

Buford City Commission

June 1, 2020

The regular monthly meeting was held on June 1, 2020 at Buford City Arena and all Commission members were present.

Chairman Beard called the meeting to order at 6:00 p.m. and Mr. Burge led the Pledge of Allegiance.

Motion by Mr. Weeks, seconded by Mr. Burge to approve the agenda for the June 1, 2020 meeting as presented.

Ayes 3

Nays 0

Motion by Mr. Burge, seconded by Mr. Weeks to adopt the minutes from the May 4, 2020 meeting as presented by staff.

Ayes 3

Nays 0

Motion by Mr. Burge, seconded by Mr. Weeks to change the July meeting to July 20, 2020.

Ayes 3

Nays 0

Chairman Beard stated that this portion of the meeting would be set aside for public hearings.

Rezoning:

#Z-19-17: Oakmont Pacolet Acquisitions, LLC has withdrawn its request for rezoning for the property located on Gravel Springs Road and Sunny Hill Road, being parcels 7-143-040, 7-143-042 and 7-143-044, containing 31.058 acres from C-2 to M-1.

#Z-20-03/#SUP-20-01: Revive Land Group has withdrawn its request for rezoning for the property located on Gravel Springs Road, being parcels 7-178-183/185, containing 2.58 acres from RA-200 to C-2 with a special use permit to allow a self-storage warehouse facility.

#Z-20-04/#SUP-20-02: The Revive Land Group has withdrawn its request for rezoning for the property located on Gravel Springs Road, being parcels 7-178-005/018/185, containing 17.278 acres, from RA-200 to RM with a special use permit to allow townhomes.

#Z-20-05: Jeff Henderson requests rezoning for the property located at 85 Alexander Street from C-2 to R-100. The applicant was not present. No one spoke against the

request. Motion by Mr. Burge, seconded by Mr. Weeks to approve the request with the following condition:

1. Future changes to the occupation other than single family residential will require the rezoning of the property to the appropriate zoning category.

Ayes 3

Nays 0

#Z-20-06: Hillgrove Homes, LLC requests rezoning for the property located at 3659 Carter Road from RA-200 to R-100. Chris Hill spoke on behalf of the applicant. No one spoke against the request. Motion by Mr. Weeks, seconded by Mr. Burge to approve the request with the following conditions:

1. The applicant shall file a plat with the City of Buford for review and approval prior to the issuance of subsequent building permits.
2. The plat shall be substantially similar to the plat provided with the rezoning application subdividing into two (2) residential lots.
3. Both homes shall be no less than 2800 square feet heated space, excluding the basement, both finished and unfinished.
4. Both homes to have a minimum two (2) car garage.
5. Both homes shall be constructed with four sides brick or stone with architectural accents not to exceed 80% on each elevation on a craftsman style home. Accents shall include brick, stone, rock, stucco, shakes, hardiplank and concrete siding as approved by the Planning Director.
6. Driveways to be asphalt or concrete and be a minimum of 18-feet in width.
7. Architectural shingles shall be used as roofing material.

Ayes 3

Nays 0

#Z-20-07: Waffle House, Inc. has withdrawn its request for rezoning for the property located at 2800 Sawnee Avenue from M-1 to C-2.

Special Use Permits:

#SUP-20-07: CGH A&D, LLC requested a special use permit for the property located at 100 Wiley Drive, out of parcel 7-295E-008, containing 1.946 acres. The special use permit requested is to allow single family attached fee simple townhomes. No one spoke against the request. Motion by Mr. Burge, seconded by Mr. Weeks to table the request.

Ayes 3

Nays 0

#SUP-20-08: RCCG – The House of Prayer requested a special use permit for the property located at 5161 Bellewood Court. The special use permit requested is to allow a church. Applicant was present. No one spoke against the request. Motion by Mr. Burge, seconded by Mr. Weeks to approve the request with the following conditions:



1. The special use permit is approved for the occupancy of the building by RCCG – The House of Prayer. Should the applicant vacate the building in the future the special use permit is considered expired.
2. Prior to the issuance of a certificate of occupancy the applicant shall provide the City building inspector a report prepared by a Georgia Certified General Contractor confirming the building’s maximum occupancy load and the existing HVAC system is sufficiently designed to serve the increased occupancy.

Ayes 3
Nays 0

#SUP-20-09: All Georgia Towing has withdrawn its request for a special use permit for the property located at 3932 Sudderth Road to allow an RV/boat storage and auto impound lot and auction site.

#SUP-20-10: Cesar Galvis/Benton Green with The Hertz Corporation requested a special use permit for the property located at 4125 Highway 20, Suite B. The special use permit requested is to allow vehicle rental. Applicant was present. No one spoke against the request. Motion by Mr. Weeks, seconded by Mr. Burge to approve the request with the following conditions:

1. The business shall be limited on vehicle rental only and automotive maintenance, adjustments or repairs shall be done off-site at an appropriate location.
2. On-site washing of rental vehicles shall be done in a planned and designated location where the water runoff is not allowed to enter into the stormwater conveyance system. Plans for sanitary sewer connection shall be reviewed and approved by the City of Buford.
3. The maximum number of vehicles to be parked out front shall not exceed 15.
4. The special use permit is approved for the Hertz Group Delaware Corporation. Upon vacancy of this business the special use permit expires.

Ayes 3
Nays 0

Annexations:

Plat #577: Michael S. Parker requests annexation and zoning for the property located at 2603 Buford Dam Road from RL to RL. Gwinnett County did not object to the annexation and zoning request. No one spoke against the request. Motion by Mr. Burge, seconded by Mr. Weeks to approve the request.

Ayes 3
Nays 0

Plat #578: Samuel and Rhonda Tulumello request annexation and zoning for the property located at 2200 Shoal Creek Road from R-100 to R-100. Gwinnett County did not object to the annexation and zoning request. No one spoke against the request. Motion by Mr. Burge, seconded by Mr. Weeks to approve the request.



Ayes 3
Nays 0

Plat #579: Laura Steffee requests annexation and zoning for the property located at 5445 Shadburn Ferry Road from R-100 to R-100. Gwinnett County did not object to the annexation and zoning request. No one spoke against the request. Motion by Mr. Burge, seconded by Mr. Weeks to approve the request.

Ayes 3
Nays 0

Plat #580: Richard J. and Betsy A. Garner request annexation and zoning for the property located at 440 Thunder Road from AR-III to RA-200, Hall County did not object to the annexation and zoning request. No one spoke against the request. Motion by Mr. Burge, seconded by Mr. Weeks to approve the request.

Ayes 3
Nays 0

Plat #581: Rhett Thornhill requests annexation and zoning for the property located at 3544 North Bogan Road from R-1 to R-100. Hall County did not object to the annexation and zoning request. No one spoke against the request. Motion by Mr. Weeks, seconded by Mr. Burge to approve the request with the following conditions:

1. Single family homes and accessory uses only.
2. Shall consist of a maximum of five (5) lots.
3. All homes shall be constructed with four (4) sides brick or stone with accents not to exceed 40% on each elevation. Accents shall include brick, stucco, rock, shakes, hardiplank and concrete siding as approved by the Planning Director.
4. All front, sides and rear yards shall be sodded and shall have two (2) 3-inch caliper ornamental trees planted in the front yard.
5. All homes shall have a minimum gross heated floor area of 3400 square feet exclusive of garages or basements. All homes shall have a minimum two (2) car garages.
6. To install curb and gutter and five (5) foot sidewalk with two (2) foot landscape strip along the entire property frontage.
7. Architectural shingles shall be used as roofing material.
8. The developer shall file a plat with the City of Buford for review and approval prior to the issuance of subsequent building permits.

Ayes 3
Nays 0

Development Regulations Amendment:

#ZA-20-02: Motion by Mr. Burge, seconded by Mr. Weeks to approve amendment to the City of Buford Development Regulations Article 9, Section 9.10.1.2(3) (a-d) and Article 9, Section 9.10.2, Definitions.

Ayes 3
Nays 0



De-Annexations:

Plat #582: James and Sheila Brown Croft request de-annexation for the property located at 3041 Gravel Springs Road, Parcel #7-178-005. No one spoke against the request. Motion by Mr. Burge, seconded by Mr. Weeks to approve the request.

Ayes 3
Nays 0

Plat #583: Sherri Denise Brown requests de-annexation for the property located at Gravel Springs Road, Parcel # 7-178-018. No one spoke against the request. Motion by Mr. Weeks, seconded by Mr. Burge to approve the request.

Ayes 3
Nays 0

Zoning Modification:

#ZM-20-05: Alex Roshan, 2830 Gravel Springs Road, requests to modify zoning condition approved at April 2, 2019 commission meeting to reduce the undisturbed buffer from 55 feet to 35 feet and to eliminate the requirement of a berm. Motion by Mr. Weeks, seconded by Mr. Burge to deny the request.

Ayes 3
Nays 0

Chairman Beard stated that this concludes the public hearing portion of the meeting.

Motion by Mr. Burge, seconded by Mr. Weeks to authorize City Manager to continue to operate under the fiscal year 2020 operating budget until the adoption of the fiscal year 2021 operating budget.

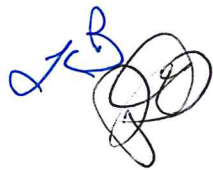
Ayes 3
Nays 0

Motion by Mr. Burge, seconded by Mr. Weeks to authorize resolution and amendment to the City of Buford Policy for Competitive Negotiation Qualifications Based Selection for Projects using Federal Highway Program (FAHP) funding.

Ayes 3
Nays 0

Motion by Mr. Burge, seconded by Mr. Weeks to authorize City Manager to open Lanier Harbor Marina upon completion of marina construction, dedication of Pine Tree Drive as a public road and installation of approved operational and regulatory signage.

Ayes 3
Nays 0



Motion by Mr. Weeks, seconded by Mr. Burge to authorize City Manager and City Attorney to enter into an agreement to purchase property located on Main Street and authorize City Manager to issue donation letter.

Ayes 3
Nays 0

Motion by Mr. Burge, seconded by Mr. Weeks to appoint Stacy Rolin as voting delegate for Municipal Electric Authority of Georgia (MEAG) Power annual board election and Bryan Kerlin as alternate.

Ayes 3
Nays 0

Motion by Mr. Weeks, seconded by Mr. Burge to authorize payment #3 for Moreno Street sewer annual contract in the amount of \$1,142.40.

Ayes 3
Nays 0

Motion by Mr. Burge, seconded by Mr. Weeks to authorize payment #1 for Moreno Street water annual contract in the amount of \$97,763.94.

Ayes 3
Nays 0

Motion by Mr. Weeks, seconded by Mr. Burge to authorize payment #7 in the amount of \$298,080.00 and payment #8 in the amount of \$523,612.00 for the legion fields improvement project, subject to Charles Black Construction providing a satisfactory completion of projects.

Ayes 3
Nays 0

Motion by Mr. Burge, seconded by Mr. Weeks to authorize payment #19 in the amount of \$73,640.00 and payment #20 in the amount of \$5,233.00 for the Buford Parking Deck project, subject to Charles Black Construction providing a satisfactory completion of projects.

Ayes 3
Nays 0

Motion by Mr. Burge, seconded by Mr. Weeks to authorize payment #3 for Buford multi-use trail project in the amount of \$62,704.53.

Ayes 3
Nays 0

Motion by Mr. Weeks, seconded by Mr. Burge to authorize payment #1 for Southside Wastewater Plant Flow Diversion Structure in the amount of \$182,700.00.



Ayes 3
Nays 0

Motion by Mr. Burge, seconded by Mr. Weeks to authorize payment #2 for Dacula Road/SR 8 gas relocation project in the amount of \$20,030.40.

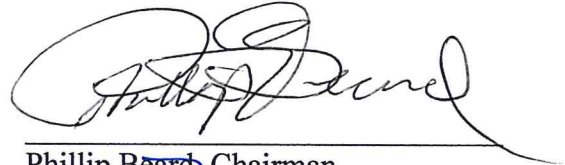
Ayes 3
Nays 0

Mr. Kerlin gave the City Manager's Report.

Mr. Jay gave the City Attorney's report.

After a brief discussion with the audience, motion by Mr. Burge, seconded by Mr. Weeks to adjourn.

Ayes 3
Nays 0



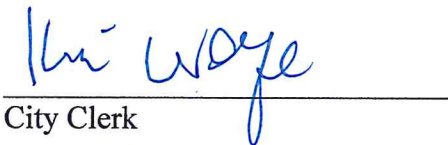
Phillip Beard, Chairman



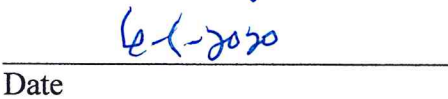
Chris Burge, Vice-Chairman



Bradley W. Weeks, Commissioner



City Clerk



Date