



CITY COUNCIL WORK SESSION AGENDA

Monday, July 07, 2025 at 6:30 PM

Council Chambers

1. CALL TO ORDER

- A. Roll Call
- B. Approval of Agenda

2. PLANNING & DEVELOPMENT COMMITTEE REPORT

- A. **Case #A25-016** – The Revive Land Group LLC c/o Mahaffey Pickens Tucker, LLP, requests annexation of property located at 3215 & 0 Tig Knight Road, Loganville, GA 30052. Map/Parcel #C0470003 & Map/Parcel #C0470003A00, Walton County, GA. 26.883+/- acres.
- B. **Case #R25-015** - The Revive Land Group LLC c/o Mahaffey Pickens Tucker LLP, filed an application to rezone 26.883+/- acres located at 3215 & 0 Tig Knight Road, Loganville, GA 30052. Map/Parcel #C0470003 & Map/Parcel #C0470003A00, Walton County, GA. The property owner is CTX Funding SPE, LLC. The current zoning is A-1. The requested zoning is RM-4 with a proposed development of single-family detached residential neighborhood.
- C. **Case #V25-013** – The Revive Land Group LLC c/o Mahaffey Pickens Tucker, LLP requested a Major Variance for the property located 3215 & 0 Tig Knight Road, Loganville, GA 30052. Map/Parcel #C0470003 & Map/Parcel #C0470003A00, Walton County, GA. Present zoning is A-1. Ordinance and Section from which relief is sought is Zoning Ordinance 119-221(b)(2). Request for variance to allow single-family detached units in RM-4 zoning on parcels more than 2,640 feet from the center line of Main Street and Covington Street.
- D. **Case #V25-014** – The Revive Land Group LLC c/o Mahaffey Pickens Tucker, LLP requested a Major Variance for the property located 3215 & 0 Tig Knight Road, Loganville, GA 30052. Map/Parcel #C0470003 & Map/Parcel #C0470003A00, Walton County, GA. Present zoning is A-1. Ordinance and Section from which relief is sought is Zoning Ordinance 119-221(b)(2)(e). Request for variance to allow front entry garages in RM-4.

3. FINANCE / HUMAN RESOURCES COMMITTEE REPORT

4. PUBLIC SAFETY COMMITTEE REPORT

5. PUBLIC UTILITIES / TRANSPORTATION COMMITTEE REPORT

6. PUBLIC WORKS / FACILITIES COMMITTEE REPORT

7. ECONOMIC DEVELOPMENT COMMITTEE REPORT

8. CITY MANAGER'S REPORT

- A. Waste Management Extension Request
- B. DDA Appointment
- C. Loganville Downtown Development Authority (DDA) Fund Transfer \$25,000.00 (100-1300-521202)

9. CITY ATTORNEY'S UPDATES / REPORTS

- A. Update on HB 745

10. PUBLIC COMMENT

Public Comments are limited to five minutes per speaker unless additional time is given by the Mayor. Each speaker should approach the podium and state their name and address for the

record. All public comments are to be directed to the Mayor and Council and not the audience. Public Comments should follow general rules of appropriate decorum.

11. EXECUTIVE SESSION

12. ITEMS FOR THURSDAY NIGHT

[A.](#) Last Month's Minutes

[B.](#) Last Month's Financial Report

13. ADJOURNMENT

*Denotes Non-Budgeted Items subject to Reserve Funds

The Mayor and Council may choose to go into executive session as needed in compliance with Georgia Law.

The City of Loganville reserves the right to make changes to the agenda as necessary. Any additions and/or corrections to the agenda will be posted immediately at City Hall.



CITY OF LOGANVILLE
Department of Planning & Development
P.O. Box 39
4303 Lawrenceville Road
Loganville, GA 30052
770.466.2633

Date:

3-7-25

Application # A

25-016

REQUEST FOR ANNEXATION

A PETITION TO ANNEX PROPERTY INTO THE CITY OF LOGANVILLE, GEORGIA

APPLICANT INFORMATION	PROPERTY OWNER INFORMATION*
NAME: The Ravena Land Group, LLC d/b/a Mahaffey Pickens Tucker, LLP	NAME: CTX Funding SPE, LLC
ADDRESS: 1550 North Brown Road, Suite 125	ADDRESS: P.O. Box 72
CITY: Lawrenceville	CITY: Good Hope
STATE: Georgia Zip: 30043	STATE: Georgia Zip: 30641
PHONE: (770) 232-0000	PHONE: (*attach additional pages if necessary to list all owners)
Applicant is: <input type="checkbox"/> Property Owner <input checked="" type="checkbox"/> Contract Purchaser <input type="checkbox"/> Agent <input type="checkbox"/> Attorney	
CONTACT PERSON: Shane M. Lanham, Attorney for Applicant	
PHONE: (770) 232-0000	
EMAIL: slanham@mptlawfirm.com	
FAX:	
PROPERTY INFORMATION	
MAP & PARCEL # C0470003A00 PRESENT ZONING: A1 (Walton Co) (Separate rezoning request required)	
ADDRESS: 3215 & 0 Tig Knight Road, Loganville, GA COUNTY: Walton ACREAGE: +/- 26.883	
PROPOSED DEVELOPMENT: Single-family detached residential neighborhood	
WATER PROVIDER: Walton County SEWER PROVIDER: Walton County	

You must attach: ☐ Application Fee ☒ Legal Description ☐ Plat of Property ☒ Letter of Intent
☒ Names/Addresses of Abutting Property Owners ☒ Shape file of property (GIS File)

Pre-Application Conference Date:

Accepted by Planning & Development:

DATE: 3-7-25

FEE PAID: \$300.00

CHECK # CC HGHNQGF5K RECEIPT # TAKEN BY: Web DATE OF LEGAL NOTICE: 4/2/25, 4/6/25 NEWSPAPER: THE WALTON TRIBUNE

PLANNING COMMISSION RECOMMENDATION: ☐ Approve ☐ Approve w/conditions ☒ Deny ☐ No Recommendation

Commission Chairman:

DATE: 4/24/25

CITY COUNCIL ACTION:

☒ Approved ☐ Approved w/conditions
☐ Referred Back to Planning Commission

☐ Denied ☐ Tabled to
☐ Withdrawn

Mayor

City Clerk

Date



Date:

3-7-25

CITY OF LOGANVILLE
Department of Planning & Development
P.O. Box 39
4303 Lawrenceville Road
Loganville, GA 30052
770.466.2633

Section 2, Item A.

Application # A 25-016

REQUEST FOR ANNEXATION

A PETITION TO ANNEX PROPERTY INTO THE CITY OF LOGANVILLE, GEORGIA

APPLICANT INFORMATION	PROPERTY OWNER INFORMATION*
NAME: The Revive Land Group, LLC c/o Mahaffey Pickens Tucker, LLP	NAME: CTX Funding SPE, LLC
ADDRESS: 1550 North Brown Road, Suite 125	ADDRESS: P.O. Box 72
CITY: Lawrenceville	CITY: Good Hope
STATE: Georgia Zip: 30043	STATE: Georgia Zip: 30641
PHONE: (770) 232-0000	PHONE: _____ (*attach additional pages if necessary to list all owners)
Applicant is: <input type="checkbox"/> Property Owner <input checked="" type="checkbox"/> Contract Purchaser <input type="checkbox"/> Agent <input type="checkbox"/> Attorney	
CONTACT PERSON: Shane M. Lanham, Attorney for Applicant PHONE: (770) 232-0000	
EMAIL: slanham@mptlawfirm.com FAX: _____	
PROPERTY INFORMATION	
MAP & PARCEL # C0470003-8 PRESENT ZONING: A1 (Walton Co) (Separate rezoning request required)	
ADDRESS: 3215 & 0 Tig Knight Road, Loganville, GA COUNTY: Walton ACREAGE: +/- 26.883	
PROPOSED DEVELOPMENT: Single-family detached residential neighborhood	
WATER PROVIDER: Walton County SEWER PROVIDER: Walton County	

You must attach: ☐ Application Fee ☒ Legal Description ☒ Plat of Property ☒ Letter of Intent
☒ Names/Addresses of Abutting Property Owners ☒ Shape file of property (GIS File)

Pre-Application Conference Date: _____

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DATE: 3-7-25

FEE PAID: \$300.00

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PLANNING COMMISSION RECOMMENDATION: ☐ Approve ☐ Approve w/conditions ☐ Deny ☒ No Recommendation

Commission Chairman: _____

DATE: 4/24/25

CITY COUNCIL ACTION: ☐ Approved ☐ Approved w/conditions ☐ Denied ☐ Tabled to _____
☐ Referred Back to Planning Commission ☐ Withdrawn

Mayor _____

City Clerk _____

Date _____

Application # A

Applicant's Certification

The undersigned hereby certifies that they are authorized by the property owner(s) to make this application and that all information contained herein is complete and accurate, to the best of their knowledge.

Applicant's Signature _____ Date _____

Print Name and Title _____

Sworn to and subscribed before me this _____ day of _____, 20____.

(Seal) _____
Signature of Notary Public

Property Owner's Certification
(complete a separate form for each owner)

The undersigned hereby certifies that they are: (check all that apply)

- a) _____ the owner of record of property contained in this application, and/or
- b) ☒ the Chief Executive of a corporation or other business entity with ownership interest in the property and is duly authorized to make this application, and

that all information contained in this application is complete and accurate to the best of their knowledge.

Jeff C. Henson _____ 3-4-2025
Owner's Signature Date

Jeff Henson Manager CTX Funding SPE, LLC
Print Name and Title

Sworn to and subscribed before me this 04th day of March, 2025.

(Seal) _____
Signature of Notary Public



Application # A

Applicant's Certification

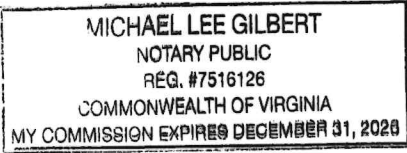
The undersigned hereby certifies that they are authorized by the property owner(s) to make this application and that all information contained herein is complete and accurate, to the best of their knowledge.

[Signature] 3-4-25
Applicant's Signature Date

Neville Allison Managing Partner The Benn Land Group, LLC
Print Name and Title

Sworn to and subscribed before me this 4 day of March, 2025.

(Seal)



[Signature]
Signature of Notary Public

Property Owner's Certification
(complete a separate form for each owner)

The undersigned hereby certifies that they are: (check all that apply)

- a) _____ the owner of record of property contained in this application, and/or
- b) _____ the Chief Executive of a corporation or other business entity with ownership interest in the property and is duly authorized to make this application, and

that all information contained in this application is complete and accurate to the best of their knowledge.

Owner's Signature Date

Print Name and Title

Sworn to and subscribed before me this _____ day of _____, 20____.

(Seal)

Signature of Notary Public

Application # A

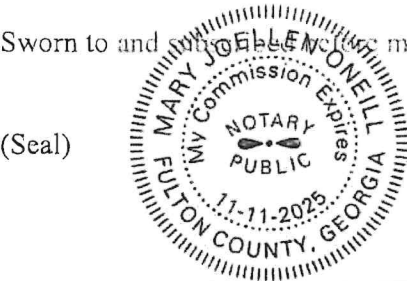
Applicant's Certification

The undersigned hereby certifies that they are authorized by the property owner(s) to make this application and that all information contained herein is complete and accurate, to the best of their knowledge.

Julia Maxwell, attorney for Applicant 3/6/25
Applicant's Signature Date

Julia Maxwell, attorney for Applicant
Print Name and Title

Sworn to and subscribed before me this 6th day of March, 2025.



M. Jo Ellen O'Neill
Signature of Notary Public

Property Owner's Certification
(complete a separate form for each owner)

The undersigned hereby certifies that they are: (check all that apply)

- a) _____ the owner of record of property contained in this application, and/or
- b) _____ the Chief Executive of a corporation or other business entity with ownership interest in the property and is duly authorized to make this application, and

that all information contained in this application is complete and accurate to the best of their knowledge.

Owner's Signature _____ Date _____

Print Name and Title _____

Sworn to and subscribed before me this _____ day of _____, 20____.

(Seal) _____
Signature of Notary Public

David Belle Isle
Matthew P. Benson
Catherine W. Davidson
Gerald Davidson, Jr.*
Brian T. Easley
Rebecca B. Gober
John D. Hipes*
Christopher D. Holbrook
Jessica R. Kelly
Shane M. Lanham
Julia A. Maxwell

Jeffrey R. Mahaffey
John N. Mahaffey
Steven A. Pickens
Jack M. Ryan
Gabrielle H. Schaller
S. Tess Shaheen
Andrew D. Stancil
Michael A. Tralongo
R. Lee Tucker, Jr.

*Of Counsel

**LETTER OF INTENT FOR COMBINED REZONING, VARIANCE, AND
ANNEXATION APPLICATION OF THE REVIVE LAND GROUP, LLC**

Mahaffey Pickens Tucker, LLP submits this Letter of Intent and the attached rezoning application (the “Application”) on behalf of The Revive Land Group, LLC (the “Applicant”) relative to an approximately 26.883-acre tract of land located along Tig Knight Road (the “Property”). Property is currently zoned A1 (Rural Estate District) in Walton County. The Applicant requests the city to annex the Property into the City of Loganville, rezone the Property to the RM-4 zoning district.

The Applicant is requesting the approval of the Application to permit the redevelopment of the Property into a master planned residential community with a total of 82 units. The community would offer single-family detached homes to potential residents. Access to the community would be provided off Tig Knight Road. The Property’s location on Tig Knight Road would provide easy, convenient access for residents to major transportation corridors such as Highway 81. The proposed development would also provide areas of common space for the use and enjoyment of residents, including pocket parks, active amenity areas, and space for residents to enjoy the natural beauty of the Property including the lake located at the southwest corner of the Property and the dog park. The homes would be constructed with attractive architectural design and building materials.

The proposed development is compatible with surrounding uses including a single-family residential development to the northeast of the Property called The Arbors at Tara.

The proposed development is also compatible with the spirit and intent of the City of Loganville Comprehensive Plan (the “Comp Plan”), which encourages high quality housing; increased safe spaces for walking, biking and greenspace; and providing a live/work/play environment. The Applicant’s proposal will provide high quality housing constructed with an attractive mix of building materials such as brick, stone, and/or cementitious siding, shake, and/or board and batten. The proposed development includes sidewalks throughout the community; a dog park; a cabana and pool; and several linear and pocket parks. These active spaces will encourage a healthy and active lifestyle for the residents.

As stated in the Comp Plan, the city needs quality housing to provide for its growing population. There is a stronger demand for housing in Loganville than in other parts of the state as a result of the growing population. The proposed development will meet this need by providing high quality housing options. Additionally, the Comp Plan encourages expanding the housing options in the city to provide a broader range of housing types, especially “missing middle” housing. The smaller lot single-family detached homes in the proposed development meet this need while also remaining compatible with surrounding land uses and home types. The Comp Plan also encourages building neighborhoods that provide attractive places for people to gather.

To develop the Property in accordance with the Site Plan submitted with this application, the Applicant is requesting the approval of two variances:

1. Sec. 119-211(b)(2) – Variance to allow for single-family detached homes to be built in the requested RM-4 zoning district on property that is more than 2,640 feet from the center line of Main Street and Covington Street. Approval of this requested variance would allow for the development of a less intense use in the requested zoning district. RM-4 allows for duplexes, townhomes, and condominiums at a density of 4 units per acre. The proposed development would consist of single-family detached units at a density of 2.97 units per acre.
2. Sec. 119-211(b)(2)(e) – Variance to allow for front entry garages on single-family detached homes. Garages are not required in the requested RM-4 zoning district. The homes in the proposed development all contain a two-car garage. However, due to the

size, shape, and topography of the Property, rear or alley entry garages places an undue burden on the Applicant.

The Applicant and its representatives welcome the opportunity to meet with staff of the City of Loganville Department of Planning & Development to answer any questions or to address any concerns relating to the matters set forth in this letter or in the Application filed herewith. The Applicant respectfully requests your approval of the Application.

This 7th day of March, 2025.

Respectfully submitted,
MAHAFFEY PICKENS TUCKER, LLP

Shane M. Lanham

Shane M. Lanham
Attorneys for Applicant

Name & Address	Parcel Number
Brandon Fleming 3195 Tig Knight Road Loganville, GA 30052	C0470004
Jose Umanzor & Sandra Rangel 3255 Tig Knight Road Loganville, GA 30052	C0470001
Jean Lark & Sharon Lark 3175 Tig Knight Road Loganville, GA 30052	C0470005
Terry & Betty Myers 3717 Linda Drive Loganville, GA 30052	C0470021
Terry & Betty Myers 3677 Linda Drive Loganville, GA 30052	C0470022A00
Richard & Angela Taylor 3667 Linda Drive Loganville, GA 30052	C0470023
Jonathan & Michelle Zaleski 3657 Linda Drive Loganville, GA 30052	C0470024
Raymond Ashe 3637 Linda Drive Loganville, GA 30052	C0470025
Marlo Gackle 3601 Mary Lane Loganville, GA 30052	C0470027
George Wentz 3581 Mary Lane Loganville, GA 30052	C0450023A00
Brenda Reese 3561 Mary Lane Loganville, GA 30052	C0450022
Michael McKenzie 3303 Allen Circle Loganville, GA 30052	C0450015
Tara Club Property Association, Inc. 3360 Martin Farm Road, Suite 100 Suwanee, GA 30024	NL15C161
Smokerise Services, LLC 5783 Vantage CT Stone Mountain, GA 30087	LG160004
Mitchell & Rebecca Reese 3293 Allen Circle Loganville, GA 30052	C0450015A00

NO	DATE	DESCRIPTION	BY
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2			
3			
4			
5			
6			
7			



4317 Park Drive, Suite 400
Norcross, Georgia 30093
Phone: (770) 416-7511
Fax: (770) 416-6759
www.raavispruit.com
CONTACT PERSON: JEFF WILLIS
jeff-willis@raavispruit.com

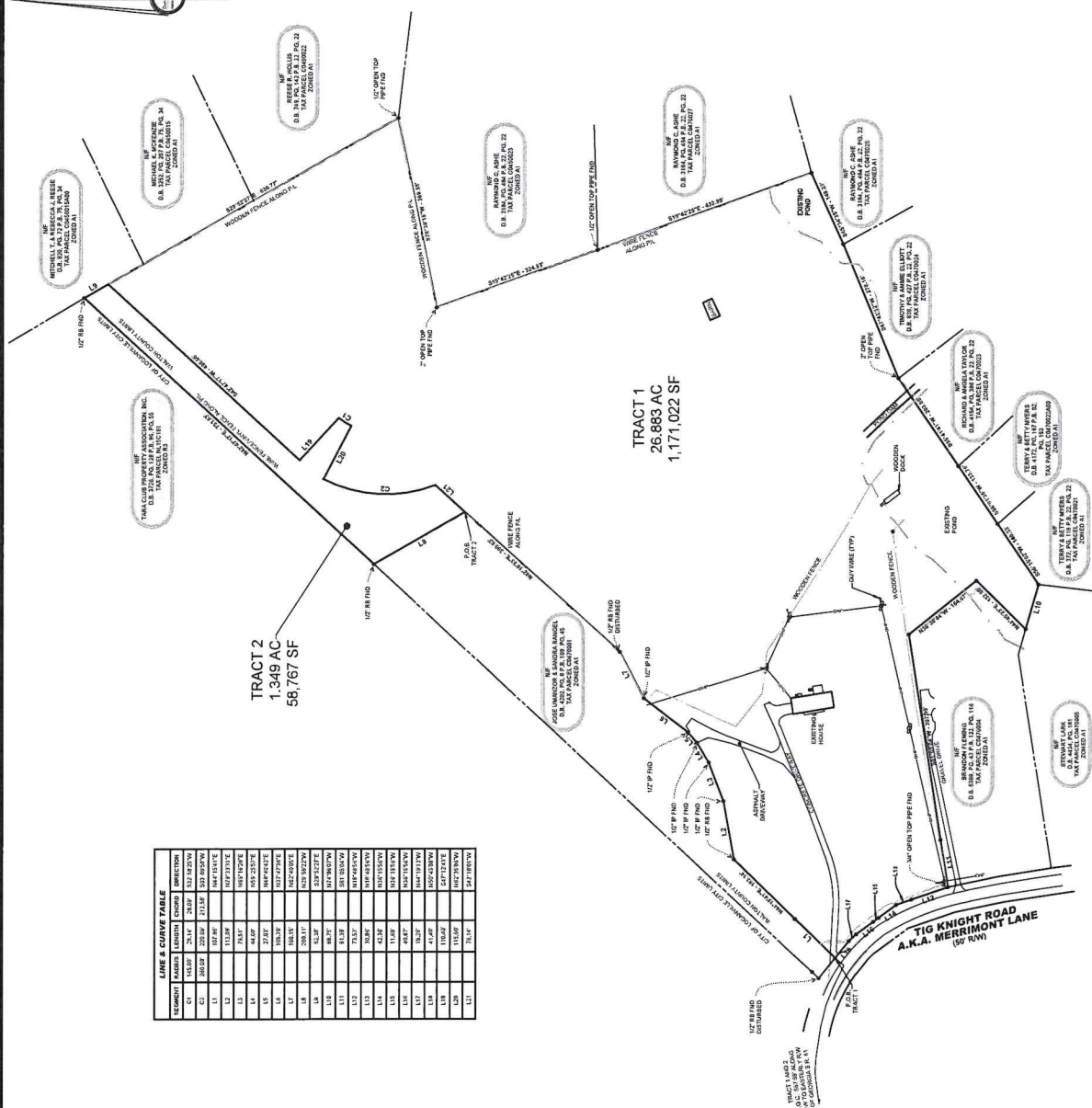


REFERENCE PLAYS:

Survey for CTX Funding Sps., LLC by Northeast Land Surveying.

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Travis Pruitt & Associates, Inc.
 These drawings and their reproductions are the property of
 the Surveyor and may not be reproduced, published, or used
 in any way without the written permission of this Surveyor.



LINE#	LAME & CURVE TABLE			LENGTH	CORRECTION	DIRECTION
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100	200.00	220.00	220.00	111.00	164.114114	

GRAPHIC SCALE - IN FEET

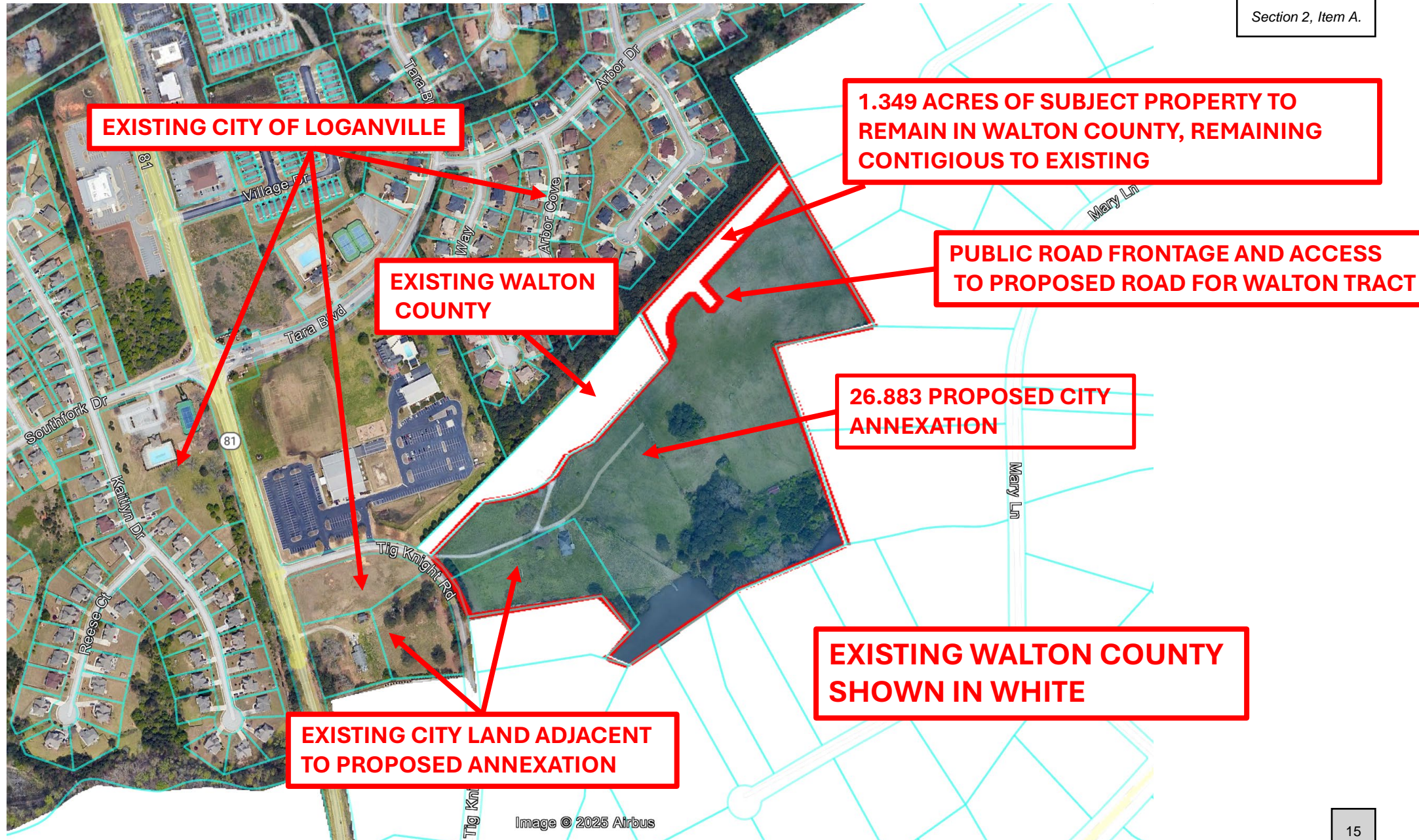
DESCRIPTION OF
3215 Tig Knight Road Tract 1

All that tract or parcel of land lying and being in Land Lot 158 of the 4th District, Walton County, Georgia and being more particularly described as follows:

BEGINNING at a point on the northeasterly right-of-way line of Tig Knight Road (a.k.a. Merrimont Lane, having a 50 foot right-of-way), said point being 567.59 feet as measured along said right-of-way from its intersection with the easterly right-of-way of Georgia State Route 81 (right-of-way varies); THENCE leaving said northerly right-of-way line of Tig Knight Road North 44 degrees 15 minutes 41 seconds East a distance of 107.86 feet to a point; THENCE North 44 degrees 15 minutes 41 seconds East a distance of 163.14 feet to a 1/2" rebar found; THENCE North 79 degrees 33 minutes 31 seconds East a distance of 113.09 feet to a 1/2" iron pin found; THENCE North 69 degrees 16 minutes 28 seconds East a distance of 79.51 feet to a 1/2" iron pin found; THENCE North 59 degrees 25 minutes 57 seconds East a distance of 44.00 feet to a 1/2" iron pin found; THENCE North 48 degrees 40 minutes 42 seconds East a distance of 27.03 feet to a 1/2" iron pin found; THENCE North 37 degrees 47 minutes 36 seconds East a distance of 105.70 feet to a 1/2" iron pin found; THENCE North 62 degrees 40 minutes 05 seconds East a distance of 100.15 feet to a 1/2" rebar found; THENCE North 42 degrees 18 minutes 53 seconds East a distance of 399.63 feet to a point; THENCE North 42 degrees 18 minutes 53 seconds East a distance of 76.14 feet to a point; THENCE along a curve to the right with a radius of 260.00 feet and an arc length of 220.09 feet, said curve having a chord bearing of North 03 degrees 09 minutes 50 seconds East and a chord distance of 213.58 feet to a point; THENCE South 62 degrees 35 minutes 06 seconds East a distance of 115.00 feet to a point; THENCE along a curve to the right with a radius of 145.00 feet and an arc length of 28.14 feet, said curve having a chord bearing of North 32 degrees 58 minutes 25 seconds East and a chord distance of 28.09 feet to a point; THENCE North 47 degrees 12 minutes 43 seconds West a distance of 110.40 feet to a point; THENCE North 42 degrees 47 minutes 17 seconds East a distance of 496.66 feet to a point; THENCE South 29 degrees 52 minutes 27 seconds East a distance of 636.77 feet to a 1/2" open top pipe found; THENCE South 78 degrees 30 minutes 15 seconds West a distance of 369.55 feet to a 2" open top pipe found; THENCE South 19 degrees 42 minutes 25 seconds East a distance of 324.83 feet to a 1/2" open top pipe found; THENCE South 19 degrees 42 minutes 25 seconds East a distance of 432.80 feet to a point; THENCE South 65 degrees 34 minutes 35 seconds West a distance of 149.23 feet to a point; THENCE South 67 degrees 41 minutes 12 seconds West a distance of 278.18 feet to a 2" open top pipe found; THENCE South 55 degrees 41 minutes 41 seconds West a distance of 203.85 feet to a point; THENCE South 56 degrees 01 minutes 36 seconds West a distance of 133.76 feet to a point; THENCE South 56 degrees 15 minutes 02 seconds West a distance of 140.33 feet to a point; THENCE North 74 degrees 06 minutes 07 seconds West a distance of 88.75 feet to a point; THENCE North 44 degrees 45 minutes 23 seconds East a distance of 132.00 feet to a point; THENCE North 38 degrees 30 minutes 44 seconds West a distance of 164.67 feet to a point; THENCE South 81 degrees 05 minutes 04 seconds West a distance of 397.99 feet to a point; THENCE South 81 degrees 05 minutes 04 seconds West a distance of 91.39 feet to 3/4" open top pipe found on the northeasterly right-of-way line of Tig Knight Road; THENCE

proceeding along said right-of-way the following courses and distances North 18 degrees 48 minutes 56 seconds West a distance of 73.53 feet to a point; THENCE North 18 degrees 48 minutes 56 seconds West a distance of 30.86 feet to a point; THENCE North 36 degrees 15 minutes 56 seconds West a distance of 42.36 feet to a point; THENCE North 36 degrees 15 minutes 56 seconds West a distance of 11.69 feet to a point; THENCE North 36 degrees 15 minutes 56 seconds West a distance of 40.87 feet to a point; THENCE North 44 degrees 19 minutes 13 seconds West a distance of 19.26 feet to a point; THENCE North 50 degrees 45 minutes 08 seconds West a distance of 41.40 feet to a point, said point being the **TRUE POINT OF BEGINNING**.

Said tract contains 1,171,022 square feet or 26.883 acres.



Staff Report — Annexation

ZONING CASE #: A25-016

LANDOWNERS: CTX Funding SPE, LLC

APPLICANT: The Revive Land Group c/o Mahaffey Pickens Tucker LLC

PROPERTY ADDRESS: 3215 and 0 Tig Knight Road

MAP/PARCEL #: C0470003 and C0470003A00

PARCEL DESCRIPTION: Residential / Vacant

AREA: Approx. 26.883 of total 28.24

EXISTING ZONING: A1 (Walton County)

PROPOSED ZONING: RM-4

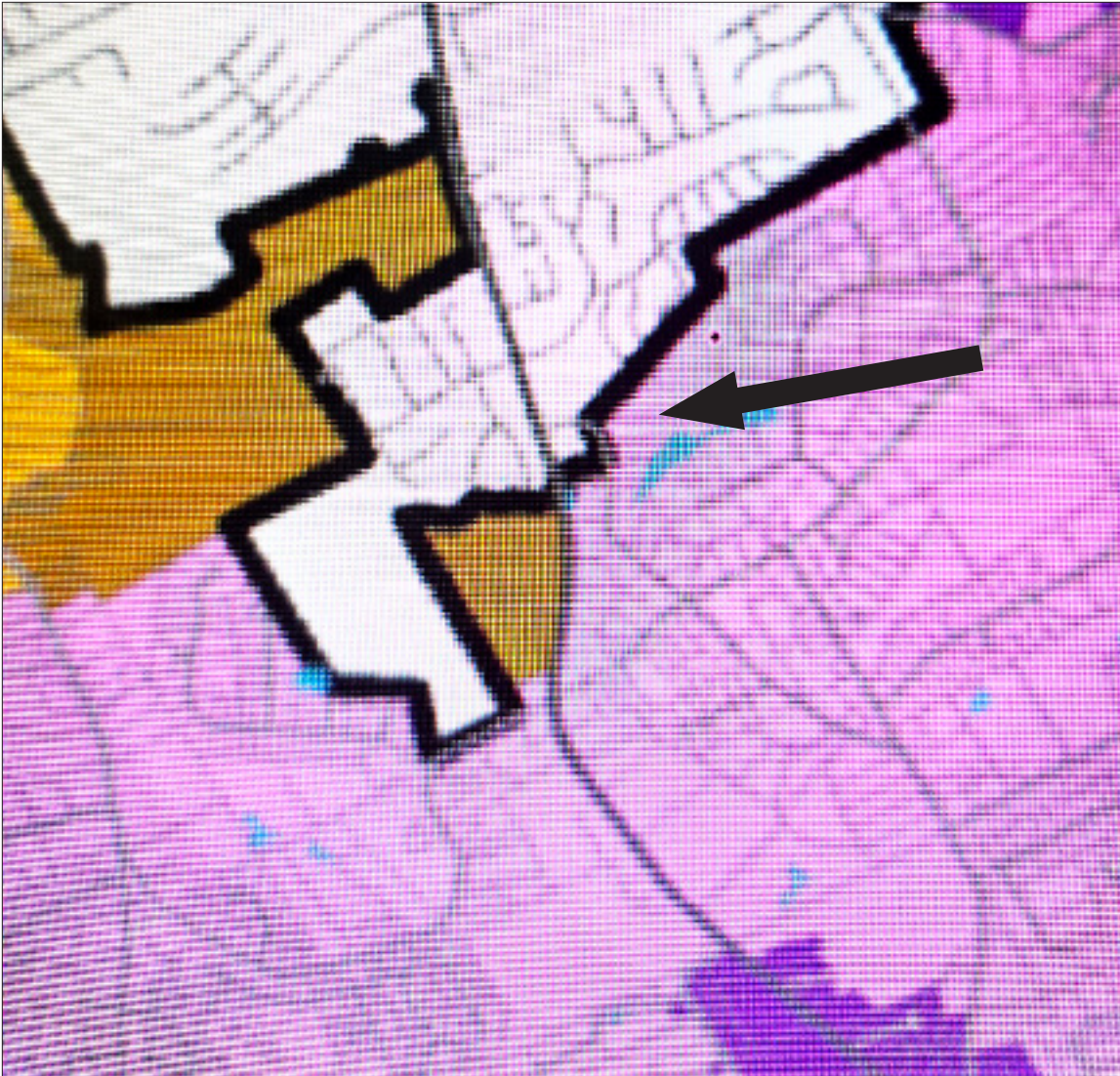
FUTURE LAND USE MAP: Suburban (Walton County)

REASON FOR REQUEST: 82-unit planned residential community

PLANNING COMMISSION HEARING: April 24, 2025 (tabled), May 22, 2025 (tabled), June 26

CITY COUNCIL HEARING: July 10, 2025

Future Land Use Map — Walton County



Applicant's Request

The applicant is seeking to annex into the City approximately 26.883 acres of the total 28.24 acres between the two parcels to build an 82-unit master planned residential community.

Existing Conditions

There is a residence currently located at 3215 Tig Knight Road, Loganville, which was built in 1986 and encompasses 3,128 square feet of space. The rest of the land is vacant. It should also be noted that water service to the property is provided by Walton County. As the City does not provide just sewer service, an agreement would need to be made to switch water service over to the City.

Impact Analysis / Recommendation

What is the impact upon the overall appearance of the City and impacts upon aesthetic conditions of adjacent parcels? Rezoning of this residence and subsequent vacant land into the City would have no impact.

What is the impact upon thoroughfare congestion and traffic safety? Annexations by themselves do not have an inherent impact on congestion and traffic safety, though the property will likely be developed and the resulting development would increase traffic.

What is the impact upon population density and the potential for overcrowding and urban sprawl? Annexations by themselves do not have a direct impact on overcrowding and urban sprawl.

Is the proposed use consistent with the adopted Comprehensive Plan? Neither of these parcels are included in the City of Loganville's Future Land Use Plan.

What is the impact upon adjacent property owners if the request is approved? There would be no impact as an annexation does not change the character of the land itself, though the property will likely in the future be developed and would impact adjacent property owners.

What is the impact upon adjacent property owners if the request is not approved? None.

Recommended action: The parcel of land meets the requirements to be annexed into the City limits.

Planning Commission Recommended Conditions

City Council Conditions



CITY OF LOGANVILLE
 Department of Planning & Development
 P.O. Box 39 • 4303 Lawrenceville Road
 Loganville, GA 30052
 770.466.2633 • 770.466.3240 • Fax 770.554.5556

Date:

3-7-25

Application # R

25-015

REQUEST FOR ZONING MAP AMENDMENT

A PETITION TO AMMEND THE OFFICIAL ZONING MAP OF THE CITY OF LOGANVILLE, GEORGIA

APPLICANT INFORMATION	PROPERTY OWNER INFORMATION*
NAME: <u>The Revive Land Group, LLC c/o Mahaffey Pickens Tucker, LLP</u> ADDRESS: <u>550 North Brown Road, Suite 125</u> CITY: <u>Lawrenceville</u> STATE: <u>Georgia</u> Zip: <u>30043</u> PHONE: <u>(770) 232-0000</u>	NAME: <u>CTX Funding SPE, LLC</u> ADDRESS: <u>P.O. Box 72</u> CITY: <u>Good Hope</u> STATE: <u>Georgia</u> Zip: <u>30641</u> PHONE: _____ (*attach additional pages if necessary to list all owners)
Applicant is: <input type="checkbox"/> Property Owner <input checked="" type="checkbox"/> Contract Purchaser <input type="checkbox"/> Agent <input type="checkbox"/> Attorney	
CONTACT PERSON: <u>Shane Lanham</u> PHONE: <u>(770) 232-0000</u> EMAIL: <u>slanham@mptlawfirm.com</u> FAX: _____	
PROPERTY INFORMATION	
MAP & PARCEL # <u>C0470003 & C0470003A00</u> PRESENT ZONING: <u>A1 (Walton Co.)</u> REQUESTED ZONING: <u>RM-4</u> ADDRESS: <u>3215 & 0 Tig Knight Road, Loganville, GA</u> COUNTY: <u>Walton</u> ACREAGE: <u>+/- 26.883</u> PROPOSED DEVELOPMENT: <u>Single-family detached residential neighborhood</u>	

You must attach: ☐ Application Fee ☒ Legal Description ☒ Plat of Property ☒ Campaign Contribution Disclosure
☒ Letter of Intent ☒ Site Plan ☒ Names/Addresses of Abutting Property Owners ☒ Impact Analysis

Pre-Application Conference Date: _____

Accepted by Planning & Development:

DATE: 3-7-25

FEE PAID: \$500.00

CHECK # CC RECEIPT # HGHNQGF5K TAKEN BY: Web DATE OF LEGAL NOTICE: 4/2/25 & 4/6/25 NEWSPAPER: THE WALTON TRIBUNE

PLANNING COMMISSION RECOMMENDATION: ☐ Approve ☐ Approve w/conditions ☒ Deny ☐ No Recommendation

Commission Chairman:

DATE: 6/24/25

CITY COUNCIL ACTION:

☒ Approved ☐ Approved w/conditions
☐ Referred Back to Planning Commission

☒ Denied ☐ Tabled to _____
☐ Withdrawn

Mayor

City Clerk

Date



CITY OF LOGANVILLE
Department of Planning & Development
P.O. Box 39 • 4303 Lawrenceville Road
Loganville, GA 30052
770.466.2633 • 770.466.3240 • Fax 770.554.5556

Date: 3-7-25

Application # R 25-015

REQUEST FOR ZONING MAP AMENDMENT
A PETITION TO AMMEND THE OFFICIAL ZONING MAP OF THE CITY OF LOGANVILLE, GEORGIA

APPLICANT INFORMATION	PROPERTY OWNER INFORMATION*
NAME: <u>The Revive Land Group, LLC c/o Mahaffey Pickens Tucker, LLP</u>	NAME: <u>CTX Funding SPE, LLC</u>
ADDRESS: <u>1550 North Brown Road, Suite 125</u>	ADDRESS: <u>P.O. Box 72</u>
CITY: <u>Lawrenceville</u>	CITY: <u>Good Hope</u>
STATE: <u>Georgia</u> Zip: <u>30043</u>	STATE: <u>Georgia</u> Zip: <u>30641</u>
PHONE: <u>(770) 232-0000</u>	PHONE: _____ (*attach additional pages if necessary to list all owners)
Applicant is: <input type="checkbox"/> Property Owner <input checked="" type="checkbox"/> Contract Purchaser <input type="checkbox"/> Agent <input type="checkbox"/> Attorney	
CONTACT PERSON: <u>Shane Lanham</u>	PHONE: <u>(770) 232-0000</u>
EMAIL: <u>slanham@mptlawfirm.com</u>	FAX: _____
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ADDRESS: <u>3215 & 0 Tig Knight Road, Loganville, GA</u> COUNTY: <u>Walton</u> ACREAGE: <u>+/- 26.883</u>	
PROPOSED DEVELOPMENT: <u>Single-family detached residential neighborhood</u>	

You must attach: ☐ Application Fee ☒ Legal Description ☒ Plat of Property ☒ Campaign Contribution Disclosure
☒ Letter of Intent ☒ Site Plan ☒ Names/Addresses of Abutting Property Owners ☒ Impact Analysis

Pre-Application Conference Date: _____

Accepted by Planning & Development: [Signature]

DATE: 3-7-25

FEE PAID: \$500.00

CHECK # CC RECEIPT # HGHNQGF5K TAKEN BY: Web DATE OF LEGAL NOTICE: 4/2/25 & 4/6/25 NEWSPAPER: THE WALTON TRIBUNE

PLANNING COMMISSION RECOMMENDATION: ☐ Approve ☐ Approve w/conditions ☐ Deny ☒ No Recommendation TABLED

Commission Chairman: [Signature]

DATE: 4/24/25

CITY COUNCIL ACTION: ☐ Approved ☐ Approved w/conditions ☐ Denied ☐ Tabled to _____
☐ Referred Back to Planning Commission ☐ Withdrawn

Mayor _____

City Clerk _____

Date _____

Application # R

Applicant's Certification

The undersigned hereby certifies that they are authorized by the property owner(s) to make this application and that all information contained herein is complete and accurate, to the best of their knowledge.

Applicant's Signature _____ Date _____

Print Name and Title _____

Sworn to and subscribed before me this _____ day of _____, 20____.

(Seal) _____
Signature of Notary Public

Property Owner's Certification
(complete a separate form for each owner)

The undersigned hereby certifies that they are: (check all that apply)

- a) _____ the owner of record of property contained in this application, and/or
- b) ☒ the Chief Executive of a corporation or other business entity with ownership interest in the property and is duly authorized to make this application, and

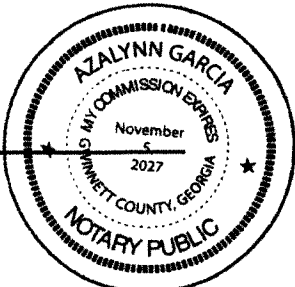
that all information contained in this application is complete and accurate to the best of their knowledge.

Jeff C. Henson _____ 3-4-2025
Owner's Signature Date

Jeff Henson Manager CTX Funding SPE, LLC
Print Name and Title

Sworn to and subscribed before me this 04th day of March, 2025.

(Seal) _____
Signature of Notary Public



Application # R

Applicant's Certification


The undersigned hereby certifies that they are authorized by the property owner(s) to make this application and that all information contained herein is complete and accurate, to the best of their knowledge.

 3-4-25
Applicant's Signature Date

Neville Allison Managing Partner, The Penne Land Group, LLC
Print Name and Title

Sworn to and subscribed before me this 4 day of March, 2025.

(Seal) Michael Gilbert E0642 09843
434-973-5880 R3410-010
Wells Fargo Bank, N.A. COID 377
Airport Road AU 068802


Signature of Notary Public

MICHAEL LEE GILBERT NOTARY PUBLIC REG. #7516126 COMMONWEALTH OF VIRGINIA MY COMMISSION EXPIRES DECEMBER 31, 2026

Property Owner's Certification
(complete a separate form for each owner)

The undersigned hereby certifies that they are: (check all that apply)

- a) _____ the owner of record of property contained in this application, and/or
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that all information contained in this application is complete and accurate to the best of their knowledge.

Owner's Signature Date

Print Name and Title

Sworn to and subscribed before me this _____ day of _____, 20____.

(Seal) _____
Signature of Notary Public

Application # **R** _____

DISCLOSURE OF CAMPAIGN CONTRIBUTIONS

The undersigned, making application for rezoning with the City of Loganville, Georgia, have complied with the Official Code of Georgia, Section 36-67A-1, et. seq., Conflict of Interest in Zoning Actions, and has submitted or attached the required information as requested below.

 3-4-25 Neville Allison
Applicant's Signature Date Print Name

Signature of Applicant's Date Print Name
Attorney or Agent

Has the Applicant, attorney for applicant, or other agent, within the two years immediately preceding the filing of this application, made campaign contributions aggregating \$250.00 or more to the Mayor, Member of the City Council or member of the Planning Commission of the City of Loganville, Georgia?

_____ **YES** X **NO**

If YES, complete the following:

NAME OF INDIVIDUAL MAKING CONTRIBUTION _____


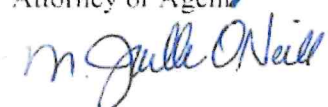
NAME & OFFICIAL POSITION OF GOVERNMENT OFFICIAL	CONTRIBUTIONS (List all aggregating to \$250 or more)	DATE OF CONTRIBUTION
_____	_____	_____
_____	_____	_____
_____	_____	_____
_____	_____	_____

Attach additional sheets as necessary to disclose and describe all contributions.

Application # **R** _____

DISCLOSURE OF CAMPAIGN CONTRIBUTIONS

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Applicant's Signature	Date	Print Name
	3/6/25	Julia Maxwell
Signature of Applicant's Attorney or Agent		Print Name
	3/6/25	



Has the Applicant, attorney for applicant, or other agent, within the two years immediately preceding the filing of this application, made campaign contributions aggregating \$250.00 or more to the Mayor, Member of the City Council or member of the Planning Commission of the City of Loganville, Georgia?

_____ YES X NO

If YES, complete the following:

NAME OF INDIVIDUAL MAKING CONTRIBUTION _____

NAME & OFFICIAL POSITION OF GOVERNMENT OFFICIAL	CONTRIBUTIONS (List all aggregating to \$250 or more)	DATE OF CONTRIBUTION
_____	_____	_____
_____	_____	_____
_____	_____	_____
_____	_____	_____

Attach additional sheets as necessary to disclose and describe all contributions.

Application # R

Applicant's Certification

The undersigned hereby certifies that they are authorized by the property owner(s) to make this application and that all information contained herein is complete and accurate, to the best of their knowledge.

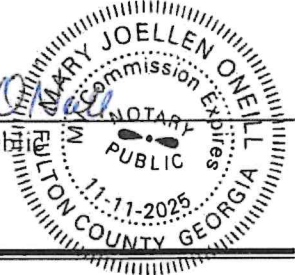
Julia Maxwell, attorney for Applicant 3/6/25
Applicant's Signature Date

Julia Maxwell, attorney for Applicant
Print Name and Title

Sworn to and subscribed before me this 6th day of March, 2025.

(Seal)

M. Joellen O'Neill
Signature of Notary Public



Property Owner's Certification
(complete a separate form for each owner)

The undersigned hereby certifies that they are: (check all that apply)

- a) _____ the owner of record of property contained in this application, and/or
- b) _____ the Chief Executive of a corporation or other business entity with ownership interest in the property and is duly authorized to make this application, and

that all information contained in this application is complete and accurate to the best of their knowledge.

Owner's Signature Date

Print Name and Title

Sworn to and subscribed before me this _____ day of _____, 20____.

(Seal)

Signature of Notary Public

APPLICANT’S RESPONSES TO EVALUATION CRITERIA

In the space provided or in a separate attachment, provide responses to the following questions:

- 1. How does the proposed use impact the overall appearance of the City and aesthetic conditions of adjacent parcels?**

Please see attached.

- 2. How does the proposed use impact thoroughfare congestion and traffic safety?**

Please see attached.

- 3. How does the proposed use impact population density and the potential for overcrowding and urban sprawl?**

Please see attached.

- 4. How does the proposed use impact the provision of water, sewerage, transportation and other urban infrastructure services;**

Please see attached.

- 5. How does the proposed zoning provide protection of property against blight and depreciation?**

Please see attached.

- 6. How is the proposed use and zoning consistent with the adopted Comprehensive Plan?**

Please see attached.

- 7. In what way does the proposed zoning affect adjacent property owners if the request is approved?**

Please see attached.

- 8. What is the impact upon adjacent property owners if the request zoning is not approved?**

Please see attached.

- 9. Describe any other factors affecting the health, safety, morals, aesthetics, convenience, order, prosperity, or the general welfare of the present and future inhabitants of the City of Loganville.**

Please see attached.

APPLICANT'S RESPONSE TO EVALUATION CRITERIA

1. **How does the proposed use impact the overall appearance of the City and aesthetic conditions of adjacent parcels?** The proposed development would improve the overall appearance of the City and aesthetics conditions of adjacent parcels, because the Applicant is proposing to construct a new residential community on the site that would utilize attractive architectural design and building materials. The site is currently underdeveloped.
2. **How does the proposed use impact thoroughfare congestion and traffic safety?** The proposed use would not cause a significant detriment to thoroughfare congestion and traffic safety. The Property has convenient access to Highway 81 via Tig Knight Road.
3. **How does the proposed use impact population density and the potential for overcrowding and urban sprawl?** The proposed use would attract newcomers to the city and contribute to the city's goal of a live, work, and play environment.
4. **How does the proposed use impact the provision of water, sewerage, transportation and other urban infrastructure services?** The proposed use would not overburden the existing utilities.
5. **How does the proposed zoning provide protection of property against blight and depreciation?** The proposed development would enhance the aesthetics of the property. The property is currently underdeveloped. The proposed development will bring activity to an otherwise underutilized property.
6. **How is the proposed use and zoning consistent with the adopted Comprehensive Plan?** The Property is located along Tig Knight Road and the proposed use is compatible with surrounding uses and existing development patterns. The proposed development also responds to the Comprehensive Plan's goal to provide attractive high-quality housing for newcomers.
7. **In what way does the proposed zoning affect adjacent property owners if the request is approved?** The proposed zoning would not likely affect adjacent property owners if the request is approved.
8. **What is the impact upon adjacent property owners if the request zoning is not approved?** The Property will likely not be developed or will be placed on the market.
9. **Describe any other factors affecting the health, safety, morals, aesthetics, convenience, order, prosperity, or the general welfare of the present and future inhabitants of the City of Loganville.** The Applicant respectfully submits that the proposed use of the Property is compatible with the land use policies of the City of Loganville and is more compatible with the adjacent Arbors at Tara neighborhood than the current Walton County A1 (Agricultural) zoning district.

Name & Address	Parcel Number
Brandon Fleming 3195 Tig Knight Road Loganville, GA 30052	C0470004
Jose Umanzor & Sandra Rangel 3255 Tig Knight Road Loganville, GA 30052	C0470001
Jean Lark & Sharon Lark 3175 Tig Knight Road Loganville, GA 30052	C0470005
Terry & Betty Myers 3717 Linda Drive Loganville, GA 30052	C0470021
Terry & Betty Myers 3677 Linda Drive Loganville, GA 30052	C0470022A00
Richard & Angela Taylor 3667 Linda Drive Loganville, GA 30052	C0470023
Jonathan & Michelle Zaleski 3657 Linda Drive Loganville, GA 30052	C0470024
Raymond Ashe 3637 Linda Drive Loganville, GA 30052	C0470025
Marlo Gackle 3601 Mary Lane Loganville, GA 30052	C0470027
George Wentz 3581 Mary Lane Loganville, GA 30052	C0450023A00
Brenda Reese 3561 Mary Lane Loganville, GA 30052	C0450022
Michael McKenzie 3303 Allen Circle Loganville, GA 30052	C0450015
Tara Club Property Association, Inc. 3360 Martin Farm Road, Suite 100 Suwanee, GA 30024	NL15C161
Neschune Henry & Nelson Thompson 601 Arbor Ridge Loganville, GA 30052	NL15C104
Calbert Coakley 603 Arbor Ridge Loganville, GA 30052	NL15C103
Johnny & Alzbeta Veasley 605 Arbor Ridge Loganville, GA 30052	NL15C102
Keyatta Kelly	NL15C101

607 Arbor Ridge Loganville, GA 30052	
Shirley Horne 609 Arbor Ridge Loganville, GA 30052	NL15C100
Richardo & Tiffany Ellis 611 Arbor Ridge Loganville, GA 30052	NL15C099
SFR II Borrower 2021-3, LLC 10 S Riverside Plaza, Suite 1450 Chicago, IL 60606	NL15C123
John Hopper 700 Arbor CV Loganville, GA 30052	NL15C124
Cheryll Johnson & Mark Mason 801 Arbor Way Loganville, GA 30052	NL15C142
Frany Malalou 803 Arbor Way Loganville, GA 30052	NL15C141
Nataly Echeverria & Eric Izquierdo 802 Arbor Way Loganville, GA 30052	NL15C143
Smokerise Services, LLC 5783 Vantage CT Stone Mountain, GA 30087	LG160004
Gwinnett Lawn Care, LLC 3171 HWY 81 Loganville, GA 30052	C0470071

DESCRIPTION OF
3215 Tig Knight Road Tract 1

All that tract or parcel of land lying and being in Land Lot 158 of the 4th District, Walton County, Georgia and being more particularly described as follows:

BEGINNING at a point on the northeasterly right-of-way line of Tig Knight Road (a.k.a. Merrimont Lane, having a 50 foot right-of-way), said point being 567.59 feet as measured along said right-of-way from its intersection with the easterly right-of-way of Georgia State Route 81 (right-of-way varies); THENCE leaving said northerly right-of-way line of Tig Knight Road North 44 degrees 15 minutes 41 seconds East a distance of 107.86 feet to a point; THENCE North 44 degrees 15 minutes 41 seconds East a distance of 163.14 feet to a 1/2" rebar found; THENCE North 79 degrees 33 minutes 31 seconds East a distance of 113.09 feet to a 1/2" iron pin found; THENCE North 69 degrees 16 minutes 28 seconds East a distance of 79.51 feet to a 1/2" iron pin found; THENCE North 59 degrees 25 minutes 57 seconds East a distance of 44.00 feet to a 1/2" iron pin found; THENCE North 48 degrees 40 minutes 42 seconds East a distance of 27.03 feet to a 1/2" iron pin found; THENCE North 37 degrees 47 minutes 36 seconds East a distance of 105.70 feet to a 1/2" iron pin found; THENCE North 62 degrees 40 minutes 05 seconds East a distance of 100.15 feet to a 1/2" rebar found; THENCE North 42 degrees 18 minutes 53 seconds East a distance of 399.63 feet to a point; THENCE North 42 degrees 18 minutes 53 seconds East a distance of 76.14 feet to a point; THENCE along a curve to the right with a radius of 260.00 feet and an arc length of 220.09 feet, said curve having a chord bearing of North 03 degrees 09 minutes 50 seconds East and a chord distance of 213.58 feet to a point; THENCE South 62 degrees 35 minutes 06 seconds East a distance of 115.00 feet to a point; THENCE along a curve to the right with a radius of 145.00 feet and an arc length of 28.14 feet, said curve having a chord bearing of North 32 degrees 58 minutes 25 seconds East and a chord distance of 28.09 feet to a point; THENCE North 47 degrees 12 minutes 43 seconds West a distance of 110.40 feet to a point; THENCE North 42 degrees 47 minutes 17 seconds East a distance of 496.66 feet to a point; THENCE South 29 degrees 52 minutes 27 seconds East a distance of 636.77 feet to a 1/2" open top pipe found; THENCE South 78 degrees 30 minutes 15 seconds West a distance of 369.55 feet to a 2" open top pipe found; THENCE South 19 degrees 42 minutes 25 seconds East a distance of 324.83 feet to a 1/2" open top pipe found; THENCE South 19 degrees 42 minutes 25 seconds East a distance of 432.80 feet to a point; THENCE South 65 degrees 34 minutes 35 seconds West a distance of 149.23 feet to a point; THENCE South 67 degrees 41 minutes 12 seconds West a distance of 278.18 feet to a 2" open top pipe found; THENCE South 55 degrees 41 minutes 41 seconds West a distance of 203.85 feet to a point; THENCE South 56 degrees 01 minutes 36 seconds West a distance of 133.76 feet to a point; THENCE South 56 degrees 15 minutes 02 seconds West a distance of 140.33 feet to a point; THENCE North 74 degrees 06 minutes 07 seconds West a distance of 88.75 feet to a point; THENCE North 44 degrees 45 minutes 23 seconds East a distance of 132.00 feet to a point; THENCE North 38 degrees 30 minutes 44 seconds West a distance of 164.67 feet to a point; THENCE South 81 degrees 05 minutes 04 seconds West a distance of 397.99 feet to a point; THENCE South 81 degrees 05 minutes 04 seconds West a distance of 91.39 feet to 3/4" open top pipe found on the northeasterly right-of-way line of Tig Knight Road; THENCE

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Said tract contains 1,171,022 square feet or 26.883 acres.

David Belle Isle
Matthew P. Benson
Catherine W. Davidson
Gerald Davidson, Jr.*
Brian T. Easley
Rebecca B. Gober
John D. Hipes*
Christopher D. Holbrook
Jessica R. Kelly
Shane M. Lanham
Julia A. Maxwell

Jeffrey R. Mahaffey
John N. Mahaffey
Steven A. Pickens
Jack M. Ryan
Gabrielle H. Schaller
S. Tess Shaheen
Andrew D. Stancil
Michael A. Tralongo
R. Lee Tucker, Jr.

*Of Counsel

**LETTER OF INTENT FOR COMBINED REZONING, VARIANCE, AND
ANNEXATION APPLICATION OF THE REVIVE LAND GROUP, LLC**

Mahaffey Pickens Tucker, LLP submits this Letter of Intent and the attached rezoning application (the “Application”) on behalf of The Revive Land Group, LLC (the “Applicant”) relative to an approximately 26.883-acre tract of land located along Tig Knight Road (the “Property”). Property is currently zoned A1 (Rural Estate District) in Walton County. The Applicant requests the city to annex the Property into the City of Loganville, rezone the Property to the RM-4 zoning district.

The Applicant is requesting the approval of the Application to permit the redevelopment of the Property into a master planned residential community with a total of 82 units. The community would offer single-family detached homes to potential residents. Access to the community would be provided off Tig Knight Road. The Property’s location on Tig Knight Road would provide easy, convenient access for residents to major transportation corridors such as Highway 81. The proposed development would also provide areas of common space for the use and enjoyment of residents, including pocket parks, active amenity areas, and space for residents to enjoy the natural beauty of the Property including the lake located at the southwest corner of the Property and the dog park. The homes would be constructed with attractive architectural design and building materials.

The proposed development is compatible with surrounding uses including a single-family residential development to the northeast of the Property called The Arbors at Tara.

The proposed development is also compatible with the spirit and intent of the City of Loganville Comprehensive Plan (the “Comp Plan”), which encourages high quality housing; increased safe spaces for walking, biking and greenspace; and providing a live/work/play environment. The Applicant’s proposal will provide high quality housing constructed with an attractive mix of building materials such as brick, stone, and/or cementitious siding, shake, and/or board and batten. The proposed development includes sidewalks throughout the community; a dog park; a cabana and pool; and several linear and pocket parks. These active spaces will encourage a healthy and active lifestyle for the residents.

As stated in the Comp Plan, the city needs quality housing to provide for its growing population. There is a stronger demand for housing in Loganville than in other parts of the state as a result of the growing population. The proposed development will meet this need by providing high quality housing options. Additionally, the Comp Plan encourages expanding the housing options in the city to provide a broader range of housing types, especially “missing middle” housing. The smaller lot single-family detached homes in the proposed development meet this need while also remaining compatible with surrounding land uses and home types. The Comp Plan also encourages building neighborhoods that provide attractive places for people to gather.

To develop the Property in accordance with the Site Plan submitted with this application, the Applicant is requesting the approval of two variances:

1. Sec. 119-211(b)(2) – Variance to allow for single-family detached homes to be built in the requested RM-4 zoning district on property that is more than 2,640 feet from the center line of Main Street and Covington Street. Approval of this requested variance would allow for the development of a less intense use in the requested zoning district. RM-4 allows for duplexes, townhomes, and condominiums at a density of 4 units per acre. The proposed development would consist of single-family detached units at a density of 2.97 units per acre.
2. Sec. 119-211(b)(2)(e) – Variance to allow for front entry garages on single-family detached homes. Garages are not required in the requested RM-4 zoning district. The homes in the proposed development all contain a two-car garage. However, due to the

size, shape, and topography of the Property, rear or alley entry garages places an undue burden on the Applicant.

The Applicant and its representatives welcome the opportunity to meet with staff of the City of Loganville Department of Planning & Development to answer any questions or to address any concerns relating to the matters set forth in this letter or in the Application filed herewith. The Applicant respectfully requests your approval of the Application.

This 7th day of March, 2025.

Respectfully submitted,
MAHAFFEY PICKENS TUCKER, LLP

Shane M. Lanham

Shane M. Lanham

Attorneys for Applicant



**SOMERSET
AT
TARA**

3195 & 3215 TIC KNIGHT
ROAD
LOGANVILLE, GA

CITY OF LOGANVILLE
WALTON COUNTY
GEORGIA

LAND LOT: 158



THE IRVINE LAND GROUP
Part of PacWest Group

SOURCE, ENTITLE, REVIVE.
ONE ALLIANCE CENTER
3500 LENOX ROAD
SUITE 625
ATLANTA, GEORGIA 30326
O: (678) 223-8978
THERVIVELANDGROUP.COM

[illegible]

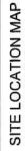
REQUEST NUMBER
24017



MARCH 4, 2025

CONCEPTUAL

Section 2, Item B.

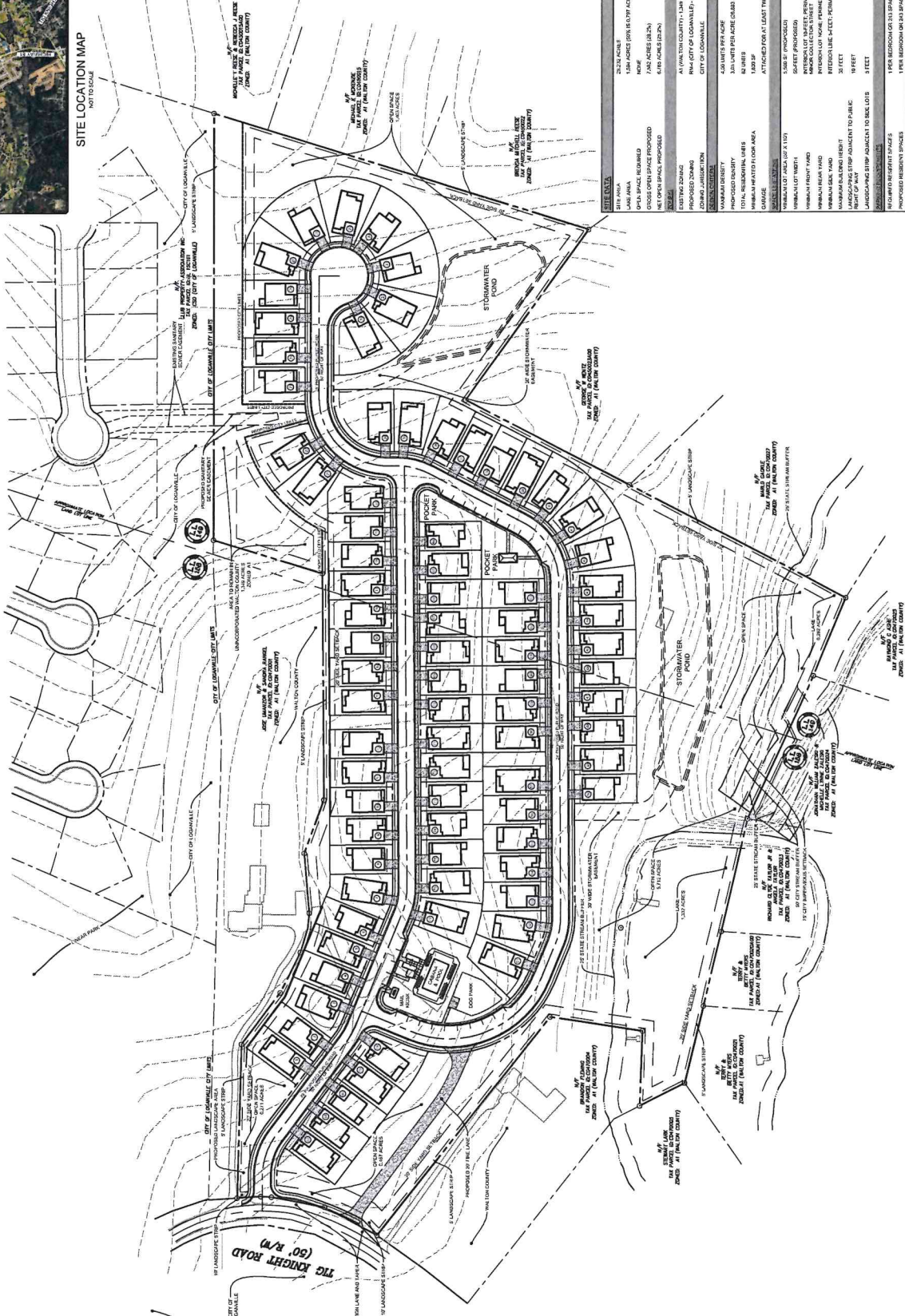


GEORGIA811
www.Georgia811.com

**24 HOUR CONTACT:
NEVILLE ALLISON
678-223-8978**

GENERAL NOTES:

- STANDARDS AND REGULATIONS ARE LOCATED ON THE SITE
FLORIDA AND ARE NOT LOCATED ON THE SITE
NO POWER OR GAS PIPES OR EXISTENTS ARE LOCATED ON THE SITE
NO CEMETERIES ARE LOCATED ON THE SITE
SIZE AND LOCATION OF PROPOSED STRUCTURES AS INDICATED ON THE SITE PLAN
SPEED LIMIT ON THE HIGHWAY IS 35 MPH
WATER UTILITY PROVIDER IS CITY OF LOCALENVILLE
SEWAGE TREATMENT PLANT IS CITY OF LOCALENVILLE
SEWAGE TREATMENT PLANT IS CITY OF LOCALENVILLE

[illegible]

TIG KNIGHT ROAD TRACT

ZONING EXHIBIT

3275 TIG KNIGHT ROAD, LAND LOT 156, 4TH DISTRICT, MOUNTAIN COUNTY, GEORGIA



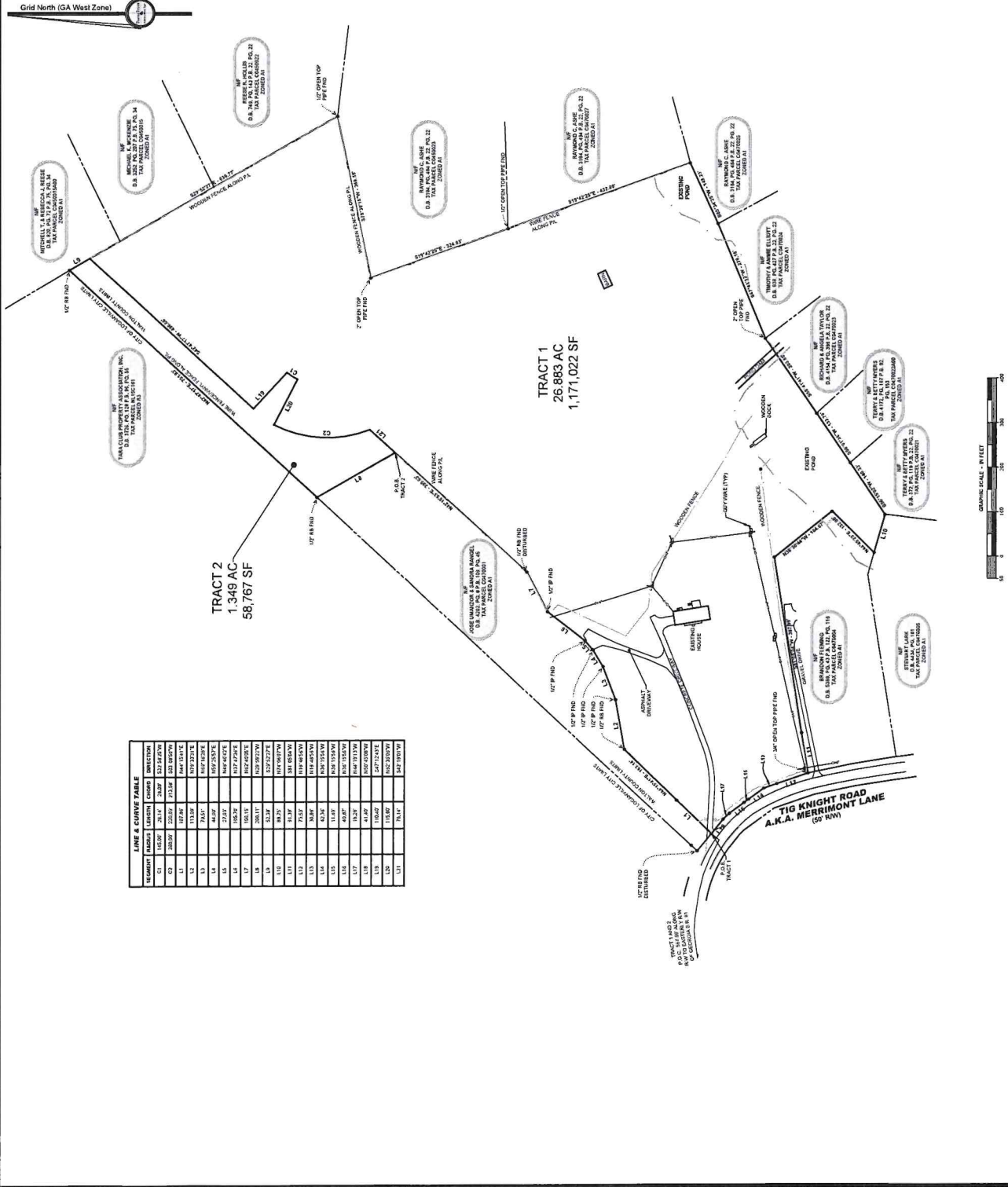
4317 Park Drive, Suite 400
Mountain County, Georgia 30552
Phone: (770) 416-1511
Fax: (770) 416-1511
www.knightplanning.com
knightplanning@gmail.com

REVISIONS	DATE	DESCRIPTION
1		
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REFERENCE PLATS:
Shaded Mt. Ctn. Easement, LLC by Horizontal Land Surveying, L.L.C. dated 03/25/2011, last revised 03/25/2011

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LANE & CURVE TABLE			
STATION	LANE	CURVE	DIRECTION
0+00	26.14	26.14	26.14
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0+40	26.14	26.14	26.14
0+60	26.14	26.14	26.14
0+80	26.14	26.14	26.14
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STAFF APPLICATION ANALYSIS REPORT

ZONING CASE #: R25-016

LANDOWNERS: CTX Funding SPE, LLC

APPLICANT: The Revive Land Group c/o Mahaffey Pickens Tucker LLC

PROPERTY ADDRESS: 3215 and 0 Tig Knight Road

MAP/PARCEL #: C0470003 and C0470003A00

PARCEL DESCRIPTION: Residential / Vacant

AREA: 26.883 acres

EXISTING ZONING: A1 (Walton County)

PROPOSED ZONING: RM-4

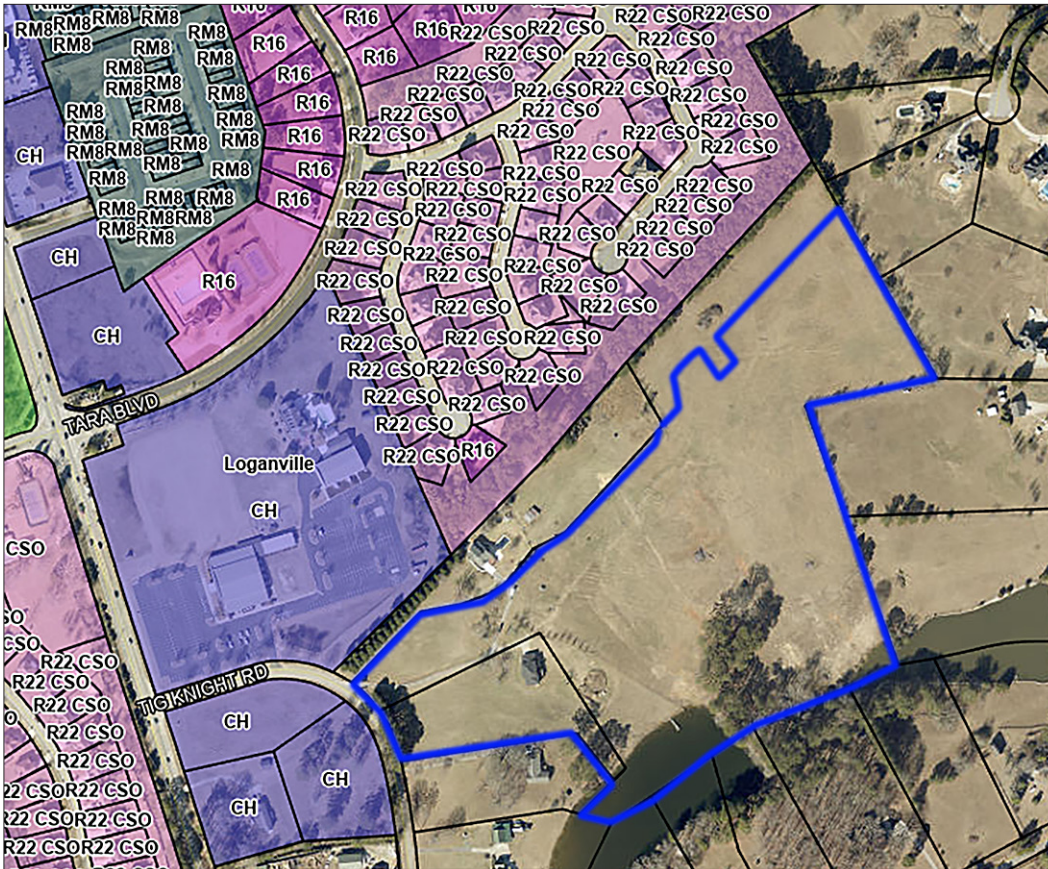
FUTURE LAND USE MAP: Suburban (Walton County)

REASON FOR REQUEST: 82-unit planned residential community

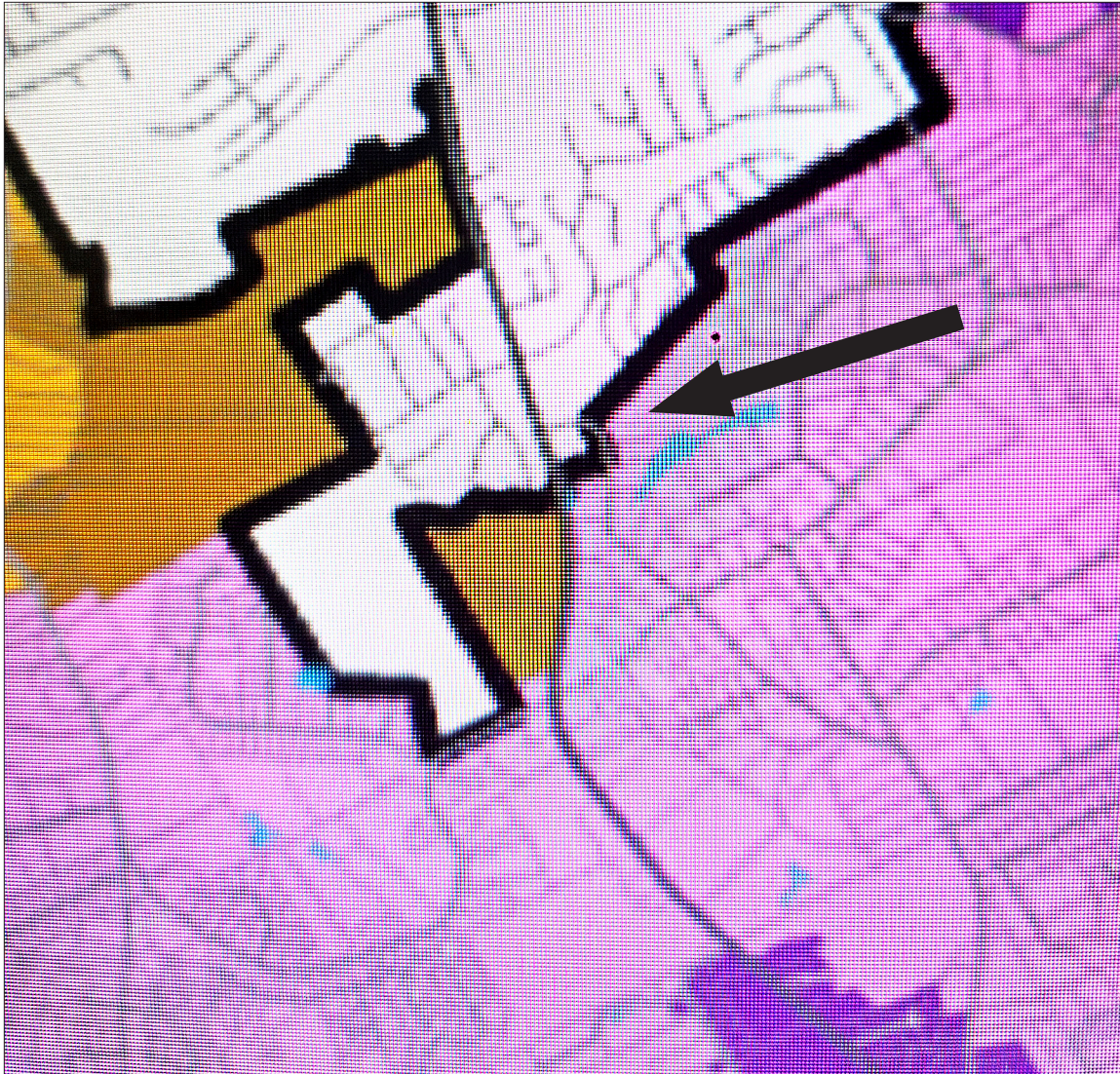
PLANNING COMMISSION HEARING: April 24, 2025 (tabled), May 22, 2025 (tabled), June 26

CITY COUNCIL HEARING: July 10, 2025

Current Area Zoning - City and Walton County



FUTURE LAND USE MAP - Walton County



Applicant's Request

The applicant is seeking to annex into the City approximately 26.883 acres of the total 28.24 acres between the two parcels to build an 82-unit master planned residential community.

Existing Conditions

There is a residence currently located at 3215 Tig Knight Road, Loganville, which was built in 1986 and encompasses 3,128 square feet of space. The rest of the land is vacant save for one pole barn.

There was a previous attempt to annex this land into the City in 2019 but the application was denied by the then Planning Director as it was not complete. The case never formally came before either the Planning Commission nor the City Council. The applicant went before the City's Public Utilities Committee to request the City provide sewer to the project but was denied in part because the property was not within the City's Service Delivery Strategy area. Due to changes in the standards for the R-22 zoning implemented by the City, the applicant sought instead to remain in the County and filed a rezone application in 2021 with the intent that the City would still provide the sewer. The case was tabled indefinitely by the Walton County Planning Commission and a lawsuit was filed against the City but was later withdrawn and never re-filed.

Impact Analysis / Recommendation

What is the impact upon the overall appearance of the City and impacts upon aesthetic conditions of adjacent parcels? The property is surrounded primarily by single-family homes, with most of the adjacent parcels in the County designated A1, which is "intended to preserve the rural character of the area." To the northwest, the property is adjacent to R-22 CSO, which allows for "lot width and yards may be reduced upon special use approval by the city council for the development of a single-family, detached development that provides for the preservation, maintenance and restricted use of open space." The parcels also have Commercial Highway and about a quarter-mile away, RM-8. Adjacent parcels would see acres of open space replaced by higher density housing.

What is the impact upon thoroughfare congestion and traffic safety? Per the Institute of Transportation Engineers, the average townhome generates 5.8 trips per day. The applicant states the project will have 82 residences which would, on average, result in about 476 trips from the development per day. While there is no readily available traffic count for Tig Knight Road, a traffic counter located along Highway 81 in the area reported 15,700 vehicles in 2023, 15,500 in 2022 and 16,000 in 2021. The applicant has stated via email that this project would be for a 55 and older community, but that was not included in the application and the data on number of trips generated a day for a senior citizen community varies significantly. The project would affect congestion and traffic in the area and any improvements to Tig Knight Road would require coordination as part of the road is in the City and another part in the County.

What is the impact upon population density and the potential for overcrowding and urban sprawl? This development would be a higher density zoning and potentially result in overcrowding in the area.

Impact Analysis / Recommendation

What is the impact upon the provision of water, sewerage, transportation and other urban infrastructure services? There is no water service in the immediate area of this project. The applicant would likely have to get an easement to the 8-inch PVC line in The Arbors at Tara or tie into the 9-inch PVC line along Highway 81. It would be a similar case for sewer as well, accessing the City's system via either the manhole on Arbor Ridge or the 8-inch ductile iron line found along Tig Knight Road.

How does the proposed use provide protection of property against blight and depreciation? The proposed use itself does not impact blight but rather will be the result of the HOA and its enforcement of its rules and regulations. Developing otherwise vacant land can result in appreciation of neighboring home values.

Is the proposed use consistent with the adopted Comprehensive Plan? Neither of these parcels are included in the City of Loganville's Future Land Use Plan.

What is the impact upon adjacent property owners if the request is approved? There would be an increase in the traffic and number of people in the area that is not necessarily commensurate to its surroundings.

What is the impact upon adjacent property owners if the request is not approved? There would be no impact as the parcel would remain in its current condition.

Are there any other factors effecting the health, safety, morals, aesthetics, convenience, order, prosperity, or the general welfare of the present and future inhabitants of the City of Loganville? No.

Recommended action: This project will have a density of 3.05 "lots" per acre, which is less than maximum density allowed under "detached" criteria as part of the RM-4 zoning but more than the 2.32 of the adjacent Arbors at Tara. This project would also be more dense than the City's now-defunct R-16, which allowed 2.72 lots per acre. The applicant is also seeking a RM-4 zoning for single-family residential neighborhood, though this project does not meet the distance requirements set out by 119-211(b)(2) to have detached townhomes. Staff recommendation is to deny the rezone.

Planning Commission Recommended Conditions

City Council Conditions

DATA APPENDIX

WATER

Is a water line adjacent to the property? If not, how far is the closest water line? There is a water line 300 feet to the east of this parcel on Arbor Ridge and another water line about 525 feet to the west along Highway 81.

Size of the water line? 8 inches

Capacity of the water line? Unknown

Approximate water usage by proposed use? Unknown

SEWER

Is a sewer line adjacent to the property? If not, how far is the closest sewer line? No, but there is a manhole about 300 feet away on Arbor Ridge that the project may be able to utilize with an easement. There is also a gravity main along Tig Knight Road, though unsure if that will be a suitable option.

Size of the sewer line? Both possible tie in points are 8-inch lines

Capacity of the sewer line? Unknown, though this project would likely have to utilize the Tara pump station and would likely need an upgrade to accommodate this project.

Estimated waste generated by proposed development? Unknown

DRAINAGE AND ENVIRONMENTAL CONCERNS

Does flood plain exist on the property? What percentage of the property is in a floodplain? Unknown

What is the drainage basin for the property? Little Haynes Creek

Is there potential for the presence of wetlands as determined by the U.S. EPA? If so, is the use compatible with the possible presence of wetlands? Unknown

Do stream bank buffers exist on the parcel? Yes

Are there other topographical concerns on the parcel? Two ponds

Are the storm water issues related to the application? No

TRANSPORTATION

What is the road affected by the proposed change? What is the classification of the road? Tig Knight Road (minor collector)

DATA APPENDIX

What is the traffic count for the road? Unknown

Estimated number of cars generated by the proposed development? Unknown

Estimated number of trips generated by the proposed development? 476 per day

Do sidewalks exist in the area? Yes, along The Cross Loganville's property along Tig Knight Road.

Transportation improvements in the area? If yes, what are they? None

EMERGENCY SERVICES

Nearest city fire station from the development? Station 16 @ Tom Brewer Road

Distance of the nearest station? 1.5 miles

Most likely station for 1st response? Station 16

Service burdens at the nearest city fire station (under, at, or above capacity) At capacity



Date: 3-7-25

CITY OF LOGANVILLE
Department of Planning & Development
P.O. Box 39 • 4303 Lawrenceville Road
Loganville, GA 30052
770.466.2633 • 770.466.3240 • Fax 770.554.5556

Section 2, Item C.

Application # V 25-013

APPLICATION FOR MAJOR VARIANCE

APPLICANT INFORMATION	PROPERTY OWNER INFORMATION*
NAME: <u>The Revive Land Group, LLC c/o Mahaffey Pickens Tucker, LLP</u>	NAME: <u>CTX Funding SPE, LLC</u>
ADDRESS: <u>1550 North Brown Road, Suite 125</u>	ADDRESS: <u>P.O. Box 72</u>
CITY: <u>Lawrenceville</u>	CITY: <u>Good Hope</u>
STATE: <u>Georgia</u> Zip: <u>30043</u>	STATE: <u>Georgia</u> Zip: <u>30641</u>
PHONE: <u>(770) 232-0000</u>	PHONE: _____
(*attach additional pages if necessary to list all owners)	
Applicant is: <input type="checkbox"/> Property Owner <input checked="" type="checkbox"/> Contract Purchaser <input type="checkbox"/> Agent <input type="checkbox"/> Attorney	
CONTACT PERSON: <u>Shane M. Lannam, Attorney for Applicant</u> PHONE: <u>(770) 232-0000</u>	
EMAIL: <u>slannam@mpitlawfirm.com</u> FAX: _____	
PROPERTY INFORMATION	
MAP & PARCEL # <u>C0470003 & C0470003A00</u> PRESENT ZONING: <u>A1 (Walton Co.)</u> ACREAGE: <u>± 26.883</u>	
ADDRESS: <u>3215 & 0 Tig Knight Road, Loganville GA</u> COUNTY: <u>Walton</u>	
Ordinance and Section from Which Relief is Sought: <u>Sec 119-211(b)(2)</u>	
Description of Request: <u>Request for variance to allow single-family detached units in RM-4 zoning on parcel more than 2,640 feet from the center line of Main Street and Covington Street</u>	

You must attach: ☐ Application Fee ☒ Legal Description ☒ Plat of Property ☒ Letter of Intent
☒ Site Plan ☒ Names/Addresses of Abutting Property Owners ☒ Justification Analysis

Pre-Application Conference Date: 3-7-25

Accepted by Planning & Development: [Signature]

DATE: 3-7-25

FEE PAID: \$500.00

CHECK # CC RECEIPT # HGHNQGF5K TAKEN BY: Web DATE OF LEGAL NOTICE: 4/2/25 & 4/6/25 NEWSPAPER: THE WALTON TRIBUNE

PLANNING COMMISSION RECOMMENDATION: ☐ Approve ☐ Approve w/conditions ☒ Deny ☐ No Recommendation

Commission Chairman: [Signature]

DATE: 4/24/25

CITY COUNCIL ACTION: ☐ Approved ☐ Approved w/conditions ☐ Denied ☐ Tabled to _____
☐ Referred Back to Planning Commission ☐ Withdrawn

Mayor _____

City Clerk _____

Date _____



Date: 3-7-25

CITY OF LOGANVILLE
Department of Planning & Development
P.O. Box 39 • 4303 Lawrenceville Road
Loganville, GA 30052
770.466.2633 • 770.466.3240 • Fax 770.554.5556

Section 2, Item C.

Application # V 25-013

APPLICATION FOR MAJOR VARIANCE

APPLICANT INFORMATION		PROPERTY OWNER INFORMATION*	
NAME:	<u>The Revive Land Group, LLC c/o Mahaffey Pickens Tucker, LLP</u>	NAME:	<u>CTX Funding SPE, LLC</u>
ADDRESS:	<u>1550 North Brown Road, Suite 125</u>	ADDRESS:	<u>P.O. Box 72</u>
CITY:	<u>Lawrenceville</u>	CITY:	<u>Good Hope</u>
STATE:	<u>Georgia</u> Zip: <u>30043</u>	STATE:	<u>Georgia</u> Zip: <u>30641</u>
PHONE:	<u>(770) 232-0000</u>	PHONE:	<u></u>
		(*attach additional pages if necessary to list all owners)	
Applicant is: <input type="checkbox"/> Property Owner <input checked="" type="checkbox"/> Contract Purchaser <input type="checkbox"/> Agent <input type="checkbox"/> Attorney			
CONTACT PERSON: <u>Shane M. Lanham, Attorney for Applicant</u>		PHONE: <u>(770) 232-0000</u>	
EMAIL: <u>slanham@mpllawfirm.com</u>		FAX: <u></u>	
PROPERTY INFORMATION			
MAP & PARCEL # <u>C0470003 & C0470003A00</u>		PRESENT ZONING: <u>A1 (Walton Co.)</u> ACREAGE: <u>+/- 26.883</u>	
ADDRESS: <u>3215 & 0 Tig Knight Road, Loganville, GA</u>		COUNTY: <u>Walton</u>	
Ordinance and Section from Which Relief is Sought: <u>Sec. 119-211(b)(2)</u>			
Description of Request: <u>Request for variance to allow single-family detached units in RM-4 zoning on parcel more than 2,640 feet from the center line of Main Street and Covington Street</u>			

You must attach: ☐ Application Fee ☒ Legal Description ☒ Plat of Property ☒ Letter of Intent
☒ Site Plan ☒ Names/Addresses of Abutting Property Owners ☒ Justification Analysis

Pre-Application Conference Date: 3-7-25

Accepted by Planning & Development: [Signature]

DATE: 3-7-25

FEE PAID: \$500.00

CHECK # CC RECEIPT # HGHNQGF5K TAKEN BY: Web DATE OF LEGAL NOTICE: 4/2/25 & 4/6/25 NEWSPAPER: THE WALTON TRIBUNE

PLANNING COMMISSION RECOMMENDATION: ☐ Approve ☐ Approve w/conditions ☐ Deny ☒ No Recommendation TABLED

Commission Chairman: [Signature]

DATE: 4/24/25

CITY COUNCIL ACTION: ☒ Approved ☐ Approved w/conditions ☐ Denied ☐ Tabled to
☐ Referred Back to Planning Commission ☐ Withdrawn

Mayor

City Clerk

Date

Application # V

Applicant's Certification

The undersigned hereby certifies that they are authorized by the property owner(s) to make this application and that all information contained herein is complete and accurate, to the best of their knowledge.

Applicant's Signature _____ Date _____

Print Name and Title _____

Sworn to and subscribed before me this _____ day of _____, 20____.

(Seal)

Signature of Notary Public _____

Property Owner's Certification (complete a separate form for each owner)

The undersigned hereby certifies that they are: (check all that apply)

- a) _____ the owner of record of property contained in this application, and/or
- b) ☒ the Chief Executive of a corporation or other business entity with ownership interest in the property and is duly authorized to make this application, and

that all information contained in this application is complete and accurate to the best of their knowledge.

Jeff C. Henson 3-4-2025
Owner's Signature Date

Jeff Henson Manager CTX Funding SPE, LLC
Print Name and Title

Sworn to and subscribed before me this 04th day of March, 2025.

(Seal)

Azalynn Garcia
Signature of Notary Public



Application # **V** _____

Applicant's Certification

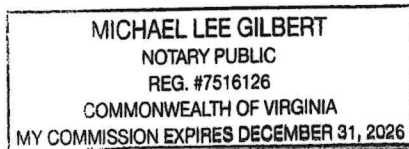
The undersigned hereby certifies that they are authorized by the property owner(s) to make this application and that all information contained herein is complete and accurate, to the best of their knowledge.

[Signature] 3-4-25
Applicant's Signature Date

Neville Allison Managing Partner The Revlon Land Group, LLC
Print Name and Title

Sworn to and subscribed before me this 4 day of MARCH, 2025.

(Seal)



[Signature]
Signature of Notary Public

Property Owner's Certification
(complete a separate form for each owner)

The undersigned hereby certifies that they are: (check all that apply)

- a) _____ the owner of record of property contained in this application, and/or
- b) _____ the Chief Executive of a corporation or other business entity with ownership interest in the property and is duly authorized to make this application, and

that all information contained in this application is complete and accurate to the best of their knowledge.

Owner's Signature Date

Print Name and Title

Sworn to and subscribed before me this _____ day of _____, 20____.

(Seal)

Signature of Notary Public

Application # V

Applicant's Certification

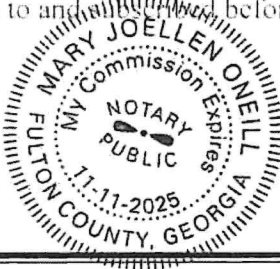
The undersigned hereby certifies that they are authorized by the property owner(s) to make this application and that all information contained herein is complete and accurate, to the best of their knowledge.

Julia Maxwell, attorney for Applicant 3/6/25
Applicant's Signature Date

Julia Maxwell, attorney for Applicant
Print Name and Title

Sworn to and subscribed before me this 6th day of March, 20 25.

(Seal)



M. Joellen Oneill
Signature of Notary Public

Property Owner's Certification (complete a separate form for each owner)

The undersigned hereby certifies that they are: (check all that apply)

- a) _____ the owner of record of property contained in this application, and/or
- b) _____ the Chief Executive of a corporation or other business entity with ownership interest in the property and is duly authorized to make this application, and

that all information contained in this application is complete and accurate to the best of their knowledge.

Owner's Signature Date

Print Name and Title

Sworn to and subscribed before me this _____ day of _____, 20____.

(Seal)

Signature of Notary Public

Application # V _____

APPLICANT'S RESPONSES TO EVALUATION CRITERIA (Zoning Variance)

In the space provided or in a separate attachment, provide responses to the following questions:

1. What extraordinary or exceptional conditions due to size, shape or topography are present on the property in question that support the request for relief?

The size, shape, and topography of the Property supports the requested relief from the Code. The Property contains an approximately one-acre lake at the southwestern corner of the Property. The size and shape of the Property combined with the location of the lake results in the current site plan being the best layout for the proposed development.

2. What other conditions are unique to the property and adversely affect its reasonable use or usability as currently zoned?

The Property is currently in Walton County and is situated just outside the City limits. If the requested annexation is approved, the Property will be a wonderful addition to the City of Loganville and will provide much needed housing for current and future residents. As currently zoned in the County, the Property will not be able to be developed in a beneficial manner.

3. How does the application of the requirements of the applicable ordinance to the property in question create an unnecessary hardship?

The Applicant submits that the application of the requirements of the applicable ordinance to the Property creates an unnecessary hardship because of the location restriction placed on the development of single-family detached homes in the RM-4 district. The proposed development is more compatible with surrounding land uses if built with single-family detached homes than if built with the allowed duplexes, townhomes, or condominiums.

4. Would the requested relief, if granted cause substantial detriment to the public good or impair the purpose and intent of the applicable ordinance?

No, the requested relief would not cause substantial detriment to the public good or impair the purpose and intent of the ordinance. Instead, the requested relief will enhance the lives of the future residents of the proposed development.

5. Does the relief requested grant a use of land or building or structure that is otherwise prohibited by the applicable ordinance?

No, the relief requested does not grant a use of land that is otherwise prohibited by the applicable ordinance.

David Belle Isle
Matthew P. Benson
Catherine W. Davidson
Gerald Davidson, Jr.*
Brian T. Easley
Rebecca B. Gober
John D. Hipes*
Christopher D. Holbrook
Jessica R. Kelly
Shane M. Lanham
Julia A. Maxwell

Jeffrey R. Mahaffey
John N. Mahaffey
Steven A. Pickens
Jack M. Ryan
Gabrielle H. Schaller
S. Tess Shaheen
Andrew D. Stancil
Michael A. Tralongo
R. Lee Tucker, Jr.

*Of Counsel

**LETTER OF INTENT FOR COMBINED REZONING, VARIANCE, AND
ANNEXATION APPLICATION OF THE REVIVE LAND GROUP, LLC**

Mahaffey Pickens Tucker, LLP submits this Letter of Intent and the attached rezoning application (the “Application”) on behalf of The Revive Land Group, LLC (the “Applicant”) relative to an approximately 26.883-acre tract of land located along Tig Knight Road (the “Property”). Property is currently zoned A1 (Rural Estate District) in Walton County. The Applicant requests the city to annex the Property into the City of Loganville, rezone the Property to the RM-4 zoning district.

The Applicant is requesting the approval of the Application to permit the redevelopment of the Property into a master planned residential community with a total of 82 units. The community would offer single-family detached homes to potential residents. Access to the community would be provided off Tig Knight Road. The Property’s location on Tig Knight Road would provide easy, convenient access for residents to major transportation corridors such as Highway 81. The proposed development would also provide areas of common space for the use and enjoyment of residents, including pocket parks, active amenity areas, and space for residents to enjoy the natural beauty of the Property including the lake located at the southwest corner of the Property and the dog park. The homes would be constructed with attractive architectural design and building materials.

The proposed development is compatible with surrounding uses including a single-family residential development to the northeast of the Property called The Arbors at Tara.

The proposed development is also compatible with the spirit and intent of the City of Loganville Comprehensive Plan (the “Comp Plan”), which encourages high quality housing; increased safe spaces for walking, biking and greenspace; and providing a live/work/play environment. The Applicant’s proposal will provide high quality housing constructed with an attractive mix of building materials such as brick, stone, and/or cementitious siding, shake, and/or board and batten. The proposed development includes sidewalks throughout the community; a dog park; a cabana and pool; and several linear and pocket parks. These active spaces will encourage a healthy and active lifestyle for the residents.

As stated in the Comp Plan, the city needs quality housing to provide for its growing population. There is a stronger demand for housing in Loganville than in other parts of the state as a result of the growing population. The proposed development will meet this need by providing high quality housing options. Additionally, the Comp Plan encourages expanding the housing options in the city to provide a broader range of housing types, especially “missing middle” housing. The smaller lot single-family detached homes in the proposed development meet this need while also remaining compatible with surrounding land uses and home types. The Comp Plan also encourages building neighborhoods that provide attractive places for people to gather.

To develop the Property in accordance with the Site Plan submitted with this application, the Applicant is requesting the approval of two variances:

1. Sec. 119-211(b)(2) – Variance to allow for single-family detached homes to be built in the requested RM-4 zoning district on property that is more than 2,640 feet from the center line of Main Street and Covington Street. Approval of this requested variance would allow for the development of a less intense use in the requested zoning district. RM-4 allows for duplexes, townhomes, and condominiums at a density of 4 units per acre. The proposed development would consist of single-family detached units at a density of 2.97 units per acre.
2. Sec. 119-211(b)(2)(e) – Variance to allow for front entry garages on single-family detached homes. Garages are not required in the requested RM-4 zoning district. The homes in the proposed development all contain a two-car garage. However, due to the

size, shape, and topography of the Property, rear or alley entry garages places an undue burden on the Applicant.

The Applicant and its representatives welcome the opportunity to meet with staff of the City of Loganville Department of Planning & Development to answer any questions or to address any concerns relating to the matters set forth in this letter or in the Application filed herewith. The Applicant respectfully requests your approval of the Application.

This 7th day of March, 2025.

Respectfully submitted,
MAHAFFEY PICKENS TUCKER, LLP

Shane M. Lanham

Shane M. Lanham
Attorneys for Applicant

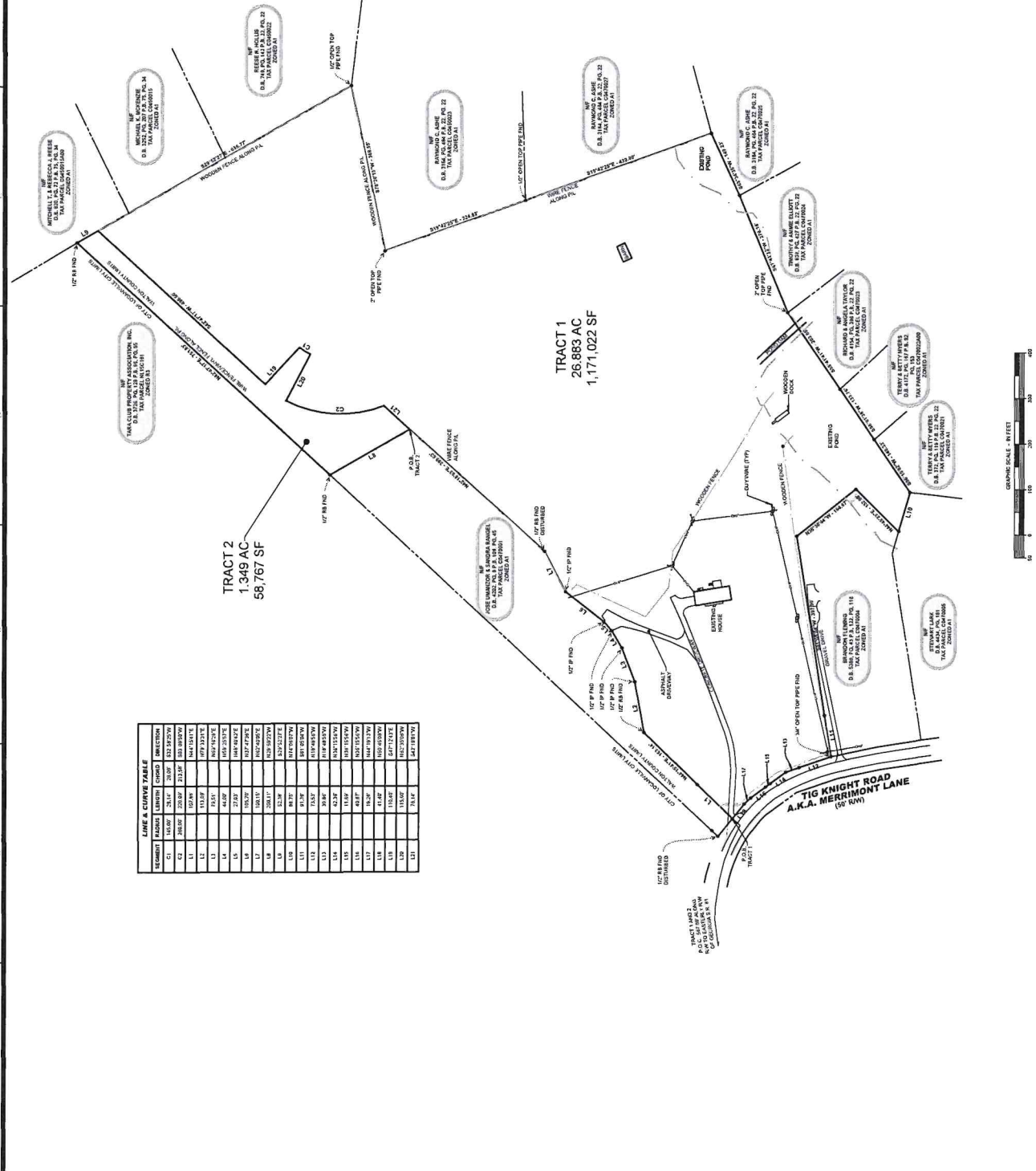
Name & Address	Parcel Number
Brandon Fleming 3195 Tig Knight Road Loganville, GA 30052	C0470004
Jose Umanzor & Sandra Rangel 3255 Tig Knight Road Loganville, GA 30052	C0470001
Jean Lark & Sharon Lark 3175 Tig Knight Road Loganville, GA 30052	C0470005
Terry & Betty Myers 3717 Linda Drive Loganville, GA 30052	C0470021
Terry & Betty Myers 3677 Linda Drive Loganville, GA 30052	C0470022A00
Richard & Angela Taylor 3667 Linda Drive Loganville, GA 30052	C0470023
Jonathan & Michelle Zaleski 3657 Linda Drive Loganville, GA 30052	C0470024
Raymond Ashe 3637 Linda Drive Loganville, GA 30052	C0470025
Marlo Gackle 3601 Mary Lane Loganville, GA 30052	C0470027
George Wentz 3581 Mary Lane Loganville, GA 30052	C0450023A00
Brenda Reese 3561 Mary Lane Loganville, GA 30052	C0450022
Michael McKenzie 3303 Allen Circle Loganville, GA 30052	C0450015
Tara Club Property Association, Inc. 3360 Martin Farm Road, Suite 100 Suwanee, GA 30024	NL15C161
Neschune Henry & Nelson Thompson 601 Arbor Ridge Loganville, GA 30052	NL15C104
Calbert Coakley 603 Arbor Ridge Loganville, GA 30052	NL15C103
Johnny & Alzbeta Veasley 605 Arbor Ridge Loganville, GA 30052	NL15C102
Keyatta Kelly	NL15C101

607 Arbor Ridge Loganville, GA 30052	
Shirley Horne 609 Arbor Ridge Loganville, GA 30052	NL15C100
Richardo & Tiffany Ellis 611 Arbor Ridge Loganville, GA 30052	NL15C099
SFR II Borrower 2021-3, LLC 10 S Riverside Plaza, Suite 1450 Chicago, IL 60606	NL15C123
John Hopper 700 Arbor CV Loganville, GA 30052	NL15C124
Cheryll Johnson & Mark Mason 801 Arbor Way Loganville, GA 30052	NL15C142
Frany Malalou 803 Arbor Way Loganville, GA 30052	NL15C141
Nataly Echeverria & Eric Izquierdo 802 Arbor Way Loganville, GA 30052	NL15C143
Smokerise Services, LLC 5783 Vantage CT Stone Mountain, GA 30087	LG160004
Gwinnett Lawn Care, LLC 3171 HWY 81 Loganville, GA 30052	C0470071

NO	DATE	DESCRIPTION	AMT
1			
2			
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5			
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7			



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These drawings and their reproductions are the property of
the Surveyor and may not be reproduced, published, or used
in any way without the written permission of this Surveyor.

[illegible]

DESCRIPTION OF
3215 Tig Knight Road Tract 1

All that tract or parcel of land lying and being in Land Lot 158 of the 4th District, Walton County, Georgia and being more particularly described as follows:

BEGINNING at a point on the northeasterly right-of-way line of Tig Knight Road (a.k.a. Merrimont Lane, having a 50 foot right-of-way), said point being 567.59 feet as measured along said right-of-way from its intersection with the easterly right-of-way of Georgia State Route 81 (right-of-way varies); THENCE leaving said northerly right-of-way line of Tig Knight Road North 44 degrees 15 minutes 41 seconds East a distance of 107.86 feet to a point; THENCE North 44 degrees 15 minutes 41 seconds East a distance of 163.14 feet to a 1/2" rebar found; THENCE North 79 degrees 33 minutes 31 seconds East a distance of 113.09 feet to a 1/2" iron pin found; THENCE North 69 degrees 16 minutes 28 seconds East a distance of 79.51 feet to a 1/2" iron pin found; THENCE North 59 degrees 25 minutes 57 seconds East a distance of 44.00 feet to a 1/2" iron pin found; THENCE North 48 degrees 40 minutes 42 seconds East a distance of 27.03 feet to a 1/2" iron pin found; THENCE North 37 degrees 47 minutes 36 seconds East a distance of 105.70 feet to a 1/2" iron pin found; THENCE North 62 degrees 40 minutes 05 seconds East a distance of 100.15 feet to a 1/2" rebar found; THENCE North 42 degrees 18 minutes 53 seconds East a distance of 399.63 feet to a point; THENCE North 42 degrees 18 minutes 53 seconds East a distance of 76.14 feet to a point; THENCE along a curve to the right with a radius of 260.00 feet and an arc length of 220.09 feet, said curve having a chord bearing of North 03 degrees 09 minutes 50 seconds East and a chord distance of 213.58 feet to a point; THENCE South 62 degrees 35 minutes 06 seconds East a distance of 115.00 feet to a point; THENCE along a curve to the right with a radius of 145.00 feet and an arc length of 28.14 feet, said curve having a chord bearing of North 32 degrees 58 minutes 25 seconds East and a chord distance of 28.09 feet to a point; THENCE North 47 degrees 12 minutes 43 seconds West a distance of 110.40 feet to a point; THENCE North 42 degrees 47 minutes 17 seconds East a distance of 496.66 feet to a point; THENCE South 29 degrees 52 minutes 27 seconds East a distance of 636.77 feet to a 1/2" open top pipe found; THENCE South 78 degrees 30 minutes 15 seconds West a distance of 369.55 feet to a 2" open top pipe found; THENCE South 19 degrees 42 minutes 25 seconds East a distance of 324.83 feet to a 1/2" open top pipe found; THENCE South 19 degrees 42 minutes 25 seconds East a distance of 432.80 feet to a point; THENCE South 65 degrees 34 minutes 35 seconds West a distance of 149.23 feet to a point; THENCE South 67 degrees 41 minutes 12 seconds West a distance of 278.18 feet to a 2" open top pipe found; THENCE South 55 degrees 41 minutes 41 seconds West a distance of 203.85 feet to a point; THENCE South 56 degrees 01 minutes 36 seconds West a distance of 133.76 feet to a point; THENCE South 56 degrees 15 minutes 02 seconds West a distance of 140.33 feet to a point; THENCE North 74 degrees 06 minutes 07 seconds West a distance of 88.75 feet to a point; THENCE North 44 degrees 45 minutes 23 seconds East a distance of 132.00 feet to a point; THENCE North 38 degrees 30 minutes 44 seconds West a distance of 164.67 feet to a point; THENCE South 81 degrees 05 minutes 04 seconds West a distance of 397.99 feet to a point; THENCE South 81 degrees 05 minutes 04 seconds West a distance of 91.39 feet to 3/4" open top pipe found on the northeasterly right-of-way line of Tig Knight Road; THENCE

proceeding along said right-of-way the following courses and distances North 18 degrees 48 minutes 56 seconds West a distance of 73.53 feet to a point; THENCE North 18 degrees 48 minutes 56 seconds West a distance of 30.86 feet to a point; THENCE North 36 degrees 15 minutes 56 seconds West a distance of 42.36 feet to a point; THENCE North 36 degrees 15 minutes 56 seconds West a distance of 11.69 feet to a point; THENCE North 36 degrees 15 minutes 56 seconds West a distance of 40.87 feet to a point; THENCE North 44 degrees 19 minutes 13 seconds West a distance of 19.26 feet to a point; THENCE North 50 degrees 45 minutes 08 seconds West a distance of 41.40 feet to a point, said point being the **TRUE POINT OF BEGINNING**.

Said tract contains 1,171,022 square feet or 26.883 acres.

STAFF APPLICATION ANALYSIS REPORT

ZONING CASE #: V25-013

LANDOWNERS: CTX Funding SPE, LLC

APPLICANT: The Revive Land Group c/o Mahaffey Pickens Tucker LLC

PROPERTY ADDRESS: 3215 and 0 Tig Knight Road

MAP/PARCEL #: C0470003 and C0470003A00

PARCEL DESCRIPTION: Residential / Vacant

AREA: 26.883 acres

EXISTING ZONING: A1 (Walton County)

PROPOSED ZONING: RM-4

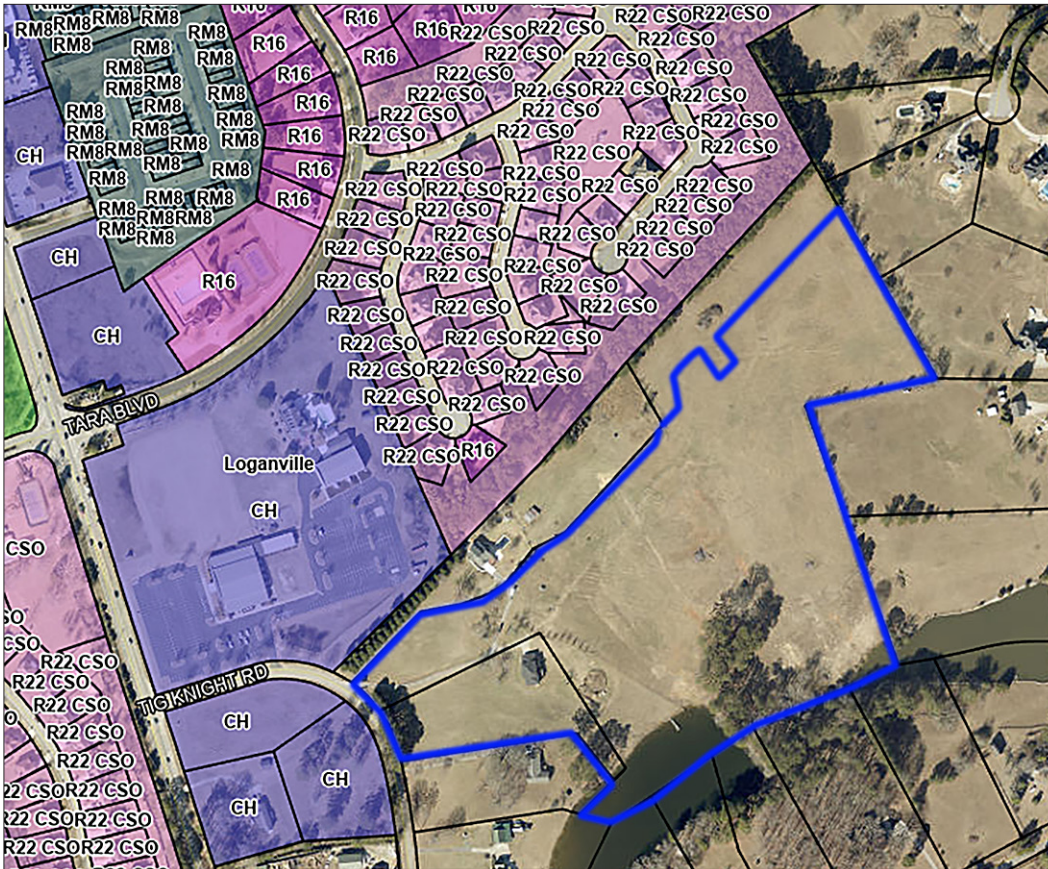
FUTURE LAND USE MAP: Suburban (Walton County)

REASON FOR REQUEST: Relief from Sec. 119-211(b)(2), which states, "Single-family detached dwellings, not including mobile homes so long as any portion of the parent parcel of the development prior to any subdivision is located within 2,640 feet from the centerline of the intersection of Main Street and Covington Street being measured by the shortest distance of direct measurement." This project is currently more than 2 miles away (approx. 12,525 feet).

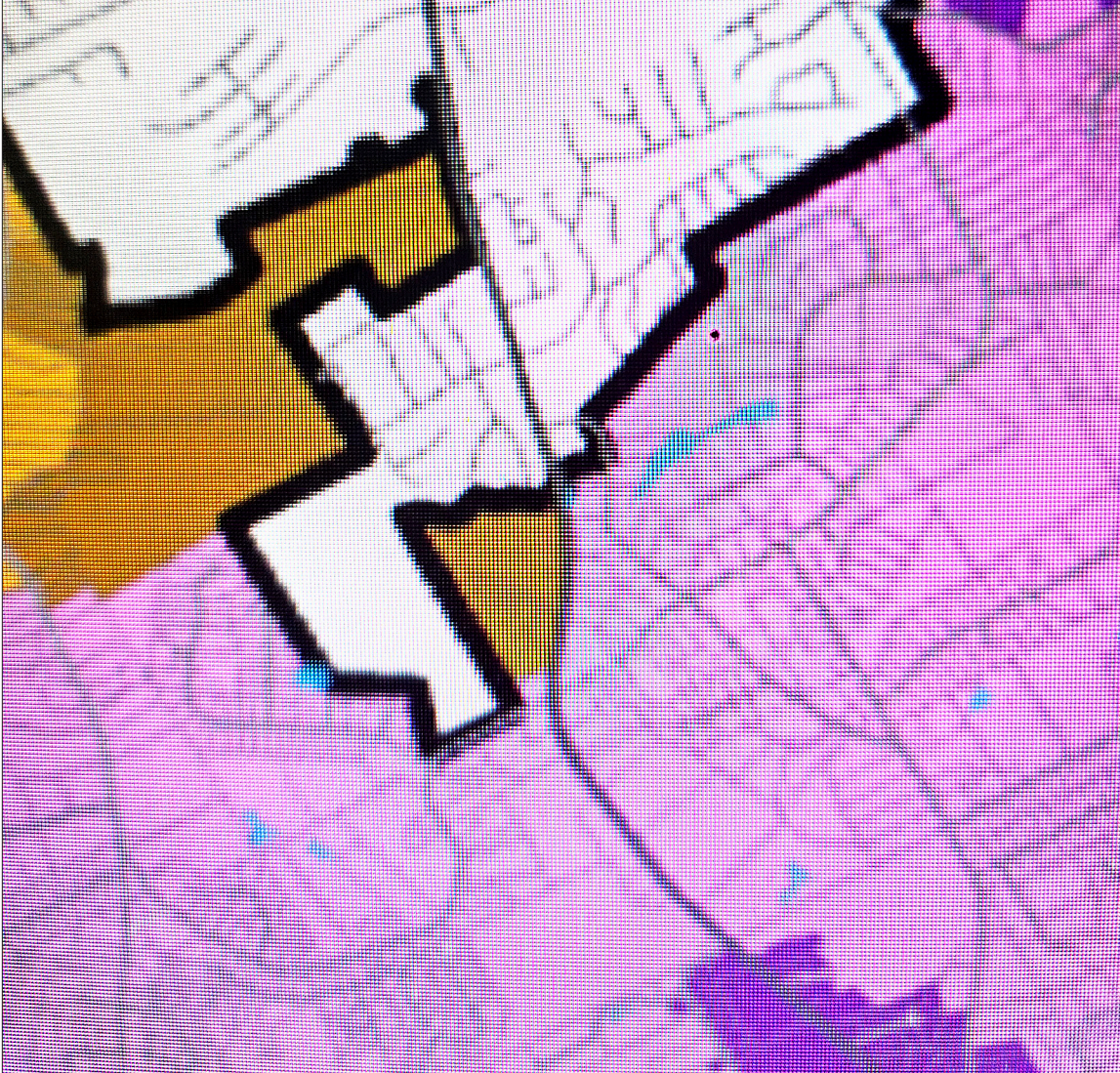
PLANNING COMMISSION HEARING: April 24, 2025 (tabled), May 22, 2025 (tabled), June 26

CITY COUNCIL HEARING: July 10, 2025

Current Area Zoning - City and Walton County



FUTURE LAND USE MAP



Applicant's Request

The applicant is seeking relief from the City's RM-4 zoning which stipulates that a project must be within a half-mile (2,640 feet) from the intersection of Main Street and Covington Street to have detached townhomes.

Existing Conditions

There is a residence currently located at 3215 Tig Knight Road, Loganville, which was built in 1986 and encompasses 3,128 square feet of space. The rest of the land is vacant save for one pole barn.

There was a previous attempt to annex this land into the City in 2019 but the application was denied by the then Planning Director as it was not complete. The case never formally came before either the Planning Commission nor the City Council. The applicant went before the City's Public Utilities Committee to request the City provide sewer to the project but was denied in part because the property was not within the City's Service Delivery Strategy area. Due to changes in the standards for the R-22 zoning implemented by the City, the applicant sought instead to remain in the County and filed a rezone application in 2021 with the intent that the City would still provide the sewer. The case was tabled indefinitely by the Walton County Planning Commission and a lawsuit was filed against the City but was later withdrawn and never re-filed.

Impact Analysis / Recommendation

What extraordinary or exceptional conditions due to size, shape or topography are present on the property in question that support the request for relief? None.

What other conditions are unique to the property and adversely affect its reasonable use or usability as currently zoned? None.

How does the application of the requirements of the applicable ordinance to the property in question create an unnecessary hardship? It does not.

Would the requested relief, if granted, cause substantial detriment to the public good or impair the purpose and intent of the applicable ordinance? The City made changes to the RM-4 zoning classification in the spring of 2024 which included this distance requirement. That change was implemented with the understanding that this was for the greater good and to spur growth in the downtown area. Granting this variance would in fact impair the purpose of the ordinance.

Recommended action: The applicant failed to show this as a true hardship. *The staff recommendation is to deny this variance.*

Planning Commission Recommended Conditions

City Council Conditions



Date:

3-7-25

CITY OF LOGANVILLE
Department of Planning & Development
P.O. Box 39 • 4303 Lawrenceville Road
Loganville, GA 30052
770.466.2633 • 770.466.3240 • Fax 770.554.5556

Section 2, Item D.

Application # V 25-014

APPLICATION FOR MAJOR VARIANCE

APPLICANT INFORMATION		PROPERTY OWNER INFORMATION*	
NAME:	<u>The Revive Land Group, LLC c/o Mahaffey Pickens Tucker, LLP</u>	NAME:	<u>CTX Funding SPE, LLC</u>
ADDRESS:	<u>1550 North Brown Road, Suite 125</u>	ADDRESS:	<u>P O Box 72</u>
CITY:	<u>Lawrenceville</u>	CITY:	<u>Good Hope</u>
STATE:	<u>Georgia</u> Zip: <u>30043</u>	STATE:	<u>Georgia</u> Zip: <u>30641</u>
PHONE:	<u>(770) 232-0000</u>	PHONE:	<u></u>
		(*attach additional pages if necessary to list all owners)	
Applicant is: <input type="checkbox"/> Property Owner <input checked="" type="checkbox"/> Contract Purchaser <input type="checkbox"/> Agent <input type="checkbox"/> Attorney			
CONTACT PERSON: <u>Shane M. Lanham, Attorney for Applicant</u>		PHONE: <u>(770) 232-0000</u>	
EMAIL: <u>slanham@mpdlawfirm.com</u>		FAX: <u></u>	
PROPERTY INFORMATION			
MAP & PARCEL # <u>C0470003 & C0470003A00</u>		PRESENT ZONING: <u>A1 (Walton Co.)</u> ACREAGE: <u>+/- 26.883</u>	
ADDRESS: <u>3215 & 0 Tig Knight Road, Loganville, GA</u>		COUNTY: <u>Walton</u>	
Ordinance and Section from Which Relief is Sought: <u>Sec. 119-211(b)(2)(e)</u>			
Description of Request: <u>Request to allow front entry garages in RM-4</u>			

You must attach: ☐ Application Fee ☒ Legal Description ☒ Plat of Property ☒ Letter of Intent
☒ Site Plan ☒ Names/Addresses of Abutting Property Owners ☒ Justification Analysis

Pre-Application Conference Date: _____

Accepted by Planning & Development: [Signature]DATE: 3-7-25FEE PAID: \$500.00

CHECK # CC RECEIPT # HGHNQGF5K TAKEN BY: Web DATE OF LEGAL NOTICE: 4/2/25 & 4/6/25 NEWSPAPER: THE WALTON TRIBUNE

PLANNING COMMISSION RECOMMENDATION: ☐ Approve ☐ Approve w/conditions ☒ Deny ☐ No RecommendationCommission Chairman: [Signature]DATE: 6/26/25

CITY COUNCIL ACTION: ☐ Approved ☐ Approved w/conditions ☐ Denied ☐ Tabled to _____
☐ Referred Back to Planning Commission ☐ Withdrawn

Mayor _____

City Clerk _____

Date _____



Date: 3-7-25

CITY OF LOGANVILLE
Department of Planning & Development
P.O. Box 39 • 4303 Lawrenceville Road
Loganville, GA 30052
770.466.2633 • 770.466.3240 • Fax 770.554.5556

Section 2, Item D.

Application # V 25-014

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CITY: <u>Lawrenceville</u>	CITY: <u>Good Hope</u>
STATE: <u>Georgia</u> Zip: <u>30043</u>	STATE: <u>Georgia</u> Zip: <u>30641</u>
PHONE: <u>(770) 232-0000</u>	PHONE: _____ (*attach additional pages if necessary to list all owners)
Applicant is: <input type="checkbox"/> Property Owner <input checked="" type="checkbox"/> Contract Purchaser <input type="checkbox"/> Agent <input type="checkbox"/> Attorney	
CONTACT PERSON: <u>Shane M. Lanham, Attorney for Applicant</u> PHONE: <u>(770) 232-0000</u>	
EMAIL: <u>slanham@mptlawfirm.com</u> FAX: _____	
PROPERTY INFORMATION	
MAP & PARCEL # <u>C0470003 & C0470003A00</u>	PRESENT ZONING: <u>A1 (Walton Co.)</u> ACREAGE: <u>+/- 26.883</u>
ADDRESS: <u>3215 & 0 Tig Knight Road, Loganville, GA</u>	COUNTY: <u>Walton</u>
Ordinance and Section from Which Relief is Sought: <u>Sec. 119-211(b)(2)(e)</u>	
Description of Request: <u>Request to allow front entry garages in RM-4</u>	

You must attach: ☐ Application Fee ☒ Legal Description ☒ Plat of Property ☒ Letter of Intent
☒ Site Plan ☒ Names/Addresses of Abutting Property Owners ☒ Justification Analysis

Pre-Application Conference Date: _____

Accepted by Planning & Development: [Signature]

DATE: 3-7-25

FEE PAID: \$500.00

CHECK # CC RECEIPT # HGHNQGF5K TAKEN BY: Web DATE OF LEGAL NOTICE: 4/2/25 & 4/6/25 NEWSPAPER: THE WALTON TRIBUNE

PLANNING COMMISSION RECOMMENDATION: ☐ Approve ☐ Approve w/conditions ☐ Deny ☒ No Recommendation

Commission Chairman: [Signature]

DATE: 4/24/25

CITY COUNCIL ACTION: ☐ Approved ☐ Approved w/conditions ☐ Denied ☐ Tabled to _____
☐ Referred Back to Planning Commission ☐ Withdrawn

Mayor _____

City Clerk _____

Date _____

Applicant's Certification

The undersigned hereby certifies that they are authorized by the property owner(s) to make this application and that all information contained herein is complete and accurate, to the best of their knowledge.

Applicant's Signature

Date

Print Name and Title

Sworn to and subscribed before me this _____ day of _____, 20____.

(Seal)

Signature of Notary Public

Property Owner's Certification
(complete a separate form for each owner)

The undersigned hereby certifies that they are: (check all that apply)

- a) _____ the owner of record of property contained in this application, and/or
 b) ☒ the Chief Executive of a corporation or other business entity with ownership interest in the property and is duly authorized to make this application, and

that all information contained in this application is complete and accurate to the best of their knowledge.

Jeff C. Henson

Owner's Signature

3-4-2025

Date

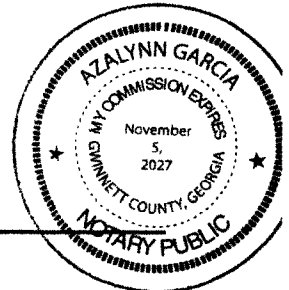
Jeff Henson Manager CTX Funding SPE, LLC

Print Name and Title

Sworn to and subscribed before me this 04th day of March, 2025.

(Seal)

Azalynn Garcia
Signature of Notary Public



Application # V _____

Applicant's Certification

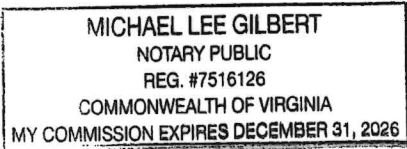
The undersigned hereby certifies that they are authorized by the property owner(s) to make this application and that all information contained herein is complete and accurate, to the best of their knowledge.


 3-4-25
Applicant's Signature Date

Neville Allison Managing Partner The Revue Land Group, LLC
Print Name and Title

Sworn to and subscribed before me this 4 day of March, 2025.

(Seal)




Signature of Notary Public

Property Owner's Certification
(complete a separate form for each owner)

The undersigned hereby certifies that they are: (check all that apply)

- a) _____ the owner of record of property contained in this application, and/or
- b) _____ the Chief Executive of a corporation or other business entity with ownership interest in the property and is duly authorized to make this application, and

that all information contained in this application is complete and accurate to the best of their knowledge.

Owner's Signature Date

Print Name and Title

Sworn to and subscribed before me this _____ day of _____, 20____.

(Seal)

Signature of Notary Public

Application # V

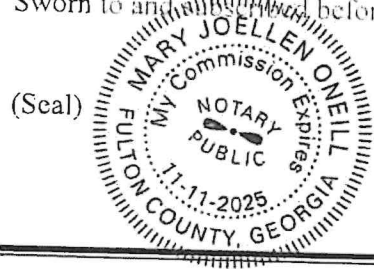
Applicant's Certification

The undersigned hereby certifies that they are authorized by the property owner(s) to make this application and that all information contained herein is complete and accurate, to the best of their knowledge.

Julia Maxwell, attorney for Applicant 3/6/25
Applicant's Signature Date

Julia Maxwell, attorney for Applicant
Print Name and Title

Sworn to and subscribed before me this 6th day of March, 20 25



M. Joellen Oneill
Signature of Notary Public

Property Owner's Certification
(complete a separate form for each owner)

The undersigned hereby certifies that they are: (check all that apply)

- a) _____ the owner of record of property contained in this application, and/or
- b) _____ the Chief Executive of a corporation or other business entity with ownership interest in the property and is duly authorized to make this application, and

that all information contained in this application is complete and accurate to the best of their knowledge.

Owner's Signature _____ Date _____

Print Name and Title _____

Sworn to and subscribed before me this _____ day of _____, 20 ____.

(Seal)

Signature of Notary Public

APPLICANT'S RESPONSES TO EVALUATION CRITERIA (Zoning Variance)

In the space provided or in a separate attachment, provide responses to the following questions:

- 1. What extraordinary or exceptional conditions due to size, shape or topography are present on the property in question that support the request for relief?**

The size, shape, and topography of the Property supports the requested relief from the Code. The Property contains an approximately one-acre lake at the southwestern corner of the Property. The size and shape of the Property combined with the location of the lake results in the current site plan being the best layout for the proposed development.

- 2. What other conditions are unique to the property and adversely affect its reasonable use or usability as currently zoned?**

The Property is currently in Walton County and is situated just outside the City limits. If the requested annexation is approved, the Property will be a wonderful addition to the City of Loganville and will provide much needed housing for current and future residents. As currently zoned in the County, the Property will not be able to be developed in a beneficial manner.

- 3. How does the application of the requirements of the applicable ordinance to the property in question create an unnecessary hardship?**

The Applicant submits that due to the size, shape, and topography of the Property, the application of the requirement to provide rear or alley entry garages for single-family detached homes creates an undue hardship. Garages are not required in the RM-4 zoning district and the Applicant is proposing to provide a two-car garage for each home.

- 4. Would the requested relief, if granted cause substantial detriment to the public good or impair the purpose and intent of the applicable ordinance?**

No, the requested relief would not cause substantial detriment to the public good or impair the purpose and intent of the ordinance. Instead, the requested relief will enhance the lives of the future residents of the proposed development.

- 5. Does the relief requested grant a use of land or building or structure that is otherwise prohibited by the applicable ordinance?**

No, the relief requested does not grant a use of land that is otherwise prohibited by the applicable ordinance.

David Belle Isle
Matthew P. Benson
Catherine W. Davidson
Gerald Davidson, Jr.*
Brian T. Easley
Rebecca B. Gober
John D. Hipes*
Christopher D. Holbrook
Jessica R. Kelly
Shane M. Lanham
Julia A. Maxwell

Jeffrey R. Mahaffey
John N. Mahaffey
Steven A. Pickens
Jack M. Ryan
Gabrielle H. Schaller
S. Tess Shaheen
Andrew D. Stancil
Michael A. Tralongo
R. Lee Tucker, Jr.

*Of Counsel

**LETTER OF INTENT FOR COMBINED REZONING, VARIANCE, AND
ANNEXATION APPLICATION OF THE REVIVE LAND GROUP, LLC**

Mahaffey Pickens Tucker, LLP submits this Letter of Intent and the attached rezoning application (the “Application”) on behalf of The Revive Land Group, LLC (the “Applicant”) relative to an approximately 26.883-acre tract of land located along Tig Knight Road (the “Property”). Property is currently zoned A1 (Rural Estate District) in Walton County. The Applicant requests the city to annex the Property into the City of Loganville, rezone the Property to the RM-4 zoning district.

The Applicant is requesting the approval of the Application to permit the redevelopment of the Property into a master planned residential community with a total of 82 units. The community would offer single-family detached homes to potential residents. Access to the community would be provided off Tig Knight Road. The Property’s location on Tig Knight Road would provide easy, convenient access for residents to major transportation corridors such as Highway 81. The proposed development would also provide areas of common space for the use and enjoyment of residents, including pocket parks, active amenity areas, and space for residents to enjoy the natural beauty of the Property including the lake located at the southwest corner of the Property and the dog park. The homes would be constructed with attractive architectural design and building materials.

The proposed development is compatible with surrounding uses including a single-family residential development to the northeast of the Property called The Arbors at Tara.

The proposed development is also compatible with the spirit and intent of the City of Loganville Comprehensive Plan (the “Comp Plan”), which encourages high quality housing; increased safe spaces for walking, biking and greenspace; and providing a live/work/play environment. The Applicant’s proposal will provide high quality housing constructed with an attractive mix of building materials such as brick, stone, and/or cementitious siding, shake, and/or board and batten. The proposed development includes sidewalks throughout the community; a dog park; a cabana and pool; and several linear and pocket parks. These active spaces will encourage a healthy and active lifestyle for the residents.

As stated in the Comp Plan, the city needs quality housing to provide for its growing population. There is a stronger demand for housing in Loganville than in other parts of the state as a result of the growing population. The proposed development will meet this need by providing high quality housing options. Additionally, the Comp Plan encourages expanding the housing options in the city to provide a broader range of housing types, especially “missing middle” housing. The smaller lot single-family detached homes in the proposed development meet this need while also remaining compatible with surrounding land uses and home types. The Comp Plan also encourages building neighborhoods that provide attractive places for people to gather.

To develop the Property in accordance with the Site Plan submitted with this application, the Applicant is requesting the approval of two variances:

1. Sec. 119-211(b)(2) – Variance to allow for single-family detached homes to be built in the requested RM-4 zoning district on property that is more than 2,640 feet from the center line of Main Street and Covington Street. Approval of this requested variance would allow for the development of a less intense use in the requested zoning district. RM-4 allows for duplexes, townhomes, and condominiums at a density of 4 units per acre. The proposed development would consist of single-family detached units at a density of 2.97 units per acre.
2. Sec. 119-211(b)(2)(e) – Variance to allow for front entry garages on single-family detached homes. Garages are not required in the requested RM-4 zoning district. The homes in the proposed development all contain a two-car garage. However, due to the

size, shape, and topography of the Property, rear or alley entry garages places an undue burden on the Applicant.

The Applicant and its representatives welcome the opportunity to meet with staff of the City of Loganville Department of Planning & Development to answer any questions or to address any concerns relating to the matters set forth in this letter or in the Application filed herewith. The Applicant respectfully requests your approval of the Application.

This 7th day of March, 2025.

Respectfully submitted,
MAHAFFEY PICKENS TUCKER, LLP

Shane M. Lanham

Shane M. Lanham
Attorneys for Applicant

Name & Address	Parcel Number
Brandon Fleming 3195 Tig Knight Road Loganville, GA 30052	C0470004
Jose Umanzor & Sandra Rangel 3255 Tig Knight Road Loganville, GA 30052	C0470001
Jean Lark & Sharon Lark 3175 Tig Knight Road Loganville, GA 30052	C0470005
Terry & Betty Myers 3717 Linda Drive Loganville, GA 30052	C0470021
Terry & Betty Myers 3677 Linda Drive Loganville, GA 30052	C0470022A00
Richard & Angela Taylor 3667 Linda Drive Loganville, GA 30052	C0470023
Jonathan & Michelle Zaleski 3657 Linda Drive Loganville, GA 30052	C0470024
Raymond Ashe 3637 Linda Drive Loganville, GA 30052	C0470025
Marlo Gackle 3601 Mary Lane Loganville, GA 30052	C0470027
George Wentz 3581 Mary Lane Loganville, GA 30052	C0450023A00
Brenda Reese 3561 Mary Lane Loganville, GA 30052	C0450022
Michael McKenzie 3303 Allen Circle Loganville, GA 30052	C0450015
Tara Club Property Association, Inc. 3360 Martin Farm Road, Suite 100 Suwanee, GA 30024	NL15C161
Neschune Henry & Nelson Thompson 601 Arbor Ridge Loganville, GA 30052	NL15C104
Calbert Coakley 603 Arbor Ridge Loganville, GA 30052	NL15C103
Johnny & Alzbeta Veasley 605 Arbor Ridge Loganville, GA 30052	NL15C102
Keyatta Kelly	NL15C101

607 Arbor Ridge Loganville, GA 30052	
Shirley Horne 609 Arbor Ridge Loganville, GA 30052	NL15C100
Richardo & Tiffany Ellis 611 Arbor Ridge Loganville, GA 30052	NL15C099
SFR II Borrower 2021-3, LLC 10 S Riverside Plaza, Suite 1450 Chicago, IL 60606	NL15C123
John Hopper 700 Arbor CV Loganville, GA 30052	NL15C124
Cheryll Johnson & Mark Mason 801 Arbor Way Loganville, GA 30052	NL15C142
Frany Malalou 803 Arbor Way Loganville, GA 30052	NL15C141
Nataly Echeverria & Eric Izquierdo 802 Arbor Way Loganville, GA 30052	NL15C143
Smokerise Services, LLC 5783 Vantage CT Stone Mountain, GA 30087	LG160004
Gwinnett Lawn Care, LLC 3171 HWY 81 Loganville, GA 30052	C0470071

77

TIG KNIGHT ROAD TRACT

ZONING EXHIBIT

Section 2, Item D.



Grid North (GA West Zone)

REFERENCE PLATS

Survey for City of Atlanta, Inc. LLC by referenced Land Surveyors
U.S. Survey Commission, Inc. Survey Commission, Inc.

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Tig Knight & Associates, Inc.

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STATION	CHORD BEARING	CHORD DISTANCE	CHORD BEARING	CHORD DISTANCE
1	145.00°	78.14	74.00°	521.92779
2	200.00°	200.00	71.50°	530.89529
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100	111.00°	111.00	100.71°	100.71222

TRACT 2
1.349 AC
58,767 SF

TRACT 1
26.883 AC
1,171,022 SF

GRAPHIC SCALE - 1" = 100'

DESCRIPTION OF
3215 Tig Knight Road Tract 1

All that tract or parcel of land lying and being in Land Lot 158 of the 4th District, Walton County, Georgia and being more particularly described as follows:

BEGINNING at a point on the northeasterly right-of-way line of Tig Knight Road (a.k.a. Merrimont Lane, having a 50 foot right-of-way), said point being 567.59 feet as measured along said right-of-way from its intersection with the easterly right-of-way of Georgia State Route 81 (right-of-way varies); THENCE leaving said northerly right-of-way line of Tig Knight Road North 44 degrees 15 minutes 41 seconds East a distance of 107.86 feet to a point; THENCE North 44 degrees 15 minutes 41 seconds East a distance of 163.14 feet to a 1/2" rebar found; THENCE North 79 degrees 33 minutes 31 seconds East a distance of 113.09 feet to a 1/2" iron pin found; THENCE North 69 degrees 16 minutes 28 seconds East a distance of 79.51 feet to a 1/2" iron pin found; THENCE North 59 degrees 25 minutes 57 seconds East a distance of 44.00 feet to a 1/2" iron pin found; THENCE North 48 degrees 40 minutes 42 seconds East a distance of 27.03 feet to a 1/2" iron pin found; THENCE North 37 degrees 47 minutes 36 seconds East a distance of 105.70 feet to a 1/2" iron pin found; THENCE North 62 degrees 40 minutes 05 seconds East a distance of 100.15 feet to a 1/2" rebar found; THENCE North 42 degrees 18 minutes 53 seconds East a distance of 399.63 feet to a point; THENCE North 42 degrees 18 minutes 53 seconds East a distance of 76.14 feet to a point; THENCE along a curve to the right with a radius of 260.00 feet and an arc length of 220.09 feet, said curve having a chord bearing of North 03 degrees 09 minutes 50 seconds East and a chord distance of 213.58 feet to a point; THENCE South 62 degrees 35 minutes 06 seconds East a distance of 115.00 feet to a point; THENCE along a curve to the right with a radius of 145.00 feet and an arc length of 28.14 feet, said curve having a chord bearing of North 32 degrees 58 minutes 25 seconds East and a chord distance of 28.09 feet to a point; THENCE North 47 degrees 12 minutes 43 seconds West a distance of 110.40 feet to a point; THENCE North 42 degrees 47 minutes 17 seconds East a distance of 496.66 feet to a point; THENCE South 29 degrees 52 minutes 27 seconds East a distance of 636.77 feet to a 1/2" open top pipe found; THENCE South 78 degrees 30 minutes 15 seconds West a distance of 369.55 feet to a 2" open top pipe found; THENCE South 19 degrees 42 minutes 25 seconds East a distance of 324.83 feet to a 1/2" open top pipe found; THENCE South 19 degrees 42 minutes 25 seconds East a distance of 432.80 feet to a point; THENCE South 65 degrees 34 minutes 35 seconds West a distance of 149.23 feet to a point; THENCE South 67 degrees 41 minutes 12 seconds West a distance of 278.18 feet to a 2" open top pipe found; THENCE South 55 degrees 41 minutes 41 seconds West a distance of 203.85 feet to a point; THENCE South 56 degrees 01 minutes 36 seconds West a distance of 133.76 feet to a point; THENCE South 56 degrees 15 minutes 02 seconds West a distance of 140.33 feet to a point; THENCE North 74 degrees 06 minutes 07 seconds West a distance of 88.75 feet to a point; THENCE North 44 degrees 45 minutes 23 seconds East a distance of 132.00 feet to a point; THENCE North 38 degrees 30 minutes 44 seconds West a distance of 164.67 feet to a point; THENCE South 81 degrees 05 minutes 04 seconds West a distance of 397.99 feet to a point; THENCE South 81 degrees 05 minutes 04 seconds West a distance of 91.39 feet to 3/4" open top pipe found on the northeasterly right-of-way line of Tig Knight Road; THENCE

proceeding along said right-of-way the following courses and distances North 18 degrees 48 minutes 56 seconds West a distance of 73.53 feet to a point; THENCE North 18 degrees 48 minutes 56 seconds West a distance of 30.86 feet to a point; THENCE North 36 degrees 15 minutes 56 seconds West a distance of 42.36 feet to a point; THENCE North 36 degrees 15 minutes 56 seconds West a distance of 11.69 feet to a point; THENCE North 36 degrees 15 minutes 56 seconds West a distance of 40.87 feet to a point; THENCE North 44 degrees 19 minutes 13 seconds West a distance of 19.26 feet to a point; THENCE North 50 degrees 45 minutes 08 seconds West a distance of 41.40 feet to a point, said point being the **TRUE POINT OF BEGINNING**.

Said tract contains 1,171,022 square feet or 26.883 acres.

STAFF APPLICATION ANALYSIS REPORT

ZONING CASE #: V25-014

LANDOWNERS: CTX Funding SPE, LLC

APPLICANT: The Revive Land Group c/o Mahaffey Pickens Tucker LLC

PROPERTY ADDRESS: 3215 and 0 Tig Knight Road

MAP/PARCEL #: C0470003 and C0470003A00

PARCEL DESCRIPTION: Residential / Vacant

AREA: 26.883 acres

EXISTING ZONING: A1 (Walton County)

PROPOSED ZONING: RM-4

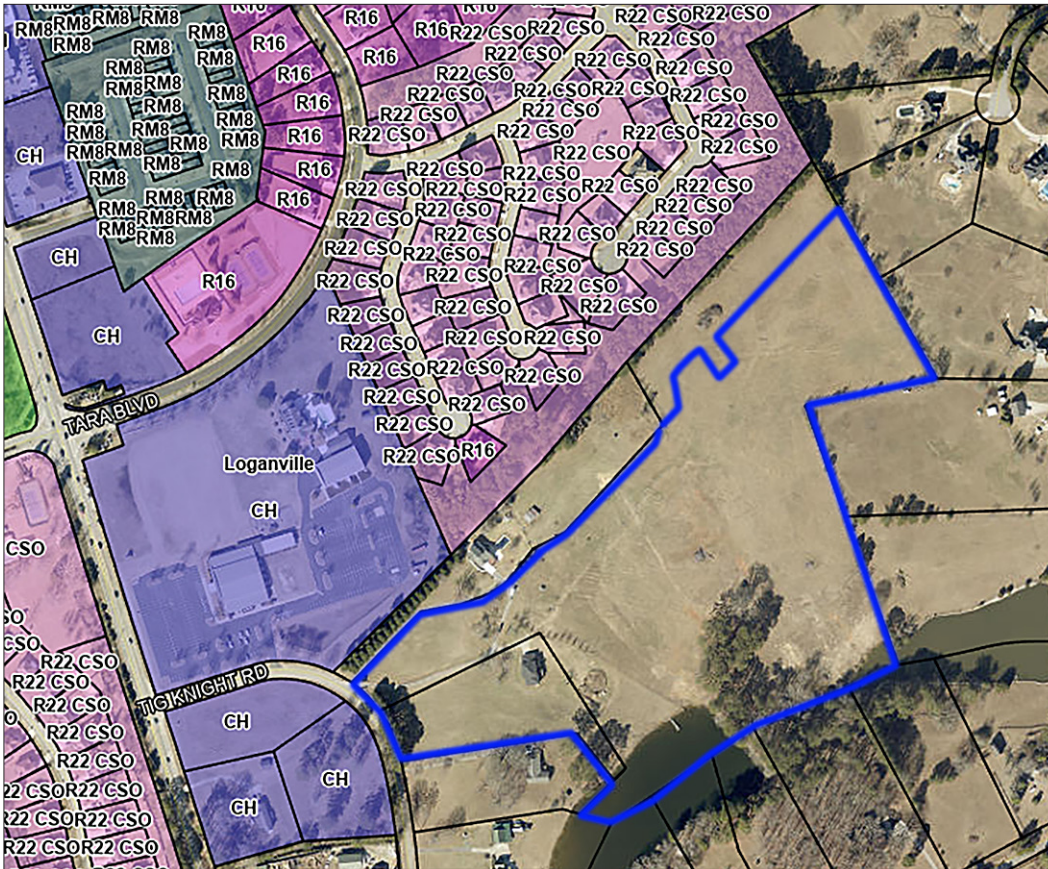
FUTURE LAND USE MAP: Suburban (Walton County)

REASON FOR REQUEST: Relief from Sec. 119-211(b)(2)(e), which states, "Garages are optional, but if constructed, rear or alley-loaded garages are required."

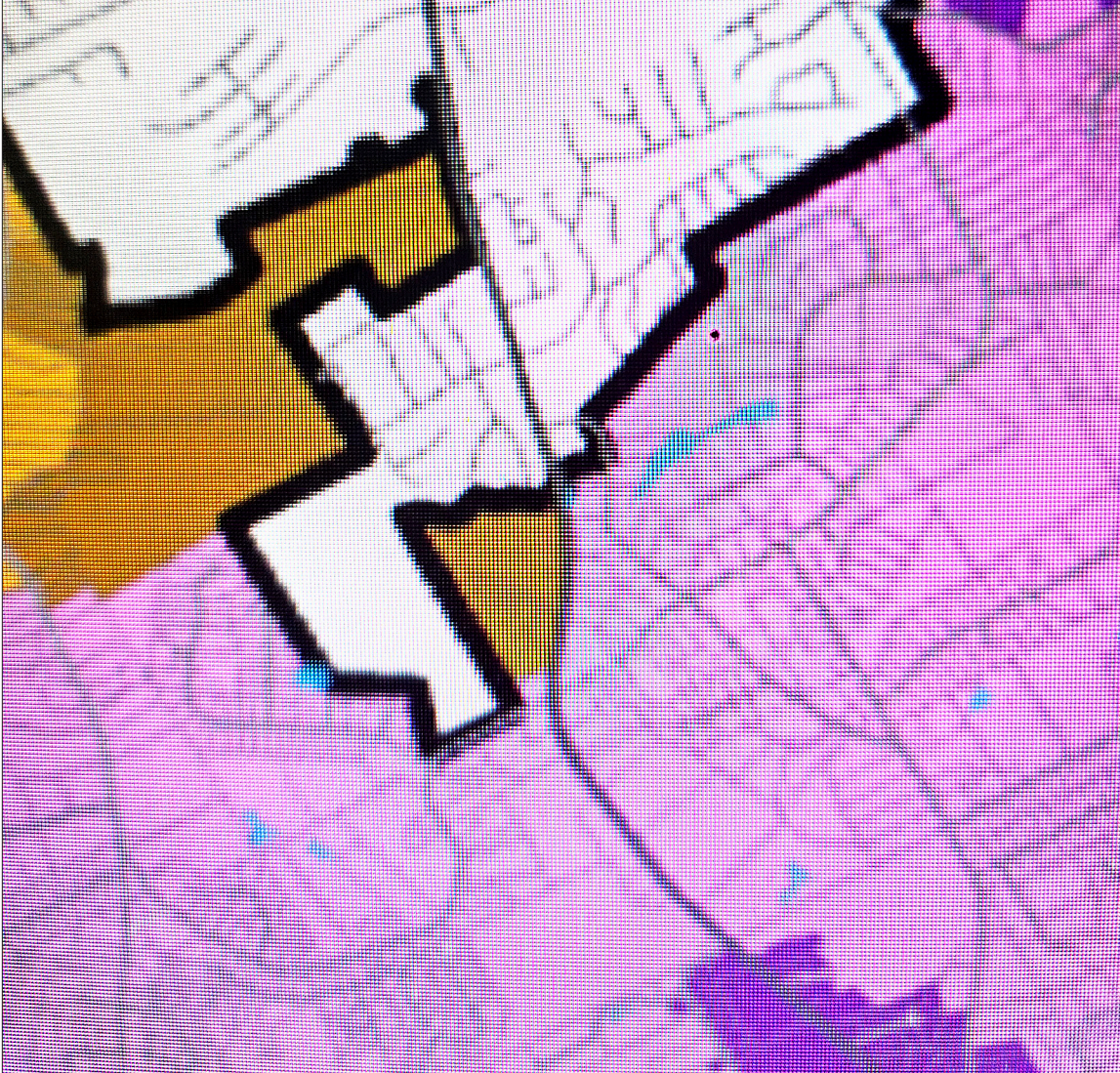
PLANNING COMMISSION HEARING: April 24, 2025 (tabled), May 22, 2025 (tabled), June 26

CITY COUNCIL HEARING: July 10, 2025

Current Area Zoning - City and Walton County



FUTURE LAND USE MAP



Applicant's Request

The applicant is seeking relief from the City's RM-4 zoning which stipulates that if a RM-4 detached project is allowed and has garages, they must be rear or alley-loaded.

Existing Conditions

There is a residence currently located at 3215 Tig Knight Road, Loganville, which was built in 1986 and encompasses 3,128 square feet of space. The rest of the land is vacant save for one pole barn.

There was a previous attempt to annex this land into the City in 2019 but the application was denied by the then Planning Director as it was not complete. The case never formally came before either the Planning Commission nor the City Council. The applicant went before the City's Public Utilities Committee to request the City provide sewer to the project but was denied in part because the property was not within the City's Service Delivery Strategy area. Due to changes in the standards for the R-22 zoning implemented by the City, the applicant sought instead to remain in the County and filed a rezone application in 2021 with the intent that the City would still provide the sewer. The case was tabled indefinitely by the Walton County Planning Commission and a lawsuit was filed against the City but was later withdrawn and never re-filed.

Impact Analysis / Recommendation

What extraordinary or exceptional conditions due to size, shape or topography are present on the property in question that support the request for relief? None.

What other conditions are unique to the property and adversely affect its reasonable use or usability as currently zoned? None.

How does the application of the requirements of the applicable ordinance to the property in question create an unnecessary hardship? It does not.

Would the requested relief, if granted, cause substantial detriment to the public good or impair the purpose and intent of the applicable ordinance? The City made changes to the RM-4 zoning classification in the spring of 2024 which included the rear-loaded or alley-loaded garages. Granting this relief would not be detrimental to the public good.

Recommended action: The applicant failed to show any true hardship. *The staff recommendation is to deny this variance.*

Impact Analysis / Recommendation

Planning Commission Recommended Conditions

City Council Conditions



4303 Lawrenceville Highway • Loganville, GA 30052 • 770-466-1165 • www.loganville-ga.gov

Staff Report

To: Mayor and City Council

From: Danny Roberts, City Manager

Date: July 10, 2025

Subject: Waste Management Contract Extension

RECOMMENDATION:

Staff advises the Mayor and City Council to approve the contract extension requested by Waste Management, dated April 21, 2025.

FISCAL IMPLICATION:

The contract extension ensures no rate increases for two years on residential service and one year for commercial service, leading to estimated cost savings of over \$150,000.

BACKGROUND:

Waste Management has effectively serviced Loganville with commercial and residential sanitation since October 2015.



May 19, 2025

Danny Roberts
City Manager
City of Loganville
4303 Lawrenceville Rd
Loganville, Ga 30052

RE : Contract Extension

Dear Danny,

WM would like to request a Contract extension. We feel it would not only benefit the city, but also the citizens and businesses.

Our current agreement is set expire Sept. 30th, 2025. The language in section 2 of our agreement allows both parties to extend if it is agreed upon.

WM is asking for an addendum to current contract effective 10-1-2025. The Terms requested will be Five (5) year term. With opportunity to extend if both parties mutually agree.

Proposal

1. One Prime contractor WM. Will continue to manage service, billing and all aspects of service, for both Residential, Commercial and roll off services.
Latham Home Sanitation will provide residential service.
2. No Residential rate increase for first Two (2) years of contract.
Commercial and Roll off services no rate adjustment rate for One (1) year contract.
3. 4% Franchise fee will be continued to be paid to the City.

Benefits:

- 1 NO Commercial or Industrial rate increases for one (1) year.
Estimated savings to city Commercial customers of \$65,000
2. No rate adjustment for Residential customers for two years.
Estimated savings to Residential customers \$ 129,319
4. No transition to New Service vender, Carts and Containers.
5. Current routes would be unchanged and no service interruptions.
6. Both Service providers live local
7. Response time unmatched.
8. Proven track record

WM would like to respectfully request a change in the start times. This will not include The Downtown area. The growth in the city along with drastic increase in traffic. In order to keep our cost down we would like to change start times to 6:00am.

WM feels strongly along with Latham, that our current rates are very competitive, and the City of Loganville would see a significant increase through a bidding process.

We sincerely appreciate the business and most of all the partnership that has been developed over the years.

Please reach out if you have any questions or concerns.

Thank you for your business.

Sincerely,

Walt Ritter
Public Sector Manager
Writter2@wm.com
770-906-5216



Staff Report

To: Mayor and City Council

From: Danny Roberts, City Manager

Date: July 10, 2025

Subject: Appointment to the Downtown Development Authority

RECOMMENDATION:

It is advised that the Mayor and City Council appoint Terry Parsons to serve the remainder of the unexpired term, concluding in April 2026.

BACKGROUND:

Following the resignation of a board member in April 2025, an application process was opened. Terry Parsons was the sole applicant for the position on the Loganville Downtown Development Authority.



Staff Report

To: Mayor and City Council

From: Danny Roberts, City Manager

Date: July 10, 2025

Subject: Loganville Downtown Development Authority (DDA) Fund Transfer

RECOMMENDATION:

We recommend that the Mayor and City Council approve the transfer of \$25,000 from the City of Loganville's General Fund to the DDA fund.

FISCAL IMPLICATION:

This transfer is a budgeted item, allocated within account 100-1300-521202.

BACKGROUND:

The City Council approved the Fiscal Year 2026 Budget on June 16, 2025. This budget included the \$25,000 allocation for the DDA transfer, pending Council approval.



Office of the Secretary of State

Brad Raffensperger
SECRETARY OF STATE

Margaret Haisty
DEPUTY CHIEF OF STAFF

City of Loganville
4303 Lawrenceville, Rd
Loganville, GA 30052

Dear Official,

Pursuant to O.C.G.A. § 45-13-24, our office is supplying you with a certified copy of the following legislation, which was signed into law by the Governor and requires a local referendum.

- Act 98, HB 745: ad valorem tax; provide homestead exemption

If you have any questions, please do not hesitate to call at 404-805-8528 or email mhaisty@sos.ga.gov.

Thank you,

Maggie Haisty
Deputy Chief of Staff
Georgia Secretary of State



OFFICE OF SECRETARY OF STATE

I, Brad Raffensperger, Secretary of State of the State of Georgia, do hereby certify that

the attached 8 pages are true and a correct copy of Act No. 98, House Bill No. 745, as approved and signed by the Governor on May 9th, 2025; all as the same appear on file and record in this office.



IN TESTIMONY WHEREOF, I have hereunto set my hand and affixed the seal of my office, at the Capitol, in the City of Atlanta, this 9th day of May, in the year of our Lord Two Thousand and Twenty-five and of the Independence of the United States of America the Two Hundred and Forty-Ninth.

Brad Raffensperger
Brad Raffensperger, Secretary of State

ENROLLMENT

April 17, 2025

The Committee of the House on Information and Audits has examined the within and finds the same properly enrolled.

Scott C. Hilton
Chairman

James M. Tully
Speaker of the House

James M. Tully
Clerk of the House

James M. Tully
President of the Senate
Secretary of the Senate

Received *James M. Tully*
Secretary, Executive Department

This 7th day of April 2025

Approved *B. P. L.*
Governor

This 9th day of May 2025

H.B. No. 745 Act No. 98
General Assembly



AN ACT

To provide a homestead exemption from City of Loganville ad valorem taxes for municipal purposes in an amount equal to the amount by which the current year assessed value of a homestead exceeds the adjusted base year assessed value of such homestead; to provide for definitions; to specify the terms and conditions of the exemption and the procedures relating thereto; to provide for applicability; to provide for compliance with constitutional requirements; to provide for a referendum, effective dates, automatic repeal, mandatory execution of election, and judicial remedies regarding failure to comply; to provide for related matters; to repeal conflicting laws; and for other purposes.

IN HOUSE

Read 1st time 3-11-25
Read 2nd time 3-13-25
Read 3rd time 3-21-25
And Passed
Yeas 158 Nays 0

Clerk of the House

IN SENATE

Read 1st time 3-25-25
Read 2nd time
Read 3rd time
And Passed 3-28-25
Yeas 53 Nays 0

Passed Both Houses

James M. Tully
Secretary of the Senate
By: Reps. Martinez of the 111th, Williamson of the 112th, and Fleming of the 114th

AN ACT

To provide a homestead exemption from City of Loganville ad valorem taxes for municipal purposes in an amount equal to the amount by which the current year assessed value of a homestead exceeds the adjusted base year assessed value of such homestead; to provide for definitions; to specify the terms and conditions of the exemption and the procedures relating thereto; to provide for applicability; to provide for compliance with constitutional requirements; to provide for a referendum, effective dates, automatic repeal, mandatory execution of election, and judicial remedies regarding failure to comply; to provide for related matters; to repeal conflicting laws; and for other purposes.

BE IT ENACTED BY THE GENERAL ASSEMBLY OF GEORGIA:

SECTION 1.

(a) As used in this Act, the term:

(1) "Ad valorem taxes" means all ad valorem taxes levied by, for, or on behalf of the City of Loganville for municipal purposes, except for any ad valorem taxes levied to pay interest on and to retire bonded indebtedness.

(2) "Adjusted base year assessed value" means the sum of:

(A) The previous adjusted base year assessed value;

(B) An amount equal to the difference between the current year assessed value of the homestead and the base year assessed value of the homestead, provided that such amount shall not exceed the total of the previous adjusted base year assessed value of the homestead multiplied by the inflation rate for the prior year plus 25 basis points; and

H. B. 745

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(C) The value of any substantial property change, provided that no such value added improvements to the homestead shall be duplicated as to the same addition or improvement.

(3) "Base year assessed value" means:

(A) With respect to an exemption under this section which is first granted to a person on such person's homestead for the 2026 taxable year, the assessed value for taxable year 2024, including any final determination of value on appeal pursuant to Code Section 48-5-311 of the O.C.G.A., of the homestead; or

(B) In all other cases, the assessed value, including any final determination of value on appeal pursuant to Code Section 48-5-311 of the O.C.G.A., of the homestead from the taxable year immediately preceding the taxable year in which the exemption under this section is first granted to the applicant.

(4) "Homestead" means homestead as defined and qualified in Code Section 48-5-40 of the O.C.G.A., as amended.

(5) "Inflation rate" means the annual inflationary index rate as determined for a given year by the commissioner of revenue in accordance with subsection (f) of this section.

(6) "Previous adjusted base year assessed value" means:

(A) With respect to the year for which the exemption under this section is first granted to a person on such person's homestead, the base year assessed value; or

(B) In all other cases, the adjusted base year assessed value of the homestead as calculated in the taxable year immediately preceding the current year, including any final determination of value on appeal pursuant to Code Section 48-5-311 of the O.C.G.A.

(7) "Substantial property change" means any increase or decrease in the assessed value of a homestead derived from additions or improvements to, or the removal of real property from, the homestead which occurred after the year in which the base year assessed value is determined for the homestead. The assessed value of the substantial property changes

shall be established following any final determination of value on appeal pursuant to Code Section 48-5-311 of the O.C.G.A.

(b)(1) Subject to the limitations provided in this section, each resident of the City of Loganville is granted an exemption on that person's homestead from ad valorem taxes in an amount equal to the amount by which the current year assessed value of that homestead, including any final determination of value on appeal pursuant to Code Section 48-5-311, exceeds its previous adjusted base year assessed value.

(2) Except as provided for in subsection (c) of this section, no exemption provided for in this subsection shall transfer to any subsequent owner of the property, and the assessed value of the property shall be as provided by law.

(c) No person shall receive the exemption granted by subsection (b) of this section unless such person or person's agent files an application with the governing authority of the City of Loganville or its designee as will enable the governing authority of the City of Loganville or its designee to make a determination regarding the initial and continuing eligibility of such person for such exemption; provided, however, that any person who had previously applied for a homestead exemption, was allowed such homestead exemption for the 2025 tax year, and remains eligible for a homestead exemption for that same homestead property in the 2026 tax year shall be automatically allowed the exemption granted under subsection (b) of this section for that homestead without further application. The governing authority of the City of Loganville or its designee shall provide application forms for this purpose.

(d) The exemption shall be claimed and returned as provided in Code Section 48-5-50.1 of the O.C.G.A., as amended. The exemption shall be automatically renewed from year to year so long as the person granted the homestead exemption under subsection (b) of this section occupies the residence as a homestead. After such person has filed the proper application as provided in subsection (c) of this section, it shall not be necessary to make application thereafter for any year, and such exemption shall continue to be allowed to such person. It shall be the duty of any such person granted the homestead exemption under subsection (b)

of this section to notify the governing authority of the City of Loganville or its designee in the event that such person for any reason becomes ineligible for such exemption. The surviving spouse of the person who has been granted the exemption provided for in subsection (b) of this section shall continue to receive the exemption provided under subsection (b) of this section, so long as that surviving spouse continues to occupy the home as a residence and homestead.

(e)(1) The exemption granted by subsection (b) of this section shall not apply to or affect any state ad valorem taxes, county ad valorem taxes for county purposes, or county or independent school district ad valorem taxes for educational purposes.

(2) Except as otherwise provided in paragraph (3) of this subsection, the homestead exemption granted by subsection (b) of this section shall be in addition to and not in lieu of any other homestead exemption applicable to ad valorem taxes.

(3) The homestead exemption granted by subsection (b) of this section shall not be applied in addition to any other base year value homestead exemption provided by law with respect to the City of Loganville. In any such event, the governing authority of the City of Loganville or its designee shall apply only the base year value homestead exemption that is larger or more beneficial for the taxpayer with respect to the City of Loganville.

(f) For the purposes of this section, the commissioner of revenue shall promulgate a standardized method for determining annual inflationary index rates which reflect the effects of inflation and deflation on the cost of living for residents of this state for a given calendar year. Such method may utilize the Consumer Price Index as reported by the Bureau of Labor Statistics of the United States Department of Labor or any other similar index established by the federal government if the commissioner of revenue determines that such federal index fairly reflects the effects of inflation and deflation on residents of this state.

(g) The exemption granted by subsection (b) of this section shall apply to all taxable years beginning on or after January 1, 2026.

SECTION 2.

In accordance with the requirements of Article VII, Section II of the Constitution of the State of Georgia, this Act shall not become law unless it receives the requisite two-thirds' majority vote in both the Senate and the House of Representatives.

SECTION 3.

The municipal election superintendent of the City of Loganville shall call and conduct an election as provided in this section for the purpose of submitting this Act to the electors of the City of Loganville for approval or rejection. The election superintendent shall conduct that election on the Tuesday following the first Monday in November of 2025 and shall issue the call and conduct that election as provided by general law. The election superintendent shall cause the date and purpose of the election to be published once a week for two weeks immediately preceding the date thereof in the official organ of Walton County. The ballot shall have written or printed thereon the words:

- "() YES Shall the Act be approved which provides a homestead exemption from City of Loganville ad valorem taxes for municipal purposes in an amount equal
- () NO to the amount by which the current year assessed value of a homestead exceeds the adjusted base year assessed value, including any final determination of value on appeal pursuant to Code Section 48-5-311 of the O.C.G.A., as amended, of such homestead?"

All persons desiring to vote for approval of the Act shall vote "Yes," and all persons desiring to vote for rejection of the Act shall vote "No." If more than one-half of the votes cast on such question are for approval of the Act, Section 1 of this Act shall become of full force and effect on January 1, 2026. If the Act is not so approved or if the election is not conducted as provided in this section, Section 1 of this Act shall not become effective, and this Act shall be automatically repealed on the 365th calendar day following the election date provided for in this section. The expense of such election shall be borne by the City of Loganville. It

H. B. 745

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shall be the election superintendent's duty to certify the result thereof to the Secretary of State. The provisions of this section shall be mandatory upon the election superintendent and are not intended as directory. If the election superintendent fails or refuses to comply with this section, any elector of the City of Loganville may apply for a writ of mandamus to compel the election superintendent to perform his or her duties under this section. If the court finds that the election superintendent has not complied with this section, the court shall fashion appropriate relief requiring the election superintendent to call and conduct such election on the date required by this section or on the next date authorized for special elections provided for in Code Section 21-2-540 of the O.C.G.A.

SECTION 4.

Except as otherwise provided in Section 3 of this Act, this Act shall become effective upon its approval by the Governor or upon its becoming law without such approval.

SECTION 5.

All laws and parts of laws in conflict with this Act are repealed.

APPROVED

MAY 09 2025

BY GOVERNOR

H. B. 745

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NOTICE OF INTENT TO INTRODUCE LOCAL LEGISLATION

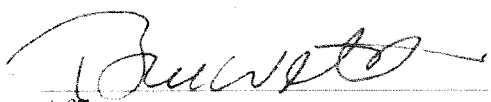
Notice is given that there will be introduced at the 2025 regular session of the General Assembly of Georgia a bill to provide a homestead exemption from City of Loganville ad valorem taxes for municipal purposes, and for other purposes.

AFFIDAVIT

GEORGIA, FULTON COUNTY

I, Bruce Williamson, Representative from District 112, state on oath as follows:

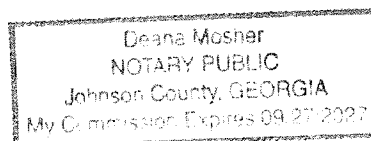
- (1) I am the author of the local bill to which this affidavit is attached.
- (2) In accordance with O.C.G.A. § 28-1-14, the notice requirements for the local bill to which this affidavit is attached have been satisfied, including but not limited to the following:
 - (A) The Notice of Intention to Introduce Local Legislation which is attached to such local bill was published in the Walton Tribune, which is the official organ of Walton County, on the 5th of March, 2025; and
 - (B) If the local bill amends the charter of a municipality or the enabling Act of the governing authority of a county or consolidated government, then a copy of the Notice of Intention to Introduce Local Legislation was mailed, transmitted by facsimile, or otherwise provided to the governing authority of such municipality, county, or consolidated government:
 - (i) During the calendar week in which the Notice was published in the official organ; or
 - (ii) During the seven days immediately following the date of publication of such Notice.

s/ 
Affiant

Sworn to and subscribed at the
State Capitol in Atlanta, Georgia,
This 10th of March, 2025,
Before me:



s/ DEANA MOSHER
Deana Mosher
Notary Public, Johnson County, Georgia
My Commission Expires September 27, 2027
[SEAL]





CITY COUNCIL WORK SESSION MINUTES
Monday, June 09, 2025 at 6:30 PM
Council Chambers

1. CALL TO ORDER

Mayor Skip Baliles called the meeting to order at 7:00pm.

A. Roll Call

PRESENT

- Mayor Skip Baliles
- Council Member Bill DuVall
- Council Member Anne Huntsinger
- Council Member Melanie Long
- Council Member Lisa Newberry
- Council Member Branden Whitfield
- Council Member Patti Wolfe

B. Approval of Agenda

Motion made by Council Member Huntsinger to adopt the agenda. Seconded by Council Member DuVall.

Voting Yea: Council Member DuVall, Council Member Huntsinger, Council Member Long, Council Member Newberry, Council Member Whitfield, Council Member Wolfe

Motion carried 6-0.

2. PLANNING & DEVELOPMENT COMMITTEE REPORT

- A. Case #R25-003** – The Revive Land Group, LLC c/o Mahaffey Pickens Tucker, LLP filed an application requesting to rezone approximately 27.85+/- acres located at Twin Lakes Road Loganville, GA 30052, Map/Parcel #LG140020, Walton County, GA. The property owner is Twin Lakes Road LLC. The current zoning is CH and the requested zoning is RM-6 with the proposed development of 149 residential units.

Shane Lanham with Mahaffey Pickens Tucker, LLC was present representing the applicant. Mr. Lanham presented the project. There was much discussion regarding the maintenance and updating of Twin Lakes Road.

There was no one present to speak in favor or opposition to the case.

- B. Case #V25-017** – Kevin Hornbuckle, requested a Major Variance for the property Fuller Station located Tommy Lee Fuller Drive, Loganville, GA 30052. Map/Parcel #LG060129B00, Walton County, GA. Present zoning is R3-8. Ordinance and Section from which relief is sought is Roadway Design and Construction Stand Specifications 15.2.1 (ii)(a) Roadway Construction Criteria Setback. Request for variance to remove the requirement for a beauty strip on the interior roads

within the Fuller Station community. The beauty stirp will not be removed from the entrance road frontage along Tommy Lee Fuller Dr

David Schmit was present representing the applicant. He explained that they are requesting to eliminate the beauty strip on lots 12 to 46.

3. FINANCE / HUMAN RESOURCES COMMITTEE REPORT

4. PUBLIC SAFETY COMMITTEE REPORT

- A. SRO Contract
- Consent Agenda for Thursday Night

5. PUBLIC UTILITIES / TRANSPORTATION COMMITTEE REPORT

- A. WQC Reuse Water System - \$19,462.00 (505-4300-522203)
- Consent Agenda for Thursday Night

6. PUBLIC WORKS / FACILITIES COMMITTEE REPORT

7. ECONOMIC DEVELOPMENT COMMITTEE REPORT

8. CITY MANAGER’S REPORT

City Manager Danny Roberts told Council that the Property and Liability Insurance Renewal might be added to the Called Council Meeting on Monday, June 16th. He explained that we are waiting on one more quote. He also explained that the Waste Management Contract is set to be renewed in September and he will have a recommendation in July.

9. CITY ATTORNEY’S UPDATES / REPORTS

10. PUBLIC COMMENT

Public Comments are limited to five minutes per speaker unless additional time is given by the Mayor. Each speaker should approach the podium and state their name and address for the record. All public comments are to be directed to the Mayor and Council and not the audience. Public Comments should follow general rules of appropriate decorum.

The following individuals addressed the Mayor and Council: Isabella Rosenthal, Monroe, GA; Linda Dodd, 993 Granite Lane.

11. EXECUTIVE SESSION

Motion made by Council Member Huntsinger made a motion to enter into Executive Session to discuss legal matters with Counsel. Seconded by Council Member Wolfe.
Voting Yea: Council Member DuVall, Council Member Huntsinger, Council Member Long, Council Member Newberry, Council Member Whitfield, Council Member Wolfe

Motion carried 6-0.

Motion made by Council Member Whitfield to close Executive Session and enter back into open session. Seconded by Council Member Huntsinger.

Voting Yea: Council Member DuVall, Council Member Huntsinger, Council Member Long, Council Member Newberry, Council Member Whitfield, Council Member Wolfe

Motion carried 6-0.

Mayor Skip Baliles announced that no action was taken during the Executive Session.

12. ITEMS FOR THURSDAY NIGHT

- A. Last Month's Minutes
- B. Last Month's Financial Report

13. ADJOURNMENT

Motion made by Council Member Whitfield to adjourn. Seconded by Council Member Newberry.

Voting Yea: Council Member DuVall, Council Member Huntsinger, Council Member Long, Council Member Newberry, Council Member Whitfield, Council Member Wolfe

Motion carried 6-0.

Meeting adjourned at 8:30pm.

EXECUTIVE SESSION AFFIDAVIT

Personally, appeared before the undersigned-attesting officer, duly authorized to administer oaths, **Skip Baliles** who, after being duly sworn, deposes and on oath states the following:

- (1) I was the presiding officer of a meeting of the Loganville City Council held on the 9th day of June 2025.
- (2) That it is my understanding that O.C.G.A. & 50-14-4(b) provides as follows:

When any meeting of an agency is closed to the public pursuant to subsection (a) of this code section, the chairperson or other person presiding over such meeting shall execute and file with the official minutes of the meeting a notarized affidavit stating under oath that the subject matter of the meeting or the closed portion thereof was devoted to matters within the exceptions provided by law and identifying the specific relevant exception.

- (3) The subject matter of the closed meeting or closed portion of the meeting held on the 9th day of June 2025, which was closed pursuant to the attorney-client privilege and as provided by Georgia Code section 50-14-2(1), a meeting otherwise required to be open was closed to the public in order to consult and meet with legal counsel pertaining to pending or potential litigation, settlement, claims, administrative proceedings, or other judicial actions brought or to be brought by or against the agency or any officer or employee or in which the agency or any officer or employee June be directly involved and the matter discussed was pending litigation.
- (4) This affidavit is being executed for the purpose of complying with the mandate of O.C.G.A. 50-14-4(b) that such an affidavit be executed.

This 9th day of June 2025
Skip Baliles
Mayor/Presiding Officer

Don Newberry
Council Member

Randy
Council Member

Wah McLean
Council Member

Amelia
Council Member

Michelle Roy
Council Member

John White
Council Member

Sworn to and subscribed before me this 9th day of June 2025.
Kristi Ash
Notary Public





MINUTES
PUBLIC HEARING FOR FY26 BUDGET
Monday, June 09, 2025 at 6:00 PM
Council Chambers

Mayor Skip Baliles called the Public Hearing to order at 6:00pm.

PRESENT
Skip Baliles
Bill DuVall
Anne Huntsinger
Melanie Long
Lisa Newberry
Branden Whitfield
Patti Wolfe

1. PUBLIC HEARING – FY26 Budget

City Manager Danny Roberts presented FY 2026 Budget to the Mayor and Council.

The Mayor asked if there was anyone present that wished to speak regarding the Budget. There was no public comments or questions.

Mayor Skip Baliles closed the Public Hearing.

2. ADJOURNMENT

Public Hearing adjourned at 7:00pm.



CITY COUNCIL MEETING MINUTES
Thursday, June 12, 2025 at 6:30 PM
Council Chambers

1. CALL TO ORDER

Mayor Skip Baliles called the meeting to order at 6:30pm.

- A. Invocation and Pledge to the Flag
Police Chief Dick Lowry gave the invocation and led the pledge to the flag along with Assistant Chief Greg Warnack.

- B. Roll Call
PRESENT
Mayor Skip Baliles
Council Member Bill DuVall
Council Member Anne Huntsinger
Council Member Melanie Long
Council Member Lisa Newberry
Council Member Branden Whitfield
Council Member Patti Wolfe
- C. Adoption of Agenda

Motion made by Council Member Whitfield adopt the agenda. Seconded by Council Member Wolfe.
Voting Yea: Council Member DuVall, Council Member Huntsinger, Council Member Long, Council Member Newberry, Council Member Whitfield, Council Member Wolfe

Motion carried 6-0.

2. CONSENT AGENDA

Motion made by Council Member DuVall to approve the Consent Agenda as follows:

- A. SRO Contract
- B. WQC Reuse Water System - \$19,462.00 (505-4300-522203)
- C. Last Month's Minutes
- D. Last Month's Financial Report

Seconded by Council Member Wolfe.
Voting Yea: Council Member DuVall, Council Member Huntsinger, Council Member Long, Council Member Newberry, Council Member Whitfield, Council Member Wolfe

Motion carried 6-0.

3. PLANNING & DEVELOPMENT COMMITTEE REPORT

- A. **Case #R25-003** – The Revive Land Group, LLC c/o Mahaffey Pickens Tucker, LLP filed an application requesting to rezone approximately 27.85+/- acres located at Twin Lakes Road Loganville, GA 30052, Map/Parcel #LG140020, Walton County, GA. The property owner is Twin Lakes Road LLC. The current zoning is CH and the requested zoning is RM-6 with the proposed development of 149 residential units.

Motion made by Council Member Newberry to deny the rezone request stating the applicant is requesting RM-4 classification that is not appropriate for the area, specifically the commercial corridor of Hwy 78. Further the request to rezone and its accompanying plan are contrary to the mandates of the zoning ordinance in that the property is located more than 1.5 miles away from downtown or a requirement of the RM-4 zoning type. Seconded by Council Member Long.

Voting Yea: Mayor Baliles, Council Member Long, Council Member Newberry, Council Member Wolfe

Voting Nay: Council Member DuVall, Council Member Huntsinger, Council Member Whitfield

Motion carried 4-3.

- B. **Case #V25-017** – Kevin Hornbuckle, requested a Major Variance for the property Fuller Station located Tommy Lee Fuller Drive, Loganville, GA 30052. Map/Parcel #LG060129B00, Walton County, GA. Present zoning is RM-8. Ordinance and Section from which relief is sought is Roadway Design and Construction Stand Specifications 15.2.1 (ii)(a) Roadway Construction Criteria Setback. Request for variance to remove the requirement for a beauty strip on the interior roads within the Fuller Station community. The beauty stirp will not be removed from the entrance road frontage along Tommy Lee Fuller Dr

Motion made by Council Member Newberry to deny the variance request. Seconded by Council Member Long.

Voting Yea: Council Member Long, Council Member Newberry

Voting Nay: Council Member DuVall, Council Member Huntsinger, Council Member Whitfield, Council Member Wolfe

Motion fails 2-4.

Motion made by Council Member Whitfield to grant the variance request to eliminate the installation of the beauty strips in front of lots 12-46. Seconded by Council Member DuVall.

Voting Yea: Council Member DuVall, Council Member Huntsinger, Council Member Whitfield, Council Member Wolfe

Voting Nay: Council Member Long, Council Member Newberry

Motion carried 4-2.

4. **ADJOURNMENT**

Motion made by Council Member Huntsinger to adjourn. Seconded by Council Member Newberry.
Voting Yea: Council Member DuVall, Council Member Huntsinger, Council Member Long, Council Member Newberry, Council Member Whitfield, Council Member Wolfe

Motion carried 6-0.

Meeting adjourn at 6:45pm.

Skip Baliles
Mayor

Kristi Ash
Deputy Clerk



CALLED CITY COUNCIL MEETING MINUTES
Monday, June 16, 2025 at 6:30 PM
Council Chambers

1. CALL TO ORDER

Mayor Skip Baliles called the meeting to order at 6:30 pm.

PRESENT
Mayor Skip Baliles
Council Member Bill DuVall
Council Member Melanie Long
Council Member Lisa Newberry
Council Member Branden Whitfield
Council Member Patti Wolfe

ABSENT
Council Member Anne Huntsinger

2. MAYOR AND COUNCIL ITEMS

Motion made by Council Member Whitfield to amend the agenda to include the 2025-2026 insurance premiums and approve the agenda. Seconded by Council Member Newberry.
Voting Yea: Council Member DuVall, Council Member Long, Council Member Newberry, Council Member Whitfield, Council Member Wolfe.

Motion carried 5-0.

A. FY 2026 Budget Resolution

City Manager Danny Roberts presented the FY 2026 Budget Resolution and recommended the council to approve it as presented.

The Mayor asked if there were any questions, there were none.

Motion made by Council Member DuVall to approve the FY 2026 budget resolution as presented. Seconded by Council Member Wolfe.

Voting Yea: Council Member DuVall, Council Member Long, Council Member Newberry, Council Member Whitfield, Council Member Wolfe

Motion carried 5-0.

B. 2025 – 2026 Annual Insurance Renewal

City Manager Danny Roberts presented the annual insurance renewal. He explained that we had two quotes come in from Travelers and Trident. After discussions with our agent Mike Royal, his

recommendation was to stay with Travelers. This was due to Trident offered less coverage for wind and hail claims which would ultimately be more costly to the City.

Motion made by Council Member Wolfe to approve the 2025 - 2026 annual insurance renewal for \$641,279.00 with Travelers Insurance. Seconded by Council Member DuVall.
Voting Yea: Council Member DuVall, Council Member Long, Council Member Newberry, Council Member Whitfield, Council Member Wolfe

Motion carried 5-0.

3. **ADJOURNMENT**

Motion made by Council Member Whitfield to adjourn. Seconded by Council Member Wolfe.
Voting Yea: Council Member DuVall, Council Member Long, Council Member Newberry, Council Member Whitfield, Council Member Wolfe

Motion carried 5-0.

Meeting adjourned at 6:39 pm.

Skip Baliles
Mayor

Ansley Pope
Deputy Clerk



City of Loganville

Section 12, Item B.

Income Statement

Account Summary

For Fiscal: 2024-2025 Period Ending: 06/30/2025

		Original Total Budget	Current Total Budget	MTD Activity	YTD Activity	YTD Activity + Encumbrances	Budget Remaining
Fund: 100 - General Fund							
Department: 0000 - Non-Departmental							
100-0000-311100	Real Property Taxes - Current	7,800,000.00	7,800,000.00	0.00	8,038,950.49	8,038,950.49	-238,950.49
100-0000-311131	Motor Vehicle Tax - Current	30,000.00	30,000.00	1,643.44	30,738.30	30,738.30	-738.30
100-0000-311132	Mobile Home Tax - Current	7,000.00	7,000.00	643.77	5,339.41	5,339.41	1,660.59
100-0000-311133	Intangible Tax - Current	100,000.00	100,000.00	6,105.56	109,106.14	109,106.14	-9,106.14
100-0000-311300	Personal Property - Current	465,000.00	465,000.00	-706.09	426,486.66	426,486.66	38,513.34
100-0000-311315	Motor Vehicle Tavl Taxes	650,000.00	650,000.00	52,519.62	706,232.97	706,232.97	-56,232.97
100-0000-311600	Real Estate Transfer Tax	45,000.00	45,000.00	2,482.85	41,585.42	41,585.42	3,414.58
100-0000-311700	Electric Franchise Tax	750,000.00	750,000.00	0.00	810,135.97	810,135.97	-60,135.97
100-0000-311730	Gas Franchise Tax	135,000.00	135,000.00	0.00	114,363.81	114,363.81	20,636.19
100-0000-311750	Television Cable Franchise Tax	105,000.00	105,000.00	0.00	74,231.04	74,231.04	30,768.96
100-0000-311760	Telephone Franchise Tax	5,000.00	5,000.00	0.00	3,201.68	3,201.68	1,798.32
100-0000-313100	Local Option Sales Tax & Use Tax	1,800,000.00	1,800,000.00	0.00	1,606,701.53	1,606,701.53	193,298.47
100-0000-314100	Excise Tax By Drink	45,000.00	45,000.00	3,922.63	38,853.79	38,853.79	6,146.21
100-0000-314200	Alcoholic Beverage Excise Tax	455,000.00	455,000.00	34,436.17	407,378.47	407,378.47	47,621.53
100-0000-316100	Business & Occupation Taxes	620,000.00	620,000.00	6,951.68	632,949.40	632,949.40	-12,949.40
100-0000-316200	Insurance Premium Taxes	1,300,000.00	1,300,000.00	0.00	1,347,826.20	1,347,826.20	-47,826.20
100-0000-316400	Energy Excise Tax Gw	1,900.00	1,900.00	171.47	2,088.97	2,088.97	-188.97
100-0000-319110	Real Property Tax Penalties	30,000.00	30,000.00	1,132.42	48,444.60	48,444.60	-18,444.60
100-0000-319120	Personal Property Tax Penalties	5,000.00	5,000.00	18.30	5,342.77	5,342.77	-342.77
100-0000-319500	Fifa	5,000.00	5,000.00	400.00	6,400.00	6,400.00	-1,400.00
100-0000-321110	Beer & Wine License / Permit	36,000.00	36,000.00	1,000.00	33,962.50	33,962.50	2,037.50
100-0000-321140	Liquor License / Permit	55,000.00	55,000.00	250.00	41,100.00	41,100.00	13,900.00
100-0000-322200	Sign Permits	7,000.00	7,000.00	850.00	7,725.00	7,725.00	-725.00
100-0000-322240	Development Permits	5,000.00	5,000.00	0.00	2,880.00	2,880.00	2,120.00
100-0000-323100	Building Permits	160,000.00	160,000.00	1,875.00	102,805.29	102,805.29	57,194.71
100-0000-323190	Fire Inspections	64,000.00	64,000.00	4,029.24	57,604.74	57,604.74	6,395.26
100-0000-335120	Intergovernmental Revenues	135,000.00	135,000.00	4,383.88	924,939.83	924,939.83	-789,939.83
100-0000-335121	Lmig Road Work	160,000.00	160,000.00	0.00	369,600.09	369,600.09	-209,600.09
100-0000-337102	Dea Reimbursement	39,600.00	39,600.00	0.00	26,724.92	26,724.92	12,875.08
100-0000-338000	Housing Auth - In Lieu Of Taxes	2,600.00	2,600.00	3,528.00	3,528.00	3,528.00	-928.00
100-0000-341120	Probation Fee	160,000.00	160,000.00	19,379.00	182,423.22	182,423.22	-22,423.22
100-0000-341300	Administrative Fee - Capital Recove	40,000.00	40,000.00	0.00	15,189.41	15,189.41	24,810.59
100-0000-341301	Engineering Plan Review Fees	15,000.00	15,000.00	0.00	8,501.85	8,501.85	6,498.15
100-0000-341302	Administrative Plan Review Fees	100,000.00	100,000.00	850.00	16,708.85	16,708.85	83,291.15
100-0000-341303	Annexation Application	1,000.00	1,000.00	0.00	2,700.00	2,700.00	-1,700.00
100-0000-341305	Rezoning Application	3,000.00	3,000.00	0.00	10,000.00	10,000.00	-7,000.00
100-0000-341306	Variance Application	1,000.00	1,000.00	0.00	1,000.00	1,000.00	0.00
100-0000-341390	Epd - Npdes Fees	500.00	500.00	0.00	510.80	510.80	-10.80
100-0000-341391	Sign Reimbursements	50.00	50.00	0.00	0.00	0.00	50.00
100-0000-341392	Land Disturbance Permit	2,000.00	2,000.00	0.00	527.70	527.70	1,472.30
100-0000-341400	Printing & Duplicating Services	1,000.00	1,000.00	50.69	907.19	907.19	92.81
100-0000-341700	Admin Charges	72,000.00	72,000.00	3,575.00	51,925.00	51,925.00	20,075.00
100-0000-342120	Accident Reports	7,500.00	7,500.00	545.00	6,632.97	6,632.97	867.03
100-0000-342220	Police Fd Other	0.00	0.00	0.00	15.00	15.00	-15.00
100-0000-342320	Fingerprinting Fees	100.00	100.00	0.00	489.75	489.75	-389.75
100-0000-346400	Background Check Fees	7,500.00	7,500.00	390.00	7,495.00	7,495.00	5.00
100-0000-349300	Bad Check Fees	100.00	100.00	0.00	300.00	300.00	-200.00
100-0000-349900	Other Charges for Service-Tech Servic...	960.00	960.00	80.00	560.00	560.00	400.00
100-0000-351170	Municipal Court Fines	375,000.00	375,000.00	26,585.00	296,803.00	296,803.00	78,197.00
100-0000-351171	Code Enforcement Fines	500.00	500.00	50.00	2,694.00	2,694.00	-2,194.00
100-0000-351175	Fire Fines And Fees	500.00	500.00	0.00	6,725.00	6,725.00	-6,225.00

Income Statement

For Fiscal: 2024-2025 Pe

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		Original Total Budget	Current Total Budget	MTD Activity	YTD Activity	YTD Activity + Encumbrances	Budget Remaining
100-0000-361000	Interest Revenues	50,000.00	50,000.00	0.00	209,015.19	209,015.19	-159,015.19
100-0000-371250	Police Fund Donations	100.00	100.00	0.00	38,156.70	38,156.70	-38,056.70
100-0000-389000	Bank Charges & Misc.	3,000.00	3,000.00	596.34	-18,986.81	-18,986.81	21,986.81
100-0000-389150	Rental Receipts	80,000.00	80,000.00	-2,450.00	58,675.00	58,675.00	21,325.00
100-0000-389175	Event Receipts	75,000.00	75,000.00	18,685.00	122,784.98	122,784.98	-47,784.98
100-0000-391220	Transfers In - Sanitation Fund	440,000.00	440,000.00	0.00	0.00	0.00	440,000.00
100-0000-391230	Transfer In - Hotel/Motel	50,000.00	50,000.00	1,017.80	31,902.64	31,902.64	18,097.36
100-0000-392000	Sale Of Surplus Property	0.00	0.00	0.00	48,273.00	48,273.00	-48,273.00
100-0000-392200	Property Sale	0.00	0.00	0.00	500.00	500.00	-500.00
Department: 0000 - Non-Departmental Total:		16,503,910.00	16,503,910.00	194,991.77	17,129,657.43	17,129,657.43	-625,747.43

Department: 1100 - Legislative

100-1100-511100	Salaries & Wages - Council	48,000.00	48,000.00	4,000.00	48,000.00	48,000.00	0.00
100-1100-512200	Fica & Medicare	3,800.00	3,800.00	306.00	3,672.00	3,672.00	128.00
100-1100-512400	Pmts To Retirement Sys	8,700.00	8,700.00	0.00	7,432.33	7,432.33	1,267.67
100-1100-512810	Uniforms	1,500.00	1,500.00	0.00	57.30	57.30	1,442.70
100-1100-521201	Legal Expenses	0.00	0.00	1,894.90	1,894.90	1,894.90	-1,894.90
100-1100-521301	Computer Services	1,000.00	1,000.00	0.00	0.00	0.00	1,000.00
100-1100-523301	Advertising Expense	0.00	0.00	0.00	2,145.00	2,145.00	-2,145.00
100-1100-523400	Printing & Binding	250.00	250.00	0.00	0.00	0.00	250.00
100-1100-523500	Travel	3,000.00	3,000.00	0.00	0.00	0.00	3,000.00
100-1100-523600	Dues & Fees	1,500.00	1,500.00	0.00	2,990.00	2,990.00	-1,490.00
100-1100-523700	Education & Training	20,000.00	20,000.00	0.00	1,745.00	1,745.00	18,255.00
100-1100-523900	Other	1,000.00	1,000.00	0.00	1,258.50	1,411.40	-411.40
100-1100-529910	Municipal Meetings	1,000.00	1,000.00	128.90	636.10	636.10	363.90
100-1100-531100	General Supplies & Mater	1,000.00	1,000.00	105.40	580.65	580.65	419.35
100-1100-531300	Food	850.00	850.00	0.00	248.14	248.14	601.86
100-1100-531700	Other Supplies	500.00	500.00	0.00	0.00	0.00	500.00
Department: 1100 - Legislative Total:		92,100.00	92,100.00	6,435.20	70,659.92	70,812.82	21,287.18

Department: 1300 - Executive

100-1300-511100	Salaries & Wages - Executive	335,000.00	335,000.00	25,687.30	334,760.49	334,760.49	239.51
100-1300-512100	Group Insurance	92,000.00	92,000.00	9,131.75	110,455.43	110,455.43	-18,455.43
100-1300-512200	Fica & Medicare	25,000.00	25,000.00	1,923.34	25,285.99	25,285.99	-285.99
100-1300-512400	Pmts To Retirement Sys	68,475.00	68,475.00	0.00	51,870.75	51,870.75	16,604.25
100-1300-512700	Workers Compensation	800.00	800.00	0.00	1,785.01	1,785.01	-985.01
100-1300-512810	Uniforms	3,000.00	3,000.00	0.00	5,009.61	5,009.61	-2,009.61
100-1300-521200	Professional Services	15,000.00	15,000.00	0.00	16,745.08	16,745.08	-1,745.08
100-1300-521201	Legal Expenses	7,500.00	7,500.00	0.00	2,506.50	2,506.50	4,993.50
100-1300-521202	Engineering Fees	50,000.00	50,000.00	8,883.50	15,663.50	15,663.50	34,336.50
100-1300-523500	Travel	5,000.00	5,000.00	0.00	0.00	0.00	5,000.00
100-1300-523510	City Manager Car Allowance	9,100.00	9,100.00	700.00	9,100.00	9,100.00	0.00
100-1300-523600	Dues & Fees	8,000.00	8,000.00	4,551.66	8,006.66	8,006.66	-6.66
100-1300-523700	Education & Training	3,000.00	3,000.00	0.00	1,440.00	1,440.00	1,560.00
100-1300-523900	Other	2,500.00	2,500.00	0.00	6,592.75	6,592.75	-4,092.75
100-1300-529989	Contingency	1,000.00	1,000.00	0.00	0.00	0.00	1,000.00
100-1300-531100	General Supplies & Mater	1,000.00	1,000.00	0.00	1,246.09	1,246.09	-246.09
100-1300-531101	Office Supplies	1,000.00	1,000.00	48.44	250.20	250.20	749.80
100-1300-531114	Flowers & Plants	500.00	500.00	0.00	509.64	660.40	-160.40
100-1300-531300	Food	500.00	1,600.00	280.34	1,516.47	1,654.53	-54.53
100-1300-531600	Small Equipment <\$20000	1,000.00	0.00	0.00	0.00	0.00	0.00
100-1300-531700	Other Supplies	500.00	400.00	0.00	119.88	119.88	280.12
Department: 1300 - Executive Total:		629,875.00	629,875.00	51,206.33	592,864.05	593,152.87	36,722.13

Department: 1510 - Financial Administration

100-1510-511100	Salaries & Wages - Gen Adm/Ch	460,000.00	460,000.00	35,630.89	460,827.20	460,827.20	-827.20
100-1510-511300	Overtime Pay	2,500.00	2,500.00	16.32	573.68	573.68	1,926.32
100-1510-512100	Group Insurance	150,000.00	150,000.00	18,213.00	207,716.75	207,716.75	-57,716.75
100-1510-512200	Fica & Medicare	35,500.00	35,500.00	2,537.90	34,229.97	34,229.97	1,270.03
100-1510-512400	Pmts To Retirement Sys	94,000.00	94,000.00	0.00	71,225.59	71,225.59	22,774.41
100-1510-512700	Workers Compensation	4,500.00	4,500.00	0.00	6,849.34	6,849.34	-2,349.34

Income Statement

For Fiscal: 2024-2025 Pe

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		Original Total Budget	Current Total Budget	MTD Activity	YTD Activity	YTD Activity + Encumbrances	Budget Remaining
100-1510-512810	Uniforms	500.00	500.00	0.00	0.00	0.00	500.00
100-1510-521101	Fifa Expense	1,500.00	1,500.00	42.00	1,444.00	1,444.00	56.00
100-1510-521200	City Attorney & Retainer	180,000.00	180,000.00	0.00	244,111.45	244,111.45	-64,111.45
100-1510-521203	Audit Fees	35,500.00	35,500.00	0.00	35,500.00	35,500.00	0.00
100-1510-521205	Cpa Expense	12,000.00	12,000.00	0.00	9,315.00	9,315.00	2,685.00
100-1510-521207	Codification Of City Code	9,000.00	9,000.00	6,400.00	10,161.42	10,161.42	-1,161.42
100-1510-521302	Drug Testing	50.00	50.00	0.00	0.00	0.00	50.00
100-1510-523130	General Liability	58,000.00	58,000.00	0.00	82,309.00	82,309.00	-24,309.00
100-1510-523201	Postage	7,500.00	7,500.00	659.25	8,334.71	8,334.71	-834.71
100-1510-523301	Advertising Expense	2,500.00	2,500.00	0.00	2,851.00	2,851.00	-351.00
100-1510-523400	Printing & Binding	300.00	300.00	0.00	1,249.52	1,249.52	-949.52
100-1510-523500	Travel	500.00	500.00	0.00	202.02	202.02	297.98
100-1510-523600	Dues & Fees	12,000.00	12,000.00	640.00	16,795.57	16,795.57	-4,795.57
100-1510-523700	Education & Training	2,000.00	2,000.00	0.00	700.00	700.00	1,300.00
100-1510-523900	Other	3,500.00	3,500.00	0.00	2,013.19	2,013.19	1,486.81
100-1510-531100	General Supplies & Materials	4,000.00	4,000.00	84.03	3,768.53	3,768.53	231.47
100-1510-531101	Office Supplies	7,500.00	7,500.00	127.50	6,378.22	6,378.22	1,121.78
100-1510-531600	Small Equipment <\$20000	1,000.00	1,000.00	0.00	0.00	0.00	1,000.00
100-1510-541200	Site Improvements	20,000.00	20,000.00	0.00	0.00	0.00	20,000.00
100-1510-581200	Principal - Loan	114,400.00	114,400.00	29,468.59	115,025.93	115,025.93	-625.93
100-1510-582200	Interest - Loan	18,555.00	18,555.00	3,766.73	17,915.35	17,915.35	639.65
Department: 1510 - Financial Administration Total:		1,236,805.00	1,236,805.00	97,586.21	1,339,497.44	1,339,497.44	-102,692.44
Department: 1535 - It - Data Processing/Mis							
100-1535-511100	Regular Pay	198,264.00	198,264.00	15,465.14	203,166.90	203,166.90	-4,902.90
100-1535-511300	Overtime Pay	1,000.00	1,000.00	115.29	1,498.45	1,498.45	-498.45
100-1535-512100	Group Insurance	34,000.00	34,000.00	3,126.25	43,500.25	43,500.25	-9,500.25
100-1535-512200	Fica & Medicare	15,168.00	15,168.00	1,157.25	15,583.89	15,583.89	-415.89
100-1535-512400	Pmts To Retirement Sys	40,556.00	40,556.00	0.00	30,698.86	30,698.86	9,857.14
100-1535-512810	Uniforms	1,000.00	1,000.00	0.00	721.82	721.82	278.18
100-1535-521208	Professional Service	13,000.00	13,000.00	1,450.00	15,465.00	15,465.00	-2,465.00
100-1535-521301	Computer Services	150,069.00	150,069.00	3,926.09	165,799.52	177,774.52	-27,705.52
100-1535-521302	Drug Testing	50.00	50.00	0.00	0.00	0.00	50.00
100-1535-522201	Office Equip-Rep & Maint	18,869.00	18,869.00	1,967.70	24,905.26	24,905.26	-6,036.26
100-1535-522206	Computer Repair & Maint	14,500.00	14,500.00	0.00	13,721.86	13,721.86	778.14
100-1535-523130	General Liability	30,000.00	30,000.00	0.00	24,579.36	24,579.36	5,420.64
100-1535-523200	Telephone	54,961.00	54,961.00	2,161.19	52,938.47	52,938.47	2,022.53
100-1535-523201	Postage	0.00	0.00	0.00	12.67	12.67	-12.67
100-1535-523600	Dues & Fees	200.00	200.00	5.00	255.00	255.00	-55.00
100-1535-523700	Education & Training	3,500.00	3,500.00	0.00	0.00	0.00	3,500.00
100-1535-523900	Other	1,000.00	1,000.00	0.00	0.00	0.00	1,000.00
100-1535-531100	General Supplies & Mater	500.00	500.00	0.00	0.00	0.00	500.00
100-1535-531101	Office Supplies	1,000.00	1,000.00	0.00	48.51	48.51	951.49
100-1535-531102	Computer Supplies	2,000.00	2,000.00	0.00	46.95	46.95	1,953.05
100-1535-531600	Small Equipment <\$20000	49,299.00	49,299.00	453.65	37,822.52	37,822.52	11,476.48
100-1535-542100	Machinery & Equipment	61,000.00	61,000.00	0.00	33,203.00	33,203.00	27,797.00
Department: 1535 - It - Data Processing/Mis Total:		689,936.00	689,936.00	29,827.56	663,968.29	675,943.29	13,992.71
Department: 1565 - General Gov Building & PI							
100-1565-511100	Regular Pay	200,765.00	200,765.00	12,433.19	180,612.08	180,612.08	20,152.92
100-1565-512100	Group Insurance	72,312.00	72,312.00	5,067.50	61,196.25	61,196.25	11,115.75
100-1565-512200	Fica & Medicare	15,359.00	15,359.00	895.74	13,434.64	13,434.64	1,924.36
100-1565-512400	Pmts To Retirement Sys	41,020.00	41,020.00	0.00	31,086.09	31,086.09	9,933.91
100-1565-512700	Workers Compensation	25,000.00	25,000.00	0.00	32,781.10	32,781.10	-7,781.10
100-1565-512810	Uniforms	3,000.00	3,000.00	543.93	1,122.36	1,122.36	1,877.64
100-1565-521200	Contracted Professional Services	40,000.00	40,000.00	2,110.57	39,139.83	39,412.71	587.29
100-1565-521302	Drug Testing	200.00	200.00	0.00	50.00	50.00	150.00
100-1565-522204	Building Repairs & Maint	135,000.00	135,000.00	2,987.86	98,119.02	98,170.33	36,829.67
100-1565-522207	Park Maintenance & Recreation	0.00	0.00	4,000.00	4,000.00	4,000.00	-4,000.00
100-1565-523140	Property Insurance	23,000.00	23,000.00	0.00	38,299.50	38,299.50	-15,299.50
100-1565-523200	Telephone	0.00	0.00	0.00	25.02	25.02	-25.02

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100-1565-523700	Education & Training	0.00	0.00	85.00	85.00	85.00	-85.00
100-1565-531100	General Supplies & Mater	12,000.00	12,000.00	0.00	9,253.95	9,253.95	2,746.05
100-1565-531105	Hand Tools	1,500.00	1,500.00	601.48	977.70	977.70	522.30
100-1565-531210	Water & Sewer Utility	60,000.00	60,000.00	5,901.62	55,578.21	55,578.21	4,421.79
100-1565-531220	Natural Gas	35,000.00	35,000.00	625.45	28,622.45	28,622.45	6,377.55
100-1565-531230	Electricity	180,000.00	180,000.00	20,283.66	166,326.17	166,326.17	13,673.83
100-1565-531600	Small Equipment <\$20000	4,500.00	4,500.00	0.00	899.99	899.99	3,600.01
100-1565-531700	Other Supplies	2,000.00	2,000.00	0.00	202.96	202.96	1,797.04
100-1565-541200	Site Improvements	97,455.00	97,455.00	0.00	0.00	0.00	97,455.00
100-1565-542100	Machinery	0.00	0.00	0.00	0.00	35,250.00	-35,250.00
Department: 1565 - General Gov Building & PI Total:		948,111.00	948,111.00	55,536.00	761,812.32	797,386.51	150,724.49

Department: 2000 - Judicial

100-2000-511100	Salaries & Wages - Municipal Court	225,000.00	225,000.00	16,183.99	216,510.44	216,510.44	8,489.56
100-2000-511300	Overtime Pay	500.00	500.00	0.00	0.00	0.00	500.00
100-2000-512100	Group Insurance	53,241.00	53,241.00	4,368.25	59,666.50	59,666.50	-6,425.50
100-2000-512200	Fica & Medicare	18,780.00	18,780.00	1,197.10	16,275.66	16,275.66	2,504.34
100-2000-512400	Pmts To Retirement Sys	46,025.00	46,025.00	0.00	34,838.58	34,838.58	11,186.42
100-2000-521202	Judge	35,000.00	35,000.00	2,916.66	34,999.92	34,999.92	0.08
100-2000-521204	Solicitor	30,000.00	30,000.00	2,500.00	30,000.00	30,000.00	0.00
100-2000-521205	Public Defender	22,000.00	22,000.00	0.00	12,452.50	12,452.50	9,547.50
100-2000-521210	Contract Labor - Other	3,500.00	3,500.00	200.00	3,080.00	3,080.00	420.00
100-2000-523500	Travel	1,500.00	1,500.00	0.00	0.00	0.00	1,500.00
100-2000-523600	Dues & Fees	300.00	300.00	0.00	180.00	180.00	120.00
100-2000-523700	Education & Training	2,000.00	2,000.00	520.00	780.00	780.00	1,220.00
100-2000-523900	Other	500.00	500.00	2.23	504.75	504.75	-4.75
100-2000-531100	General Supplies & Mater	3,000.00	3,000.00	0.00	2,837.08	2,837.08	162.92
100-2000-571010	Prisoner Expense	45,000.00	45,000.00	4,048.89	28,526.00	28,526.00	16,474.00
100-2000-571030	Peace Officer'S A&B Fund	50,000.00	50,000.00	2,796.50	28,020.05	28,020.05	21,979.95
100-2000-571040	Local Victim Assistance Fund	25,000.00	25,000.00	1,060.66	13,257.77	13,257.77	11,742.23
100-2000-571050	Drug Abuse Education	7,000.00	7,000.00	0.00	2,133.75	2,133.75	4,866.25
100-2000-571060	Courtware Solutions	66,000.00	66,000.00	5,500.00	60,500.00	60,500.00	5,500.00
100-2000-571090	Consolidated Remittance	95,000.00	95,000.00	5,142.53	59,103.92	59,103.92	35,896.08
Department: 2000 - Judicial Total:		729,346.00	729,346.00	46,436.81	603,666.92	603,666.92	125,679.08

Department: 3200 - Police

100-3200-511100	Salaries & Wages - Police	2,361,527.00	2,361,527.00	174,128.03	2,253,762.51	2,253,762.51	107,764.49
100-3200-511300	Overtime Pay	145,000.00	145,000.00	11,270.60	133,188.28	133,188.28	11,811.72
100-3200-511301	Overtime Pay Dea	55,000.00	55,000.00	753.72	27,323.32	27,323.32	27,676.68
100-3200-512100	Group Insurance	750,000.00	750,000.00	60,629.00	794,267.75	794,267.75	-44,267.75
100-3200-512200	Fica & Medicare	196,339.00	196,339.00	13,454.67	179,377.95	179,377.95	16,961.05
100-3200-512400	Pmts To Retirement Sys	484,100.00	484,100.00	0.00	365,654.53	365,654.53	118,445.47
100-3200-512700	Workers Compensation	100,000.00	100,000.00	0.00	127,974.67	127,974.67	-27,974.67
100-3200-512810	Uniforms	28,000.00	28,000.00	5,805.61	32,365.85	32,500.79	-4,500.79
100-3200-521209	Professional Service	8,320.00	9,220.00	723.22	9,321.23	9,196.23	23.77
100-3200-521301	Computer Services	500.00	500.00	0.00	0.00	0.00	500.00
100-3200-521302	Pre-Employment Screening	2,000.00	2,000.00	415.00	1,320.00	1,320.00	680.00
100-3200-522201	Office Equip-Rep & Maint	1,500.00	0.00	0.00	0.00	0.00	0.00
100-3200-522203	Mach & Equip Rep & Maint	8,500.00	7,080.00	0.00	7,012.22	7,012.22	67.78
100-3200-523160	Law Enforcement Liabili	27,000.00	28,420.00	0.00	28,420.00	28,420.00	0.00
100-3200-523400	Printing & Binding	2,000.00	2,000.00	0.00	1,967.80	1,967.80	32.20
100-3200-523500	Travel	2,000.00	1,737.00	0.00	1,552.29	1,552.29	184.71
100-3200-523600	Dues & Fees	2,000.00	2,263.00	0.00	2,262.75	2,294.75	-31.75
100-3200-523700	Education & Training	6,000.00	6,600.00	103.00	6,537.88	6,593.88	6.12
100-3200-523900	Other	3,000.00	3,000.00	1,418.28	1,634.01	1,634.01	1,365.99
100-3200-523905	Police Fund Expenses	3,000.00	3,000.00	0.00	38,984.00	38,984.00	-35,984.00
100-3200-523910	D.A.R.E Expenses	1,500.00	1,500.00	0.00	414.00	414.00	1,086.00
100-3200-531100	General Supplies & Mater	18,000.00	18,000.00	753.80	15,687.30	15,971.87	2,028.13
100-3200-531101	Office Supplies	13,000.00	13,000.00	0.00	9,597.49	9,617.67	3,382.33
100-3200-531104	Ammunition	17,500.00	17,500.00	2,992.93	17,427.96	17,427.96	72.04
100-3200-531600	Small Equipment <\$20000	7,500.00	7,500.00	0.00	4,036.81	4,036.81	3,463.19

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100-3200-531730	Neighborhood Watch	500.00	500.00	0.00	119.70	119.70	380.30
100-3200-571010	Prisoner Expense	5,000.00	5,000.00	0.00	1,409.00	1,409.00	3,591.00
Department: 3200 - Police Total:		4,248,786.00	4,248,786.00	272,447.86	4,061,619.30	4,062,021.99	186,764.01
Department: 3500 - Fire							
100-3500-511100	Salaries & Wages - Fire Dept	2,203,763.00	2,203,763.00	177,332.79	2,171,290.18	2,171,290.18	32,472.82
100-3500-511300	Overtime Pay	93,845.00	93,845.00	6,680.15	70,771.99	70,771.99	23,073.01
100-3500-512100	Group Insurance	508,485.00	508,485.00	48,086.25	593,275.25	593,275.25	-84,790.25
100-3500-512110	Fire Cancer Insurance-Hb 146	3,849.00	4,209.00	0.00	4,208.78	4,208.78	0.22
100-3500-512200	Fica & Medicare	175,767.00	175,767.00	13,424.28	167,003.27	167,003.27	8,763.73
100-3500-512400	Pmts To Retirement Sys	451,100.00	451,100.00	0.00	341,226.62	341,226.62	109,873.38
100-3500-512700	Workers Compensation	54,767.00	54,767.00	0.00	73,919.48	73,919.48	-19,152.48
100-3500-512810	Uniforms	20,100.00	20,100.00	0.00	17,573.84	17,603.84	2,496.16
100-3500-521208	Professional -Med Service	12,480.00	14,168.00	0.00	14,168.00	14,168.00	0.00
100-3500-521302	Drug Testing	750.00	1,175.00	0.00	1,115.00	1,115.00	60.00
100-3500-522203	Mach & Equip Rep & Maint	31,650.00	31,650.00	3,426.00	22,914.19	25,914.19	5,735.81
100-3500-523500	Travel	3,000.00	527.00	0.00	242.95	242.95	284.05
100-3500-523600	Dues & Fees	3,000.00	3,500.00	0.00	3,126.25	3,126.25	373.75
100-3500-523700	Education & Training	5,000.00	5,000.00	159.00	4,944.02	4,944.02	55.98
100-3500-523750	Fire Prevention & Train	3,000.00	3,000.00	0.00	666.11	666.11	2,333.89
100-3500-523800	Licenses	500.00	0.00	0.00	0.00	77.75	-77.75
100-3500-523900	Other	3,500.00	3,500.00	669.84	2,218.12	2,218.12	1,281.88
100-3500-531100	General Supplies & Mater	10,000.00	10,000.00	-47.15	8,657.85	8,657.85	1,342.15
100-3500-531101	Office Supplies	2,000.00	2,000.00	0.00	1,005.18	1,005.18	994.82
100-3500-531600	Small Equipment <\$20000	29,684.00	29,684.00	0.00	22,519.74	25,528.74	4,155.26
100-3500-531700	Other Supplies	1,000.00	1,000.00	0.00	0.00	0.00	1,000.00
100-3500-531710	Medical Supplies	17,000.00	17,000.00	2,398.51	10,518.44	10,518.44	6,481.56
100-3500-581200	Principal - Lease	153,629.00	153,629.00	0.00	153,628.82	153,628.82	0.18
100-3500-582200	Interest - Leases	3,872.00	3,872.00	0.00	3,871.45	3,871.45	0.55
Department: 3500 - Fire Total:		3,791,741.00	3,791,741.00	252,129.67	3,688,865.53	3,694,982.28	96,758.72
Department: 4100 - Public Works							
100-4100-511100	Salaries & Wages - Public Works	355,000.00	355,000.00	24,540.45	313,586.83	313,586.83	41,413.17
100-4100-511300	Overtime Pay	2,000.00	2,000.00	0.00	1,493.16	1,493.16	506.84
100-4100-512100	Group Insurance	153,009.00	153,009.00	13,820.00	177,540.50	177,540.50	-24,531.50
100-4100-512200	Fica & Medicare	26,000.00	26,000.00	1,719.85	22,649.82	22,649.82	3,350.18
100-4100-512400	Pmts To Retirement Sys	68,475.00	68,475.00	0.00	54,967.60	54,967.60	13,507.40
100-4100-512600	Unemployment Expenses	0.00	0.00	0.00	1,825.00	1,825.00	-1,825.00
100-4100-512700	Workers Compensation	60,000.00	60,000.00	0.00	61,667.08	61,667.08	-1,667.08
100-4100-512810	Uniforms	8,000.00	8,000.00	263.15	6,923.85	7,113.09	886.91
100-4100-521302	Drug Testing	100.00	100.00	0.00	100.00	100.00	0.00
100-4100-522140	Lawn Care	8,000.00	8,000.00	0.00	2,147.99	2,279.07	5,720.93
100-4100-522203	Mach & Equip Rep & Maint	10,000.00	10,000.00	18.98	7,914.47	7,942.42	2,057.58
100-4100-522320	Rental-Equipment/Vehicle	3,000.00	3,000.00	0.00	4,129.67	4,129.67	-1,129.67
100-4100-523900	Other	7,500.00	7,500.00	0.00	10,001.45	10,001.45	-2,501.45
100-4100-531100	General Supplies & Materials	10,000.00	10,000.00	1,197.34	11,758.61	11,758.61	-1,758.61
100-4100-531105	Hand Tools	2,000.00	2,000.00	0.00	0.00	0.00	2,000.00
100-4100-531250	Oil Expense	500.00	500.00	0.00	0.00	0.00	500.00
100-4100-531600	Small Equipment <\$20000	5,000.00	5,000.00	10,350.00	23,314.26	23,314.26	-18,314.26
100-4100-531700	Other Supplies	7,500.00	7,500.00	3,850.07	8,538.81	8,538.81	-1,038.81
Department: 4100 - Public Works Total:		726,084.00	726,084.00	55,759.84	708,559.10	708,907.37	17,176.63
Department: 4200 - Highways And Streets							
100-4200-511100	Regular Pay	135,000.00	135,000.00	10,460.71	132,069.64	132,069.64	2,930.36
100-4200-511300	Overtime Pay	5,000.00	5,000.00	0.00	1,759.60	1,759.60	3,240.40
100-4200-512100	Group Insurance	32,000.00	32,000.00	4,980.00	61,120.50	61,120.50	-29,120.50
100-4200-512200	Fica & Medicare	11,000.00	11,000.00	761.73	9,959.31	9,959.31	1,040.69
100-4200-512400	Pmts To Retirement Sys	27,575.00	27,575.00	0.00	20,903.17	20,903.17	6,671.83
100-4200-512810	Uniforms	2,500.00	2,500.00	97.40	3,180.55	3,252.52	-752.52
100-4200-521202	Engineering Fees	50,000.00	50,000.00	1,593.75	25,023.35	25,023.35	24,976.65
100-4200-521302	Drug Test & Med Service	200.00	200.00	0.00	0.00	0.00	200.00

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100-4200-521303	Technical Services	3,200.00	3,200.00	0.00	0.00	0.00	3,200.00
100-4200-521307	Technical Service-Mapping	6,000.00	6,000.00	0.00	0.00	0.00	6,000.00
100-4200-522203	Mach & Equip Rep & Maint	12,000.00	12,000.00	0.00	12,208.49	12,208.49	-208.49
100-4200-522210	LMIG Repair & Maintenance	0.00	160,300.00	0.00	591.25	591.25	159,708.75
100-4200-522211	Sidewalk Repair & Maint	40,000.00	40,000.00	1,775.75	25,006.25	25,006.25	14,993.75
100-4200-523301	Advertising Expense	0.00	0.00	75.00	435.00	435.00	-435.00
100-4200-523500	Travel	500.00	500.00	0.00	0.00	0.00	500.00
100-4200-523600	Dues & Fees	250.00	250.00	0.00	0.00	0.00	250.00
100-4200-523700	Education & Training	2,500.00	2,500.00	0.00	0.00	0.00	2,500.00
100-4200-523800	Licenses	250.00	250.00	0.00	0.00	0.00	250.00
100-4200-523900	Other	2,000.00	2,000.00	0.00	700.00	700.00	1,300.00
100-4200-531100	General Supplies & Mater	8,000.00	8,000.00	0.00	27,970.97	27,970.97	-19,970.97
100-4200-531105	Hand Tools	2,500.00	2,500.00	0.00	1,544.06	1,544.06	955.94
100-4200-531109	Chemicals	4,000.00	4,000.00	0.00	4,239.76	4,239.76	-239.76
100-4200-531110	Street Repair	611,500.00	611,500.00	13,845.00	81,303.78	81,303.78	530,196.22
100-4200-531111	Traffic Light Maintenance	2,000.00	2,000.00	0.00	0.00	0.00	2,000.00
100-4200-531112	Flowers & Plants	160,300.00	0.00	0.00	0.00	0.00	0.00
100-4200-531113	Street Signs	15,000.00	15,000.00	0.00	20,031.17	20,031.17	-5,031.17
100-4200-531531	Traffic Signal - Utility	3,000.00	3,000.00	172.10	1,715.68	1,715.68	1,284.32
100-4200-531532	Street Light - Utility	200,000.00	200,000.00	21,372.06	204,827.33	204,827.33	-4,827.33
100-4200-531600	Small Equipment <\$20000	5,000.00	5,000.00	0.00	3,317.50	3,317.50	1,682.50
100-4200-531610	Infrastructure < \$25,000	25,000.00	25,000.00	0.00	0.00	0.00	25,000.00
Department: 4200 - Highways And Streets Total:		1,366,275.00	1,366,275.00	55,133.50	637,907.36	637,979.33	728,295.67
Department: 4900 - Fleet Maintenance & Shop							
100-4900-511100	Regular Pay-Fleet Maint & Shop	240,000.00	240,000.00	18,383.29	234,693.02	234,693.02	5,306.98
100-4900-511300	Overtime Pay	2,000.00	2,000.00	0.00	158.08	158.08	1,841.92
100-4900-512100	Group Insurance	92,400.00	92,400.00	9,790.75	113,581.75	113,581.75	-21,181.75
100-4900-512200	Fica & Medicare	18,700.00	18,700.00	1,274.12	16,961.40	16,961.40	1,738.60
100-4900-512400	Payments To Retirement	49,100.00	49,100.00	0.00	37,161.16	37,161.16	11,938.84
100-4900-512700	Workers Compensation	7,000.00	7,000.00	0.00	4,806.88	4,806.88	2,193.12
100-4900-512810	Uniforms	4,500.00	4,500.00	475.32	3,171.61	3,171.61	1,328.39
100-4900-521302	Drug Testing	50.00	50.00	0.00	0.00	0.00	50.00
100-4900-522202	Auto & Truck Rep & Maint	150,000.00	150,000.00	7,055.93	133,396.18	136,130.62	13,869.38
100-4900-522203	Mach & Equip Rep & Maint	7,500.00	7,500.00	0.00	1,448.75	1,448.75	6,051.25
100-4900-523170	Auto Liability	149,000.00	149,000.00	0.00	149,903.00	149,903.00	-903.00
100-4900-523500	Travel	2,000.00	2,000.00	0.00	0.00	800.00	1,200.00
100-4900-523600	Dues & Fees	250.00	250.00	0.00	140.00	140.00	110.00
100-4900-523700	Education & Training	1,000.00	1,000.00	0.00	745.00	745.00	255.00
100-4900-523800	Licenses	500.00	500.00	0.00	0.00	0.00	500.00
100-4900-523900	Other	1,000.00	1,000.00	0.00	468.21	608.00	392.00
100-4900-531100	General Supplies & Mater	5,000.00	5,000.00	96.81	4,513.43	4,521.41	478.59
100-4900-531101	Office Supplies	1,000.00	1,000.00	0.00	278.04	278.04	721.96
100-4900-531105	Hand Tools	5,000.00	5,000.00	26.60	2,275.96	2,275.96	2,724.04
100-4900-531250	Oil Expense	7,500.00	7,500.00	0.00	7,507.88	7,507.88	-7.88
100-4900-531270	Gasoline Expense	220,000.00	220,000.00	21,912.41	197,126.56	197,169.66	22,830.34
100-4900-531600	Small Equipment <\$20000	15,000.00	15,000.00	0.00	13,706.99	13,706.99	1,293.01
100-4900-542200	Vehicles	0.00	0.00	0.00	51,955.36	51,955.36	-51,955.36
Department: 4900 - Fleet Maintenance & Shop Total:		978,500.00	978,500.00	59,015.23	973,999.26	977,724.57	775.43
Department: 6500 - Libraries							
100-6500-522204	Building Repairs & Maint	6,000.00	6,000.00	0.00	450.00	450.00	5,550.00
100-6500-572030	Library - Uncle Remus	133,238.00	133,238.00	0.00	133,238.00	133,238.00	0.00
Department: 6500 - Libraries Total:		139,238.00	139,238.00	0.00	133,688.00	133,688.00	5,550.00
Department: 7400 - Planning & Zoning							
100-7400-511100	Salaries & Wages - P & Dev	270,000.00	270,000.00	21,010.11	270,981.40	270,981.40	-981.40
100-7400-511300	Overtime Pay	1,000.00	1,000.00	15.92	394.31	394.31	605.69
100-7400-512100	Group Insurance	50,555.00	50,555.00	3,313.25	48,044.75	48,044.75	2,510.25
100-7400-512200	Fica & Medicare	20,810.00	20,810.00	1,586.33	20,848.67	20,848.67	-38.67
100-7400-512400	Pmts To Retirement Sys	55,725.00	55,725.00	0.00	41,806.34	41,806.34	13,918.66

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100-7400-512810	Uniforms	1,500.00	1,500.00	0.00	0.00	0.00	1,500.00
100-7400-521202	Engineering Fees	20,000.00	20,000.00	2,365.00	24,981.00	24,981.00	-4,981.00
100-7400-521302	Drug Testing	100.00	100.00	0.00	0.00	0.00	100.00
100-7400-521312	Planning Commissioners	2,400.00	2,400.00	279.00	303.75	303.75	2,096.25
100-7400-523301	Advertising Expense	500.00	500.00	120.00	690.00	690.00	-190.00
100-7400-523400	Printing & Binding	1,000.00	1,000.00	0.00	0.00	0.00	1,000.00
100-7400-523500	Travel	1,000.00	1,000.00	91.78	1,007.56	1,007.56	-7.56
100-7400-523600	Dues & Fees	400.00	400.00	27.94	244.43	256.38	143.62
100-7400-523700	Education & Training	4,500.00	4,500.00	1,261.78	3,624.78	3,624.78	875.22
100-7400-523800	Licenses	400.00	400.00	0.00	0.00	0.00	400.00
100-7400-523900	Other	1,000.00	1,000.00	0.00	26.34	63.10	936.90
100-7400-531100	General Supplies & Mater	2,500.00	2,500.00	55.58	2,156.57	2,156.57	343.43
100-7400-531101	Office Supplies	2,500.00	2,500.00	0.00	914.57	914.57	1,585.43
100-7400-531102	Computer Supplies	2,500.00	2,500.00	0.00	539.02	539.02	1,960.98
100-7400-531210	Water & Sewer Utility	0.00	0.00	0.00	80.00	80.00	-80.00
100-7400-531600	Small Equipment <\$20000	1,000.00	1,000.00	0.00	0.00	0.00	1,000.00
100-7400-531700	Other Supplies	500.00	500.00	0.00	73.00	119.52	380.48
Department: 7400 - Planning & Zoning Total:		439,890.00	439,890.00	30,126.69	416,716.49	416,811.72	23,078.28
Department: 7545 - Economic Development -							
100-7545-511100	Regular Pay	180,000.00	180,000.00	11,563.38	152,909.99	152,909.99	27,090.01
100-7545-511300	Overtime Pay	52,000.00	52,000.00	5,571.30	53,238.46	53,238.46	-1,238.46
100-7545-512100	Group Insurance	43,000.00	43,000.00	4,985.75	38,917.00	38,917.00	4,083.00
100-7545-512200	Fica & Medicare	18,000.00	18,000.00	1,228.05	15,498.78	15,498.78	2,501.22
100-7545-512400	Payments To Retirement	25,973.00	25,973.00	0.00	27,870.84	27,870.84	-1,897.84
100-7545-521301	Computer Services	1,000.00	1,000.00	0.00	0.00	0.00	1,000.00
100-7545-523301	Advertising Expense	5,000.00	5,000.00	0.00	1,250.00	1,250.00	3,750.00
100-7545-523400	Printing	4,000.00	4,000.00	0.00	312.90	312.90	3,687.10
100-7545-523500	Travel Expense	2,000.00	2,000.00	0.00	870.35	1,993.90	6.10
100-7545-523600	Dues & Fees	2,000.00	2,000.00	0.00	1,824.00	1,824.00	176.00
100-7545-523900	Other	1,000.00	1,000.00	0.00	0.00	250.00	750.00
100-7545-531100	General Supplies & Materials	20,000.00	20,000.00	107.99	8,025.19	9,499.16	10,500.84
100-7545-531112	Flowers & Plants	250.00	250.00	104.58	104.58	104.58	145.42
100-7545-531300	Food	13,000.00	13,000.00	926.45	9,591.03	10,047.85	2,952.15
100-7545-572010	Events - Etc.	120,000.00	120,000.00	25,682.83	102,143.05	112,818.05	7,181.95
Department: 7545 - Economic Development - Total:		487,223.00	487,223.00	50,170.33	412,556.17	426,535.51	60,687.49
Fund: 100 - General Fund Surplus (Deficit):		0.00	0.00	-866,819.46	2,063,277.28	1,990,546.81	-1,990,546.81
Fund: 210 - Confiscated Asset Fund							
Department: 0000 - Non-Departmental							
210-0000-351320	Cash Confiscation	0.00	0.00	0.00	414.92	414.92	-414.92
210-0000-351360	Proceeds - Sale Of Conf Proceeds	0.00	0.00	0.00	2,050.00	2,050.00	-2,050.00
210-0000-381010	Federal Confiscated Assets	110,000.00	110,000.00	0.00	118,704.16	118,704.16	-8,704.16
Department: 0000 - Non-Departmental Total:		110,000.00	110,000.00	0.00	121,169.08	121,169.08	-11,169.08
Department: 3200 - Police							
210-3200-523900	Other	0.00	0.00	0.00	5,658.00	6,453.00	-6,453.00
210-3200-523901	Other -- Federal Forfeiture	0.00	0.00	0.00	8,042.00	11,432.00	-11,432.00
210-3200-531100	General Supplies & Mater	0.00	0.00	0.00	26,919.14	26,919.14	-26,919.14
210-3200-531600	Small Equipment <\$20000	110,000.00	110,000.00	0.00	34,018.00	34,018.00	75,982.00
210-3200-542200	Vehicles-State Conf	0.00	0.00	0.00	4,344.78	4,344.78	-4,344.78
Department: 3200 - Police Total:		110,000.00	110,000.00	0.00	78,981.92	83,166.92	26,833.08
Fund: 210 - Confiscated Asset Fund Surplus (Deficit):		0.00	0.00	0.00	42,187.16	38,002.16	-38,002.16
Fund: 275 - Hotel/Motel Fund							
Department: 0000 - Non-Departmental							
275-0000-314100	Hotel / Motel Tax	85,000.00	85,000.00	1,245.94	53,140.01	53,140.01	31,859.99
Department: 0000 - Non-Departmental Total:		85,000.00	85,000.00	1,245.94	53,140.01	53,140.01	31,859.99
Department: 7540 - Tourism							
275-7540-523301	Advertising Expense	25,000.00	25,000.00	0.00	20,903.10	20,903.10	4,096.90
275-7540-572010	Chamber - Hotel/Motel	10,000.00	10,000.00	0.00	0.00	0.00	10,000.00

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275-7540-611050	Transfer Out - General	50,000.00	50,000.00	533.91	31,418.75	31,418.75	18,581.25
	Department: 7540 - Tourism Total:	85,000.00	85,000.00	533.91	52,321.85	52,321.85	32,678.15
Department: 7550 - 7550							
275-7550-611050	Transfer Out - General	0.00	0.00	483.89	483.89	483.89	-483.89
	Department: 7550 - 7550 Total:	0.00	0.00	483.89	483.89	483.89	-483.89
	Fund: 275 - Hotel/Motel Fund Surplus (Deficit):	0.00	0.00	228.14	334.27	334.27	-334.27
Fund: 320 - Gw Splost 2017							
Department: 0000 - Non-Departmental							
320-0000-337101	Recreation Gw	1,338,781.00	1,338,781.00	0.00	0.00	0.00	1,338,781.00
320-0000-337103	Transportation Gw	1,320,649.00	1,320,649.00	0.00	0.00	0.00	1,320,649.00
320-0000-337104	W&S Capital Improvements Gw	380,604.00	380,604.00	0.00	0.00	0.00	380,604.00
320-0000-361000	Interest Revenues	0.00	0.00	0.00	14,442.09	14,442.09	-14,442.09
	Department: 0000 - Non-Departmental Total:	3,040,034.00	3,040,034.00	0.00	14,442.09	14,442.09	3,025,591.91
Department: 4200 - Highways And Streets							
320-4200-541410	Transp-Old Loganville Sidewalk	1,320,649.00	1,320,649.00	0.00	0.00	0.00	1,320,649.00
	Department: 4200 - Highways And Streets Total:	1,320,649.00	1,320,649.00	0.00	0.00	0.00	1,320,649.00
Department: 4400 - Water							
320-4400-541400	Infrastructure-Dest Park	380,604.00	380,604.00	0.00	0.00	0.00	380,604.00
	Department: 4400 - Water Total:	380,604.00	380,604.00	0.00	0.00	0.00	380,604.00
Department: 6200 - Parks							
320-6200-522207	Park Maintenance	0.00	0.00	0.00	648.92	648.92	-648.92
320-6200-541300	Buildings-Park	0.00	0.00	0.00	-94,357.84	-94,357.84	94,357.84
320-6200-541400	Recreation - Infrastructure	1,338,781.00	1,338,781.00	0.00	8,689.39	8,689.39	1,330,091.61
	Department: 6200 - Parks Total:	1,338,781.00	1,338,781.00	0.00	-85,019.53	-85,019.53	1,423,800.53
	Fund: 320 - Gw Splost 2017 Surplus (Deficit):	0.00	0.00	0.00	99,461.62	99,461.62	-99,461.62
Fund: 321 - Wc Splost 2019							
Department: 0000 - Non-Departmental							
321-0000-337103	Transportation Wc Splost 2019	3,218,898.44	3,218,898.44	0.00	655,063.99	655,063.99	2,563,834.45
321-0000-337104	Public Safety Wc Splost 2019	2,354,725.70	2,354,725.70	0.00	646,950.71	646,950.71	1,707,774.99
321-0000-337105	Parks And Rec Walton Splost 2019	226,192.86	226,192.86	0.00	62,145.50	62,145.50	164,047.36
321-0000-361000	Interest Revenues	0.00	0.00	0.00	252,834.75	252,834.75	-252,834.75
321-0000-389000	Bank Charges & Misc.	0.00	0.00	0.00	-105.00	-105.00	105.00
	Department: 0000 - Non-Departmental Total:	5,799,817.00	5,799,817.00	0.00	1,616,889.95	1,616,889.95	4,182,927.05
Department: 3200 - Police							
321-3200-522204	Police Building Repair & Maint	0.00	0.00	0.00	25,214.31	25,214.31	-25,214.31
321-3200-531600	Small Equip Purchase < \$20000	0.00	0.00	20,834.65	32,868.31	161,309.56	-161,309.56
321-3200-541300	Public Safety Buildings	2,354,725.70	2,301,334.31	0.00	0.00	0.00	2,301,334.31
321-3200-542100	Machinery/ Equipment	0.00	22,833.82	0.00	23,208.82	23,208.82	-375.00
321-3200-542200	Vehicles	0.00	0.00	36,842.04	229,521.71	281,214.95	-281,214.95
	Department: 3200 - Police Total:	2,354,725.70	2,324,168.13	57,676.69	310,813.15	490,947.64	1,833,220.49
Department: 3500 - Fire							
321-3500-531600	Small Equip Purchase < \$20000	0.00	0.00	0.00	18,789.80	18,789.80	-18,789.80
321-3500-542100	Machinery/ Equipment	0.00	30,557.57	0.00	102,937.11	102,937.11	-72,379.54
321-3500-542200	Vehicles	0.00	53,000.00	0.00	52,760.36	52,760.36	239.64
	Department: 3500 - Fire Total:	0.00	83,557.57	0.00	174,487.27	174,487.27	-90,929.70
Department: 4200 - Highways And Streets							
321-4200-541400	Transportation Infrastructure	3,218,898.44	3,218,898.44	0.00	0.00	0.00	3,218,898.44
	Department: 4200 - Highways And Streets Total:	3,218,898.44	3,218,898.44	0.00	0.00	0.00	3,218,898.44
Department: 6200 - Parks							
321-6200-542100	Machinery/ Equipment	226,192.86	226,192.86	0.00	14,925.00	14,925.00	211,267.86
	Department: 6200 - Parks Total:	226,192.86	226,192.86	0.00	14,925.00	14,925.00	211,267.86
	Fund: 321 - Wc Splost 2019 Surplus (Deficit):	0.00	-53,000.00	-57,676.69	1,116,664.53	936,530.04	-989,530.04
Fund: 323 - Walton county SPLOST 2025							
Department: 0000 - Non-Departmental							
323-0000-337102	SPLOST 2025 Public Safety	623,397.12	623,397.12	0.00	35,767.29	35,767.29	587,629.83

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323-0000-337103	SPLOST 2025 Transportation	5,015,513.69	5,015,513.69	0.00	287,764.14	287,764.14	4,727,749.55
323-0000-337104	SPLOST 2025 Public Utilities	5,440,557.22	5,440,557.22	0.00	312,150.93	312,150.93	5,128,406.29
323-0000-337105	SPLOST 2025 Parks & Recreation	255,026.12	255,026.12	0.00	14,632.08	14,632.08	240,394.04
323-0000-361000	Interest Revenues	0.00	0.00	0.00	2,942.28	2,942.28	-2,942.28
323-0000-389000	Bank Charges/ Misc	0.00	0.00	0.00	-40.00	-40.00	40.00
Department: 0000 - Non-Departmental Total:		11,334,494.15	11,334,494.15	0.00	653,216.72	653,216.72	10,681,277.43
Department: 3200 - Police							
323-3200-542100	Machinery & Equipment	311,698.59	311,698.59	0.00	0.00	0.00	311,698.59
Department: 3200 - Police Total:		311,698.59	311,698.59	0.00	0.00	0.00	311,698.59
Department: 3500 - Fire							
323-3500-542100	Machinery & Equipment	311,698.59	311,698.59	0.00	0.00	0.00	311,698.59
Department: 3500 - Fire Total:		311,698.59	311,698.59	0.00	0.00	0.00	311,698.59
Department: 4200 - Highways And Streets							
323-4200-541400	Transportation Streets and Sidewalks	5,015,513.69	5,015,513.69	0.00	0.00	0.00	5,015,513.69
Department: 4200 - Highways And Streets Total:		5,015,513.69	5,015,513.69	0.00	0.00	0.00	5,015,513.69
Department: 4330 - Sewer Collections							
323-4330-541400	Sewer Infrastructure	2,720,278.61	2,720,278.61	0.00	0.00	0.00	2,720,278.61
Department: 4330 - Sewer Collections Total:		2,720,278.61	2,720,278.61	0.00	0.00	0.00	2,720,278.61
Department: 4400 - Water							
323-4400-541400	Water Infrastructure	2,720,278.61	2,720,278.61	0.00	0.00	0.00	2,720,278.61
Department: 4400 - Water Total:		2,720,278.61	2,720,278.61	0.00	0.00	0.00	2,720,278.61
Department: 6200 - Parks							
323-6200-541400	Parks & Rec Infrastructure	255,026.06	255,026.06	0.00	0.00	0.00	255,026.06
Department: 6200 - Parks Total:		255,026.06	255,026.06	0.00	0.00	0.00	255,026.06
Fund: 323 - Walton county SPLOST 2025 Surplus (Deficit):		0.00	0.00	0.00	653,216.72	653,216.72	-653,216.72
Fund: 324 - GW SPLOST 2023							
Department: 0000 - Non-Departmental							
324-0000-337101	Splost 23 Transportation	2,559,746.00	2,559,746.00	0.00	290,992.28	290,992.28	2,268,753.72
324-0000-337102	Splost 23 - Public Safety-Facilities & E...	600,000.00	600,000.00	0.00	97,635.69	97,635.69	502,364.31
324-0000-337103	Splost 23 Recreational	750,000.00	750,000.00	0.00	127,677.45	127,677.45	622,322.55
324-0000-337104	Splost 23 Water & Sewer Capital Impr...	574,642.00	574,642.00	0.00	97,635.69	97,635.69	477,006.31
324-0000-361000	Interest Income	0.00	0.00	0.00	33,551.10	33,551.10	-33,551.10
324-0000-389000	Bank Charges and Misc	0.00	0.00	0.00	-1,048.90	-1,048.90	1,048.90
Department: 0000 - Non-Departmental Total:		4,484,388.00	4,484,388.00	0.00	646,443.31	646,443.31	3,837,944.69
Department: 3200 - Police							
324-3200-541300	Police Public Safety Facilities	300,000.00	300,000.00	0.00	0.00	0.00	300,000.00
Department: 3200 - Police Total:		300,000.00	300,000.00	0.00	0.00	0.00	300,000.00
Department: 3500 - Fire							
324-3500-531600	Small Equipment <\$20000	0.00	0.00	0.00	218,200.00	218,200.00	-218,200.00
324-3500-541300	Fire Public Safety Facilities	300,000.00	300,000.00	0.00	0.00	0.00	300,000.00
Department: 3500 - Fire Total:		300,000.00	300,000.00	0.00	218,200.00	218,200.00	81,800.00
Department: 4200 - Highways And Streets							
324-4200-541400	Transportation Infrastructure	2,559,746.00	2,559,746.00	0.00	0.00	0.00	2,559,746.00
Department: 4200 - Highways And Streets Total:		2,559,746.00	2,559,746.00	0.00	0.00	0.00	2,559,746.00
Department: 4330 - Sewer Collections							
324-4330-541400	Sewer Infrastructure	287,321.00	287,321.00	0.00	0.00	0.00	287,321.00
Department: 4330 - Sewer Collections Total:		287,321.00	287,321.00	0.00	0.00	0.00	287,321.00
Department: 4400 - Water							
324-4400-541400	Water Infrastructure	287,321.00	287,321.00	0.00	0.00	0.00	287,321.00
Department: 4400 - Water Total:		287,321.00	287,321.00	0.00	0.00	0.00	287,321.00
Department: 6200 - Parks							
324-6200-541400	Recreational Infrastructure	750,000.00	750,000.00	0.00	0.00	0.00	750,000.00
Department: 6200 - Parks Total:		750,000.00	750,000.00	0.00	0.00	0.00	750,000.00
Fund: 324 - GW SPLOST 2023 Surplus (Deficit):		0.00	0.00	0.00	428,243.31	428,243.31	-428,243.31

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Fund: 371 - ARPA						
Department: 0000 - Non-Departmental						
371-0000-361000 Interest Revenue	60,000.00	60,000.00	0.00	60,312.11	60,312.11	-312.11
371-0000-389000 ARPA Bank Fees	0.00	0.00	0.00	-45.00	-45.00	45.00
371-0000-399000 Fund Balance For Budget Only	3,785,039.77	3,785,039.77	0.00	0.00	0.00	3,785,039.77
Department: 0000 - Non-Departmental Total:	3,845,039.77	3,845,039.77	0.00	60,267.11	60,267.11	3,784,772.66
Department: 4200 - Highways And Streets						
371-4200-531110 Street Repair	0.00	857,669.08	0.00	917,966.62	917,966.62	-60,297.54
371-4200-531600 Small Equipment <\$20000	0.00	48,577.50	0.00	48,577.50	48,577.50	0.00
371-4200-541400 Street Infrastructure	0.00	3,356.35	12.60	55,552.85	55,552.85	-52,196.50
Department: 4200 - Highways And Streets Total:	0.00	909,602.93	12.60	1,022,096.97	1,022,096.97	-112,494.04
Department: 4300 - Water Quality Control						
371-4300-522205 Infrastructure Repair & Maintenance	0.00	22,417.61	0.00	22,417.61	22,417.61	0.00
371-4300-541400 Infrastructure	373,880.20	223,511.19	0.00	220,096.00	97,096.00	126,415.19
371-4300-542200 Vehicles	0.00	0.00	0.00	123,518.78	123,518.78	-123,518.78
Department: 4300 - Water Quality Control Total:	373,880.20	245,928.80	0.00	366,032.39	243,032.39	2,896.41
Department: 4320 - Stormwater						
371-4320-522205 Infrastructure Repair & Maintenance	56,692.50	81,392.50	0.00	23,010.37	1,303.50	80,089.00
371-4320-541400 Infrastructure	332,452.62	332,452.62	1,758.75	44,107.80	44,107.80	288,344.82
Department: 4320 - Stormwater Total:	389,145.12	413,845.12	1,758.75	67,118.17	45,411.30	368,433.82
Department: 4330 - Sewer Collections						
371-4330-522205 Infrastructure Repair & Maintenance	19,442.00	19,442.00	0.00	14,100.00	14,100.00	5,342.00
371-4330-541300 Buildings	0.00	23,880.21	0.00	23,880.21	23,880.21	0.00
371-4330-541400 Infrastructure	1,562,572.45	601,050.31	0.00	17,817.57	0.00	601,050.31
Department: 4330 - Sewer Collections Total:	1,582,014.45	644,372.52	0.00	55,797.78	37,980.21	606,392.31
Department: 4400 - Water						
371-4400-522205 Infrastructure Repair & Maintenance	0.00	54,264.16	1,216.75	62,588.71	64,760.46	-10,496.30
371-4400-541410 Water Infrastructure	0.00	21,374.84	0.00	0.00	0.00	21,374.84
371-4400-542100 Machinery	0.00	127,951.40	0.00	127,951.40	127,951.40	0.00
Department: 4400 - Water Total:	0.00	203,590.40	1,216.75	190,540.11	192,711.86	10,878.54
Department: 6500 - Libraries						
371-6500-541300 Building-Library	1,500,000.00	1,500,000.00	45,027.59	250,969.07	250,969.07	1,249,030.93
Department: 6500 - Libraries Total:	1,500,000.00	1,500,000.00	45,027.59	250,969.07	250,969.07	1,249,030.93
Fund: 371 - ARPA Surplus (Deficit):	0.00	-72,300.00	-48,015.69	-1,892,287.38	-1,731,934.69	1,659,634.69
Fund: 375 - Capital Recovery-Impact Fees						
Department: 0000 - Non-Departmental						
375-0000-341320 Capital Recovery Impact Fee	400,000.00	400,000.00	0.00	135,680.70	135,680.70	264,319.30
375-0000-361000 Intrerest Revenues	0.00	0.00	11,713.44	65,425.04	65,425.04	-65,425.04
Department: 0000 - Non-Departmental Total:	400,000.00	400,000.00	11,713.44	201,105.74	201,105.74	198,894.26
Department: 4320 - Stormwater						
375-4320-541400 Infrastructure	0.00	0.00	250,969.06	638,198.56	638,198.56	-638,198.56
Department: 4320 - Stormwater Total:	0.00	0.00	250,969.06	638,198.56	638,198.56	-638,198.56
Department: 4400 - Water						
375-4400-541400 Infrastructure	400,000.00	400,000.00	0.00	0.00	0.00	400,000.00
Department: 4400 - Water Total:	400,000.00	400,000.00	0.00	0.00	0.00	400,000.00
Fund: 375 - Capital Recovery-Impact Fees Surplus (Deficit):	0.00	0.00	-239,255.62	-437,092.82	-437,092.82	437,092.82
Fund: 505 - Water & Sewer Fund						
Department: 0000 - Non-Departmental						
505-0000-341320 Capital Recovery Fee	0.00	0.00	-11,713.44	0.00	0.00	0.00
505-0000-341321 Capital Recovery - Plan Review	3,000.00	3,000.00	0.00	0.00	0.00	3,000.00
505-0000-344190 Other Charges	1,500.00	1,500.00	0.00	0.00	0.00	1,500.00
505-0000-344211 Water Sales / Collection	4,100,000.00	4,100,000.00	393,039.72	4,194,912.87	4,194,912.87	-94,912.87
505-0000-344212 Water Tap Fees	300,000.00	300,000.00	0.00	130,700.00	130,700.00	169,300.00
505-0000-344213 Backflow	19,000.00	19,000.00	0.00	12,572.50	12,572.50	6,427.50
505-0000-344214 Sprinkler Meter Fees	5,000.00	5,000.00	0.00	0.00	0.00	5,000.00

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505-0000-344215	Hydrant Meter Fees	8,000.00	8,000.00	107.43	20,312.49	20,312.49	-12,312.49
505-0000-344255	Sewer Sales / Collection	3,500,000.00	3,500,000.00	335,470.62	3,588,380.43	3,588,380.43	-88,380.43
505-0000-344256	Sewer Tap Fees	500,000.00	500,000.00	500.00	239,515.00	239,515.00	260,485.00
505-0000-344257	Dumping Tickets	450,000.00	450,000.00	88,825.00	370,425.00	370,425.00	79,575.00
505-0000-344258	Grease Trap Fees	12,000.00	12,000.00	300.00	12,750.00	12,750.00	-750.00
505-0000-344260	Storm Water Utility	625,000.00	625,000.00	54,602.44	617,382.91	617,382.91	7,617.09
505-0000-349300	Bad Check Fees	2,000.00	2,000.00	168.64	-4,785.71	-4,785.71	6,785.71
505-0000-349900	Water & Sewer Late Fees	200,000.00	200,000.00	17,582.60	193,608.43	193,608.43	6,391.57
505-0000-349910	Administrative Fees	100,000.00	100,000.00	8,261.00	82,794.84	82,794.84	17,205.16
505-0000-361000	Interest Revenues	90,000.00	90,000.00	0.00	169,720.77	169,720.77	-79,720.77
505-0000-383000	Reimb. For Damaged Property	0.00	0.00	0.00	31,540.00	31,540.00	-31,540.00
505-0000-389000	Bank Charges & Etc.	20,000.00	20,000.00	13,917.39	-345,469.22	-345,469.22	365,469.22
505-0000-390000	Miscellaneous Revenue	0.00	0.00	0.00	17,819.76	17,819.76	-17,819.76
505-0000-391100	Collections -Bad Debt	3,500.00	3,500.00	0.00	-23,571.02	-23,571.02	27,071.02
505-0000-392000	Sale Of Surplus Property	0.00	0.00	0.00	55,711.80	55,711.80	-55,711.80
505-0000-392001	Comp For Loss Of Gen Fxd Assets	0.00	0.00	0.00	1,500.00	1,500.00	-1,500.00
Department: 0000 - Non-Departmental Total:		9,939,000.00	9,939,000.00	901,061.40	9,365,820.85	9,365,820.85	573,179.15

Department: 4300 - Water Quality Control

505-4300-511100	Salaries & Wages - Wqc	695,000.00	695,000.00	49,130.30	563,372.55	563,372.55	131,627.45
505-4300-511300	Overtime Pay	15,000.00	15,000.00	568.93	9,848.28	9,848.28	5,151.72
505-4300-512100	Group Insurance	254,000.00	254,000.00	19,709.00	227,887.25	227,887.25	26,112.75
505-4300-512200	Fica & Medicare	53,945.00	53,945.00	3,548.01	45,326.78	45,326.78	8,618.22
505-4300-512400	Pmts To Retirement Sys	141,150.00	141,150.00	0.00	108,966.38	108,966.38	32,183.62
505-4300-512810	Uniforms	40,000.00	40,000.00	2,684.72	36,039.60	36,039.60	3,960.40
505-4300-521201	Legal Expenses	30,000.00	30,000.00	0.00	0.00	0.00	30,000.00
505-4300-521202	Engineering Fees	10,000.00	10,000.00	0.00	7,600.00	16,900.00	-6,900.00
505-4300-521208	Professional -Med Service	1,000.00	1,000.00	0.00	0.00	0.00	1,000.00
505-4300-521301	Computer Services	124,845.00	124,845.00	3,889.75	93,797.84	112,701.93	12,143.07
505-4300-521302	Drug Testing	500.00	500.00	0.00	615.00	615.00	-115.00
505-4300-521307	Technical Service	20,000.00	20,000.00	0.00	660.00	660.00	19,340.00
505-4300-521320	Outside Lab Service	12,000.00	12,000.00	1,305.08	7,494.81	10,961.81	1,038.19
505-4300-521330	W E T Sampling	10,000.00	10,000.00	0.00	0.00	0.00	10,000.00
505-4300-522110	Disposal (Sludge)	10,000.00	10,000.00	0.00	0.00	0.00	10,000.00
505-4300-522201	Office Equip-Rep & Maint	10,500.00	10,500.00	414.00	5,406.11	5,406.11	5,093.89
505-4300-522202	Auto & Truck Rep & Maint	50,000.00	50,000.00	928.24	35,757.09	36,043.82	13,956.18
505-4300-522203	Mach & Equip Rep & Maint	40,000.00	40,000.00	5,186.42	45,366.63	45,366.63	-5,366.63
505-4300-522204	Building Repairs & Maint	15,000.00	15,000.00	51.00	12,409.70	12,409.70	2,590.30
505-4300-522205	Infrastructure Rep & Main	200,000.00	200,000.00	32,521.25	184,244.26	176,331.26	23,668.74
505-4300-522206	Computer Repair & Maint	3,000.00	3,000.00	0.00	5,937.75	5,937.75	-2,937.75
505-4300-522320	Rental-Equipment/Vehicle	2,000.00	2,000.00	0.00	0.00	0.00	2,000.00
505-4300-523130	General Liability	56,542.00	56,542.00	0.00	82,309.00	82,309.00	-25,767.00
505-4300-523140	Property Insurance	34,014.00	34,014.00	0.00	38,299.50	38,299.50	-4,285.50
505-4300-523170	Auto Liability	50,000.00	50,000.00	0.00	71,557.00	71,557.00	-21,557.00
505-4300-523200	Telephone	10,000.00	10,000.00	928.81	16,148.34	16,148.34	-6,148.34
505-4300-523500	Travel	500.00	500.00	0.00	250.48	250.48	249.52
505-4300-523600	Dues & Fees	2,000.00	2,000.00	2,000.00	4,541.25	4,541.25	-2,541.25
505-4300-523700	Education & Training	10,000.00	10,000.00	772.00	6,315.40	6,315.40	3,684.60
505-4300-523800	Licenses	1,000.00	1,000.00	865.00	890.00	965.00	35.00
505-4300-523900	Other	2,000.00	2,000.00	153.78	984.36	984.36	1,015.64
505-4300-531100	General Supplies & Mater	10,000.00	10,000.00	1,196.08	12,432.97	12,432.97	-2,432.97
505-4300-531101	Office Supplies	4,000.00	4,000.00	0.00	6,950.15	6,950.15	-2,950.15
505-4300-531102	Computer Supplies	2,500.00	2,500.00	0.00	847.18	847.18	1,652.82
505-4300-531103	Lab Supplies	24,000.00	24,000.00	4,580.93	30,130.15	30,130.15	-6,130.15
505-4300-531105	Hand Tools	1,469.00	1,469.00	-16.48	298.58	298.58	1,170.42
505-4300-531109	Chemicals	240,000.00	240,000.00	34,973.97	203,970.99	204,309.52	35,690.48
505-4300-531220	Natural Gas	1,200.00	1,200.00	113.31	1,226.69	1,226.69	-26.69
505-4300-531230	Electricity	420,000.00	420,000.00	50,302.23	457,475.39	457,475.39	-37,475.39
505-4300-531250	Oil Expense	5,000.00	5,000.00	0.00	0.00	0.00	5,000.00
505-4300-531270	Gasoline Expense	60,000.00	60,000.00	6,585.01	57,769.39	57,769.39	2,230.61

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505-4300-531600	Small Equipment <\$20000	5,000.00	5,000.00	0.00	0.00	0.00	5,000.00
505-4300-531700	Other Supplies	1,000.00	1,000.00	0.00	0.00	0.00	1,000.00
505-4300-542100	Machinery	0.00	0.00	812.50	11,696.25	11,696.25	-11,696.25
505-4300-561000	Depreciation	388,824.00	388,824.00	0.00	0.00	0.00	388,824.00
505-4300-562000	Amortization	25,100.00	25,100.00	0.00	0.00	0.00	25,100.00
505-4300-581100	Principal - Bonds	1,025,000.00	1,025,000.00	0.00	1,025,000.00	1,025,000.00	0.00
505-4300-582100	Interest - Bonds	592,430.00	592,430.00	0.00	592,482.29	592,482.29	-52.29
Department: 4300 - Water Quality Control Total:		4,709,519.00	4,709,519.00	223,203.84	4,012,305.39	4,036,763.74	672,755.26
Department: 4320 - Stormwater							
505-4320-511100	Regular Pay	258,156.00	258,156.00	20,240.54	246,647.62	246,647.62	11,508.38
505-4320-511300	Overtime Pay	8,000.00	8,000.00	512.62	7,163.92	7,163.92	836.08
505-4320-512100	Group Insurance	65,200.00	65,200.00	6,303.00	76,686.00	76,686.00	-11,486.00
505-4320-512200	Fica & Medicare	19,749.00	19,749.00	1,524.25	19,961.18	19,961.18	-212.18
505-4320-512400	Pmts To Retirement Sys	51,700.00	51,700.00	0.00	39,972.39	39,972.39	11,727.61
505-4320-521202	Engineering Fees	50,000.00	50,000.00	4,696.88	31,559.62	31,559.62	18,440.38
505-4320-521307	Technical Service Mapping	25,000.00	25,000.00	2,000.00	22,000.00	22,000.00	3,000.00
505-4320-521320	Outside Lab Service	20,000.00	20,000.00	0.00	11,670.40	25,455.80	-5,455.80
505-4320-522203	Mach & Equip Rep & Maint	4,000.00	4,000.00	0.00	459.93	459.93	3,540.07
505-4320-522205	Infrastructure Rep & Main	75,000.00	75,000.00	0.00	213,065.99	213,065.99	-138,065.99
505-4320-522320	Rental-Equipment/Vehicle	1,000.00	1,000.00	0.00	0.00	0.00	1,000.00
505-4320-523301	Advertising Expense	1,000.00	1,000.00	0.00	1,460.00	1,460.00	-460.00
505-4320-523400	Printing & Binding	3,000.00	3,000.00	0.00	3,005.20	3,005.20	-5.20
505-4320-523700	Education & Training	1,000.00	1,000.00	320.00	320.00	320.00	680.00
505-4320-523800	Licenses	500.00	500.00	0.00	100.00	100.00	400.00
505-4320-523900	Other	1,000.00	1,000.00	0.00	0.00	0.00	1,000.00
505-4320-531100	General Supplies & Mater	8,000.00	8,000.00	31.96	9,636.64	9,636.64	-1,636.64
505-4320-531101	Office Supplies	1,500.00	1,500.00	0.00	640.75	640.75	859.25
505-4320-531102	Computer Supplies	1,500.00	1,500.00	0.00	0.00	0.00	1,500.00
505-4320-531105	Hand Tools	500.00	500.00	0.00	0.00	0.00	500.00
505-4320-531109	Chemicals	3,000.00	3,000.00	0.00	1,258.33	1,258.33	1,741.67
505-4320-531600	Small Equipment <\$20000	2,500.00	2,500.00	0.00	0.00	0.00	2,500.00
505-4320-531700	Other Supplies	2,000.00	2,000.00	0.00	0.00	0.00	2,000.00
505-4320-541400	Infrastructure	0.00	0.00	90,055.18	90,055.18	90,055.18	-90,055.18
505-4320-561000	Depreciation	79,050.00	79,050.00	0.00	0.00	0.00	79,050.00
Department: 4320 - Stormwater Total:		682,355.00	682,355.00	125,684.43	775,663.15	789,448.55	-107,093.55
Department: 4330 - Sewer Collections							
505-4330-511100	Regular Pay	288,614.00	288,614.00	10,738.54	143,482.93	143,482.93	145,131.07
505-4330-511300	Overtime Pay	30,000.00	30,000.00	931.93	8,937.77	8,937.77	21,062.23
505-4330-512100	Group Insurance	122,000.00	122,000.00	2,710.75	59,724.75	59,724.75	62,275.25
505-4330-512200	Fica & Medicare	22,079.00	22,079.00	844.04	11,876.19	11,876.19	10,202.81
505-4330-512400	Retirement	57,800.00	57,800.00	0.00	44,688.50	44,688.50	13,111.50
505-4330-521202	Engineering Fees	10,000.00	140,300.00	49,433.75	121,864.57	127,364.57	12,935.43
505-4330-521302	Drug Testing	0.00	0.00	0.00	50.00	50.00	-50.00
505-4330-521303	Tech Services	7,500.00	7,500.00	0.00	0.00	0.00	7,500.00
505-4330-521306	Tech Service Generator	9,000.00	9,000.00	0.00	4,391.50	4,391.50	4,608.50
505-4330-521307	Tech Sev Gis Mapping	20,000.00	20,000.00	563.40	14,675.82	14,675.82	5,324.18
505-4330-522110	Septic Disposal	33,066.00	33,066.00	0.00	2,550.00	2,550.00	30,516.00
505-4330-522203	Mach & Equip Rep & Maint	15,000.00	15,000.00	439.11	13,899.66	13,899.66	1,100.34
505-4330-522205	Infrastructure Rep & Maint	133,569.00	133,569.00	0.00	72,892.20	87,692.20	45,876.80
505-4330-522320	Rental Equip/ Vehicle	4,000.00	4,000.00	0.00	0.00	0.00	4,000.00
505-4330-523301	Advertising Expense	500.00	500.00	0.00	0.00	0.00	500.00
505-4330-523500	Travel	500.00	500.00	0.00	0.00	0.00	500.00
505-4330-523600	Dues & Fees	500.00	500.00	0.00	0.00	0.00	500.00
505-4330-523700	Education & Training	3,500.00	3,500.00	0.00	1,070.00	1,070.00	2,430.00
505-4330-523800	Licenses	1,000.00	1,000.00	0.00	224.00	224.00	776.00
505-4330-523900	Other	1,000.00	1,000.00	367.56	421.40	421.40	578.60
505-4330-531100	General Supplies & Materials	10,000.00	10,000.00	0.00	3,179.81	4,041.63	5,958.37
505-4330-531101	Office Supplies	1,000.00	1,000.00	0.00	84.60	84.60	915.40
505-4330-531105	Hand Tools	1,500.00	1,500.00	0.00	0.00	426.56	1,073.44

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505-4330-531109	Chemicals	10,000.00	10,000.00	0.00	5,932.84	5,932.84	4,067.16
505-4330-531220	Natural Gas	500.00	500.00	0.00	0.00	0.00	500.00
505-4330-531600	Small Equipment <\$20000	5,000.00	5,000.00	0.00	0.00	0.00	5,000.00
505-4330-531700	Other Supplies	1,000.00	1,000.00	0.00	0.00	0.00	1,000.00
Department: 4330 - Sewer Collections Total:		788,628.00	918,928.00	66,029.08	509,946.54	531,534.92	387,393.08
Department: 4400 - Water							
505-4400-511100	Salaries & Wages - Water	535,900.00	535,900.00	38,665.40	477,520.84	477,520.84	58,379.16
505-4400-511300	Overtime Pay	30,000.00	30,000.00	1,124.04	32,735.54	32,735.54	-2,735.54
505-4400-512100	Group Insurance	224,000.00	224,000.00	16,387.50	198,726.50	198,726.50	25,273.50
505-4400-512200	Fica & Medicare	40,997.00	40,997.00	2,843.91	39,366.27	39,366.27	1,630.73
505-4400-512400	Pmts To Retirement Sys	107,300.00	107,300.00	0.00	82,977.75	82,977.75	24,322.25
505-4400-512700	Workers Compensation	54,600.00	54,600.00	0.00	52,105.44	52,105.44	2,494.56
505-4400-521201	Legal Expenses	0.00	0.00	0.00	14,409.50	14,409.50	-14,409.50
505-4400-521202	Engineering Fees	30,000.00	30,000.00	0.00	4,114.88	4,114.88	25,885.12
505-4400-521203	Audit Fees	20,000.00	20,000.00	0.00	20,000.00	20,000.00	0.00
505-4400-521301	Computer Services	0.00	0.00	0.00	749.75	749.75	-749.75
505-4400-521302	Drug Testing	0.00	0.00	0.00	150.00	150.00	-150.00
505-4400-521304	Tech Service -Utlty Prot	5,000.00	5,000.00	0.00	5,567.60	5,567.60	-567.60
505-4400-521305	Techserv -Utility Service	55,500.00	55,500.00	0.00	35,070.62	35,070.62	20,429.38
505-4400-521307	Technical Service	63,400.00	63,400.00	9,900.00	27,057.20	27,057.20	36,342.80
505-4400-521320	Outside Lab Service	8,000.00	8,000.00	198.76	9,080.08	9,080.08	-1,080.08
505-4400-522201	Office Equip-Rep & Maint	1,000.00	1,000.00	0.00	0.00	0.00	1,000.00
505-4400-522203	Mach & Equip Rep & Maint	10,000.00	10,000.00	27,972.00	39,490.56	46,757.06	-36,757.06
505-4400-522204	Building Repairs & Maint	0.00	0.00	0.00	4,254.62	4,254.62	-4,254.62
505-4400-522205	Infrastructure Rep & Main	200,000.00	193,500.00	21,188.94	303,701.47	304,739.61	-111,239.61
505-4400-522206	Computer Repair & Maint	1,000.00	1,000.00	0.00	0.00	0.00	1,000.00
505-4400-522320	Rental-Equipment/Vehicle	0.00	0.00	578.57	1,627.19	1,627.19	-1,627.19
505-4400-523200	Telephone	0.00	0.00	2,966.93	2,966.93	2,966.93	-2,966.93
505-4400-523201	Postage	34,000.00	34,000.00	659.25	35,198.72	35,198.72	-1,198.72
505-4400-523301	Advertising Expense	500.00	500.00	0.00	-495.00	-495.00	995.00
505-4400-523400	Printing & Binding	10,000.00	10,000.00	1,022.13	11,091.80	11,091.80	-1,091.80
505-4400-523500	Travel	500.00	500.00	0.00	0.00	0.00	500.00
505-4400-523600	Dues & Fees	4,500.00	4,500.00	0.00	819.00	819.00	3,681.00
505-4400-523700	Education & Training	7,000.00	7,000.00	320.00	2,192.00	2,192.00	4,808.00
505-4400-523800	Licenses	1,000.00	1,000.00	490.00	1,677.00	1,677.00	-677.00
505-4400-523900	Other	1,000.00	1,000.00	0.00	830.06	830.06	169.94
505-4400-531100	General Supplies & Mater	18,000.00	18,000.00	0.00	7,541.52	7,541.52	10,458.48
505-4400-531101	Office Supplies	2,000.00	2,000.00	0.00	158.99	158.99	1,841.01
505-4400-531102	Computer Supplies	0.00	0.00	0.00	142.21	142.21	-142.21
505-4400-531103	Lab Supplies	1,000.00	1,000.00	0.00	0.00	0.00	1,000.00
505-4400-531105	Hand Tools	1,500.00	1,500.00	291.15	8,220.09	8,220.09	-6,720.09
505-4400-531109	Chemicals	1,000.00	1,000.00	0.00	0.00	0.00	1,000.00
505-4400-531210	Water & Sewer Utility	20,000.00	20,000.00	1,956.04	28,398.42	28,398.42	-8,398.42
505-4400-531510	Purchased Water	1,900,000.00	1,900,000.00	34,531.17	1,691,149.15	1,691,149.15	208,850.85
505-4400-531591	Water Meters	100,000.00	100,000.00	0.00	98,141.02	97,759.44	2,240.56
505-4400-531600	Small Equipment <\$20000	2,000.00	8,500.00	0.00	8,308.99	8,308.99	191.01
505-4400-531700	Other Supplies	500.00	500.00	0.00	0.00	0.00	500.00
505-4400-561000	Depreciation	252,817.00	252,817.00	0.00	0.00	0.00	252,817.00
505-4400-562000	Amortization	14,484.00	14,484.00	0.00	0.00	0.00	14,484.00
505-4400-574000	Bad Debt	0.00	0.00	0.00	37.17	37.17	-37.17
Department: 4400 - Water Total:		3,758,498.00	3,758,498.00	161,095.79	3,245,083.88	3,253,006.94	505,491.06
Fund: 505 - Water & Sewer Fund Surplus (Deficit):		0.00	-130,300.00	325,048.26	822,821.89	755,066.70	-885,366.70
Fund: 540 - Solid Waste Fund							
Department: 0000 - Non-Departmental							
540-0000-311790	Sanitation Franchise Tax	92,000.00	92,000.00	9,133.53	97,829.35	97,829.35	-5,829.35
540-0000-344110	Sanitation Sales / Collection	2,800,000.00	2,800,000.00	267,257.74	3,036,503.94	3,036,503.94	-236,503.94
540-0000-361000	Interest Revenues	40,000.00	40,000.00	0.00	39,186.31	39,186.31	813.69

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	Original Total Budget	Current Total Budget	MTD Activity	YTD Activity	YTD Activity + Encumbrances	Budget Remaining
540-0000-389000 Bank Charges & Misc.	0.00	0.00	0.00	-35.94	-35.94	35.94
Department: 0000 - Non-Departmental Total:	2,932,000.00	2,932,000.00	276,391.27	3,173,483.66	3,173,483.66	-241,483.66
Department: 4510 - Solid Waste Admin						
540-4510-522110 Disposal	1,892,000.00	1,892,000.00	183,238.59	1,758,826.80	2,126,152.72	-234,152.72
540-4510-522111 Roll Off Dumpsters	600,000.00	600,000.00	50,329.03	441,193.01	546,053.91	53,946.09
540-4510-611050 Transfer Out - General	440,000.00	440,000.00	0.00	0.00	0.00	440,000.00
Department: 4510 - Solid Waste Admin Total:	2,932,000.00	2,932,000.00	233,567.62	2,200,019.81	2,672,206.63	259,793.37
Fund: 540 - Solid Waste Fund Surplus (Deficit):	0.00	0.00	42,823.65	973,463.85	501,277.03	-501,277.03
Report Surplus (Deficit):	0.00	-255,600.00	-843,667.41	3,870,290.43	3,233,651.15	

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Group Summary

Department	Original Total Budget	Current Total Budget	MTD Activity	YTD Activity	YTD Activity + Encumbrances	Budget Remaining
Fund: 100 - General Fund						
0000 - Non-Departmental	16,503,910.00	16,503,910.00	194,991.77	17,129,657.43	17,129,657.43	-625,747.43
1100 - Legislative	92,100.00	92,100.00	6,435.20	70,659.92	70,812.82	21,287.18
1300 - Executive	629,875.00	629,875.00	51,206.33	592,864.05	593,152.87	36,722.13
1510 - Financial Administration	1,236,805.00	1,236,805.00	97,586.21	1,339,497.44	1,339,497.44	-102,692.44
1535 - It - Data Processing/Mis	689,936.00	689,936.00	29,827.56	663,968.29	675,943.29	13,992.71
1565 - General Gov Building & Pl	948,111.00	948,111.00	55,536.00	761,812.32	797,386.51	150,724.49
2000 - Judicial	729,346.00	729,346.00	46,436.81	603,666.92	603,666.92	125,679.08
3200 - Police	4,248,786.00	4,248,786.00	272,447.86	4,061,619.30	4,062,021.99	186,764.01
3500 - Fire	3,791,741.00	3,791,741.00	252,129.67	3,688,865.53	3,694,982.28	96,758.72
4100 - Public Works	726,084.00	726,084.00	55,759.84	708,559.10	708,907.37	17,176.63
4200 - Highways And Streets	1,366,275.00	1,366,275.00	55,133.50	637,907.36	637,979.33	728,295.67
4900 - Fleet Maintenance & Shop	978,500.00	978,500.00	59,015.23	973,999.26	977,724.57	775.43
6500 - Libraries	139,238.00	139,238.00	0.00	133,688.00	133,688.00	5,550.00
7400 - Planning & Zoning	439,890.00	439,890.00	30,126.69	416,716.49	416,811.72	23,078.28
7545 - Economic Development -	487,223.00	487,223.00	50,170.33	412,556.17	426,535.51	60,687.49
Fund: 100 - General Fund Surplus (Deficit):	0.00	0.00	-866,819.46	2,063,277.28	1,990,546.81	-1,990,546.81
Fund: 210 - Confiscated Asset Fund						
0000 - Non-Departmental	110,000.00	110,000.00	0.00	121,169.08	121,169.08	-11,169.08
3200 - Police	110,000.00	110,000.00	0.00	78,981.92	83,166.92	26,833.08
Fund: 210 - Confiscated Asset Fund Surplus (Deficit):	0.00	0.00	0.00	42,187.16	38,002.16	-38,002.16
Fund: 275 - Hotel/Motel Fund						
0000 - Non-Departmental	85,000.00	85,000.00	1,245.94	53,140.01	53,140.01	31,859.99
7540 - Tourism	85,000.00	85,000.00	533.91	52,321.85	52,321.85	32,678.15
7550 - 7550	0.00	0.00	483.89	483.89	483.89	-483.89
Fund: 275 - Hotel/Motel Fund Surplus (Deficit):	0.00	0.00	228.14	334.27	334.27	-334.27
Fund: 320 - Gw Splost 2017						
0000 - Non-Departmental	3,040,034.00	3,040,034.00	0.00	14,442.09	14,442.09	3,025,591.91
4200 - Highways And Streets	1,320,649.00	1,320,649.00	0.00	0.00	0.00	1,320,649.00
4400 - Water	380,604.00	380,604.00	0.00	0.00	0.00	380,604.00
6200 - Parks	1,338,781.00	1,338,781.00	0.00	-85,019.53	-85,019.53	1,423,800.53
Fund: 320 - Gw Splost 2017 Surplus (Deficit):	0.00	0.00	0.00	99,461.62	99,461.62	-99,461.62
Fund: 321 - Wc Splost 2019						
0000 - Non-Departmental	5,799,817.00	5,799,817.00	0.00	1,616,889.95	1,616,889.95	4,182,927.05
3200 - Police	2,354,725.70	2,324,168.13	57,676.69	310,813.15	490,947.64	1,833,220.49
3500 - Fire	0.00	83,557.57	0.00	174,487.27	174,487.27	-90,929.70
4200 - Highways And Streets	3,218,898.44	3,218,898.44	0.00	0.00	0.00	3,218,898.44
6200 - Parks	226,192.86	226,192.86	0.00	14,925.00	14,925.00	211,267.86
Fund: 321 - Wc Splost 2019 Surplus (Deficit):	0.00	-53,000.00	-57,676.69	1,116,664.53	936,530.04	-989,530.04
Fund: 323 - Walton county SPLOST 2025						
0000 - Non-Departmental	11,334,494.15	11,334,494.15	0.00	653,216.72	653,216.72	10,681,277.43
3200 - Police	311,698.59	311,698.59	0.00	0.00	0.00	311,698.59
3500 - Fire	311,698.59	311,698.59	0.00	0.00	0.00	311,698.59
4200 - Highways And Streets	5,015,513.69	5,015,513.69	0.00	0.00	0.00	5,015,513.69
4330 - Sewer Collections	2,720,278.61	2,720,278.61	0.00	0.00	0.00	2,720,278.61
4400 - Water	2,720,278.61	2,720,278.61	0.00	0.00	0.00	2,720,278.61
6200 - Parks	255,026.06	255,026.06	0.00	0.00	0.00	255,026.06
Fund: 323 - Walton county SPLOST 2025 Surplus (Deficit):	0.00	0.00	0.00	653,216.72	653,216.72	-653,216.72
Fund: 324 - GW SPLOST 2023						
0000 - Non-Departmental	4,484,388.00	4,484,388.00	0.00	646,443.31	646,443.31	3,837,944.69
3200 - Police	300,000.00	300,000.00	0.00	0.00	0.00	300,000.00
3500 - Fire	300,000.00	300,000.00	0.00	218,200.00	218,200.00	81,800.00
4200 - Highways And Streets	2,559,746.00	2,559,746.00	0.00	0.00	0.00	2,559,746.00
4330 - Sewer Collections	287,321.00	287,321.00	0.00	0.00	0.00	287,321.00
4400 - Water	287,321.00	287,321.00	0.00	0.00	0.00	287,321.00

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Department	Original Total Budget	Current Total Budget	MTD Activity	YTD Activity	YTD Activity + Encumbrances	Budget Remaining
6200 - Parks	750,000.00	750,000.00	0.00	0.00	0.00	750,000.00
Fund: 324 - GW SPLOST 2023 Surplus (Deficit):	0.00	0.00	0.00	428,243.31	428,243.31	-428,243.31
Fund: 371 - ARPA						
0000 - Non-Departmental	3,845,039.77	3,845,039.77	0.00	60,267.11	60,267.11	3,784,772.66
4200 - Highways And Streets	0.00	909,602.93	12.60	1,022,096.97	1,022,096.97	-112,494.04
4300 - Water Quality Control	373,880.20	245,928.80	0.00	366,032.39	243,032.39	2,896.41
4320 - Stormwater	389,145.12	413,845.12	1,758.75	67,118.17	45,411.30	368,433.82
4330 - Sewer Collections	1,582,014.45	644,372.52	0.00	55,797.78	37,980.21	606,392.31
4400 - Water	0.00	203,590.40	1,216.75	190,540.11	192,711.86	10,878.54
6500 - Libraries	1,500,000.00	1,500,000.00	45,027.59	250,969.07	250,969.07	1,249,030.93
Fund: 371 - ARPA Surplus (Deficit):	0.00	-72,300.00	-48,015.69	-1,892,287.38	-1,731,934.69	1,659,634.69
Fund: 375 - Capital Recovery-Impact Fees						
0000 - Non-Departmental	400,000.00	400,000.00	11,713.44	201,105.74	201,105.74	198,894.26
4320 - Stormwater	0.00	0.00	250,969.06	638,198.56	638,198.56	-638,198.56
4400 - Water	400,000.00	400,000.00	0.00	0.00	0.00	400,000.00
Fund: 375 - Capital Recovery-Impact Fees Surplus (Deficit):	0.00	0.00	-239,255.62	-437,092.82	-437,092.82	437,092.82
Fund: 505 - Water & Sewer Fund						
0000 - Non-Departmental	9,939,000.00	9,939,000.00	901,061.40	9,365,820.85	9,365,820.85	573,179.15
4300 - Water Quality Control	4,709,519.00	4,709,519.00	223,203.84	4,012,305.39	4,036,763.74	672,755.26
4320 - Stormwater	682,355.00	682,355.00	125,684.43	775,663.15	789,448.55	-107,093.55
4330 - Sewer Collections	788,628.00	918,928.00	66,029.08	509,946.54	531,534.92	387,393.08
4400 - Water	3,758,498.00	3,758,498.00	161,095.79	3,245,083.88	3,253,006.94	505,491.06
Fund: 505 - Water & Sewer Fund Surplus (Deficit):	0.00	-130,300.00	325,048.26	822,821.89	755,066.70	-885,366.70
Fund: 540 - Solid Waste Fund						
0000 - Non-Departmental	2,932,000.00	2,932,000.00	276,391.27	3,173,483.66	3,173,483.66	-241,483.66
4510 - Solid Waste Admin	2,932,000.00	2,932,000.00	233,567.62	2,200,019.81	2,672,206.63	259,793.37
Fund: 540 - Solid Waste Fund Surplus (Deficit):	0.00	0.00	42,823.65	973,463.85	501,277.03	-501,277.03
Total Surplus (Deficit):	0.00	-255,600.00	-843,667.41	3,870,290.43	3,233,651.15	

Fund Summary

Fund	Original Total Budget	Current Total Budget	MTD Activity	YTD Activity	YTD Activity + Encumbrances	Budget Remaining
100 - General Fund	0.00	0.00	-866,819.46	2,063,277.28	1,990,546.81	-1,990,546.81
210 - Confiscated Asset Fund	0.00	0.00	0.00	42,187.16	38,002.16	-38,002.16
275 - Hotel/Motel Fund	0.00	0.00	228.14	334.27	334.27	-334.27
320 - Gw Splost 2017	0.00	0.00	0.00	99,461.62	99,461.62	-99,461.62
321 - Wc Splost 2019	0.00	-53,000.00	-57,676.69	1,116,664.53	936,530.04	-989,530.04
323 - Walton county SPLOST ...	0.00	0.00	0.00	653,216.72	653,216.72	-653,216.72
324 - GW SPLOST 2023	0.00	0.00	0.00	428,243.31	428,243.31	-428,243.31
371 - ARPA	0.00	-72,300.00	-48,015.69	-1,892,287.38	-1,731,934.69	1,659,634.69
375 - Capital Recovery-Impac...	0.00	0.00	-239,255.62	-437,092.82	-437,092.82	437,092.82
505 - Water & Sewer Fund	0.00	-130,300.00	325,048.26	822,821.89	755,066.70	-885,366.70
540 - Solid Waste Fund	0.00	0.00	42,823.65	973,463.85	501,277.03	-501,277.03
Total Surplus (Deficit):	0.00	-255,600.00	-843,667.41	3,870,290.43	3,233,651.15	