service	301,200	210,435	69.87%
Group insurance	200,600	104,177	51.93%
Insurance	600	-	0.00%
Interest	77,000	32,203	41.82%
Payroll taxes	28,000	22,484	80.30%
Professional	203,000	76,335	37.60%
Miscellaneous	163,200	170,283	104.34%
Repairs/supplies	286,000	183,108	64.02%
Retirement	30,000	23,215	77.38%
Salaries	332,000	298,127	89.80%
Technical services	104,000	93,123	89.54%
Utilities	<u>212,200</u>	<u>134,303</u>	<u>63.29%</u>
Total expenditures	<u>2,570,800</u>	<u>1,793,109</u>	<u>69.75%</u>
INCOME (LOSS)		<u><u>277,827</u></u>	

CITY OF DAWSONVILLE, GEORGIA

SPLOST VI

July 1, 2024 - Feb 28, 2025

SPLOST VI

	<u>Budget</u>	<u>Actual</u>	<u>Percentage</u>
REVENUES			
Taxes	-	-	#DIV/0!
Interest	1,400	648	46.29%
Other	7,600	-	0.00%
	<u>9,000</u>	<u>648</u>	<u>7.20%</u>
Total revenues			
EXPENDITURES (Capital Outlays)			
City hall acquisition	-	25	#DIV/0!
Roads and sidewalks	-	-	#DIV/0!
Public works equipment - roads	-	-	0.00%
Sewer projects	-	-	0.00%
Public works equipment - sewer	-	-	0.00%
Water projects	-	-	0.00%
Public works equipment - water	-	-	0.00%
Farmers market	9,000	6,000	66.67%
Parks and recreation	-	-	0.00%
	<u>9,000</u>	<u>6,025</u>	<u>66.94%</u>
Total expenditures			
TOTAL REVENUES OVER EXPENDITURES		(5,377)	
Transfer in From Reserves		<u>5,377</u>	
NET CHANGE IN FUND BALANCE		<u>-</u>	

CITY OF DAWSONVILLE, GEORGIA

SPLOST VII

July 1, 2024 - Feb 28, 2025

SPLOST VII

	<u>Budget</u>	<u>Actual</u>	<u>Percentage</u>
REVENUES			
Taxes	1,300,000	863,634	66.43%
Interest	70,000	56,323	80.46%
Other	1,535,000	-	0.00%
	<u>2,905,000</u>	<u>919,957</u>	<u>31.67%</u>
EXPENDITURES (Capital Outlays)			
City hall acquisition	1,000,000	85,020	8.50%
Roads and sidewalks	1,000,000	26,481	2.65%
Public works equipment - roads	25,000	-	0.00%
Land Acq. / Downtown	-	-	0.00%
Public works equipment - sewer	-	-	0.00%
Water projects/Sewer Projects	780,000	7,925	0.00%
Public works equipment - water	-	-	0.00%
Farmers market	-	-	#DIV/0!
Parks and recreation	100,000	9,284	0.00%
	<u>2,905,000</u>	<u>128,710</u>	<u>4.43%</u>
TOTAL REVENUES OVER EXPENDITURES		791,247	
Transfer in From Reserves		<u>(791,247)</u>	
NET CHANGE IN FUND BALANCE		<u><u>-</u></u>	

CITY OF DAWSONVILLE, GEORGIA

TSPLOST

July 1, 2024 - Feb 28, 2025

TSPLOST

	<u>Budget</u>	<u>Actual</u>	<u>Percentage</u>
REVENUES			
Taxes	-	191,130	#DIV/0!
Interest	-	806	#DIV/0!
Other	-	-	0.00%
	<u>-</u>	<u>-</u>	<u>0.00%</u>
Total revenues	<u>-</u>	<u>191,936</u>	<u>#DIV/0!</u>
EXPENDITURES (Capital Outlays)			
Roads	-	-	#DIV/0!
	-	-	#DIV/0!
	-	-	0.00%
	-	-	0.00%
	-	-	0.00%
	-	-	0.00%
	-	-	#DIV/0!
	-	-	0.00%
	<u>-</u>	<u>-</u>	<u>0.00%</u>
Total expenditures	<u>-</u>	<u>-</u>	<u>#DIV/0!</u>
TOTAL REVENUES OVER EXPENDITURES		191,936	
Transfer in From Reserves		<u>(191,936)</u>	
NET CHANGE IN FUND BALANCE		<u><u>-</u></u>	