



Mayor and City Council Regular Meeting

Thursday, October 02, 2025 at 7:00 PM
Dacula City Hall, Council Chambers
442 Harbins Rd. | P.O. Box 400 | Dacula, Georgia 30019 | (770) 963-7451

Agenda

CALL TO ORDER AND ROLL CALL OF MEMBERS:

INVOCATION:

PLEDGE OF ALLEGIANCE:

CONSENT AGENDA:

- [1.](#) Approval of the Minutes from the Worksession on September 4, 2025
- [2.](#) Approval of the Minutes from the Regular Meeting on September 4, 2025
- [3.](#) FFY - 2026 LMIG application
- [4.](#) FFY - 2026 CDBG application

OLD BUSINESS:

- [5.](#) **Rezoning & Special Use Permit Applications: 2025-CD-RZ-02 & 2025-CD-SUP-02,**
Applicant: Fanie Wehmanen, Owner: Fanie Wehmanen requests rezoning from R-1400 Single-Family Residential District to OI Office Institutional District and requests a special use permit for group personal care home use. The property is located in Land Lot 298 of the 5th District and contains 1.53 acres more or less.

NEW BUSINESS:

STAFF COMMENTS:

MAYOR AND COUNCIL COMMENT(S):

- [6.](#) Submission of the FY-2026 Proposed Budget and FY-2025 Budget Adjustments to City Council and the citizens of Dacula

PUBLIC COMMENTS:

EXECUTIVE SESSION: Personnel, real property, and legal matters

ADJOURNMENT:



Mayor and City Council Worksession

Thursday, September 04, 2025 at 6:00 PM

Dacula City Hall, Council Chambers

442 Harbins Rd. | P.O. Box 400 | Dacula, Georgia 30019 | (770) 963-7451

Minutes

I. CALL TO ORDER AND ROLL CALL OF MEMBERS:

Meeting started at 6:00 p.m.

Councilmembers Present:

Mayor Trey King
 Councilmember Sean Williams
 Councilmember Jason Shelton
 Councilmember Ann Mitchell
 Councilmember Denis W. Haynes, Jr.

City Staff Present:

Brittni Nix, City Administrator
 Jack Wilson, City Attorney
 Courtney Mahady, Administrative Clerk
 Hayes Taylor, City Planner
 Dana Stump, Administrative Assistant for Planning & Zoning
 Kevin Whigham, City Engineer
 Amy White, Chief Marshal
 James Ross, City Marshal

II. OLD BUSINESS:

None

III. NEW BUSINESS:

1. Rezoning & Special Use Permit Applications: 2025-CD-RZ-02 & 2025-CD-SUP-02

City Planner, Hayes Taylor, discussed the rezoning and special use permit applications.

2. Stop sign installation on McMillan Road discussion

City Administrator, Brittni Nix, discussed the stop sign installation on McMillan Road.

Mayor and Council reached a consensus to install two(2) stop signs at McMillan Rd & Sanjo Street.

3. City Core Project: Change Order #003

City Administrator, Brittini Nix, discussed change order #003 for the City Core project.

4. Water meter fees

City Administrator, Brittini Nix, discussed the water meter fees.

5. Proposal for Dacula City Core building inspection services

City Administrator, Brittini Nix, discussed the proposal for Dacula City Core building inspection services.

6. Proposal for roof consulting services

City Administrator, Brittini Nix, discussed the proposal for roof consulting services.

7. A resolution authorizing the exercise of the City of Dacula, Georgia's power of eminent domain in the acquisition of certain interests in property situated in Gwinnett County, Georgia, for construction of a City drainage easement and related public purposes at parcel R5301 128

City Attorney, Jack Wilson, discussed the resolution authorizing the exercise of the City of Dacula, Georgia's power of eminent domain.

8. A resolution authorizing the exercise of the City of Dacula, Georgia's power of eminent domain in the acquisition of certain interests in property situated in Gwinnett County, Georgia, for construction of a City drainage easement and related public purposes at parcel R5301 084

City Attorney, Jack Wilson, discussed the resolution authorizing the exercise of the City of Dacula, Georgia's power of eminent domain.

9. Marshal vehicle replacement

Chief Marshal, Amy White, discussed the marshal vehicle replacement.

10. Ordinance to amend the City of Dacula Personnel Management System

City Administrator, Brittini Nix, discussed the ordinance to amend the City of Dacula Personnel Management System.

11. Ordinance to amend Chapter 12, Section 12-31

City Administrator, Brittini Nix, discussed the ordinance to amend Chapter 12, Section 12-31.

IV. MARSHAL UPDATE:

Amy White provided the marshal update.

V. CITY ADMINISTRATOR UPDATE:

Brittini Nix provided the city administrator update.

VI. MEMBER COMMENT(S) / QUESTION(S):

The Mayor and Councilmembers expressed their appreciation to all who attended the meeting and emphasized their commitment to hearing and addressing citizens’ concerns.

VII. ADJOURNMENT:

Meeting adjourned at 6:58 PM

Minutes approved

Date

Signature



Mayor and City Council Regular Meeting
Thursday, September 04, 2025 at 7:00 PM
Dacula City Hall, Council Chambers
442 Harbins Rd. | P.O. Box 400 | Dacula, Georgia 30019 | (770) 963-7451

Minutes

I. CALL TO ORDER AND ROLL CALL OF MEMBERS:

Mayor King called the September 4, 2025 Council Meeting to order at 7:10 p.m. and a roll call of the members was taken. A quorum was present. He welcomed everyone to the meeting.

Councilmembers Present:

Mayor Trey King
 Councilmember Sean Williams
 Councilmember Jason Shelton
 Councilmember Ann Mitchell
 Councilmember Denis W. Haynes, Jr.

City Staff Present:

Brittni Nix, City Administrator
 Jack Wilson, City Attorney
 Courtney Mahady, Administrative Clerk
 Hayes Taylor, City Planner
 Dana Stump, Administrative Assistant for Planning & Zoning
 Amy White, Chief Marshal
 James Ross, City Marshal
 Chris Parks, Director of Public Works

II. INVOCATION:

Chief Marshal White gave the invocation.

III. PLEDGE OF ALLEGIANCE:

Mayor King led the Pledge of Allegiance.

IV. CONSENT AGENDA:

1. Approval of the Minutes from the Worksession on August 7, 2025
2. Approval of the Minutes from the Third Millage Rate Public Hearing Meeting on August 7, 2025 at 6:30 p.m.
3. Approval of the Minutes from the Regular Meeting on August 7, 2025
4. City Core Project: Change Order #003
5. Water meter fees

6. Proposal for Dacula City Core building inspection services
7. Proposal for roof consulting services
8. A resolution authorizing the exercise of the City of Dacula, Georgia's power of eminent domain in the acquisition of certain interests in property situated in Gwinnett County, Georgia, for construction of a City drainage easement and related public purposes at parcel R5301 128
9. A resolution authorizing the exercise of the City of Dacula, Georgia's power of eminent domain in the acquisition of certain interests in property situated in Gwinnett County, Georgia, for construction of a City drainage easement and related public purposes at parcel R5301 084
10. Marshal vehicle replacement
11. Ordinance to amend the City of Dacula Personnel Management System
12. Ordinance to amend Chapter 12, Section 12-31

Motion to approve the consent agenda items as listed made by Councilmember Shelton, Seconded by Councilmember Mitchell.

Voting Yea: Councilmember Williams, Councilmember Shelton, Councilmember Mitchell, Councilmember Haynes, Jr.

V. OLD BUSINESS:

None

VI. NEW BUSINESS:

- 13. PUBLIC HEARING: 2025-CD-RZ-02 & 2025-CD-SUP-02,** Applicant: Fanie Wehmanen, Owner: Fanie Wehmanen requests rezoning from R-1400 Single-Family Residential District to OI Office Institutional District and requests a special use permit for group personal care home use. The property is located in Land Lot 298 of the 5th District and contains 1.53 acres more or less.

Motion to open the public hearing made by Councilmember Haynes, Jr., Seconded by Councilmember Williams.

Voting Yea: Councilmember Williams, Councilmember Shelton, Councilmember Mitchell, Councilmember Haynes, Jr.

City Planner, Hayes Taylor, presented the staff case report for the rezoning and special use permit applications. The applicant is requesting to rezone the property from R-1400 Single-Family Residential District to OI Office Institutional District and requests a special use permit for group personal care home use. Mr. Taylor stated staff recommend approval with staff conditions.

Applicant's consultant, Jeaneia Zamora, 2769 Kilgore Road, Buford, Georgia 30519, addressed concerns that were mentioned during the August 25, 2025 Planning Commission meeting regarding parking and trash.

Applicant, Fanie Wehmanen, 1312 Harbins Road, Dacula, Georgia 30019, stated that, as a current hospice nurse, the purpose of establishing the group personal care home is to offer more individualized care for the elderly.

Mayor and Council asked clarifying questions.

Comments in opposition:

Nona Ingham, 1139 Brookton Chase Court, Dacula, Georgia 30019, spoke in opposition.

Joseph Conlow, 1199 Brookton Chase Court, Dacula, Georgia 30019, spoke in opposition.

Dana Gordon, 1138 Brookton Chase Court, Dacula, Georgia 30019, spoke in opposition.

Patsy Davis, 1258 Brookton Chase Court, Dacula, Georgia 30019, spoke in opposition.

Motion to close the public hearing made by Councilmember Mitchell, Seconded by Councilmember Shelton.

Voting Yea: Councilmember Williams, Councilmember Shelton, Councilmember Mitchell, Councilmember Haynes, Jr.

14. Rezoning & Special Use Permit Applications: 2025-CD-RZ-02 & 2025-CD-SUP-02,

Applicant: Fanie Wehmanen, Owner: Fanie Wehmanen requests rezoning from R-1400 Single-Family Residential District to OI Office Institutional District and requests a special use permit for group personal care home use. The property is located in Land Lot 298 of the 5th District and contains 1.53 acres more or less.

Motion to table to the October 2, 2025 Regular Meeting made by Councilmember Haynes, Jr., Seconded by Councilmember Shelton.

Voting Yea: Councilmember Williams, Councilmember Shelton, Councilmember Mitchell, Councilmember Haynes, Jr.

VII. STAFF COMMENTS:

None

VIII. MAYOR AND COUNCIL COMMENT(S):

Councilmember Haynes, Jr. expressed appreciation for the community's engagement and for those who shared their concerns, noting that the Mayor and Council carefully consider all input from citizens.

Councilmember Shelton thanked the community for sharing their input.

IX. PUBLIC COMMENTS:

Josh Maddox, 2549 Majestic Circle, Dacula, Georgia 30019, inquired about various agenda items.

Karla Price, 415 McMillan Road, Dacula, Georgia 30019, inquired about aspects of the City Core project.

X. EXECUTIVE SESSION: Personnel, real property, and legal matters

Motion to exit regular session and enter executive session made by Councilmember Williams, Seconded by Councilmember Haynes, Jr. for the purposes of real property and personnel matters at 8:13 p.m.

Voting Yea: Councilmember Williams, Councilmember Shelton, Councilmember Mitchell, Councilmember Haynes, Jr.

Motion to exit executive session and reconvene regular session made by Councilmember Shelton, Seconded by Councilmember Haynes, Jr. at 8:38 p.m.

Voting Yea: Councilmember Williams, Councilmember Shelton, Councilmember Mitchell, Councilmember Haynes, Jr.

City Attorney, Jack Wilson, reported no votes were taken in executive session. The Council met to discuss real property and personnel matters as allowed by the Open Meetings Act. Mr. Wilson stated that there was a need to amend the agenda to add real property acquisition.

Mayor King called for a motion to amend the agenda to add Hire New Employee.

Motion to amend the agenda made by Councilmember Shelton, Seconded by Councilmember Williams.

Voting Yea: Councilmember Williams, Councilmember Shelton, Councilmember Mitchell, Councilmember Haynes, Jr.

XI. HIRE NEW EMPLOYEE:

Mayor King called for a motion to hire Sebastian Angeles as Maintenance Laborer at \$17/hour with benefits. His anticipated start date is September 8, 2025.

Motion to hire Sebastian Angeles as Maintenance Laborer made by Councilmember Williams, Seconded by Councilmember Mitchell.

Voting Yea: Councilmember Williams, Councilmember Shelton, Councilmember Mitchell, Councilmember Haynes, Jr.

XII. ADJOURNMENT:

Motion to adjourn made by Councilmember Haynes, Jr., Seconded by Councilmember Shelton.

Voting Yea: Councilmember Williams, Councilmember Shelton, Councilmember Mitchell, Councilmember Haynes, Jr.

Meeting adjourn at 8:40 p.m.

Minutes approved _____

Date

Signature



MEMO

TO: Mayor and City Council of the City of Dacula
FROM: Brittni Nix, City Administrator
DATE: September 26, 2025
SUBJECT: FFY-2026 LMIG Application

The roads within Brookton Downs Subdivision and Brookton Chase Court have deteriorated and are experiencing asphalt failures. As such, staff recommends utilizing the FFY-2026 Local Maintenance and Improvement Grant (LMIG) monies (\$100,548.04) to make asphalt pavement improvements to the 1.04 miles of roads. Said improvements are anticipated to include 6" deep patch milling sections of asphalt failures, standard 2 1/2" asphalt milling, asphalt repaving, replacing street signage, and restriping. The listed corrections would serve to bridge insufficient subsurface soil conditions while correcting failures in the existing roadway. The OPCC (Opinion of Probable Construction Cost) with 15% contingency totals \$982,712.95.

Staff requests a motion to authorize the Mayor to sign and submit the FFY-2026 LMIG Application to the Georgia Department of Transportation for their consideration.



September 24, 2025

Mr. Charles Arnhart
State Aid Coordinator
Georgia Department of Transportation
District 1 Office of Traffic Operations
1475 Jesse Jewell Pkwy NE, Suite 100
Gainesville, Georgia 30501

RE: LMIG Grant Application
2026 Program

Dear Mr. Arnhart:

Please find attached the completed LMIG 2026 Grant Application. The City of Dacula has identified Brookton Chase Court and Brookton Downs Subdivision (Brookton Drive, Brookton Lane, and Brookton Woods Way) that are in need of asphalt concrete pavement milling and repaving.

The asphalt pavement improvements project as identified in the application for Brookton Chase Court and Brookton Downs Subdivision (Brookton Drive, Brookton Lane, and Brookton Woods Way) is a total of 1.04 miles in length. The city plans to start preparing design documents in February of 2026 and construction beginning around April of 2026.

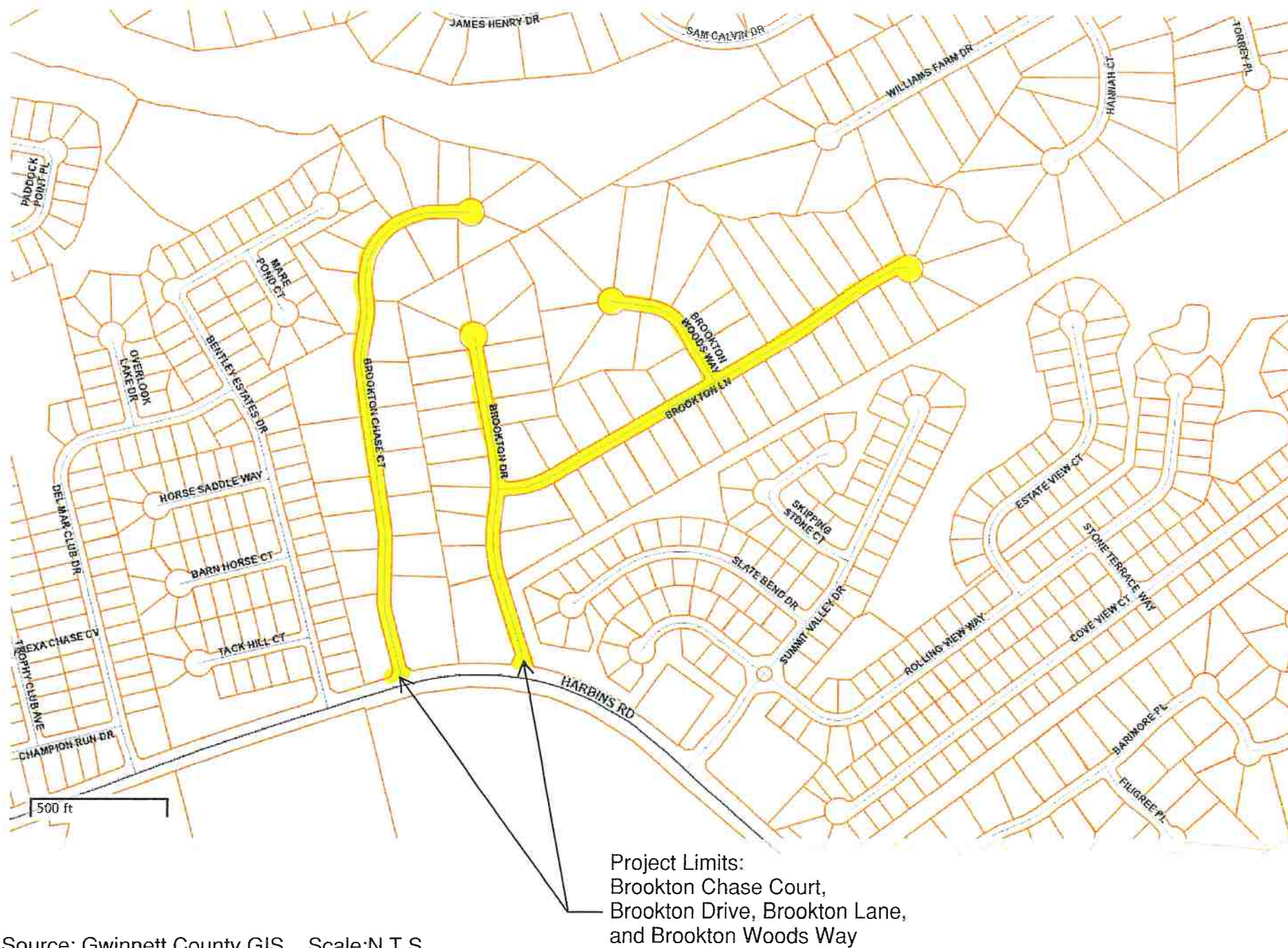
The status of previous funding for the City of Dacula includes:

- 1) 2023 LMIG Dacula Crossing Subdivision – Dacula Ridge Drive and Dacula Ridge Court.
Project is complete.
- 2) 2024 LMIG Brookton Place Subdivision Asphalt Milling and Repaving Project.
Project is complete.
- 3) 2025 LMIG Brookton North Subdivision Asphalt Milling and Repaving Project.
Project is complete.

If you have any questions, or require additional information, please call.

Sincerely,

Honorable Hugh D. King, III
Mayor, City of Dacula



| Opinion of Probable Construction Cost | | | | | Date: | September 24, 2025 |
|--|--------|------|---------------------|--------------|---------------------------------------|--|
| City of Dacula - 2026 LMIG - Brookton Chase Ct & Brookton Downs SD Milling & Repaving Improvements | | | | | | |
| Activity | | Unit | Labor \$ or LumpSum | Subtotal | Total | Misc Notes |
| Bonds and Traffic Control/Signage | | | | | \$ 45,000.00 | |
| Bonds and Traffic Control/Signage | 1 | Ls | 45,000.00 | \$ 45,000.00 | | |
| Brookton Chase Court | | | | | \$ 293,057.00 | * 23' wide ep/ep (2,000 L.F. +/-) = 5111 SY |
| Traffic Stop Bar | 12 | Lf | 100.00 | \$ 1,200.00 | | * (1) 76' dia. (ep/ep) end cul-de-sac = 504 SY |
| Stop Sign | 1 | Ea | 500.00 | \$ 500.00 | | |
| Street Sign | 1 | Ea | 500.00 | \$ 500.00 | | |
| Asphalt Milling (2-1/2") | 5,615 | Sy | \$ 6.00 | \$ 33,690.00 | | |
| Asphalt Tack Coat | 11,230 | Sy | \$ 0.65 | \$ 7,299.50 | | |
| Asphalt 'D' Mix (1") | 5,615 | Sy | \$ 12.50 | \$ 70,187.50 | | |
| Asphalt 'F' Mix Surface Course 9.5 mm (1-1/2") | 5,615 | Sy | \$ 15.00 | \$ 84,225.00 | | |
| Asphalt Deep Patch Milling (4") | 2,246 | Sy | \$ 10.00 | \$ 22,460.00 | | * 40% of street needs deep patching |
| Asphalt Deep Patch Filling (4") 19.5 mm | 2,246 | Sy | \$ 32.50 | \$ 72,995.00 | | |
| Brookton Downs SD - Brookton Drive | | | | | \$ 187,201.60 | * 24' wide ep/ep (1,250 L.F. +/-) = 5111 SY |
| Traffic Stop Bar | 12 | Lf | 100.00 | \$ 1,200.00 | | * (1) 76' dia. (ep/ep) end cul-de-sac = 504 SY |
| Stop Sign | 1 | Ea | 500.00 | \$ 500.00 | | |
| Street Sign | 1 | Ea | 500.00 | \$ 500.00 | | |
| Storm Catch Basin Top Replacement | 2 | Ea | 1,500.00 | \$ 3,000.00 | | |
| Asphalt Milling (up to 4-1/2") | 3,837 | Sy | \$ 8.00 | \$ 30,696.00 | | |
| Asphalt Tack Coat | 7,674 | Sy | \$ 0.65 | \$ 4,988.10 | | |
| Asphalt 'D' Mix (1") | 3,837 | Sy | \$ 12.50 | \$ 47,962.50 | | |
| Asphalt 'F' Mix Surface Course 9.5 mm (1-1/2") | 3,837 | Sy | \$ 15.00 | \$ 57,555.00 | | |
| Asphalt Deep Patch Milling (4") | 960 | Sy | \$ 10.00 | \$ 9,600.00 | | * 25% of street needs deep patching |
| Asphalt Deep Patch Filling (4") 19.5 mm | 960 | Sy | \$ 32.50 | \$ 31,200.00 | | |
| Brookton Downs SD - Brookton Lane | | | | | \$ 242,360.20 | * 24' wide ep/ep (1,710 L.F. +/-) = 5111 SY |
| Traffic Stop Bar | 12 | Lf | 100.00 | \$ 1,200.00 | | * (1) 76' dia. (ep/ep) end cul-de-sac = 504 SY |
| Stop Sign | 1 | Ea | 500.00 | \$ 500.00 | | |
| Street Sign | 1 | Ea | 500.00 | \$ 500.00 | | |
| Asphalt Milling (up to 4-1/2") | 5,064 | Sy | \$ 8.00 | \$ 40,512.00 | | |
| Asphalt Tack Coat | 10,128 | Sy | \$ 0.65 | \$ 6,583.20 | | |
| Asphalt 'D' Mix (1") | 5,064 | Sy | \$ 12.50 | \$ 63,300.00 | | |
| Asphalt 'F' Mix Surface Course 9.5 mm (1-1/2") | 5,064 | Sy | \$ 15.00 | \$ 75,960.00 | | |
| Asphalt Deep Patch Milling (4") | 1,266 | Sy | \$ 10.00 | \$ 12,660.00 | | * 25% of street needs deep patching |
| Asphalt Deep Patch Filling (4") 19.5 mm | 1,266 | Sy | \$ 32.50 | \$ 41,145.00 | | |
| Brookton Downs SD - Brookton Woods Way | | | | | \$ 80,614.20 | * 24' wide ep/ep (525 L.F. +/-) = 5111 SY |
| Traffic Stop Bar | 12 | Lf | 100.00 | \$ 1,200.00 | | * (1) 76' dia. (ep/ep) end cul-de-sac = 504 SY |
| Stop Sign | 1 | Ea | 500.00 | \$ 500.00 | | |
| Street Sign | 1 | Ea | 500.00 | \$ 500.00 | | |
| Asphalt Milling (up to 4-1/2") | 1,904 | Sy | \$ 6.00 | \$ 11,424.00 | | |
| Asphalt Tack Coat | 3,808 | Sy | \$ 0.65 | \$ 2,475.20 | | |
| Asphalt 'D' Mix (1") | 1,904 | Sy | \$ 12.50 | \$ 23,800.00 | | |
| Asphalt 'F' Mix Surface Course 9.5 mm (1-1/2") | 1,904 | Sy | \$ 15.00 | \$ 28,560.00 | | |
| Asphalt Deep Patch Milling (4") | 286 | Sy | \$ 10.00 | \$ 2,860.00 | | * 15% of street needs deep patching |
| Asphalt Deep Patch Filling (4") 19.5 mm | 286 | Sy | \$ 32.50 | \$ 9,295.00 | | |
| Erosion Control | | | | | \$ 6,300.00 | |
| Inlet Protection (Sd2-TYPE-F) | 18 | Ea | 350.00 | \$ 6,300.00 | | |
| | | | | | Cost: \$ 854,533.00 | |
| | | | | | 15% Contingency: \$ 128,179.95 | |
| | | | | | Total Cost: \$ 982,712.95 | |
| * All quantities listed are preliminary and approximate and shall be verified by the Contractor during Construction. | | | | | | |
| * Does not include lowering or adjustment of any Utility Modifications in cost of this OPCC. | | | | | | |
| * Road lengths are from edge of pavement at intersections to end cul-de-sacs. Cul-de-sac is added separately. | | | | | | |

SCOPE OF PROJECT

The Project location includes Brookton Chase Court & Brookton Downs Subdivision, more particularly Brookton Chase Court, Brookton Drive, Brookton Lane, and Brookton Woods Way. The Scope of the project is to make asphalt pavement improvements along the subdivision streets where asphalt pavement is deteriorating and failing. The City will deep patch mill portions of the streets where subgrade issues appear to be present. Afterwards the entire limits of the streets will undergo normal milling operations and then be repaved with new asphalt concrete pavement. Limits of work include all asphalt concrete pavements within right-of-way of City of Dacula for streets identified.

The City is seeking 2026 Local Maintenance & Improvement Grant (LMIG) funds to make asphalt concrete pavement improvements for the streets identified above by milling and repaving the streets, replacing street signage, and restriping stop bars and entrance areas. The paving scope will consist of 2-1/2" to 4" standard milling depending on the street and how much existing pavement is built up from the curb line. Then an additional 4" Deep Patch Milling will be performed to repair alligatored and deteriorating asphalt areas where marked by the city. After milling is complete, a tack coat will be applied over existing pavement areas at all deep patch locations prior to installing 4" of 25 mm Superpave Asphalt to fill the deep patch areas and make flush with remainder on milled pavement. A second tack coat will then be applied over the entire street prior to installing 1.0" of 'D' Mix Asphalt Binder Course, and then 1-1/2" Type 1 - 'F' Mix (9.5 mm) Asphalt Surface Course. All new pavement repairs shall have smooth transition with adjacent existing asphalt, curb and gutter, and residential driveways. Contractor shall then re-stripe stop bars and entrance striping to match existing conditions. Finally, new stop signs and street signs will be installed to replace ageing and faded signage.

The design calls for maintaining all existing grades and cross slope of streets when milling and repaving to promote positive drainage to curb and gutter and storm structures. Contractors will be required to build up and re-establish crown in centerline of street as needed. Two damaged storm catch basin tops will also be replaced as part of the scope of work.

The Opinion of Probable Construction Cost (OPCC) for all standard asphalt milling, deep patch milling, asphalt concrete repaving, storm catch basin top replacement, signage, and striping is \$982,712.95.



MEMO

TO: Mayor and City Council of the City of Dacula
FROM: Brittni Nix, City Administrator
DATE: September 26, 2025
SUBJECT: FFY-2026 CDBG Application

City staff prepared application materials to submit Drowning Creek Road to the Gwinnett County Community Development Block Grant Program for consideration. Drowning Creek Road has historically been used as a cut through road between Dacula and SR 316 and has developed alligatored crackling and potholes over time. The proposed improvement project for Drowning Creek Road includes 6" deep patch milling sections of asphalt failures, standard 2 1/2" asphalt milling, asphalt repaving, and the installation of new sidewalks between Tanner Road and the City limits (approximately 0.28 miles). The listed corrections would serve to bridge insufficient subsurface soil conditions while correcting failures in the existing roadway and connect existing sidewalks. The OPCC (Opinion of Probable Construction Cost) with 15% contingency totals \$420,433.68.

Staff requests approval to submit the Drowning Creek Road Milling, Repaving, and Sidewalk Improvements project for 2026 Community Development Block Grant consideration.





RESOLUTION

WHEREAS, the City of Dacula desires to participate in the FFY 2026 Gwinnett County Community Development Block Grant Program. The City of Dacula wishes to submit a 2026 Gwinnett County Community Development Block Grant application for Drowning Creek Road located within the City limits. Drowning Creek Road is in need of asphalt milling and repaving, and sidewalk improvements. City considers the proposed work a high priority.

WHEREAS, the Dacula City Council has voted affirmatively and authorized the Mayor to sign and submit the 2026 Gwinnett County Community Development Block Grant application.

NOW THEREFORE, a motion was made, seconded, and unanimously approved October 2, 2025, authorizing Mayor King to sign all necessary documents on behalf of the City of Dacula for the FFY 2026 Gwinnett County Community Development Block Grant Application.

AND, it is so ordained, this 2nd day of October, 2025.

AYES:_____

NAYES:_____

SEAL

Hugh D. King, III, Mayor
City of Dacula

Brittini Nix, City Administrator
City of Dacula



2026 CDBG for City of Dacula
Drowning Creek Road - Milling, Repaving, and Sidewalk Improvements



Project Limits:
Drowning Creek Road from
Tanner Road to City Limits

[illegible]

Scope of Project

The City of Dacula is currently making improvements to aging and deteriorated City Streets in low to moderate income areas within the City Limits of Dacula in Gwinnett County, Georgia. Drowning Creek Road is a two-way road that has deteriorated with alligatored cracking and potholes due to the amount of traffic utilizing the road. The road is in need of repair with milling and repaving. Drowning Creek Road serves as a major cut through road from Highway 316 to residential, commercial, and downtown areas of the City of Dacula. The road also provides access between Tanner Road and the future Rowen Development with its network of sidewalks and walking paths. Drowning Creek Road will be milled down and repaved. Curb & gutter, sidewalks, and storm drainage concrete flumes will be added to improve accessibility and drainage for residents and other users.

The project service area will include improvements to Drowning Creek Road from the intersection of Tanner Road and then east to the City Limits at the future Rowen Development where Drowning Creek Road has been redesigned and rebuilt to Highway 316. Drowning Creek Road is approximately 1,500 L.F. in length from Tanner Road to the City Limit line at the Rowen Development. Existing road is approximately 22' wide. Once improved with curb & gutter, the new road will be approximately 24' wide from edge of pavement to new back of curb. This project falls within the LMI Qualified Area for City of Dacula in Census tract 506.23, Block Group 3 in Gwinnett County according to the latest census.

The City is seeking 2026 (CDBG) Community Development Block Grant funds to improve Drowning Creek Road by milling, repaving, and adding curb & gutter, concrete flumes, and sidewalks to the road within the right-of-way owned by the City. Right-of-way width along Drowning Creek Road is approximately 80' wide. New curb and gutter will be installed on the north side of the road to accommodate the addition of sidewalks on the residential side of the road. Concrete flumes will be added to drain stormwater from the road into the existing ditch behind the proposed sidewalks.

The road will be milled approximately 2-1/2" to account for new pavement section depending on geotechnical results which will provide existing depth of pavement. 4" of additional Deep Patch Milling will then be applied to all alligatored and pothole areas for a total milled depth of 6-1/2". Deep Patch Milled areas will then be filled with 4" of 25 mm Superpave Asphalt Pavement prior to preparing entire street for repaving. A tack coat will then be applied prior to installing 1" of 'D' mix Asphalt Binder Course Pavement. An additional tack coat will then be applied prior to installing 1-1/2" Type 1 - 'F' mix (9.5 mm) Surface Course Pavement over the entire streets.

The Centerline of the streets shall be built up to create a positive crown in roadway sloping out to edge of pavement and gutter to provide for adequate drainage of the road.

New thermoplastic double yellow centerline striping, stop bar striping, and signage will also be installed. Traffic access to all street intersections and private driveways shall remain open at all times.

This project will benefit approximately 9 residential homes, multiple side streets and residential subdivisions along Tanner Road and other users who utilize Drowning Creek Road to access downtown City of Dacula from Highway 316 as well as the future Rowen Development. The Opinion of Probable Construction Costs (OPCC) for all milling, repaving, storm drainage, and sidewalks is approximately \$420,433.68.

Memorandum

To: City of Dacula Planning Commission /
City of Dacula Mayor and City Council

From: H. Hayes Taylor Jr, City Planner

Date: August 25, 2025 (*Amended September 8, 2025*)

Subject: 2025-CD-RZ-02 & 2025-CD-SUP-02

Proposed Zoning: O-I (Office Institutional District)
Special Use Permit for Group Personal Care Home use.

Existing Zoning: R-1400 (Single-Family Residential District)

Size: 1.54 acres

Proposed Use: Group Personal Care Home

Applicant: Fanie Wehmanen
1312 Harbins Rd
Dacula, GA 30019

Owner(s): Fanie Wehmanen
1312 Harbins Rd
Dacula, GA 30019

Location: LL 298 – 5th District, Parcel 016

Existing Land Use and Zoning:

The subject parcel totals 1.54 acres and is located at 1312 Harbins Road, at the corner of the Brookton Chase Court and Harbins Road intersection. The site contains a split level, 1,739 square foot building, which contains four (4) bedrooms, two (2) bathrooms, and one (1) basement, with an attached 512 square foot wooden deck, a residential driveway, two (2) accessory storage structures, and approximately one (1) acre of sodded open space. The residential driveway is 53 feet long with varying width and provides one (1) point of egress onto Brookton Chase Court. Staff estimates that the driveway could provide space for up to four (4) vehicles.

The property is zoned R-1400 (Single-Family Residential District). Properties to the east, north, and west are zoned R-1400 (Single-Family Residential District, *City*), and are within the Brookton Chase subdivision. The parcel across Harbins Road to the south is zoned RA200 (Agriculture/Residence, *County*).

The Proposed Development:

The applicant has requested to rezone the 1.54-acre parcel from zoned R-1400 (Single-Family Residential District) to O-I (Office Institutional District) with a special use permit to allow for group personal care home use. The Zoning Ordinance requires that group personal care homes have at minimum an O-I zoning classification and a Special Use Permit (Article IX, Section 904). Staff notes that the property previously contained a legal nonconforming group personal care home.

Application materials state that the requested rezoning and Special Use Permit do not propose redevelopment, or significant improvements to the property. The letter of intent states that the proposed group personal care home seeks to accommodate up to six (6) residents and provide care in a residential setting. The site currently provides approximately 850 square feet of outside parking space, and 426 square feet of garage space. Additional parking may be needed if future residents are active automobile drivers.

Staff notes, the Georgia Department of Health (GDH) is responsible for determining the proposed group personal care home's compliance with state law and GDH requirements. Although the personal care home license is issued by the Georgia Department of Health, the City of Dacula oversees the issuance of the Certificate of Occupancy. Prior to issuance of the Certificate of Occupancy, Gwinnett Environmental Health must certify the capacity of the septic system is permissible. . The application indicates that the proposed personal care home use will continue to use the existing septic system.

Summary:

The site is suited for residential and neighborhood services, such as personal care, given the previous group personal care home use on the subject parcel. The proposed group personal care home use could be considered compatible with the surrounding residences, as long as the parcel is not further developed for more intense institutional uses, and the existing structure retains its residential character. For these reasons, Staff recommends the requested rezoning be approved with conditions.

Comprehensive Plan:

The proposed development falls within the Dacula South Character Area (City of Dacula 2050 Comprehensive Plan pg. 65). The Dacula Downtown character area land use and zoning considerations call for the maintenance of existing residential character and for small neighborhood commercial where appropriate (pg. 65). The Guidance for Rezoning by Character Area table calls for R-1400CSO, R-1400, and TRD in Dacula Southern, and does not call for O-I (pg. 69).

The analysis of the application should be made based upon the "Standards Governing Exercise of the Zoning Power" as stated in Section 1702 of The 2000 Zoning Ordinance of the City of Dacula.

1. *Whether the proposed rezoning, and special use permit will permit a use that is suitable in view of the use and development of an adjacent and nearby property?*

With the proper conditions, the proposed rezoning and special use permit could be considered consistent with the adjacent and nearby residential uses along Harbins Road and within the Brookton Station subdivision. The proposed special use permit and rezoning do not require redevelopment of the property. Maintaining the existing structure and property characteristics would not create additional visual impact.

2. *Whether the proposed rezoning, and special use permit will adversely affect the existing use or usability of adjacent or nearby properties?*

If approved, the recommended conditions would help mitigate any negative future impacts on the surrounding properties.

3. *Whether the property to be affected by the proposed rezoning, and special use permit has a reasonable economic use as currently zoned?*

Yes, the property has reasonable economic use as currently zoned.

4. *Whether the proposed rezoning, and special use permit will result in a use which will or could cause an excessive or burdensome use of existing streets, transportation facilities, utilities, or schools?*

The proposed use is not expected to increase the burden of use for utilities, existing streets, transportation facilities, or schools.

5. *Whether the proposed rezoning, and special use permit request is in conformity with the policy and intent of the Land Use Plan?*

The subject parcel is within the Dacula South Character Area of the City of Dacula's Future Land Use Map. The principal object of the character area is to "maintain existing character," while allowing for small scale neighborhood "commercial and community amenities" when suitable (Dacula 2050 Comprehensive Plan pg. 65). Furthermore, the subject property has a history of group personal care home use. As such, the proposed development could be considered appropriate at this location (City of Dacula 2050 Comprehensive Plan, pg. 61). Staff notes that the proposed zoning classification, Office-Institutional District (OI), is not included as a recommended zoning code.

6. *Whether there are other existing or changing conditions affecting the use and development of the property which give supporting grounds for either approval or disapproval of the proposed rezoning, and special use permit?*

The property has a history of neighborhood businesses on site. Chateau Flooring Inc. received a home occupation license in 2014. Subsequently, the subject parcel served as a group personal

care home, Harbins Care LLC, from 2015 to 2020. Group personal care home use and other office-institutional uses could be considered compatible with the surrounding neighborhood character, given the half a decade of precedent for home business at the subject address.

Recommendation:

Based upon the applications, the requested rezoning, and special use permit for group personal care home use are recommended for approval with the following conditions:

The Department notes the Planning Commission recommended approval with staff's recommended conditions, which carried, 4-0, for the requested rezoning at the August 25, 2025, Planning Commission Hearing.

Land Use and Concept Plan

1. Any modifications to the existing property improvements (ex: redevelopment, paint, repairs, additions, concrete, asphalt, etc.) shall be reviewed and approved by the Planning & Development Department.
2. The site shall be limited to the following uses:
 - a. Offices, Business or Professional.
 - b. Group Personal Care Home.
3. A letter from Gwinnet County Environmental Health certifying the number of residents supported by the septic system shall be required prior to Certificate of Occupancy issuance for a group personal care home.
4. No outdoor storage shall be permitted on site.
5. No drive-thru or gas station uses shall be permitted.
6. The building must be compliant with the latest ratified International Building Code standards & Americans with Disabilities Act (ADA) accessibility guidelines prior to Certificate of Occupancy issuance.

Sign and Advertisement

7. Oversized signs or billboards shall not be permitted.
8. No tents, canopies, temporary banners, streamers or roping decorated with flags, tinsel, or other similar material shall be displayed, hung, or strung on the site without appropriate permit(s). No decorative balloons or hot-air balloons shall be displayed on the site.
9. Live human advertisements shall be prohibited within the subject area. This includes, but is not limited to, sign spinners, twirlers, dancers, clowns, and / or other similar temporary advertising methods commonly provided by costumed or animated humans.

10. Blinking, exposed neon, electronic messaging, scrolling, portable, and inflatable signage shall be prohibited.

Landscape and Parking

11. Any parking expansion shall require a parking plan to be submitted to the Planning & Development Department for review. The parking expansion shall accommodate the number of proposed driving residents, employees, and personal care home vehicles. Article 10, Section 1002 of the Zoning Resolution requires that rooming and boarding facilities have at minimum one (1) parking space per bedroom.
12. Parking lot and security lighting shall be directed towards the property to minimize the adverse impact on neighboring properties.
13. The backyard shall be enclosed by a secure fence with a minimum of six (6) feet in height. The fence should include a security or alarm feature for resident safety. The proposed fence location and materials must be reviewed and approved by the Planning and Development Department prior to permit issuance and construction.
14. The proposed fenced area shall be landscaped to provide adequate shade for residents and staff. The landscape plan is subject to the approval of the Planning & Development Department.

Waste Management

- 15. Commercial sanitation services shall be arranged between the business and a franchised solid waste contractor per Chapter 22, Section 22-6. Trash receptacles and/or dumpsters shall be enclosed and screened from the rights-of-way. Enclosures shall remain closed, locked and in good repair at all times.**



City of Dacula
P. O. Box 400
Dacula, GA 30019
(770) 962-0055 / Fax (770) 513-2187

Item 5.

REZONING/ CHANGE OF CONDITIONS/ SPECIAL USE PERMIT APPLICATION

AN APPLICATION TO AMEND THE OFFICIAL ZONING MAP OF THE CITY OF DACULA, GEORGIA.
(Please Type or Print using BLACK INK)

| APPLICANT * | PROPERTY OWNER * |
|---|---------------------------------------|
| NAME <u>Fanie Wehmanen</u> | NAME <u>Fanie Wehmanen</u> |
| ADDRESS _____ | ADDRESS <u>1312 Harbins Rd.</u> |
| CITY _____ | CITY <u>Dacula</u> |
| STATE _____ ZIP _____ | STATE <u>GA</u> ZIP <u>30019</u> |
| PHONE <u>470 461 3897</u> FAX <u>561 859 4172</u> | PHONE <u>(561) 859-4172</u> FAX _____ |

APPLICANT IS THE:

- ☐ OWNER'S AGENT
☒ PROPERTY OWNER
☐ CONTRACT PURCHASER

CONTACT PERSON Fanie Wehmanen
COMPANY NAME Gifted Hands Personal Care Home
ADDRESS 1312 Harbins Road
Dacula, GA 30019
PHONE (561) 859-4172 FAX _____
EMAIL Fanienurse@gmail.com

* Include any person having a property interest
and/or a financial interest in any business entity having
property interest (use additional sheets if necessary).

PRESENT ZONING DISTRICT(S) Residential REQUESTED ZONING DISTRICT DL
LAND LOT(S) _____ PARCEL # 5298.016 DISTRICT(S) _____ ACREAGE _____

PROPOSED DEVELOPMENT OR SPECIAL USE REQUESTED

Special use permit for group Personal Care Home

RESIDENTIAL DEVELOPMENT:

NO. OF LOTS/DWELLINGS UNITS _____

DWELLING UNIT SIDE (SQ. FT.) _____

NON-RESIDENTIAL DEVELOPMENT:

NO. OF BUILDINGS/LOTS _____

TOTAL GROSS SQ. FEET _____

LETTER OF INTENT & LEGAL DESCRIPTION OF PROPERTY

*** PLEASE ATTACH A "LETTER OF INTENT" EXPLAINING WHAT IS PROPOSED and
TYPED "LEGAL DESCRIPTION" OF PROPERTY TO BE AMENDED ***

CASE NUMBER

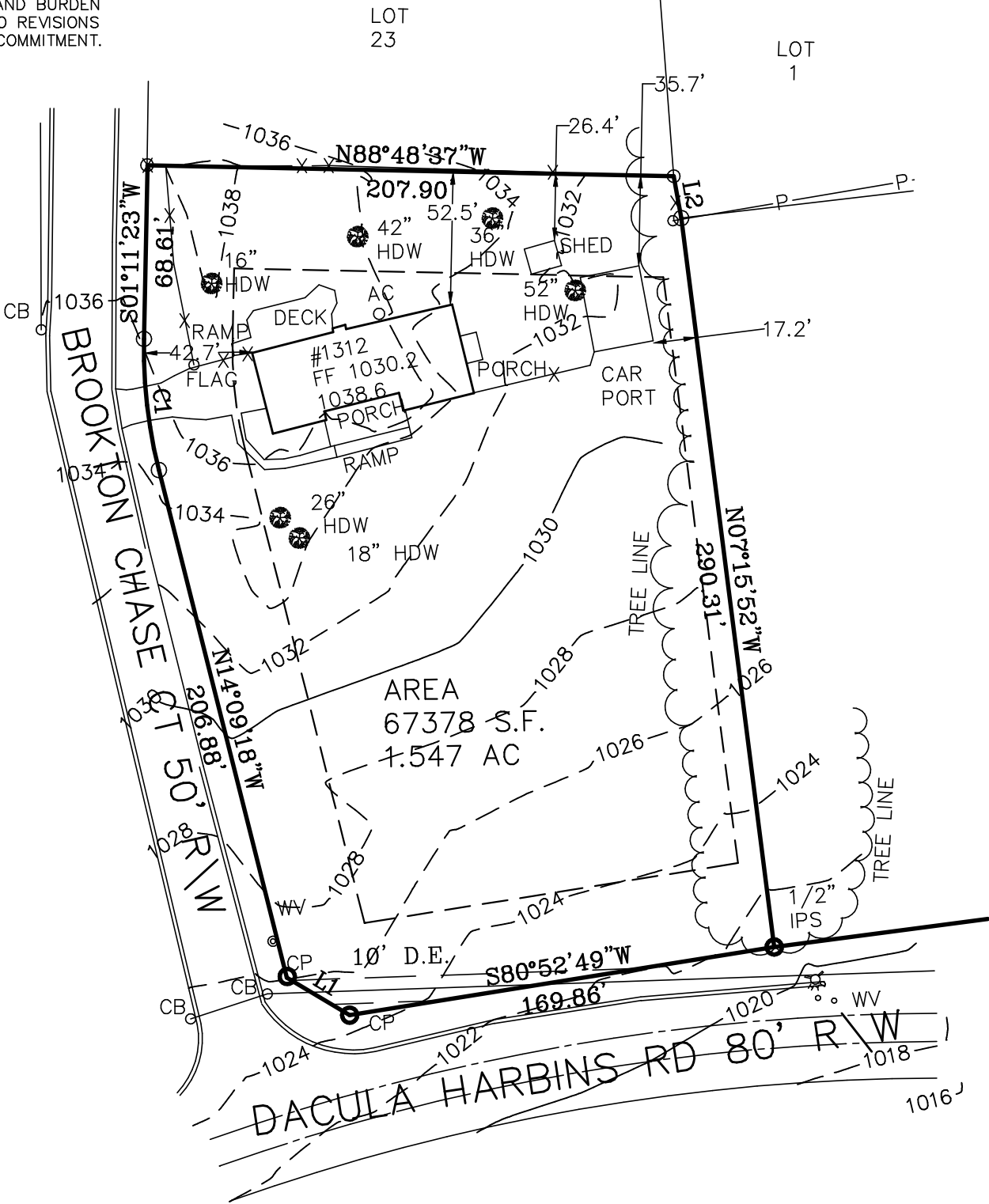
ALL MATTERS OF TITLE ARE EXCEPTED. THIS PLAT IS SUBJECT TO ALL LEGAL EASEMENTS AND RIGHTS-OF-WAY PUBLIC OR PRIVATE.

NOTE: PROPERTY LINES SHOWN ON THIS SURVEY/PLAT REPRESENT PHYSICAL FIELD CONDITIONS BY EVIDENCE OF APPARENT POSSESSION (IRON PINS FOUND, OLD & ESTABLISHED FENCE LINES, OLD WALL LINES, SHRUB & HEDGE LINE, HOUSE LOCATIONS, ETC.) THEY MAY DIFFER AND BE IN CONTENTION FROM EVIDENCE FOUND AT THE APPLICABLE COUNTY COURTHOUSE. THEY MAY ALSO DIFFER FROM OTHER SURVEYOR OPINIONS AND/OR NEIGHBORS SURVEYS/PLATS. A FULL LAND TITLE REPORT OPINION ON ALL PROPERTIES, INCLUDING ADJACENT AND CONTIGUOUS PROPERTIES MAY BE NEEDED TO RESOLVE ALL POSSIBLE PROPERTY LINE DISPUTES OR DISCREPANCIES.

THIS SURVEY WAS MADE WITHOUT THE BENEFIT OF A CURRENT TITLE COMMITMENT. EASEMENTS AND ENCUMBRANCES MAY EXIST WHICH BENEFIT AND BURDEN THIS PROPERTY. THIS SURVEY IS SUBJECT TO REVISIONS AND UPDATE UPON RECEIPT OF SAID TITLE COMMITMENT.

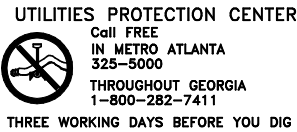
| CURVE TABLE | | | | |
|-------------|--------|--------|-------|-------------|
| CURVE | LENGTH | RADIUS | CHORD | DIRECTION |
| C1 | 52.29 | 195.23 | 52.13 | S06°28'57"E |

| LINE_TABLE | | |
|------------|--------|-------------|
| LINE | LENGTH | BEARING |
| L1 | 28.83 | N59°10'41"W |
| L2 | 16.80 | N10°08'18"W |



- LEGEND
- IPF=IRON PIN FOUND
 - IPS=IRON PIN SET
 - R/W=RIGHT OF WAY
 - MAG= MAGNETIC
 - P.O.B.=POINT OF BEGINNING
 - B/L=BUILDING LINE
 - D.E.=DRAINAGE EASEMENT
 - N/F=NOW OR FORMERLY
 - P = PREVIOUS
 - E = EXISTING
 - P/P = POWER POLE
 - PRP = PER REFERENCE PLAT

DECLARATION IS MADE TO ORIGINAL PURCHASER OF THE SURVEY. ANY USE BY THIRD PARTIES IS AT THEIR OWN RISK. SURVEY IS VALID ONLY IF PRINT HAS ORIGINAL SEAL AND ORIGINAL SIGNATURE OF SURVEYOR.



CLOSURE DATA

FIELD CLOSURE=1'IN 35,000+
ANGLE POINT ERROR=<NA
EQUIPMENT USED=TOTAL STATION GPS
ADJUSTMENT METHOD=NONE STARNET GPS
PLAT CLOSURE=1'IN 100,000+

THIS PROPERTY DOES LIE WITHIN A 100 YEAR FLOOD PLAIN ACCORDING TO REFERENCE PLAT.

| SET BACKS | |
|-----------|-----|
| FRONT | 35' |
| SIDE | 10' |
| REAR | 40' |

CURRENT SETBACKS SHOULD BE VERIFIED THRU ZONING DEPT PRIOR TO DESIGN OR CONSTRUCTION.

PREPARED FOR:

Fanie Wehmanen

IN MY OPINION THIS PLAT IS A CORRECT REPRESENTATION OF THE LAND PLATTED AND HAS BEEN PREPARED IN CONFORMITY WITH THE MINIMUM STANDARDS AND REQUIREMENTS OF LAW.

1312 Harbins Rd., Dacula, GA

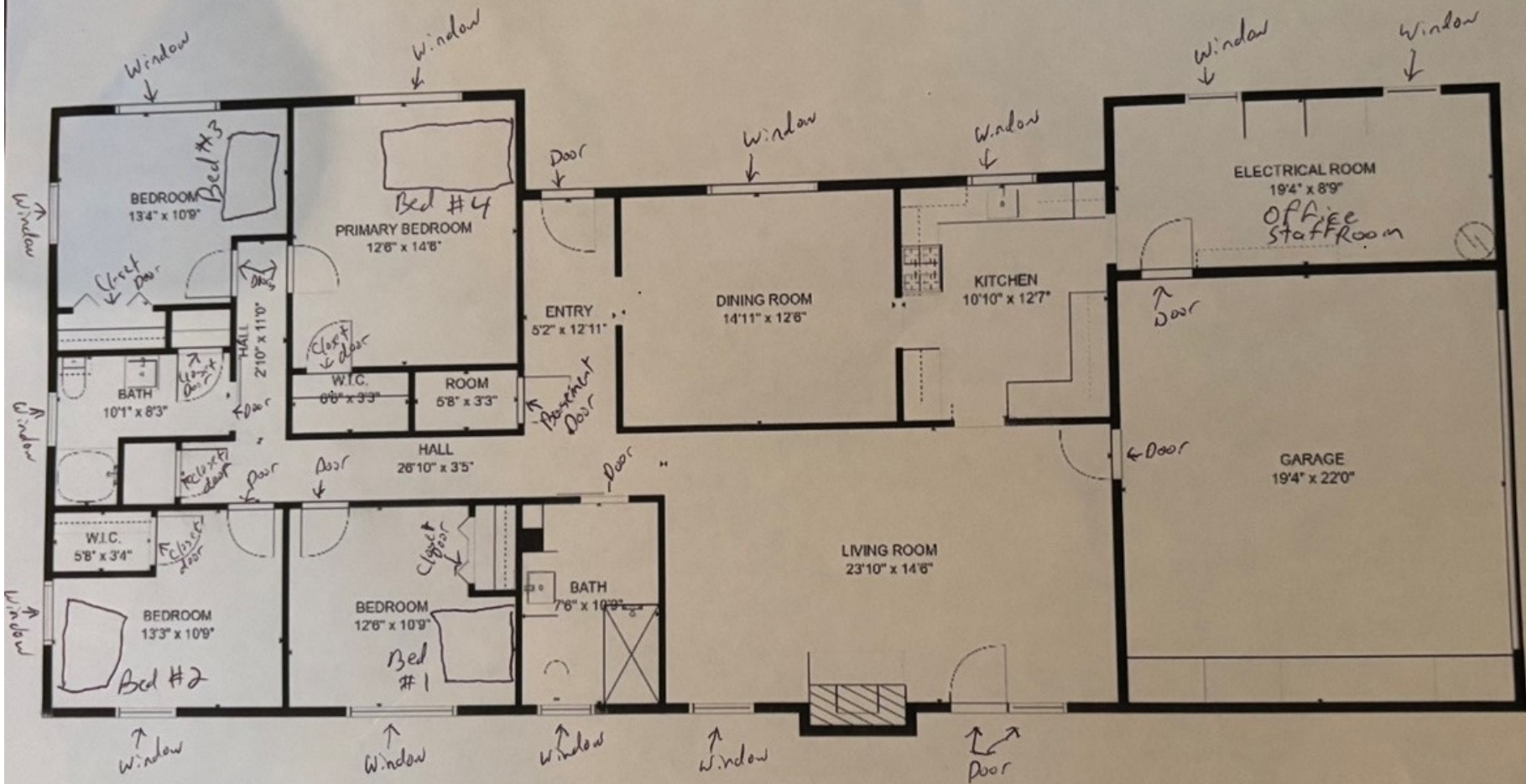
| | | |
|---------------|------------------|---------------------|
| LOT: NA | LAND LOT: 298 | DATE: 07/23/25 |
| BLOCK: | DISTRICT: 5 TH | |
| SCALE: 1"=60' | COUNTY: GWINNETT | JOB NO: 1312HARB\25 |

SAWHNEY & ASSOCIATES

523 HASTINGS WAY JONESBORO GA 30238

PH.# (678)-500-4356





TOTAL: 1739 sq. ft
 FLOOR 1: 1739 sq. ft
 EXCLUDED AREAS: GARAGE: 426 sq. ft, ELECTRICAL ROOM: 169 sq. ft, FIREPLACE: 7 sq. ft
 WALLS: 134 sq. ft

FLOOR PLAN CREATED BY CURICASA APP. MEASUREMENTS DEEMED HIGHLY RELIABLE BUT NOT GUARANTEED.

Letter of Intent for Establishing a Personal Care Home

July 09, 2025

City of Dacula ,

Purpose

The purpose of this LOI is to outline the preliminary intentions is to utilize the Property as a residential Personal Care Home designed to accommodate up to six (6) residents, providing 24-hour care, supervision, meals, and assistance with activities of daily living.

Business Model

The proposed care home will operate as a private pay residential care home, targeting adults aged 65 and older, including elderly individuals and those with physical or cognitive limitations who require more one on one care than a assisted living can provide in a home-like setting.

Licensing

The Operator will comply with all applicable local and state regulations, including obtaining a license from the Georgia Department of Community Health to operate a Personal Care Home for six or fewer residents. We will obtain a CO from our county, State license from DCH, and a county business license and revenue.

Term and Use of Property

Intended Use: Residential Personal Care Home

Proposed Start Date: September 2025

Lease/Purchase Option: Purchased Property .

Modifications: Minor modifications or improvements may be made as necessary to comply with regulations and safety codes. Property owner has approved all modifications.

Confidentiality

Both parties agree to keep the content of this LOI and any related discussions confidential, unless disclosure is required by law or regulatory authorities.

Non-Binding Agreement

This Letter of Intent is non-binding and is intended only as a statement of the current intentions of the parties. A formal agreement outlining all terms and conditions will be executed after further due diligence, negotiation, and consultation with legal counsel.

Next Steps

We are prepared to:

- Submit a formal business proposal and licensing plan
- Conduct an inspection of the property
- Execute all the rules and requirements of the city of Dacula.
- Provide documentation of compliance for all rules and regulations to the city of Dacula

Thank you for your consideration.

Sincerely,

Use Permit Application Responses for Personal Care Home
Property Address: 1312 Harbins Road, Dacula, GA 30019

A. Whether a proposed zoning will permit a use that is suitable in view of the use and development of adjacent and nearby property

Yes, the proposed zoning will permit a use that is suitable in view of the use and development of adjacent and nearby property.

The subject property is well-suited for a Personal Care Home use. The surrounding area consists primarily of residential properties, which aligns with the nature of a Personal Care Home that provides housing and care in a residential-like setting. The home is designed to blend seamlessly with the existing neighborhood, preserving the residential character while offering much-needed support services to elderly or disabled individuals in a safe and compassionate environment.

Furthermore, this proposed use does not involve any industrial, high-traffic commercial, or disruptive activities. It supports the quiet enjoyment of surrounding properties and adds value by addressing a growing need for quality senior care in the community. The use is consistent with nearby low-density residential development and complies with the intent of the zoning district.

B. Whether a proposed rezoning will adversely affect the existing use or stability of adjacent or nearby property

No, the proposed rezoning will not adversely affect the existing use or stability of adjacent or nearby property.

The proposed rezoning is consistent with the residential nature of the surrounding area and is intended to maintain the property's appearance and function as a single-family home. The home will be operated in a manner that respects the character of the neighborhood, with minimal traffic, no signage that detracts from residential aesthetics, and no commercial disruptions.

The Personal Care Home will provide a safe and supportive living environment for a small number of residents, typically no more than 6, which is in line with low-density residential development. This use enhances neighborhood stability by offering a compassionate and regulated care option for aging or disabled individuals without introducing any elements that would negatively impact neighboring properties. Local, state, and fire safety regulations will be strictly followed to ensure safety and compliance.

C. Whether the property to be affected by a proposed rezoning has a reasonable economic use as currently zoned

Yes, the property has a reasonable economic use as currently zoned; however, the proposed rezoning enhances its economic utility by allowing a use that meets an important community need.

The property is currently zoned for residential use and could reasonably be used as a single-family residence. However, rezoning to allow a Personal Care Home increases the property's

Additionally, there is a recognized shift in healthcare policy and consumer preference toward less institutional, more home-like environments for senior care. The proposed Personal Care Home use aligns with these evolving standards, providing a needed service while maintaining the residential integrity of the neighborhood.

There are no environmental constraints or incompatible neighboring land uses that would hinder the successful or harmonious development of the property as a Personal Care Home. The property size, layout, and surrounding infrastructure all support this use, making it a responsible and community-oriented zoning decision.



City of Dacula

P. O. Box 400
Dacula, GA 30019
(770) 962-0055 / Fax (770) 513-2187

IMPACT ANALYSIS STATEMENT

As required by the Zoning Resolution of the City of Dacula, the following standards are relevant in balancing the interest in promoting the public health, safety, morality, or general welfare against the right to the unrestricted use of property and shall govern the exercise of the zoning power. **ALL APPLICATIONS MUST BE COMPLETED WITH THE COMPLETED IMPACT ANALYSIS STATEMENT.**

DATE July 1, 2025

APPLICANT Farie Wehmanen

- A. Whether a proposed rezoning will permit a use that is suitable in view of the use and development of adjacent and nearby property: Yes, the proposed zoning will permit a use that is suitable in view of the use and development of adjacent and nearby property.
- B. Whether a proposed rezoning will adversely affect the existing use or usability of adjacent or nearby property: No, the proposed rezoning will not adversely affect the existing use or usability of adjacent or nearby properties.
- C. Whether the property to be affected by a proposed rezoning has a reasonable economic use as currently zoned: Yes, the property has a reasonable economic use as currently zoned; however, the proposed rezoning enhances its economic utility by allowing a use that meets an important community need.
- D. Whether the proposed rezoning will result in a use which will or could cause an excessive or burdensome use of existing streets, transportation facilities, utilities, or schools. No, the proposed rezoning will not result in a use which will cause an excessive or burdensome use of existing streets, transportation facilities, utilities or schools.
- E. Whether the proposed rezoning is in conformity with the policy and intent of the Land Use Plan: Yes, the proposed rezoning is in conformity with the policy and intent of the land use plan.
- F. Whether there are other existing or changing conditions affecting the use and development of the property which give supporting grounds for either approval or disapproval of the proposed rezoning: Yes, there are existing and changing conditions that support approval of the proposed rezoning.

Legal Description of Property

1312 Harbins Road, Dacula, Georgia 30019

Gwinnett County, Georgia

All that tract or parcel of land lying and being in Land Lot 298 of the 5th Land District, Gwinnett County, Georgia, and being a tract consisting of 1.535 acres, more or less, located at 1312 Harbins Road, City of Dacula, Georgia, more particularly described on that certain plat of survey prepared by R&V Surveying, Inc., Georgia Registered Land Surveyor, dated October 26, 2001, and being further described as follows:

Commencing at a point located 217.18 feet along the right-of-way of Dacula Harbins Road from the intersection of Brookton Drive and Dacula Harbins Road, and extending along Dacula Harbins Road:

- South 80 degrees 52 minutes 49 seconds West for a distance of 169.86 feet to a point;
- Thence North 59 degrees 70 minutes 41 seconds East for a distance of 28.23 feet to a point;
- Thence North 14 degrees 4 minutes 15 seconds West for a distance of 214.87 feet along the proposed Brookton Chase Court to a point;
- Thence North 6 degrees 7 minutes 13 seconds West for a distance of 44.53 feet to a point;
- Thence North 1 degree 71 minutes 23 seconds East for a distance of 68.61 feet to a point;
- Thence South 88 degrees 48 minutes 37 seconds East for a distance of 207.90 feet to an iron pin;
- Thence South 10 degrees 8 minutes 18 seconds East for a distance of 16.80 feet to an iron pin;
- Thence South 7 degrees 15 minutes 52 seconds East for a distance of 290.31 feet to the Point of Beginning.

Said property is subject to all applicable zoning ordinances, easements, and restrictions of record.



City of Dacula

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Dacula, GA 30019

(770) 962-0055 / Fax (770) 513-2187

DISCLOSURE OF CAMPAIGN CONTRIBUTIONS

Have you, within the two years immediately preceding the filing of this application, made campaign contributions aggregating \$250.00 or more the Mayor and/or a member of the City Council or a member of the Dacula Planning Commission.

☐ Yes

☒ No

If the answer is *Yes*, please complete the following section:

| Name of Government Official | Contributions (All which aggregate to \$250.00+) | Contribution Date (within last 2 years) |
|-----------------------------|---|--|
| NA | | |
| | | |
| | | |
| | | |
| | | |

Have you, within the two years immediately preceding the filing of this application, made gifts having in the aggregate a value of \$250.00 or more to the Mayor and/or a member of the City Council or a member of the Dacula Planning Commission.

☐ Yes

☒ No

If the answer is *Yes*, please complete the following section:

| Name of Government Official | Description of Gifts (Valued aggregate \$250.00+) | Date Gift was Given (within last 2 years) |
|-----------------------------|--|--|
| NA | | |
| | | |
| | | |
| | | |
| | | |

(Attach additional sheets if necessary to disclose or describe all contributions/gifts)

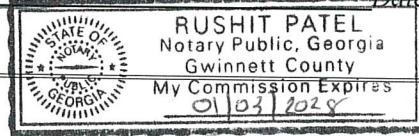
APPLICANT CERTIFICATION

The undersigned is authorized to make this application and is aware that if an application is denied, no application or re-application affecting the same property shall be acted upon within twelve (12) months from the date of last action unless waived by the City.

Signature of Applicant [Signature] Date 7/9/25

Type or Print Name/Title Fannie Welmanen

Notary Public [Signature] Date 07/09/2025

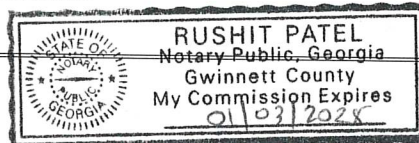
**PROPERTY OWNER CERTIFICATION**

The undersigned, or as attached, is the record owner of the property considered in this application and is aware that if an application is denied, no application or re-application affecting the same land shall be acted upon within twelve (12) months from the date of last action unless waived by the City.

Signature of Property Owner [Signature] Date 7/9/25

Type or Print Name/Title Fannie Welmanen

Notary Public [Signature] Date 07/09/2025

**FOR ADMINISTRATIVE USE ONLY**

DATE RECEIVED _____ RECEIVED BY _____ FEE _____ RECEIPT # _____

LAND LOT _____ DISTRICT _____ PARCEL # _____ HEARING DATE _____

ACTION TAKEN _____

SIGNATURE _____ DATE _____

STIPULATIONS _____



City of Dacula
P. O. Box 400
Dacula, GA 30019
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DISCLOSURE OF CAMPAIGN CONTRIBUTIONS

Have you, within the two years immediately preceding the filing of this application, made campaign contributions aggregating \$250.00 or more the Mayor and/or a member of the City Council or a member of the Dacula Planning Commission.

☐ Yes

☒ No

If the answer is *Yes*, please complete the following section:

| Name of Government Official | Contributions (All which aggregate to \$250.00+) | Contribution Date (within last 2 years) |
|-----------------------------|---|--|
| NA | | |
| | | |
| | | |
| | | |

Have you, within the two years immediately preceding the filing of this application, made gifts having in the aggregate a value of \$250.00 or more to the Mayor and/or a member of the City Council or a member of the Dacula Planning Commission.

☐ Yes

☒ No

If the answer is *Yes*, please complete the following section:

| Name of Government Official | Description of Gifts (Valued aggregate \$250.00+) | Date Gift was Given (within last 2 years) |
|-----------------------------|--|--|
| NA | | |
| | | |
| | | |
| | | |

(Attach additional sheets if necessary to disclose or describe all contributions/gifts)

Property for Use Permit Application: 1312 Harbins Rd. Dacula, GA 30019
Parcel # 5298 016

RE: Address List of Properties Notification was Sent to

Timothy Montgomery
1322 Harbins Rd.
Dacula, GA 30019

1269 Brookton Chase Ct
Dacula, GA 30019

Clackdell LLC
1311 Harbins Rd.
Dacula, GA 30019

Clack Billy J & Sandra C
1285 Harbins Rd.
Dacula, GA 30019

Home SFR Borrower LLC
1295 Brookton Dr.
Dacula, GA 30019

| U.S. Postal Service™ CERTIFIED MAIL® RECEIPT Domestic Mail Only | |
|--|---------------|
| For delivery information, visit our website at www.usps.com ®. | |
| Dacula, GA 30019 | |
| Certified Mail Fee \$5.30 | 0726 04 |
| Extra Services & Fees (check box, add fee as appropriate) | Postmark Here |
| <input type="checkbox"/> Return Receipt (hardcopy) \$0.00 | |
| <input type="checkbox"/> Return Receipt (electronic) \$0.00 | |
| <input type="checkbox"/> Certified Mail Restricted Delivery \$0.00 | |
| <input type="checkbox"/> Adult Signature Required \$0.00 | |
| <input type="checkbox"/> Adult Signature Restricted Delivery \$0.00 | |
| Postage \$0.78 | 08/15/2025 |
| Total Postage and Fees \$6.08 | |
| Sent To: Property Owner 1285 Harbors Rd. Dacula, GA 30019 | |
| PS Form 3800, January 2023 PSN 7530-02-000-9047 See Reverse for Instructions | |

| U.S. Postal Service™ CERTIFIED MAIL® RECEIPT Domestic Mail Only | |
|--|---------------|
| For delivery information, visit our website at www.usps.com ®. | |
| Dacula, GA 30019 | |
| Certified Mail Fee \$5.30 | 0726 04 |
| Extra Services & Fees (check box, add fee as appropriate) | Postmark Here |
| <input type="checkbox"/> Return Receipt (hardcopy) \$0.00 | |
| <input type="checkbox"/> Return Receipt (electronic) \$0.00 | |
| <input type="checkbox"/> Certified Mail Restricted Delivery \$0.00 | |
| <input type="checkbox"/> Adult Signature Required \$0.00 | |
| <input type="checkbox"/> Adult Signature Restricted Delivery \$0.00 | |
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| U.S. Postal Service™ CERTIFIED MAIL® RECEIPT Domestic Mail Only | |
|--|---------------|
| For delivery information, visit our website at www.usps.com ®. | |
| Dacula, GA 30019 | |
| Certified Mail Fee \$5.30 | 0726 04 |
| Extra Services & Fees (check box, add fee as appropriate) | Postmark Here |
| <input type="checkbox"/> Return Receipt (hardcopy) \$0.00 | |
| <input type="checkbox"/> Return Receipt (electronic) \$0.00 | |
| <input type="checkbox"/> Certified Mail Restricted Delivery \$0.00 | |
| <input type="checkbox"/> Adult Signature Required \$0.00 | |
| <input type="checkbox"/> Adult Signature Restricted Delivery \$0.00 | |
| Postage \$0.78 | 08/15/2025 |
| Total Postage and Fees \$6.08 | |
| Sent To: Property Owner 1285 Harbors Rd. Dacula, GA 30019 | |
| PS Form 3800, January 2023 PSN 7530-02-000-9047 See Reverse for Instructions | |

| U.S. Postal Service™ CERTIFIED MAIL® RECEIPT Domestic Mail Only | |
|--|---------------|
| For delivery information, visit our website at www.usps.com ®. | |
| Dacula, GA 30019 | |
| Certified Mail Fee \$5.30 | 0726 04 |
| Extra Services & Fees (check box, add fee as appropriate) | Postmark Here |
| <input type="checkbox"/> Return Receipt (hardcopy) \$0.00 | |
| <input type="checkbox"/> Return Receipt (electronic) \$0.00 | |
| <input type="checkbox"/> Certified Mail Restricted Delivery \$0.00 | |
| <input type="checkbox"/> Adult Signature Required \$0.00 | |
| <input type="checkbox"/> Adult Signature Restricted Delivery \$0.00 | |
| Postage \$0.78 | 08/15/2025 |
| Total Postage and Fees \$6.08 | |
| Sent To: Property Owner 1285 Harbors Rd. Dacula, GA 30019 | |
| PS Form 3800, January 2023 PSN 7530-02-000-9047 See Reverse for Instructions | |

ANNUAL BUDGET
FISCAL YEAR
JANUARY 1 – DECEMBER 31, 2026

20
26



CITY OF DACULA

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OFFICE OF THE MAYOR

Dear Citizens:

I am pleased to present to you the Annual Operating and Capital Budget for the 2026 Fiscal Year. In accordance with Georgia Law and the Code of Ordinances for the City of Dacula, this budget is presented for adoption by the City Council on December 4, 2025, for Fiscal Year 2026 beginning January 1 and ending December 31.

Citizen input for this budget will be received at public hearings on November 6 and December 4, 2025.

The City Council and I have made a concentrated effort to look toward the future with the knowledge of the continued growth coming to Dacula. As such, this budget has strategic plans for progress and solutions for challenges which may arise.

Below are some of these plans:

- The property tax millage rate decreased from 4.557 mills to 4.475 mills.
- An urban redevelopment project known as "Dacula City Core" consisting of a new municipal complex, outdoor amphitheater for community and civic events, greenspace, public parking deck, and other public amenities.
- In-house real and personal property tax collection, and sanitation billing services have begun and are successful.

The City has funding allotted for several capital projects utilizing multiple revenue sources from federal, state, and local sources including, but not limited to, CDBG, LMIG, LRA, SPLOST, and Intergovernmental Agreements. Three improvement projects are programmed for implementation within the Urban Redevelopment Area including Dacula City Core, widening Sanjo Street, and improvements to the Maple Creek Park Disc Golf Course. Additional projects include asphalt improvements to Brookton Downs subdivision and Brookton Chase Ct.

A number of persons contributed many hours of effort in the development of the budget. My thanks go to every department for their input, as well as, the City Administrator, and the Finance Department for their supportive efforts during the budget process.

My thanks also go to each member of the Council for their hard work, thoroughness, and thoughtful contributions during the development of the FY 2026 Budget.

Very truly yours,

Hugh D. King, III
Mayor

442 Harbins Road, P.O. Box 400, Dacula, GA 30019
T: 770-963-7451 F: 770-513-2187 Email: daculacityhall@daculaga.gov



FISCAL YEAR 2026 BUDGET CALENDAR

| DATE(S) / TIMELINE | ACTIVITY |
|--|--|
| Phase 1 | PHASE 1 - STRATEGY FORMULATION (FY 2026 BUDGET PREP DISTRIBUTION) |
| August 7 | FY2026 Budget request worksheets, instructions, and guidelines are distributed to department heads. |
| Phase 2 | PHASE 2 - NEEDS ASSESSMENT, REVIEW & DEVELOPMENT OF FY 2026 BUDGET |
| August 11 - August 18 | The Finance Director and City Administrator hold conferences with the department heads to finalize any changes with the individual budgets. |
| August 19 – September 3 | Finance Director and City Administrator assemble budget requests, compares with revenue estimates, and compiles a preliminary budget document. |
| September 11 – September 19 | The Finance Director and City Administrator meet with Mayor & Council members to review departmental FY2026 Budget requests and make any adjustments deemed necessary. |
| October 1 | Advertise FY2026 Budget information, availability of budget, public hearing dates, and planned adoption date. |
| Phase 3 | PHASE 3 - CITY COUNCIL BUDGET DISCUSSIONS & FINAL BUDGETARY DECISIONS FOR FY 2026 |
| October 2 | Present preliminary budget to Mayor & Council and make available to the public. |
| October 3 – October 31 | FY2026 Budget meetings as needed to refine the 2026 Budget and 2025 Amended Budget. |
| November 6 | FY2026 Proposed Budget submitted to Mayor & Council. First Public Hearing. |
| Phase 4 | PHASE 4 - ADOPTION & IMPLEMENTATION OF FY 2026 BUDGET |
| December 4 | Second Public Hearing. FY2026 Budget – Final review and any last revisions. Adopt FY 2026 Budget Resolution. |
| December 5 | Print final budget document and send copies to department heads and Council Members. |
| January 1, 2026 | FY2026 Budget is in effect. |

CITY OF DACULA, GEORGIA
FISCAL YEAR 2025 (FY25) BUDGET ADJUSTMENTS & 2026 (FY26)
BUDGET REVIEW & ADOPTION

PUBLIC HEARING ON FY25 BUDGET ADJUSTMENTS & FY26 BUDGET: Public Hearings on the Proposed FY26 Budget and the FY25 Budget Adjustments are scheduled for Thursday, November 6, 2025 at 6:30 p.m. and Thursday, December 4, 2025 at 6:30 p.m. in the City Hall Council Chambers located at 442 Harbins Road, Dacula, Georgia. At these meetings, the Mayor and Council will receive both written and oral comments about the Annual Operating and Capital Budget for the City of Dacula, Georgia. All citizens are urged to attend.

BUDGET ADOPTION: The Mayor and Council of the City of Dacula are scheduled to adopt the FY26 Budget and the FY25 Budget Adjustments at their regular monthly meeting on Thursday, December 4, 2025. The meeting will be held at 7:00 p.m. in the City Hall Chambers located at 442 Harbins Road, Dacula, Georgia.

RECOMMENDED BUDGET AVAILABLE FOR REVIEW: The Proposed FY26 Budget and the FY25 Budget Adjustments will be available for public review during normal office hours Monday-Friday between 8:30 a.m. - 5:00 p.m. at Dacula City Hall.

Dates of Publication: October 1, 2025; October 22, 2025; & November 19, 2025

Capital Improvements Program



CITY OF DACULA

5-YEAR CAPITAL IMPROVEMENTS PROGRAM

(2025 - 2029)

5 - Year Capital Improvements Program (2025 – 2029)

A five-year capital improvements program (CIP) is a list of all capital improvements proposed and completed within a specified five-year period (2025 – 2029). The CIP contains project descriptions, need assessments, cost estimates, financing methods, projected timelines, and estimated annual maintenance for each listed project. Staff continually updates the City's CIP as projects progress and as the City's needs evolve. All future projects within the CIP are projections and are subject to revision based on need assessments.

Staff is presenting the current five-year capital improvements program concurrently with the FY-2026 Budget and FY-2025 Budget Adjustment as a tool to anticipate the future financial needs of upcoming projects.

| Year One - 2025 | | | | | | |
|---|--|---|---------------|--|----------------------|-----------------------------------|
| Project Name | Description | Needs Assessment | Cost Estimate | Financing | Time Schedule | Annual Maintenance/Operation Cost |
| Brookton North Subdivision Williams Farm Drive Torrey Place Hannah Court | Asphalt improvements | Repairs needed due to age of road | \$450,000 | SPLOST 2025 LMIG | Spring / Summer 2025 | \$2,500 |
| Maple Creek Park disc golf | Disc golf course improvements | Improvements needed to address drainage concerns and increase enjoyment of play | \$20,000 | Endowment | Fall / Winter 2025 | \$2,500 |
| Maxey Street Sewer Improvement | Sewer improvements | Sewer improvement to expand service area | \$1,200,000 | ARPA Gwinnet County IGA | 2025 | \$500 |
| Urban Redevelopment Project AKA "Dacula City Core" | Urban redevelopment project consisting of a new municipal complex, outdoor amphitheater for community and civic events, greenspace, public parking deck, and other public amenities. | Revitalize the URP area and provide services to the community. | \$42,000,000 | SPLOST Endowment Tax-Exempt Bond | 2025-2027 | \$250,000 |
| Gateway signage | Beautify right-of-ways Designate City boundaries | Determine locations Sign, style, and color | \$65,000 | Endowment | 2025 | \$750 |
| Small equipment | Small equipment for maintenance | Replace small equipment (edgers, weedeaters, etc.) as needed | \$5,000 | General Fund | 2025 | \$1,000 |

| Year Two - 2026 | | | | | | |
|---|--|--|---------------|--|----------------------|-----------------------------------|
| Project Name | Description | Needs Assessment | Cost Estimate | Financing | Time Schedule | Annual Maintenance/Operation Cost |
| Brookton Chase Court and Brookton Downs Subdivision Brookton Drive Brookton Lane Brookton Woods Way | Asphalt improvements | Improvements needed due to age of road | \$800,000 | 2026 LMIG | Summer / Fall 2026 | \$2,500 |
| Sanjo Street | Road widening and storm drainage improvements | Improvements needed due to age of road and future needs of area | \$650,000 | 2025 CDBG 2025 LRA Gwinnett County IGA | Winter / Spring 2026 | \$2,500 |
| Marshal vehicle | New marshal vehicle | Older vehicle is in need of replacement | \$72,000 | SPLOST | Winter 2025 / 2026 | \$2,000 |
| Small equipment | Small equipment for maintenance | Replace small equipment (edgers, weed eaters, etc.) as needed | \$5,000 | General Fund | 2026 | \$1,000 |

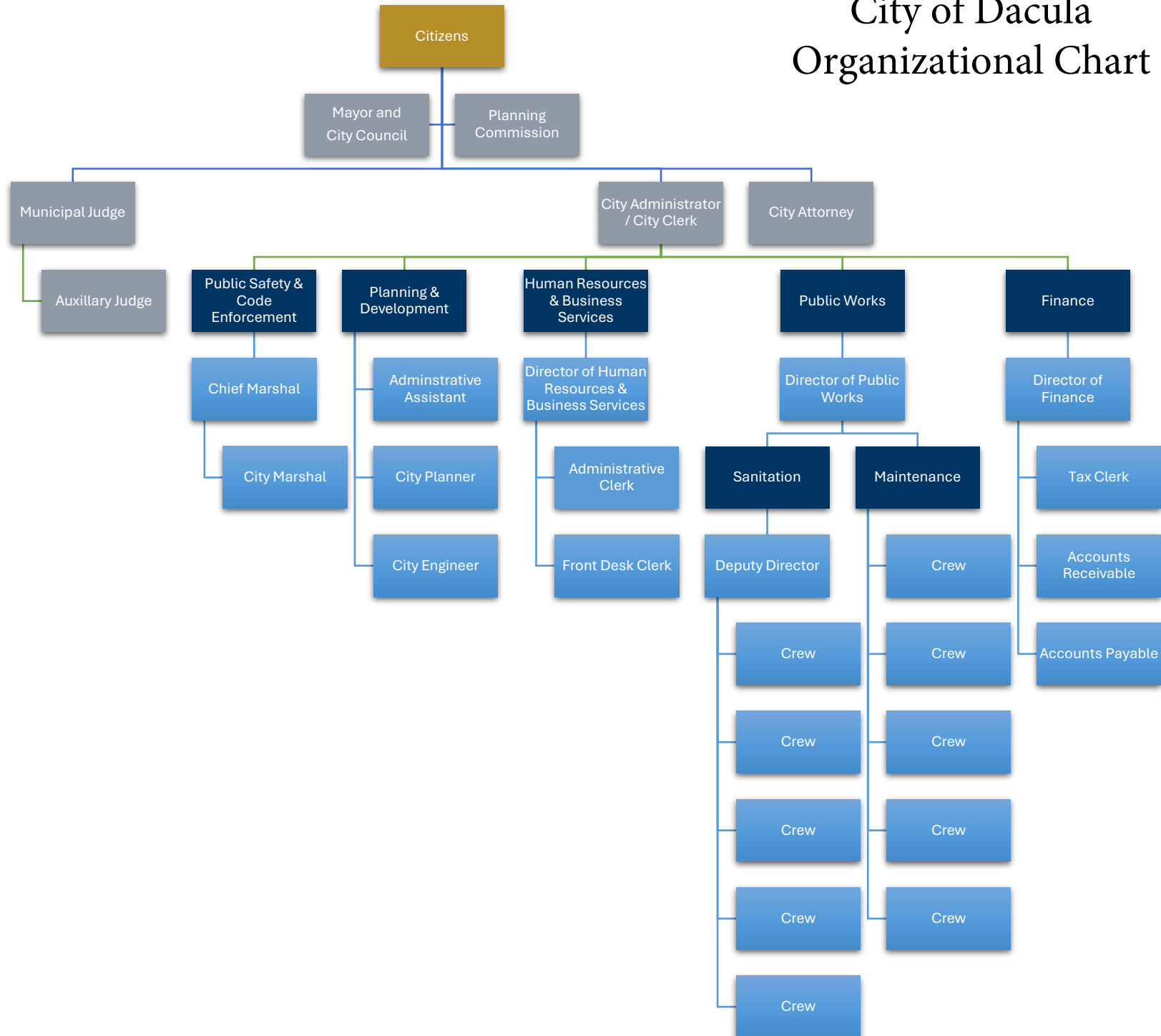
| Year Three - 2027 | | | | | | |
|---|--|---|---------------|---------------------|----------------------|-----------------------------------|
| Project Name | Description | Needs Assessment | Cost Estimate | Financing | Time Schedule | Annual Maintenance/Operation Cost |
| South Dacula Subdivision Spring Street William Street William Circle Misty Court Spring Circle | Asphalt and/or stormwater improvements Investigate adding sidewalks | Improvements needed due to age of road | \$900,000 | SPLOST 2027 LMIG | Spring / Summer 2027 | \$2,500 |
| Drowning Creek Road | Asphalt and/or stormwater improvements Investigate adding sidewalks | Improvements needed due to age of road | \$800,000 | 2026 CDBG | Winter / Spring 2027 | \$2,500 |
| Office equipment | Office computers Office furniture | Office equipment for new municipal complex | \$250,000 | General Fund | 2027 | None |
| Small equipment | Small equipment for maintenance | Replace small equipment (edgers, weed eaters, etc.) as needed | \$5,000 | General Fund | 2027 | \$1,000 |

| Year Four - 2028 | | | | | | |
|---------------------------|--|---|---------------|------------------------|----------------------|-----------------------------------|
| Project Name | Description | Needs Assessment | Cost Estimate | Financing | Time Schedule | Annual Maintenance/Operation Cost |
| Freemans Walk Subdivision | Asphalt and/or stormwater improvements | Improvements needed due to age of road | \$900,000 | 2027 CDBG 2028 LMIG | Spring / Summer 2028 | \$2,500 |
| Office equipment | Replace office computers Replace office furniture | Replace outdated office equipment | \$15,000 | General Fund | 2028 | None |
| Small equipment | Small equipment for maintenance | Replace small equipment (edgers, weed eaters, etc.) as needed | \$5,000 | General Fund | 2028 | \$1,000 |

| Year Five - 2029 | | | | | | |
|--|--|---|---------------|------------------------|----------------------|-----------------------------------|
| Project Name | Description | Needs Assessment | Cost Estimate | Financing | Time Schedule | Annual Maintenance/Operation Cost |
| Hebron Forest Hinton Road Hinton Court | Asphalt and/or stormwater improvements | Improvements needed due to age of road | \$900,000 | 2028 CDBG 2029 LMIG | Spring / Summer 2029 | \$2,500 |
| Office equipment | Replace office computers Replace office furniture | Replace outdated office equipment | \$15,000 | General Fund | 2029 | None |
| Small equipment | Small equipment for maintenance | Replace small equipment (edgers, weed eaters, etc.) as needed | \$5,000 | General Fund | 2029 | \$1,000 |

City of Dacula Organizational Chart

Item 6.



| CITY OF DACULA | | | | | | |
|---|-------------------------------|------------------|------------------------|------------------|------------------|--|
| BUDGET FY 2026 | | | | | | |
| FUND | FUND NAME | FUNCTION | DESCRIPTION | REVENUE | EXPENDITURES | CHANGE IN FUND BALANCE/NET POSITION |
| 100 | GENERAL FUND | 1110 | CITY COUNCIL | | \$ 69,448.00 | |
| | | 1310 | MAYOR | | 22,318.00 | |
| | | 1320 | CITY ADMINISTRATOR | | 210,351.00 | |
| | | 1400 | ELECTIONS | | 3,300.00 | |
| | | 1500 | GENERAL ADMINISTRATION | | 230,250.00 | |
| | | 1510 | FINANCE | | 1,103,144.00 | |
| | | 1530 | LEGAL | | 80,000.00 | |
| | | 1540 | HR & BUSINESS SERVICES | | 393,653.00 | |
| | | 1565 | GOVERNMENT FACILITIES | | 217,650.00 | |
| | | 2650 | MUNICIPAL COURT | | 13,365.00 | |
| | | 3200 | MARSHALS | | 270,502.00 | |
| | | 4200 | PUBLIC WORKS | | 1,119,164.00 | |
| | | 6200 | PARKS & RECREATION | | 57,300.00 | |
| | | 7300 | URBAN REDEVELOPMENT | | 45,100.00 | |
| | | 7400 | PLANNING & ZONING | | 528,280.00 | |
| | | 7550 | DDA | | 10,000.00 | |
| | | 9000 | TRANSFERS OUT | | 51,250.00 | |
| | | | | \$ 5,417,500.00 | \$ 4,425,075.00 | \$ 992,425.00 |
| 100 | TREE BANK FUND | 6240 | FORESTRY AND NURSERY | \$ 3,500.00 | \$ 3,500.00 | \$ - |
| 230 | AMERICAN RESCUE PLAN ACT FUND | 4200/4300 | STORMWATER/SEWER | \$ - | \$ - | \$ - |
| 300 | ENDOWMENT FUND* | VARIOUS | | \$ 3,497,087.50 | \$ 3,497,087.50 | \$ - |
| 320 | SPLOST 2017 FUND* | VARIOUS | | \$ 6,080,213.90 | \$ 6,080,213.90 | \$ - |
| 321 | SPLOST 2023 FUND* | VARIOUS | | \$ 9,920,184.00 | \$ 9,920,184.00 | \$ - |
| 360 | CITY CORE PROJECT FUND* | VARIOUS | | \$ 48,972,018.49 | \$ 48,972,018.49 | \$ - |
| 540 | SANITATION FUND | 4520 | SOLID WASTE COLLECTION | \$ 883,250.00 | \$ 883,250.00 | \$ - |
| | | | | | | |
| | TOTAL REVENUE | \$ 74,773,753.89 | | | | |
| | TOTAL EXPENDITURES | \$ 73,781,328.89 | | | | |
| | CHANGE IN FUND BALANCE | \$ 992,425.00 | | | | |
| * THIS IS A CAPITAL PROJECTS FUND AND IS BUDGETED BY PROJECT LENGTH. FUNDS ARE NOT EXPENDED IN A SINGLE YEAR. | | | | | | |

| BUDGET FY 2026 | | | | |
|------------------------------|--|----------------------|---------------------|---------------------|
| REVENUE | GENERAL FUND - 100 | | | |
| Account # | Account Description | 2026 Proposed Budget | 2025 Amended Budget | 2025 Current Budget |
| 311100 | Real Property Taxes - Current Year | \$ 2,113,800.00 | \$ 2,050,500.00 | \$ 1,917,532.00 |
| 311200/311400 | Property Taxes - Prior Year (Real and Personal) | 98,000.00 | 69,500.00 | 126,932.00 |
| 311300 | Personal Property Taxes - Current Year | 62,200.00 | 61,000.00 | 61,479.00 |
| 319000 | Penalties and Interest on Real and Personal Property | 6,500.00 | 6,000.00 | 15,000.00 |
| 311315 | Motor Vehicle Taxes (TAVT and Annual Ad Valorem Tax) | 350,000.00 | 360,000.00 | 360,000.00 |
| 311320 | Mobile Home Taxes | 200.00 | 200.00 | 200.00 |
| 311340 | Recording Tax (Intangibles) | 30,000.00 | 30,000.00 | 30,000.00 |
| 311600 | Real Estate Transfer Tax | 15,600.00 | 15,600.00 | 13,500.00 |
| 311700 | Franchise Taxes | 460,000.00 | 460,000.00 | 425,000.00 |
| 314200 | Alcohol Beverage Excise Tax | 220,000.00 | 215,000.00 | 215,000.00 |
| 314300 | Alcohol Beverage Tax by the Drink | 27,500.00 | 25,000.00 | 18,000.00 |
| 314500 | Energy Exise Tax | 3,600.00 | 3,600.00 | 3,200.00 |
| 316100 | Occupational Tax (Business Licenses) | 180,000.00 | 180,000.00 | 170,000.00 |
| 316200 | Insurance Premium Tax | 665,000.00 | 660,000.00 | 615,000.00 |
| 316300 | Financial Institution Tax | 25,000.00 | 38,850.00 | 45,000.00 |
| 321100 | Alcohol Licenses | 88,100.00 | 89,600.00 | 78,900.00 |
| 321220 | Insurance Company Licenses | 14,000.00 | 14,000.00 | 16,000.00 |
| 322200 | Permits issued by Planning and Zoning Department | 300,000.00 | 950,000.00 | 332,500.00 |
| 331152 | Community Development Block Grant (CDBG) | 250,000.00 | - | 550,000.00 |
| 334100 | Local Maintenance & Improvement Grant (LMIG) | 102,500.00 | 100,548.00 | 86,500.00 |
| 334101 | Local Road Assistance Funds (LRA) | - | 106,110.00 | - |
| 341910 | Elections - Qualifying Fee | - | 1,260.00 | 1,560.00 |
| 351170 | Municipal Fines | 16,500.00 | 16,500.00 | 13,000.00 |
| 361000 | Interest Revenues | 385,000.00 | 400,000.00 | 280,000.00 |
| 392000 | Proceeds of Capital Asset Dispositions | 4,000.00 | - | - |
| 135500 | Unassigned Fund Balance | - | - | 158,856.00 |
| GENERAL FUND Revenue Totals: | | \$ 5,417,500.00 | \$ 5,853,268.00 | \$ 5,533,159.00 |
| BUDGET FY 2026 | | | | |
| EXPENDITURES | GENERAL FUND - 100 | | | |
| Function | Account Description | 2026 Proposed Budget | 2025 Amended Budget | 2025 Current Budget |
| | DEPARTMENT: CITY COUNCIL | | | |
| 1110 | City Council: Salaries | \$ 32,000.00 | \$ 32,000.00 | \$ 32,000.00 |
| 1110 | City Council: FICA and Medicare | 2,448.00 | 2,522.00 | 2,448.00 |
| 1110 | City Council: Travel | 13,900.00 | 10,000.00 | 10,000.00 |
| 1110 | City Council: Education and Training | 10,100.00 | 8,000.00 | 8,000.00 |
| 1110 | City Council: Community Outreach Supplies | 5,000.00 | 5,000.00 | 10,000.00 |

| | | | | |
|------|---|------------|------------|------------|
| 1110 | City Council: Computers | 6,000.00 | - | - |
| | DEPARTMENT: MAYOR | | | |
| 1310 | Mayor: Salary | 12,000.00 | 12,000.00 | 12,000.00 |
| 1310 | Mayor: FICA and Medicare | 918.00 | 955.00 | 918.00 |
| 1310 | Mayor: Communications | 400.00 | - | - |
| 1310 | Mayor: Travel | 5,000.00 | 1,500.00 | 6,000.00 |
| 1310 | Mayor: Education and Training | 2,500.00 | 1,000.00 | 2,000.00 |
| 1310 | Mayor: Computer | 1,500.00 | - | - |
| | DEPARTMENT: CITY ADMINISTRATOR | | | |
| 1320 | City Administrator: Salary | 156,100.00 | 151,550.00 | 155,413.00 |
| 1320 | City Administrator: Group Health Insurance | 23,251.00 | 23,771.00 | 23,273.00 |
| 1320 | City Administrator: FICA, Medicare, FUTA, and SUI | 12,500.00 | 12,100.00 | 12,347.00 |
| 1320 | City Administrator: Retirement Contributions | 4,500.00 | 4,286.00 | 4,286.00 |
| 1320 | City Administrator: Other Employee Benefits | 4,800.00 | 4,800.00 | 4,800.00 |
| 1320 | City Administrator: Communications | 1,200.00 | - | - |
| 1320 | City Administrator: Travel | 5,000.00 | 5,000.00 | 6,000.00 |
| 1320 | City Administrator: Education and Training | 3,000.00 | 3,000.00 | 3,000.00 |
| | DEPARTMENT: ELECTIONS | | | |
| 1400 | Elections: Advertising | - | - | - |
| 1400 | Elections: Travel | - | 200.00 | 350.00 |
| 1400 | Elections: Education and Training | - | 150.00 | - |
| 1400 | Elections: Contract Labor - Poll Workers | - | 8,500.00 | 8,500.00 |
| 1400 | Elections: Software | 3,300.00 | 3,300.00 | 3,500.00 |
| 1400 | Elections: General Supplies | - | 10,000.00 | 10,000.00 |
| | DEPARTMENT: GENERAL ADMINISTRATION | | | |
| 1500 | General Administration: Technical Services | 20,000.00 | - | - |
| 1500 | General Administration: Communications | 4,000.00 | - | - |
| 1500 | General Administration: Advertising | 500.00 | - | - |
| 1500 | General Administration: Travel | 2,000.00 | - | - |
| 1500 | General Administration: Dues and Fees | 17,000.00 | - | - |
| 1500 | General Administration: Education and Training | 2,000.00 | - | - |
| 1500 | General Administration: Other Purchased Services | 2,500.00 | - | - |
| 1500 | General Administration: General Supplies | 20,000.00 | - | - |
| 1500 | General Administration: Food | 8,300.00 | - | - |
| 1500 | General Administration: O.C.G.A. Annual Update | 1,000.00 | - | - |
| 1500 | General Administration: Computer Equipment | 2,200.00 | - | - |
| 1500 | General Administration: Other Supplies | 2,350.00 | - | - |
| 1535 | Data Processing/MIS: Technical Services | 55,000.00 | - | - |
| 1555 | Risk Management: Insurance | 90,000.00 | - | - |
| 1580 | Records Management: Technical Services | 1,900.00 | - | - |
| 1580 | Records Management: Travel | 1,000.00 | - | - |

| | | | | |
|------|--|------------|--------------|--------------|
| 1580 | Records Management: Education and Training | 500.00 | - | - |
| | DEPARTMENT: FINANCE | | | |
| 1510 | Financial Administration: Salaries and Wages | 268,800.00 | 262,800.00 | 271,306.00 |
| 1510 | Financial Administration: Group Health Insurance | 66,358.00 | 67,843.00 | 69,235.00 |
| 1510 | Financial Administration: FICA, Medicare, FUTA, and SUI | 21,100.00 | 20,500.00 | 21,115.00 |
| 1510 | Financial Administration: Retirement Contributions | 18,000.00 | 17,141.00 | 17,141.00 |
| 1510 | Financial Administration: Professional Services | 52,500.00 | 77,000.00 | 105,000.00 |
| 1510 | Financial Administration: Technical Services | 20,000.00 | 80,000.00 | 90,000.00 |
| 1510 | Financial Administration: Communications | 4,200.00 | 31,000.00 | 35,000.00 |
| 1510 | Financial Administration: Advertising | 5,300.00 | 9,500.00 | 15,000.00 |
| 1510 | Financial Administration: Travel | 3,500.00 | 2,500.00 | 4,000.00 |
| 1510 | Financial Administration: Dues and Fees | 7,600.00 | 25,000.00 | 25,000.00 |
| 1510 | Financial Administration: Education and Training | 5,900.00 | 5,000.00 | 5,000.00 |
| 1510 | Financial Administration: Other Purchased Services | - | - | 4,000.00 |
| 1510 | Financial Administration: General Supplies | 1,000.00 | - | - |
| 1510 | Financial Administration: Purchase of Land | 500,000.00 | 1,071,000.00 | 1,300,000.00 |
| 1510 | Contingency | 128,886.00 | 153,156.33 | - |
| | DEPARTMENT: LEGAL | | | |
| 1530 | Legal: Professional Services | 80,000.00 | 80,000.00 | 80,000.00 |
| 1530 | Legal: Codification of Ordinances | - | 20,500.00 | 20,500.00 |
| 1530 | Legal: Official Code of Georgia Annual Update | - | 1,000.00 | 1,000.00 |
| | DEPARTMENT: HUMAN RESOURCES AND BUSINESS SERVICES | | | |
| 1540 | Human Resources: Salaries | 214,000.00 | 209,000.00 | 213,018.00 |
| 1540 | Human Resources: Group Health Insurance | 69,753.00 | 71,311.00 | 69,817.00 |
| 1540 | Human Resources: FICA, Medicare, FUTA, and SUI | 16,800.00 | 16,300.00 | 16,566.00 |
| 1540 | Human Resources: Retirement Contributions | 13,500.00 | 12,856.00 | 12,856.00 |
| 1540 | Human Resources: Communications | 1,600.00 | - | - |
| 1540 | Human Resources: Tuition Reimbursement | - | 3,500.00 | 5,250.00 |
| 1540 | Human Resources: Workers' Compensation | 65,000.00 | 55,000.00 | 55,000.00 |
| 1540 | Human Resources: Insurance (Property & Liability) | - | 80,000.00 | 75,000.00 |
| 1540 | Human Resources: Travel | 2,000.00 | 2,500.00 | 5,000.00 |
| 1540 | Human Resources: Dues and Fees | 8,500.00 | 8,500.00 | 7,000.00 |
| 1540 | Human Resources: Education and Training | 2,500.00 | 3,000.00 | 5,000.00 |
| | DEPARTMENT: GOVERNMENT FACILITIES | | | |
| 1565 | Government Facilities: Repairs and Maintenance | 45,000.00 | 45,000.00 | 45,000.00 |
| 1565 | Government Facilities: General Supplies | - | 15,000.00 | 25,000.00 |
| 1565 | Government Facilities: Water/Sewerage | 2,750.00 | 2,500.00 | 5,000.00 |
| 1565 | Government Facilities: Natural Gas | 3,900.00 | 6,000.00 | 7,500.00 |
| 1565 | Government Facilities: Electricity | 166,000.00 | 165,000.00 | 165,000.00 |
| 1565 | Government Facilities: Food | - | 10,000.00 | 10,000.00 |
| 1565 | Government Facilities: Furniture & Fixtures | - | 2,000.00 | 3,500.00 |

| | | | | |
|------------------------------------|--|------------|------------|------------|
| 1565 | Government Facilities: Computer Equipment | - | 10,500.00 | 10,500.00 |
| 1565 | Government Facilities: Other Small Equipment | - | 500.00 | 3,500.00 |
| 1565 | Government Facilities: Other Supplies | - | 2,500.00 | 6,500.00 |
| DEPARTMENT: MUNICIPAL COURT | | | | |
| 2650 | Municipal Court: Salaries | 5,500.00 | 6,160.00 | 6,160.00 |
| 2650 | Municipal Court: FICA, Medicare, FUTA, and SUI | 515.00 | 572.00 | 572.00 |
| 2650 | Municipal Court: Travel | - | - | 1,000.00 |
| 2650 | Municipal Court: Dues and Fees | 6,500.00 | 15,900.00 | 5,000.00 |
| 2650 | Municipal Court: Education and Training | 600.00 | 300.00 | 800.00 |
| 2650 | Municipal Court: General Supplies | 250.00 | 250.00 | 300.00 |
| DEPARTMENT: MARSHALS | | | | |
| 3200 | Marshals: Salaries | 160,000.00 | 149,500.00 | 155,501.00 |
| 3200 | Marshals: Group Health Insurance | 46,502.00 | 47,541.00 | 46,545.00 |
| 3200 | Marshals: FICA, Medicare, FUTA, and SUI | 12,500.00 | 11,676.00 | 12,076.00 |
| 3200 | Marshals: Retirement Contributions | 9,000.00 | 8,571.00 | 8,571.00 |
| 3200 | Marshals: Repairs & Maintenance | 5,500.00 | 5,500.00 | 5,500.00 |
| 3200 | Marshals: Communications | 1,500.00 | - | - |
| 3200 | Marshals: Travel | 4,000.00 | 3,000.00 | 6,500.00 |
| 3200 | Marshals: Dues & Fees | 7,000.00 | 6,500.00 | 6,500.00 |
| 3200 | Marshals: Education and Training | 2,500.00 | 2,500.00 | 2,500.00 |
| 3200 | Marshals: General Supplies | 4,000.00 | 4,000.00 | 6,000.00 |
| 3200 | Marshals: Gasoline | 8,500.00 | 8,500.00 | 8,500.00 |
| 3200 | Marshals: Food | 2,500.00 | 1,000.00 | 1,750.00 |
| 3200 | Marshals: Small Equipment | 1,000.00 | 1,000.00 | 1,000.00 |
| 3200 | Marshals: Computer Equipment | 1,000.00 | - | - |
| 3200 | Marshals: Uniforms | 5,000.00 | 5,000.00 | 5,000.00 |
| DEPARTMENT: PUBLIC WORKS | | | | |
| 4200 | Streets & Maintenance: Salary and Wages | 338,400.00 | 308,545.00 | 304,045.00 |
| 4200 | Streets & Maintenance: Group Health Insurance | 86,214.00 | 89,035.00 | 91,607.00 |
| 4200 | Streets & Maintenance: FICA, Medicare, FUTA, and SUI | 26,600.00 | 24,210.00 | 23,710.00 |
| 4200 | Streets & Maintenance: Retirement Contributions | 22,500.00 | 21,426.00 | 21,426.00 |
| 4200 | Streets & Maintenance: Street Infrastructure (LMIG, CDBG, & LRA) | 456,700.00 | 140,200.00 | 640,000.00 |
| 4200 | Streets & Maintenance: Tuition Reimbursement | 5,250.00 | - | 5,250.00 |
| 4200 | Streets & Maintenance: Stormwater & DIP | 22,500.00 | 22,500.00 | 22,500.00 |
| 4200 | Streets & Maintenance: Repairs & Maintenance | 35,000.00 | 35,000.00 | 35,000.00 |
| 4200 | Streets & Maintenance: Right of Way Maintenance | 30,000.00 | 39,300.00 | 55,000.00 |
| 4200 | Streets & Maintenance: Communications | 8,500.00 | - | - |
| 4200 | Streets & Maintenance: Advertising | 350.00 | - | - |
| 4200 | Streets & Maintenance: Travel | 500.00 | 500.00 | 1,000.00 |
| 4200 | Streets & Maintenance: Dues and Fees | 750.00 | 750.00 | 750.00 |
| 4200 | Streets & Maintenance: Education and Training | 500.00 | 2,200.00 | 2,000.00 |

| | | | | |
|--|--|------------|------------|------------|
| 4200 | Streets & Maintenance: Contract Labor | - | - | 17,500.00 |
| 4200 | Streets & Maintenance: General Supplies | 15,000.00 | 15,000.00 | 20,500.00 |
| 4200 | Streets & Maintenance: Office Supplies | 2,500.00 | - | - |
| 4200 | Streets & Maintenance: Water/Sewerage | 600.00 | - | - |
| 4200 | Streets & Maintenance: Natural Gas | 2,600.00 | - | - |
| 4200 | Streets & Maintenance: Electricity | 7,000.00 | - | - |
| 4200 | Streets & Maintenance: Gasoline | 20,000.00 | 20,000.00 | 25,000.00 |
| 4200 | Streets & Maintenance: Food | 1,200.00 | - | - |
| 4200 | Streets & Maintenance: Small Equipment (e.g. Weed Eaters) | 10,000.00 | 10,000.00 | 10,000.00 |
| 4200 | Streets & Maintenance: Computer Equipment | 1,000.00 | - | - |
| 4200 | Streets & Maintenance: Uniforms | 10,500.00 | 10,200.00 | 12,500.00 |
| 4200 | Streets & Maintenance: Stormwater improvements | 15,000.00 | 15,000.00 | 15,000.00 |
| 4300 | Wastewater: Payments to Gwinnett County (Maxey Street Sewer Project) | - | 25,000.00 | 20,000.00 |
| DEPARTMENT: PARKS AND RECREATION | | | | |
| 6170 | Recreation: Police Services (Memorial Day Parade) | 3,500.00 | 3,000.00 | 12,000.00 |
| 6170 | Recreation: General Supplies (Memorial Day Parade) | 2,500.00 | 2,500.00 | 2,500.00 |
| 6200 | Parks: Employee Salary (Open & Close Park) | 10,000.00 | 9,000.00 | 9,000.00 |
| 6200 | Parks: Repairs and Maintenance | 10,000.00 | 7,500.00 | 10,000.00 |
| 6200 | Parks: Communication | 7,700.00 | - | - |
| 6200 | Parks: General Supplies | 15,000.00 | 22,500.00 | 22,500.00 |
| 6200 | Parks: Water/Sewerage | 600.00 | - | - |
| 6200 | Parks: Electricity | 8,000.00 | - | - |
| DEPARTMENT: URBAN REDEVELOPMENT | | | | |
| 7300 | Urban Redevelopment: City Core Engineer | 45,100.00 | 51,700.00 | - |
| 7300 | Urban Redevelopment: Asbestos Testing | - | 20,900.00 | - |
| 7300 | Urban Redevelopment: Asbestos Removal | - | 106,210.00 | - |
| DEPARTMENT: PLANNING & ZONING | | | | |
| 7400 | Planning: Salaries | 248,400.00 | 179,017.00 | 179,017.00 |
| 7400 | Planning: Group Health Insurance | 56,430.00 | 45,779.00 | 46,181.00 |
| 7400 | Planning: FICA, Medicare, FUTA, and SUI | 19,400.00 | 14,028.00 | 14,028.00 |
| 7400 | Planning: Retirement Contributions | 9,000.00 | 8,571.00 | 8,571.00 |
| 7400 | Planning: Revised Zoning Map | 5,000.00 | 2,500.00 | 2,500.00 |
| 7400 | Planning: Building Inspections | 150,000.00 | 600,000.00 | 335,000.00 |
| 7400 | Planning: Professional Engineers (General) | 15,000.00 | 15,000.00 | 15,000.00 |
| 7400 | Planning: Technical Services | 6,000.00 | 6,000.00 | 6,000.00 |
| 7400 | Planning: Communications | 1,200.00 | - | - |
| 7400 | Planning: Advertising | 750.00 | - | - |
| 7400 | Planning: Travel | 5,000.00 | 5,000.00 | 5,000.00 |
| 7400 | Planning: Dues & Fees | 2,100.00 | 1,600.00 | 2,000.00 |
| 7400 | Planning: Education and Training | 4,000.00 | 4,000.00 | 4,500.00 |
| 7400 | Planning: General Supplies | 5,000.00 | 5,000.00 | 5,000.00 |

| | | | | |
|------|---|-----------------|-----------------|-----------------|
| 7400 | Planning: Computer Equipment | 1,000.00 | - | - |
| | DEPARTMENT: DOWNTOWN DEVELOPMENT AUTHORITY | | | |
| 7550 | Downtown Development Authority: General | 10,000.00 | - | 6,000.00 |
| | Other Financing Uses | | | |
| 9000 | Transfers Out to Sanitation Fund | 51,250.00 | 31,485.00 | 121,660.00 |
| | GENERAL FUND Expenditure Totals: | \$ 4,425,075.00 | \$ 5,142,167.33 | \$ 5,533,159.00 |
| | GENERAL FUND 100 REVENUE TOTALS | \$ 5,417,500.00 | | |
| | GENERAL FUND 100 EXPENDITURE TOTALS | \$ 4,425,075.00 | | |
| | INCREASE IN FUND BALANCE | \$ 992,425.00 | | |

| BUDGET FY 2026 | | | | |
|------------------------------------|---------------------------------------|----------------------|---------------------|---------------------|
| REVENUE | TREE BANK FUND - 100 | | | |
| Account # | Account Description | 2026 Proposed Budget | 2025 Amended Budget | 2025 Current Budget |
| 371001 | Fee-in-Lieu | \$ - | \$ - | \$ - |
| 135200 | Restricted Fund Balance | 3,500.00 | - | 33,500.00 |
| TREE BANK FUND Revenue Totals: | | \$ 3,500.00 | \$ - | \$ 33,500.00 |
| | | | | |
| BUDGET FY 2026 | | | | |
| EXPENDITURES | TREE BANK FUND - 100 | | | |
| Function | Account Description | 2026 Proposed Budget | 2025 Amended Budget | 2025 Current Budget |
| 6240 | Forestry: Trees and Plants | \$ 3,500.00 | \$ - | \$ 33,500.00 |
| TREE BANK FUND Expenditure Totals: | | \$ 3,500.00 | \$ - | \$ 33,500.00 |
| | | | | |
| | TREE BANK FUND 100 REVENUE TOTALS | \$ 3,500.00 | | |
| | TREE BANK FUND 100 EXPENDITURE TOTALS | \$ 3,500.00 | | |

| BUDGET FY 2026 | | | | |
|--------------------------------------|---|----------------------|---------------------|---------------------|
| REVENUE | AMERICAN RESCUE PLAN ACT FUNDS (ARPA) - 230 | | | |
| Account # | Account Description | 2026 Proposed Budget | 2025 Amended Budget | 2025 Current Budget |
| 332300 | American Rescue Plan Act Funds | \$ - | \$ 516,368.00 | \$ 520,000.00 |
| 361000 | Interest Income | - | 12,500.00 | 15,000.00 |
| 135200 | Restricted Fund Balance | - | 52,572.00 | 49,000.00 |
| ARPA FUND Revenue Totals: | | \$ - | \$ 581,440.00 | \$ 584,000.00 |
| | | | | |
| BUDGET FY 2026 | | | | |
| EXPENDITURES | AMERICAN RESCUE PLAN ACT FUNDS (ARPA) - 230 | | | |
| Function | Account Description | 2026 Proposed Budget | 2025 Amended Budget | 2025 Current Budget |
| 4300 | Wastewater: Payments to Gwinnett Co. | \$ - | \$ 581,440.00 | \$ 584,000.00 |
| ARPA FUND Expenditure Totals: | | \$ - | \$ 581,440.00 | \$ 584,000.00 |
| | | | | |
| | ARPA FUND 230 REVENUE TOTALS | \$ - | | |
| | ARPA FUND 230 EXPENDITURE TOTALS | \$ - | | |

| PROJECT LENGTH BUDGET | | | |
|---------------------------------------|--|----------------------|-----------------|
| REVENUE | | ENDOWMENT FUND - 300 | |
| Account # | Account Description | Amended Budget | Current Budget |
| 371000 | Donation | \$ 3,442,587.50 | \$ 3,442,587.50 |
| 361000 | Interest Income | 54,500.00 | 8,277.23 |
| ENDOWMENT FUND Revenue Totals: | | \$ 3,497,087.50 | \$ 3,450,864.73 |
| | | | |
| PROJECT LENGTH BUDGET | | | |
| EXPENDITURES & OTHER FINANCING USES | | ENDOWMENT FUND - 300 | |
| Function | Account Description | Amended Budget | Current Budget |
| 6200 | Beautification, Parks, and Recreation | \$ 2,326,083.01 | \$ 2,314,879.73 |
| 9000 | Other Financing Use: Transfers Out to City Core Project Fund | 1,171,004.49 | 1,135,985.00 |
| ENDOWMENT FUND Expenditure Totals: | | \$ 3,497,087.50 | \$ 3,450,864.73 |
| | | | |
| ENDOWMENT FUND 300 REVENUE TOTALS | | \$ 3,497,087.50 | |
| ENDOWMENT FUND 300 EXPENDITURE TOTALS | | \$ 3,497,087.50 | |

| PROJECT LENGTH BUDGET | | | |
|---|--|-----------------|-----------------|
| 2017 SPLOST FUND - 320 | | | |
| REVENUE | | | |
| Account # | Account Description | Amended Budget | Current Budget |
| 337100 | Special Purpose Local Option Sales Tax | \$ 5,855,899.00 | \$ 5,855,899.00 |
| 361000 | Interest Income | 224,314.90 | 224,314.90 |
| 2017 SPLOST FUND Revenue Totals: | | \$ 6,080,213.90 | \$ 6,080,213.90 |
| | | | |
| PROJECT LENGTH BUDGET | | | |
| 2017 SPLOST FUND - 320 | | | |
| EXPENDITURES | | | |
| Function | Account Description | Amended Budget | Current Budget |
| 1565 | Capital Outlay for Administrative Facilities | \$ 893,791.27 | \$ 893,791.27 |
| 3200 | Capital Outlay for Public Safety Equipment | 212,807.74 | 212,807.74 |
| 6200 | Capital Outlay for Recreational Facilities & Equipment | 303,871.48 | 303,871.48 |
| 4200 | Capital Outlay for Transportation Infrastructure | 4,374,279.43 | 4,374,279.43 |
| 4200/4300/4400 | Capital Outlay for Water and Sewer Infrastructure | 295,463.97 | 295,463.97 |
| 2017 SPLOST FUND Expenditure Totals: | | \$ 6,080,213.90 | \$ 6,080,213.90 |
| | | | |
| 2017 SPLOST FUND 320 REVENUE TOTALS | | \$ 6,080,213.90 | |
| 2017 SPLOST FUND 320 EXPENDITURE TOTALS | | \$ 6,080,213.90 | |

| PROJECT LENGTH BUDGET | | | |
|---|--|-----------------|-----------------|
| REVENUE | 2023 SPLOST FUND - 321 | | |
| Account # | Account Description | Amended Budget | Current Budget |
| 337100 | Special Purpose Local Option Sales Tax | \$ 9,620,184.00 | \$ 9,620,184.00 |
| 361000 | Interest Income | 300,000.00 | 300,000.00 |
| 2023 SPLOST FUND Revenue Totals: | | \$ 9,920,184.00 | \$ 9,920,184.00 |
| | | | |
| PROJECT LENGTH BUDGET | | | |
| EXPENDITURES | 2023 SPLOST FUND - 321 | | |
| Function | Account Description | Amended Budget | Current Budget |
| 1565 | Capital Outlay for Administrative Facilities | \$ 4,761,687.99 | \$ 4,761,687.99 |
| 3200 | Capital Outlay for Public Safety Equipment | 297,606.01 | 297,606.01 |
| 6200 | Capital Outlay for Recreational Facilities & Equipment | 198,218.40 | 198,218.40 |
| 4200 | Capital Outlay for Transportation Infrastructure | 3,174,457.97 | 3,174,457.97 |
| 4200/4300/4400 | Capital Outlay for Water and Sewer Infrastructure | 1,488,213.63 | 1,488,213.63 |
| 2023 SPLOST FUND Expenditure Totals: | | \$ 9,920,184.00 | \$ 9,920,184.00 |
| | | | |
| | 2023 SPLOST FUND 321 REVENUE TOTALS | \$ 9,920,184.00 | |
| | 2023 SPLOST FUND 321 EXPENDITURE TOTALS | \$ 9,920,184.00 | |

PROJECT LENGTH BUDGET

| PROJECT LENGTH BUDGET | | | |
|--|---|------------------------------|------------------|
| REVENUE & OTHER FINANCING SOURCES | | CITY CORE PROJECT FUND - 360 | |
| Account # | Account Description | Amended Budget | Current Budget |
| 393100 | Bond Proceeds | \$ 43,410,000.00 | \$ 43,410,000.00 |
| 393400 | Premium on Bonds Issued | 1,486,756.00 | 1,486,756.00 |
| 361000 | Interest Income | 2,904,258.00 | 2,904,258.00 |
| 391000 | Transfers In from Endowment Fund | 1,171,004.49 | 1,135,985.00 |
| CITY CORE PROJECT FUND Revenue & Other Financing Sources Totals: | | \$ 48,972,018.49 | \$ 48,936,999.00 |
| | | | |
| PROJECT LENGTH BUDGET | | | |
| EXPENDITURES | | CITY CORE PROJECT FUND - 360 | |
| Function | Account Description | Amended Budget | Current Budget |
| 1500 | General Government: Bank Fees | \$ 200.00 | \$ - |
| 1565 | General Government: Site Improvements | 25,818,184.21 | 19,303,885.00 |
| 1565 | General Government: Buildings and Building Improvements | 16,803,616.40 | 23,275,500.00 |
| 8000 | Debt Service: Bond Issuance Costs | 720,192.88 | 726,132.00 |
| 8000 | Debt Service: Bond Interest Payments | 5,629,825.00 | 5,631,482.00 |
| CITY CORE PROJECT FUND Expenditures Totals: | | \$ 48,972,018.49 | \$ 48,936,999.00 |
| | | | |
| | CITY CORE PROJECT FUND 360 REVENUE TOTALS | \$ 48,972,018.49 | |
| | CITY CORE PROJECT FUND 360 EXPENDITURE TOTALS | \$ 48,972,018.49 | |

BUDGET FY 2026

| BUDGET FY 2026 | | | | |
|--|---|-----------------------------|----------------------------|----------------------------|
| SANITATION FUND - 540 | | | | |
| REVENUE | | | | |
| Account # | Account Description | 2026 Proposed Budget | 2025 Amended Budget | 2025 Current Budget |
| 344110 | Refuse Collection Charges | \$ 810,000.00 | \$ 755,000.00 | \$ 720,000.00 |
| 344190 | Other Charges (Interest and Penalties on Delinquent Fees) | 2,000.00 | 1,500.00 | 3,000.00 |
| 361000 | Interest Income | 20,000.00 | 28,000.00 | 25,000.00 |
| 391000 | Transfers In from General Fund | 51,250.00 | 31,485.00 | 121,660.00 |
| SANITATION FUND Revenue Totals: | | \$ 883,250.00 | \$ 815,985.00 | \$ 869,660.00 |
| | | | | |
| BUDGET FY 2026 | | | | |
| SANITATION FUND - 540 | | | | |
| EXPENDITURES | | | | |
| Object Code | Account Description | 2026 Proposed Budget | 2025 Amended Budget | 2025 Current Budget |
| 511100 | Personal Services: Wages | \$ 319,500.00 | \$ 311,079.00 | \$ 359,079.00 |
| 512100 | Personal Services: Group Health Insurance | 86,250.00 | 88,145.00 | 101,019.00 |
| 512200/300/600/601 | Personal Services: FICA, Medicare, FUTA, and SUI | 25,200.00 | 24,500.00 | 28,101.00 |
| 512400 | Personal Services: Retirement Contributions | 27,000.00 | 25,711.00 | 25,711.00 |
| 512500 | Personal Services: Tuition Reimbursement | 5,250.00 | - | 5,250.00 |
| 522000 | Purchased Services: Disposal Fees | 202,000.00 | 175,000.00 | 175,000.00 |
| 522200 | Purchased Services: Repairs & Maintenance | 70,000.00 | 65,000.00 | 65,000.00 |
| 523200 | Purchased Services: Communications | 1,500.00 | - | - |
| 523500 | Purchased Services: Travel | 1,000.00 | 500.00 | 1,500.00 |
| 523600 | Purchased Services: Dues & Fees | 1,000.00 | 1,000.00 | 1,000.00 |
| 523700 | Purchased Services: Education and Training | 5,000.00 | - | 5,000.00 |
| 523850 | Purchased Services: Contract Labor | 6,000.00 | 7,500.00 | 23,500.00 |
| 531100 | Supplies: General Supplies | 5,500.00 | 5,000.00 | 5,000.00 |
| 531270 | Supplies: Gasoline | 30,000.00 | 30,000.00 | 35,000.00 |
| 531500 | Supplies: Trash & Recycling Cans | 10,000.00 | - | - |
| 531700 | Supplies: Uniforms | 11,500.00 | 11,000.00 | 14,500.00 |
| 522110 | Purchased Services: Recycling Fees | 25,000.00 | 20,000.00 | 25,000.00 |
| 561000 | Depreciation: Depreciation Expense | 51,550.00 | 51,550.00 | - |
| SANITATION FUND Expenditure Totals: | | \$ 883,250.00 | \$ 815,985.00 | \$ 869,660.00 |
| | | | | |
| SANITATION FUND 540 REVENUE TOTALS | | \$ 883,250.00 | | |
| SANITATION FUND 540 EXPENSE TOTALS | | \$ 883,250.00 | | |

A RESOLUTION

TO ADOPT THE FISCAL YEAR 2026 BUDGET & 2025 BUDGET ADJUSTMENT FOR EACH FUND OF THE CITY OF DACULA, GEORGIA, APPROPRIATING THE AMOUNTS SHOWN IN EACH BUDGET AS EXPENDITURES/ EXPENSES, ADOPTING THE SEVERAL ITEMS OF REVENUE ANTICIPATIONS, AND PROHIBITING EXPENDITURES OR EXPENSES FROM EXCEEDING THE ACTUAL FUNDING AVAILABLE

WHEREAS, sound governmental operations require a budget in order to plan financing of services for residents of the City of Dacula; and

WHEREAS, Title 36, Chapter 81, Article 1 of the Official Code of Georgia Annotated (OCGA) requires a balanced budget for the City's fiscal year, which runs from January 1 to December 31 of each year; and

WHEREAS, the Mayor and City Council of the City of Dacula have reviewed the proposed FY26 budget as presented by the Mayor; and

WHEREAS, each of these funds is a balanced budget, so that anticipated revenues and other financial resources for each fund equal the proposed expenditures or expenses; and

WHEREAS, the Mayor and City Council wishes to adopt this proposal as the Fiscal Year 2026 Annual Budget, effective from January 1, 2026 through December 31, 2026

NOW THEREFORE BE IT RESOLVED by the Mayor and City Council of the City of Dacula, Georgia as follows:

Section 1. That the proposed Fiscal Year 2026 Budget, attached hereto and incorporated herein as a part of this Resolution is hereby adopted as the Budget for the City of Dacula, Georgia for the Fiscal Year 2026, which begins January 1, 2026 and ends on December 31, 2026.

Section 2. That the several items of revenues, other financial resources, and sources of cash shown in the budget for each fund as proposed expenditures or expenses, and uses of cash are hereby appropriated to the departments named in each fund.

Section 3. That the "legal level of control" as defined in OCGA § 36-81 is set at the departmental level, meaning that the Mayor in his capacity is authorized to move appropriations from one line item to another within a department, but under no circumstances may expenditures or expenses exceed the amount appropriated for a department without further Budget amendment approved by the Mayor and City Council.

Section 4. That all appropriations shall lapse at the end of the fiscal year.

Section 5. That this Resolution shall be and remain in full force and effect from and after it's date of adoption.

Adopted this 4th day of December, 2025.

CITY OF DACULA, GEORGIA

By: Trey King, Mayor

Attest: Brittini Nix, City Administrator

(AFFIX SEAL)