



## Committee Work Session & Called Council Meeting

### AGENDA

Tuesday, May 04, 2021

6:00 PM

City Hall

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#### I. CALL TO ORDER

1. Roll Call
2. City Administrator Update
3. Central Services Update

#### II. COMMITTEE INFORMATION

1. Finance
  - a. Monthly Finance Report
  - b. Approval - 2021 Wellness Plan
2. Airport
  - a. Monthly Airport Report
3. Public Works
  - a. Monthly Solid Waste Report
  - b. Odorization Control System - Transfer Station
  - c. Fence Extension - Transfer Station
  - d. Exterior Repair and Cleaning - Transfer Station
  - e. Monthly Streets & Transportation Report
4. Utilities

- [a.](#) Monthly Electric & Telecom Report
- [b.](#) Monthly Water, Sewer, & Gas Report
- [c.](#) Approval - Carwood Drive Gas Main Replacement
- [d.](#) Approval - Purchase of 2021 Ford F-450 Truck

**5. Public Safety**

- [a.](#) Monthly Fire Report
- [b.](#) Monthly Police Report
- [c.](#) Red Speed Presentation
- [d.](#) Purchase - Police Department Furniture
- [e.](#) Purchase - Police Radios

**6. Planning & Code**

- [a.](#) Monthly Code Report
- [b.](#) Master Plan Design Services - Old Walton Plaza Shopping Center

**7. Economic Development**

- [a.](#) Monthly Economic Development Report

**8. Parks**

- [a.](#) Monthly Parks Report
- [b.](#) Presentation of the Downtown Green Plan and Request for Authorization to Pursue Funding

**III. ITEMS OF DISCUSSION**

- [1.](#) Public Hearing Variance - 803 East Spring Street
- [2.](#) Public Hearing Rezone - 961 Good Hope Road
- [3.](#) Application - Beer & Wine On-Premise Consumption - Your Pie
- [4.](#) Application - Spirituous Liquors and Beer & Wine On-Premise Consumption - Tacos N Beer Bar and Grill
- [5.](#) Walton Plaza Facility Exterior and Roof Renovation - Remaining Buildings
- [6.](#) Downtown Development Authority Intergovernmental Agreement
- [7.](#) Resolution - Budget Amendment for Planning & Code RFQ Project Funding

**IV. MAYOR'S UPDATE**



V. ADJOURN

# CENTRAL SERVICES

## MONTHLY REPORT

MAY 2021

	2021 January	2021 February	2021 March	2021 April	2020 April	2020 May	2020 June	2020 July	2020 August	2020 September	2020 October	2020 November	2020 December	Monthly Average	Yearly Totals
<b>SAFETY PROGRAMS</b>															
Facility Inspections	5	3	11	4	8	8	6	8	9	4	5	3	5	6.1	79
Vehicle Inspections	0	0	4	5	0	27	0	0	0	5	0	4	5	3.8	50
Equipment Inspections	3	0	4	3	1	10	0	0	0	0	0	0	2	1.8	23
Worksite Inspections	3	6	1	1	1	0	1	3	7	6	4	3	6	3.2	42
Employee Safety Classes	5	5	4	2	1	0	0	0	0	2	0	3	2	1.8	24
<b>PURCHASING</b>															
P-Card Transactions	377	397	495	342	385	303	478	446	416	430	448	344	367	402.2	5,228
Purchase Orders	120	86	110	54	89	66	101	83	92	77	80	47	75	83.1	1,080
Total Purchases	497	483	605	396	474	369	579	529	508	507	528	391	442	485.2	6,308
Sealed Bids/Proposals	1	2	5	4	2	1	0	0	1	0	1	3	2	1.7	22
<b>INFORMATION TECHNOLOGY</b>															
Workorder Tickets	75	125	157	94	74	86	136	106	89	96	99	103	97	102.8	1,337
Phishing Fail Percentage	2.0%	2.0%	2.0%	4.0%	7.6%	8.5%	8.5%	0.0%	1.4%	1.8%	1.8%	2.8%	2.4%	3.4%	
<b>MARKETING</b>															
Newsletters Distributed	0	0	1	0	1	2	0	0	1	0	0	0	1	0.5	6
Social Media Updates	12	8	11	21	23	15	22	12	7	11	14	7	10	13.3	173
<b>GROUNDS &amp; FACILITIES</b>															
Contractor Acres Mowed	115.3	115.3	115.3	122.9	102.4	110.0	110.0	156.3	156.3	166.0	166.0	166.0	115.3	132.1	1,717.0
Trash Collection	3,360.0	3,060.0	5,730.0	3,220.0	2,085.0	1,900.0	2,140.0	2,520.0	2,980.0	3,480.0	2,810.0	2,880.0	3,340.0	3,038.8	39,505.0
Crew Acres Mowed	30.7	15.3	15.3	62.1	52.0	63.3	77.3	77.3	77.3	77.3	77.3	47.3	30.7	54.1	703.1

## **CENTRAL SERVICES PROJECTS & UPDATES – MAY 2021**

### **FACILITIES & GROUNDS MAINTENANCE**

Currently the City maintains all rights-of-way, facilities, and parks with a combination of City staff and contractor labor. This has allowed for the most efficient approach to maintaining all areas in a timely manner. During the month of April, the grounds and parks crews collected 3,220 pounds of trash and debris while also maintaining approximately 62.1 acres of rights-of-way and grounds at facilities and parks. Contractor labor was able to maintain an additional 122.9 acres of rights-of-way and grounds at facilities and parks.

### **POLICE STATION / MUNICIPAL COURT BUILDING**

The renovation / transformation of the police station / municipal court build is complete with final Certificate of Occupancy (CO) on file. Furniture is being planned and priced for purchase and installation over the course of May/June with moving possible during the spring months. Currently, signage for both the front of the building and roadside are being evaluated and designed for final production to be in place by operational dates.

As the City reviews funding options for the remainder of the complex, bids have been sought for the exterior and roofing repair for the section of buildings that remain. This plan will be before City Council during the May meeting for discussion and request.

### **SOLID WASTE CIP UPDATE**

Scheduling and pricing the various components of this project are currently in process with several items before City Council in the month of May. The first measure of things is the replacement of the rest of the transfer station floor that was rescheduled for May 14-15<sup>th</sup> at \$128,545. We currently have pricing for new signage, generator replacement/conversion, repair to the exterior of the transfer station to include metal work and cleaning, fencing along the north side, tree removal, and landscaping. We also have pricing on the replacement of the scales and are awaiting final pricing on the software and kiosk for the scales. The major components of these projects are already in the CIP for 2021.

### **SOUTH MADISON AVENUE PROJECT UPDATE**

The South Madison Avenue CDBG project is coming to a close with final service installs being completed by City staff, and then paving set to begin in early May by Blount Construction, delayed from April. This will complete the entirety of the project along South Madison Avenue and close out the 2018 CDBG project. Updates will be provided as far in advance as possible on social media.

## **GIS UPDATE**

Currently, we have the Sewer maps in test and review mode. Things are progressing with this project, as gas maps are being uploaded for edits by the natural gas department, with water and stormwater maps getting close to upload for full use and implementation. There have been several meetings to adjust the directional flows, connection points, elevations, and missing pieces to the systems. Along with COVID, and system wide service signals, this project has become a slow grind to complete but is getting closer to a working system for use by City staff. The eventual plan is to develop this system into a detailed system for City staff and an open to the development realm to view systems in place in desired areas. The system will be managed both by utilities and planning divisions.

## **FIRE DEPARTMENT CAPITAL PROJECTS**

The repair of the Memorial Garden is complete. Bids were awarded to Garland Company and SignBros for the repair of the brick structure and letter replacement, respectively. The total cost of this project was \$12,675.28 and is being covered by insurance due to the nature and reason of the damage caused.

The installation of BadgePass/SAMS entry security is currently in process, which further expands the system throughout the City. The total project cost is quoted at \$14,657.00 which is below the CIP quote.

## **CDBG 2020 STORMWATER TIMELINE**

Final engineering designs are in progress by Carter & Sloope for the 2020 CDBG stormwater project. The current timeline anticipates the bidding of construction during the spring months, with construction planned for the summer months. This schedule is more aggressive than proposed and is being done so that paving can be performed prior to the winter months stopping construction efforts. The goal is to be complete by the end of 2021.

## **CITY OF MONROE CLEAN UP DAY – RESCHEDULE – MAY 8<sup>th</sup>**

The City celebrated Great American Cleanup Week the week of April 19<sup>th</sup> by allowing any residents living within the city limits of Monroe (no businesses) to bring trash, garbage, scrap metal, and tires (limit 10) to the transfer station at 213 Cherry Hill Drive free of charge. As a reschedule, on May 8<sup>th</sup>, the City will host a volunteer cleanup day for City streets, parks, cemeteries, etc. Volunteers are encouraged to meet at City Hall on the morning of May 8<sup>th</sup> at 9am for direction on the efforts of the day. City staff will be on hand to assist and participate with the cleanup efforts both on foot and in trucks to pick up bags and debris as it is collected. The goal is to account for how much is collected and report those numbers to the public and volunteers. Coffee Camper will be onsite at 8:30am and Kona Ice will be onsite at 11am as a thank you from the City of Monroe for volunteer efforts.

## **PROJECT TIMELINE UPDATE**

Over the course of the past few months, efforts have taken place to build a timeline of projects currently ongoing by the City of Monroe. The attached timeline provides projects from Central Services, Fire, Police, Water, Sewer, Gas, Stormwater, Streets, Solid Waste, and Parks...all with updates for current activity. The timelines present planned and actual budgets, expenses, companies of performance, status updates, dates of material order, bidding, key milestones, and most importantly...start dates and estimated timelines for completion. This will be updated on a monthly basis to reflect changes and status updates for more continuity throughout the City, as well as track productivity and management of processes.

PROJECT NAME	CODE	PROJECT BUDGET	CURRENT BUDGET	EXPENSE TO DATE	PERFORMED BY	PROJECT STATUS	FEET	MATERIAL ORDER DATE	MATERIAL LEADTIME	SEAL BID (YES/NO)	ESTIMATED START DATE	ESTIMATED TIMELINE	KEY MILESTONES OF PROJECT
Airport Paving	19-002 21-007	\$ 1,453,975.00	\$ 965,842.06	\$ 315,678.53	Atlanta Paving & Concrete Construction	Paving Complete, Testing & Temp Striping	5,000'	N/A	N/A	Yes	04/05/21	60 days	Pre-Construction 3/15, Construction Start 4/5, Runway Closure 28 days, Sporadic Closure 28 days
Park Sunshades	21-002	\$ 25,000.00	\$ 25,000.00	\$ 17,607.00	PlaySouth Playground Creators	Complete		01/04/21	6 weeks	No	04/22/21	2 days	Material Order 1/4, Delivery 3/1, Installation 4/22
Fire Department Memorial Garden Repair	N/A	N/A	\$ 12,675.28	\$ 5,000.00	Garland / SignBros	Complete		03/03/21	4 weeks	No	03/22/21	3 weeks	Involves Traffic Damage, Insurance, Garden Repair (\$10,481), Letter Replacement (\$2194.28)
Hangar Site Projects	18-005	\$ 350,000.00	\$ 350,000.00	\$ 320,494.81	GMC / Conner / JRM / NRC / APCC	T-Hangar Site Complete, Single Hangar Site In Progress		N/A	N/A	N/A	04/01/20	52 weeks	Excavation, Clearing, Grading, Ditching, Piping, Design, Surveying, GAB, Paving, Striping
Fire Department BadgePass Installation	N/A	\$ 17,500.00	\$ 14,657.00	\$ -	BadgePass / SAMS	In Progress		03/29/21	N/A	No	N/A	2-3 weeks	Order, Installation, Testing, Live
CDBG 2020 - Stormwater	N/A	\$ 706,579.00	\$ -	\$ -	Carter & Sloope	Final Engineering		N/A	N/A	Yes	N/A	N/A	Engineering Phase, Bidding, Construction planned for late summer/early fall
Sidewalk Repair Project	N/A	\$ 45,000.00	\$ 45,000.00	\$ -		Bidding, Planning				No			
Murray Lot Improvement	N/A	\$ 58,500.00	\$ 73,500.00	\$ -	J&S Consolidated Holdings	In Progress		N/A	N/A	No	03/17/21	2-3 weeks	Retaining Wall Replacement, Parking Area Repair, REOPEN!
Utility / Broad Street Gate	N/A	\$ 10,000.00	\$ 9,980.40	\$ -	Larry's Fence & Access Control	In Progress		03/08/21	3-4 weeks	No	04/12/21	4-6 weeks	Gate Building, Installation, Software Training
Mathews Park	20-044	\$ 175,000.00	\$ 175,000.00	\$ 158,063.00	PlaySouth Playground Creators / CXT Concrete	Phase 2 Planning		N/A	N/A	Yes			Playgournd Equipment, Building Placement, Paving (County), Pavillion
South Madison Avenue Paving Project	N/A	\$ 356,372.49	\$ 356,372.49	\$ -	Blount Construction Company	Awaiting Construction		N/A	N/A	Yes	05/03/21		Milling, Patching, Paving, Striping
Gateway Entrance Signage	21-014	\$ 100,000.00	\$ 35,000.00	\$ 38,000.00	Black Oak, SignBros	Landscape Complete		N/A	N/A	Yes	N/A	N/A	REBC grant award (31k), Design, Landscaping, Signage
Cemetery Rehabilitation	N/A	\$ 200,000.00	\$ 50,000.00	\$ -	TBD	Planning		N/A	N/A				Paving Portions, Design and Fencing, Shrub/Tree Removal
Green Street Court	N/A	\$ 15,000.00	\$ 15,000.00	\$ 6,500.00	PlaySouth Playground Creators	Planning		N/A	N/A				
Stormwater Marketing	N/A	\$ 3,500.00	\$ -	\$ -	TBD	Pricing, Planning		N/A	N/A	No	N/A	Ongoing	Planning, Pricing, Design, Implementation
Solid Waste Marketing & Recycling Education	N/A	\$ 30,000.00	\$ -	\$ -	TBD	Planning		N/A	N/A	No	N/A	Ongoing	Planning, Pricing, Design, Implementation
Library Parking Lot Rehabilitation	N/A	\$ -	\$ -	\$ -		Planning		N/A	N/A				Planning, Project Bidding during the Spring
GPS Replacement	N/A	N/A	\$ 20,570.00	\$ -	AT&T Fleet Complete	Material Onsite, Installation		03/10/21	1 week	No	04/29/21	2 weeks	Material Delivery, Installation Dates/Scheduling
Solid Waste Transfer Station Improvements	19-011	\$ 350,000.00	\$ 350,000.00	\$ 304,524.79	Osborn / Garland / Peters / CupriDyne / ProCare	Planning, Pricing, Scheduling		N/A	N/A	No	N/A	3 months	Signage, Transfer Station Floor/Wall Repair/Clean, Scale Replacement, Fencing, Landscaping, Generator
Scale House Improvements	N/A	\$ 100,000.00	\$ 100,000.00	\$ -	Fairbanks	Scheduling							
East Washington Street	LMIG	\$ 71,045.40	\$ -	\$ -		Awaiting Schedule	3,200'	N/A	N/A	Yes			Bidding, Milling, Paving
Pinecrest Drive	LMIG	\$ 46,550.00	\$ -	\$ -		Awaiting Schedule	2,700'	N/A	N/A	Yes			Bidding, Milling, Paving
Plaza Drive	LMIG	\$ 102,564.07	\$ -	\$ -		Awaiting Schedule	3,400'	N/A	N/A	Yes			Bidding, Milling, Paving
Bryant Road	LMIG	\$ 29,050.00	\$ -	\$ -		Awaiting Schedule	2,800'	N/A	N/A	Yes			Bidding, Milling, Paving
South Madison Avenue	LMIG	\$ 77,770.00	\$ -	\$ -		Awaiting Schedule	4,500'	N/A	N/A	Yes			Bidding, Milling, Paving
Maintenance Hangar Building	N/A	\$ -	\$ -	\$ -	Owner / Lessee	Planning		N/A	N/A	No	N/A	12 months	Planning, Council Approval, Engineering, 7460, DOT Approval, Lease Agreement
Police / Municipal Court Renovation Project		\$ 3,560,523.00	\$ 3,560,523.00	\$ 3,372,576.32	Garland / Place Services	Retainage Payment, Furniture, Move		N/A	N/A	Yes	06/01/19	24 months	Exterior, Bidding Architectural, Design, Bidding, Interior Renovation, Final
GIS Development		\$ 250,000.00	\$ 250,000.00	\$ 227,229.00	Carter & Sloope	Sewer Test Deployment, Awaiting Water, Gas, and Stormwater		N/A	N/A	Yes	01/01/20	24 months	Captured Data, Test Phases, Deployment, Edit/Corrections, Live Application
Park Restrooms		\$ 130,000.00	\$ 65,000.00	\$ -	CXT Concrete Buildings	Planning / Funding		N/A	12-16 weeks	No	TBD	5 months	
Parks Buildings Demo		\$ 20,000.00	\$ 20,000.00	\$ 13,500.00	City of Monroe	Complete		N/A	N/A	No	02/01/21	Sporadic	EC Kidd DONE, Towler Street DONE, Hammond DONE, Mathews DONE, Coker DONE, Athens Tech
Highway 186 Gas Extension	21-001	\$ 1,000,000.00	\$ 1,000,000.00	\$ 173,160.00	City of Monroe	In Progress	36,000'	N/A	N/A	No	01/01/21	12 months	6" Plastic
Highway 83 Gas Extension					City of Monroe	Material Ordered	114,502'		No	06/01/21	6 months	4" Plastic, Hwy 83, Chandler, Old Monroe Madison, Simmons, Lipscomb, Whitney, Mt. Paran, Brown Hill Church, Hestertown, Adcock	
Popluar Street Gas Renewal / Installation	21-004	\$ 316,494.00	\$ 316,494.00	\$ 3,060.00	City of Monroe	Planning	4,300'	N/A	N/A	No	03/01/21	4 weeks	2" Plastic / 2" Steel
Southview Drive Renewal					City of Monroe	Material Ordered	3,000'		No	01/01/21	4 weeks	2" Plastic	
Carwood Drive Gas Renewal					TBD	Planning	3,000'	N/A	N/A	No	05/01/21	6-8 weeks	2" Steel
Victory Drive Renewal					TBD	Planning	1,500'	N/A	N/A	No	01/01/21	5 months	2" Plastic
Harris / Lacy Renewal	21-005	\$ 250,000.00	\$ 231,576.50	\$ 18,423.50	TBD	Planning	2,000'	N/A	N/A	No	04/01/21	5 months	2" Plastic
MAB Gas Extension					City of Monroe	In Progress		N/A	N/A	No	03/01/21	4 weeks	2" Plastic / 4" Plastic
Unisia Drive Gas Extension					City of Monroe	Complete	3,100'	N/A	N/A		01/01/21	1 week	4" Plastic
Highway 11 South Renewal					Contractor	Complete	20,064'	N/A	N/A		01/01/21	6-8 weeks	4" Plastic
The Fields / Alcovy Mountain Gas Extension	21-005	\$ 250,000.00	\$ 227,886.14	\$ 3,690.36	City of Monroe	Complete	4,000'	N/A	N/A		03/01/21	1 week	2" Plastic
South Madison Sewer Replacment					City of Monroe	Complete	550'	N/A	N/A		02/01/21	4-6 weeks	6" Clay
Church Street Sewer Replacement					City of Monroe	Complete	400'	N/A	N/A		03/01/21	4-6 weeks	6" Clay

Gratis Road / Birch Street / Highway 78 Sewer Repairs					City of Monroe	Material Ordered					03/01/21	4-6 weeks	12 Manholes Raised in Jacks Creek area
2018 CDBG					IPR / Dickerson Group / Blount	Paving Schedule		N/A	N/A	Yes	09/18/21	20 months	Water / Sewer Rehabilitation, Paving
Alcovy River / Highway 138 Sewer Extension	18-002	\$ 4,000,000.00	\$ 4,000,000.00	\$ 209,625.18	Contractor	Materials delivered, grading has begun, preconstruction meeting held		N/A	N/A	Yes	01/01/21	12 months	Bid, Preconstruction, Construction
Water Model Development					Weideman & Singleton	Complete		N/A	N/A	Yes	11/01/20	6-8 weeks	
WWTP Rehabilitation	19-012	\$ 7,500,000.00	\$ 7,500,000.00	\$ 550,163.75	Hofstadter & Associates	Awaiting Bid Proposals		N/A	N/A	Yes	01/01/00	forever	Design, Planning, Design, Bid, Design, Planning, Bid, Construction
Raw Water Main Replacement	20-030	\$ 3,520,000.00	\$ 3,520,000.00	\$ 53,256.80	Weideman & Singleton	Planning	TBD	N/A	N/A	Yes	01/01/21	12 months	30" / 20" Water Main Replacement / Expansion
South Broad Street Water Extension					City of Monroe	Materials ordered	1,500'	N/A	N/A		05/01/21	6-8 weeks	10" Water Main / Pressure Improvements
Highway 78 East Water Extension					City of Monroe	Planning	1,500'	N/A	N/A		03/01/21	4 months	8" Water Main
Cedar Ridge Road Water Extension					Contractor	Complete	3,500'	N/A	N/A	Yes	02/01/21	6-8 weeks	20" Water Main
Loganville Water Extension	18-028	\$ 5,580,000.00	\$ 5,580,000.00	\$ 7,377,162.04	Contractor	In Progress		N/A	N/A	Yes	07/01/18	36 months	Easements, Construction
Piedmont Industrial Parkway Water Extension	20-040	\$ 1,000,000.00	\$ 1,000,000.00	\$ 26,020.41	City of Monroe	In Progress	13,000'	N/A	N/A	No	01/01/21		Unisia Drive, Jacks Creek, Southview Drive, Birch Street, East Marable
Piedmont Industrial Park Water Tank	20-039	\$ 2,000,000.00	\$ 2,000,000.00	\$ 15,788.75	TBD	Planning		N/A	N/A	Yes	TBD	TBD	
Jim Daws Road Water Extension					City of Monroe	Complete	1,000'	N/A	N/A	No	01/01/21	4 weeks	
Poplar Street Pressure Improvements					City of Monroe	Complete	2,800'	N/A	N/A	No	01/01/21	6-8 weeks	



**FINANCIAL STATUS REPORT**  
as of March 2021



City of Monroe  
 Financial Performance Report  
 For the Period Ended  
 March 31, 2021

Cash balances for the City of Monroe at month end totaled **\$92,013,467** including the utility bond funds.  
 The following table shows the individual account balances.

<b>GOVERNMENTAL FUND</b>	
General Fund Checking	3,481,154.36
Stabilization Fund	1,250,000.00
Group Health Insurance Claims (Insurance Trust)	31,951.31
<b>CAPITAL PROJECTS FUND</b>	
Capital Improvement - General Government	2,739.99
SPLOST 2007	1,380,834.46
SPLOST 2013	1,111,339.83
SPLOST 2019	2,745,921.53
<b>SPECIAL REVENUE FUND</b>	
Hotel/Motel	1,049.32
DEA Confiscated Assets Fund	57,526.58
Confiscated Assets Fund	84,559.86
<b>ENTERPRISE FUND</b>	
Solid Waste	646,612.62
Solid Waste Capital	1,026,364.00
Utility Revenue	1,414,165.54
Utility Revenue Reserve	833,114.10
CDBG 2020	500.00
CDBG 2018	500.00
Utility MEAG Short-Term Investment	5,933,394.10
Utility MEAG Intermediate Extended Investment	8,046,184.61
Utility MEAG Intermediate Portfolio Investment	3,066,278.60
Utility Capital Improvement	8,967,289.16
Utility GEFA	1,000.00
Utility Bond Sinking Fund	745,097.29
Utility Tap Fees	4,255,277.73
Utility Customer Deposits (Restricted)	679,890.33
Utility Customer Deposits (Investment)	1,582,710.52
2020 Util Bond Sinking Fund	594,339.04
2020 Bond Fund	44,073,672.15

City of Monroe  
 Financial Performance Report  
 For the Period Ended  
 March 31, 2021

The total Utility Capital funds available at month end are \$14,055,681 as broken down in the section below:

Utility Capital Improvement Cash Balance	8,967,289
Utility Revenue Reserve Cash Balance	833,114
Tap Fees Cash Balance	4,255,278
<b>Total Current Funds Available</b>	<b>14,055,681</b>

	<u>Remaining</u> <u>Budget</u> ▼	<u>2021 Budgeted</u> <u>Expense</u> ▼	<u>2021 Actual</u> <u>Expense</u> ▼	<u>Remaining</u> <u>Budget</u> ▼	<u>2022 Budgeted</u> <u>Expense</u> ▼	<u>2023 Budgeted</u> <u>Expense</u> ▼
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Totals	6,841,099	3,895,280	545,091	10,234,500	2,470,000	2,406,500
Remaining estimated annual Tap Fees		1,200,000	900,000	900,000	1,200,000	1,200,000
Remaining estimated annual CIP transfers-in		3,000,000	2,250,000	2,250,000	3,000,000	3,000,000
Estimated Utility Capital Cash Balance EOY	7,214,582	7,519,302	17,205,681	6,971,181	8,701,181	10,494,681

The detail by year of each project is shown on the following page

Utility Capital Funding

Approved Projects/Assets

Dept	Project Description	Remaining Budget	2021 Budgeted Expense	2021 Actual Expense	Remaining Budget	2022 Budgeted Expense	2023 Budgeted Expense
Sewer	Pump Station SCADA	50,874			50,874		
Sewer	Sewer Main Rehab	451,474	100,000		551,474	100,000	100,000
Sewer	Sewer CDBG 2018-Initial Application	3,430		3,250	180		
Sewer	CDBG 2018 Construction & Design				-		
Sewer	CDBG 2018 Revenue (DCA draws)	77,850			77,850		
Sewer	GIS Program Development	-			-		
Sewer	motors, pumps, controls, etc	56,250	150,000	164,199	42,051	150,000	150,000
Sewer	Trickling Filter Pump	1,161	40,000		41,161		
Sewer	Truck Replacement				-	50,000	
Sewer	Application/Design CDBG 2022 submittal				-	50,000	
Sewer	CDBG 2022 Construction				-		250,000
Sewer	Final Clarifier Clean Out		20,000		20,000		20,000
Sewer	equipment trailer		8,190		8,190		
Sewer	Sewer Extensions		100,000		100,000	100,000	100,000
Water	Water Main Rehab	500,000	125,000		625,000	125,000	125,000
Water	Fire Hydrant Replacement	72,273	55,000		127,273	55,000	55,000
Water	Infrastructure Repair/Replacement	511,179	250,000		761,179	150,000	150,000
Water/Telecom	Loganville Water Line-Fiber	245,000			245,000		
Water	Replacement of Controls	40,000			40,000		
Water	Warehouse Improvements	22,384			22,384		
Water	Water Valve Maintenance Trailer	-			-		
Water	Swan Turbidity Meters	-			-		
Water	air compressors	-			-		
Water	Membrane Filters	-			-		
Water	Membrane Filters	66,365	25,000		91,365	25,000	25,000
Water	Excavator	-			-		
Water	Water Meters	-			-		
Water	Water Meters	56,500	56,500		113,000	56,500	56,500
Water	GIS Program Development	-			-		
Water	Alcovy River Screen	350,000			350,000		
Water	Badgepass for Water plant security	-			-		
Water	Fire Hydrant Security	25,000	50,000		75,000	50,000	50,000
Water	High Service Pumps	12,034			12,034		
Water	Service Renewals	100,000	200,000		300,000	200,000	200,000
Water	Water Master Plan	81,805		17,848	63,957		
Water	Waterline extensions & pressure improvements	-			-		
Water	Waterline extensions & pressure improvements	84,238	150,000		234,238	125,000	100,000
Water	8 Mstr Mtr Octave AWWA Mtr	-			-		
Water	New Construction Water Meters	-			-		
Water	New Construction Water Meters	20,560			20,560		
Water	Application/Design CDBG 2022 submittal				-	25,000	
Water	CDBG 2022 Construction				-		250,000
Water	Control Vlv Replacement Reservoir & Alcovy River				-		
Water	30" Water Main				-		
Water	VFD				-		
Water	Econ Dev grant Piedmont Park Water Tank				-		
Water	Water Treatment Plant generators				-		
Water	equipment trailer		8,190		8,190		
Central Svcs	Vehicle				-	33,500	
Central Svcs	Exchange server	47,100	64,000	62,062	49,038		
Central Svcs	Forklift at Warehouse		36,100		36,100		
Admin	Financial/Utility Billing Software	-			-		
Admin	Drive Thru Rehab/City Hall	-			-		
Admin	Trucks	-	48,000		48,000		
Admin	Itron hand-held mobile unit	-			-		
Admin	Itron Equip Upgrades	80,000			80,000		
Electric	Reconductor Distrubtion System	153,271		4,823	148,448		
Electric	Automated Switching	74,572			74,572		
Electric	3 Phase Feeder (Hwy138 - Hospital)	95,000			95,000		
Electric	Cover Gear	25,000			25,000		
Electric	2018 LED Streetlights	36,454		30,370	6,084		
Electric	Pole Crane	80,000			80,000		
Electric	System Automation 2019-2020	103,978			103,978	75,000	75,000
Electric	Underground for Town Green	151,489		779	150,710		
Electric	AMI meters/system	162,823	140,000		302,823		
Electric	Rebuild Highland & S Madison Ave	726,700			726,700		
Electric	GIS Program Development	11,386			11,386		
Electric	commercial demand meters	70,000			70,000		
Electric	Monroe Pavilion Electric	-		61,401	-		
Electric	Pole Replacement		400,000		400,000	400,000	
Electric	Pole / Wire trailer		20,230		20,230		
Electric	Downtown Lighting Replacement		109,632		109,632		
Electric	Hwy11/78 Lighting		76,500		76,500		
Telecom	IP Conversion	107,729			107,729		
Telecom	IPTV	100,585			100,585		
Telecom	Community WiFi / Wireless Deployment	50,459			50,459		
Telecom	Fusion Splicer	38,079			38,079		

Telecom	Halon Fire Suppression	44,000		44,000		
Telecom	Fiber to the X services	177,806	45,951	131,855		
Telecom	Core switch replacement	22,198		22,198		
Telecom	18 cable replace	24,323		24,323		
Gas	Gas GIS	72,249		72,249		
Gas	Good Hope	-		-		
Gas	James Huff/Gratis	-		-		
Gas	Old Mill Replacement	-		-		
Gas	Unisia Dr Extension	-		-		
Gas	Lacy, Davis, Harris & Ash Streets	140,000		140,000		
Gas	Service Trencher	-		-		
Gas	2018 System Rehab/Expansion	-		-		
Gas	Various Projects	100,000		100,000		
Gas	Gas Main Renewal	-		-		
Gas	Gas Main Renewal	-		-		
Gas	Walton Co Gas Extension	-	7,320	-		
Gas	Morgan Co Gas Extension	-		-		
Gas	Stone Creek Gas Extension	-		-		
Gas	GIS Program Development	11,386		11,386		
Gas	natural gas master plan	150,000		150,000		
Gas	pickup truck	-		-		
Gas	badgepass security	-		-		
Gas	trencher parts	-		-		
Gas	Gas Main Renewal	-	300,000	248,695	300,000	300,000
Gas	equipment trailer	-	16,380	16,380		
Gas	Main Extension (Monroe Pavilion, etc)	-	250,000	198,597	250,000	250,000
Gas	Truck	-	62,979	62,979		
Stormwater	2018 Infrastructure Repair/Replacement	45,510		45,510		
Stormwater	x3 dump truck conversions	-		-		
Stormwater	mini excavator	-		-		
Stormwater	Lateral Repair	8,183		8,183		
Stormwater	Storm/Drain Retention Pond Rehab	175,000	100,000	275,000	100,000	100,000
Stormwater	Heritage Trace Retention Pond	-		-		
Stormwater	GIS Program Development	0		0		
Stormwater	Improvements	100,000		100,000		
Stormwater	equipment trailer	-		-		
Stormwater	F450 Service Body Truck	-	60,000	60,000		
Stormwater	pickup truck	33,232		33,232		
Stormwater	Infrastructure / Pipes / Inlets / etc.	95,510	50,000	145,510	50,000	50,000
Stormwater	Skid Steer	-	85,000	85,000		
Stormwater	Public Works Retention Pond	-		-		
Stormwater	CDBG2020 Application & Design	52,998		49,298		
Stormwater	CDBG 2020 Construction	500,000	706,579	1,206,579		
Stormwater	FAE mulching head	-	32,000	32,000		

**Solid Waste Capital Funding**

**Approved Projects/Assets**

<u>Project Description</u>	<u>2021 Budgeted Expense</u>	<u>2021 Actual Expense</u>	<u>Remaining Budget</u>	<u>2022 Budgeted Expense</u>	<u>2023 Budgeted Expense</u>
Recycling Carts (purchased via OPEX # 531108)	70,000	54,798	15,203		
Replace Scales @ Transfer Station	100,000		100,000		
Transfer Station Improvements	350,000	169,945	180,055	25,000	25,000
Downtown Dumpster Corrals	150,000		150,000		
Commercial Garbage Truck	270,000		270,000		
JD Loader boom	-	19,014			
Pickup Truck			-	35,000	
<b>Totals</b>	<b>940,000</b>	<b>243,757</b>	<b>715,258</b>	<b>25,000</b>	<b>25,000</b>
Remaining estimated annual CIP transfers-in	300,000	225,000	225,000	300,000	300,000
<b>Estimated Solid Waste Capital Cash Balance</b>			<b>536,107</b>	<b>811,107</b>	<b>1,086,107</b>

<u>Solid Waste Capital Improvement Cash Balance</u>	<u>1,026,364</u>	as of March 2021
	(19,014)	Apr-21
	<u>(23,925)</u>	Apr-21
	<u>983,425</u>	

# General Fund

For Fiscal: 2021 Period Ending: 3/2021



	Original Total Budget	Current Total Budget	Period Activity	YTD March	Assumed Apr-Dec	Projected Year End 2021	Year End 2020
<b>Revenue</b>							
1510 - FINANCE ADMIN	11,981,521	11,981,521	887,931	2,278,207	9,480,514	11,758,720	12,475,661
1519 - INTERGOVERNMENTAL	109,600	109,600	-	9,103	102,497	111,600	189,879
1565 - WALTON PLAZA	3,308	3,308	276	827	2,483	3,310	3,308
2650 - MUNICIPAL COURT	475,000	475,000	26,277	68,942	180,027	248,969	269,919
3200 - POLICE	360,000	360,000	714	6,257	508,129	514,386	842,386
3500 - FIRE OPERATIONS	-	-	-	-	97,216	97,216	114,805
3510 - FIRE PREVENTION/CRR	-	-	-	-	500	500	500
4200 - STREETS & TRANSPORTATION	152,099	152,099	-	152,099	11,414	163,513	209,010
5530 - COMMUNITY CENTER	25,000	25,000	-	-	9,517	9,517	13,142
7200 - CODE & DEVELOPMENT	390,000	390,000	43,058	302,107	196,111	498,218	414,450
7520 - ECONOMIC DEVELOPMENT	20,000	20,000	7,097	7,934	9,086	17,019	14,006
7521 - MAINSTREET	35,000	35,000	8,750	8,750	35,000	43,750	35,000
7563 - AIRPORT	205,350	205,350	10,714	45,182	172,234	217,416	237,164
<b>Revenue Total:</b>	<b>13,756,878</b>	<b>13,756,878</b>	<b>984,817</b>	<b>2,879,408</b>	<b>10,804,726</b>	<b>13,684,134</b>	<b>14,819,230</b>
<b>Expense</b>							
1100 - LEGISLATIVE	250,791	250,791	16,973	49,564	78,694	128,258	250,658
1300 - EXECUTIVE	403,555	403,555	27,897	78,417	226,836	305,253	299,910
1400 - ELECTIONS	15,300	15,300	-	-	-	-	-
1500 - GENERAL ADMIN	145,244	145,244	10,428	36,113	115,231	151,344	151,761
1510 - FINANCE ADMIN	355,918	355,918	27,789	66,224	318,480	384,704	399,895
1530 - LAW	105,000	105,000	31,558	31,558	150,835	182,394	185,781
1560 - AUDIT	40,000	40,000	24,500	28,000	15,500	43,500	39,500
1565 - WALTON PLAZA	596,372	596,372	28,313	149,146	251,446	400,592	302,574
2650 - MUNICIPAL COURT	105,625	105,625	7,961	23,044	79,093	102,137	115,994
3200 - POLICE	5,571,928	5,571,928	499,587	1,195,252	4,593,411	5,788,663	5,922,577
3500 - FIRE OPERATIONS	2,467,333	2,467,333	165,798	493,798	1,866,690	2,360,488	2,389,971
3510 - FIRE PREVENTION/CRR	97,948	97,948	5,834	16,929	63,010	79,939	114,952
4200 - STREETS & TRANSPORTATION	1,548,926	1,548,926	109,279	291,780	1,042,703	1,334,484	1,451,600
5500 - COMMUNITY SERVICES	12,600	12,600	-	4,331	11,375	15,706	11,375
5530 - COMMUNITY CENTER	5,000	5,000	1,498	2,257	8,175	10,432	11,829
6200 - BLDGS & GROUNDS	607,135	607,135	34,913	80,360	377,279	457,639	457,378
6500 - LIBRARIES	124,075	124,075	31,113	31,113	96,592	127,705	127,491
7200 - CODE & DEVELOPMENT	649,658	649,658	113,759	179,197	623,672	802,870	869,538
7400 - PLANNING AND ZONING	4,844	4,844	-	-	4,360	4,360	4,360
7520 - ECONOMIC DEVELOPMENT	463,476	463,476	31,904	78,448	181,149	259,597	232,920
7550 - DOWNTOWN DEVELOPMENT	25,000	25,000	12,510	12,510	18,750	31,260	25,000
7563 - AIRPORT	161,150	161,150	31,341	39,236	112,428	151,665	118,106
9001 - GEN - OTHER FINANCING USES	-	-	-	-	92,000	92,000	92,000
<b>Expense Total:</b>	<b>13,756,878</b>	<b>13,756,878</b>	<b>1,212,955</b>	<b>2,887,277</b>	<b>10,327,711</b>	<b>13,214,988</b>	<b>13,575,170</b>
<b>Report Surplus (Deficit):</b>				<b>(7,869)</b>		<b>469,146</b>	<b>1,244,060</b>



Monroe, GA

## General Fund

## Monthly Budget Report

### Group Summary

For Fiscal: 2021 Period Ending: 03/31/2021

DEP...	March Budget	March Activity	Variance Favorable (Unfavorable)	Percent Remaining	YTD Budget	YTD Activity	Variance Favorable (Unfavorable)	Percent Remaining	Total Budget
<b>Revenue</b>									
<b>R1: 31 - TAXES</b>									
1510 - FINANCE ADMIN	693,534.16	560,972.04	-132,562.12	-19.11 %	2,080,602.48	1,367,717.83	-712,884.65	-34.26 %	8,325,740.46
<b>Total R1: 31 - TAXES:</b>	<b>693,534.16</b>	<b>560,972.04</b>	<b>-132,562.12</b>	<b>-19.11 %</b>	<b>2,080,602.48</b>	<b>1,367,717.83</b>	<b>-712,884.65</b>	<b>-34.26 %</b>	<b>8,325,740.46</b>
<b>R1: 32 - LICENSES &amp; PERMITS</b>									
7200 - CODE & DEVELOPMENT	32,070.50	43,058.00	10,987.50	34.26 %	96,211.50	301,626.75	205,415.25	213.50 %	385,000.00
<b>Total R1: 32 - LICENSES &amp; PERMITS:</b>	<b>32,070.50</b>	<b>43,058.00</b>	<b>10,987.50</b>	<b>34.26 %</b>	<b>96,211.50</b>	<b>301,626.75</b>	<b>205,415.25</b>	<b>213.50 %</b>	<b>385,000.00</b>
<b>R1: 33 - INTERGOVERNMENTAL</b>									
1519 - INTERGOVERNMENTAL	9,129.68	0.00	-9,129.68	-100.00 %	27,389.04	9,103.18	-18,285.86	-66.76 %	109,600.00
3200 - POLICE	2,165.80	510.47	-1,655.33	-76.43 %	6,497.40	5,752.71	-744.69	-11.46 %	26,000.00
4200 - STREETS & TRANSPORTATION	12,669.81	0.00	-12,669.81	-100.00 %	38,009.43	152,098.59	114,089.16	300.16 %	152,098.59
<b>Total R1: 33 - INTERGOVERNMENTAL:</b>	<b>23,965.29</b>	<b>510.47</b>	<b>-23,454.82</b>	<b>-97.87 %</b>	<b>71,895.87</b>	<b>166,954.48</b>	<b>95,058.61</b>	<b>132.22 %</b>	<b>287,698.59</b>
<b>R1: 34 - CHARGES FOR SERVICES</b>									
1510 - FINANCE ADMIN	59,101.35	61,995.12	2,893.77	4.90 %	177,304.05	192,828.75	15,524.70	8.76 %	709,500.00
3200 - POLICE	1,666.00	203.61	-1,462.39	-87.78 %	4,998.00	504.61	-4,493.39	-89.90 %	20,000.00
7200 - CODE & DEVELOPMENT	416.50	0.00	-416.50	-100.00 %	1,249.50	480.00	-769.50	-61.58 %	5,000.00
7520 - ECONOMIC DEVELOPMENT & PLANNNG	1,666.00	7,096.83	5,430.83	325.98 %	4,998.00	7,933.65	2,935.65	58.74 %	20,000.00
7563 - AIRPORT	91.63	0.00	-91.63	-100.00 %	274.89	170.00	-104.89	-38.16 %	1,100.00
<b>Total R1: 34 - CHARGES FOR SERVICES:</b>	<b>62,941.48</b>	<b>69,295.56</b>	<b>6,354.08</b>	<b>10.10 %</b>	<b>188,824.44</b>	<b>201,917.01</b>	<b>13,092.57</b>	<b>6.93 %</b>	<b>755,600.00</b>
<b>R1: 35 - FINES &amp; FORFEITURES</b>									
2650 - MUNICIPAL COURT	39,567.50	26,276.96	-13,290.54	-33.59 %	118,702.50	68,942.03	-49,760.47	-41.92 %	475,000.00
<b>Total R1: 35 - FINES &amp; FORFEITURES:</b>	<b>39,567.50</b>	<b>26,276.96</b>	<b>-13,290.54</b>	<b>-33.59 %</b>	<b>118,702.50</b>	<b>68,942.03</b>	<b>-49,760.47</b>	<b>-41.92 %</b>	<b>475,000.00</b>
<b>R1: 36 - INVESTMENT INCOME</b>									
1510 - FINANCE ADMIN	0.00	0.00	0.00	0.00 %	0.00	138.99	138.99	0.00 %	0.00
<b>Total R1: 36 - INVESTMENT INCOME:</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00 %</b>	<b>0.00</b>	<b>138.99</b>	<b>138.99</b>	<b>0.00 %</b>	<b>0.00</b>
<b>R1: 37 - CONTRIBUTIONS &amp; DONATIONS</b>									
3200 - POLICE	333.20	0.00	-333.20	-100.00 %	999.60	0.00	-999.60	-100.00 %	4,000.00
7521 - MAINSTREET	2,915.50	8,750.00	5,834.50	200.12 %	8,746.50	8,750.00	3.50	0.04 %	35,000.00
<b>Total R1: 37 - CONTRIBUTIONS &amp; DONATIONS:</b>	<b>3,248.70</b>	<b>8,750.00</b>	<b>5,501.30</b>	<b>169.34 %</b>	<b>9,746.10</b>	<b>8,750.00</b>	<b>-996.10</b>	<b>-10.22 %</b>	<b>39,000.00</b>
<b>R1: 38 - MISCELLANEOUS REVENUE</b>									
1510 - FINANCE ADMIN	2,915.50	7,721.11	4,805.61	164.83 %	8,746.50	15,851.24	7,104.74	81.23 %	35,000.00
1565 - WALTON PLAZA	275.55	275.63	0.08	0.03 %	826.65	826.89	0.24	0.03 %	3,308.00
5530 - COMMUNITY CENTER	2,082.50	0.00	-2,082.50	-100.00 %	6,247.50	0.00	-6,247.50	-100.00 %	25,000.00
7563 - AIRPORT	17,014.02	10,714.19	-6,299.83	-37.03 %	51,042.06	45,012.45	-6,029.61	-11.81 %	204,250.00

Monthly Budget Report

For Fiscal: 2021 Period Ending: 03/18/21

DEP...	March Budget	March Activity	Variance Favorable (Unfavorable)	Percent Remaining	YTD Budget	YTD Activity	Variance Favorable (Unfavorable)	Percent Remaining	Total Budget
<b>Total R1: 38 - MISCELLANEOUS REVENUE:</b>	<b>22,287.57</b>	<b>18,710.93</b>	<b>-3,576.64</b>	<b>-16.05 %</b>	<b>66,862.71</b>	<b>61,690.58</b>	<b>-5,172.13</b>	<b>-7.74 %</b>	<b>267,558.00</b>
<b>R1: 39 - OTHER FINANCING SOURCES</b>									
1510 - FINANCE ADMIN	242,509.62	257,242.95	14,733.33	6.08 %	727,528.86	701,669.89	-25,858.97	-3.55 %	2,911,280.08
3200 - POLICE	25,823.00	0.00	-25,823.00	-100.00 %	77,469.00	0.00	-77,469.00	-100.00 %	310,000.00
<b>Total R1: 39 - OTHER FINANCING SOURCES:</b>	<b>268,332.62</b>	<b>257,242.95</b>	<b>-11,089.67</b>	<b>-4.13 %</b>	<b>804,997.86</b>	<b>701,669.89</b>	<b>-103,327.97</b>	<b>-12.84 %</b>	<b>3,221,280.08</b>
<b>Total Revenue:</b>	<b>1,145,947.82</b>	<b>984,816.91</b>	<b>-161,130.91</b>	<b>-14.06 %</b>	<b>3,437,843.46</b>	<b>2,879,407.56</b>	<b>-558,435.90</b>	<b>-16.24 %</b>	<b>13,756,877.13</b>
<b>Expense</b>									
1100 - LEGISLATIVE	20,890.87	16,972.93	3,917.94	18.75 %	62,672.61	49,564.52	13,108.09	20.92 %	250,791.00
1300 - EXECUTIVE	33,616.08	27,897.02	5,719.06	17.01 %	100,848.24	78,417.13	22,431.11	22.24 %	403,555.00
1400 - ELECTIONS	1,274.49	0.00	1,274.49	100.00 %	3,823.47	0.00	3,823.47	100.00 %	15,300.00
1500 - GENERAL ADMIN	12,098.80	10,428.36	1,670.44	13.81 %	36,296.40	36,112.96	183.44	0.51 %	145,244.00
1510 - FINANCE ADMIN	29,647.92	27,789.00	1,858.92	6.27 %	88,943.76	66,224.20	22,719.56	25.54 %	355,918.00
1530 - LAW	8,746.50	31,558.22	-22,811.72	-260.81 %	26,239.50	31,558.22	-5,318.72	-20.27 %	105,000.00
1560 - AUDIT	3,332.00	24,500.00	-21,168.00	-635.29 %	9,996.00	28,000.00	-18,004.00	-180.11 %	40,000.00
1565 - WALTON PLAZA	49,677.78	28,312.50	21,365.28	43.01 %	149,033.34	149,145.50	-112.16	-0.08 %	596,372.00
2650 - MUNICIPAL COURT	8,798.52	7,961.34	837.18	9.52 %	26,395.56	23,043.92	3,351.64	12.70 %	105,625.00
3200 - POLICE	464,141.52	499,586.76	-35,445.24	-7.64 %	1,392,424.56	1,195,252.47	197,172.09	14.16 %	5,571,927.56
3500 - FIRE OPERATIONS	205,528.81	165,798.11	39,730.70	19.33 %	616,586.43	493,798.08	122,788.35	19.91 %	2,467,333.00
3510 - FIRE PREVENTION/CRR	8,159.04	5,833.81	2,325.23	28.50 %	24,477.12	16,929.24	7,547.88	30.84 %	97,948.00
4200 - STREETS & TRANSPORTATION	129,025.50	109,278.84	19,746.66	15.30 %	387,076.50	291,780.50	95,296.00	24.62 %	1,548,926.00
5500 - COMMUNITY SERVICES	1,049.58	0.00	1,049.58	100.00 %	3,148.74	4,331.00	-1,182.26	-37.55 %	12,600.00
5530 - COMMUNITY CENTER	416.50	1,498.25	-1,081.75	-259.72 %	1,249.50	2,256.98	-1,007.48	-80.63 %	5,000.00
6200 - BLDGS & GROUNDS	50,574.23	34,913.13	15,661.10	30.97 %	151,722.73	80,360.29	71,362.44	47.03 %	607,134.57
6500 - LIBRARIES	10,335.44	31,112.97	-20,777.53	-201.03 %	31,006.32	31,112.97	-106.65	-0.34 %	124,075.00
7200 - CODE & DEVELOPMENT	54,116.48	113,759.31	-59,642.83	-110.21 %	162,349.44	179,197.43	-16,847.99	-10.38 %	649,658.00
7400 - PLANNING AND ZONING	403.50	0.00	403.50	100.00 %	1,210.50	0.00	1,210.50	100.00 %	4,844.00
7520 - ECONOMIC DEVELOPMENT & PLANNING	38,607.51	31,903.93	6,703.58	17.36 %	115,822.53	78,448.24	37,374.29	32.27 %	463,476.00
7550 - DOWNTOWN DEVELOPMENT	2,082.50	12,510.00	-10,427.50	-500.72 %	6,247.50	12,510.00	-6,262.50	-100.24 %	25,000.00
7563 - AIRPORT	13,423.76	31,340.69	-17,916.93	-133.47 %	40,271.28	39,236.56	1,034.72	2.57 %	161,150.00
<b>Total Expense:</b>	<b>1,145,947.33</b>	<b>1,212,955.17</b>	<b>-67,007.84</b>	<b>-5.85 %</b>	<b>3,437,842.03</b>	<b>2,887,280.21</b>	<b>550,561.82</b>	<b>16.01 %</b>	<b>13,756,877.13</b>
<b>Report Total:</b>	<b>0.49</b>	<b>-228,138.26</b>	<b>-228,138.75</b>		<b>1.43</b>	<b>-7,872.65</b>	<b>-7,874.08</b>		<b>0.00</b>



# General Fund

# Income Statement

## Group Summary

For Fiscal: 2021 Period Ending: 03/31/2021



Monroe, GA

DEPT	Original Total Budget	Current Total Budget	MTD Activity	YTD Activity	Budget Remaining
<b>Revenue</b>					
1510 - FINANCE ADMIN	11,981,520.54	11,981,520.54	887,931.22	2,278,206.70	9,703,313.84
1519 - INTERGOVERNMENTAL	109,600.00	109,600.00	0.00	9,103.18	100,496.82
1565 - WALTON PLAZA	3,308.00	3,308.00	275.63	826.89	2,481.11
2650 - MUNICIPAL COURT	475,000.00	475,000.00	26,276.96	68,942.03	406,057.97
3200 - POLICE	360,000.00	360,000.00	714.08	6,257.32	353,742.68
4200 - STREETS & TRANSPORTATION	152,098.59	152,098.59	0.00	152,098.59	0.00
5530 - COMMUNITY CENTER	25,000.00	25,000.00	0.00	0.00	25,000.00
7200 - CODE & DEVELOPMENT	390,000.00	390,000.00	43,058.00	302,106.75	87,893.25
7520 - ECONOMIC DEVELOPMENT & PLANNNG	20,000.00	20,000.00	7,096.83	7,933.65	12,066.35
7521 - MAINSTREET	35,000.00	35,000.00	8,750.00	8,750.00	26,250.00
7563 - AIRPORT	205,350.00	205,350.00	10,714.19	45,182.45	160,167.55
<b>Revenue Total:</b>	<b>13,756,877.13</b>	<b>13,756,877.13</b>	<b>984,816.91</b>	<b>2,879,407.56</b>	<b>10,877,469.57</b>
<b>Expense</b>					
1100 - LEGISLATIVE	250,791.00	250,791.00	16,972.93	49,564.52	201,226.48
1300 - EXECUTIVE	403,555.00	403,555.00	27,897.02	78,417.13	325,137.87
1400 - ELECTIONS	15,300.00	15,300.00	0.00	0.00	15,300.00
1500 - GENERAL ADMIN	145,244.00	145,244.00	10,428.36	36,112.96	109,131.04
1510 - FINANCE ADMIN	355,918.00	355,918.00	27,789.00	66,224.20	289,693.80
1530 - LAW	105,000.00	105,000.00	31,558.22	31,558.22	73,441.78
1560 - AUDIT	40,000.00	40,000.00	24,500.00	28,000.00	12,000.00
1565 - WALTON PLAZA	596,372.00	596,372.00	28,312.50	149,145.50	447,226.50
2650 - MUNICIPAL COURT	105,625.00	105,625.00	7,961.34	23,043.92	82,581.08
3200 - POLICE	5,571,927.56	5,571,927.56	499,586.76	1,195,252.47	4,376,675.09
3500 - FIRE OPERATIONS	2,467,333.00	2,467,333.00	165,798.11	493,798.08	1,973,534.92
3510 - FIRE PREVENTION/CRR	97,948.00	97,948.00	5,833.81	16,929.24	81,018.76
4200 - STREETS & TRANSPORTATION	1,548,926.00	1,548,926.00	109,278.84	291,780.50	1,257,145.50
5500 - COMMUNITY SERVICES	12,600.00	12,600.00	0.00	4,331.00	8,269.00
5530 - COMMUNITY CENTER	5,000.00	5,000.00	1,498.25	2,256.98	2,743.02
6200 - BLDGS & GROUNDS	607,134.53	607,134.57	34,913.13	80,360.29	526,774.28
6500 - LIBRARIES	124,075.00	124,075.00	31,112.97	31,112.97	92,962.03
7200 - CODE & DEVELOPMENT	649,658.00	649,658.00	113,759.31	179,197.43	470,460.57
7400 - PLANNING AND ZONING	4,844.00	4,844.00	0.00	0.00	4,844.00
7520 - ECONOMIC DEVELOPMENT & PLANNNG	463,476.00	463,476.00	31,903.93	78,448.24	385,027.76
7550 - DOWNTOWN DEVELOPMENT	25,000.00	25,000.00	12,510.00	12,510.00	12,490.00
7563 - AIRPORT	161,150.00	161,150.00	31,340.69	39,236.56	121,913.44
<b>Expense Total:</b>	<b>13,756,877.09</b>	<b>13,756,877.13</b>	<b>1,212,955.17</b>	<b>2,887,280.21</b>	<b>10,869,596.92</b>
<b>Total Surplus (Deficit):</b>	<b>0.04</b>	<b>0.00</b>	<b>-228,138.26</b>	<b>-7,872.65</b>	

## General Fund

## Prior-Year Comparative Income Statement



Monroe, GA

## Group Summary

For the Period Ending 03/31/2021

DEP...	2020 March Activity	2021 March Activity	March Variance Favorable / (Unfavorable)	Variance %	2020 YTD Activity	2021 YTD Activity	YTD Variance Favorable / (Unfavorable)	Variance %
<b>Revenue</b>								
1510 - FINANCE ADMIN	796,199.12	887,931.22	91,732.10	11.52%	1,951,728.96	2,278,206.70	326,477.74	16.73%
1519 - INTERGOVERNMENTAL	7,782.25	0.00	-7,782.25	-100.00%	87,382.25	9,103.18	-78,279.07	-89.58%
1565 - WALTON PLAZA	275.63	275.63	0.00	0.00%	826.89	826.89	0.00	0.00%
2650 - MUNICIPAL COURT	29,357.39	26,276.96	-3,080.43	-10.49%	85,310.49	68,942.03	-16,368.46	-19.19%
3200 - POLICE	4,293.58	714.08	-3,579.50	-83.37%	332,652.58	6,257.32	-326,395.26	-98.12%
4200 - STREETS & TRANSPORTATION	13,895.00	0.00	-13,895.00	-100.00%	197,595.88	152,098.59	-45,497.29	-23.03%
5530 - COMMUNITY CENTER	1,100.00	0.00	-1,100.00	-100.00%	3,625.00	0.00	-3,625.00	-100.00%
7200 - CODE & DEVELOPMENT	17,734.75	43,058.00	25,323.25	142.79%	220,139.25	302,106.75	81,967.50	37.23%
7520 - ECONOMIC DEVELOPMENT & PLANNNG	4,840.00	7,096.83	2,256.83	46.63%	4,920.00	7,933.65	3,013.65	61.25%
7521 - MAINSTREET	0.00	8,750.00	8,750.00	0.00%	0.00	8,750.00	8,750.00	0.00%
7563 - AIRPORT	6,714.15	10,714.19	4,000.04	59.58%	34,930.62	45,182.45	10,251.83	29.35%
<b>Revenue Total:</b>	<b>882,191.87</b>	<b>984,816.91</b>	<b>102,625.04</b>	<b>11.63%</b>	<b>2,919,111.92</b>	<b>2,879,407.56</b>	<b>-39,704.36</b>	<b>-1.36%</b>
<b>Expense</b>								
1100 - LEGISLATIVE	18,844.52	16,972.93	1,871.59	9.93%	46,554.24	49,564.52	-3,010.28	-6.47%
1300 - EXECUTIVE	26,380.81	27,897.02	-1,516.21	-5.75%	72,913.92	78,417.13	-5,503.21	-7.55%
1500 - GENERAL ADMIN	10,550.68	10,428.36	122.32	1.16%	34,382.08	36,112.96	-1,730.88	-5.03%
1510 - FINANCE ADMIN	29,486.89	27,789.00	1,697.89	5.76%	64,183.68	66,224.20	-2,040.52	-3.18%
1530 - LAW	34,944.54	31,558.22	3,386.32	9.69%	34,944.54	31,558.22	3,386.32	9.69%
1560 - AUDIT	24,000.00	24,500.00	-500.00	-2.08%	24,000.00	28,000.00	-4,000.00	-16.67%
1565 - WALTON PLAZA	28,987.50	28,312.50	675.00	2.33%	51,127.50	149,145.50	-98,018.00	-191.71%
2650 - MUNICIPAL COURT	6,740.80	7,961.34	-1,220.54	-18.11%	19,666.98	23,043.92	-3,376.94	-17.17%
3200 - POLICE	385,163.92	499,586.76	-114,422.84	-29.71%	1,392,023.28	1,195,252.47	196,770.81	14.14%
3500 - FIRE OPERATIONS	190,806.52	165,798.11	25,008.41	13.11%	504,024.40	493,798.08	10,226.32	2.03%
3510 - FIRE PREVENTION/CRR	6,812.66	5,833.81	978.85	14.37%	19,305.30	16,929.24	2,376.06	12.31%
4200 - STREETS & TRANSPORTATION	109,158.26	109,278.84	-120.58	-0.11%	297,315.97	291,780.50	5,535.47	1.86%
5500 - COMMUNITY SERVICES	0.00	0.00	0.00	0.00%	0.00	4,331.00	-4,331.00	0.00%
5530 - COMMUNITY CENTER	1,221.51	1,498.25	-276.74	-22.66%	3,654.01	2,256.98	1,397.03	38.23%
6200 - BLDGS & GROUNDS	32,245.43	34,913.13	-2,667.70	-8.27%	73,063.66	80,360.29	-7,296.63	-9.99%
6500 - LIBRARIES	29,400.00	31,112.97	-1,712.97	-5.83%	30,900.00	31,112.97	-212.97	-0.69%
7200 - CODE & DEVELOPMENT	74,499.79	113,759.31	-39,259.52	-52.70%	175,884.57	179,197.43	-3,312.86	-1.88%
7520 - ECONOMIC DEVELOPMENT & PLANNNG	19,302.35	31,903.93	-12,601.58	-65.29%	47,239.42	78,448.24	-31,208.82	-66.07%
7550 - DOWNTOWN DEVELOPMENT	6,250.00	12,510.00	-6,260.00	-100.16%	6,250.00	12,510.00	-6,260.00	-100.16%
7563 - AIRPORT	1,721.10	31,340.69	-29,619.59	-1,720.97%	5,678.28	39,236.56	-33,558.28	-590.99%

# General Fund

# Budget Report Group Summary

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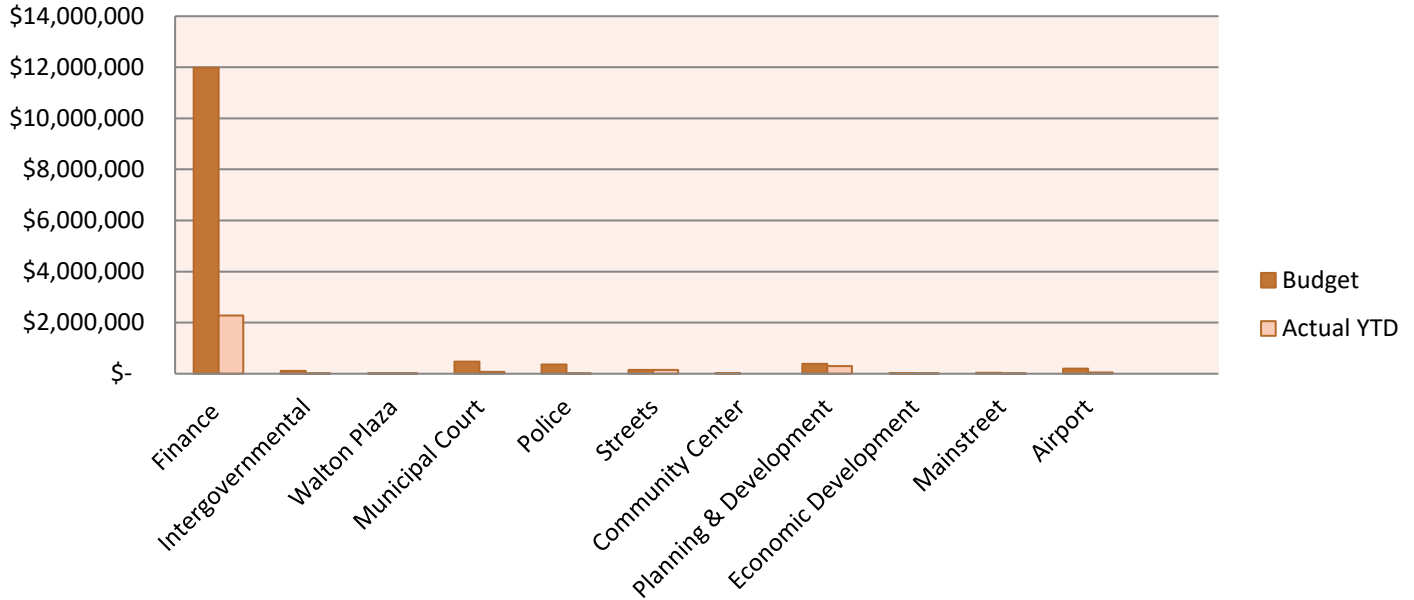


Monroe, GA

For Fiscal: 2021 Period Ending: 03/31/2021

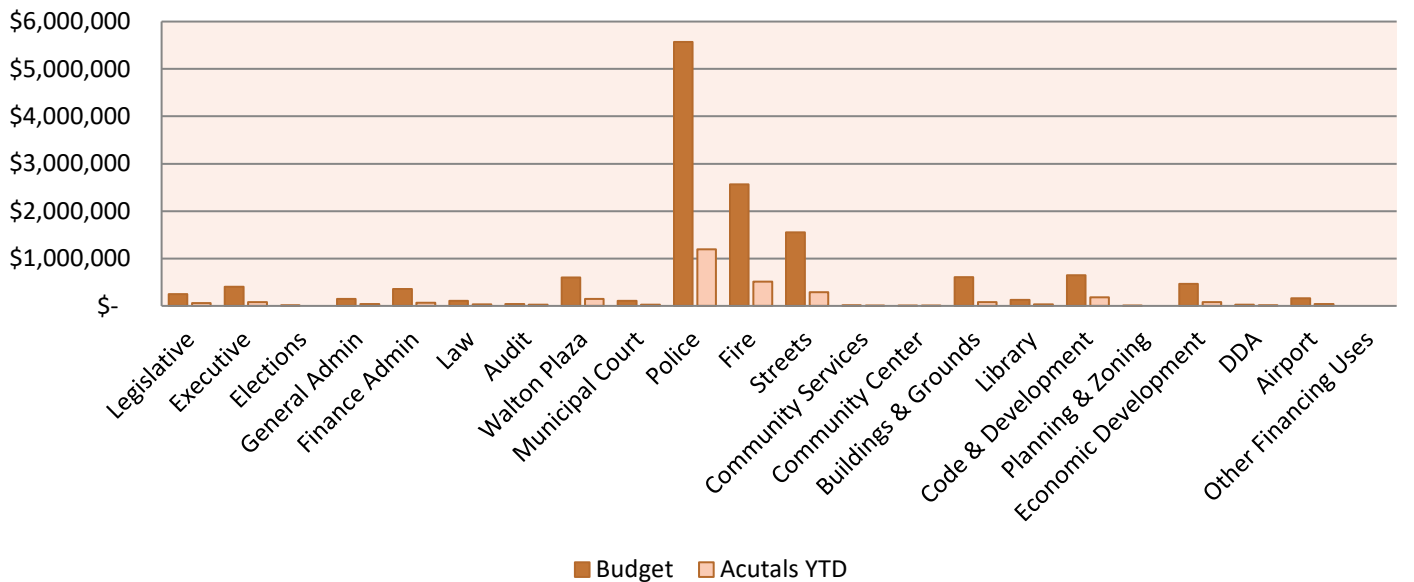
DEP...	Original Total Budget	Current Total Budget	Period Activity	Fiscal Activity	Variance Favorable (Unfavorable)	Percent Remaining
<b>Revenue</b>						
1510 - FINANCE ADMIN	11,981,520.54	11,981,520.54	887,931.22	2,278,206.70	-9,703,313.84	80.99 %
1519 - INTERGOVERNMENTAL	109,600.00	109,600.00	0.00	9,103.18	-100,496.82	91.69 %
1565 - WALTON PLAZA	3,308.00	3,308.00	275.63	826.89	-2,481.11	75.00 %
2650 - MUNICIPAL COURT	475,000.00	475,000.00	26,276.96	68,942.03	-406,057.97	85.49 %
3200 - POLICE	360,000.00	360,000.00	714.08	6,257.32	-353,742.68	98.26 %
4200 - STREETS & TRANSPORTATION	152,098.59	152,098.59	0.00	152,098.59	0.00	0.00 %
5530 - COMMUNITY CENTER	25,000.00	25,000.00	0.00	0.00	-25,000.00	100.00 %
7200 - CODE & DEVELOPMENT	390,000.00	390,000.00	43,058.00	302,106.75	-87,893.25	22.54 %
7520 - ECONOMIC DEVELOPMENT & PLANNNG	20,000.00	20,000.00	7,096.83	7,933.65	-12,066.35	60.33 %
7521 - MAINSTREET	35,000.00	35,000.00	8,750.00	8,750.00	-26,250.00	75.00 %
7563 - AIRPORT	205,350.00	205,350.00	10,714.19	45,182.45	-160,167.55	78.00 %
<b>Revenue Total:</b>	<b>13,756,877.13</b>	<b>13,756,877.13</b>	<b>984,816.91</b>	<b>2,879,407.56</b>	<b>-10,877,469.57</b>	<b>79.07 %</b>
<b>Expense</b>						
1100 - LEGISLATIVE	250,791.00	250,791.00	16,972.93	49,564.52	201,226.48	80.24 %
1300 - EXECUTIVE	403,555.00	403,555.00	27,897.02	78,417.13	325,137.87	80.57 %
1400 - ELECTIONS	15,300.00	15,300.00	0.00	0.00	15,300.00	100.00 %
1500 - GENERAL ADMIN	145,244.00	145,244.00	10,428.36	36,112.96	109,131.04	75.14 %
1510 - FINANCE ADMIN	355,918.00	355,918.00	27,789.00	66,224.20	289,693.80	81.39 %
1530 - LAW	105,000.00	105,000.00	31,558.22	31,558.22	73,441.78	69.94 %
1560 - AUDIT	40,000.00	40,000.00	24,500.00	28,000.00	12,000.00	30.00 %
1565 - WALTON PLAZA	596,372.00	596,372.00	28,312.50	149,145.50	447,226.50	74.99 %
2650 - MUNICIPAL COURT	105,625.00	105,625.00	7,961.34	23,043.92	82,581.08	78.18 %
3200 - POLICE	5,571,927.56	5,571,927.56	499,586.76	1,195,252.47	4,376,675.09	78.55 %
3500 - FIRE OPERATIONS	2,467,333.00	2,467,333.00	165,798.11	493,798.08	1,973,534.92	79.99 %
3510 - FIRE PREVENTION/CRR	97,948.00	97,948.00	5,833.81	16,929.24	81,018.76	82.72 %
4200 - STREETS & TRANSPORTATION	1,548,926.00	1,548,926.00	109,278.84	291,780.50	1,257,145.50	81.16 %
5500 - COMMUNITY SERVICES	12,600.00	12,600.00	0.00	4,331.00	8,269.00	65.63 %
5530 - COMMUNITY CENTER	5,000.00	5,000.00	1,498.25	2,256.98	2,743.02	54.86 %
6200 - BLDGS & GROUNDS	607,134.53	607,134.57	34,913.13	80,360.29	526,774.28	86.76 %
6500 - LIBRARIES	124,075.00	124,075.00	31,112.97	31,112.97	92,962.03	74.92 %
7200 - CODE & DEVELOPMENT	649,658.00	649,658.00	113,759.31	179,197.43	470,460.57	72.42 %
7400 - PLANNING AND ZONING	4,844.00	4,844.00	0.00	0.00	4,844.00	100.00 %
7520 - ECONOMIC DEVELOPMENT & PLANNNG	463,476.00	463,476.00	31,903.93	78,448.24	385,027.76	83.07 %
7550 - DOWNTOWN DEVELOPMENT	25,000.00	25,000.00	12,510.00	12,510.00	12,490.00	49.96 %
7563 - AIRPORT	161,150.00	161,150.00	31,340.69	39,236.56	121,913.44	75.65 %
<b>Expense Total:</b>	<b>13,756,877.09</b>	<b>13,756,877.13</b>	<b>1,212,955.17</b>	<b>2,887,280.21</b>	<b>10,869,596.92</b>	<b>79.01 %</b>
<b>Report Surplus (Deficit):</b>	<b>0.04</b>	<b>0.00</b>	<b>-228,138.26</b>	<b>-7,872.65</b>	<b>-7,872.65</b>	<b>0.00 %</b>

### General Fund Revenue March YTD Budget Comparison



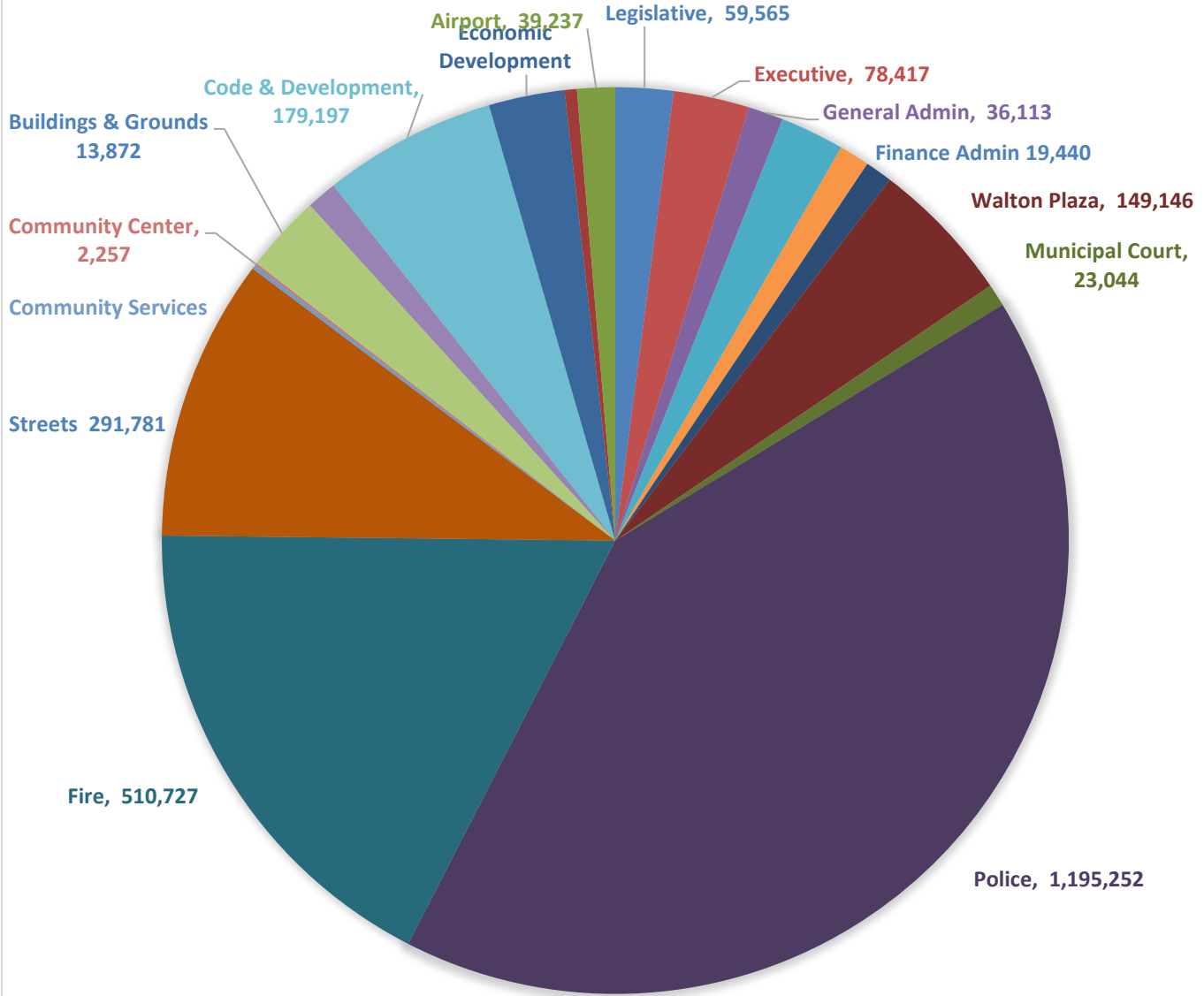
General Fund year-to-date revenues for the month totaled \$2,879,408 which is 21% of total budgeted revenues of \$13,756,877 for 2021. Property Tax & Insurance Premium Tax collections make up @ 37% of total General Fund Revenues, which is not collected until the fourth quarter of each year.

### General Fund Expense March YTD Budget Comparison



General Fund year-to-date expenses for the month totaled \$2,887,280 which is 21% of total budgeted expenses of \$13,756,877 for 2021.

### GENERAL FUND EXPENSES MARCH YTD



# Utilities Fund

For Fiscal: 2021 Period Ending: 3/2021



	Original Total Budget	Current Total Budget	Period Activity	YTD March	Assumed Apr-Dec	Projected Year End 2021	Year End 2020
<b>Revenue</b>							
4002 - WATER	6,125,577	6,125,577	474,854	1,394,424	4,435,471	5,829,895	5,732,224
4003 - SEWER	5,524,167	5,524,167	810,853	1,706,954	3,721,899	5,428,853	5,399,910
4005 - GAS	4,072,608	4,072,608	664,123	1,851,410	2,186,829	4,038,239	3,672,382
4006 - GUTA	130,000	130,000	6,250	12,898	135,969	148,867	150,854
4008 - ELECTRIC	20,165,167	20,165,167	1,902,017	5,170,271	15,366,924	20,537,195	19,793,670
4009 - TELECOM & INTERNET	3,424,167	3,424,167	307,477	910,008	2,559,130	3,469,138	3,349,923
4010 - CABLE TV	3,934,167	3,934,167	312,583	1,018,539	2,356,714	3,375,253	3,202,263
4012 - UTIL FINANCE			(43)	341	736,087	736,429	747,844
<b>Revenue Total:</b>	<b>43,375,851</b>	<b>43,375,851</b>	<b>4,478,114</b>	<b>12,064,845</b>	<b>31,499,024</b>	<b>43,563,869</b>	<b>42,049,070</b>
<b>Expense</b>							
4002 - WATER	6,185,269	6,185,269	478,408	1,291,761	3,820,410	5,112,171	5,087,160
4003 - SEWER	5,354,230	5,354,230	370,586	1,020,139	3,421,532	4,441,671	4,621,536
4004 - STORMWATER	381,765	381,765	21,131	67,633	349,494	417,127	478,837
4005 - GAS	4,262,732	4,262,732	452,375	1,269,756	2,246,104	3,515,860	3,315,782
4006 - GUTA	250,914	250,914	17,339	50,965	195,997	246,962	254,954
4007 - GEN ADMIN WSG	234,745	234,745	17,769	52,618	202,518	255,136	262,683
4008 - ELECTRIC	17,165,182	17,165,182	1,588,329	4,451,908	13,514,264	17,966,172	17,434,007
4009 - TELECOM & INTERNET	3,092,616	3,092,616	259,486	657,468	1,185,283	1,842,751	1,463,544
4010 - CABLE TV	5,457,472	5,457,472	435,646	1,166,818	3,942,302	5,109,120	5,134,676
4011 - GEN ADMIN ELEC/TELECOM	208,412	208,412	15,929	47,571	176,316	223,887	234,656
4012 - UTIL FINANCE	(1,952,223)	(1,952,223)	(348,937)	(742,347)	(1,939,365)	(2,681,712)	(2,936,261)
4013 - UTIL CUST SVC	1,530,403	1,530,403	153,392	377,734	1,153,066	1,530,800	1,636,811
4014 - UTIL BILLING	477,506	477,506	68,343	128,544	333,014	461,559	480,739
4015 - CENTRAL SERVICES	726,830	726,830	89,784	236,070	759,729	995,799	1,024,534
<b>Expense Total:</b>	<b>43,375,851</b>	<b>43,375,851</b>	<b>3,619,580</b>	<b>10,076,638</b>	<b>29,360,665</b>	<b>39,437,303</b>	<b>38,493,658</b>
<b>t Surplus (Deficit):</b>				<b>1,988,207</b>		<b>4,126,566</b>	<b>3,555,412</b>



Monroe, GA

## Utilities Fund without Capital Expense

## Monthly Budget Report Group Summary

For Fiscal: 2021 Period Ending: 03/31/2021

ACTIVIT...	March Budget	March Activity	Variance Favorable (Unfavorable)	Percent Remaining	YTD Budget	YTD Activity	Variance Favorable (Unfavorable)	Percent Remaining	Total Budget
<b>Revenue</b>									
4002 - WATER	510,260.53	474,853.85	-35,406.68	-6.94 %	1,530,781.59	1,394,423.80	-136,357.79	-8.91 %	6,125,576.67
4003 - SEWER	460,163.08	810,853.33	350,690.25	76.21 %	1,380,489.24	1,706,953.84	326,464.60	23.65 %	5,524,166.67
4005 - GAS	339,248.21	664,123.45	324,875.24	95.76 %	1,017,744.63	1,851,409.91	833,665.28	81.91 %	4,072,607.67
4006 - GUTA	10,829.00	6,250.00	-4,579.00	-42.28 %	32,487.00	12,898.32	-19,588.68	-60.30 %	130,000.00
4008 - ELECTRIC	1,679,758.38	1,902,016.89	222,258.51	13.23 %	5,039,275.14	5,170,207.52	130,932.38	2.60 %	20,165,166.67
4009 - TELECOM & INTERNET	285,233.08	307,476.80	22,243.72	7.80 %	855,699.24	910,007.66	54,308.42	6.35 %	3,424,166.67
4010 - CABLE TV	327,716.08	312,582.66	-15,133.42	-4.62 %	983,148.24	1,018,538.45	35,390.21	3.60 %	3,934,166.67
4012 - UTIL FINANCE	0.00	-42.67	-42.67	0.00 %	0.00	341.18	341.18	0.00 %	0.00
<b>Total Revenue:</b>	<b>3,613,208.36</b>	<b>4,478,114.31</b>	<b>864,905.95</b>	<b>23.94 %</b>	<b>10,839,625.08</b>	<b>12,064,780.68</b>	<b>1,225,155.60</b>	<b>11.30 %</b>	<b>43,375,851.02</b>
<b>Expense</b>									
4002 - WATER	515,066.09	478,407.97	36,658.12	7.12 %	1,545,198.27	1,291,761.09	253,437.18	16.40 %	6,183,268.51
4003 - SEWER	445,840.55	370,586.33	75,254.22	16.88 %	1,337,521.65	1,020,139.06	317,382.59	23.73 %	5,352,229.98
4004 - STORMWATER	31,800.97	21,131.00	10,669.97	33.55 %	95,402.91	67,632.66	27,770.25	29.11 %	381,765.00
4005 - GAS	355,085.52	452,374.65	-97,289.13	-27.40 %	1,065,256.56	1,269,755.97	-204,499.41	-19.20 %	4,262,732.21
4006 - GUTA	20,901.09	17,339.25	3,561.84	17.04 %	62,703.27	50,965.19	11,738.08	18.72 %	250,914.00
4007 - GEN ADMIN WSG	19,554.22	17,769.10	1,785.12	9.13 %	58,662.66	52,617.89	6,044.77	10.30 %	234,745.00
4008 - ELECTRIC	1,429,859.55	1,588,329.49	-158,469.94	-11.08 %	4,289,578.65	4,451,908.48	-162,329.83	-3.78 %	17,165,181.50
4009 - TELECOM & INTERNET	257,614.82	259,485.99	-1,871.17	-0.73 %	772,844.46	657,468.18	115,376.28	14.93 %	3,092,615.50
4010 - CABLE TV	454,607.31	435,645.74	18,961.57	4.17 %	1,363,821.93	1,166,817.46	197,004.47	14.45 %	5,457,471.50
4011 - GEN ADMIN ELEC/TELECOM	17,360.69	15,929.11	1,431.58	8.25 %	52,082.07	47,571.72	4,510.35	8.66 %	208,412.00
4012 - UTIL FINANCE	-162,620.23	-348,937.27	186,317.04	-114.57 %	-487,860.69	-742,347.38	254,486.69	-52.16 %	-1,952,223.00
4013 - UTIL CUST SVC	127,482.52	153,392.00	-25,909.48	-20.32 %	382,447.45	377,733.75	4,713.70	1.23 %	1,530,402.82
4014 - UTIL BILLING	39,776.23	68,342.83	-28,566.60	-71.82 %	119,328.69	128,543.86	-9,215.17	-7.72 %	477,506.00
4015 - CENTRAL SERVICES	60,544.89	89,783.52	-29,238.63	-48.29 %	181,634.67	236,069.77	-54,435.10	-29.97 %	726,830.00
<b>Total Expense:</b>	<b>3,612,874.22</b>	<b>3,619,579.71</b>	<b>-6,705.49</b>	<b>-0.19 %</b>	<b>10,838,622.55</b>	<b>10,076,637.70</b>	<b>761,984.85</b>	<b>7.03 %</b>	<b>43,371,851.02</b>
<b>Report Total:</b>	<b>334.14</b>	<b>858,534.60</b>	<b>858,200.46</b>		<b>1,002.53</b>	<b>1,988,142.98</b>	<b>1,987,140.45</b>		<b>4,000.00</b>



Monroe, GA

## Utilities Fund with Capital Expense

## Income Statement Group Summary

For Fiscal: 2021 Period Ending: 03/31/2021

ACTIVITY	Original Total Budget	Current Total Budget	MTD Activity	YTD Activity	Budget Remaining
<b>Revenue</b>					
4002 - WATER	6,125,576.67	6,125,576.67	659,077.22	1,745,739.52	4,379,837.15
4003 - SEWER	5,524,166.67	5,524,166.67	810,853.33	1,706,953.84	3,817,212.83
4005 - GAS	4,072,607.67	4,072,607.67	664,123.45	1,851,409.91	2,221,197.76
4006 - GUTA	130,000.00	130,000.00	6,250.00	12,898.32	117,101.68
4008 - ELECTRIC	20,165,166.67	20,165,166.67	1,902,016.89	5,170,207.52	14,994,959.15
4009 - TELECOM & INTERNET	3,424,166.67	3,424,166.67	307,476.80	910,007.66	2,514,159.01
4010 - CABLE TV	3,934,166.67	3,934,166.67	312,582.66	1,018,538.45	2,915,628.22
4012 - UTIL FINANCE	0.00	0.00	-42.67	341.18	-341.18
<b>Revenue Total:</b>	<b>43,375,851.02</b>	<b>43,375,851.02</b>	<b>4,662,337.68</b>	<b>12,416,096.40</b>	<b>30,959,754.62</b>
<b>Expense</b>					
4002 - WATER	6,185,268.51	6,185,268.51	1,085,197.43	1,916,817.73	4,268,450.78
4003 - SEWER	5,354,229.98	5,354,229.98	387,211.13	1,129,345.29	4,224,884.69
4004 - STORMWATER	381,765.00	381,765.00	23,449.14	71,457.34	310,307.66
4005 - GAS	4,262,732.21	4,262,732.21	534,950.60	1,527,611.61	2,735,120.60
4006 - GUTA	250,914.00	250,914.00	17,339.25	50,965.19	199,948.81
4007 - GEN ADMIN WSG	234,745.00	234,745.00	17,769.10	52,617.89	182,127.11
4008 - ELECTRIC	17,165,181.50	17,165,181.50	1,652,442.99	4,527,464.98	12,637,716.52
4009 - TELECOM & INTERNET	3,092,615.50	3,092,615.50	376,795.29	798,032.48	2,294,583.02
4010 - CABLE TV	5,457,471.50	5,457,471.50	435,645.74	1,166,817.46	4,290,654.04
4011 - GEN ADMIN ELEC/TELECOM	208,412.00	208,412.00	15,929.11	47,571.72	160,840.28
4012 - UTIL FINANCE	-1,952,223.00	-1,952,223.00	-348,937.27	-732,348.38	-1,219,874.62
4013 - UTIL CUST SVC	1,530,402.93	1,530,402.82	153,392.00	377,733.75	1,152,669.07
4014 - UTIL BILLING	477,506.00	477,506.00	68,342.83	128,543.86	348,962.14
4015 - CENTRAL SERVICES	726,830.00	726,830.00	89,783.52	298,131.58	428,698.42
<b>Expense Total:</b>	<b>43,375,851.13</b>	<b>43,375,851.02</b>	<b>4,509,310.86</b>	<b>11,360,762.50</b>	<b>32,015,088.52</b>
<b>Total Surplus (Deficit):</b>	<b>-0.11</b>	<b>0.00</b>	<b>153,026.82</b>	<b>1,055,333.90</b>	





Monroe, GA

## Utilities Fund with Capital Expense

## Prior-Year Comparative Income Statement

### Group Summary

For the Period Ending 03/31/2021

ACTIVIT...	2020		2021		March Variance		YTD Variance	
	March Activity	March Activity	Favorable / (Unfavorable)	Variance %	YTD Activity	YTD Activity	Favorable / (Unfavorable)	Variance %
<b>Revenue</b>								
4002 - WATER	414,100.27	659,077.22	244,976.95	59.16%	1,297,074.07	1,745,739.52	448,665.45	34.59%
4003 - SEWER	386,730.63	810,853.33	424,122.70	109.67%	1,678,331.59	1,706,953.84	28,622.25	1.71%
4005 - GAS	505,352.54	664,123.45	158,770.91	31.42%	1,485,874.31	1,851,409.91	365,535.60	24.60%
4006 - GUTA	4,955.00	6,250.00	1,295.00	26.14%	14,885.00	12,898.32	-1,986.68	-13.35%
4008 - ELECTRIC	1,466,557.63	1,902,016.89	435,459.26	29.69%	4,426,766.51	5,170,207.52	743,441.01	16.79%
4009 - TELECOM & INTERNET	266,227.62	307,476.80	41,249.18	15.49%	790,792.90	910,007.66	119,214.76	15.08%
4010 - CABLE TV	274,448.95	312,582.66	38,133.71	13.89%	845,870.51	1,018,538.45	172,667.94	20.41%
4012 - UTIL FINANCE	2,350.00	-42.67	-2,392.67	-101.82%	25,500.00	341.18	-25,158.82	-98.66%
<b>Revenue Total:</b>	<b>3,320,722.64</b>	<b>4,662,337.68</b>	<b>1,341,615.04</b>	<b>40.40%</b>	<b>10,565,094.89</b>	<b>12,416,096.40</b>	<b>1,851,001.51</b>	<b>17.52%</b>
<b>Expense</b>								
4002 - WATER	614,116.22	1,085,197.43	-471,081.21	-76.71%	1,102,237.72	1,916,817.73	-814,580.01	-73.90%
4003 - SEWER	736,777.05	387,211.13	349,565.92	47.45%	1,270,435.34	1,129,345.29	141,090.05	11.11%
4004 - STORMWATER	58,563.67	23,449.14	35,114.53	59.96%	151,529.13	71,457.34	80,071.79	52.84%
4005 - GAS	417,149.77	534,950.60	-117,800.83	-28.24%	1,075,744.73	1,527,611.61	-451,866.88	-42.01%
4006 - GUTA	18,383.53	17,339.25	1,044.28	5.68%	49,542.53	50,965.19	-1,422.66	-2.87%
4007 - GEN ADMIN WSG	17,482.92	17,769.10	-286.18	-1.64%	49,619.24	52,617.89	-2,998.65	-6.04%
4008 - ELECTRIC	1,806,125.69	1,652,442.99	153,682.70	8.51%	4,510,450.39	4,527,464.98	-17,014.59	-0.38%
4009 - TELECOM & INTERNET	173,619.64	376,795.29	-203,175.65	-117.02%	433,717.42	798,032.48	-364,315.06	-84.00%
4010 - CABLE TV	500,735.46	435,645.74	65,089.72	13.00%	1,179,156.22	1,166,817.46	12,338.76	1.05%
4011 - GEN ADMIN ELEC/TELECOM	16,084.86	15,929.11	155.75	0.97%	45,172.31	47,571.72	-2,399.41	-5.31%
4012 - UTIL FINANCE	-340,139.47	-348,937.27	8,797.80	2.59%	-720,752.20	-732,348.38	11,596.18	1.61%
4013 - UTIL CUST SVC	156,703.89	153,392.00	3,311.89	2.11%	380,139.88	377,733.75	2,406.13	0.63%
4014 - UTIL BILLING	77,878.39	68,342.83	9,535.56	12.24%	132,703.29	128,543.86	4,159.43	3.13%
4015 - CENTRAL SERVICES	105,557.19	89,783.52	15,773.67	14.94%	207,909.03	298,131.58	-90,222.55	-43.40%
<b>Expense Total:</b>	<b>4,359,038.81</b>	<b>4,509,310.86</b>	<b>-150,272.05</b>	<b>-3.45%</b>	<b>9,867,605.03</b>	<b>11,360,762.50</b>	<b>-1,493,157.47</b>	<b>-15.13%</b>
<b>Total Surplus (Deficit):</b>	<b>-1,038,316.17</b>	<b>153,026.82</b>	<b>1,191,342.99</b>	<b>114.74%</b>	<b>697,489.86</b>	<b>1,055,333.90</b>	<b>357,844.04</b>	<b>51.30%</b>

## Utilities Fund without Capital Expense

## Budget Report Group Summary

For Fiscal: 2021 Period Ending: 03/31/2021



Monroe, GA

ACTIVIT...	Original Total Budget	Current Total Budget	Period Activity	Fiscal Activity	Variance Favorable (Unfavorable)	Percent Remaining
<b>Revenue</b>						
4002 - WATER	6,125,576.67	6,125,576.67	474,853.85	1,394,423.80	-4,731,152.87	77.24 %
4003 - SEWER	5,524,166.67	5,524,166.67	810,853.33	1,706,953.84	-3,817,212.83	69.10 %
4005 - GAS	4,072,607.67	4,072,607.67	664,123.45	1,851,409.91	-2,221,197.76	54.54 %
4006 - GUTA	130,000.00	130,000.00	6,250.00	12,898.32	-117,101.68	90.08 %
4008 - ELECTRIC	20,165,166.67	20,165,166.67	1,902,016.89	5,170,207.52	-14,994,959.15	74.36 %
4009 - TELECOM & INTERNET	3,424,166.67	3,424,166.67	307,476.80	910,007.66	-2,514,159.01	73.42 %
4010 - CABLE TV	3,934,166.67	3,934,166.67	312,582.66	1,018,538.45	-2,915,628.22	74.11 %
4012 - UTIL FINANCE	0.00	0.00	-42.67	341.18	341.18	0.00 %
<b>Revenue Total:</b>	<b>43,375,851.02</b>	<b>43,375,851.02</b>	<b>4,478,114.31</b>	<b>12,064,780.68</b>	<b>-31,311,070.34</b>	<b>72.19 %</b>
<b>Expense</b>						
4002 - WATER	6,185,268.51	6,183,268.51	478,407.97	1,291,761.09	4,891,507.42	79.11 %
4003 - SEWER	5,354,229.98	5,352,229.98	370,586.33	1,020,139.06	4,332,090.92	80.94 %
4004 - STORMWATER	381,765.00	381,765.00	21,131.00	67,632.66	314,132.34	82.28 %
4005 - GAS	4,262,732.21	4,262,732.21	452,374.65	1,269,755.97	2,992,976.24	70.21 %
4006 - GUTA	250,914.00	250,914.00	17,339.25	50,965.19	199,948.81	79.69 %
4007 - GEN ADMIN WSG	234,745.00	234,745.00	17,769.10	52,617.89	182,127.11	77.59 %
4008 - ELECTRIC	17,165,181.50	17,165,181.50	1,588,329.49	4,451,908.48	12,713,273.02	74.06 %
4009 - TELECOM & INTERNET	3,092,615.50	3,092,615.50	259,485.99	657,468.18	2,435,147.32	78.74 %
4010 - CABLE TV	5,457,471.50	5,457,471.50	435,645.74	1,166,817.46	4,290,654.04	78.62 %
4011 - GEN ADMIN ELEC/TELECOM	208,412.00	208,412.00	15,929.11	47,571.72	160,840.28	77.17 %
4012 - UTIL FINANCE	-1,952,223.00	-1,952,223.00	-348,937.27	-742,347.38	-1,209,875.62	61.97 %
4013 - UTIL CUST SVC	1,530,402.93	1,530,402.82	153,392.00	377,733.75	1,152,669.07	75.32 %
4014 - UTIL BILLING	477,506.00	477,506.00	68,342.83	128,543.86	348,962.14	73.08 %
4015 - CENTRAL SERVICES	726,830.00	726,830.00	89,783.52	236,069.77	490,760.23	67.52 %
<b>Expense Total:</b>	<b>43,375,851.13</b>	<b>43,371,851.02</b>	<b>3,619,579.71</b>	<b>10,076,637.70</b>	<b>33,295,213.32</b>	<b>76.77 %</b>
<b>Report Surplus (Deficit):</b>	<b>-0.11</b>	<b>4,000.00</b>	<b>858,534.60</b>	<b>1,988,142.98</b>	<b>1,984,142.98</b>	<b>49,603.57 %</b>



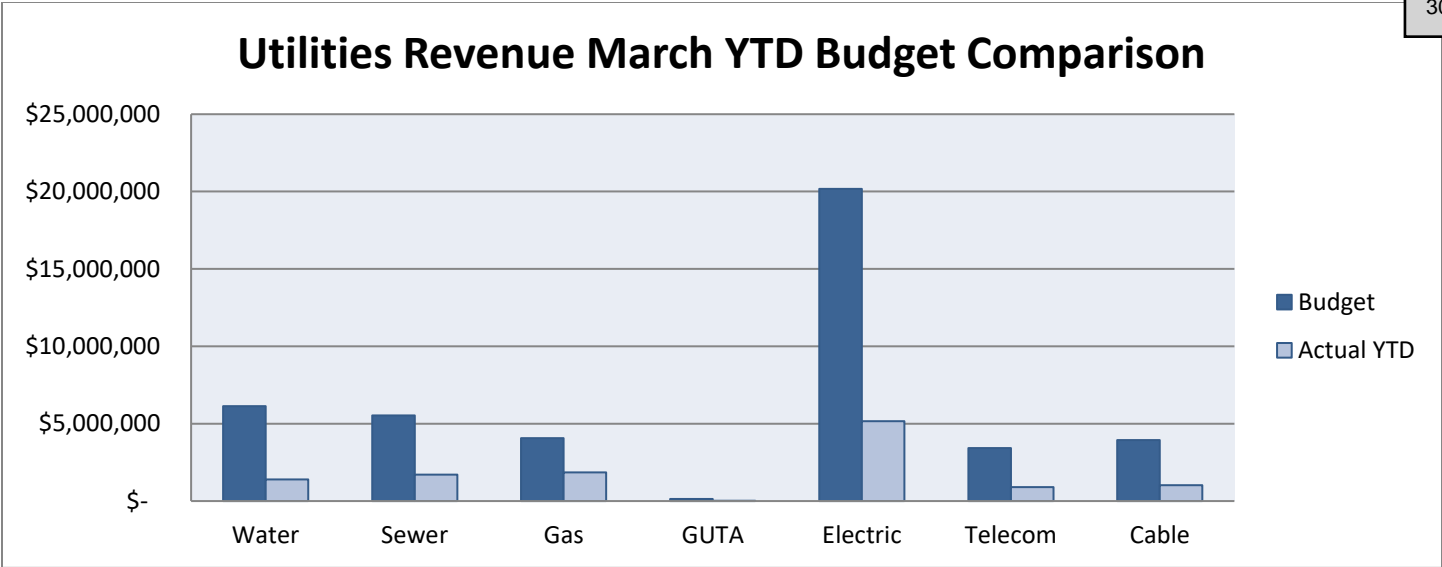
Monroe, GA

# Utilities Fund Capital Expense

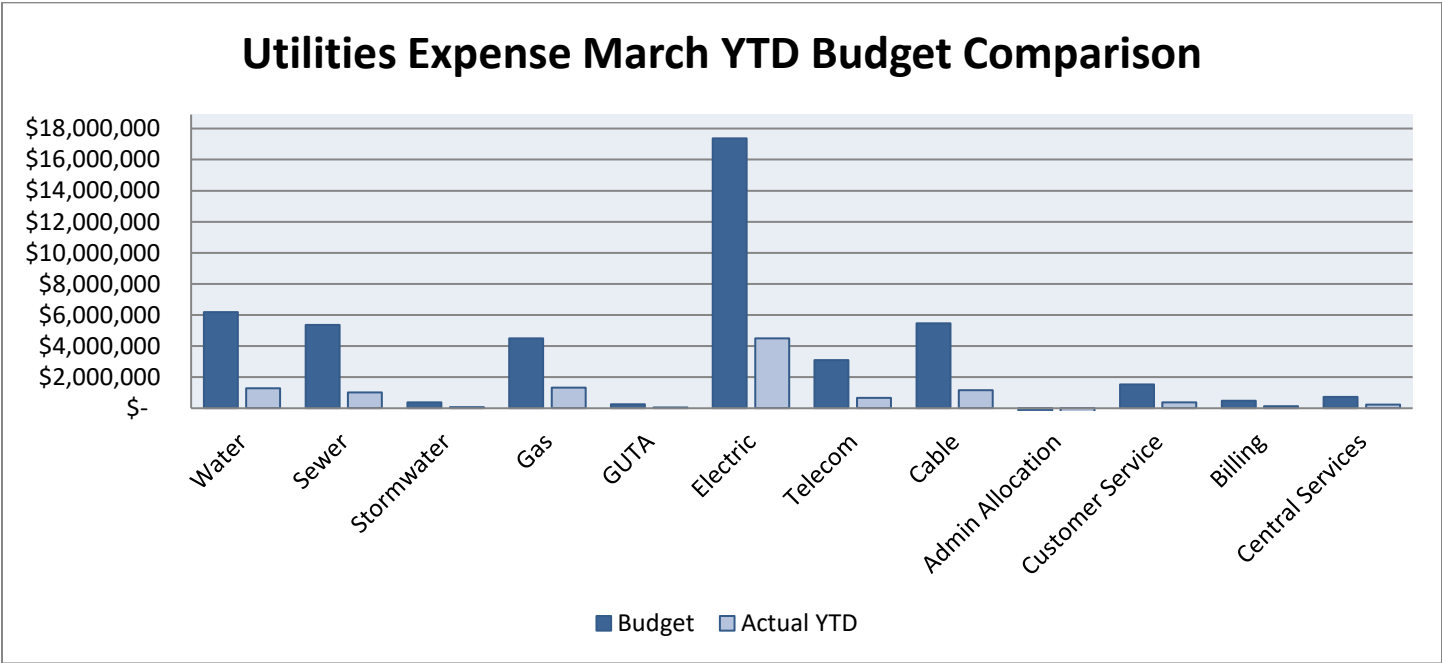
# Budget Report Group Summary

For Fiscal: 2021 Period Ending: 03/31/2021

ACTIVIT...	Original Total Budget	Current Total Budget	Period Activity	Fiscal Activity	Variance Favorable (Unfavorable)	Percent Remaining
<b>Revenue</b>						
4002 - WATER	0.00	0.00	184,223.37	351,315.72	351,315.72	0.00 %
4003 - SEWER	0.00	0.00	0.00	0.00	0.00	0.00 %
4005 - GAS	0.00	0.00	0.00	0.00	0.00	0.00 %
4008 - ELECTRIC	0.00	0.00	0.00	0.00	0.00	0.00 %
4009 - TELECOM & INTERNET	0.00	0.00	0.00	0.00	0.00	0.00 %
4010 - CABLE TV	0.00	0.00	0.00	0.00	0.00	0.00 %
4015 - CENTRAL SERVICES	0.00	0.00	0.00	0.00	0.00	0.00 %
<b>Revenue Total:</b>	<b>0.00</b>	<b>0.00</b>	<b>184,223.37</b>	<b>351,315.72</b>	<b>351,315.72</b>	<b>0.00 %</b>
<b>Expense</b>						
4002 - WATER	0.00	0.00	606,596.66	624,484.16	-624,484.16	0.00 %
4003 - SEWER	0.00	0.00	16,432.00	108,633.75	-108,633.75	0.00 %
4004 - STORMWATER	0.00	0.00	2,210.00	4,060.00	-4,060.00	0.00 %
4005 - GAS	0.00	0.00	82,575.95	257,475.95	-257,475.95	0.00 %
4006 - GUTA	0.00	0.00	0.00	0.00	0.00	0.00 %
4008 - ELECTRIC	0.00	0.00	64,113.50	75,556.50	-75,556.50	0.00 %
4009 - TELECOM & INTERNET	0.00	0.00	117,309.30	140,564.30	-140,564.30	0.00 %
4010 - CABLE TV	0.00	0.00	0.00	0.00	0.00	0.00 %
4012 - UTIL FINANCE	0.00	0.00	0.00	9,999.00	-9,999.00	0.00 %
4013 - UTIL CUST SVC	0.00	0.00	0.00	0.00	0.00	0.00 %
4014 - UTIL BILLING	0.00	0.00	0.00	0.00	0.00	0.00 %
4015 - CENTRAL SERVICES	0.00	0.00	0.00	0.00	0.00	0.00 %
<b>Expense Total:</b>	<b>0.00</b>	<b>0.00</b>	<b>889,237.41</b>	<b>1,220,773.66</b>	<b>-1,220,773.66</b>	<b>0.00 %</b>
<b>Report Surplus (Deficit):</b>	<b>0.00</b>	<b>0.00</b>	<b>-705,014.04</b>	<b>-869,457.94</b>	<b>-869,457.94</b>	<b>0.00 %</b>

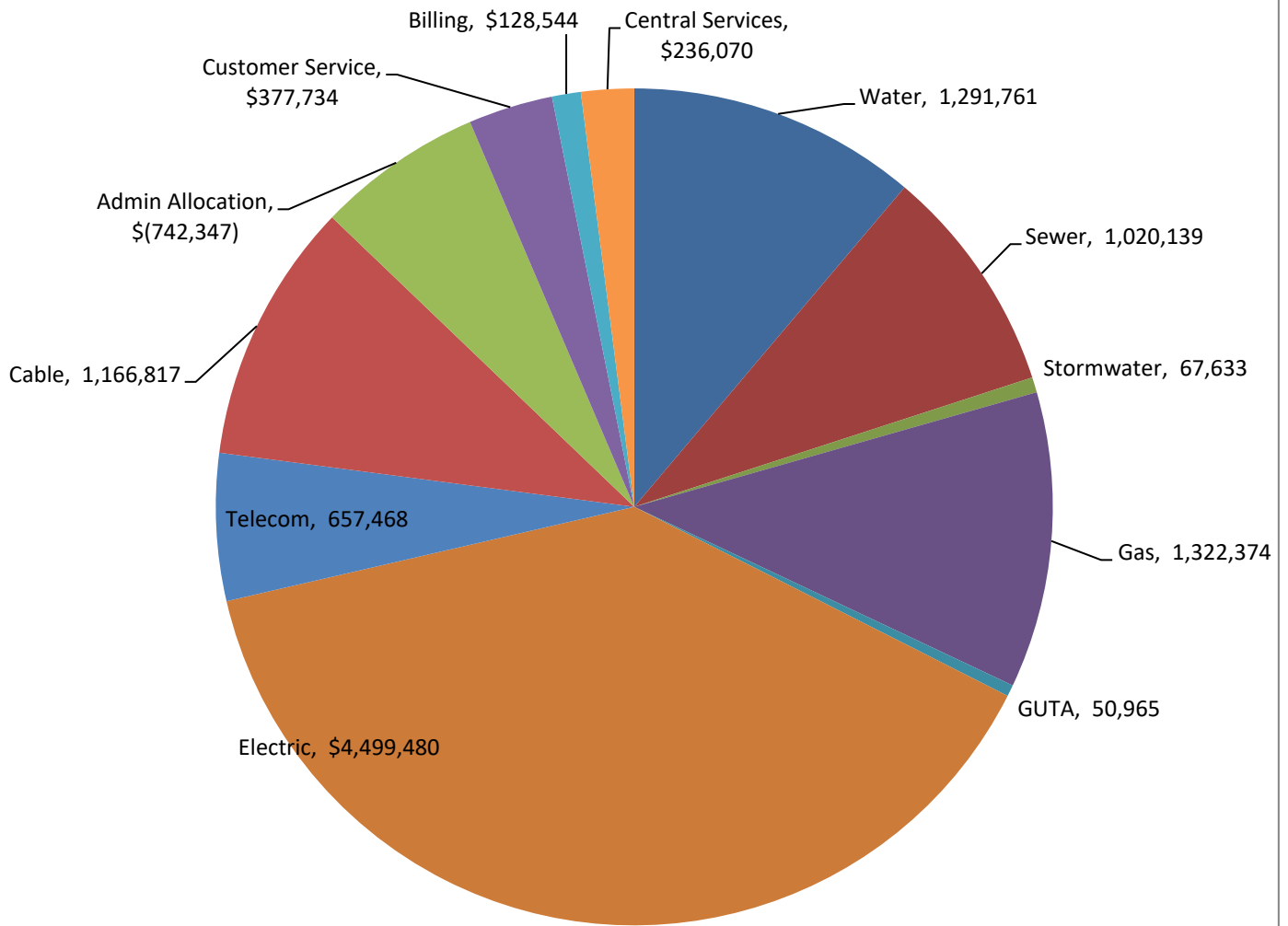


Utility Fund year-to-date revenues for the month totaled \$12,064,781 which is 28% of total budgeted revenues of \$43,375,851 for 2021.



Utility Fund year-to-date expenses for the month totaled \$10,076,638 (excluding capital expense) which is 23.2% of total budgeted expenses of \$43,375,851 for 2021. Year-to-date capital expense totaled \$1,220,774 with \$351,316 in contributed capital revenue received.

# Utilities Expenses March YTD





## Solid Waste Fund

For Fiscal: 2021 Period Ending: 3/2021

	Original Total Budget	Current Total Budget	Period Activity	YTD March	Assumed Apr-Dec	Projected Year End 2021	Year End 2020
<b>Revenue</b>							
4520 - SOLID WASTE COLLECTION	2,163,000	2,163,000	192,985	581,324	1,856,734	2,438,058	2,725,136
4530 - SOLID WASTE DISPOSAL	3,316,318	3,316,318	322,659	964,414	2,571,764	3,536,177	3,783,831
4540 - RECYCLABLES COLLECTION	32,000	32,000	2,822	5,368	24,541	29,908	51,212
<b>Revenue Total:</b>	<b>5,511,318</b>	<b>5,511,318</b>	<b>518,467</b>	<b>1,551,105</b>	<b>4,453,038</b>	<b>6,004,144</b>	<b>6,560,179</b>
<b>Expense</b>							
4500 - SOLID WASTE & RECYCLING	-	-	-	-	-	-	-
4510 - SOLID WASTE ADMINISTRATION	390,397	390,397	24,155	71,927	271,599	343,525	339,504
4520 - SOLID WASTE COLLECTION	1,099,070	1,099,070	88,218	263,784	1,009,230	1,273,014	1,285,294
4530 - SOLID WASTE DISPOSAL	2,953,379	2,953,379	305,933	615,786	3,206,557	3,822,343	3,715,227
4540 - RECYCLABLES COLLECTION	167,414	167,414	27,837	41,116	102,004	143,120	125,091
4585 - YARD TRIMMINGS COLLECTION	294,813	294,813	20,050	57,464	220,132	277,596	298,127
9003 - SW - OTHER FINANCING USES	606,245	606,245	31,108	93,066	277,070	370,136	365,216
<b>Expense Total:</b>	<b>5,511,318</b>	<b>5,511,318</b>	<b>497,300</b>	<b>1,143,143</b>	<b>5,086,591</b>	<b>6,229,734</b>	<b>6,128,459</b>
<b>Report Surplus (Deficit):</b>				<b>407,962</b>		<b>(225,590)</b>	<b>431,720</b>



Monroe, GA

### Solid Waste without Capital Expense

### Monthly Budget Report Group Summary

For Fiscal: 2021 Period Ending: 03/31/2021

DEP...	March Budget	March Activity	Variance Favorable (Unfavorable)	Percent Remaining	YTD Budget	YTD Activity	Variance Favorable (Unfavorable)	Percent Remaining	Total Budget
<b>Revenue</b>									
4520 - SOLID WASTE COLLECTION	180,177.90	192,984.94	12,807.04	7.11 %	540,533.70	581,324.10	40,790.40	7.55 %	2,163,000.00
4530 - SOLID WASTE DISPOSAL	276,249.28	322,659.28	46,410.00	16.80 %	828,747.84	964,413.82	135,665.98	16.37 %	3,316,318.00
4540 - RECYCLABLES COLLECTION	2,665.60	2,822.31	156.71	5.88 %	7,996.80	5,367.72	-2,629.08	-32.88 %	32,000.00
<b>Total Revenue:</b>	<b>459,092.78</b>	<b>518,466.53</b>	<b>59,373.75</b>	<b>12.93 %</b>	<b>1,377,278.34</b>	<b>1,551,105.64</b>	<b>173,827.30</b>	<b>12.62 %</b>	<b>5,511,318.00</b>
<b>Expense</b>									
4510 - SOLID WASTE ADMINISTRATION	32,520.03	24,155.42	8,364.61	25.72 %	97,560.09	71,926.08	25,634.01	26.28 %	390,397.00
4520 - SOLID WASTE COLLECTION	91,552.52	88,217.73	3,334.79	3.64 %	274,657.40	263,784.21	10,873.19	3.96 %	1,099,070.02
4530 - SOLID WASTE DISPOSAL	246,016.43	305,933.17	-59,916.74	-24.35 %	738,049.29	615,785.53	122,263.76	16.57 %	2,953,379.00
4540 - RECYCLABLES COLLECTION	13,945.53	27,836.52	-13,890.99	-99.61 %	41,836.59	41,116.49	720.10	1.72 %	167,414.00
4585 - YARD TRIMMINGS COLLECTION	24,557.89	20,049.50	4,508.39	18.36 %	73,673.67	57,463.26	16,210.41	22.00 %	294,813.00
9003 - SW - OTHER FINANCING USES	50,500.19	31,107.99	19,392.20	38.40 %	151,500.57	93,066.39	58,434.18	38.57 %	606,244.98
<b>Total Expense:</b>	<b>459,092.59</b>	<b>497,300.33</b>	<b>-38,207.74</b>	<b>-8.32 %</b>	<b>1,377,277.61</b>	<b>1,143,141.96</b>	<b>234,135.65</b>	<b>17.00 %</b>	<b>5,511,318.00</b>
<b>Report Total:</b>	<b>0.19</b>	<b>21,166.20</b>	<b>21,166.01</b>		<b>0.73</b>	<b>407,963.68</b>	<b>407,962.95</b>		<b>0.00</b>



Monroe, GA

# Solid Waste with Capital Expense

# Income Statement Group Summary

For Fiscal: 2021 Period Ending: 03/31/2021

DEPT	Original Total Budget	Current Total Budget	MTD Activity	YTD Activity	Budget Remaining
<b>Revenue</b>					
4520 - SOLID WASTE COLLECTION	2,163,000.00	2,163,000.00	192,984.94	581,324.10	1,581,675.90
4530 - SOLID WASTE DISPOSAL	3,316,318.00	3,316,318.00	322,659.28	964,413.82	2,351,904.18
4540 - RECYCLABLES COLLECTION	32,000.00	32,000.00	2,822.31	5,367.72	26,632.28
<b>Revenue Total:</b>	<b>5,511,318.00</b>	<b>5,511,318.00</b>	<b>518,466.53</b>	<b>1,551,105.64</b>	<b>3,960,212.36</b>
<b>Expense</b>					
4510 - SOLID WASTE ADMINISTRATION	390,397.00	390,397.00	24,176.82	71,947.48	318,449.52
4520 - SOLID WASTE COLLECTION	1,099,070.18	1,099,070.02	88,217.73	263,784.21	835,285.81
4530 - SOLID WASTE DISPOSAL	2,953,379.00	2,953,379.00	320,847.85	630,700.21	2,322,678.79
4540 - RECYCLABLES COLLECTION	167,414.00	167,414.00	27,836.52	41,116.49	126,297.51
4585 - YARD TRIMMINGS COLLECTION	294,813.00	294,813.00	20,049.50	57,463.26	237,349.74
9003 - SW - OTHER FINANCING USES	606,244.98	606,244.98	31,107.99	93,066.39	513,178.59
<b>Expense Total:</b>	<b>5,511,318.16</b>	<b>5,511,318.00</b>	<b>512,236.41</b>	<b>1,158,078.04</b>	<b>4,353,239.96</b>
<b>Total Surplus (Deficit):</b>	<b>-0.16</b>	<b>0.00</b>	<b>6,230.12</b>	<b>393,027.60</b>	





Monroe, GA

### Solid Waste with Capital Expense

### Prior-Year Comparative Income Statement

#### Group Summary

For the Period Ending 03/31/2021

DEP...	2020 March Activity	2021 March Activity	March Variance Favorable / (Unfavorable)	Variance %	2020 YTD Activity	2021 YTD Activity	YTD Variance Favorable / (Unfavorable)	Variance %
<b>Revenue</b>								
4520 - SOLID WASTE COLLECTION	187,878.42	192,984.94	5,106.52	2.72%	531,747.66	581,324.10	49,576.44	9.32%
4530 - SOLID WASTE DISPOSAL	282,738.58	322,659.28	39,920.70	14.12%	883,794.86	964,413.82	80,618.96	9.12%
4540 - RECYCLABLES COLLECTION	20,958.00	2,822.31	-18,135.69	-86.53%	26,672.22	5,367.72	-21,304.50	-79.88%
<b>Revenue Total:</b>	<b>491,575.00</b>	<b>518,466.53</b>	<b>26,891.53</b>	<b>5.47%</b>	<b>1,442,214.74</b>	<b>1,551,105.64</b>	<b>108,890.90</b>	<b>7.55%</b>
<b>Expense</b>								
4510 - SOLID WASTE ADMINISTRATION	25,528.66	24,176.82	1,351.84	5.30%	67,873.17	71,947.48	-4,074.31	-6.00%
4520 - SOLID WASTE COLLECTION	108,755.08	88,217.73	20,537.35	18.88%	245,665.60	263,784.21	-18,118.61	-7.38%
4530 - SOLID WASTE DISPOSAL	22,332.29	320,847.85	-298,515.56	-1,336.70%	334,888.03	630,700.21	-295,812.18	-88.33%
4540 - RECYCLABLES COLLECTION	4,828.66	27,836.52	-23,007.86	-476.49%	17,188.28	41,116.49	-23,928.21	-139.21%
4585 - YARD TRIMMINGS COLLECTION	23,216.75	20,049.50	3,167.25	13.64%	62,410.28	57,463.26	4,947.02	7.93%
9003 - SW - OTHER FINANCING USES	29,107.48	31,107.99	-2,000.51	-6.87%	88,145.92	93,066.39	-4,920.47	-5.58%
<b>Expense Total:</b>	<b>213,768.92</b>	<b>512,236.41</b>	<b>-298,467.49</b>	<b>-139.62%</b>	<b>816,171.28</b>	<b>1,158,078.04</b>	<b>-341,906.76</b>	<b>-41.89%</b>
<b>Total Surplus (Deficit):</b>	<b>277,806.08</b>	<b>6,230.12</b>	<b>-271,575.96</b>	<b>-97.76%</b>	<b>626,043.46</b>	<b>393,027.60</b>	<b>-233,015.86</b>	<b>-37.22%</b>



Monroe, GA

## Solid Waste without Capital Expense

## Budget Report Group Summary

For Fiscal: 2021 Period Ending: 03/31/2021

DEP...	Original Total Budget	Current Total Budget	Period Activity	Fiscal Activity	Variance Favorable (Unfavorable)	Percent Remaining
<b>Revenue</b>						
4510 - SOLID WASTE ADMINISTRATION	0.00	0.00	0.00	0.00	0.00	0.00 %
4520 - SOLID WASTE COLLECTION	2,163,000.00	2,163,000.00	192,984.94	581,324.10	-1,581,675.90	73.12 %
4530 - SOLID WASTE DISPOSAL	3,316,318.00	3,316,318.00	322,659.28	964,413.82	-2,351,904.18	70.92 %
4540 - RECYCLABLES COLLECTION	32,000.00	32,000.00	2,822.31	5,367.72	-26,632.28	83.23 %
<b>Revenue Total:</b>	<b>5,511,318.00</b>	<b>5,511,318.00</b>	<b>518,466.53</b>	<b>1,551,105.64</b>	<b>-3,960,212.36</b>	<b>71.86 %</b>
<b>Expense</b>						
4500 - SOLID WASTE & RECYCLING	0.00	0.00	0.00	0.00	0.00	0.00 %
4510 - SOLID WASTE ADMINISTRATION	390,397.00	390,397.00	24,155.42	71,926.08	318,470.92	81.58 %
4520 - SOLID WASTE COLLECTION	1,099,070.18	1,099,070.02	88,217.73	263,784.21	835,285.81	76.00 %
4530 - SOLID WASTE DISPOSAL	2,953,379.00	2,953,379.00	305,933.17	615,785.53	2,337,593.47	79.15 %
4540 - RECYCLABLES COLLECTION	167,414.00	167,414.00	27,836.52	41,116.49	126,297.51	75.44 %
4580 - PUBLIC EDUCATION	0.00	0.00	0.00	0.00	0.00	0.00 %
4585 - YARD TRIMMINGS COLLECTION	294,813.00	294,813.00	20,049.50	57,463.26	237,349.74	80.51 %
9003 - SW - OTHER FINANCING USES	606,244.98	606,244.98	31,107.99	93,066.39	513,178.59	84.65 %
<b>Expense Total:</b>	<b>5,511,318.16</b>	<b>5,511,318.00</b>	<b>497,300.33</b>	<b>1,143,141.96</b>	<b>4,368,176.04</b>	<b>79.26 %</b>
<b>Report Surplus (Deficit):</b>	<b>-0.16</b>	<b>0.00</b>	<b>21,166.20</b>	<b>407,963.68</b>	<b>407,963.68</b>	<b>0.00 %</b>



Monroe, GA

# Solid Waste Capital Expense

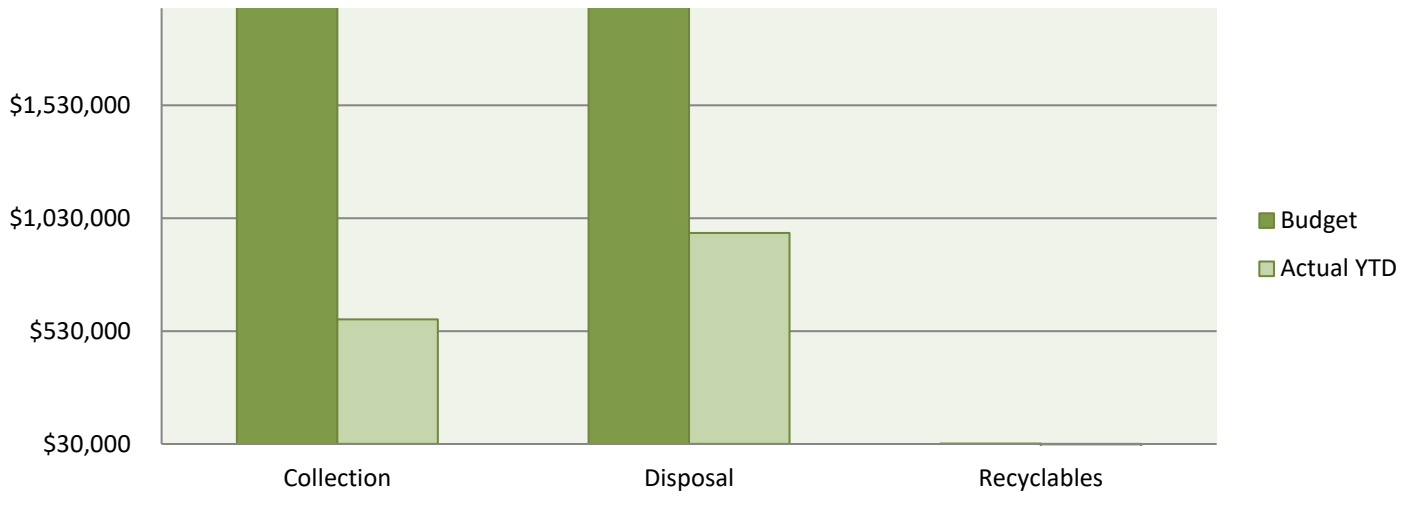
# Budget Report Group Summary

37

For Fiscal: 2021 Period Ending: 03/31/2021

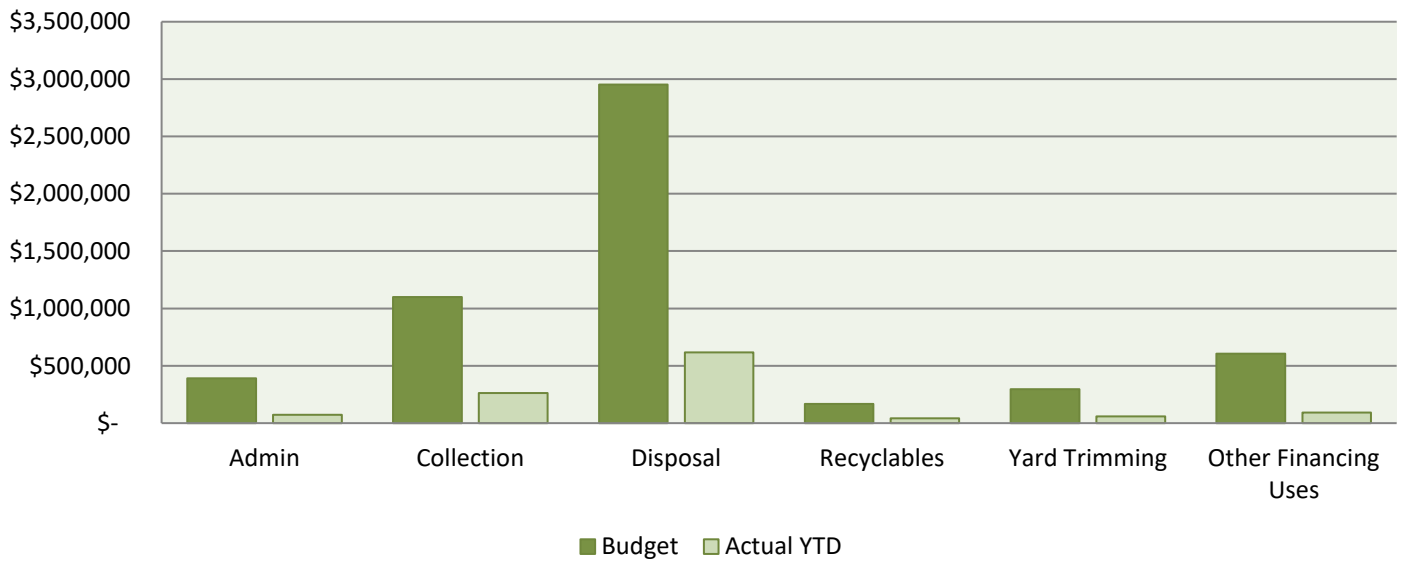
DEP...	Original Total Budget	Current Total Budget	Period Activity	Fiscal Activity	Variance Favorable (Unfavorable)	Percent Remaining
<b>Expense</b>						
4530 - SOLID WASTE DISPOSAL	0.00	0.00	14,914.68	14,914.68	-14,914.68	0.00 %
<b>Expense Total:</b>	<b>0.00</b>	<b>0.00</b>	<b>14,914.68</b>	<b>14,914.68</b>	<b>-14,914.68</b>	<b>0.00 %</b>
<b>Report Total:</b>	<b>0.00</b>	<b>0.00</b>	<b>14,914.68</b>	<b>14,914.68</b>	<b>-14,914.68</b>	<b>0.00 %</b>

### Solid Waste Revenue March YTD Budget Comparison



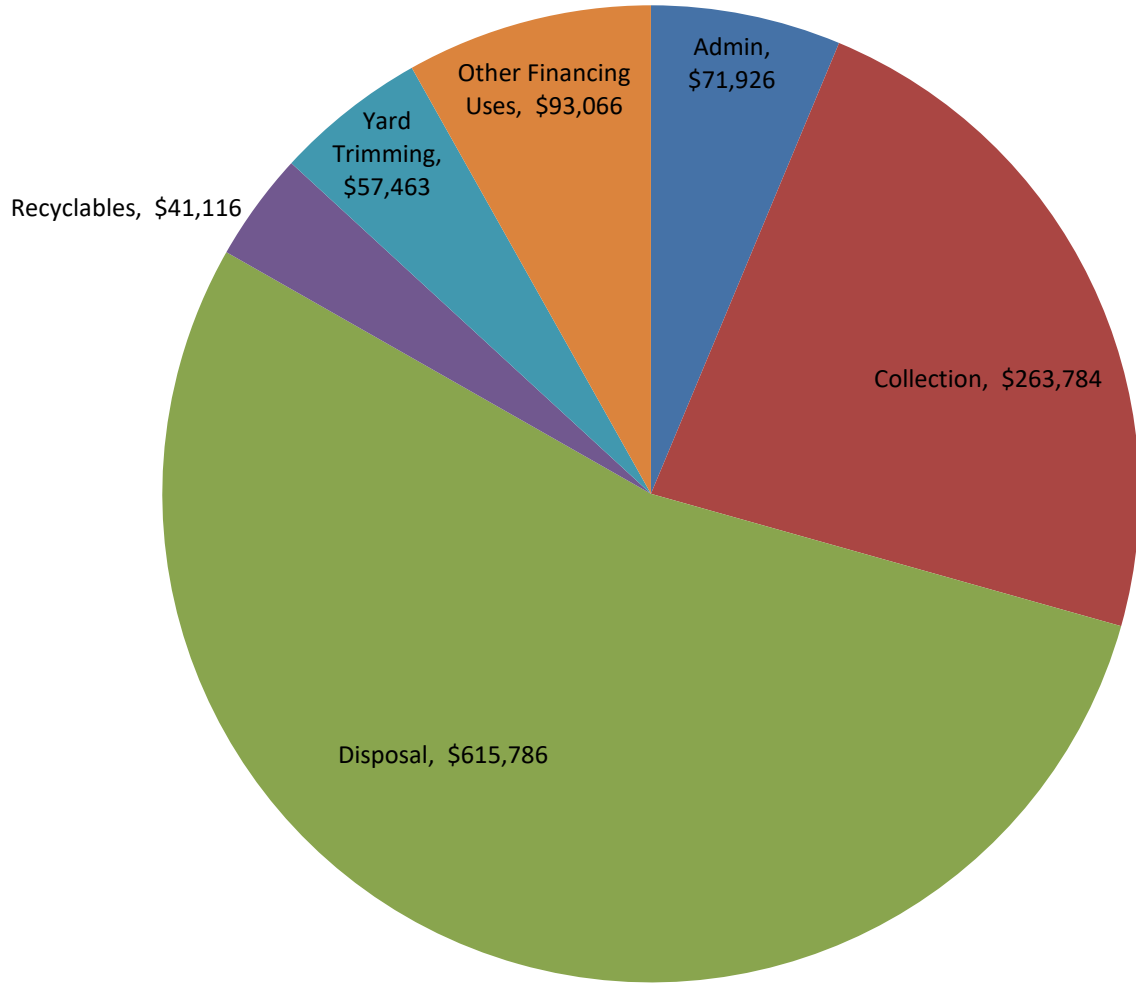
Solid Waste year-to-date revenues for the month totaled \$1,551,106. This is 28% of total budgeted revenues of \$5,511,318 for the year.

### Solid Waste Expense March YTD Budget Comparison



Solid Waste year-to-date expenses for the month totaled \$1,143,142 (excluding capital expense) which is 20.7% of total budgeted expenses \$5,511,318 for 2021. Year-to-date capital expenses total \$14,915.

### Solid Waste Expenses March YTD



Performance Indicators	Mar-21	Feb-21	Jan-21	Dec-20	Nov-20	Oct-20	Sep-20	Aug-20	Jul-20	Jun-20	May-20	Apr-20	Mar-20
<b>Telephone Calls</b>													
<b>Admin Support</b>													
Utilities - Incoming Calls	6,276		6,753	7,941	7,175	8,577	7,823	8,116	7,061	7,162	6,870	8,603	7,101
Utilities - Abandoned Calls	375		492	543	574	955	640	701	531	519	603	1,368	554
% of Abandoned Calls - Utility	5.98%		7.29%	6.84%	8.00%	11.13%	8.18%	8.64%	7.52%	7.25%	8.78%	15.90%	7.80%
<b>Utilities</b>													
Electric Customers	6,712	6,703	6,645	6,647	6,663	6,600	6,556	6,527	6,523	6,529	6,506	6,516	6,489
Natural Gas Customers	4,056	4,037	4,021	3,997	3,983	3,973	3,954	3,942	3,935	3,925	3,911	3,926	3,924
Water Customers	10,250	10,192	10,138	10,128	10,132	10,049	9,984	9,947	9,985	9,895	9,845	9,830	9,786
Wastewater Customers	7,491	7,454	7,418	7,427	7,425	7,378	7,355	7,323	7,236	7,308	7,274	7,274	7,250
Cable TV Customers	2,595	2,695	2,758	2,820	2,885	2,904	2,937	2,956	2,976	2,988	2,993	3,015	3,038
Digital Cable Customers	182	168	186	186	188	193	192	194	192	192	191	194	198
Internet Customers	4,138	4,117	4,085	4,107	4,071	4,073	4,084	4,033	4,012	4,003	3,934	3,921	3,825
Residential Phone Customers	815	817	828	838	843	846	848	846	847	850	843	839	847
Commercial Phone Customers	290	283	281	283	285	286	290	279	282	284	284	285	281
Fiber Customers	157	148	132	124	120	116	118	113	114	111	111	111	111
<b>Work Orders Generated</b>													
<b>Utilities</b>													
Connects	273	229	248	232	270	354	371	279	340	312	161	174	300
Cutoff for Non-Payment	77	75	33	56	88	97	100	93	78	132	185	-	227
Electric Work Orders	97	67	76	108	95	163	188	132	163	134	131	116	162
Water Work Orders	170	136	177	166	133	173	170	153	271	84	106	192	127
Natural Gas Work Orders	48	57	55	66	34	41	41	32	79	22	26	34	44
Disconnects	226	190	183	153	161	213	179	188	183	185	150	147	200
Telecomm Work Orders	335	279	307	279	220	310	265	313	291	212	294	259	331
Stormwater Work Orders	-	-	-	-	-	2	-	1	2				
<b>Billing/Collections</b>													
<b>Utilities</b>													
Utility Revenue Billed	\$ 4,333,887	\$ 3,955,624	\$ 3,398,911	\$ 3,374,126	\$ 3,057,618	\$ 3,590,360	\$ 3,960,880	\$ 3,780,877	\$ 3,568,674	\$ 3,095,390	\$ 2,839,576	\$ 3,215,108	\$ 3,473,821
Utility Revenue Collected	\$ 4,422,789	\$ 3,981,237	\$ 3,423,364	\$ 3,346,521	\$ 2,883,034	\$ 3,376,520	\$ 3,819,655	\$ 3,744,579	\$ 3,565,811	\$ 2,959,713	\$ 2,698,539	\$ 3,010,359	\$ 3,302,860
Amount Written Off for Bad Debt	\$ 16,399	\$ 24,772	\$ 24,813	\$ 35,896	\$ 21,509	\$ 5,751	\$ 45,860	\$ 82,126				\$ -	\$ -
<b>Extensions</b>													
<b>Utilities</b>													
Extensions Requested	495	574	559	548	579	636	565	564	533	481	326	-	-
Extensions Pending	143	262	176	110	52	240	244	239	173	6	132	-	-
Extensions Defaulted	28	21	28	15	34	33	14	16	22	14	9	-	-
Extensions Paid per Agreement	628	575	530	389	837	663	546	482	338	461	185	-	-
Percentage of Extensions Paid	94%	96%	95%	97%	94%	95%	98%	97%	96%	97%	97%	#DIV/0!	#DIV/0!
<b>Taxes</b>													
<b>Admin Support</b>													
Property Tax Collected	\$ 17,571	\$ 146,807	\$ 165,982	\$ 2,257,379	\$ 539,206	\$ 191,037	\$ 3,308	\$ 5,673	\$ 6,368	\$ 4,456	\$ 5,187	\$ 55,109	\$ 24,167
<b>Accounting</b>													
<b>Payroll &amp; Benefits</b>													
Payroll Checks issued	-	-	-	1	1	-	5	2	1	1	3	3	33
Direct Deposit Advices	634	637	638	650	763	959	642	637	681	650	986	644	628
<b>General Ledger</b>													
Accounts Payable Checks Issued	312	247	288	269	264	253	292	267	315	249	328	294	338
Accounts Payable Invoices Entered	423	342	392	347	368	329	368	349	392	311	364	381	369
Journal Entries Processed	93	96	105	300	275	256	114	138	132	112	127	105	161
Miscellaneous Receipts	372	307	190	254	248	278	256	301	293	271	207	177	228
Utility Deposit Refunds Processed	38	30	24	40	33	38	40	33	44	36	33	36	37
Local Option Sales Tax	\$ 223,376	\$ 213,951	\$ 260,666	\$ 214,924	\$ 214,380	\$ 213,603	\$ 408,610	\$ 213,666	\$ 230,569	\$ 224,022	\$ 225,307	\$ 186,982	\$ 169,820
Special Local Option Sales Tax - 2019		199,034	190,635	232,247	191,506	191,008	190,315	364,081	194,642	205,442	199,602	200,718	165,941
<b>Payroll &amp; Benefits</b>													





**To:** Finance Committee, City Council  
**From:** Les Russell, Director of Human Resources  
**Department:** Citywide  
**Date:** 05/04/2021  
**Subject:** Wellness Program

**Budget Account/Project Name:** N/A  
**Funding Source:** 2021 Operating Budgets: Citywide

<b>Budget Allocation:</b>	\$48,000.00	Estimate of:	Employer Share
<b>Budget Available:</b>	\$32,000.00		
<b>Requested Expense:</b>	Est. Max: \$14,100.00	<b>Company of Purchase:</b>	Walton Athletic 24

**Recommendation:**  
 Staff recommends approval of the 2021 wellness plan that will provide a free membership for associates to Walton Athletic 24 at a cost of \$2350.00 per month to the City of Monroe. This is the equivalent of \$10 per month per employee. This will run concurrent to the existing wellness coaching provided by the City.

**Background:**  
 The City of Monroe terminated the wellness program with CareATC in 2019. Since that time, the City has partnered with both Dawn Young to provide wellness counseling and Walton Athletic 24 to provide wellness and workout facilities to the associates of the City of Monroe.

To this point, the City has paid for the wellness coaching and has shared the expense with Walton Athletic 24 to provide workout facilities. Currently, the amount being paid to Walton Athletic 24 is a \$10.00 discount off of their regular price of \$35.00 per month for an individual. Walton Athletic 24 has discounted their price by \$5.00 and the City has contributed \$5.00, with the employee paying \$20.00 per month for their membership.

COVID-19 has de-railed the success we were experiencing in 2019 prior to the pandemic. During the last quarter of 2019, the wellness coach was having a positive impact on the health of the associates through one-on-one counseling and seminars on wellness techniques. In the first quarter of 2020, the City engaged in a virtual walking challenge which saw each department competing against each other in a step challenge contest, which encouraged daily fitness walks.



The plan is to create a fitness challenge to kick off the summer, to re-engage the wellness committee that was idled by the pandemic, and to encourage the associates of the City to focus on their physical health by working out at the Walton Athletic 24 facilities.

This program will be closely evaluated during this six-month period and we will determine the benefit and viability of making it a permanent part of our wellness program in 2022.

The City continues to experience good results due to the emphasis placed on wellness, physical health and the biometric screening, and deductible credits available to associates. By funding these programs, we should continue to see a favorable impact on the health plan costs, through reductions in physician visits and pharmacy costs, plus the added benefit of high productivity.

***Attachment(s):***

Draft of Contract with Walton Athletic 24



**SERVICE AGREEMENT**

This SERVICE AGREEMENT (“Service Agreement”) is entered into by and between the City of Monroe, Georgia, a municipal corporation chartered under the laws of the State of Georgia (the “City”), and Walton Athletic 24 [INSERT ENTITY HERE], A Georgia [ENTITY] (“WA24”), on this \_\_\_ day of April, 2021 (the “Effective Date”).

**WHEREAS**, the City desires to enter into and memorialize an agreement with WA24 wherein City employees and their dependents will have access to the gym and fitness services offered by WA24; and

**WHEREAS**, WA24 desires to provide services to City employees and their dependents pursuant to the terms and conditions outlined herein; and,

**WHEREAS**, City employees and their dependents shall be provided access to the gyn and fitness services offered at 1205 W. Spring St., Monroe, Georgia (the “Gym”) pursuant to the terms and conditions of this Agreement; and

**WHEREAS**, the City will pay WA24 a monthly fee as described herein for City employees and their dependents to have access to the Gym, and services offered by WA24;

**NOW, THEREFORE**, for and in consideration of the terms and conditions outlined herein, the parties hereto do agree as follows:

1. Obligations of the Parties: WA24 shall offer full, unlimited access to the Gym, fitness services and equipment offered by WA24 to all City employees and their dependents as further described herein for the duration of the Agreement (the “Fitness Services”).
2. Term: The term of this Agreement shall be for one (1) initial term (“Initial Term”) commencing on the Effective Date hereof through December 31, 2021, and automatically renewing for unlimited one (1) year renewal terms for each subsequent calendar year (“Renewal Term”) unless terminated by the parties hereto.
3. Fee Structure and Access:
  - a. The City shall pay WA24 a monthly fee of Ten Dollars (\$10.00) per employee, per month, for Fitness Services (the “Base Rate”). The Base Rate shall be determined annually, subsequent to the Initial Term, by the then-number of current, full-time employees of the City (the “Employee Number”) at the commencement of any subsequent Renewal Term. The Base Rate shall be paid in addition to any Dependent Rate as described hereinbelow.
  - b. The parties acknowledge that dependents of city employees shall be eligible to receive access to the Gym and Fitness Services for an additional monthly fee on top of the Base Rate for a fee of Twenty Dollars (\$20.00) per additional individual city employee dependent (“Dependent Rate”) or Thirty-Five Dollars (\$35.00) for an entire family (“Family Rate”).
  - c. The City shall pay a total “Monthly Fee” to WA24 consisting of the Base Rate plus any additional Dependent Rate or Family Rate fees as established by the parties prior to each respective calendar month. The Monthly Fee shall be due on or before

the first day of each respective calendar month of any Initial Term or subsequent Renewal Term.

- 4. Initial Base Rate. As of the Effective Date, for the purposes of calculating the Base Rate of the Initial Term, the Employee Number for the Initial Term shall be 235.
- 5. Access: Employees shall be permitted access to the Gym and Fitness Services during public hours of operation as set forth by WA24. The parties acknowledge that City employees or their dependents may at their own cost purchase a key card from WA24 for Twenty-Five Dollars (\$25.00) allowing 24-hour access to the Gym and Fitness Services (“Key Card”). This Key Card is separate and apart from any services or covenants of the Parties related to this Agreement and the Monthly Fee, and is in addition to any obligations contained herein. WA24 shall be responsible for collecting any fees associated with any Key Card directly from City employees or their dependents who wish to obtain 24-hour access. The City shall not be responsible for any obligation, liability or issue stemming from a City employee or their dependent’s decision to purchase a Key Card.
- 6. Termination: Either party shall have the right to terminate this Agreement upon thirty (30) days written notice to the other, said notice to be delivered in electronic form at either Party’s regularly used email address, USPS first class mail, or statutory overnight delivery to the following:

To the City:

City of Monroe, Georgia  
Attn: Logan Propes  
215 N. Broad Street  
Monroe, Georgia 30655

To WA24:

Walton Athletic 24  
1205 W. Spring St.,  
Monroe, Georgia 30655

- 7. Governing Law: This Agreement shall be construed, interpreted and enforced according to the laws of the State of Georgia, provided, however, that if Georgia conflict or choice of law rules would choose the law of another State, the parties hereby waive such rules and agree that Georgia substantive, procedural and constitutional law shall nonetheless govern.

[REMAINDER OF PAGE INTENTIONALLY LEFT BLANK]

[SIGNATURE PAGE FOLLOWS]

IN WITNESS WHEREOF, the Parties have hereunto set their hand and seal on the Effective Date written above.

WA24:

\_\_\_\_\_  
William Berry  
[Owner]

CITY:

\_\_\_\_\_  
Logan Propes  
City Administrator

DRAFT

# AIRPORT

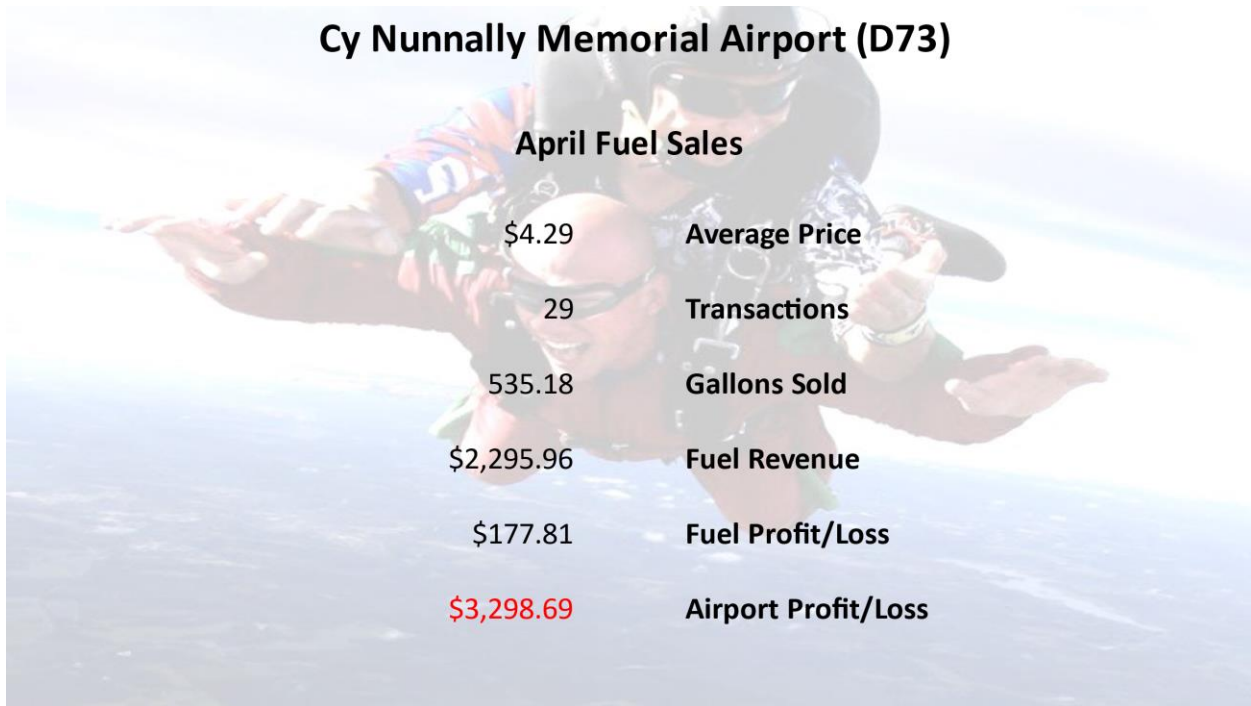
## MONTHLY REPORT

### MAY 2021

	2021 January	2021 February	2021 March	2021 April	2020 April	2020 May	2020 June	2020 July	2020 August	2020 September	2020 October	2020 November	2020 December	Monthly Average	Yearly Totals
<b>100LL AVGAS</b>															
100LL AvGas Sale Price	\$3.49	\$3.49	\$3.78	\$4.29	\$4.19	\$3.95	\$3.39	\$3.39	\$3.39	\$3.40	\$3.49	\$3.49	\$3.49	\$3.63	
Transactions	91	113	117	29	59	73	113	122	143	158	162	149	116	111.2	1445
Gallons Sold	2,531.9	2,865.2	2,744.7	535.2	1,212.7	1,556.1	2,401.8	2,658.2	3,212.6	3,990.4	4,040.7	3,659.9	2,804.6	2631.8	34,213.9
AvGas Revenue	\$8,836.44	\$9,999.62	\$10,387.94	\$2,295.96	\$5,081.11	\$6,140.35	\$8,141.97	\$9,011.20	\$10,890.66	\$13,550.09	\$14,101.99	\$12,773.16	\$9,788.02	\$9,307.58	\$120,998.51
AvGas Profit/Loss	\$652.16	\$739.99	\$1,070.32	\$177.81	\$618.03	\$444.29	\$1,894.43	\$2,098.30	\$1,889.53	\$1,126.87	\$1,333.34	\$989.65	\$754.86	\$1,060.74	\$13,789.58
<b>GENERAL REVENUE/EXPENSE</b>															
Hangar Rental	\$4,200.00	\$4,200.00	\$4,200.00	\$0.00	\$4,200.00	\$4,200.00	\$4,200.00	\$4,200.00	\$4,200.00	\$4,200.00	\$4,200.00	\$4,200.00	\$4,200.00	\$3,876.92	\$50,400.00
Lease Agreements	\$4,215.07	\$4,215.07	\$4,215.07	\$0.00	\$4,165.07	\$4,165.07	\$4,165.07	\$4,165.07	\$4,165.07	\$4,165.07	\$4,165.07	\$4,165.07	\$3,015.07	\$3,767.76	\$48,980.84
Grounds Maintenance	\$2,535.00	\$535.00	\$535.00	\$535.00	\$535.00	\$535.00	\$535.00	\$535.00	\$535.00	\$2,535.00	\$535.00	\$535.00	\$535.00	\$842.69	\$10,955.00
Buildings Maintenance	\$380.00	\$1,783.00	\$488.95	\$380.00	\$380.00	\$380.00	\$1,067.72	\$380.00	\$380.00	\$380.00	\$1,109.89	\$1,580.71	\$2,930.90	\$893.94	\$11,621.17
Equipment Maintenance	\$765.17	\$119.50	\$733.52	\$119.50	\$4,914.00	\$106.46	\$1,586.83	\$106.46	\$4,717.91	\$106.46	\$836.35	\$118.47	\$1,629.98	\$1,220.05	\$15,860.61
Airport Profit/Loss	\$3,007.57	\$4,338.06	\$5,348.42	(\$3,298.69)	\$774.60	\$5,408.40	\$4,690.45	\$30,189.64	\$8,714.86	\$4,090.98	\$4,837.67	\$3,991.05	(\$155.45)	\$5,533.66	\$71,937.56

## AIRPORT PROJECTS & UPDATES – MAY 2021

### Cy Nunnally Memorial Airport (D73)



April Fuel Sales	
\$4.29	Average Price
29	Transactions
535.18	Gallons Sold
\$2,295.96	Fuel Revenue
\$177.81	Fuel Profit/Loss
<b>\$3,298.69</b>	<b>Airport Profit/Loss</b>

### RUNWAY REHABILITATION

The notice to proceed (NTP) from the Georgia Department of Transportation (GDOT) was issued for construction activities to begin on Monday, April 5<sup>th</sup> for the full rehabilitation of the Cy Nunnally Memorial Airport runway. This project is being performed by Atlanta Paving and Concrete Construction for a bid amount of \$888,888. A NOTAM (03/859) was issued for construction activities and the complete shutdown of the airport for the month of April. The airport / runway is currently reopened as of Tuesday, April 27<sup>th</sup> as the repaving of the runway and connectors is complete. This will allow for a 28-day asphalt cure time which will then see an approximate 1-2 day additional closure for final testing and permanent striping. That should take place at the end of May and complete the project.

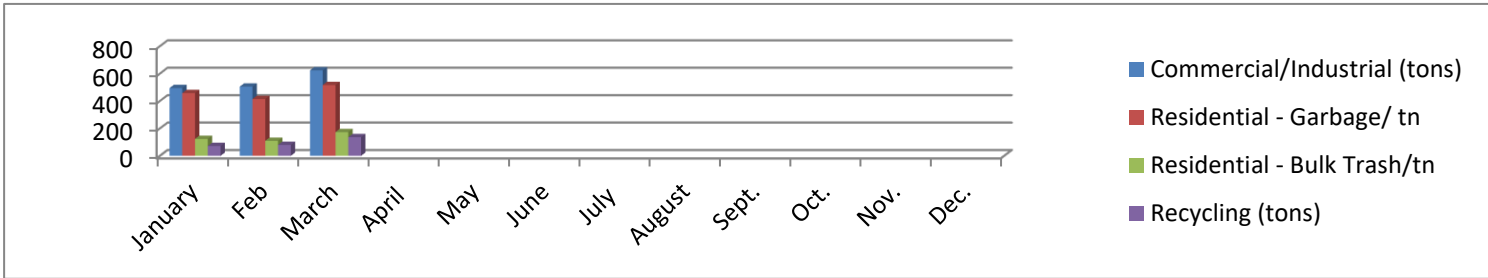
### HANGAR PROJECTS

The 12-unit t-hangar is complete and open for business. Paving was completed on Friday, April 23<sup>rd</sup> by Atlanta Paving and Concrete Company. There will be additional discussions for placement of another 4-16 units on the airport at a later date. The individual hangar site is prepped for paving and road/apron extension currently. There are several other hangar projects being discussed by private parties currently with plans hopefully making it to construction in 2021.



**SOLID WASTE  
DEPARTMENT  
MONTHLY REPORT  
MAY  
2021**

2021	January	Feb	March	April	May	June	July	August	Sept.	Oct.	Nov.	Dec.
Commercial/Industrial (tons)	494.37	504.62	623.1									
Residential - Garbage/ tn	457.76	414.33	516.5									
Residential - Bulk Trash/tn	123.33	109.11	172.87									
Recycling (tons)	71.30	79.42	135.83									
Transfer Station (tons)	7,831.74	8,113.39	9,373.15									
Customers (TS)	16	17	18									
Sweeper debris (tons)	25.55	21.16	33.26									
Storm drain debris (tons)	0.33	0.13	0.21									
	January	Feb	March	April	May	June	July	August	Sept.	Oct.	Nov.	Dec.
Recycling - Yard Trim (tons)	34.42	42.17	88.52									
Recycling - Curbside (tons)	25.52	19.23	27.07									
Recycling - Cardboard (tons)	8.95	11.15	10.71									
Recycling - Scrap Metal (tons)		3.28	5.31									
Recycling - Scrap tires (tons)	44 (.91)	102(2.10)	133 (2.74)									
Recycling - Glass (tons)	1.5	1.49	1.48									
Recycling - C & D (tons)												
95G Garbage carts (each)	51	47	68									
<b>65G Recycling Carts (each)</b>			<b>296</b>									
Recycling bins (each)	32	19	36									
Dumpsters (each)	5	3	3									
Lids (each)												
Cemetery Permits	13	7	6									



**Note:**  
**1,312.47 tons of trash /garbage collected and disposed.**  
**135.83 tons of recycled materials collected, including scrap tires.**



ITEMS OF INTEREST

I. Projects – Transfer Station Improvements:

- Resurface the other half of the Transfer Station’s tipping floor. Project re-scheduled for Friday May 14, 15, 2021 due to poor weather conditions and equipment downtime.

II. Transfer Station tonnage report: Deposited 9,373.15 tons March.

An increase of 835.46 tons compared to March 2020.

- ***Fire Incident-A possible chemical reaction ignited a fire in a garbage pile, unloaded late Monday afternoon on April 19, 2021. The load was generated, from our local commercial customers. No structural damage to the building! The Fire Marshal’s report, is available upon request.***

III. Curbside Recycling – Transitioning to the 65-gallon carts!

Update: Carts has been distributed to participating customers, in the Southwest area of the city. Target start date for the Northeast area (Tuesday customers), will be the week of May 10, 2021. ***Carts will be distributed, starting the week of May 3, 2021.***

***Customers who did not receive their cart or would like to participate, should call our office to make their request. Service reminder: All acceptable items should be loose inside the cart and not in plastic bags! Oversized cardboard broken down, bundled and set out next to the cart, for separate collection!***

IV. Curbside Glass Collection Update: Currently have 281 customers signed up.

(1.48 tons collected in March).

***Reminder: Please rinse the glass containers and remove all caps or lids. Also, Items cannot be mixed with other recycling materials! A separate vehicle will collect the glass.***



**To:** Public Works Committee, City Council  
**From:** Chris Bailey, Assistant City Administrator  
**Department:** Public Works  
**Date:** 04/21/21  
**Subject:** Odorization Control System – Transfer Station

**Budget Account/Project Name: Transfer Station CIP (2019/2020/2021)**

**Funding Source: Solid Waste CIP Funding**

**Budget Allocation:** \$350,000.00

**Budget Available:** \$45,475.21

**Requested Expense:** \$15,133.56

**Company of Record:** CupriDyne Clean

**Description:**

This item is to request the approval of CupriDyne Clean to provide all equipment and installation labor of an odor control misting system at the Solid Waste Transfer Station on Cherry Hill Road. The installation will take approximately five (5) days once scheduled. This will provide an iodine-based chemical which is a more natural odor control than some other systems. This project will be an additionally added project to the transfer station 2021 CIP.

**Background:**

The City of Monroe is coming to the conclusion of a multiyear process of upgrading and rehabilitating the Solid Waste Transfer Station. This process has included catch basin and pump repairs, floor replacements, wall repairs and reinforcement, and now include odorization, safety cleaning and painting, fencing, landscaping, and other components to bring the area into full EPD compliance and increase the lifespan of the facility.

**Attachment(s):**

- CupriDyne Clean Quote – 1 page
- Air One Quote – 2 pages



# Proposal

Monroe Sanitation Department  
(REVISED)

April 5, 2021  
Scott Moody  
Monroe Sanitation Dept.  
213 Cherry Hill Road  
Monroe GA 30655

**Re: Proposal for Misting System in Transfer Station**

Mr. Moody,  
Thank you for allowing us the opportunity to quote on your system design and build needs. Per your request here is the proposal for the discussed system at the Monroe Sanitation Dept. Transfer Station. This proposal includes all parts and onsite supervision by one of our expert field technicians. We estimate the system will deploy 1.35 total gallons per minute (81 gallons per hour). Based on an estimated dilution ratio of 50/1, we estimate a chemical consumption rate of 1.62 gallons per hour.

**1. Odor Control Misting Equipment Description**

- 52 - Stainless nozzles – .012 for broad coverage \$ 203.32
- High pressure misting line – 500ft. \$ 472.93
- Nozzle unions, tees, ball valves, mounting hardware, electrical, misc. parts \$1420.00
- Fully Enclosed high pressure pump 1.5gpm – (includes dual filtration, low pressure switch, VFD) \$2136.06
- Chemical Dosing Pump \$901.25

**Total Equipment Cost \$5,133.56**

**2. Installation (2 men/5days) (including travel) \$10,000.00**

**Grand Total \$15,133.56**

This is a fixed firm price. No additional costs will be incurred based on the described scope of work. Boom/scissor lifts and labor for system install over 5 evening/weekend days. We anticipate 15 days to get any materials in stock that are not currently in stock.

Thank you for your business,  
*Joe Provenzano*  
Joe Provenzano  
President

Accepted \_\_\_\_\_ Date \_\_\_\_\_



Monroe GA – Odor Control System Prposal

March 30, 2021

Scott Moody  
City of Monroe  
213 Cherry Hill Road  
Monroe, GA 30655

Re: Transfer Station                      VIA EMAIL: SMoody@MonroegGA.gov  
Air Quality Control System

Scott:

Based on our recent conversation, Air One, Inc. has prepared the following proposal to install an atomized mist air quality control system at the Monroe County Transfer facility located at 213 Cherry Hill Road in Monroe, Georgia.

Air One, Inc. is proposing to provide and install:

- 1. One (1) high pressure atomized mist odor control system

**Air Quality Control System Details**

The system will utilize water, one (1) high pressure pump and nozzles mitigate dust and odors in the following areas:

- 1. Doorway openings
- 2. Stockpile area

The system will utilize one (1) high pressure pump. The pump will operate the zones referenced above all at once. This will be controlled by a switch on the control panel and determined by on-site personnel.

The system will include a dosing pump for the addition of odor neutralizing agents when required. This dosing system will be installed with a bypass so the facility can eliminate odor neutralizers when they are not needed.

The nozzles will direct a spray of atomized water mist downwards to create a “curtain” at the doorways provide “blanket” coverage over the stockpile area(s). The system to be installed has a total design flow of 2-gallons per minute (gpm) of water distributed through up to 80 nozzles.



Monroe GA – Odor Control System Proposal

The total estimated water consumption of this system is less than 1,000-gallons per day (gpd) based on an 8-hour day at full capacity. This system is designed for “on-demand” control, so actual water use will vary depending on the waste stream, operator preference and environmental conditions.

The air quality control system proposed is water based and is not designed nor intended for use in temperatures below 30-degrees Fahrenheit. Please note that the pump and water supply line will not receive air and must be in a heated enclosure or drained manually.

**COSTS**

**Air quality control system parts only, delivered - \$9,207.00**

**Air quality control system with Air One supervision and client installing - \$13,207.00**

**Air quality control system installed by Air One - \$19,207.00**



**To:** Public Works Committee, City Council  
**From:** Chris Bailey, Assistant City Administrator  
**Department:** Public Works  
**Date:** 04/22/21  
**Subject:** Fence Extension – Transfer Station

**Budget Account/Project Name: Transfer Station CIP (2019/2020/2021)**

**Funding Source: Solid Waste CIP Funding**

**Budget Allocation:** \$350,000.00

**Budget Available:** \$30,341.65

**Requested Expense:** \$12,264.34

**Company of Record:** Elite Fence Company

**Description:**

This item is to request the approval of Elite Fence Company to install 630’ additional feet of 6’ chain-link fencing with screen at the Solid Waste Transfer Station on Cherry Hill Road. This installation will completely fence the area to keep debris from escaping the facility and entering the adjacent property, and also provide an additional site barrier. This project will be an additionally added project to the transfer station 2021 CIP.

**Background:**

The City of Monroe is coming to the conclusion of a multiyear process of upgrading and rehabilitating the Solid Waste Transfer Station. This process has included catch basin and pump repairs, floor replacements, wall repairs and reinforcement, and now include odorization, safety cleaning and painting, fencing, landscaping, and other components to bring the area into full EPD compliance and increase the lifespan of the facility.

**Attachment(s):**

- Elite Fence Company Quote – 1 page
- Roberts Fence Company Quote – 1 page

**ESTIMATE**  
3/04/2021

**ATTN:**  
**NAMECITY OF MONROE**

**ADDRESS:**

**JOB SITE:**

**MOBILE:**  
**FAX:**

**BID: A**

**ELITE FENCE COMPANY LLC**  
**2319 BRADLEY GIN RD**  
**MONROE, GA. 30656**  
**OFFICE: 770-207-6674**  
**FAX: 877-747-9178**  
**MOBILE: 678-409-2429**  
**SPENCER HORACEK**

**INSTALL 630' 6' +1 GALV CHAINLINK**  
**INSTALL SCREEN**

**TOTAL INSTALLED PRICE** \_\_\_\_\_ **\$ 12,264.34**

**ELITE FENCE COMPANY has workman's comp. and general liability.**

**ELITE FENCE COMPANY will not be responsible for any underground utilities that are not spotted by utilities protection.**

**Roberts Fence Company**

*Transfer Station Job Quote*

630' of 6' plus 1 commercial galvanized chain link w/ screen Installation	\$14,780.00
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**To:** Public Works Committee, City Council  
**From:** Chris Bailey, Assistant City Administrator  
**Department:** Public Works  
**Date:** 04/22/21  
**Subject:** Exterior Repair and Cleaning – Transfer Station

**Budget Account/Project Name: Transfer Station CIP (2019/2020/2021)**

**Funding Source: Solid Waste CIP Funding**

**Budget Allocation:** \$350,000.00

**Budget Available:** \$18,077.31

**Requested Expense:** \$15,737.00

**Company of Record:** Garland Company

**Description:**

This item is to request the approval of Garland Company to repair/paint damaged metal panels and pressure wash the exterior at the Solid Waste Transfer Station on Cherry Hill Road. This work will take place during the weekend when the facility is closed to the public so disturbance to operations is non-existent and be performed by Tera-Systems. This project will be an additionally added project to the transfer station 2021 CIP.

**Background:**

The City of Monroe is coming to the conclusion of a multiyear process of upgrading and rehabilitating the Solid Waste Transfer Station. This process has included catch basin and pump repairs, floor replacements, wall repairs and reinforcement, and now include odorization, safety cleaning and painting, fencing, landscaping, and other components to bring the area into full EPD compliance and increase the lifespan of the facility.

**Attachment(s):**

Garland Company Quote – 2 pages



Garland/DBS, Inc.  
3800 East 91<sup>st</sup> Street  
Cleveland, OH 44105  
Phone: (800) 762-8225  
Fax: (216) 883-2055



**ROOFING MATERIAL AND SERVICES PROPOSAL**

City of Monroe  
Public Works  
213 Cherry Hill Rd  
Monroe, GA 30656

Date Submitted: 04/28/2021  
Proposal #: 25-GA-210372  
MICPA # PW1925  
Georgia General Contractor License #: GCCO003281

Purchase orders to be made out to: Garland/DBS, Inc.

**Please Note:** The following budget/estimate is being provided according to the pricing established under the Master Intergovernmental Cooperative Purchasing Agreement (MICPA) with Racine County, WI and OMNIA Partners, Public Sector (U.S. Communities). The line item pricing breakdown from Attachment C: Bid Form should be viewed as the maximum price an agency will be charged under the agreement. Garland/DBS, Inc. administered an informal competitive process for obtaining quotes for the project with the hopes of providing a lower market-adjusted price whenever possible.

**Scope of Work: Rear Garbage Collector Building - Cleaning, Painting & Exterior Wall Repairs**

1. Pressure wash the entire exterior of the building.
2. Replace / repair damaged metal side panels on the exterior of the building. This should include approximately 3 panels on one side and 4 panels on the other side.
3. Includes all materials, taxes, insurance, and labor needed for a complete repair.

**Attachment C: Bid Form - Line Item Pricing Breakdown**

Item #	Item Description	Unit Price	Quantity	Unit	Extended Price
	Labor and Materials - Innovative Roofing Group	\$ 13,000.00	1	Total	\$ 13,000
	<b>Sub Total Prior to Multipliers</b>				<b>\$ 13,000</b>

23.167	Additional repair options: Option 1: Cost of Quote Plus Mark-Up (Used when repair and installation services line item pricing is not available and services performed are to be performed by a contractor. Requires a quote on corporate letterhead that cannot exceed \$25,000) Cost plus added to quote				
		14	\$ 13,000	%	\$ 1,820
	<b>Sub Total After Multipliers</b>				<b>\$ 14,820</b>
	Garland Material / Shipping and Handling Allowance	\$ 506.00	1	Total	\$ 506
	Garland General Conditions:	\$ 411.00	1	Total	\$ 411
	<b>Total After Multipliers</b>				<b>\$ 15,737</b>

**Total Maximum Price of Line Items under the MICPA: \$ 15,737**  
**Proposal Price Based Upon Market Experience: \$ 15,737**

Potential issues that could arise during the construction phase of the project will be addressed via unit pricing for additional work beyond the scope of the specifications. Proposal pricing valid 60 days from proposal date listed above.

**Clarifications/Exclusions:**

1. Permits are excluded.
2. Bonds are excluded.
3. Plumbing, Mechanical, Electrical work is excluded.
4. Interior Temporary protection is excluded.
5. Any work not exclusively described in the above proposal scope of work is excluded.

If you have any questions regarding this proposal, please do not hesitate to call me at my number listed below.

Respectfully Submitted,

*Matt Egan*

Matt Egan  
 Garland/DBS, Inc.  
 (216) 430-3662



**STREETS AND  
TRANSPORTATION  
DEPARTMENT  
MONTHLY REPORT  
MAY  
2021**

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**Public Works Administration**

March 2021

	Jan.	Feb.	March	April	May	June	July	Aug.	Sept.	Oct.	Nov.	Dec.	Total
Calls received	452	N/A	519										971
Work orders received	91	84	130										305
Work orders completed	80	82	126										288
Permits received/approved -													
Parade													0
Procession													0
Public demonstration													0
Assembly	1	1	2										4
Picket													0
Road race			1										1

**Fleet Maintenance Division**

\*Repaired/Service vehicles or equipment for the following departments:

Department	Jan.	Feb.	March	April	May	June	July	Aug.	Sept.	Oct.	Nov.	Dec.	Total
Airport													0
City Hall													0
Code	1		2										3
Electric/Cable	5	4											9
Finance													0
Fire			2										2
Gas/Water/Sewer		5	8										13
GUTA		1											1
Meter Readers		2	2										4
Motor Pool													0
Police	17	16	21										54
Public Works	11	19	13										43
TOTAL	34	47	48	0	0	0	0	0	0	0	0	0	129

**Street Division**

- Demo of building at Coker, E.C. Kidd, and Hammond Park
- Removed litter from the right of way.
- Removed debris from storm drains.
- Utility patching.
- Right of way mowing
- Airport hangar project





ELECTRIC & TELECOM  
DEPARTMENT  
MONTHLY REPORT

MAY  
2021

# Items of Interest

Bucket Trucks passed inspection

Pollock and Wellington projects started.



PROJECT NAME	CODE	PROJECT BUDGET	CURRENT BUDGET	EXPENSE TO DATE	PERFORMED BY	PROJECT STATUS	MATERIAL ORDER DATE	MATERIAL LEADTIME	SEAL BID (YES/NO)	ESTIMATED START DATE	ESTIMATED TIMELINE	KEY MILESTONES OF PROJECT
BOND		\$ 12,200,000.00	\$ 11,867,392.00	\$ 332,308.00	Multiplue					05/01/21		
Pollock Sub					CEI and Staff	Designed	Early Febuary	12-14 weeks	no	05/01/21	6 weeks	3/30 partial fiber deliverd. Cabinet is sticking point.
Wellington					SFS/Staff	Designed	Early Febuary	12-14 weeks	no	Mid May	5 weeks	All matterial but taps on hand as of 3/31
Pine Crest/Holly Hill/Mcdaniel					Staff/ TBD	In Design	Mid May	6-8 weeks	no	June/July	5 weeks	
Davis/Lacy					Staff/TBD	In Design	Mid May	6-8 weeks	no	June/July	5 weeks	
Mill/Holder					Staff	Complete	N/A					
					Staff/CEI							
CIP												
Street Lights		\$ 125,000.00	\$ 36,455.00	\$ 88,545.00	Staff	90% complete	Multiple	?	no		Late 2021	There are less than 200 (out of over 3000) Non-LED street lights in the City. 3/25 waiting on mor lights.
Madison Ave		\$ 726,700.00			TBD	In bid process			yes			Designed and sent to CS to bid.
Publix		\$900,000	\$ 722,377.76	\$ 177,622.24	Staff	Under Construction	Multiple	less than 2 weeks	no	08/10/20	Developer Dependant	Temp power delivered to pulix building on 3/29
Town Green		\$ 187,000.00	\$ 35,510.80	\$ 35,510.00	Staff	On hold for grant	Multiple		no		Design and Grant Dependant	Conduits in place under Madison and Church
System Automation		\$ 156,516.00	\$ 127,110.00	\$ 127,110.00	Staff	10% installed	Material on hand		no		Late 2021	Protection in place for 215
78/11 lights		\$ 76,115.16			SFS/Staff	Material ordered	03/02/21	6 weeks	no	June/July	3weeks from delivery	Contractor assigned to conduit and material ordered
Downtown Lights												
AMI		\$ 375,000.00			Staff/Tantalus	in Design	Waiting on design		no			Vendor is designing fist two zones
Carrier Grade NAT		\$ 53,615.00	\$ -	\$ 53,727.00	Staff	Complete	N/A		no			CGNAT running on CMTS platform. It will be migrated to FTTX as needed
Fiber expansion to PD					CEI/Staff	Complete	N/A		no			Network is up and running to the desktop at the PD
Core Switch Replacement		\$ 150,000.00	\$ -	\$ 164,160.00	Staff	70% complete	Material on hand		no			One switch purchased in Bond. Switches install with services migrating over from old 6500s
Stone Creek Phase 2(telecom)					Staff		N/A		no			Installing as Homes are built.
Dccsis(CMTS)					Staff	Complete	N/A		no			New CMTS up and running.
WiFi		\$ 150,000.00	\$ 50,458.88	\$ 99,541.12	Staff	Engineering	Material on hand		no	04/20/21	6/1/2021	focus moved to Parks. Conduit is being installed week of 3/30
Electric Operations												
Etten Dr 3 phase OH					Staff	Complete						OH 3 phase expansion on Etten Dr.
Etten Dr 3 phase UG					Staff	Waiting on Developer						Developer needs to provide more infomation
Belle Meade primary					Staff	Headed to Council						Designed needs Council approval
LGI Church Street					TBD	Waiting on payment						Designed and waiting on payment from Developer
Vine St Joe Dixon					TBD	Determining Provider						working with WEMC to determine the elec provider
WCBC Vine St primary					Staff	Waiting on payment						Designed and waiting on payment from WBOC
Hanger					Staff	In cue						In the schedule for construction
One Street					Staff	Complete						
Boulevard Primary/Service					Staff	Complete						
Amici 3 phase					Staff	Complete						
WC EMS primary					UTEC	Complete						

# **ELECTRIC: MONTHLY DIRECTOR'S REPORT**

REPORTING PERIOD: 01/2021 | FY 2021



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### CITY OF MONROE: ELECTRIC FUND OVERVIEW

	Jan 2021	Feb 2021	Mar 2021	Apr 2021	May 2021	Jun 2021	Jul 2021	Aug 2021	Sep 2021	Oct 2021	Nov 2021	Dec 2021	FY 2021	AS BUDGET	FY 2020
<b>REVENUES</b>	<b>\$ 1.447M</b>												<b>\$ 1.447M</b>	<b>\$ 1.664M</b>	<b>\$ 1.438M</b>
PERSONNEL COSTS	\$ 0.103M												\$ 0.103M	\$ 0.113M	\$ 0.098M
CONTRACTED SVC	\$ 0.047M												\$ 0.047M	\$ 0.053M	\$ 0.038M
SUPPLIES	\$ 1.104M												\$ 1.104M	\$ 0.986M	\$ 0.998M
CAPITAL OUTLAY	\$ -												\$ -	\$ -	\$ -
DEPRECIATION	\$ 0.029M												\$ 0.029M	\$ 0.002M	\$ -
<b>EXPENSES</b>	<b>\$ 1.283M</b>												<b>\$ 1.283M</b>	<b>\$ 1.155M</b>	<b>\$ 1.134M</b>
<b>FUND TRANSFERS</b>	<b>\$ 0.137M</b>												<b>\$ 0.137M</b>	<b>\$ 0.278M</b>	<b>\$ 0.142M</b>
<b>MARGIN W/O TRANSFERS</b>	<b>\$ 0.164M</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ 0.164M</b>	<b>\$ 0.509M</b>	<b>\$ 0.304M</b>
<b>MARGIN W/ TRANSFER</b>	<b>\$ 0.027M</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ 0.027M</b>	<b>\$ 0.231M</b>	<b>\$ 0.161M</b>
PART CONTR/MEAG YES	\$ 0.100M	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 0.100M	\$ 0.200M	\$ 0.100M

\* Participant Contribution & Year End Settlement excluded

12-MO PURCHASED KWH's



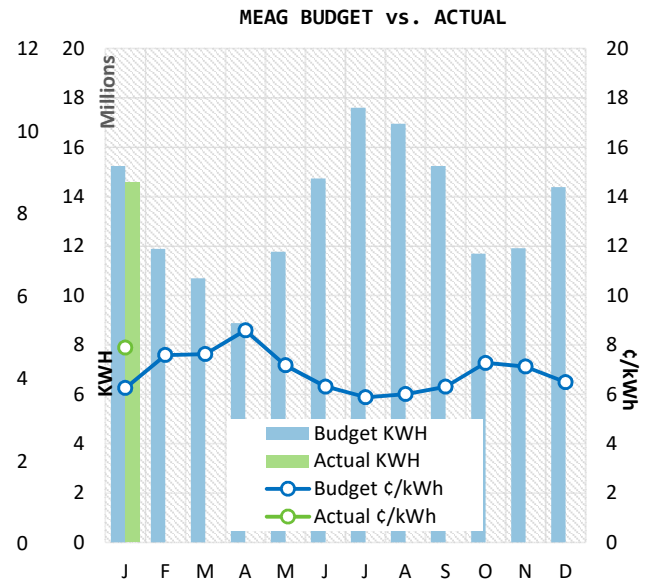
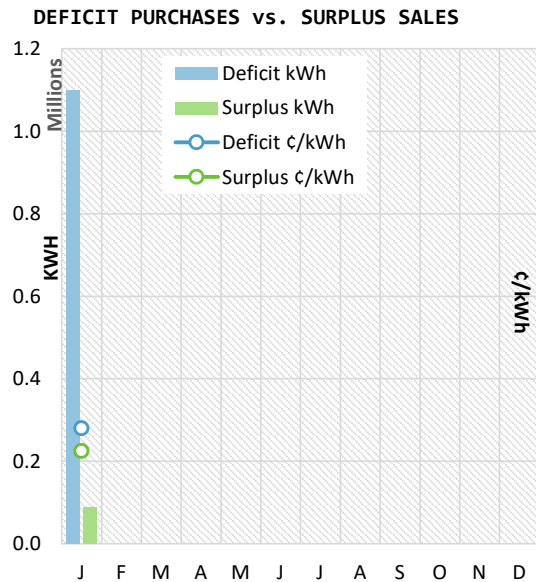
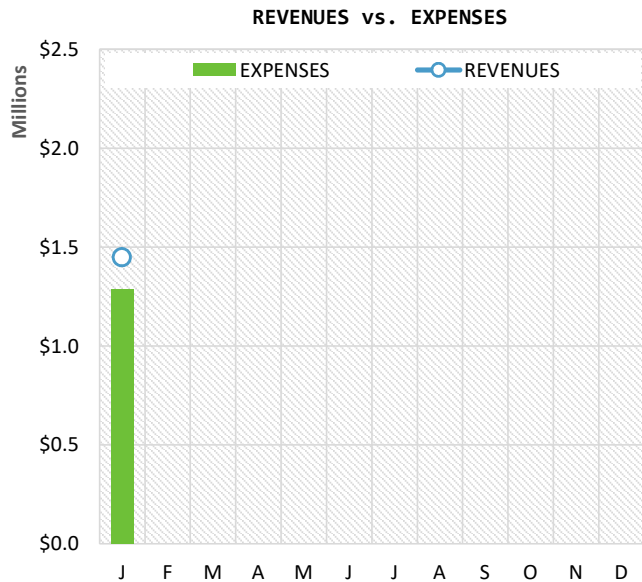
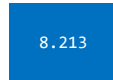
12-MO RETAIL KWH's



12-MO LINE LOSS



12-MO WHOLESALE ¢/kwh



# RETAIL SALES REPORT

Jan 2021 Feb 2021 Mar 2021 Apr 2021 May 2021 Jun 2021 Jul 2021 Aug 2021 Sep 2021 Oct 2021 Nov 2021 Dec 2021

70

## CUSTOMER COUNT

Residential	5,741
Commercial	855
Industrial	1
City	48
<b>Total</b>	<b>6,645</b>

Year-Over-Year  $\Delta$  3.02%

## KWH

Residential	6.283M
Commercial	4.374M
Industrial	0.531M
Other	-
City	0.451M
<b>Total</b>	<b>11.639M</b>

Year-Over-Year  $\Delta$  -0.98%

## REVENUE

Residential	\$ 0.689M
Commercial	\$ 0.597M
Industrial	\$ 0.043M
Other	\$ 0.000M
City	\$ 0.043M
<b>Total</b>	<b>\$ 1.372M</b>

Year-Over-Year  $\Delta$  -2.45%

# SALES STATISTICS

Jan 2021 Feb 2021 Mar 2021 Apr 2021 May 2021 Jun 2021 Jul 2021 Aug 2021 Sep 2021 Oct 2021 Nov 2021 Dec 2021

YTD

71

## AVERAGE KWH/CUSTOMER

Residential	1,094	1,094
Commercial	5,116	5,116
Industrial	531,448	531,448
City	9,402	9,402

## AVERAGE \$/CUSTOMER

Residential	\$120	\$120
Commercial	\$698	\$698
Industrial	\$43,203	\$43,203
City	\$900	\$900

## AVERAGE \$/KWH

Residential	\$0.1097	\$0.1097
Commercial	\$0.1364	\$0.1364
Industrial	\$0.0813	\$0.0813
City	\$0.0957	\$0.0957
<b>Average</b>	<b>\$0.1058</b>	<b>\$0.1058</b>

**MOST RECENT**  
**12-MONTH**

	Jan 2021	Jan 2020	FY2021 YTD	FY2020 YTD	
<b>POWER SUPPLY COSTS</b>					
MEAG Project Power	\$ 918,347	\$ 850,236	\$ 918,347	\$ 850,236	\$ 9,855,178
Transmission	101,306	95,756	101,306	95,756	1,249,184
Supplemental	72,239	53,874	72,239	53,874	704,188
SEPA	54,579	57,499	54,579	57,499	663,095
Other Adjustments	988	898	988	898	11,652
<b>TOTAL POWER SUPPLY COSTS</b>	<b>\$ 1,147,458</b>	<b>\$ 1,058,264</b>	<b>\$ 1,147,458</b>	<b>\$ 1,058,264</b>	<b>\$ 12,483,297</b>
<b>AS BUDGET</b>	<b>951,408</b>	<b>1,114,993</b>	<b>951,408</b>	<b>1,114,993</b>	<b>11,495,162</b>
<b>% ACTUAL TO BUDGET</b>	<b>120.61%</b>	<b>94.91%</b>	<b>120.61%</b>	<b>94.91%</b>	<b>108.60%</b>

**PEAKS & ENERGY**

## Peaks (KW)

Coincident Peak (CP)	28,879	27,350	28,879	27,350	33,613
Non-Coincident Peak (NCP)	28,879	27,876	28,879	27,876	33,833
CP (BUDGET)	29,689	34,512	29,689	34,512	34,331
NCP (BUDGET)	30,012	34,905	30,012	34,905	35,076

## Energy (KWH)

MEAG Energy	11,935,038	10,998,018	11,935,038	10,998,018	126,323,694
Supplemental Purchases (or sales)	1,176,805	520,809	1,176,805	520,809	8,171,253
SEPA Energy	1,451,823	1,301,375	1,451,823	1,301,375	17,505,586
<b>Total Energy (KWH)</b>	<b>14,563,666</b>	<b>12,820,202</b>	<b>14,563,666</b>	<b>12,820,202</b>	<b>152,000,533</b>
<b>AS BUDGET</b>	<b>15,239,000</b>	<b>15,678,000</b>	<b>15,239,000</b>	<b>15,678,000</b>	<b>165,157,000</b>
<b>% ACTUAL TO BUDGET</b>	<b>95.57%</b>	<b>81.77%</b>	<b>95.57%</b>	<b>81.77%</b>	<b>92.03%</b>

CP Load Factor	70.04%	65.10%	5.76%	5.35%	51.62%
NCP Load Factor	70.04%	63.88%	5.76%	5.25%	51.29%
% Supplemental	8.08%	4.06%	8.08%	4.06%	5.38%

**UNIT COSTS (¢/kWh)**

Bulk Power	7.9788	8.4228	7.9788	8.4228	8.5286
Supplemental	6.1385	10.3444	6.1385	10.3444	8.6179
SEPA Energy	3.7593	4.4183	3.7593	4.4183	3.7879
MEAG Total	7.8789	8.2547	7.8789	8.2547	8.2127

Note on Supplemental Unit Cost: Unit cost is based on the aggregated hourly energy and the associated market price for which the energy was purchased or sold.

**MOST RECENT  
12-MONTH**

	Jan 2021	Jan 2020	FY2021 YTD	FY2020 YTD	
<b>SALES REVENUES</b>					
ELECTRIC SALES	\$ 1,379,315	\$ 1,371,548	\$ 1,379,315	\$ 1,371,548	\$ 17,482,193
<b>SALES REVENUES (ACTUAL)</b>	<b>\$ 1,379,315</b>	<b>\$ 1,371,548</b>	<b>\$ 1,379,315</b>	<b>\$ 1,371,548</b>	<b>\$ 17,482,193</b>
AS BUDGET	\$ 1,583,333	\$ 1,583,333	\$ 1,583,333	\$ 1,583,333	Not Applicable
% ACTUAL TO BUDGET	87.11%	86.62%	87.11%	86.62%	Not Applicable

Note on Electric Sales: Detail break-down for individual rate class is shown in *ELECTRIC: RETAIL SALES* section.

#### OTHER REVENUES

OP REVENUE	34,518	33,932	34,518	33,932	409,238
FEDERAL GRANT	-	-	-	-	-
MISC REVENUE	3,108	2,425	3,108	2,425	101,169
CONTRIBUTED CAPITAL	-	-	-	-	-
SALE OF FIXED ASSETS	-	-	-	-	-
GAIN UTILITIES ASSETS	-	-	-	-	-
REIMB DAMAGED PROPERTY	-	-	-	-	-
CUST ACCT FEES	-	-	-	-	-
OTHER REV	-	-	-	-	-
ADMIN ALLOC	10,287	30,241	10,287	30,241	139,543
INTEREST REVENUES - UTILITY	20,166	-	20,166	-	315,512
STATE GRANTS	-	-	-	-	-
SALE OF RECYCLED MATERIALS	-	-	-	-	22,837
<b>OTHER REVENUES (ACTUAL)</b>	<b>\$ 68,079</b>	<b>\$ 66,598</b>	<b>\$ 68,079</b>	<b>\$ 66,598</b>	<b>\$ 988,299</b>
AS BUDGET	\$ 80,431	\$ 87,500	\$ 80,431	\$ 87,500	Not Applicable
% ACTUAL TO BUDGET	84.64%	76.11%	84.64%	76.11%	Not Applicable

#### TRANSFER

Transfer From CIP	-	-	-	-	-
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<b>TOTAL REVENUES (ACTUAL)</b>	<b>\$ 1,447,395</b>	<b>\$ 1,438,146</b>	<b>\$ 1,447,395</b>	<b>\$ 1,438,146</b>	<b>\$ 18,470,492</b>
AS BUDGET	\$ 1,663,764	\$ 1,670,833	\$ 1,663,764	\$ 1,670,833	Not Applicable
% ACTUAL TO BUDGET	87.00%	86.07%	87.00%	86.07%	Not Applicable

MCT CREDIT	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ 100,000	\$ 100,000	\$ 100,000	\$ 100,000	\$ 900,000
MEAG REBATE	-	-	-	-	432,748

MEAG YES/PART CONTR/MCT C	\$ 100,000	\$ 100,000	\$ 100,000	\$ 100,000	\$ 1,332,748
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Note on MEAG Credit/YES/Participant Contribution: excluded from revenues

	Jan 2021	Jan 2020	FY2021 YTD	FY2020 YTD	MOST RECENT 12-MONTH
<b>PERSONNEL</b>					
Compensation	\$ 74,587	\$ 75,774	\$ 74,587	\$ 75,774	\$ 999,970
Benefits	28,737	21,963	28,737	21,963	413,657
<b>PERSONNEL (ACTUAL)</b>	<b>\$ 103,324</b>	<b>\$ 97,737</b>	<b>\$ 103,324</b>	<b>\$ 97,737</b>	<b>\$ 1,413,628</b>
AS BUDGET	\$ 112,623	\$ 109,087	\$ 112,623	\$ 109,087	Not Applicable
% ACTUAL TO BUDGET	91.74%	89.60%	91.74%	89.60%	Not Applicable
<b>CONTRACTED SERVICES</b>					
Consulting	\$ -	\$ -	\$ -	\$ -	\$ 591
Landfill Fees	-	-	-	-	-
Holiday Event	-	-	-	-	-
Maintenance Contracts	1,095	288	1,095	288	5,672
Rents/Leases	188	234	188	234	23,771
Repairs & Maintenance (Outside)	-	-	-	-	39,377
Landfill Fees	-	-	-	-	-
Other Contract Svcs	-	-	-	-	-
Comm Svcs	1,071	1,955	1,071	1,955	20,321
Postage	-	-	-	-	138
Public Relations	-	-	-	-	-
Mkt Expense	-	-	-	-	20,496
Printing	-	-	-	-	-
Dues & Sub	-	-	-	-	-
Travel	-	-	-	-	576
Vehicle Tag & Title Fee	-	-	-	-	74
Ga Dept Rev Fee	-	-	-	-	900
Fees	300	300	300	300	319
Training & Ed	-	-	-	-	1,050
Contract Labor	44,406	35,501	44,406	35,501	464,763
Shipping/Freight	-	-	-	-	368
<b>CONTRACTED SERVICES (ACTUAL)</b>	<b>\$ 47,059</b>	<b>\$ 38,278</b>	<b>\$ 47,059</b>	<b>\$ 38,278</b>	<b>\$ 578,622</b>
AS BUDGET	\$ 53,296	\$ 50,357	\$ 53,296	\$ 50,357	Not Applicable
% ACTUAL TO BUDGET	88.30%	76.01%	88.30%	76.01%	Not Applicable



	Jan 2021	Jan 2020	FY2021 YTD	FY2020 YTD	MOST RECENT 12-MONTH
<b>SUPPLIES</b>					
Office Supplies	-	-	-	-	2,014
Furniture <5001	-	-	-	-	650
Postage	-	-	-	-	-
Auto Parts	-	-	-	-	3,476
Construction Materials	945	-	945	-	32,076
Damage Claims	-	-	-	-	2,299
Expendable Fluids	-	-	-	-	96
Safety/Medical Supplies	-	-	-	-	5,780
Tires	-	-	-	-	8,292
Uniform Expense	-	-	-	-	17,593
Janitorial	104	97	104	97	3,478
Computer Equipment	-	-	-	-	700
R & M Buildings - Inside	-	-	-	-	2,640
Util Costs - Util Fund	2,360	1,353	2,360	1,353	11,299
Covid-19 Expenses	-	-	-	-	2,529
Streetlights	-	-	-	-	-
Auto & Truck Fuel	-	-	-	-	26,155
Food	94	81	94	81	2,384
Sm Tool & Min Equip	2,219	37	2,219	37	52,432
Meters	-	-	-	-	-
Lab Supplies	-	-	-	-	-
Sm Oper Supplies	-	-	-	-	25,720
Construction Material	-	-	-	-	-
Tires	-	-	-	-	-
Uniform Exp	-	-	-	-	-
Power Costs	1,092,879	1,000,765	1,092,879	1,000,765	12,629,991
Equip Pur (<\$5M)	-	-	-	-	-
Dam Claims	-	-	-	-	-
Misc	-	-	-	-	-
<b>SUPPLIES (ACTUAL)</b>	<b>\$ 1,103,923</b>	<b>\$ 998,266</b>	<b>\$ 1,103,923</b>	<b>\$ 998,266</b>	<b>\$ 13,312,159</b>
AS BUDGET	\$ 986,383	\$ 1,055,868	\$ 986,383	\$ 1,055,868	Not Applicable
% ACTUAL TO BUDGET	111.92%	94.54%	111.92%	94.54%	Not Applicable
<b>CAPITAL OUTLAY</b>					
Construction In Progress	\$ -	\$ -	\$ -	\$ -	\$ -
Capital Expenditures	\$ -	\$ -	\$ -	\$ -	\$ -
Depr Exp	\$ 29,088	\$ -	\$ 29,088	\$ -	\$ 378,138
<b>CAPITAL OUTLAY (ACTUAL)</b>	<b>\$ 29,088</b>	<b>\$ -</b>	<b>\$ 29,088</b>	<b>\$ -</b>	<b>\$ 378,138</b>
AS BUDGET	\$ -	\$ -	\$ -	\$ -	Not Applicable
% ACTUAL TO BUDGET	0.00%	0.00%	0.00%	0.00%	Not Applicable
<b>FUND TRANSFERS</b>					
Admin Alloc - Adm Exp	\$ 56,598	\$ 66,291	\$ 56,598	\$ 66,291	\$ 937,310
Transfer To Gf	80,484	76,152	80,484	76,152	1,116,243
Transfer To Cip	-	-	-	-	-
Transfer - E&R	-	-	-	-	-
<b>FUND TRANSFERS (ACTUAL)</b>	<b>\$ 137,083</b>	<b>\$ 142,444</b>	<b>\$ 137,083</b>	<b>\$ 142,444</b>	<b>\$ 2,053,553</b>
AS BUDGET	\$ 277,505	\$ 270,566	\$ 277,505	\$ 270,566	Not Applicable
% ACTUAL TO BUDGET	49.40%	52.65%	49.40%	52.65%	Not Applicable
<b>TOTAL EXPENSES (ACTUAL)</b>	<b>\$ 1,420,478</b>	<b>\$ 1,276,724</b>	<b>\$ 1,420,478</b>	<b>\$ 1,276,724</b>	<b>\$ 17,736,100</b>
AS BUDGET	\$ 1,429,807	\$ 1,485,877	\$ 1,429,807	\$ 1,485,877	Not Applicable
% ACTUAL TO BUDGET	99.35%	85.92%	99.35%	85.92%	Not Applicable

# TELECOM: MONTHLY DIRECTOR'S REPORT

REPORTING PERIOD: 01/2021 | FY 2021



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COMMENTARY & ANALYSIS

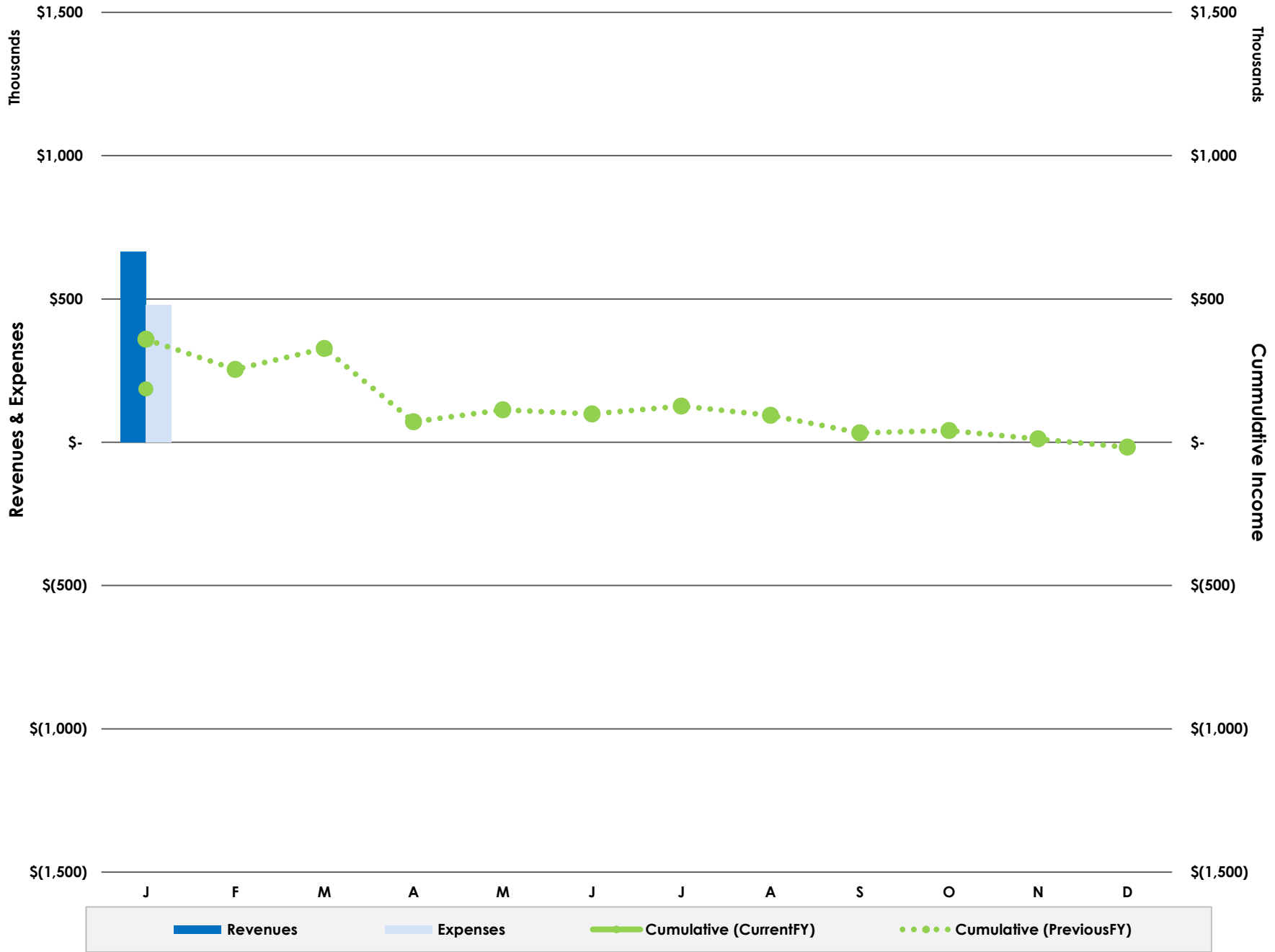
The net operating margin after transfers, FY to date was 27.93%

RECOMMENDATIONS

- \*
- \*
- \*
- \*

	Jan 2021	Jan 2020	FY2021 YTD	FY2020 YTD	MOST RECENT 12-MONTH
<b>FINANCIALS</b>					
<b>Revenues</b>					
RETAIL SALES	\$ 607,048	\$ 503,056	\$ 607,048	\$ 503,056	\$ 6,263,935
OTHER REVENUES	53,611	51,042	53,611	51,042	502,043
ADJUSTMENTS	3,914	6,927	3,914	6,927	(84,298)
<b>Total Revenues</b>	<b>\$ 664,572</b>	<b>\$ 561,026</b>	<b>\$ 664,572</b>	<b>\$ 561,026</b>	<b>\$ 6,681,679</b>
<b>Expenses</b>					
PERSONNEL	\$ 63,735	\$ 59,218	\$ 63,735	\$ 59,218	\$ 870,799
PURCHASED & CONTRACTED SVC	4,347	1,958	4,347	1,958	192,820
PURCHASED PROPERTY SERVICES	1,356	5,244	1,356	5,244	56,445
SUPPLIES	5,347	(2,672)	5,347	(2,672)	323,983
COST OF GOODS SOLD	223,723	41,454	223,723	41,454	3,767,118
DEPR, DEBT SVC & OTHER COSTS	90,964	66,291	90,964	66,291	1,206,495
FUND TRANSFERS	89,468	30,331	89,468	30,331	455,094
<b>Total Combined Expenses</b>	<b>\$ 478,940</b>	<b>\$ 201,824</b>	<b>\$ 478,940</b>	<b>\$ 201,824</b>	<b>\$ 6,872,753</b>
<b>Income</b>					
Before Transfer	\$ 275,100	\$ 389,532	\$ 275,100	\$ 389,532	\$ 264,020
After Transfer	\$ 185,632	\$ 359,201	\$ 185,632	\$ 359,201	\$ (191,074)
<b>Margin</b>					
Before Transfer	41.40%	69.43%	41.40%	69.43%	3.95%
After Transfer	27.93%	64.03%	27.93%	64.03%	-2.86%

**CHART 1**  
**MONTHLY DIRECTOR'S REPORT**  
**REVENUE, EXPENSE & INCOME SUMMARY**  
**FISCAL YEAR 2021**



**MOST RECENT  
12-MONTH**

	<b>Jan 2021</b>	<b>Jan 2020</b>	<b>FY2021 YTD</b>	<b>FY2020 YTD</b>	
<b>RETAIL SALES</b>					
<i>Note on Telecom Sales: Detail break-down for individual rate class is shown in TELECOM: RETAIL SALES section.</i>					
CABLE TELEVISION	\$ 299,504	\$ 228,542	\$ 299,504	\$ 228,542	\$ 2,714,887
DVR SERVICE	22,103	19,597	22,103	19,597	230,844
FIBER OPTICS	48,163	45,356	48,163	45,356	560,924
INTERNET	211,532	176,565	211,532	176,565	2,369,463
TELEPHONE	23,710	30,295	23,710	30,295	359,920
SET TOP BOX	2,036	2,701	2,036	2,701	27,897
<b>Total RETAIL SALES (ACTUAL)</b>	<b>\$ 607,048</b>	<b>\$ 503,056</b>	<b>\$ 607,048</b>	<b>\$ 503,056</b>	<b>\$ 6,263,935</b>
<b>OTHER REVENUES</b>					
CATV INSTALL/UPGRADE	\$ 1,215	\$ 4,970	\$ 1,215	\$ 4,970	\$ 20,305
MARKETPLACE ADS	-	-	-	-	-
PHONE FEES	668	250	668	250	8,280
EQUIPMENT SALES	-	7,727	-	7,727	84,896
MODEM RENTAL	7,969	1,919	7,969	1,919	29,141
VIDEO PRODUCTION REVENUE	-	-	-	-	-
MISCELLANEOUS	33,471	9,996	33,471	9,996	123,198
ADMIN ALLOCATION	10,287	18,743	10,287	18,743	151,042
CONTRIBUTED CAPITAL	-	-	-	-	-
Transfer from CIP	-	-	-	-	-
MISCELLANEOUS	-	7,438	-	7,438	85,181
<b>Total OTHER REVENUES ACTUAL</b>	<b>\$ 53,611</b>	<b>\$ 51,042</b>	<b>\$ 53,611</b>	<b>\$ 51,042</b>	<b>\$ 502,043</b>
<b>Adjustment</b>	<b>\$ 3,914</b>	<b>\$ 6,927</b>	<b>\$ 3,914</b>	<b>\$ 6,927</b>	<b>\$ (84,298)</b>
<i>Note: Adjustment added to match Financials</i>					
<b>TOTAL REVENUES (ACTUAL)</b>	<b>\$ 664,572</b>	<b>\$ 561,026</b>	<b>\$ 664,572</b>	<b>\$ 561,026</b>	<b>\$ 6,681,679</b>

SUMMARY

	Jan 2021	Jan 2020	FY2021 YTD	FY2020 YTD	MOST RECENT 12-MONTH
Personnel	\$ 63,735	\$ 59,218	\$ 63,735	\$ 59,218	\$ 870,799
Purchased & Contracted Svc	4,347	1,958	4,347	1,958	192,820
Purchased Property Services	1,356	5,244	1,356	5,244	56,445
Supplies	5,347	(2,672)	5,347	(2,672)	323,983
Cost of Goods Sold	223,723	41,454	223,723	41,454	3,767,118
Depr, Debt Svc & Other Costs	90,964	66,291	90,964	66,291	1,206,495
Fund Transfers	89,468	30,331	89,468	30,331	455,094
<b>TOTAL SUMMARY (ACTUAL)</b>	<b>\$ 478,940</b>	<b>\$ 201,824</b>	<b>\$ 478,940</b>	<b>\$ 201,824</b>	<b>\$ 6,872,753</b>

TELECOM

Personnel

Salaries	\$ 43,577	\$ 43,829	\$ 43,577	\$ 43,829	\$ 600,285
Benefits	20,158	15,389	20,158	15,389	270,514
<b>Total Personnel (ACTUAL)</b>	<b>\$ 63,735</b>	<b>\$ 59,218</b>	<b>\$ 63,735</b>	<b>\$ 59,218</b>	<b>\$ 870,799</b>

Purchased & Contracted Svc

Attorney Fees	-	-	-	-	-
Audit Services	-	-	-	-	-
Professional Fees	-	44	-	44	847
Web Design	-	-	-	-	41
Consulting - Technical	-	-	-	-	15,750
HOLIDAY EVENTS	-	-	-	-	650
Lawn Care & Maintenance	-	-	-	-	89
Security Systems	-	-	-	-	1,270
Pest Control	-	-	-	-	-
Maintenance	488	219	488	219	13,910
Equipment Rents/Leases	188	188	188	188	2,638
Pole Equip. Rents/Leases	-	-	-	-	2,000
Equipment Rental	-	14	-	14	144
CONSULTING - TECHNICAL	-	-	-	-	-
LAWN CARE & MAINTENANCE	-	-	-	-	59
Outside Maintenance	-	-	-	-	12,566
EQUIPMENT RENTS / LEASES	-	-	-	-	-
POLE EQUIPMENT RENTS / LEASES	-	-	-	-	2,726
MAINTENANCE CONTRACTS	371	69	371	69	10,123
EQUIPMENT RENTAL	-	10	-	10	96
COMMUNICATION SERVICES	948	1,414	948	1,414	18,660
INTERNET COSTS	-	-	-	-	5,532
POSTAGE	-	-	-	-	-
TRAVEL EXPENSE	-	-	-	-	-
DUES/FEES	2,353	-	2,353	-	4,828
VEHICLE TAG & TITLE FEE	-	-	-	-	-
FCC FEES	-	-	-	-	45,161
GA DEPT OF REV FEES	-	-	-	-	-
TRAINING & EDUCATION -EMPLOYEE	-	-	-	-	8,625
CONTRACT LABOR	-	-	-	-	47,049
SOFTWARE EXPENSE	-	-	-	-	-
SHIPPING / FREIGHT	-	-	-	-	56
<b>Total Purchased &amp; Contracted Svc (ACTUAL)</b>	<b>\$ 4,347</b>	<b>\$ 1,958</b>	<b>\$ 4,347</b>	<b>\$ 1,958</b>	<b>\$ 192,820</b>

	<b>Jan 2021</b>	<b>Jan 2020</b>	<b>FY2021 YTD</b>	<b>FY2020 YTD</b>	<b>MOST RECENT 12-MONTH</b>
<b>Purchased Property Services</b>					
Equipment Rep & Maint -Outside	-	-	-	-	-
Equipment Rental	-	-	-	-	-
Repair & Maintenance (Outside)	-	-	-	-	-
Repair & Maintenance (Inside)	-	-	-	-	-
Maintenance Contracts	-	-	-	-	-
Other Contractual Services	-	-	-	-	-
Communication Services	989	1,691	989	1,691	14,726
Postage	-	-	-	-	-
INTERNET COSTS	-	-	-	-	2,000
Public Relations	-	-	-	-	260
Marketing Expense	-	-	-	-	-
Utility Bill Printing Services	-	-	-	-	-
Dues & Subscriptions	-	-	-	-	-
Fees	367	-	367	-	445
FCC Fees	-	-	-	-	-
Training & Education	-	-	-	-	182
General Liability Insurance	-	-	-	-	-
Vehicle Tag & Title Fee	-	-	-	-	-
GA Dept Revenue Fee	-	-	-	-	200
Uniform Rental	-	-	-	-	-
Contract Labor	-	3,161	-	3,161	38,430
Fines/Late Fee	-	-	-	-	-
Shipping/Freight	-	392	-	392	202
<b>Total Purchased Property Services (ACTUAL)</b>	<b>\$ 1,356</b>	<b>\$ 5,244</b>	<b>\$ 1,356</b>	<b>\$ 5,244</b>	<b>\$ 56,445</b>



	Jan 2021	Jan 2020	FY2021 YTD	FY2020 YTD	MOST RECENT 12-MONTH
<b>TELECOM (Continued)</b>					
<b>Supplies</b>					
Chemicals & Pesticides	\$ -	\$ -	\$ -	\$ -	\$ -
Office Supplies & Expense	-	-	-	-	619
Postage	-	-	-	-	-
Auto Parts	-	-	-	-	4,298
CONSTRUCTION MATERIALS	-	-	-	-	42,730
Damage Claims	-	-	-	-	-
EXPENDABLE FLUIDS	-	-	-	-	22
Tires	-	-	-	-	2,581
Uniform Expense	-	-	-	-	-
Janitorial Supplies	104	97	104	97	2,681
Equipment Parts	-	-	-	-	4,427
R&M Building - Inside	-	-	-	-	-
Equipment R&M - Inside	-	-	-	-	-
System R&M - Inside	1,233	(3,847)	1,233	(3,847)	56,731
Sys R&M - Inside/Shipping	-	-	-	-	-
COVID-19 EXPENSES	-	-	-	-	716
Utility Costs	1,134	953	1,134	953	33,857
Mileage Reimbursement	-	-	-	-	-
Auto & Truck Fuel	-	-	-	-	11,884
Food	94	89	94	89	1,024
Small Tools & Minor Equipment	39	37	39	37	5,637
Small Operating Supplies	-	-	-	-	20,117
Uniform Expense	-	-	-	-	-
Equipment Pur (Less than \$5M)	-	-	-	-	-
OFFICE SUPPLIES & EXPENSES	-	-	-	-	1,021
AUTO PARTS	-	-	-	-	-
CONSTRUCTION MATERIALS	2,742	-	2,742	-	21,751
UNIFORM EXPENSE	-	-	-	-	683
JANITORIAL SUPPLIES	-	-	-	-	213
COMPUTER EQUIP NON-CAP	-	-	-	-	3,653
EQUIPMENT PARTS	-	-	-	-	1,811
REPAIRS & MAINTENANCE	-	-	-	-	18,700
COVID-19 EXPENSES	-	-	-	-	273
UTILITY COSTS	-	-	-	-	21,881
AUTO & TRUCK FUEL	-	-	-	-	11,888
SMALL TOOLS & MINOR EQUIPMENT	-	-	-	-	11,275
SMALL OPERATING SUPPLIES	-	-	-	-	24,236
CONSTRUCTION IN PROGRESS	-	-	-	-	-
DEPRECIATION EXPENSE	-	-	-	-	18,983
EQUIPMENT	-	-	-	-	-
<b>Total Supplies (ACTUAL)</b>	<b>\$ 5,347</b>	<b>\$ (2,672)</b>	<b>\$ 5,347</b>	<b>\$ (2,672)</b>	<b>\$ 323,983</b>

	<b>Jan 2021</b>	<b>Jan 2020</b>	<b>FY2021 YTD</b>	<b>FY2020 YTD</b>	<b>MOST RECENT 12-MONTH</b>
<b>Cost of Goods Sold</b>					
Internet Costs	-	-	-	-	-
Cost of Sales Telephone	-	-	-	-	-
Cost of Sales Fiber	-	-	-	-	-
Cost of Sales Electricity	-	-	-	-	-
Cost of Sales Telephone	16,100	17,679	16,100	17,679	195,118
Cost of Sales CATV	191,590	921	191,590	921	3,224,711
Cost of Sales Internet	14,499	12,974	14,499	12,974	233,478
Cost of Sales Internet	-	-	-	-	-
Cost of Sales Fiber	1,535	9,880	1,535	9,880	113,811
Cost of Programming CATV	-	-	-	-	-
<b>Total Cost of Goods Sold (ACTUAL)</b>	<b>\$ 223,723</b>	<b>\$ 41,454</b>	<b>\$ 223,723</b>	<b>\$ 41,454</b>	<b>\$ 3,767,118</b>

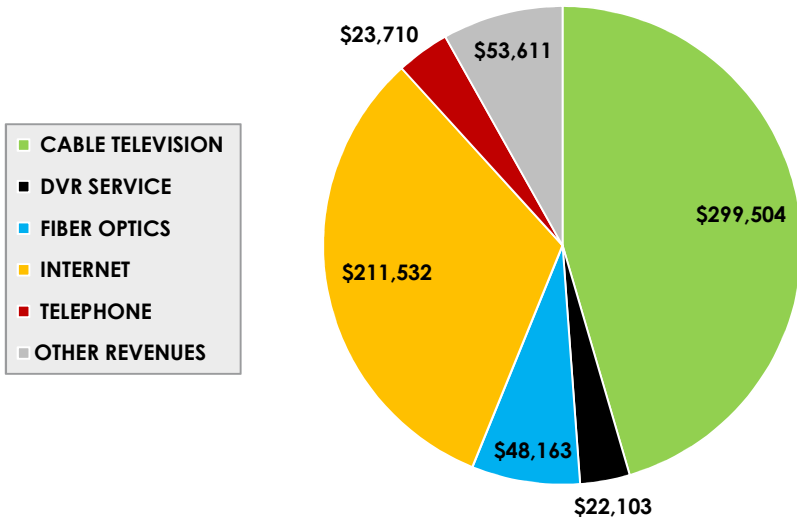
<b>Depr, Debt Svc &amp; Other Costs</b>					
Damage Claims	\$ -	\$ -	\$ -	\$ -	\$ -
Miscellaneous	-	-	-	-	-
Utility Cashiers (Over)/Short	-	-	-	-	-
Utility Internal Admin Allocate	-	-	-	-	-
Depreciation Expense	-	-	-	-	161,568
INTEREST EXP - 2020 REV BONDS	43,089	-	43,089	-	116,341
Amortization Exp	-	-	-	-	-
Admin. Allocation - Adm Exp	56,598	66,291	56,598	66,291	937,310
Utility Bad Debt Expense	-	-	-	-	-
Revenue Bond Principal	-	-	-	-	-
Debt Service Interest	-	-	-	-	-
Interest Expenses (Bond)	-	-	-	-	-
Construction in Progress	-	-	-	-	-
Capital Exp-Software	-	-	-	-	-
Capital Exp - Equipment	-	-	-	-	-
<b>Total Depr, Debt Svc &amp; Other Costs (ACTUAL)</b>	<b>\$ 90,964</b>	<b>\$ 66,291</b>	<b>\$ 90,964</b>	<b>\$ 66,291</b>	<b>\$ 1,206,495</b>

<b>Fund Transfers</b>					
Transfer 5% to General Fund	14,439	15,183	14,439	15,183	185,015
TRANS OUT UTIL 5% TO GEN FUND	18,430	15,148	18,430	15,148	213,481
ADMIN ALLOC - ADMIN EXPENSES	56,598	-	56,598	-	56,598
<b>Total Fund Transfers (ACTUAL)</b>	<b>\$ 89,468</b>	<b>\$ 30,331</b>	<b>\$ 89,468</b>	<b>\$ 30,331</b>	<b>\$ 455,094</b>

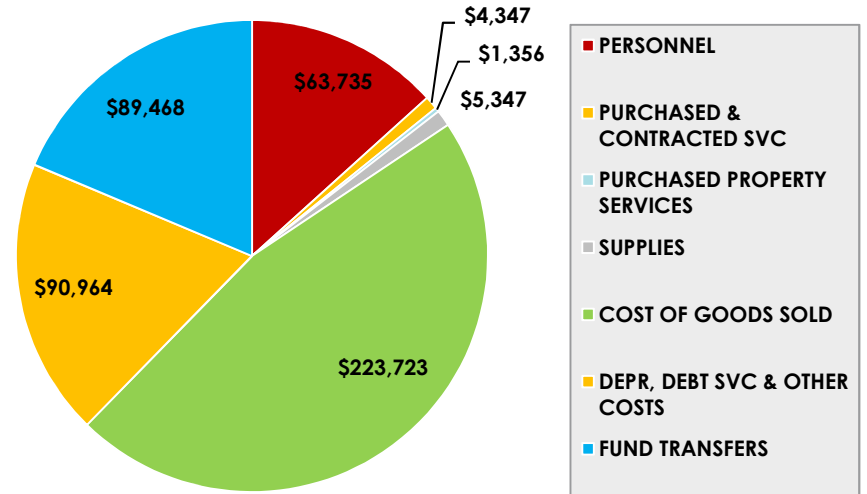
<b>TOTAL TELECOM EXPENSES (ACTUAL)</b>	<b>\$ 478,940</b>	<b>\$ 201,824</b>	<b>\$ 478,940</b>	<b>\$ 201,824</b>	<b>\$ 6,872,753</b>
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**CHART 5  
MONTHLY DIRECTOR'S REPORT  
REVENUES & EXPENSES**

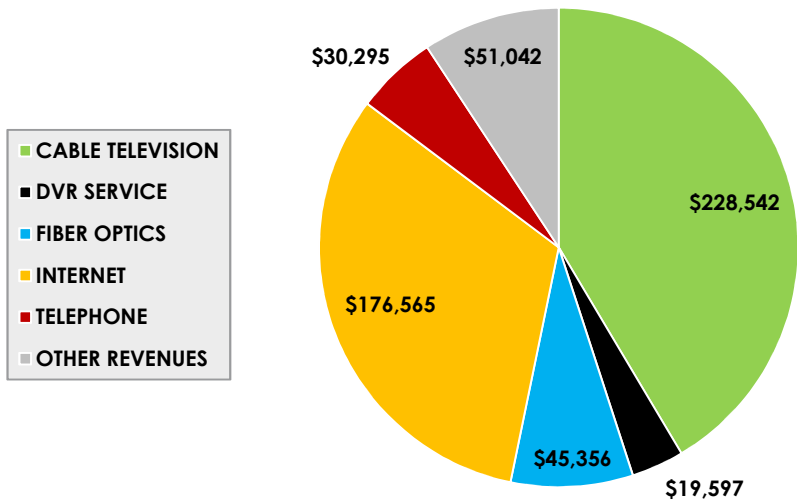
REVENUES [Jan 2021]



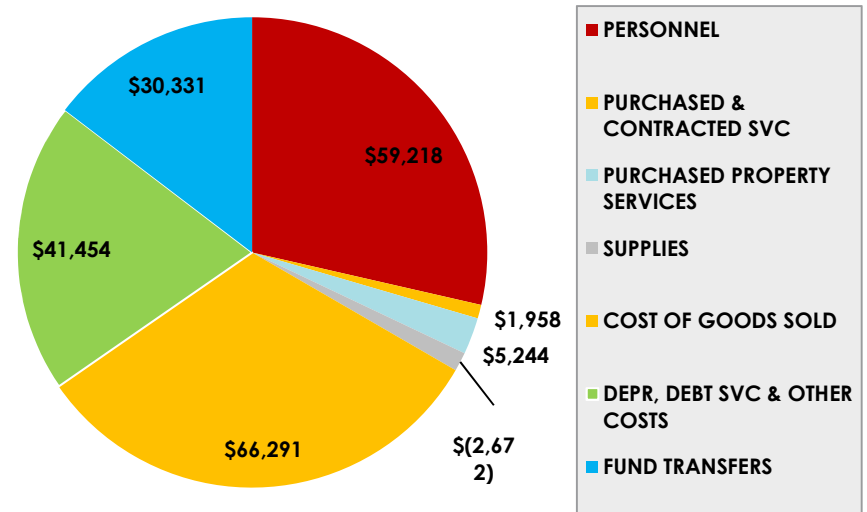
EXPENSES [Jan 2021]



REVENUES [Jan 2020]



EXPENSES [Jan 2020]

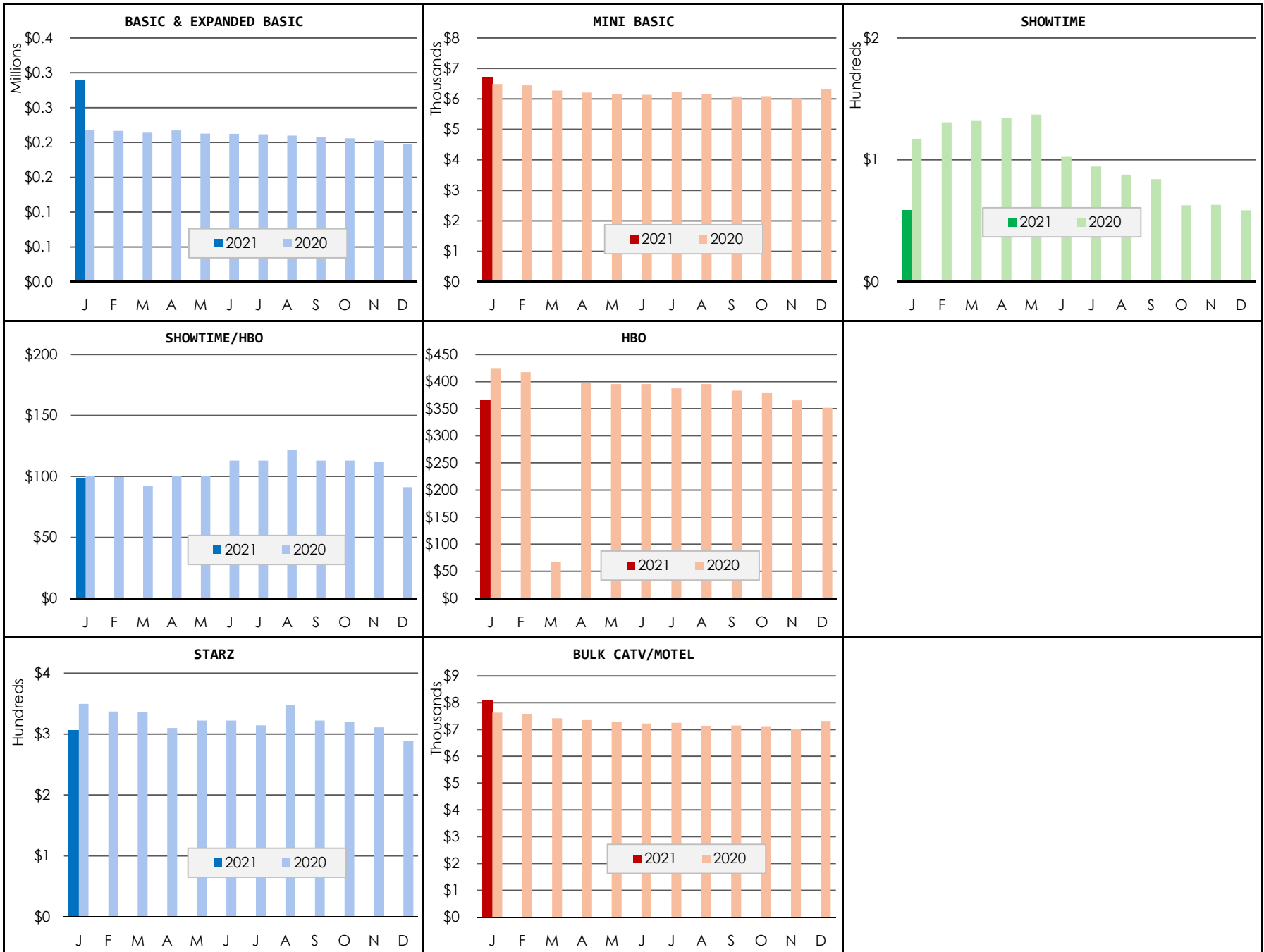


	Jan 2021	Jan 2020	FY2021 YTD	FY2020 YTD	MOST RECENT 12-MONTH
<b>BASIC &amp; EXPANDED BASIC</b>					
Number of Bills	2,551	2,904	2,551	2,904	33,144
Revenue (\$)	\$ 288,920	\$ 218,263	\$ 288,920	\$ 218,263	\$ 2,596,458
Revenue Per Bill (\$)	\$ 113	\$ 75	\$ 113	\$ 75	\$ 78
<b>MINI BASIC</b>					
Number of Bills	195	172	195	172	2,018
Revenue (\$)	\$ 6,724	\$ 6,485	\$ 6,724	\$ 6,485	\$ 74,829
Revenue Per Bill (\$)	\$ 34	\$ 38	\$ 34	\$ 38	\$ 37
<b>BOSTWICK</b>					
Number of Bills	12	15	12	15	168
Revenue (\$)	\$ 1,380	\$ 1,146	\$ 1,380	\$ 1,146	\$ 13,141
Revenue Per Bill (\$)	\$ 115	\$ 76	\$ 115	\$ 76	\$ 78
<b>BULK CATV/MOTEL</b>					
Number of Bills	5	5	5	5	60
Revenue (\$)	\$ 1,550	\$ 1,550	\$ 1,550	\$ 1,550	\$ 18,600
Revenue Per Bill (\$)	\$ 310	\$ 310	\$ 310	\$ 310	\$ 310
<b>SHOWTIME</b>					
Number of Bills	5	8	5	8	83
Revenue (\$)	\$ 59	\$ 117	\$ 59	\$ 117	\$ 1,146
Revenue Per Bill (\$)	\$ 12	\$ 15	\$ 12	\$ 15	\$ 14
<b>SHOW/HBO</b>					
Number of Bills	8	8	8	8	104
Revenue (\$)	\$ 99	\$ 100	\$ 99	\$ 100	\$ 1,268
Revenue Per Bill (\$)	\$ 12	\$ 13	\$ 12	\$ 13	\$ 12
<b>BULK SHOWTIME/MOTEL</b>					
Number of Bills	-	-	-	-	-
Revenue (\$)	\$ -	\$ -	\$ -	\$ -	\$ -
Revenue Per Bill (\$)	\$ -	\$ -	\$ -	\$ -	\$ -
<b>CINEMAX</b>					
Number of Bills	2	3	2	3	27
Revenue (\$)	\$ 29	\$ 44	\$ 29	\$ 44	\$ 390
Revenue Per Bill (\$)	\$ 15	\$ 15	\$ 15	\$ 15	\$ 14

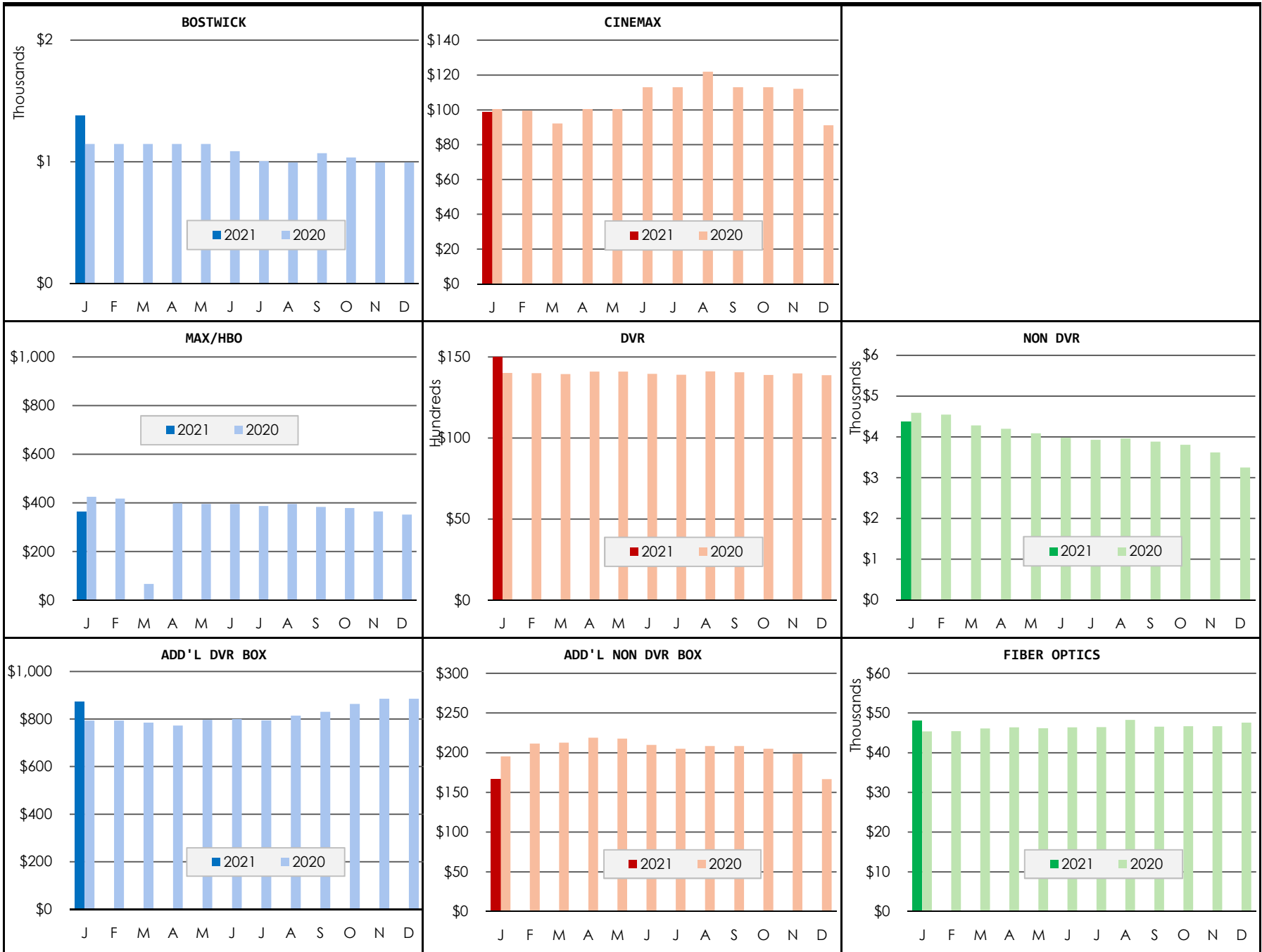
	Jan 2021	Jan 2020	FY2021 YTD	FY2020 YTD	MOST RECENT 12-MONTH
<b>HBO</b>					
Number of Bills	25	29	25	29	302
Revenue (\$)	\$ 364	\$ 425	\$ 364	\$ 425	\$ 4,300
Revenue Per Bill (\$)	\$ 15	\$ 15	\$ 15	\$ 15	\$ 14
<b>MAX/HBO</b>					
Number of Bills	6	5	6	5	77
Revenue (\$)	\$ 74	\$ 63	\$ 74	\$ 63	\$ 917
Revenue Per Bill (\$)	\$ 12	\$ 13	\$ 12	\$ 13	\$ 12
<b>PLAYBOY</b>					
Number of Bills	-	-	-	-	-
Revenue (\$)	\$ -	\$ -	\$ -	\$ -	\$ -
Revenue Per Bill (\$)	\$ -	\$ -	\$ -	\$ -	\$ -
<b>STARZ</b>					
Number of Bills	21	23	21	23	261
Revenue (\$)	\$ 306	\$ 350	\$ 306	\$ 350	\$ 3,838
Revenue Per Bill (\$)	\$ 15	\$ 15	\$ 15	\$ 15	\$ 15
<b>DVR</b>					
Number of Bills	148	145	148	145	1,784
Revenue (\$)	\$ 16,684	\$ 14,018	\$ 16,684	\$ 14,018	\$ 170,617
Revenue Per Bill (\$)	\$ 113	\$ 97	\$ 113	\$ 97	\$ 96
<b>NON DVR</b>					
Number of Bills	38	51	38	51	490
Revenue (\$)	\$ 4,380	\$ 4,591	\$ 4,380	\$ 4,591	\$ 47,905
Revenue Per Bill (\$)	\$ 115	\$ 90	\$ 115	\$ 90	\$ 98
<b>SET TOP BOX</b>					
Number of Bills	166	214	166	214	2,261
Revenue (\$)	\$ 2,036	\$ 2,701	\$ 2,036	\$ 2,701	\$ 27,897
Revenue Per Bill (\$)	\$ 12	\$ 13	\$ 12	\$ 13	\$ 12

	Jan 2021	Jan 2020	FY2021 YTD	FY2020 YTD	MOST RECENT 12-MONTH
<b>ADD'L DVR BOX</b>					
Number of Bills	59	56	59	56	685
Revenue (\$)	\$ 873	\$ 793	\$ 873	\$ 793	\$ 9,892
Revenue Per Bill (\$)	\$ 15	\$ 14	\$ 15	\$ 14	\$ 14
<b>ADD'L NON DVR BOX</b>					
Number of Bills	14	21	14	21	221
Revenue (\$)	\$ 167	\$ 195	\$ 167	\$ 195	\$ 2,430
Revenue Per Bill (\$)	\$ 12	\$ 9	\$ 12	\$ 9	\$ 11
<b>FIBER</b>					
Number of Bills	132	101	132	101	1,388
Revenue (\$)	\$ 48,163	\$ 45,356	\$ 48,163	\$ 45,356	\$ 560,924
Revenue Per Bill (\$)	\$ 365	\$ 449	\$ 365	\$ 449	\$ 404
<b>INTERNET</b>					
Number of Bills	4,046	3,726	4,046	3,726	47,447
Revenue (\$)	\$ 208,784	\$ 173,618	\$ 208,784	\$ 173,618	\$ 2,336,057
Revenue Per Bill (\$)	\$ 52	\$ 47	\$ 52	\$ 47	\$ 49
<b>WIRELESS INTERNET</b>					
Number of Bills	39	44	39	44	495
Revenue (\$)	\$ 2,748	\$ 2,948	\$ 2,748	\$ 2,948	\$ 33,406
Revenue Per Bill (\$)	\$ 70	\$ 67	\$ 70	\$ 67	\$ 67
<b>RESIDENTIAL PHONE</b>					
Number of Bills	828	847	828	847	10,123
Revenue (\$)	\$ 4,733	\$ 9,966	\$ 4,733	\$ 9,966	\$ 126,153
Revenue Per Bill (\$)	\$ 6	\$ 12	\$ 6	\$ 12	\$ 12
<b>COMMERCIAL PHONE</b>					
Number of Bills	281	276	281	276	3,402
Revenue (\$)	\$ 18,886	\$ 20,328	\$ 18,886	\$ 20,328	\$ 233,676
Revenue Per Bill (\$)	\$ 67	\$ 74	\$ 67	\$ 74	\$ 69
<b>TOTAL REVENUES</b>	<b>\$ 606,957</b>	<b>\$ 503,056</b>	<b>\$ 606,957</b>	<b>\$ 503,056</b>	<b>\$ 6,263,844</b>

**CHART 7  
REVENUES FROM SALES BY CLASS  
CURRENT VS. PREVIOUS FISCAL YEAR**

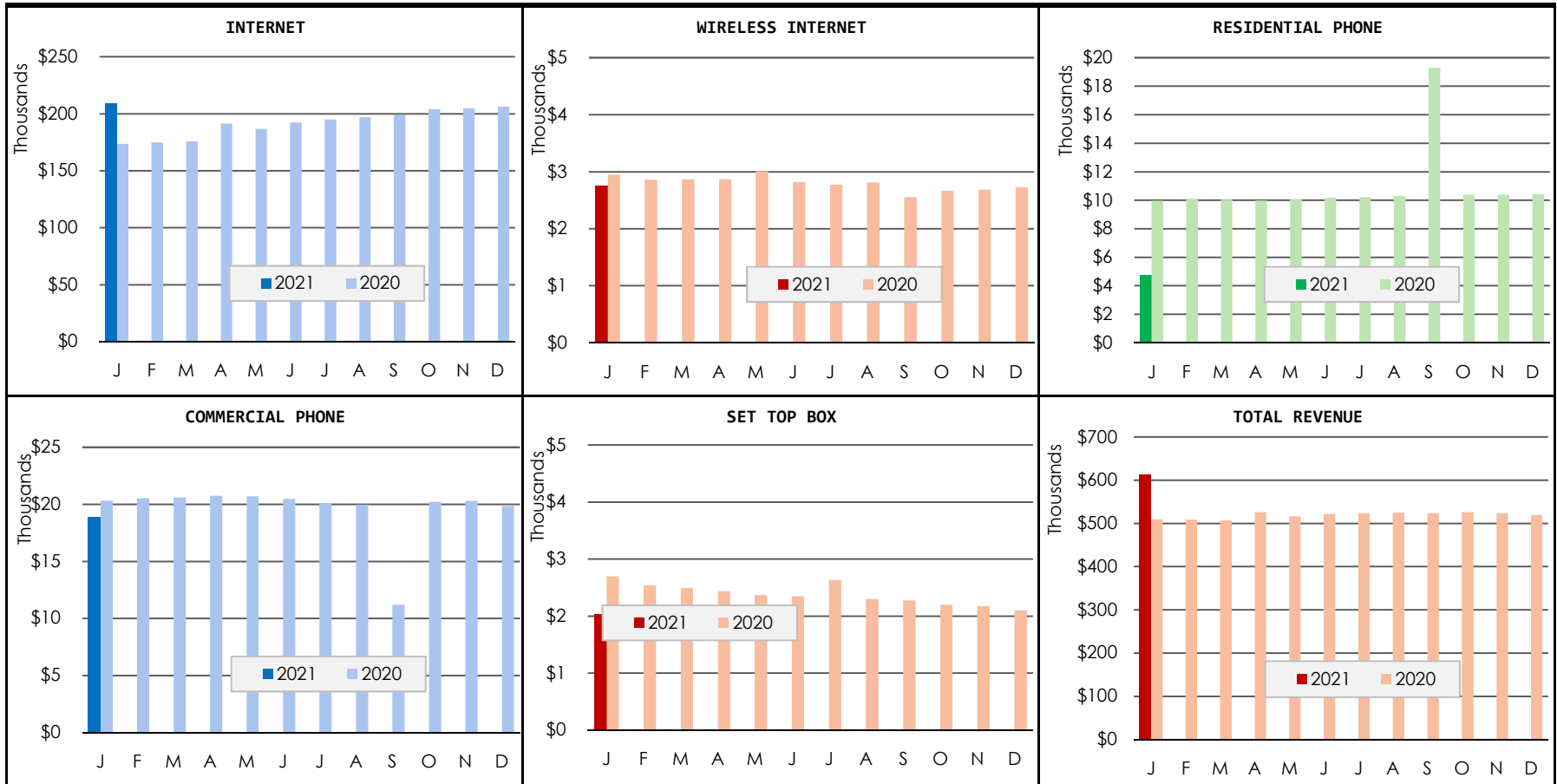


**CHART 7  
REVENUES FROM SALES BY CLASS  
CURRENT VS. PREVIOUS FISCAL YEAR**





**CHART 7  
REVENUES FROM SALES BY CLASS  
CURRENT VS. PREVIOUS FISCAL YEAR**





**WATER, SEWER & GAS  
MONTHLY REPORT**

**MAY  
2021**

**2021 Project List**

	<i>Estimated Start Date</i>	<i>Estimated Completion Date</i>	<i>Notes</i>	<i>Progress</i>	<i>Contractor or City</i>
<b>Natural Gas</b>					
Gas extension along Holly Jones Rd (off Hwy 186)	21-Apr	21-Apr	Install 1750' of 2" plastic gas main to serve 19 new homes	Completed	City
Hwy 186 Gas main extension	Jan-21	Dec-21	Install 26,000' of 6" gas main from Good Hope to Jones Woods Rd along Hwy 186	Started	City
Hwy 83 Good Hope to Chandler Road main extension	Oct-21	Nov-21	Install 10,500' of 4" plastic gas main	Material Ordered	City
Chandler Road to Old Monroe-Madison Rd main extension	Aug-21	Oct-21	Install 15,000' of 4" plastic gas main/will serve 5 chicken houses	Material Ordered	City
Old Monroe-Madison Rd to Morgan County line	Jun-21	Aug-21	Install 23,000' of 4" plastic gas main/will serve 4 chicken houses	Material Ordered	City
Carwood Drive main renewal	May-21	Jul-21	Replace 3000' of bare steel 2" gas main	Planning Stage	Planning
Poplar Street main install/renewal	Mar-21	Apr-21	Install 2800' of new 2" plastic main and 1500' of 2" steel main renewal (under runway)	Planning Stage	City
Southview Drive main renewal	Jan-21	Feb-21	Replace 3000' of 2" steel with 2" plastic	Pipe ordered	City
Victory Drive Gas Renewal	Jan-21	Jun-21	Replace 1500' of 2" steel with 2" plastic	Planning Stage	Planning
Harris & Lacy Streets Gas Renewal	Apr-21	Aug-21	Replace 2000' of 2" steel with 2" plastic	Planning Stage	Planning
Main extension MAB Development	Mar-21	Apr-21	Install 2"/4" plastic thru MAB development/services installed	Completed	City
<b>Sewer Collection</b>					
Gratis Rd/Birch St/Hwy 78 I & I repairs	Mar-21	Apr-21	Raise 12 manholes along Jacks Creek located in flood area	Material Ordered	City
2018 CDBG	Sep-18	Jul-20	Patching complete / Paving to begin in April 2021	Near Completion	Contractor
Alcovy River/Hwy 138 Sewer Extension	Jan-21	Dec-21	Clearing has begun, pipe & material delivered	Awarded	Contractor
<b>Sewer Treatment Plant</b>					
Design/Review for WWTP rehab	Jan-21	Jan-22	EPD approval 10/26 Equipment RFP March 25th	Bid dates set	Contractor
<b>Water Distribution</b>					
30" Raw Water Main / 20" Finished Water Main	Jan-21	Jan-22	Wiedeman & Singleton nearing completion / will bid in coming months	Design Near Completion	Contractor
18" water main from plant to MAB Development	Apr-21	Jul-21	Pipe & material deliveries coming in, engineering completed, pre-construction meeting held	Starting	Contractor
S. Broad St main extension Mears St to John's Supermarket	May-21	Jun-21	Install 1500' of 10" water main for pressure improvements	Material Ordered	City
Hwy 78 East 1500' main extension Jim Daws Rd	Mar-21	Jun-21	Install 8" main extension beginning @ Jim Daws Rd along Hwy 78 East	Planning Stage	City
Monroe-Loganville 20" Water Transmission Main/Pump Station	Jul-18	Apr-21	Waiting on easements @ Trident Trail to complete project/main pressure tested	Ongoing	Contractor
<b>Water Treatment Plant</b>					

**2021 CIP Completion**

- 3100' extension of 4" plastic gas main along Unisia Drive (City crews)
- Hwy 11 South gas main renewal 3.8 miles of 4" steel replaced with 4" plastic (Contractor)
- Water model of the water distribution system - Weideman & Singleton
- Installed 4000' of 2" gas main in The Fields @ Alcovy Mountain to serve 61 lots (City crews)
- Installed 1500' of 10" water main along Piedmont Industrial Parkway (City crews)
- Installed 1000' of water main along Jim Daws Spur (City crews)
- Installed 2800' of water main along Poplar Street to serve 4 homes and looped to provide pressure improvements (City crews)
- Pipeburst 550' of 6" clay sewer main along S. Madison Ave. (City crews)
- Pipeburst 400' of 6" clay sewer main along Church Street (City crews)
- Installed 3500' of 20" water main along Cedar Ridge Rd (Contractor)
- Purchased 2021 Ford F450 service body (Gas Department)

# WATER / WASTEWATER: MONTHLY DIRECTOR'S REPORT

REPORTING PERIOD: 02/2021 | FY 2021

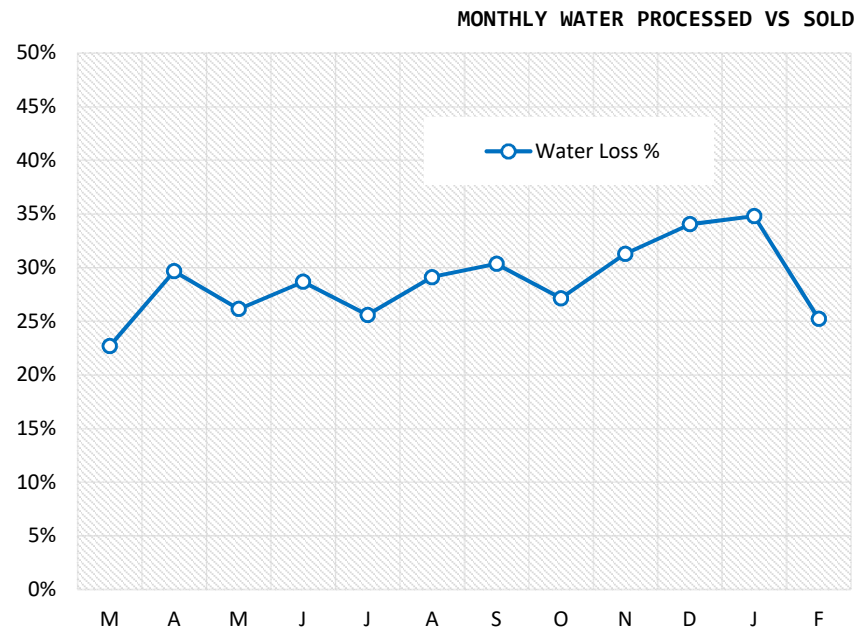
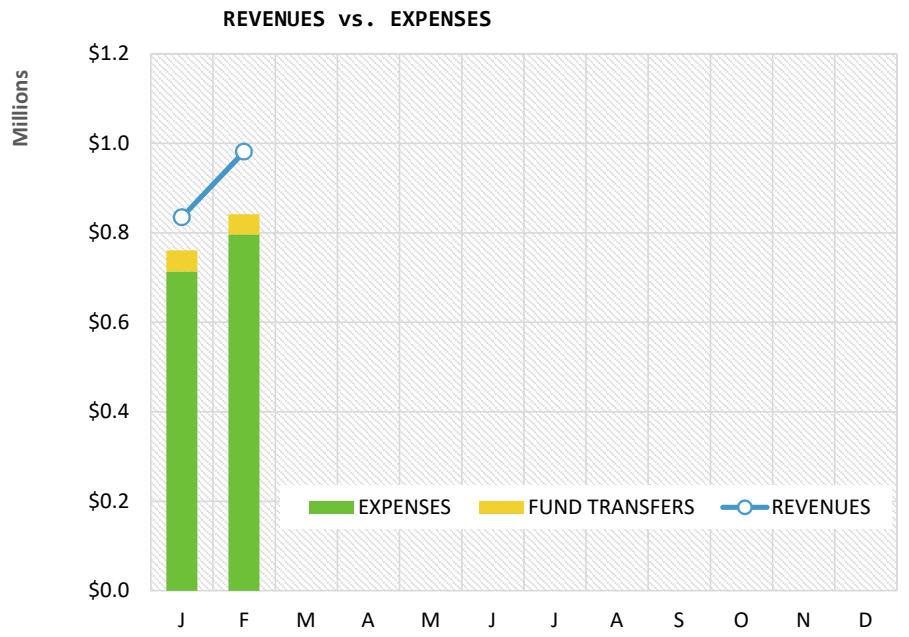


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# CITY OF MONROE: WATER & SEWER FUND OVERVIEW

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	Jan 2021	Feb 2021	Mar 2021	Apr 2021	May 2021	Jun 2021	Jul 2021	Aug 2021	Sep 2021	Oct 2021	Nov 2021	Dec 2021	FY 2021	AS BUDGET	FY 2020
<b>REVENUES</b>	<b>\$ 0.835M</b>	<b>\$ 0.981M</b>											<b>\$ 1.816M</b>	<b>\$ 11.650M</b>	<b>\$ 2.175M</b>
PERSONNEL COSTS	\$ 0.196M	\$ 0.195M											\$ 0.391M	\$ 2.531M	\$ 0.327M
CONTRACTED SVC	\$ 0.011M	\$ 0.032M											\$ 0.043M	\$ 1.395M	\$ 0.112M
SUPPLIES	\$ 0.079M	\$ 0.138M											\$ 0.217M	\$ 1.916M	\$ 0.209M
CAPITAL OUTLAY	\$ 0.214M	\$ 0.220M											\$ 0.435M	\$ 2.607M	\$ 0.303M
FUND TRANSFERS	\$ 0.048M	\$ 0.045M											\$ 0.093M	\$ 1.559M	\$ 0.086M
DEPRECIATION	\$ 0.166M	\$ 0.166M											\$ 0.331M	\$ -	\$ -
<b>EXPENSES</b>	<b>\$ 0.713M</b>	<b>\$ 0.796M</b>											<b>\$ 1.509M</b>	<b>\$ 10.009M</b>	<b>\$ 1.036M</b>
<b>MARGIN</b>	<b>\$ 0.121M</b>	<b>\$ 0.185M</b>											<b>\$ 0.306M</b>	<b>\$ 1.641M</b>	<b>\$ 1.138M</b>



# RETAIL SALES REPORT

**Jan 2021   Feb 2021   Mar 2021   Apr 2021   May 2021   Jun 2021   Jul 2021   Aug 2021   Sep 2021   Oct 2021   Nov 2021   Dec 2021**

## CUSTOMER COUNT - WATER

Residential	8,653	8,684
Commercial	939	947
Industrial	1	1
Water Authority	1	1
Residential Sprinkler	461	474
Commercial Sprinkler	83	85
<b>Total</b>	<b>10,138</b>	<b>10,192</b>

YOY Δ                    0.40%       0.49%

## KGALLONS - WATER

Residential	34,525	35,039
Commercial	9,962	10,087
Industrial	1,295	2,502
Water Authority	-	22
<b>Total</b>	<b>45,782</b>	<b>47,650</b>

YOY Δ                    1.58%       6.64%

## REVENUE - WATER

Residential	\$ 0.297M	\$ 0.303M
Commercial	\$ 0.078M	\$ 0.075M
Industrial	\$ 0.005M	\$ 0.010M
Water Authority	\$ 0.000M	\$ 0.000M
<b>Total</b>	<b>\$ 0.380M</b>	<b>\$ 0.388M</b>

YOY Δ                    2.13%       6.08%

# RETAIL SALES REPORT

[Jan 2021](#) [Feb 2021](#) [Mar 2021](#) [Apr 2021](#) [May 2021](#) [Jun 2021](#) [Jul 2021](#) [Aug 2021](#) [Sep 2021](#) [Oct 2021](#) [Nov 2021](#) [Dec 2021](#)

## CUSTOMER COUNT - SEWER

Residential	6,635	6,660
Commercial	782	793
Water Authority	1	1
<b>Total</b>	<b>7,418</b>	<b>7,454</b>

YOY Δ                      3.33%      3.40%

## KGALLONS - SEWER

Residential	34,525	35,039
Commercial	9,962	10,087
Water Authority	-	22
<b>Total</b>	<b>44,487</b>	<b>45,148</b>

YOY Δ                      2.32%      5.02%

## REVENUE - SEWER

Residential	\$ 0.211M	\$ 0.210M
Commercial	\$ 0.117M	\$ 0.120M
Water Authority	\$ 0.001M	\$ 0.001M
<b>Total</b>	<b>\$ 0.328M</b>	<b>\$ 0.331M</b>

YOY Δ                      0.37%      1.68%

## SALES STATISTICS

Jan 2021 Feb 2021 Mar 2021 Apr 2021 May 2021 Jun 2021 Jul 2021 Aug 2021 Sep 2021 Oct 2021 Nov 2021 Dec 2021 YTD

### AVERAGE KGALLONS/CUSTOMER (WATER)

Residential	4	4	4
Commercial	11	11	11
Industrial	1,295	2,502	1,899
Water Authority	-	22	11

### AVERAGE \$/CUSTOMER (WATER)

Residential	\$34	\$35	\$35
Commercial	\$83	\$79	\$81
Industrial	\$5,401	\$10,277	\$7,839
Water Authority	\$169	\$258	\$213

### AVERAGE \$/KGALLON (WATER)

Residential	\$8.5939	\$8.6461	\$8.6200
Commercial	\$7.8103	\$7.3874	\$7.5989
Industrial	\$4.1703	\$4.1074	\$4.1389
Water Authority	#DIV/0!	\$11.7105	#DIV/0!

<b>Average</b>	<b>\$7.9628</b>		<b>\$7.9628</b>
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### AVERAGE KGALLONS/CUSTOMER (SEWER)

Residential	5	5	5
Commercial	13	13	13
Water Authority	-	22	11

### AVERAGE \$/CUSTOMER (SEWER)

Residential	\$32	\$32	\$32
Commercial	\$149	\$151	\$150
Water Authority	\$1,247	\$1,380	\$1,314

### AVERAGE \$/KGALLON (SEWER)

Residential	\$6.0971	\$5.9879	\$6.0425
Commercial	\$11.7091	\$11.8748	\$11.7920
Water Authority	#DIV/0!	\$62.7486	#DIV/0!
<b>Average</b>		<b>\$26.8705</b>	<b>\$26.8705</b>



**MOST RECENT  
12-MONTH**

	Feb 2021	Feb 2020	FY2021 YTD	FY2020 YTD	
<b>SALES REVENUES</b>					
WATER SALES	\$ 388,771	\$ 363,843	\$ 757,867	\$ 724,750	\$ 4,899,633
SEWER SALES	\$ 327,007	\$ 322,654	\$ 649,719	\$ 644,041	\$ 3,980,807
<b>SALES REVENUES (ACTUAL)</b>	<b>\$ 715,778</b>	<b>\$ 686,497</b>	<b>\$ 1,407,586</b>	<b>\$ 1,368,792</b>	<b>\$ 8,880,440</b>
AS BUDGET	\$ 811,667	\$ 758,333	\$ 1,623,333	\$ 1,516,667	Not Applicable
% ACTUAL TO BUDGET	88.19%	90.53%	86.71%	90.25%	Not Applicable

**OTHER REVENUES**

**WATER**

OP REVENUE	\$ 152	\$ 180	\$ 461	\$ 276	\$ 445
MISC REVENUE	\$ 6,008	\$ 6,628	\$ 12,361	\$ 11,646	\$ 5,724
SALE OF FIXED ASSETS	\$ -	\$ (888)	\$ -	\$ -	\$ -
REIMB DAMAGE PROP	\$ -	\$ -	\$ -	\$ -	\$ -
TAP FEES	\$ 79,850	\$ 75,442	\$ 124,500	\$ 89,642	\$ 34,125
CUST ACCT FEES	\$ -	\$ -	\$ -	\$ -	\$ -
OTHER REV	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -
ADMIN ALLOC WATER	\$ 14,094	\$ 26,418	\$ 24,381	\$ 56,660	\$ 15,020
INT/INVEST INCOME	\$ -	\$ -	\$ -	\$ -	\$ -
STATE GRANTS	\$ -	\$ -	\$ -	\$ -	\$ -
FEDERAL GRANT	\$ -	\$ -	\$ -	\$ -	\$ -
TRANSFER FROM CIP_WATER	\$ -	\$ -	\$ -	\$ -	\$ -
<b>OTHER REVENUES (WATER)</b>	<b>\$ 100,104</b>	<b>\$ 107,781</b>	<b>\$ 161,703</b>	<b>\$ 158,223</b>	<b>\$ 55,314</b>

**SEWER**

OP REVENUE	\$ 29,125	\$ 1,700	\$ 66,000	\$ 6,900	\$ 18,500
FEDERAL GRANT	\$ -	\$ -	\$ -	\$ -	\$ -
MISC REVENUE	\$ -	\$ -	\$ -	\$ -	\$ 5,518
TAP FEES	\$ 122,000	\$ 67,000	\$ 156,000	\$ 584,000	\$ 16,000
SALE OF ASSETS - SEWAGE	\$ -	\$ -	\$ -	\$ -	\$ -
CUST ACCT FEES	\$ -	\$ -	\$ -	\$ -	\$ -
OTHER REV	\$ -	\$ -	\$ -	\$ -	\$ -
FEDERAL GRANT CDBG 2018	\$ -	\$ -	\$ -	\$ -	\$ -
ADMIN ALLOC SEW COLLECT	\$ -	\$ -	\$ -	\$ -	\$ -
OTHER - UTILITY	\$ -	\$ -	\$ -	\$ -	\$ 5,220
INT/INVEST INCOME	\$ -	\$ -	\$ -	\$ -	\$ -
STATE GRANTS	\$ -	\$ -	\$ -	\$ -	\$ -
TRANSFER FROM CIP_SEWER	\$ -	\$ -	\$ -	\$ -	\$ -
ADMIN ALLOC SEWAGE	\$ 14,094	\$ 26,418	\$ 24,381	\$ 56,660	\$ 15,020
<b>OTHER REVENUES (SEWER)</b>	<b>\$ 165,219</b>	<b>\$ 95,118</b>	<b>\$ 246,381</b>	<b>\$ 647,560</b>	<b>\$ 60,257</b>

<b>OTHER REVENUES (TOTAL)</b>	<b>\$ 265,323</b>	<b>\$ 202,899</b>	<b>\$ 408,085</b>	<b>\$ 805,783</b>	<b>\$ 115,571</b>
AS BUDGET	\$ 148,798	\$ 126,768	\$ 297,596	\$ 253,535	Not Applicable
% ACTUAL TO BUDGET	178.31%	160.06%	137.13%	317.82%	Not Applicable

<b>TOTAL REVENUES (ACTUAL)</b>	<b>\$ 981,101</b>	<b>\$ 889,396</b>	<b>\$ 1,815,670</b>	<b>\$ 2,174,575</b>	<b>\$ 8,996,012</b>
AS BUDGET	\$ 960,465	\$ 885,101	\$ 1,920,929	\$ 1,770,202	Not Applicable
% ACTUAL TO BUDGET	102.15%	100.49%	94.52%	122.84%	Not Applicable

	Feb 2021	Feb 2020	FY2021 YTD	FY2020 YTD	12-MONTH
PERSONNEL	\$ 195,053	\$ 160,581	\$ 391,453	\$ 326,541	\$ 2,358,994
CONTRACTED SERVICES	\$ 32,065	\$ 71,727	\$ 42,723	\$ 111,615	\$ 776,248
SUPPLIES	\$ 137,541	\$ 159,747	\$ 216,528	\$ 209,075	\$ 1,727,581
CAPITAL OUTLAY	\$ 220,489	\$ 145,488	\$ 434,611	\$ 303,404	\$ 3,117,474
FUND TRANSFERS	\$ 45,471	\$ 43,656	\$ 93,020	\$ 85,862	\$ 574,001
DEPRECIATION	\$ 165,536	\$ -	\$ 331,072	\$ -	\$ 2,045,495
<b>TOTAL</b>	<b>\$ 796,155</b>	<b>\$ 581,198</b>	<b>\$ 1,509,407</b>	<b>\$ 1,036,497</b>	<b>\$ 10,599,792</b>

**WATER**

WATER TREATMENT PLANT

PERSONNEL					
Compensation	\$ 31,527	\$ 22,545	\$ 59,838	\$ 45,172	\$ 332,439
PERSONNEL (ACTUAL)	\$ 46,932	\$ 32,988	\$ 91,333	\$ 68,022	\$ 527,503
AS BUDGET	\$ 53,887	\$ 48,774	\$ 107,775	\$ 97,547	Not Applicable
% ACTUAL TO BUDGET	87.09%	67.64%	84.74%	69.73%	Not Applicable
CONTRACTED SERVICES					
CONTRACTED SERVICES (ACTUAL)	\$ 7,205	\$ 26,261	\$ 10,974	\$ 34,457	\$ 168,663
AS BUDGET	\$ 23,763	\$ 24,693	\$ 47,525	\$ 49,387	Not Applicable
% ACTUAL TO BUDGET	30.32%	106.35%	23.09%	69.77%	Not Applicable
SUPPLIES					
SUPPLIES (ACTUAL)	\$ 48,399	\$ 47,193	\$ 71,648	\$ 72,441	\$ 601,543
AS BUDGET	\$ 57,921	\$ 52,138	\$ 115,842	\$ 104,275	Not Applicable
% ACTUAL TO BUDGET	83.56%	90.52%	61.85%	69.47%	Not Applicable
CAPITAL OUTLAY					
Capital Expenditures	\$ -	\$ -	\$ -	\$ -	\$ -
CAPITAL OUTLAY (ACTUAL)	\$ 157,426	\$ 73,007	\$ 315,022	\$ 152,227	\$ 2,084,869
AS BUDGET	\$ 85,194	\$ 78,614	\$ 170,388	\$ 157,227	Not Applicable
% ACTUAL TO BUDGET	184.79%	92.87%	184.88%	96.82%	Not Applicable
DEPRECIATION					
DEPRECIATION (ACTUAL)	\$ 89,552	\$ -	\$ 179,104	\$ -	\$ 1,133,879
FUND TRANSFERS	\$ -	\$ -	\$ -	\$ -	\$ -
FUND TRANSFERS (ACTUAL)	\$ 24,246	\$ 23,083	\$ 49,605	\$ 45,532	\$ 313,440
AS BUDGET	\$ 70,832	\$ 66,360	\$ 141,664	\$ 132,721	Not Applicable
% ACTUAL TO BUDGET	34.23%	34.78%	35.02%	34.31%	Not Applicable

WATER DISTRIBUTION SYSTEM

PERSONNEL					
PERSONNEL (ACTUAL)	\$ 55,548	\$ 37,746	\$ 116,921	\$ 77,923	\$ 571,004
AS BUDGET	\$ 63,678	\$ 50,449	\$ 127,356	\$ 100,898	Not Applicable
% ACTUAL TO BUDGET	87.23%	74.82%	91.81%	77.23%	Not Applicable
CONTRACTED SERVICES					
CONTRACTED SERVICES (ACTUAL)	\$ 4,706	\$ 3,011	\$ 7,795	\$ 996	\$ 84,078
AS BUDGET	\$ 15,629	\$ 14,879	\$ 31,258	\$ 29,758	Not Applicable
% ACTUAL TO BUDGET	30.11%	20.24%	24.94%	3.35%	Not Applicable
SUPPLIES					
SUPPLIES (ACTUAL)	\$ 21,063	\$ 55,041	\$ 49,106	\$ 36,525	\$ 349,662
AS BUDGET	\$ 24,604	\$ 23,342	\$ 49,208	\$ 46,683	Not Applicable
% ACTUAL TO BUDGET	85.61%	235.81%	99.79%	78.24%	Not Applicable
CAPITAL OUTLAY					
CAPITAL OUTLAY (ACTUAL)	\$ -	\$ -	\$ -	\$ -	\$ -
AS BUDGET	\$ -	\$ -	\$ -	\$ -	Not Applicable
% ACTUAL TO BUDGET	0.00%	0.00%	0.00%	0.00%	Not Applicable
<b>TOTAL WATER EXPENSES (ACTUAL)</b>	<b>\$ 455,078</b>	<b>\$ 298,331</b>	<b>\$ 891,508</b>	<b>\$ 488,122</b>	<b>\$ 5,834,642</b>
AS BUDGET	\$ 395,508	\$ 359,248	\$ 791,016	\$ 718,497	Not Applicable
% ACTUAL TO BUDGET	115.06%	83.04%	112.70%	67.94%	Not Applicable

Feb 2021 Feb 2020 FY2021 YTD FY2020 YTD 12-MONTH

WASTEWATER

STORMWATER

PERSONNEL

PERSONNEL (ACTUAL)	\$	18,882	\$	24,987	\$	34,915	\$	49,592	\$	322,798
AS BUDGET	\$	15,550	\$	30,591	\$	31,101	\$	61,183		Not Applicable
% ACTUAL TO BUDGET		121.42%		81.68%		112.26%		81.06%		Not Applicable

CONTRACTED SERVICES

CONTRACTED SERVICES (ACTUAL)	\$	2,273	\$	4,132	\$	3,035	\$	7,009	\$	42,317
AS BUDGET	\$	8,001	\$	8,446	\$	16,002	\$	16,892		Not Applicable
% ACTUAL TO BUDGET		28.41%		48.93%		18.96%		41.49%		Not Applicable

SUPPLIES

SUPPLIES (ACTUAL)	\$	3,962	\$	3,035	\$	4,186	\$	3,051	\$	42,190
AS BUDGET	\$	57,921	\$	52,138	\$	115,842	\$	104,275		Not Applicable
% ACTUAL TO BUDGET		6.84%		5.82%		3.61%		2.93%		Not Applicable

CAPITAL OUTLAY

Capital Expenditures	\$	-	\$	-	\$	-	\$	-	\$	-
CAPITAL OUTLAY (ACTUAL)	\$	63,062	\$	72,481	\$	119,589	\$	151,178	\$	1,032,604
AS BUDGET	\$	132,086	\$	124,431	\$	264,172	\$	248,862		Not Applicable
% ACTUAL TO BUDGET		47.74%		58.25%		45.27%		60.75%		Not Applicable

DEPRECIATION

DEPRECIATION (ACTUAL)	\$	2,183	\$	-	\$	4,366	\$	-	\$	21,309
DEPRECIATION (ACTUAL)	\$	2,183	\$	-	\$	4,366	\$	-	\$	21,309

SEWAGE

FUND TRANSFERS

FUND TRANSFERS (ACTUAL)	\$	21,225	\$	20,573	\$	43,415	\$	40,330	\$	260,561
AS BUDGET	\$	59,125	\$	52,800	\$	118,250	\$	105,600		Not Applicable
% ACTUAL TO BUDGET		35.90%		38.96%		36.71%		38.19%		Not Applicable

DEPRECIATION

DEPRECIATION (ACTUAL)	\$	73,801	\$	-	\$	147,602	\$	-	\$	890,306
DEPRECIATION (ACTUAL)	\$	73,801	\$	-	\$	147,602	\$	-	\$	890,306

SEWAGE COLLECTION

PERSONNEL

PERSONNEL (ACTUAL)	\$	33,040	\$	30,688	\$	66,887	\$	62,716	\$	441,106
AS BUDGET	\$	39,237	\$	42,418	\$	78,475	\$	84,836		Not Applicable
% ACTUAL TO BUDGET		84.20%		72.35%		85.23%		73.93%		Not Applicable

CONTRACTED SERVICES

CONTRACTED SERVICES (ACTUAL)	\$	4,791	\$	7,674	\$	7,172	\$	10,690	\$	74,150
AS BUDGET	\$	8,313	\$	8,040	\$	16,625	\$	16,079		Not Applicable
% ACTUAL TO BUDGET		57.64%		95.45%		43.14%		66.48%		Not Applicable

SUPPLIES

SUPPLIES (ACTUAL)	\$	8,471	\$	4,292	\$	8,789	\$	15,092	\$	99,354
AS BUDGET	\$	10,179	\$	9,904	\$	20,358	\$	19,808		Not Applicable
% ACTUAL TO BUDGET		83.22%		43.34%		43.17%		76.19%		Not Applicable

SEWAGE TREATMENT

PERSONNEL

PERSONNEL (ACTUAL)	\$	40,652	\$	34,171	\$	81,397	\$	68,288	\$	496,582
AS BUDGET	\$	38,559	\$	37,113	\$	77,117	\$	74,227		Not Applicable
% ACTUAL TO BUDGET		105.43%		92.07%		105.55%		92.00%		Not Applicable

CONTRACTED SERVICES

CONTRACTED SERVICES (ACTUAL)	\$	13,089	\$	30,648	\$	13,748	\$	58,464	\$	407,040
AS BUDGET	\$	60,517	\$	55,138	\$	121,033	\$	110,275		Not Applicable
% ACTUAL TO BUDGET		21.63%		55.59%		11.36%		53.02%		Not Applicable

SUPPLIES

SUPPLIES (ACTUAL)	\$	55,646	\$	50,185	\$	82,799	\$	81,966	\$	634,832
AS BUDGET	\$	58,604	\$	54,530	\$	117,208	\$	109,061		Not Applicable
% ACTUAL TO BUDGET		94.95%		92.03%		70.64%		75.16%		Not Applicable

<b>TOTAL EXPENSES (ACTUAL)</b>	<b>\$</b>	<b>341,077</b>	<b>\$</b>	<b>282,867</b>	<b>\$</b>	<b>617,899</b>	<b>\$</b>	<b>548,376</b>	<b>\$</b>	<b>4,765,151</b>
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AS BUDGET	\$	488,092	\$	475,548	\$	976,184	\$	951,096		Not Applicable
% ACTUAL TO BUDGET		69.88%		59.48%		63.30%		57.66%		Not Applicable

# NATURAL GAS MONTHLY DIRECTOR'S REPORT

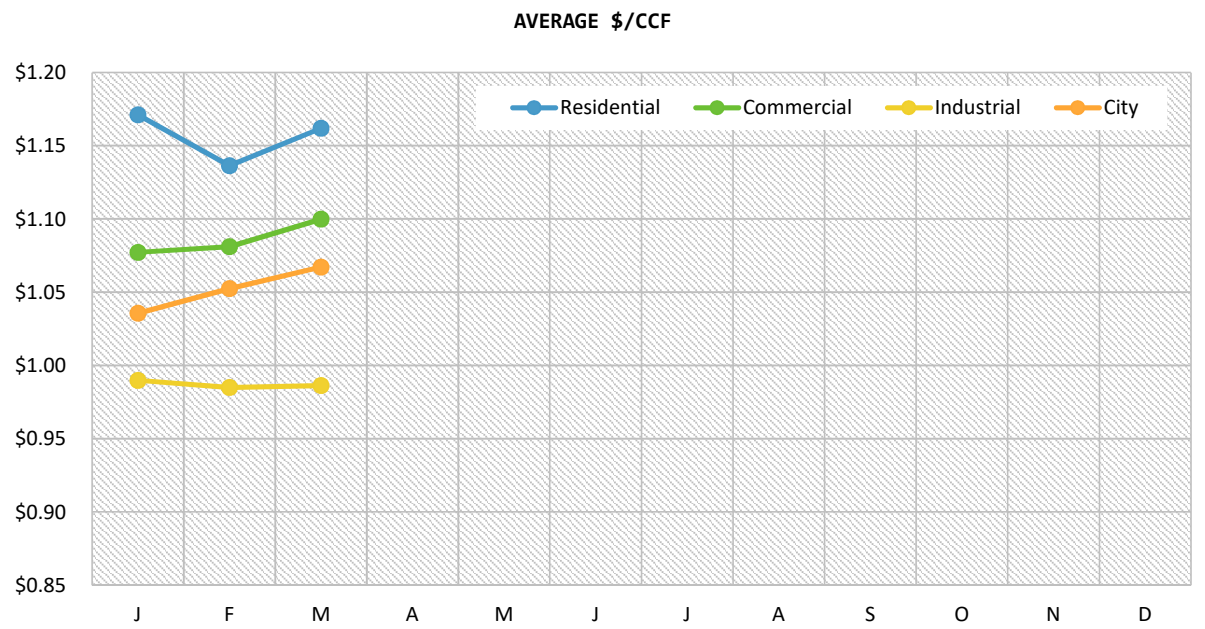
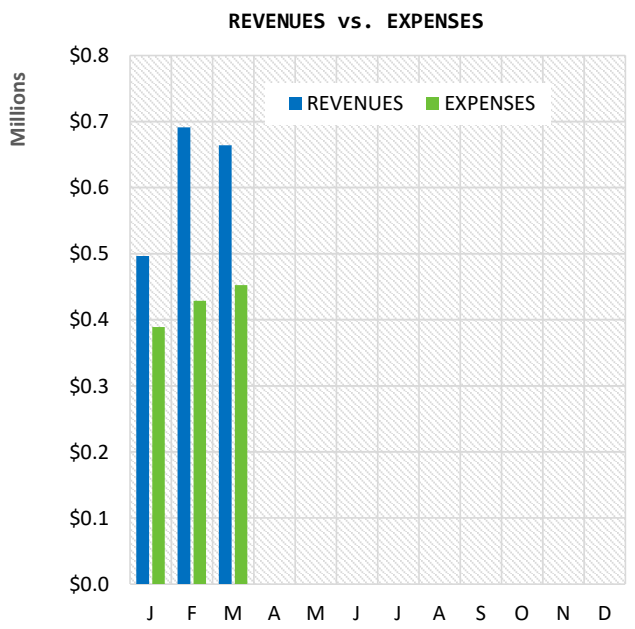
REPORTING PERIOD: 03/2021 | FY 2021



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## CITY OF MONROE: NATURAL GAS FUND OVERVIEW

	Jan 2021	Feb 2021	Mar 2021	Apr 2021	May 2021	Jun 2021	Jul 2021	Aug 2021	Sep 2021	Oct 2021	Nov 2021	Dec 2021	FY 2021	AS BUDGET	FY 2020
<b>REVENUES</b>	<b>\$ 0.496M</b>	<b>\$ 0.691M</b>	<b>\$ 0.664M</b>										<b>\$ 1.851M</b>	<b>\$ 1.018M</b>	<b>\$ 1.485M</b>
PERSONNEL COSTS	\$ 0.048M	\$ 0.046M	\$ 0.047M										\$ 0.140M	\$ 0.166M	\$ 0.119M
CONTRACTED SVC	\$ 0.007M	\$ 0.015M	\$ 0.025M										\$ 0.048M	\$ 0.059M	\$ 0.038M
SUPPLIES	\$ 0.238M	\$ 0.257M	\$ 0.224M										\$ 0.718M	\$ 0.409M	\$ 0.522M
CAPITAL OUTLAY	\$ -	\$ -	\$ -										\$ -	\$ -	\$ -
FUND TRANSFERS	\$ 0.096M	\$ 0.111M	\$ 0.157M										\$ 0.364M	\$ 0.365M	\$ 0.366M
<b>EXPENSES</b>	<b>\$ 0.389M</b>	<b>\$ 0.429M</b>	<b>\$ 0.452M</b>										<b>\$ 1.270M</b>	<b>\$ 0.999M</b>	<b>\$ 1.044M</b>
<b>MARGIN</b>	<b>\$ 0.108M</b>	<b>\$ 0.262M</b>	<b>\$ 0.212M</b>										<b>\$ 0.582M</b>	<b>\$ 0.019M</b>	<b>\$ 0.441M</b>



# RETAIL SALES REPORT

Jan 2021 Feb 2021 Mar 2021 Apr 2021 May 2021 Jun 2021 Jul 2021 Aug 2021 Sep 2021 Oct 2021 Nov 2021 Dec 2021

## CUSTOMER COUNT

Residential	3,437	3,451	3,472
Commercial	555	556	554
Industrial	6	7	7
City	21	21	21
<b>Total</b>	<b>4,021</b>	<b>4,037</b>	<b>4,056</b>

Year-Over-Year Δ 3.39% 3.51% 3.36%

## CCF

Residential	0.248M	0.337M	0.321M
Commercial	0.140M	0.215M	0.189M
Industrial	0.012M	0.024M	0.022M
City	0.012M	0.018M	0.016M
<b>Total</b>	<b>0.430M</b>	<b>0.606M</b>	<b>0.565M</b>

Year-Over-Year Δ 1.98% 36.37% 19.41%

## REVENUE

Residential	\$ 0.291M	\$ 0.383M	\$ 0.373M
Commercial	\$ 0.151M	\$ 0.233M	\$ 0.208M
Industrial	\$ 0.012M	\$ 0.023M	\$ 0.021M
Other	\$ 0.016M	\$ 0.012M	\$ 0.016M
City	\$ 0.012M	\$ 0.019M	\$ 0.017M
<b>Total</b>	<b>\$ 0.482M</b>	<b>\$ 0.670M</b>	<b>\$ 0.635M</b>

Year-Over-Year Δ 6.11% 44.53% 31.29%

# SALES STATISTICS

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YTD 105

## AVERAGE CCF/CUSTOMER

Residential	72	98	92		87
Commercial	253	387	341		327
Industrial	1,948	3,362	3,094		2,801
City	557	843	755		718

## AVERAGE \$/CUSTOMER

Residential	\$85	\$111	\$107		\$101
Commercial	\$272	\$419	\$375		\$356
Industrial	\$1,928	\$3,311	\$3,052		\$2,764
City	\$576	\$887	\$806		\$757

## AVERAGE \$/CCF

Residential	\$1.1711	\$1.1364	\$1.1619		\$1.1565
Commercial	\$1.0772	\$1.0810	\$1.0999		\$1.0860
Industrial	\$0.9898	\$0.9849	\$0.9862		\$0.9870
City	\$1.0356	\$1.0524	\$1.0672		\$1.0517
<b>Average</b>	<b>\$1.0684</b>	<b>\$1.0637</b>	<b>\$1.0788</b>		<b>\$1.0703</b>

	Mar 2021	Mar 2020	FY2021 YTD	FY2020 YTD	MOST RECENT 12-MONTH
<b>Natural Gas Supply Cost</b>					
Capacity Reservation Fees	\$ 51,056	\$ 67,308	\$ 164,113	\$ 211,210	\$ 554,662
Demand Storage/Peaking Services	\$ 2,001	\$ 1,420	\$ 6,430	\$ 4,456	\$ 24,008
Supply Charges	\$ 157,320	\$ 94,376	\$ 508,768	\$ 328,103	\$ 808,278
Gas Authority Supply Charges	\$ 9,041	\$ 8,727	\$ 29,336	\$ 27,835	\$ 55,351
Gas Authority Charges	\$ (16,330)	\$ (23,560)	\$ (53,897)	\$ (71,853)	\$ (98,425)
P.A.C.E	300	300	900	900	3,600
APGA Annual Dues	-	-	3,368	3,297	3,368
Other	3,906	3,179	11,866	11,264	30,426
<b>TOTAL MGAG BILL</b>	<b>\$ 207,295</b>	<b>\$ 151,750</b>	<b>\$ 670,882</b>	<b>\$ 515,212</b>	<b>\$ 1,381,268</b>

**DELIVERED SUPPLY**

Volume CCF	557,510	495,710	1,856,370	1,497,230	3,276,790
Volume Dth (MGAG)	539,720	481,660	1,800,570	1,455,420	3,181,530

\*Dth (dekatherm) is the measurement of gas volume. Dth to Ccf (Centi Cubic Feet) conversion is based on the BTU fuel content

<b>UNIT COSTS</b>					
\$/Dth	0.3841	0.3151	0.3726	0.3540	0.4342
\$/CCF	0.3718	0.3061	0.3614	0.3441	0.4215



MOST RECENT  
12-MONTH

Mar 2021      Mar 2020      FY2021 YTD      FY2020 YTD

**SALES REVENUES**

NATURAL GAS SALES	\$	635,302	\$	483,878	\$	1,786,647	\$	1,400,296	\$	3,531,403
<b>SALES REVENUES (ACTUAL)</b>	<b>\$</b>	<b>635,302</b>	<b>\$</b>	<b>483,878</b>	<b>\$</b>	<b>1,786,647</b>	<b>\$</b>	<b>1,400,296</b>	<b>\$</b>	<b>3,531,403</b>
AS BUDGET	\$	315,287	\$	296,941	\$	945,860	\$	296,941		Not Applicable
% ACTUAL TO BUDGET		201.50%		162.95%		188.89%		471.57%		Not Applicable

Note on Natural Gas Sales: Detail break-down for individual rate class is shown in NATURAL GAS RETAIL SALES section.

**OTHER REVENUES**

OP REVENUE		-		-		-		-		-
MISC REVENUE		200		40		900		40		4,851
CONTRIBUTED CAPITAL		-		-		-		-		-
SALE FIXED ASSETS		-		-		-		-		-
TAP FEES		16,000		4,000		26,860		11,444		85,272
OTHER REV		-		2,015		-		2,015		-
ADMIN ALLOC		12,622		15,020		37,003		71,679		124,820
INT/INVEST INCOME		-		-		-		-		-
STATE GRANTS		-		-		-		-		-
MGAG REBATE		-		-		-		-		292,293
TRANSFER FROM CIP		-		-		-		-		-
<b>OTHER REVENUES (ACTUAL)</b>	<b>\$</b>	<b>28,822</b>	<b>\$</b>	<b>21,075</b>	<b>\$</b>	<b>64,763</b>	<b>\$</b>	<b>85,178</b>	<b>\$</b>	<b>507,236</b>
AS BUDGET	\$	24,097	\$	32,320	\$	72,292	\$	96,960		Not Applicable
% ACTUAL TO BUDGET		119.61%		65.21%		89.59%		87.85%		Not Applicable

<b>TOTAL REVENUES (ACTUAL)</b>	<b>\$</b>	<b>664,123</b>	<b>\$</b>	<b>504,953</b>	<b>\$</b>	<b>1,851,410</b>	<b>\$</b>	<b>1,485,474</b>	<b>\$</b>	<b>4,038,639</b>
AS BUDGET	\$	339,384	\$	329,261	\$	1,018,152	\$	987,782		Not Applicable
% ACTUAL TO BUDGET		195.68%		153.36%		181.84%		150.38%		Not Applicable

MOST RECENT  
12-MONTH

	Mar 2021	Mar 2020	FY2021 YTD	FY2020 YTD	
<b>PERSONNEL</b>					
Compensation	\$ 28,954	\$ 24,221	\$ 87,555	\$ 74,049	\$ 111,437
Benefits	17,897	20,233	52,568	45,167	214,043
<b>PERSONNEL (ACTUAL)</b>	<b>\$ 46,920</b>	<b>\$ 44,463</b>	<b>\$ 140,203</b>	<b>\$ 119,305</b>	<b>\$ 325,788</b>
AS BUDGET	\$ 55,273	\$ 53,644	\$ 165,819	\$ 160,933	Not Applicable
% ACTUAL TO BUDGET	84.89%	82.89%	84.55%	74.13%	Not Applicable

**CONTRACTED SERVICES**

Consulting	\$ 140	\$ 69	\$ 540	\$ 69	\$ 14,079
Landfill Fees	-	-	-	-	-
Custodial Service	-	-	-	-	-
Lawn & Maint	-	-	-	-	148
Holiday Events	-	-	-	-	-
Security Sys	-	-	-	-	-
Equipment Rep & Maint	-	8	291	8	8,307
Vehicle Rep & Maint Outside	40	-	80	-	768
R&M System - Outside	2,620	-	9,172	5,750	31,969
R & M Buildings - Outside	-	-	44	-	523
Maintenance Contracts	4,050	526	5,196	10,541	7,635
Equip Rent/Lease	810	454	2,118	1,096	12,246
Pole Equip Rent/Lease	-	-	-	-	-
Equipment Rental	48	24	48	72	241
Repairs & Maintenance (Outside)	-	-	-	-	-
Landfill Fees	-	-	-	-	-
Maint Contracts	-	-	-	-	-
Other Contract Svcs	-	-	-	-	-
Comm Svcs	1,150	558	1,295	1,736	6,582
Postage	-	-	31	-	872
Adverstising	-	-	-	912	825
Mkt Expense	1,250	-	1,900	1,050	2,547
Printing	-	857	-	857	857
Util Bill Print Svcs	-	-	-	-	-
Dues & Sub	-	-	-	-	-
Travel	-	-	-	-	778
Fees	-	200	-	203	800
Vehicle Tag & Title Fee	-	-	-	-	32
Ga Dept Rev Fee	-	-	50	-	100
Training & Ed	950	35	1,565	975	9,142
Gen Liab Ins	-	-	-	-	-
Uniform Rent	-	-	-	-	-
Contract Labor	14,067	3,168	25,366	14,527	60,932
Shipping/Freight	-	-	-	-	1,575
<b>CONTRACTED SERVICES (ACTUAL)</b>	<b>\$ 25,125</b>	<b>\$ 5,899</b>	<b>\$ 47,696</b>	<b>\$ 37,796</b>	<b>\$ 160,956</b>
AS BUDGET	\$ 19,571	\$ 19,338	\$ 58,713	\$ 58,013	Not Applicable
% ACTUAL TO BUDGET	128.38%	30.50%	81.24%	65.15%	Not Applicable

	Mar 2021	Mar 2020	FY2021 YTD	FY2020 YTD	12-MONTH
<b>SUPPLIES</b>					
Gas Cost	203,089	148,271	654,755	499,751	1,400,210
Office Supplies	-	442	-	614	1,315
Postage	-	-	-	-	-
Furniture <5000	-	-	-	-	-
Auto Parts	87	460	88	649	1,253
Construction Materials	4,503	855	11,063	855	19,093
Damage Claims	-	-	-	-	-
Expendable Fluids	4	-	44	-	58
Tires	542	1,519	542	1,519	2,323
Uniform Expense	884	-	884	-	4,495
Janitorial	194	129	674	277	1,590
Computer Equipment	-	-	-	-	2,685
Equipment Parts	104	46	6,041	86	12,764
Repair & Maintenance	11,118	802	27,358	4,989	138,229
Util Costs - Util Fund	365	358	1,122	1,095	4,316
Covid-19 Expenses	7	-	957	-	12,396
Mileage Reimb	-	-	-	-	-
Auto & Truck Fuel	1,329	1,199	3,057	2,755	19,170
Food	66	110	192	199	5,007
Sm Tool & Min Equip	272	989	8,338	6,864	31,193
Meters	-	-	-	-	-
Sm Oper Supplies	1,183	1,117	3,050	2,107	19,018
Construction Material	-	-	-	-	-
Tires	-	-	-	-	-
Uniform Exp	-	-	-	-	-
Repairs & Maintenance (Inside)	-	-	-	-	-
Equip Pur (<\$5M)	-	-	-	-	-
Dam Claims	-	-	-	-	-
<b>SUPPLIES (ACTUAL)</b>	<b>\$ 223,747</b>	<b>\$ 156,298</b>	<b>\$ 718,166</b>	<b>\$ 521,760</b>	<b>\$ 1,675,113</b>
AS BUDGET	\$ 136,497	\$ 12,800	\$ 409,491	\$ 38,400	Not Applicable
% ACTUAL TO BUDGET	163.92%	1221.08%	175.38%	1358.75%	Not Applicable

**CAPITAL OUTLAY**

Amortization Def Chg 2016 Bond	\$ -	\$ -	\$ 1,080	\$ 1,080	\$ 4,320
Amort 2020 Bond Premium	\$ (692)	\$ -	\$ (2,076)	\$ -	\$ (2,076)
Depr Exp	\$ 15,136	\$ 41,869	\$ 45,858	\$ 41,869	\$ 159,802
Int Exp 2016 Rev Bond	2,524	2,914	7,573	8,743	32,241
Interest Exp - 2020 Rev Bonds	3,417	-	10,252	-	16,062
Issuance Costs	-	-	-	-	22,707
<b>CAPITAL OUTLAY (ACTUAL)</b>	<b>\$ 20,385</b>	<b>\$ 44,784</b>	<b>\$ 62,687</b>	<b>\$ 51,692</b>	<b>\$ 233,056</b>
AS BUDGET	\$ 2,785	\$ 3,177	\$ 8,354	\$ 9,530	Not Applicable
% ACTUAL TO BUDGET	732.02%	1409.72%	750.35%	542.40%	Not Applicable

	Mar 2021	Mar 2020	FY2021 YTD	FY2020 YTD	
<b>FUND TRANSFERS</b>					
Admin Alloc - Adm Exp	\$ 94,461	\$ 104,814	\$ 210,839	\$ 234,534	\$ 923,308
Transfer To Gf	41,736	29,618	90,166	79,383	210,302
Transfer To Cip	-	-	-	-	-
Transfer - Insurance	-	-	-	-	-
Transfer - E&R	-	-	-	-	-
<b>FUND TRANSFERS (ACTUAL)</b>	<b>\$ 136,197</b>	<b>\$ 134,432</b>	<b>\$ 301,004</b>	<b>\$ 313,917</b>	<b>\$ 1,133,609</b>
AS BUDGET	\$ 119,012	\$ 108,198	\$ 357,035	\$ 324,593	Not Applicable
% ACTUAL TO BUDGET	114.44%	124.25%	84.31%	96.71%	Not Applicable
<b>TOTAL EXPENSES (ACTUAL)</b>	<b>\$ 452,375</b>	<b>\$ 385,876</b>	<b>\$ 1,269,756</b>	<b>\$ 1,044,471</b>	<b>\$ 3,528,523</b>
AS BUDGET	\$ 333,137	\$ 197,156	\$ 999,412	\$ 591,469	Not Applicable
% ACTUAL TO BUDGET	135.79%	195.72%	127.05%	176.59%	Not Applicable



**To:** City Council, Committee, Mayor, City Administrator  
**From:** Rodney Middlebrooks, Director of Water & Gas  
**Department:** Natural Gas  
**Date:** 5/4/2021  
**Description:** Approval - Carwood Drive Gas Main Replacement

**Budget Account/Project Name:** 21-004

**Funding Source:** CIP Gas Main Renewal

**Budget Allocation:** \$316,494.00

**Budget Available:** \$265,189.00

**Requested Expense:** \$75,600.00

**Company of Purchase:** Southern Pipeline

**Recommendation:** Staff recommends approval for 3,500 feet of 2" steel main replacement along Carwood Drive by Southern Pipeline for the amount of \$75,600.00.

**Background:** During recent leak repairs, staff discovered sections of bare steel pipe installed in areas along Carwood Drive. When bare steel is found in the system, it must be replaced according to the City's DIMP Plan (Distribution Integrity Management Program). PHMSA implemented the integrity management regulations for hazardous liquid and gas transmission pipelines. The regulations aim to assure pipeline integrity and further improve the safety of pipeline transportation.

**Attachment(s):**

- Southern Pipeline Bid
- Harrison & Harrison Bid



PO Box 98, Winder, GA 30680 | [jphommaly@southernpipeline.org](mailto:jphommaly@southernpipeline.org) | Phone: (678) 963-5676

**Carwood Drive - Estimated Quantities**  
Monroe, GA 30655

**SOUTHERN PIPELINE**  
4/6/2021

County	City	Street	Pipe	Qty	Price	Total	
Walton	Monroe	Carwood Drive	2"PLS MAIN	3500	\$12.00	\$42,000.00	
Walton	Monroe	Carwood Drive	2"PLS TIE-IN	1	\$500.00	\$500.00	
Walton	Monroe	Carwood Drive	2"PLS KILLOUT	1	\$500.00	\$500.00	
Walton	Monroe	Carwood Drive	2"STL TIE-IN	1	\$3,000.00	\$3,000.00	
Date	Address		Service	Ft'	LS/SS	Price	Total
04/06/21	CARWOOD DRIVE		28	<100	SHORTSIDE	\$800	\$22,400.00
04/06/21	CARWOOD DRIVE		9	<100	LONGSIDE	\$800	\$7,200.00
<b>Quantity</b>			RENEWAL PROJ.	<b>Subtotal Price</b>		\$75,600.00	

<b>GRAND TOTAL</b>
<b>\$75,600.00</b>

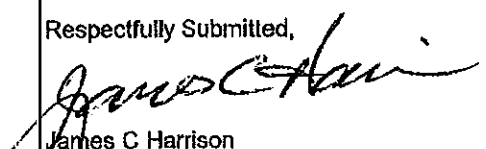
**Harrison & Harrison, Inc.**

P O Box 5635  
Athens, GA 30604  
(706)549-2555  
(706)549-1504

**QUOTE**

Date: 4/13/2021  
Job Name: CARWOOD DR RENEWAL

City of Monroe  
ATTN: Bryan Pittman

ITEM	DESCRIPTION	PER FT.	TOTAL
3500	Installation of 2" PE Gas Main	15.50	54,250.00
28	Short side tie-overs	850.00	23,800.00
9	Long side tie-overs	1,400.00	12,600.00
2	Tie-ins into Steel **price includes: tap, stop, cut & cap	2,800.00	5,600.00
1	2" PE to 2" PE Tie-in	1,200.00	1,200.00
Price does not include rock bored or removed. City of Monroe will provide all materials.			
Respectfully Submitted,  James C Harrison President/Owner Harrison & Harrison, Inc. 706-207-8791			
			<b>\$97,450.00</b>



**To:** City Council, Committee, Mayor, City Administrator  
**From:** Rodney Middlebrooks, Director of Water & Gas  
**Department:** Water Distribution  
**Date:** 5/4/2021  
**Description:** Approval to purchase 2021 Ford F450 service truck

**Budget Account/Project Name:**

**Funding Source:** Utility CIP

**Budget Allocation:** \$0.00

**Budget Available:** \$0.00

**Requested Expense:** \$60,385.00

**Company of Purchase:** Atkins Ford Winder

**Recommendation:** Staff recommends approval to purchase a 2021 Ford F450 service body truck for water distribution from Atkins Ford Winder in the amount of \$60,385.00

**Background:** Motors gone in both water crew trucks. One of the trucks was worth replacing the motor in but the second one was not. Both crews are currently working out of single cab trucks borrowed from other departments.

**Attachment(s):**

- Atkins Ford Bid
- Loganville Ford Bid



Akins Ford (770) 262-0100

DEALER 21A 480

VIN 1FD0W4GT7MEC42570

F455 4X2 CREW CHAS CAB DRW	21120	00	40324	00
2021 MODEL YEAR				
Z1 OXFORD WHITE				
A8 MEDIUM RARTH GRAY VINYL				
PREFERRED EQUIPMENT PKG.650A				
.XL TRIM				
572 .AIR CONDITIONING -- CFC FREE	NC		NC	
.AM/FM STEREO MP3/CLK				
99T 6.7L POWER STROKE V8 DIESEL	9325	00	8486	00
44G 10-SPEED AUTOMATIC	NC		NC	
TGM 225/70R19.5G TRACTION TIRES	190	00	173	00
X45 4.30 RATIO LIMITED SLIP AXLE	360	00	327	00
90L POWER EQUIPMENT GROUP	1075	00	979	00
54K TELESCPG TT MIRR-POWR/HTD SIG	NC		NC	
153 FRONT LICENSE PLATE BRACKET	NC		NC	
17P XL DECOR PACKAGE	NC		NC	
TIRE INFLATION MONITOR DELETE				
205 16500# GWR PACKAGE	NC		NC	
425 50 STATE EMISSIONS	NC		NC	
JOB #1 ORDER				
51D SPARE TIRE AND WHEEL DELETE	85	00-	78	00-
52B TRAILER BRAKE CONTROLLER	270	00	245	00
535 HIGH CAPACITY TRAILER TOW PKG	580	00	528	00
61J JACK	55	00	50	00
62R TRANS POWER TAKE-OFF PROVISION	NC		NC	
63A UTILITY LIGHTING SYSTEM	160	00	145	00
872 REAR VIEW CAMERA & PREP KIT	415	00	377	00
96V XL VALUE PACKAGE	395	00	360	00
.CRUISE CONTROL				
TOTAL OPTIONS/OTHER	12740	00	11592	00
TOTAL VEHICLE & OPTIONS/OTHER	55860	00	52556	00
DESTINATION & DELIVERY	1695	00	1695	00

Stock #  
MEC42570

TOTAL FOR VEHICLE	57555	00		
FUEL CHARGE			23	80
SHIPPING WEIGHT 7731 LBS.				
TOTAL	57555	00	54274	80

11' Warner Service Body  
City of Monroe - DE 731  
\$60,385

This invoice may not reflect the final cost of the vehicle in view of the possibility of future rebates, allowances, discounts and incentive awards from Ford Motor Company to the dealer.

Sold to Akins Ford P.O. BOX 280 Winder		21A480 GA 30680		Order Type 59		Ramp Code CA3J		Batch ID R080		Price Level 115	
Ship to (if other than above) 86810 Smyrna Truck & Cargo 650 Hammock Road NW Milledgeville GA 31061				Date Inv. Prepared 01 21 21		Item Number 21-S674		Transit Days 14		Ship Through	
Invoice & Unit Identification NO. 1FD0W4GT7MEC42570			Final Assembly Point KENTUCKY			Finance Company and/or Bank Ford Motor Credit			000001		
HB	Invoice Total	A & Z Plan	D Plan	X Plan	FPA	AA					
1117	54274.80				647.00	838.00					

This invoice to be used for the billing of vehicles only

Dealer's copy



Date: 04/29/2021 9:46 AM  
Salesperson: Ken Yeager  
Manager: Ken Yeager

FOR INTERNAL USE ONLY

BUSINESS NAME CITY OF MONROE UTILITIESDEPT Home Phone:  
CONTACT  
Address: 215 N BROAD ST MONROE, GA 30655-1843 Work Phone:  
WALTON CO  
E-Mail: Cell Phone: (404) 427-1754

VEHICLE  
Stock #: MED46618 New / Used: New VIN: 1FD0W4GT3MED46618 Mileage: 10  
Vehicle: 2021 Ford F-450 Chassis Color: OXFORD WHITE  
Type: F450 4X2 CRW CC W4G

TRADE IN  
Payoff: VIN: Mileage:  
Vehicle: Color:  
Type:

Selling Price	57,710.00
Discount	7,975.20
Adjusted Price	49,734.80
11 FOOT SERVICE BODY	9,152.00
Total Purchase	58,886.80
Trade Allowance	
Trade Difference	
Taxable Fees (Estimated)	119.00
GATAVT	3,894.38
Non Tax Fees	21.00
Trade Payoff	
Cash Deposit	
Balance	62,921.18

Customer Approval: \_\_\_\_\_ Management Approval: \_\_\_\_\_  
By signing this authorization form, you certify that the above personal information is correct and accurate, and authorize the release of credit and employment information. By signing above, I provide to the dealership and its affiliates consent to communicate with me about my vehicle or any future vehicles using electronic, verbal and written communications including but not limited to eMail, text messaging, SMS, phone calls and direct mail. Terms and Conditions subject to credit approval. For Information Only. This is not an offer or contract for sale.



**Knapheide Truck Equipment - Griffin**  
 2570 N Expressway  
 Griffin GA 30223  
 Phone: 770-227-4688  
 Fax: 770-227-0106  
 atlanta.knapheide.com

**QUOTATION**

Quote ID: MP00011770

Page 1 of 2

**Customer:** LOGANVILLE FORD  
 3460 HIGHWAY 78  
 LOGANVILLE GA 30052

**Quote Number:** MP00011770  
**Quote Date:** 4/28/2021  
**Quote valid until:** 5/28/2021

**Contact:**  
 Phone: 877-433-0792  
 Fax: 1-770-554-2302

**By:** Prepared mprince  
**Salesperson:** MIKE PRINCE  
**PO#:**

**Enduser:**

<b>Make:</b> FORD	<b>Model:</b> F-450	<b>Year:</b> 2021	<b>Single/Dual:</b> DRW
<b>Cab Type:</b> CREW	<b>Wheelbase:</b> 203.0	<b>Cab-to-Axle:</b> 84.0	<b>VIN:</b>

QTY	PART NUMBER	DESCRIPTION	UNIT PRICE	AMOUNT
1		GA Municipal Service Body	\$8,672.00	\$8,672.00
1	MUNI 6132D54-K	MODEL 6132D54 SERVICE BODY PAINTED SINGLE STAGE WHITE 11' SERVICE BODY FITS 84CA DRW CHASSIS		
1		HITCH & PLUG	\$400.00	\$400.00
1	HITCH&PLUG-CL4 - 5	HITCH & PLUG - CLASS 4 & 5		
1			\$180.00	\$180.00
1	CAMERA INSTALL	FACTORY INSTALL OF LOOSE PROVIDED CAMERA, LABOR ONLY		

**Quote Total:** \$9,152.00  
**Discount:** \$0.00  
**Total Due(Sales tax not included):** \$9,152.00

**The following options may be added:**

QUANTITY	DESCRIPTION	PRICE EACH	AMOUNT	ADD TO QUOTE
				Yes / No

**Notes:**  
 3 WEEK LEAD TIME

This Quote is subject to the following terms and conditions:

**Credit Card Policy**

We do not accept credit cards for payment of any order in excess of \$3,000.00. For other orders, we do accept MasterCard, American Express, Visa and Discover cards for payment.

**Pricing Policy**

- Price Quotation is good on orders received through the expiration date.
- Pricing quoted applies to chassis make/model originally provided and quantity quoted. Any change may result in price change.
- Orders are subject to all applicable state, local and federal excise taxes. Applicable taxes will be applied on final billing to customer upon completion of order.

**Payment Policy**

- Payment Terms are due upon receipt of signed quote unless prior credit agreement has been established at the time of order.
- Payment terms for customers with an established credit account will be Net 30 from date of invoice.
- Knapheide has right to assess late charges at 1.5% per month on all invoices that are 60 days or more past due

**Return Policy**

- All sales are final. Purchased parts or products are non returnable.

EPA Fuel Economy and Environment  
DOT

# FUEL ECONOMY RATINGS NOT REQUIRED ON THIS VEHICLE

ME D46618

EXTERIOR  
OXFORD WHITE  
INTERIOR  
MEDIUM EARTH GRAY VINYL

## SUPER DUTY

2021 F450 4X2 CREW CHASSIS  
XL 203" WB CHASSIS CAB  
6.7L POWER STROKE V8 DIESEL  
10-SPEED AUTOMATIC



STANDARD EQUIPMENT INCLUDED AT NO EXTRA CHARGE

- EXTERIOR**
- HEADLAMPS - AUTOLAMP (ON/OFF)
  - HEADLAMPS - WIPER ACTIVATED
  - BLACK WHEEL FLOOR COVERING
  - TOW HOOKS
  - TRAILER SWAY CONTROL
  - TRAILER TOW WIRE HARNESS
  - WIPERS - INTERMITTENT

- EXTERIOR**
- 60/40 REAR BENCH W/UP-LIP /FLIP-DOWN W/ HEAD RESTRAINT
  - AIR COND. MANUAL FRONT
  - BLACK VINYL FLOOR COVERING
  - OUTSIDE TEMP DISPLAY
  - PARTICULATE FILTER TELESCOPIIC
  - STEERING WHEEL TELESCOPIIC
  - UPSTEER SWITCHES
  - VINYL SUN VISORS

- EXTERIOR**
- ADVANCED TRAILER WITH REAR APRONS - SAFETY CANOPY'S
  - BELT-MINDER CHIME
  - DRIVER/PASSENGER AIR BAGS
  - SOS POST-CRASH ALERT SYS™
- WARRANTY**
- 3YR/50,000 BUMPER TO BUMPER
  - 5YR/100,000 POWERTRAIN
  - 5YR/100,000 POLYMER BATTERY
  - 5YR/100,000 DIESEL ENGINE

INCLUDED ON THIS VEHICLE	(MSRP)	PRICE INFORMATION	(MSRP)
OPTIONAL EQUIPMENT COSTS		BASE PRICE	\$43,720.00
EXTERIOR COLOR PAINT		DELIVERY, PREP & OPTION	1,249.00
PREPARED EQUIPMENT PKG-65A		TOTAL VEHICLE & OPTIONS/OTHER	54,969.00
6.7L POWER STROKE V8 DIESEL	9,325.00	DESTINATION & DELIVERY	1,896.00
10-SPEED AUTOMATIC	NO CHARGE		
4.3L RATIO LIMITED SLIP ANGLE	360.00		
POWER EQUIPMENT GROUP	1,075.00		
XL DECOR PACKAGE	NO CHARGE		
PLATFORM RUNNING BOARDS	NO CHARGE		
THE INFLATION MONITOR DELETE	100.00		
16500W GVWR PACKAGE	100.00		
ENGINE BLOCK HEATER	NO CHARGE		
99 STATE EMISSIONS	175.00		
110W/60W CUTLER	270.00		
TRAILER TOW CONTROL	580.00		
HIGH CAPACITY TRAILER TOW PKG	580.00		
TELESCOPIIC TT MIRR-PWR/TKTD	55.00		
JACK	NO CHARGE		
TRAILER POWER TAKE-OFF PROVISION	115.00		
37 AMP ALTERNATOR	385.00		
XL VALUE PACKAGE			
CRUISE CONTROL			

**TOTAL MSRP \$57,710.00**

Whether you decide to lease or finance your vehicle, you'll find the choices that are right for you. See your dealer for details or visit [www.ford.com/finance](http://www.ford.com/finance).

**CONVOY**

YEAR 1: 21-6588 OPT LM

**CASJ**

GROUP TWO

**SPECIAL ORDER**

MC12 N NB 2X 116 002844 03 16 21

This lead is offered pursuant to the Federal Automobile Information Disclosure Act. Options, Licenses, and Title Fees, State and Local taxes are not included. Dealer installed options or accessories are not included unless noted above.

**fuelconomy.gov**

Call 1-800-4-A-FORD for more information.



The FordPass Connect™ system is active and sending vehicle data (e.g., diagnostics) to Ford. See myFordPass Settings for connectivity options. FordPass Connect™ services and features are available for vehicles with the FordPass Connect™ system. Some features may require additional connectivity services. See your dealer for more information. ©2021 Ford. All rights reserved. Ford, FordPass Connect, and FordPass Connect are trademarks of Ford Motor Company. All other trademarks are the property of their respective owners. See your local Ford website for more details.



**FORD PROTECT**

See your Ford Protect. The only extended service plan fully backed by Ford and honored at every Ford dealership in the U.S., Canada and Mexico. See your Ford dealer or visit [www.FordProtect.com](http://www.FordProtect.com).



**WARNING:** Operating, servicing and repairing a passenger vehicle, pickup truck, van, or off-road vehicle can expose you to chemicals including engine exhaust, carbon monoxide, phthalates, and lead, which are known to the State of California to cause cancer and birth defects or other reproductive harm. To minimize exposure, avoid breathing exhaust, do not idle the engine except as necessary, service your vehicle in a well-ventilated area and wear gloves or wash your hands frequently when servicing your vehicle. For more information go to [www.P60Hazard.ca.gov/passenger-vehicle](http://www.P60Hazard.ca.gov/passenger-vehicle).



**FIRE**  
**DEPARTMENT**  
**CITY COUNCIL**  
**MONTHLY MEETING**

**MAY 2021**

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# City of Monroe Fire Dept

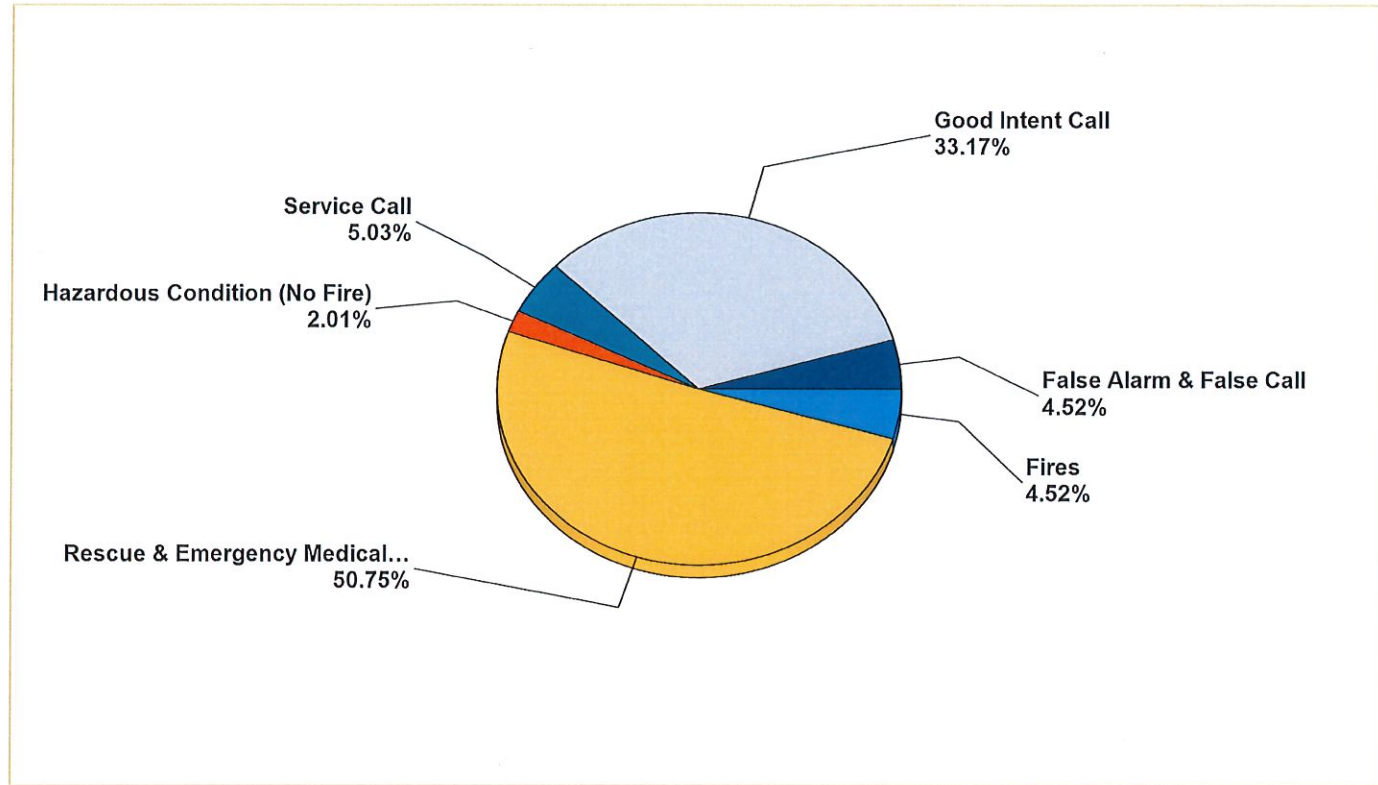
Monroe, GA

This report was generated on 4/23/2021 8:35:18 PM



## Breakdown by Major Incident Types for Date Range

Zone(s): All Zones | Start Date: 03/01/2021 | End Date: 03/31/2021



MAJOR INCIDENT TYPE	# INCIDENTS	% of TOTAL
Fires	9	4.52%
Rescue & Emergency Medical Service	101	50.75%
Hazardous Condition (No Fire)	4	2.01%
Service Call	10	5.03%
Good Intent Call	66	33.17%
False Alarm & False Call	9	4.52%
<b>TOTAL</b>	<b>199</b>	<b>100%</b>

Only REVIEWED and/or LOCKED IMPORTED incidents are included. Summary results for a major incident type are not displayed if the count is zero.





Detailed Breakdown by Incident Type

INCIDENT TYPE	# INCIDENTS	% of TOTAL
111 - Building fire	4	2.01%
131 - Passenger vehicle fire	1	0.5%
141 - Forest, woods or wildland fire	2	1%
142 - Brush or brush-and-grass mixture fire	1	0.5%
151 - Outside rubbish, trash or waste fire	1	0.5%
311 - Medical assist, assist EMS crew	52	26.13%
321 - EMS call, excluding vehicle accident with injury	35	17.59%
322 - Motor vehicle accident with injuries	6	3.02%
323 - Motor vehicle/pedestrian accident (MV Ped)	1	0.5%
324 - Motor vehicle accident with no injuries.	6	3.02%
331 - Lock-in (if lock out , use 511 )	1	0.5%
412 - Gas leak (natural gas or LPG)	1	0.5%
444 - Power line down	2	1%
445 - Arcing, shorted electrical equipment	1	0.5%
500 - Service Call, other	1	0.5%
510 - Person in distress, other	1	0.5%
511 - Lock-out	1	0.5%
522 - Water or steam leak	2	1%
553 - Public service	1	0.5%
554 - Assist invalid	3	1.51%
561 - Unauthorized burning	1	0.5%
611 - Dispatched & cancelled en route	60	30.15%
622 - No incident found on arrival at dispatch address	5	2.51%
651 - Smoke scare, odor of smoke	1	0.5%
710 - Malicious, mischievous false call, other	1	0.5%
733 - Smoke detector activation due to malfunction	1	0.5%
735 - Alarm system sounded due to malfunction	1	0.5%
743 - Smoke detector activation, no fire - unintentional	2	1%
745 - Alarm system activation, no fire - unintentional	4	2.01%
<b>TOTAL INCIDENTS:</b>	<b>199</b>	<b>100%</b>

Only REVIEWED and/or LOCKED IMPORTED incidents are included. Summary results for a major incident type are not displayed if the count is zero.

# City of Monroe Fire Dept

Monroe, GA

This report was generated on 4/23/2021 8:38:25 PM



## Detailed Losses For Date Range

Start Date: 03/01/2021 | End Date: 03/31/2021

# INCIDENTS	TOTAL PRE-INCIDENT PROP. VAL.	TOTAL PRE-INCIDENT CONT. VAL.	TOTAL PRE-INCIDENT VAL.	AVG. VAL.	TOTAL PROP. LOSS	TOTAL CONT. LOSS	TOTAL LOSSES	AVERAGE LOSS
3	\$34,500.00	\$15,000.00	\$49,500.00	\$16,500.00	\$3,500.00	\$10,500.00	\$14,000.00	\$4,666.00

INCIDENT #	DATE	TYPE	LOCATION	PRE-INCIDENT PROPERTY	PRE-INCIDENT CONTENTS	PRE-INCIDENT TOTAL	PROP. LOSS	CONT. LOSS	TOTAL
2021-0459	03/06/2021	131 - Passenger vehicle fire	723 W Creek CIR Monroe	\$1,300.00	\$0.00	\$1,300.00	\$1,300.00	\$0.00	\$1,300.00
2021-0534	03/17/2021	111 - Building fire	133 W 5th ST Monroe	\$32,000.00	\$5,000.00	\$37,000.00	\$1,000.00	\$500.00	\$1,500.00
2021-0590	03/27/2021	111 - Building fire	741 Ammons Bridge RD Monroe	\$1,200.00	\$10,000.00	\$11,200.00	\$1,200.00	\$10,000.00	\$11,200.00

Only Reviewed Incidents included.



emergencyreporting.com  
Doc Id: 1324  
Page # 1 of 1





**POLICE**

**DEPARTMENT**

**MONTHLY REPORT**

**MAY**

**2021**

**Monroe Police Department**  
**Activity Report**  
**March**  
**2021**

<b>Calls for Service</b>	1,734							
<b>Area Checks</b>	10,707							
<b>Calls to MPD</b>	N/A							
<b>Court Cases</b>	230							
<b>Training Hours</b>	544							
<b>Part 1 Crimes</b>	53							
<b>Part 2 Crimes</b>	91							
<b>Arrest-Adult</b>	54							
<b>Juvenile</b>	6							
<b>C/S Trash Pick Up</b>	0							
<b>Tires</b>	0							

New hire -  
 2 in Cadet School

AGENCY	2021 JAN	FEB	MARCH	APRIL	MAY	JUNE	JULY	AUG	SEPT	OCT	NOV	DEC	TOTALS
LE CALLS													
WALTON SO	3,503	3,095	3,853										10,451
WCSSO AREA CHECKS	10,628	9,800	10,417										30,845
MONROE PD	1,518	1,428	1,734										4,680
MPD AREA CHECKS	8,877	8,722	10,707										28,306
LOGANVILLE PD	870	892	1,024										2,786
LPD AREA CHECKS	1,713	1,394	1,458										4,565
SOCIAL CIRCLE PD	364	356	375										1,095
SPD AREA CHECKS	2,212	1,745	1,673										5,630
Totals	29,685	27,432	31,241										88,358
WALTON EMS	1,870	1,355	1,473										4,698
FIRE DEPTS													0
WALTON FIRE	519	360	444										1,323
MONROE FIRE	238	182	205										625
LOGANVILLE FIRE	214	172	207										593
SOC CIRCLE FIRE	60	83	76										219
Fire fept totals	1,031	797	932										2,760
TOTAL	63,302	57,813	64,887	0	0	0	0	0	0	0	0	0	186,002
PHONE CALLS													
ABANDONED	275	240	302										817
ADMIN IN	5,147	4,645	5,070										14,862
ADMIN OUT	3,235	2,980	3,402										9,617
911	4,539	3,969	5,069										13,577
TOTAL	13,196	11,834	13,843										38,873

	March 2020	March 2021
Citations/Warnings issued:	161	177
Adjudicated/Closed cases:	130	230
Fines collected per month:	\$22,107.12	\$27,210.00
Year to date collected:	\$95,668.12	\$77,677.00

**March 2021 Training Hours for Monroe Police Department**

GPSTC online training: 31

Conference training: 64

In-service Training: 369

Off Site Training: 80

Total Training Hours: 544



# Offense and Arrest Summary Report

Printed On:  
04/05/2021

Beginning Date: 03/01/2021

Ending Date: 03/31/2021

Page 1 of 1

**Agency: MONROE POLICE DEPARTMENT**

<b>Total Offenses</b>	<b>142</b>	<b>Clearance Rate</b>	<b>38.03%</b>
% change from last year	82.05%	Last years rate	32.05%
<b>Total Arrests</b>	<b>60</b>	<b>Hate Crime Offenses</b>	<b>0</b>
% change from last year	30.43%	<b>Law Officers Assaulted</b>	<b>0</b>
<b>Group A Crime Rate per 100,000 Population :</b>	<b>1039.38</b>	<b>Summary based reporting Crime Rate per 100,000 Population :</b>	<b>256.19</b>
<b>Arrest Rate per 100,000 Population :</b>	<b>439.17</b>		

**Arrest Reporting**

Group "A"	Adult	Juvenile	Unknown	Total Arrests	Arrests Reported Last Year
Murder	0	0	0	0	0
Negligent Manslaughter	0	0	0	0	0
Justifiable Homicide	0	0	0	0	0
Rape	0	0	0	0	0
Robbery	2	2	0	4	0
Aggravated Assault	1	0	0	1	3
Burglary	0	0	0	0	3
Larceny	2	0	0	2	5
Motor Vehicle Theft	2	0	0	2	0
Arson	0	0	0	0	0
Simple Assault	6	0	0	6	9
Intimidation	1	0	0	1	0
Bribery	0	0	0	0	0
Counterfeiting/Forgery	0	0	0	0	0
Vandalism	0	0	0	0	0
Drug/Narcotic Violations	25	4	0	29	4
Drug Equipment Violations	1	0	0	1	0
Embezzlement	0	0	0	0	0
Extortion/Blackmail	0	0	0	0	0
Fraud	0	0	0	0	0
Gambling	0	0	0	0	0
Kidnapping	1	0	0	1	1
Pornography	0	0	0	0	0
Prostitution	0	0	0	0	0
Sodomy	0	0	0	0	0
Sexual Assault w/Object	0	0	0	0	0
Fondling	0	0	0	0	0
Incest	0	0	0	0	0
Statutory Rape	0	0	0	0	0
Stolen Property	0	0	0	0	0
Weapons Law Violations	1	0	0	1	0
Human Trafficking, Commercial Sex Acts	0	0	0	0	0
Human Trafficking, Involuntary Servitude	0	0	0	0	0
Animal Cruelty	0	0	0	0	0
<b>Total Group A Arrests</b>	<b>42</b>	<b>6</b>	<b>0</b>	<b>48</b>	<b>25</b>
<b>Group "B" Arrests</b>					
Bad Checks	0	0	0	0	0
Curfew/Vagrancy	0	0	0	0	0
Disorderly Conduct	2	0	0	2	10
DUI	1	0	0	1	2
Drunkenness	1	0	0	1	0
Family Offenses-nonviolent	0	0	0	0	0
Liquor Law Violations	0	0	0	0	0
Peeping Tom	0	0	0	0	0
Runaways	0	0	0	0	0
Trespass	1	0	0	1	0
All Other Offenses	7	0	0	7	9
<b>Total Group B Arrests</b>	<b>12</b>	<b>0</b>	<b>0</b>	<b>12</b>	<b>21</b>
<b>Total Arrests</b>	<b>54</b>	<b>6</b>	<b>0</b>	<b>60</b>	<b>46</b>

**Offense Reporting**

Group "A"	Offenses Reported	Offenses Cleared	Offenses Reported Last Year
Murder	0	0	0
Negligent Manslaughter	0	0	0
Justifiable Homicide	0	0	0
Rape	0	0	0
Robbery	1	1	0
Aggravated Assault	4	2	7
Burglary	5	0	6
Larceny	22	2	23
Motor Vehicle Theft	3	2	3
Arson	0	0	0
Simple Assault	18	10	13
Intimidation	14	1	2
Bribery	0	0	0
Counterfeiting/Forgery	2	1	1
Vandalism	19	1	3
Drug/Narcotic Violations	25	22	4
Drug Equipment Violations	11	9	0
Embezzlement	0	0	0
Extortion/Blackmail	0	0	0
Fraud	11	0	7
Gambling	0	0	0
Kidnapping	3	1	1
Pornography	1	0	1
Prostitution	0	0	0
Sodomy	0	0	0
Sexual Assault w/Object	0	0	0
Fondling	0	0	1
Incest	0	0	0
Statutory Rape	0	0	0
Stolen Property	0	0	1
Weapons Law Violations	3	2	5
Human Trafficking, Commercial Sex Acts	0	0	0
Human Trafficking, Involuntary Servitude	0	0	0
Animal Cruelty	0	0	0
<b>Total Group "A"</b>	<b>142</b>	<b>54</b>	<b>78</b>

Crime Against Person

39 - This year  
24 - Last year  
62.5% - Percent Change

Crime Against Property

63 - This year  
44 - Last year  
43.18% - Percent Change

Crime Against Society

40 - This year  
10 - Last year  
300% - Percent Change

Population : 13662

Note: Last years figures are provided for comparison purposes only.



# WALTON COUNTY 911

## Radio Log Statistical Report, by Unit

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<u>Unit</u>	<u>Unit Description</u>	<u>Number of Logs</u>
306	LAW ENFORCEMENT UNIT	2
311	LAW ENFORCEMENT UNIT	4
316	LAW ENFORCEMENT UNIT	10
321	LAW ENFORCEMENT UNIT	8
323	LAW ENFORCEMENT UNIT	692
324	LAW ENFORCEMENT UNIT	3
325	LAW ENFORCEMENT UNIT	303
326	LAW ENFORCEMENT UNIT	73
327	LAW ENFORCEMENT UNIT	168
333	LAW ENFORCEMENT UNIT	7
335	LAW ENFORCEMENT UNIT	77
337	LAW ENFORCEMENT UNIT	59
338	LAW ENFORCEMENT UNIT	2
342	LAW ENFORCEMENT UNIT	727
343	LAW ENFORCEMENT UNIT	535
344	LAW ENFORCEMENT UNIT	333
345	LAW ENFORCEMENT UNIT	582
346	LAW ENFORCEMENT UNIT	553
347	LAW ENFORCEMENT UNIT	332
348	LAW ENFORCEMENT UNIT	40
349	LAW ENFORCEMENT UNIT	984
355	LAW ENFORCEMENT UNIT	400
356	LAW ENFORCEMENT UNIT	652
357	LAW ENFORCEMENT UNIT	284
359	LAW ENFORCEMENT UNIT	374
362	LAW ENFORCEMENT UNIT	600
363	LAW ENFORCEMENT UNIT	1
365	LAW ENFORCEMENT UNIT	1614
366	LAW ENFORCEMENT UNIT	633
367	LAW ENFORCEMENT UNIT	655
<b>Total Radio Logs:</b>		<b>10707</b>

---

**Report Includes:**

All dates between `00:00:00 03/01/21` and `23:59:59 03/31/21`, All agencies matching `MPD`, All zones, All units, All tencodes matching `1066`, All shifts





# WALTON COUNTY 911

## Law Total Incident Report, by Nature of Incident

<u>Nature of Incident</u>	<u>Total Incidents</u>
FIGHT VIOLENT	3
ANIMAL BITE	2
ANIMAL COMPLAINT	3
INJURED ANIMAL	1
PROWLER	5
ATTEMPTED BURGLARY	1
BURGLARY IN PROGRESS	5
BURGLARY REPORT	6
DOMESTIC NON-VIOLENT	39
DOMESTIC VIOLENT	6
ARMED ROBBERY	1
WARRANT SERVICE	9
SUBJECT WITH WEAPON	3
SUSPICIOUS PERSON	88
SUSPICIOUS VEHICLE	109
TRAFFIC STOP	2
SUICIDE ATTEMPT	1
KEYS LOCKED IN VEHICLE	134
SPEEDING AUTO	1
ACCIDENT NO INJURIES	62
INJURY BY COMPLAINT	1
ACCIDENT WITH A DEER	4
ACCIDENT WITH INJURIES	5
OFFICER INVOLVED ACCIDENT	1
PERSON STRUCK WITH AUTO	1
ACCIDENT UNKNOWN INJURIES	5
ROAD HAZARD	6
DRUNK DRIVER	1
INTOXICATED PERSON	1
HIT AND RUN	7
DIRECT TRAFFIC	5
TRANSPORT FOR BUSINESS	27
FUNERAL ESCORT	7
TRANSPORT	4
DISABLED VEHICLE	27
AREA/BLDG CHECK	46
LITTERING/ILLEGAL DUMPING	3
CHILD ABUSE	3
RAPE	1
SEXUAL ASSAULT	1
BANK ALARM	1
BUSINESS ALARM	56
CHURCH ALARM	2
RESIDENTIAL ALARM	30



<u>Nature of Incident</u>	<u>Total Incidents</u>
SCHOOL ALARM	3
TRANSPORT TO JAIL	1
DEMENTED PERSON NON-VIOLENT	22
STOLEN VEHICLE	6
911 HANGUP	38
CONTROL SUBSTANCE PROBLEM	7
AGENCY ASSISTANCE	4
AGGRAVATED ASSAULT	1
ASSAULT	3
ASSAULT LAW ENFORCEMENT ONLY	2
CHILD CUSTODY DISPUTE	5
CIVIL ISSUE/DISPUTE	35
CODE VIOLATION	1
COUNTERFEIT MONEY	1
DAMAGE TO PROPERTY	38
DISPUTE NON VIOLENT IN NATURE	64
DISPUTE VIOLENT IN NATURE	2
DISTRUBING THE PEACE	10
DISORDERLY CONDUCT	1
EMERGENCY MESSAGE	2
LE ASSIST FOR EMS	16
ENTERING AN AUTO	3
EXTRA PATROL REQUEST	8
ASSIST FIRE DEPARTMENT	9
FIREARMS DISCHARGED	1
FOLLOW UP TO PREVIOUS CALL	1
FOUND PROPERTY	8
FRAUD	11
GUNSHOT WOUND PRIORITY 1	2
HARRASSING PHONE CALLS	5
HARRASSMENT	3
IDENTITY THEFT	1
ILLEGAL ALCOHOL	1
ILLEGAL PARKING	3
JUVENILE RUNAWAY	1
JUVENILE COMPLAINT	21
JUVENILE PROBLEM -NO COMPLAINT	4
LOST ITEM REPOR	3
LOUD MUSIC COMPLAINT	14
MENTAL PSYCHOLOGICAL EMOTIONAL	2
MISSING PERSON	3
MISCELLANEOUS LAW INCIDENT	32
PORNOGRAPHY	2
POWER LINES DOWN	1
ROAD RAGE	2
PHONE CALLS/MAIL SCAMS	4
SHOPLIFTING	7
STABBING PRIORITY 1	1
THEFT IN PROGRESS	1
THEFT REPORT	20

---

<u>Nature of Incident</u>	<u>Total Incidents</u>
THREATS	4
TRAFFIC LIGHT OUT	1
TRAFFIC VIOLATION	498
TRAILER INSPECTION	7
TRESPASSING	3
UNKNOWN PRIORITY 1	1
UNKNOWN LAW PROBLEM	9
UNSECURE PREMISES	4
VEHICLE INSPECTION	10
VIOLATION TPO	3
WANTED PERSON	1
WELFARE CHECK	31

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Total reported: 1734

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**Report Includes:**

All dates between `00:00:00 03/01/21` and `23:59:59 03/31/21`, All agencies matching `MPD`, All natures, All locations, All responsible officers, All dispositions, All clearance codes, All observed offenses, All reported offenses, All offense codes, All circumstance codes



**To:** City Council  
**From:** Robert Watts, Chief  
**Department:** Police  
**Date:** 04/27/2021  
**Subject:** Red Speed – Contract for school zone speed cameras in the City of Monroe

**Budget Account/Project Name:** Red Speed  
**Funding Source:** Free to municipalities to acquire and install.

<b>Budget Allocation:</b>	\$0.00	
<b>Budget Available:</b>		
<b>Requested Expense:</b>	\$0.00	<b>Company of Record:</b> Red Speed

**Description:**

Cameras to be installed near school areas of George Walton Academy and Monroe Area High School to reduce speeding in school zones. Price of cameras and installation at no cost to the City of Monroe. Revenue generated will be utilized towards outfitting SRO's in the schools.

**Background:**

Speed studies were conducted on W. Spring Street and Michael Etchison at George Walton Academy and on Double Springs Church Road at Monroe Area High School.

Automated School Zone  
Safety Program  
For Monroe, Georgia



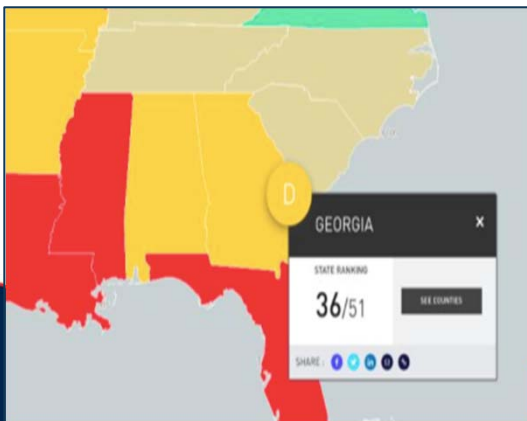
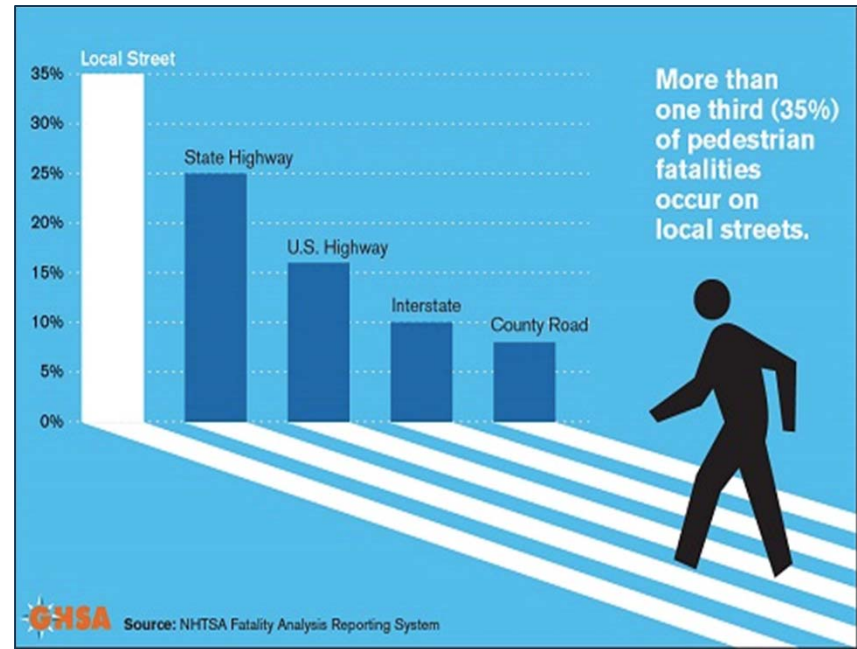
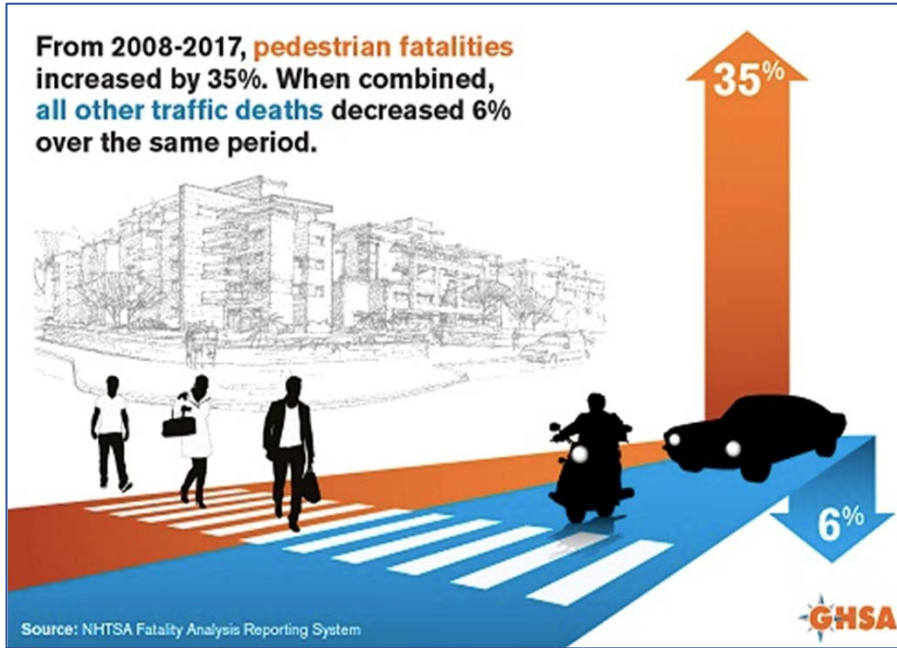
RedSpeed®USA

Why School Zone Safety?



RedSpeed®USA

Simply put: pedestrians are dying at alarming rates.



- Cars are getting safer, but roads are more dangerous than ever for pedestrians.
- Georgia schools are ranked as the 14<sup>th</sup> most dangerous in the nation, with an overall grade of “D” from School Safety firm ZenDrive.



- RedSpeed conducted traffic studies in coordination with the Police Department looking at some of the school zones known to have high numbers of speeders and measured all vehicles traveling faster than 10 miles per hour over the speed limit.
- In a single day, three (3) schools had 1,000+ drivers exceeding 10+ miles per hour over the speed limit and an additional school had nearly 400.

## Traffic Study Results for Monroe, Georgia

Presented to the Monroe Police Department by RedSpeed Georgia

<u>School Tested</u>	<u>Recorded Violations (1 School Day)</u>
George Walton Academy (Etchison Road)	1195
George Walton Academy (West Spring Street)	1528
Monroe Area High School (Dbl. Springs Church Rd.)	375
Monroe Area High School (Drake Drive)	1088
Monroe County Day School (E Church Drive)	15

RedSpeed will help dramatically reduce the number of speeders near Monroe schools.

Georgia's  
Legislature  
passed House  
Bill 978 to solve  
this problem.

- Bill Highlights:
- State-wide School Zone Enforcement
- School zone is defined as area within 1,000 feet of the boundary of any public or private elementary or secondary school
- Violations for speed exceeding 10 MPH
- 30 day warning period
- Signs must placed prior to camera location
- Speed may be enforced only when the school is in session and one hour before classes and one hour after
- GDOT must approve and issue permits for camera placement
- \$75 fine for first violation and \$125 fine for second violation
- No points or insurance ramifications
- Fines must be used to fund local law enforcement or public safety initiatives

Bottom Line: This is a fair bill that takes police and motorist feedback into account to protect kids.



RedSpeed Will Help the City  
Stop Speeders in School Zones.



RedSpeed®USA

# A Simple Value Proposition

- No cost to the City, completely violator-funded program.
- RedSpeed will install, maintain and operate all equipment, services and software necessary for a complete turn-key program.
- All violations must be approved by a Monroe Police Officer
- RedSpeed collects 35% per paid violation, the City retains 65% of each paid violation.
- In addition to safer school zones, the City will get advanced safety tools including ALPR (Amber Alerts!) and HD video viewable in real-time and archived at no cost
- Utilized by over 50 Georgia jurisdictions like Snellville, Alpharetta, Duluth and Roswell

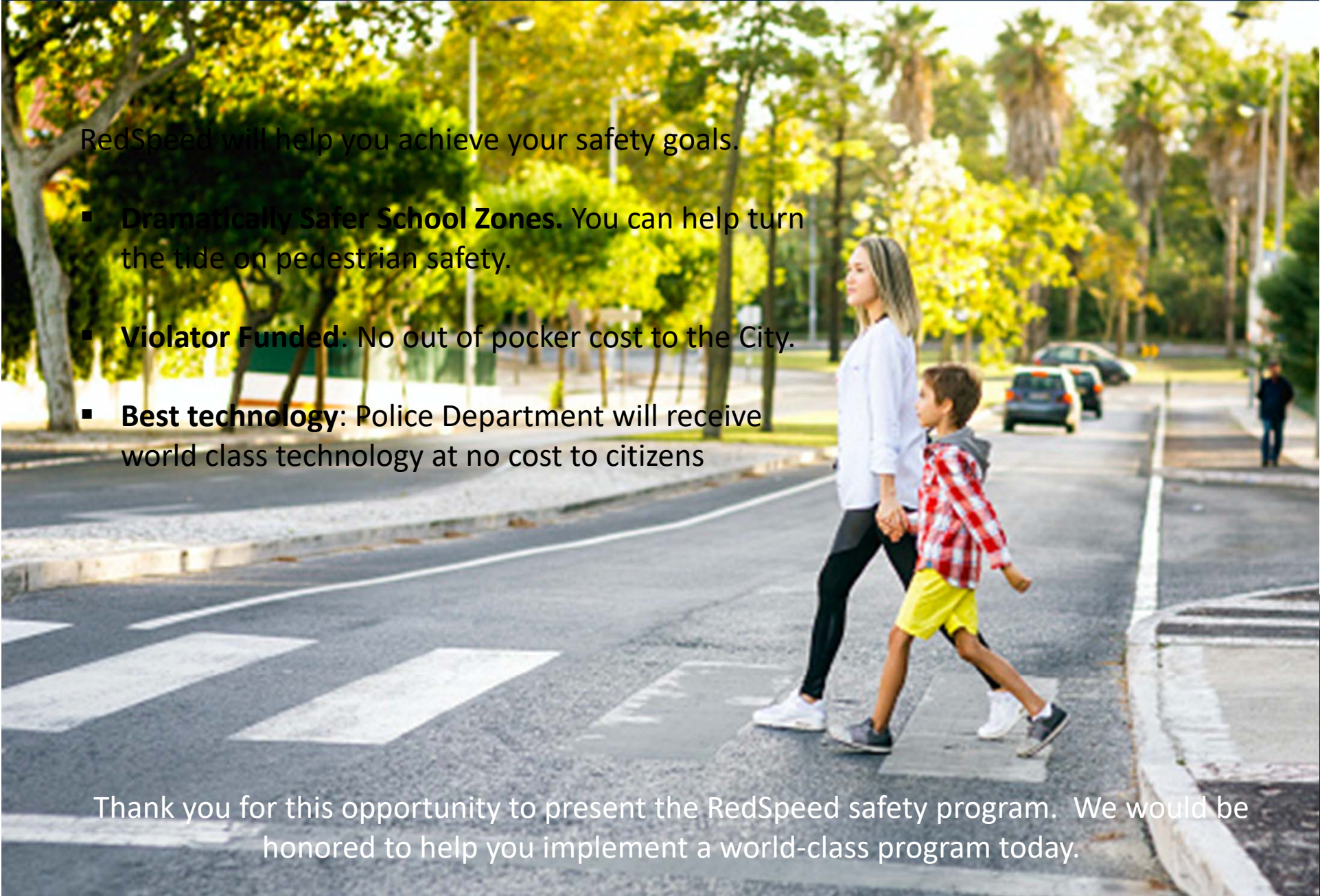
Site Code	Date	Time	Speed	Speed Limit	Lane #	DeviceID
GA011	03/05/20	03:37:53 PM	47 MPH	35 MPH	1	9504A3CRAJ8FA2C
375 North Ola Rd S/B, McDonough						



RedSpeed will help you achieve your safety goals.

- **Dramatically Safer School Zones.** You can help turn the tide on pedestrian safety.
- **Violator Funded:** No out of pocket cost to the City.
- **Best technology:** Police Department will receive world class technology at no cost to citizens

Thank you for this opportunity to present the RedSpeed safety program. We would be honored to help you implement a world-class program today.





**To:** City Council  
**From:** Robert Watts, Chief  
**Department:** Police  
**Date:** 04/27/2021  
**Subject:** New Office Furniture Police Department on Blaine Street

**Budget Account/Project Name:** Office Furniture

**Funding Source:** Condemned Assets/ Forfeiture Funds and DEA Confiscated Funds

**Budget Allocation:** \$0.00

**Budget Available:** \$86,000.00

**Requested Expense:** \$45,000.00

**Company of Purchase:** School Tools & Office Pro's

**Description:**

Office Furniture for **23 rooms** in New MPD consisting of office desks, chairs, conference tables, white boards file drawers, and cabinets.

**Background:**

New building to be available for occupancy June 1<sup>st</sup>, 2021.



# QUOTE

Quote Number: 0008634  
 Quote Date: 03/31/21  
 Customer PO: CITY OF MONROE  
 Account Number: COD-01  
 Salesperson: BILL JONES

**School Tools & Office Pro's**  
 2121 BROWNS BRIDGE ROAD GAINESVILLE, GA 30501  
 Ph: (770) 287-7767 Fax: (770) 287-3866

Bill To :

**Ship To:**  
 CITY OF MONROE POLICE DEPT  
 140 BLAINE STREET  
 MONROE, GA 30655  
 ATTN: CHIEF WATTS 770-266-5180  
 678-858-1203  
 Buyer Phone:  
 Fax:  
 Route/Seq: /0

Line	Item Number	Description	UOM	Qty	List Price	Price	Total
1		OPLISG LEFT HAND U SHAPE DESK WITH HUTCH WITH WOOD DOORS, 2 PEDS.	EA	1	0.00	998.00	998.00
2	MISC	OPLISG 2 DRAWER LAT FILE	EA	1	0.00	388.21	388.21
3	MISC	OPLISG 36" WARDROBE UNIT TO SIT ON TOP OF 2 DRAWER LAT FILE WITH CENTER BAR	EA	1	0.00	448.21	448.21
4	MISC	OPLBS6018B BLK HIGH BACK	EA	1	0.00	99.88	99.88
5	MISC	OPLBS9359B SIDE CHAIR NO ARMS	EA	2	0.00	96.54	193.08
6	MISC	LIEUTENANT LAWSON'S OFFICE OPLBS6018B DESK CHAIRS FOR FRONT COUNTER/DESK	EA	2	0.00	99.88	199.76
7	MISC	OPLISG 48X48 CONF TABLE CENTER PEDESTAL	EA	1	0.00	296.54	296.54
8	MISC	OPLBS9359B SIDE CHAIRS TABLE AND CHAIRS FOR REPORT ROOM	EA	4	0.00	96.54	386.16
9	MISC	OPLISG 30X72 DBL PED EXU DESK	EA	1	0.00	597.45	597.45
10	MISC	OPLISG 2 DRAWER LAT FILE	EA	2	0.00	388.21	776.42
11	MISC	OPLBS1778B BLK HIGH BACK CHAIR	EA	1	0.00	198.74	198.74
12	MISC	OPLBS9359B SIDE CHAIR NO ARMS. TRUDY'S OFFICE	EA	2	0.00	96.54	193.08
13	MISC	OPLISG 24X72 TRAINING TABLES 4 POST LEGS	EA	12	0.00	199.81	2,397.72
14	MISC	OPLISG NESTING STYLE TRAINING CHAIR ON CASTERS. NO ARMS TRAINING ROOM	EA	24	0.00	168.54	4,044.96
15	MISC	OPLISG LEFT HAND U SHAPE DESK WITH HUTCH AND 4 DOORS	EA	3	0.00	998.00	2,994.00
16	MISC	OPLCOS BLK LEATHER SOFA	EA	3	0.00	588.54	1,765.62
17	MISC	OPLISG 48" RD CONF TABLE	EA	3	0.00	248.46	745.35
18	MISC	OPLBS9359B SIDE CHAIRS	EA	12	0.00	96.54	1,158.48
19	MISC	OPLBS1778B BLK LEATHER HIGH BACK DESK CHAIR	EA	3	0.00	198.74	596.22

(Continued...)



# QUOTE

**Quote Number:** 0008634  
**Quote Date:** 03/31/21  
**Customer PO:** CITY OF MONROE  
**Account Number:** COD-01  
**Salesperson:** BILL JONES

**School Tools & Office Pro's**

2121 BROWNS BRIDGE ROAD, GAINESVILLE, GA 30601  
 Ph: (770) 287-7767 Fax: (770) 287-3866

Line	Item Number	Description	UOM	Qty	List Price	Price	Total
20	MISC	OPLISG 2 DRAWER LAT FILE FOR CAPTAIN PILGRIM, CHAMBERS, AND McCLUNG'S OFFICE'S	EA	3	0.00	388.21	1,164.63
21	MISC	OPLISG 66X72 L SHAPE DESK 2 SETS OF DRAWERS. 3 LEFT HAND AND 3 RT HAND L SHAPES	EA	6	0.00	588.84	3,533.04
22	MISC	OPLBS6018 BLK HIGH BACK CHAIR	EA	6	0.00	99.88	599.28
23	MISC	OPLISG 36" WALL MOUNT HUTCH GLASS DOORS	EA	6	0.00	388.21	2,329.26
24	MISC	OPLISG 2 DRAWER LAT FILE FOR CID BULLPEN	EA	4	0.00	388.21	1,552.84
25	MISC	OPLISG 72X84 EXU L SHAPE DESK DBL PED RT HAND	EA	1	0.00	599.87	599.87
26	MISC	OPLBS1778 BLK HIGH BACK LEATHER	EA	1	0.00	198.74	198.74
27	MISC	OPLBS9359 SIDE CHAIR NO ARMS	EA	2	0.00	96.54	193.08
28	MISC	OPLISG 2 DRAWER LAT FILE	EA	1	0.00	388.21	388.21
29	MISC	OPLISG 30X72 BOOKCASE OPEN	EA	1	0.00	199.76	199.76
30	MISC	OPLISG 2 DOOR 30" STORAGE CABINET FOR LIEUTENANT DAVIS'S OFFICE	EA	1	0.00	288.45	288.45
31	MISC	OPLISG 36X36 CONF TABLE CENTER PED	EA	3	0.00	236.45	709.35
32	MISC	OPLBS9359 BLK LEATHER SIDE CHAIR FOR INTERVIEW ROOMS	EA	9	0.00	96.54	868.86
33	MISC	OPLISG 36"X30" 2 DOOR STORAGE CABINET	EA	2	0.00	288.45	576.90
34	MISC	OPLBS9359 SIDE CHAIRS FOR INTERVIEW MONITORING ROOM	EA	4	0.00	96.54	386.16
35	MISC	OPLBS9359 BLK LEATHER SIDE CHAIR FOR AGAINST THE WALL IN THE SQUAD ROOM	EA	8	0.00	96.54	772.32
36	MISC	OPLFLA PODIUM	EA	1	0.00	188.47	188.47
37	MISC	OPLFLA STOOL WITH BACK FOR BEHIND THE PO	EA	1	0.00	68.45	68.45
38	MISC	OPLSP 4X8 WHITE BOARD	EA	1	0.00	149.88	149.88
39	MISC	OPLISG 60X60 L SHAPED DESK 1 SET OF DRAWERS 2 LEFT HAND AND 2 RT HAND	EA	4	0.00	488.57	1,954.28
40	MISC	OPLBS6018 SQUAD ROOM	EA	4	0.00	99.88	399.52
41	MISC	OPLISG RT HAND U SHAPE DESK WITH HUTCH NAD 4 WOOD DOORS	EA	1	0.00	998.00	998.00
42	MISC	OPLBS1778 BLK LEATHER HIGH BACK CHAIR	EA	1	0.00	198.74	198.74



# QUOTE

**Quote Number:** 0008834  
**Quote Date:** 03/31/21  
**Customer PO:** CITY OF MONROE  
**Account Number:** COD-01  
**Salesperson:** BILL JONES

**School Tools & Office Pro's**

2121 BROWNS BRIDGE ROAD GAINESVILLE, GA 30501  
 Ph: (770) 287-7767 Fax: (770) 287-3866

Line	Item Number	Description	UOM	Qty	List Price	Price	Total
43	MISC	OPLBS9359 BLK LEATHER SIDE CHAIR FOR PATROL LIEUTENANT'S OFFICE	EA	2	0.00	96.54	193.08
44	MISC	OPLSP 4X8 WHITE BOARD FOR CID	EA	1	0.00	149.88	149.88
45	MISC	OPL6018 BLK LEATHER DESK CHAIR	EA	2	0.00	99.88	199.76
46	MISC	OPLISG BX/FILE ROLLING PED FOR EVIDENCE ROOM	EA	2	0.00	246.54	493.08
47	MISC	OPLISG 66X72 L SHAPE DESK 2 SETS OF DRAWERS 2 LEFT HAND AND 2 RT HAND	EA	4	0.00	588.84	2,355.36
48	MISC	OPLBS6018 BLK LEATHER DESK CHAIR	EA	4	0.00	99.88	399.52
49	MISC	OPLISG 2 DRAWER LAT FILE	EA	2	0.00	388.21	776.42
50	MISC	OPLSP 4X8 WHITE BOARD	EA	1	0.00	149.88	149.88
51	MISC	OPLBS BLK LEATHER SIDE CHAIR NO ARMS FOR JOINT OPTS	EA	6	0.00	96.54	579.24
52	MISC	OPLBS PLASTIC SLED BASE 400LB WEIGHT CAP LOBBY CHAIR 8 PER SIDE FOR LOBBY	EA	16	0.00	38.54	616.64
53	MISC	GANG CHAIRS TOGETHER IN GROUPS OF 8 IN LOBBY	EA	16	0.00	0.00	0.00
54	MISC	OPLFLA 30X72 BREAKROOM TABLE. 4 POST LEGS	EA	1	0.00	196.54	196.54
55	MISC	OPLFLA BLK/BLK STACK CHAIRS FOR BREAKROOM	EA	6	0.00	28.79	172.74
56	MISC	ALL PRODUCT IS THE COLOR GREY EXCEPT FOR LIETENANT LAWSON'S OFFICE IS WALNUT. THE REST IS GREY COLOR	EA	1	0.00	0.00	0.00
57	MISC	opph 36x74 exu desk leather inlay	EA	1	0.00	1488.45	1,488.45
58	MISC	oplicos 6' solid wood conf table	EA	1	0.00	588.45	588.45
59	MISC	oplicos brown leather captain chairs on casters for CHIEF WATTS OFFICE	EA	6	0.00	148.45	890.70
60	MISC	OPLHOOKERIS 74" KNEESPACE CREDENZA TO MATCH MARY'S DESK. MARY'S OFFICE	EA	1	0.00	1798.45	1,798.45
61	MISC	FULL SERVICE DELIVERY + INSTALLATION. INCLUDES ASSEMBLY, HANGING ALL HUTCH'S AND WHITE BOARDS. FULL SERVICE SET UP	EA	1	0.00	495.00	495.00

(Continued...)



**ROOM 1- LIEUTENANT LAWSON'S OFFICE**

LINE ITEMS: 1-5

TOTAL: \$2,127.38

**ROOM 2- FRONT COUNTER/ RECEPTION DESK**

LINE ITEM: 6

TOTAL: \$199.76

**ROOM 3- REPORT ROOM**

LINE ITEMS: 7 &amp; 8

TOTAL: \$682.70

**ROOM 4- TRUDY'S OFFICE**

LINE ITEMS: 9-12

TOTAL: \$1,765.69

**ROOM 5- TRAINING ROOM**

LINE ITEMS: 13 &amp; 14

TOTAL: \$6,442.68

**ROOM 6, 7, & 8- CAPTAIN PILGRIM, CHAMBERS, AND MCCLUNG'S OFFICE**

LINE ITEMS: 15-20

TOTAL: \$8,424.30

**ROOM 9, 10, & 11- INTERVIEW ROOMS**

LINE ITEMS: 31 &amp; 32

TOTAL: \$1,578.21



**ROOM 12- CONTROL ROOM/ INTERVIEW MONITORING ROOM**

LINE ITEMS: 33 & 34

TOTAL: \$963.06

**ROOM 13- SQUAD ROOM**

LINE ITEMS: 35-40

TOTAL: \$3,532.92

**ROOM 14- PATROL LIEUTENANT'S OFFICE**

LINE ITEMS: 41-43

TOTAL: \$1,389.82

**ROOM 15- LOBBY**

LINE ITEM: 52

TOTAL: \$616.64

**ROOM 16- BREAKROOM**

LINE ITEMS: 54 & 55

TOTAL: \$369.28

**ROOM 17- CHIEF WATTS OFFICE**

LINE ITEMS: 57-59

TOTAL: \$2,967.60

**ROOM 18- MARY'S OFFICE/ CHIEF'S ASSISTANT**

LINE ITEM: 60

TOTAL: \$1,798.45



**ROOM 19- JOINT OPT.**

LINE ITEMS: 47-51

TOTAL: \$4,260.42

**ROOM 20- LIEUTENANT DAVIS' OFFICE**

LINE ITEMS: 25-30

TOTAL: \$1,868.11

**ROOM 21-C.I.D BULLPEN**

LINE ITEMS: 21-24

TOTAL: \$8,014.42

**CID ROOM**

LINE ITEM: 44

TOTAL: \$149.88

**EVIDENCE ROOM**

LINE ITEMS: 45 & 46

TOTAL: \$692.84

**ADDITIONAL DISCOUNT: -\$3,339.16**

Total: \$45,000





**To:** City Council  
**From:** Robert Wattts, Chief  
**Department:** Police  
**Date:** 04/27/2021  
**Subject:** 7 New Radios

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**Budget Account/Project Name:** Issued Equipment  
**Funding Source:** Police General Budget 100-3200-531603

**Budget Allocation:** \$152,000.00  
**Budget Available:** \$152,000.00  
**Requested Expense:** \$30,719.08      **Company of Purchase:** Motorola Solutions

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**Description:**  
7 Portable radios for quality communications equipment and services.

**Background:**  
As we grow, we need spare radios to replace the ones malfunctioning or need repair. We have two new officers in the Academy now and hiring two new officers this summer that will need this issued equipment.

**Attachment(s):**  
Quote - 1446407



04/01/2021

MONROE, CITY OF  
PO BOX 1570  
MONROE, GA 30655

Dear Capt. Ricky Chambers,

Motorola Solutions is pleased to present MONROE, CITY OF with this quote for quality communications equipment and services. The development of this quote provided us the opportunity to evaluate your requirements and propose a solution to best fulfill your communications needs.

This information is provided to assist you in your evaluation process. Our goal is to provide MONROE, CITY OF with the best products and services available in the communications industry. Please direct any questions to Angela Rhodes at [angelarhodes@callmc.com](mailto:angelarhodes@callmc.com).

We thank you for the opportunity to provide you with premier communications and look forward to your review and feedback regarding this quote.

Sincerely,

Angela Rhodes

Motorola Solutions Manufacturer's Representative



Billing Address:  
 MONROE, CITY OF  
 PO BOX 1570  
 MONROE, GA 30655  
 US

Shipping Address:  
 City of Monroe/Mobile  
 Communications America  
 2241 Tucker Industrial Rd  
 Tucker, GA 30084  
 US

Quote Date:04/01/2021  
 Expiration Date:06/30/2021  
 Quote Created By:  
 Angela Rhodes  
 angelarhodes@callmc.com  
 End Customer:  
 MONROE, CITY OF  
 Capt. Ricky Chambers  
 rchambers@monroega.gov  
 Contract: 19860 - NASPO  
 Payment Terms:30 NET

Line #	Item Number	Description	Qty	List Price	Sale Price	Ext. Sale Price
	APX™ 6000 Series	APX6000 LI				
1	H98UCD9PW5BN	APX6000 7/800 MHZ MODEL 1.5 PORTABLE	7	\$5,329.00	\$3,890.17	\$27,231.19
1a	H869BZ	ENH: MULTIKEY	7			
1b	Q667BB	ADD: ADP ONLY (NON-P25 CAP COMPLIANT) (US ONLY)	7			
1c	QA05570AA	ALT: LI-ION IMPRES 2 IP68 3400 MAH	7			
1d	QA00580AC	ADD: TDMA OPERATION	7			
1e	QA02756AA	ENH: LI 9600 OR 3600 SINGLE SYSTEM DIGITAL TRUNKING	7			
1f	H122BR	ALT: 1/4 WAVE 7/8 STUBBY (NAR6595)	7			
1g	QA05100AA	ENH: STD 1 YR WARRANTY APPLIES NO SFS	7			
1h	QA03399AA	ADD: ENHANCED DATA APX	7			
2	PMNN4486A	BATT IMPRES 2 LIION R IP67 3400T	7	\$163.00	\$118.99	\$832.93
3	NNTN8863A	CHARGER, SINGLE-UNIT, IMPRES 2, 3A, 100-240VAC, US/NA PLUG	7	\$187.00	\$136.51	\$955.57



Any sales transaction following Motorola's quote is based on and subject to the terms and conditions of the valid and executed written contract between Customer and Motorola (the "Underlying Agreement") that authorizes Customer to purchase equipment and/or services or license software (collectively "Products"). If no Underlying Agreement exists between Motorola and Customer, then Motorola's Standard Terms of Use and Motorola's Standard Terms and Conditions of Sales and Supply shall govern the purchase of the Products.

Line #	Item Number	Description	Qty	List Price	Sale Price	Ext. Sale Price
4	PMMN4060B	AUDIO ACCESSORY- HEADSET,PSM IP55 WITH 3.5MM JACK RX 24IN	7	\$164.00	\$119.72	\$838.04
5	PMAF4002A	APX 7000 700/800MHZ PSM ANTENNA	7	\$12.00	\$8.76	\$61.32
Product Services						
6	LSV00Q00202A	DEVICE PROGRAMMING	7	\$114.29	\$114.29	\$800.03

Grand Total **\$30,719.08(USD)**

Notes:



Any sales transaction following Motorola's quote is based on and subject to the terms and conditions of the valid and executed written contract between Customer and Motorola (the "Underlying Agreement") that authorizes Customer to purchase equipment and/or services or license software (collectively "Products"). If no Underlying Agreement exists between Motorola and Customer, then Motorola's Standard Terms of Use and Motorola's Standard Terms and Conditions of Sales and Supply shall govern the purchase of the Products.





<b>Purchase Order Checklist</b>	
Marked as PO/ Contract/ Notice to Proceed on Company Letterhead <b>(PO will not be processed without this)</b>	
PO Number/ Contract Number	
PO Date	
Vendor = Motorola Solutions, Inc.	
Payment (Billing) Terms/ State Contract Number	
Bill-To Name on PO must be equal to the <i>Legal</i> Bill-To Name	
Bill-To Address	
Ship-To Address (If we are shipping to a MR location, it must be documented on PO)	
Ultimate Address (If the Ship-To address is the MR location then the Ultimate Destination address must be documented on PO )	
PO Amount must be equal to or greater than Order Total	
Non-Editable Format (Word/ Excel templates cannot be accepted)	
Bill To Contact Name & Phone # and EMAIL for customer accounts payable dept	
Ship To Contact Name & Phone #	
Tax Exemption Status	
Signatures (As required)	



**CODE**

**DEPARTMENT**

**MONTHLY REPORT**

**May**

**2021**



The Code Department of the City of Monroe respectfully submits this report to the Mayor and Council. It is the intent of this report to highlight statistics, specific job duties, and any job functions related to the Code Department during the time period of March 1, 2021 thru March 31, 2021.

### **Statistics:**

- Total Calls:
- Total Minutes:
- Total Minutes/Call:
- Code Inspections: 200
- Total Permits Written: 167
- Amount collected for permits: \$37971.50
- Check postings for General Ledger: 219

### **Business/Alcohol Licenses new & renewals:**

- **New Businesses:** 13
  - Bear Bear Bling – 525 Roberts St. – residential office only
  - Brooks Environmental Care – 417 Glenwood Dr. – residential office only
  - Celebrity Barber & Beauty Studio – 406 E. Spring St.
  - Everlasting Bridal – 600 S. Broad St. Ste A-200 – not opened yet
  - Malcom Cleaning Solutions – 126 Ford St. Apt 5 – residential office only
  - Mint Markets LLC dba Markets of Monroe – 600 S. Broad St. Ste C-200 – Change of Ownership (LLC)
  - Prince Ella Transportation – 820 Hickory Dr. – residential office only
  - Reliance Property Management – 130 Bryant Rd. Apt B – residential office only
  - Rose of Sharon 2 PCH – 533 S. Madison Ave. – Change of Ownership
  - Smith Expediting LLC – 648 Michael Circle – Change of Ownership (LLC)
  - Toxic Scents – 561 Tall Oaks West – residential office only
  - True Quality Roofing LLC – 1904 Highland Creek Dr. – residential office only
  - Unstoppable Auto Sales – 333 Alcovy St Ste 7F – Auto Broker office only
  -
- **Closed Businesses:** 22
  - Abundant Love Educational Consortium – 720 Overlook Crest – residential office only
  - Alcovy Spring Counseling Services – 310 N. Broad St.
  - Autos 247 – 333 Alcovy St. Ste. 8G – Auto Broker office only
  - Beauty & Beyond Salon – 503 E. Spring St.
  - Box Friendly – 1415 Creekview Dr. – residential office only
  - Burlap and Boxwood – 600 S. Broad St. Ste 1
  - Carol S. Dew LLC – 428 W. Highland Ave.
  - Cecil N Cecil – 648 Michael Circle – residential office only
  - Daniels Pickers Paradise Auction – 1306 W. Spring St. – business sold in Aug 2020
  - Elite Speed Motors – 333 Alcovy St. Ste. 7B – Auto Broker office only

- Envirorisk Consultants – 601 S. Madison Ave. – moved out of city
- F.T. DUI Risk Reduction LLC – 301 Alcovy St.
- Garrett’s Lawn Service – 416 Poplar St. – residential office only
- Jacob Matson Inc – 533 N. Broad St. – Change of Ownership
- Janet Rigby Beauty Shop -126 Oak Ridge – residential business
- Ma Friend LLC – 238 N. Madison Ave. – Change of Ownership
- Mobi Yogi dba Ebb & Flow Yoga – 129 N. Broad St.
- Rose of Sharon Senior Care Home – 533 S. Madison Ave – Change of Ownership
- Savage Tees – 133 N. Midland Ave.
- Sheila Stocker Realty – 745 Thompson Ridge
- The Iron Gate LLC -600 S. Broad St. Ste 100 - Change of Ownership (LLC)
- Woodco Inc – 155 Bankers Blvd. Ste F200

### **Major Projects**

- Major Projects Permitted: None
- Major Projects Ongoing: Main Street Apartments 698 S broad Street, Monroe Pavilion, and The Roe 100 S Broad St. – Grace Monroe Church 203 Bold Springs Avenue – Reddy Clinic Complex 2130 W Spring St.

### **Code Department:**

- Receiving business license payments, affidavits and identification.
- Making numerous phone calls regarding insufficient paperwork
- Processing paperwork for alcohol licenses and special event permits
- Checking turn on list from utilities and contacting businesses that have not purchased business licenses
- Checking all businesses for delinquent city and county personal property taxes prior to accepting payments for licenses
- Researching state license requirements for businesses
- Updating spread sheets regarding business licenses, number of employees, E-Verify #'s etc.
- Applications for PTVR registrations and renewals
- Communicating with Tyler regarding problems with EnerGov
- Communicating with Tyler for Incode problems and conversion to new software
- Compiling information for software conversion
- Issuing permits for Building, Electrical, Plumbing and HVAC
- Receiving and preparing Rezones, variances, Conditional Uses, COA’s, etc. for Meetings.
- Preparing and mailing letters to adjoining properties for Zoning Changes.
- Scheduling inspections for contractors.
- Preparing agenda items for Planning & Zoning and Historic Preservation Meetings.
- Scheduling Planning and Zoning and Historic Preservation meetings and attending
- Taking minutes for Planning & Zoning and Historic Preservation meetings and preparing them
- Taking and recording complaints.
- Researching Zoning Inquiries.
- Responding online inquiries.
- Cleaning up expired permits.

- Preparing all permit reports and copies of permit for County Tax Dept.
- Preparing and reviewing permits for Bureau Veritas Billing
- Entering data for inspections being done into Energov software.

### **City Marshal:**

- Patrolled city daily.
- Removed 67 signs from road way.
- 134 repair/cleanup orders and Re-inspections
- Transported city funds for deposit to banks daily.
- Investigated 2 utility tampering and theft cases. 4 citations
- Represented city in Municipal Court.

### **Historic Preservation Commission:**

**Request for COA for exterior changes** – 507 E Church St. – COA for Windows, Stairs removed and Steps removed approved and COA for Front Door change denied.

**Request for COA to demolish house** – 315 S Madison Ave – COA Denied

### **Planning Commission:**

**Request for COA** – 156 Martin Luther King Jr Blvd – COA Granted

3/1/2021	524 CEDAR LN.	JUNK/TRASH IN BACK YARD	R/C	3/16/2001	CLEANED
3/3/2021	1006 CHURCH ST.	JUNK/TRASH IN YARD, OPEN OUTDOOR STORAGE	R/C	3/18/2021	CLEANED
3/3/2021	702-A RADFORD ST.	OLD WOOD, BRICKS IN BACK YARD	R/C	3/18/2021	CLEANED
3/3/2021	143 6TH ST.	JUNK SITTING AROUND RESIDENCE	R/C	3/18/2021	CLEANED
3/3/2021	146 6TH ST.	JUNK VEHICLE IN YARD, EXPIRED TAG	R/C	3/18/2021	MOVED
3/4/2021	338-B TOWLER ST.	TRASH/JUNK IN YARD	R/C	3/19/2021	CLEANED
3/4/2021	350 TOWLER ST.	TALL GRASS/WEEDS	R/C	3/19/2021	CUT
3/4/2021	502 HARRIS ST.	BROKEN WINDOWS, RESIDENCE UNSECURE	R/C	3/19/2021	RESIDENCE SECURE
3/5/2021	1301 W. SPRING ST.	TRASH IN PARKING LOT	R/C	3/20/2021	SPOKE WITH MANAGER
3/5/2021	608 HARRIS ST.	JUNK/TRASH IN YARD	R/C	3/20/2021	CLEANED
3/5/2021	185 MLK	TRASH ON LOT	R/C	3/20/2021	SPOKE WITH MANAGER
3/8/2021	628 DAVIS ST.	TIRES IN YARD		3/23/2021	CLEANED
3/8/2021	500 PINE PARK ST.	TALL GRASS/WEEDS, TRASH	R/C	3/23/2021	CUT
3/8/2021	608 HARRIS ST.	JUNK, TRASH IN YARD	R/C	3/23/2021	CLEANED
3/8/2021	612 HARRIS ST.	TALL GRASS/WEEDS	R/C	3/23/2021	CUT
3/9/2021	910 DAVIS ST.	JUNK, TRASH IN YARD	R/C	3/24/2021	WORKING WITH OWNER
3/9/2021	125-B HUBBARD ST.	WOOD, TRASH PILE IN YARD	R/C	3/24/2021	CLEANED
3/10/2021	1117 W. SPRING ST.	TRASH IN LOT	R/C	3/25/2021	SPOKE WITH MANAGER
3/10/2021	730 HWY 78	TRASH ON GROUNDS	R/C	3/25/2021	CLEANED
3/11/2021	2050 W. SPRING ST.	TRASH ON GROUNDS (WALMART)	R/C	3/26/2021	R/C SENT TO MANAGER
3/11/2021	511 S. MADISON AVE.	TRASH, JUNK IN YARD	R/C	3/26/2021	CLEANED
3/11/2021	195 MLK	TRASH ON GROUNDS	R/C	3/26/2021	SPOKE WITH MANAGER
3/12/2021	121 MORROW ST.	JUNK IN YARD	R/C	3/27/2021	WORKING WITH OWNER
3/12/2021	1037 S. MADISON AVE.	TALL GRASS/WEEDS	R/C	3/27/2021	CUT
3/12/2021	1228 S. MASISON AVE,	JUNK VEHICLE IN YARD, EXPIRED TAG	R/C	3/27/2021	MOVED
3/12/2021	204 SORRELLS ST.	YARD NEEDS CLEANING	R/C	3/27/2021	CLEANED
3/15/2021	208 SORRELLS ST.	TALL GRASS/WEEDS	R/C	3/30/2021	CUT
3/15/2021	331 TURNER ST.	TRASH IN YARD	R/C	3/30/2021	CLEANED
3/15/2021	312 MARABLW ST.	TALL GRASS/WEED	R/C	3/30/2021	CUT
3/15/2021	206 SORRELLS ST.	OLD TREE IN YARD	R/C	3/30/2021	CLEANED
3/16/2021	955 E. SPRING ST.	TRASH ON GROUNDS	R/C	4/1/2021	SPOKE WITH MANAGER
3/16/2021	614 E. SPRING ST.	TRASH ON GROUNDS	R/C	4/1/2021	SPOKE WITH MANAGER
3/16/2021	419 MAPLE ST.	JUNK, TRASH IN YARD	R/C	4/1/2021	CLEANED
3/17/2021	411 E. MARABLE ST.	JUNK IN YARD, TALL GRASS/WEEDS	R/C	4/2/2021	CLEANED, CUT

3/17/2021	340 E. MARABLE ST.	TALL GRASS/WEEDS	R/C	4/2/2021	CUT
3/17/2021	918 ALCOVY ST.	TRASH/JUNK IN YARD, TALL GRASS/WEEDS	R/C	4/2/2021	CLEANED, CUT
3/17/2021	131 FELKER DR.	TALL GRASS/WEEDS, JUNK IN YARD	R/C	4/2/2021	CLEANED
3/18/2021	909 CHURCH ST.	TALL GRASS/WEEDS	R/C	4/3/2021	CUT
3/18/2021	1010 ALCOVY ST.	JUNK/TRASH IN YARD, TIRES	R/C	4/3/2021	CLEANED
3/18/2021	900 ALCOVY ST.	TALL GRASS/WEEDS, BUSHES	R/C	4/3/2021	CUT, PLAN IN PLACE FOR BUSHES
3/22/2021	1023 S. MADISON AVE.	JUNK IN BACK YARD	R/C	4/7/2021	CLEANED
3/22/2021	319 S. MADISON AVE.	TALL GRASS/WEEDS	R/C	4/7/2021	CUT
3/22/2021	345 S. MADISON AVE.	TALL GRASS/WEEDS	R/C	4/7/2021	CUT
3/22/2021	132-B SORRELLS ST.	TRASH/TIRES IN YARD	R/C	4/7/2021	CLEANED
3/23/2021	132-A SORRELLS ST.	JUNK/TRASH IN YARD	R/C	4/8/2021	CLEANED
3/23/2021	315 S. MADISON AVE.	TALL GRASS/WEEDS	R/C	4/8/2021	CUT
3/23/2021	217 REEDWAY	TALL GRASS/WEEDS	R/C	4/8/2021	CUT
3/24/2021	415 REEDWAY	TALL GRASS/WEEDS	R/C	4/8/2021	CUT
3/24/2021	130 SORRELLS ST.	TALL GRASS/WEEDS	R/C	4/8/2021	CUT
3/24/2021	203 SORRELLS ST.	TALL GRASS/WEEDS	R/C	4/8/2021	CUT
3/25/2021	207 SORRELLS ST.	JUNK/TRASH IN YARD	R/C	4/9/2021	WORKING WITH OWNER
3/25/2021	706 E. MARABLE ST.	WOOD, JUNK IN YARD	R/C	4/9/2021	CLEANED
3/25/2021	410 MILL ST.	TALL GRASS/WEEDS	R/C	4/10/2021	CUT
3/26/2021	231 E. MARABLE ST.	TALL GRASS/WEEDS	R/C	4/11/2021	CUT
3/26/2021	258 N. MIDLAND AVE.	JUNK VEHICLE, VEHICLE PARTS, JUNK ITEMS	R/C	4/11/2021	WORKING WITH OWNER
3/26/2021	GLEN IRIS DR.	TALL GRASS/WEEDS	R/C	4/11/2021	CUT
3/26/2021	119 WEST RIDGE AVE.	TRASH DUMPED ON CURBSIDE	R/C	4/11/2021	CONTACT MADE WITH OWNER
3/29/2021	512 GATEWOOD DR.	TALL GRASS/WEEDS	R/C	4/14/2021	CUT
3/29/2021	802 MARABLE ST.	TALL GRASS/WEEDS	R/C	4/14/2021	CUT
3/29/2021	519 WALTON RD.	JUNK IN YARD	R/C	4/14/2021	CLEANED
3/30/2021	139 W. MARABLE ST.	OPEN OUTDOOR STORAGE	R/C	4/15/2021	CLEANED
3/30/2021	227 MARABLE ST.	TALL GRASS/WEEDS	R/C	4/15/2021	CUT
3/30/2021	306 MARABLE ST.	TALL GRASS/WEEDS	R/C	4/15/2021	CUT
3/31/2021	1002 WINDSOR DR.	VEHICLE IN YARD, TALL GRASS	R/C	4/16/2021	CUT
3/31/2021	1008 WINSOR DR.	TALL GRASS/WEEDS	R/C	4/16/2021	CUT
3/31/2021	343 MADISON AVE.	TALL GRASS/WEEDS	R/C	4/16/2021	CUT
3/31/2021	347 MADISON AVE.	JUNK IN YARD, TIRES	R/C	4/16/2021	CLEANED



**To:** Planning & Code Committee  
**From:** Sadie Krawczyk  
**Department:** Economic Development  
**Date:** 05-04-2021  
**Subject:** Master Plan Design Services - Old Walton Plaza Shopping Center

**Budget Account/Project Name:** BLAINE STATION MASTER PLAN/PLANNED DISTRICTS ZONING UPDATE  
**Funding Sources:** General Fund

<b>Budget Allocation:</b>	\$38,200.00	
<b>Budget Available:</b>	\$38,200.00	(pending budget amendment approval)
<b>Requested Expense:</b>	\$38,200.00	<b>Company of Purchase:</b> Lord Aeck Sargent

**Description:**  
 Lord Aeck Sargent submitted the attached proposal to provide the scope of services stated in the RFQ. City staff recommends approval to hire the firm to perform tasks listed therein.

**Background:**  
 The City of Monroe issued a Request for Qualifications (RFQ) for Professional Consulting & Planning Services to develop a Planned Commercial Development zoning and review and offer updates to the City's Planned Development District zoning sections in general. 7 firms responded to the RFQ, and the selection committee individually reviewed and rated each submission.

**Attachment(s):**  
 Lord Aeck Sargent Statement of Qualifications for Professional Consulting & Planning Services





REQUEST FOR QUALIFICATIONS

City of Monroe

Professional Consulting & Planning Services

APRIL 27, 2021





April 27, 2021

Sadie Krawczyk  
215 North Broad Street,  
2nd Floor Monroe, GA 30655

Re: Request for Qualifications Professional Consulting & Planning Services



1175 Peachtree Street NE  
Suite 2400  
Atlanta, GA 30361

Dear Ms. Krawczyk:

When the City purchased 140 Blaine Street, it paved the way for ideal situation. As community planners and architects who work in downtown and small city settings frequently, we are constantly seeking ways to encourage compatible, responsible and appropriate development. One of our biggest suggestions to our municipal clients is "control the land." In this case, the City of Monroe is ahead of the game.

As Downtown and the City as a whole continues to boom, new development will be increasingly difficult to control. The east side of Downtown is no different. Once a small commercial node, the area in and the area in and around 140 Blaine Street has undergone a fair amount of change. Proactively controlling the future of this site provides the opportunity to chart a new path for this somewhat forgotten side of town.

Creating a Pattern Book is an ideal way to set the tone for this site and put future development in the terms desired by the City. If done well, it can be a model for expressing community desires in built form, both for this site as well for future projects that use the Planned Development zoning mechanism. Most importantly, the Pattern Book can create limits and expectations under which those who develop this site in the future must conform. However, one of the pitfalls of some pattern books or similar zoning control mechanisms is creating a tool that is so prescriptive that either it simply isn't realistic or buildable, or it is so cumbersome that it discourages future investors from even trying.

It is in this balance between "community ideals" and "real estate realities" in which we believe we are uniquely qualified to take on this endeavor. Our planners and architects are equally adept at working for the public sector to create visionary plans and the private sector to create buildable private developments that are responsive to community desires. We do both every day.

The effort will be led by our Urban Design, Planning and Landscape Architecture studio – a group with significant experience working on community-based planning efforts in the metro Atlanta region. Our urban designers bring a sensitivity to the impact building character and scale has on placemaking. We seek to create places that are scaled to people, that are walkable, and that are integrated into their context. We designed and built miles of streetscape, hundreds of acres of open space and collaborated with countless cities on Downtown plans. We will be supported by our mixed-use architects who have deep experience working through complex zoning codes and Planned Development processes for private developers that have resulted in millions of square feet of built, walkable, compatible mixed-use development.

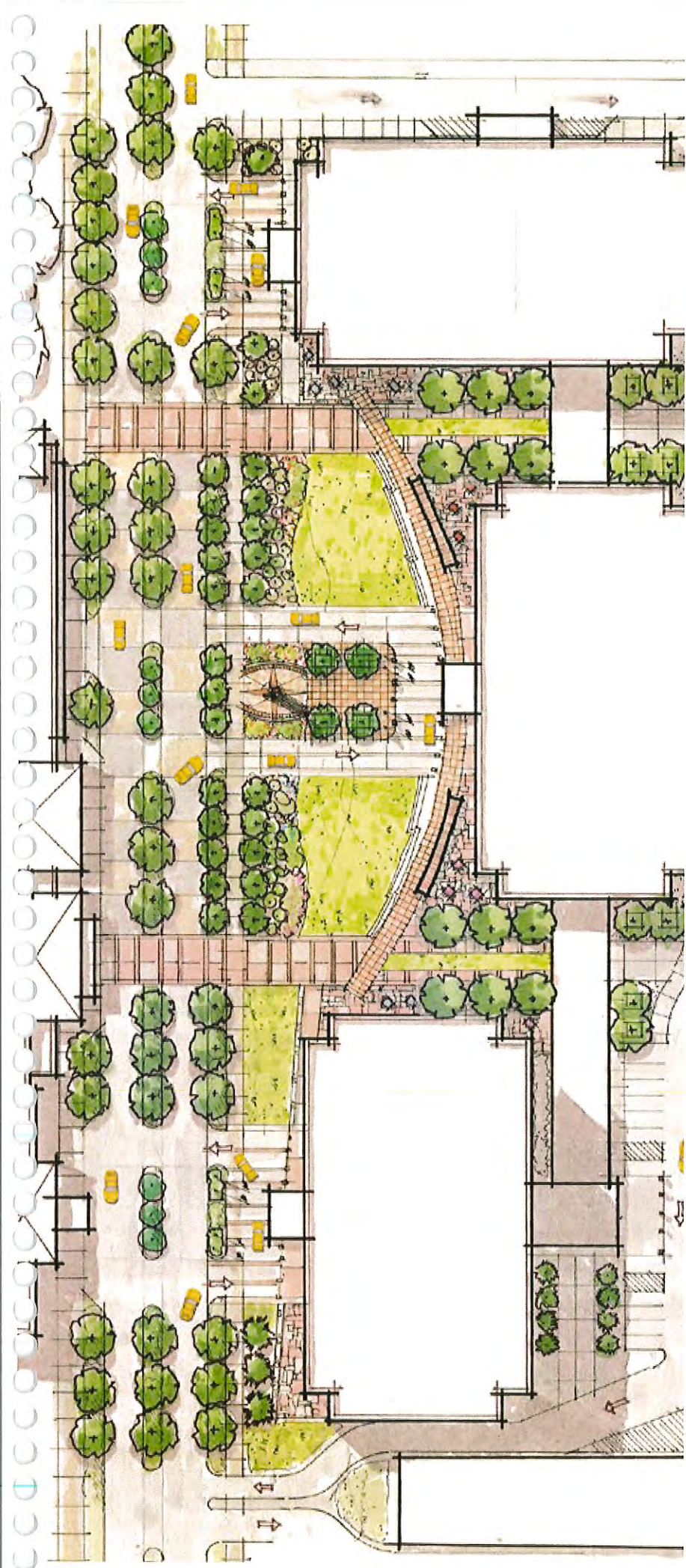
In short, our team of experts can deliver you a product that is driven by community ideals, yet is responsive to the realities of private real estate fundamentals. Finding that perfect balance is what we do best!

Thank you for the opportunity to proposed on this fascinating project and we look forward to working with your and your team!

Sincerely,

Robert Begle  
Principal | Urban Design, Planning & Landscape Architecture  
D 404-253-2501  
BBegle@lordaecksargent.com





# Contents

- 01 Technical Approach
- 02 Firm History
- 03 Previous Experience
- 04 References
- 05 Staff Qualifications
- 06 Cost





## Technical Approach

Monroe is one of the more uniquely located cities in Georgia. The city is situated half-way between Atlanta and Athens and lies in the center of a ring of smaller cities including Loganville, Conyers, Covington, Social Circle, Lawrenceville, Winder and Watkinsville. This convenient location helped drive a commuter population base, sustained an antiques tourist market and led to a regional Walmart distribution center. Not surprisingly, the City of Monroe has grown to follow suit with 2021 seeing the City's all-time high in population (estimated). In short, Monroe is a great place to live in that "you can get anywhere from here."

But recent years have also been witness to a different kind of energy in Monroe. Instead of a focus on "going somewhere" people in Monroe are also thinking about "what happens here." Like many cities in America, Monroe's Downtown has been reemerging as a place to be. New storefronts, improved streetscapes, local breweries, Broad Street shops and community events are all enhancing Downtown Monroe as a vibrant and active place. And as Downtown has boomed, new development pressures are coming to bear. Projects like the Monroe Pavilion are providing new opportunities, but are also testing the nature of what Monroe wants to be, how it wants to look, and how it wants to feel.

It can often be difficult to try and react to private development as it is occurring and attempt to wrestle it into a form that is compatible with community values. Which is why the property at 140 Blaine Street is such a unique opportunity for Monroe. As a city-owned piece of land, the future development of this site can be proactively dictated in a manner that sets a tone for new compatible development throughout the City as a whole.

In order to achieve that goal, we believe this study will need to answer several fundamental questions:

- What is the City's vision for new mixed-use development on this site? What does it want to look and feel like?
- Can this vision actually be achieved through eventual redevelopment? Does the vision fit on the site? Is it realistic from a real estate development perspective?
- How can this site become a "place" and not just a "project?" How do you incorporate amenities and placemaking features in a way that enhances both the site and the area around it?
- How can we ensure that new development does not compete with Downtown but rather is complimentary and additive?
- How can we design a Pattern Book that strikes a proper balance of regulatory prescription and certainty versus market flexibility?
- What are the limitations of the City's Planned Development Districts right now?
- What enhancements need to be made to both the specific prescriptions/requirements and to the entitlement process itself?

In order to answer these questions, we offer a simplified 3-month planning process on the pages that follow. We recognize that a final scope and associated fee may need to be negotiated further based on available funding and more in depth conversations. As our clients will attest, we are extremely flexible in how to best achieve the desired outcomes in a way that works best for you. However, we offer the potential scope of services below as a reasonable starting point for discussion:



## Task 1 – Getting Started

This first task will include a quick-hitting research and background effort to help our team come up to speed quickly on the site and its opportunities as well as to confirm project goals with the City. Anticipated tasks include:

- 1.1 **Establish Client Work Team:** Work with City of Monroe Project Manager to determine appropriate small project working group of City staff and stakeholders.
- 1.2 **Client Team Meeting #1:** Kick-Off: Confirm project schedule, scope of services, overall intent, current plan for existing structures. Direct planning team towards available resources. [Virtual meeting format]
- 1.3 **Site Tour:** 1-2 hour site and context tour including surrounding neighborhood/district, walking through existing buildings to remain, photo documenting all existing conditions, etc.
- 1.4 **Review Background Materials:** Review existing city plans including property surveys, floor plans, Comprehensive Development Plan, Livable Centers Initiative, nearby capital projects, known planned developments, etc. Includes plans covering immediate site and Downtown as a whole.
- 1.5 **Review Existing Planned Development Ordinance & Processes:** Understand existing Planned Development Zoning submittal requirements and prescriptions, review recent samples, discuss perceived benefits and limitations with existing planning and zoning staff.
- 1.6 **Stakeholder Interviews (if needed and desired):** Our team will conduct up to three small-group or one-on-one interviews with any internal or external stakeholders identified by the Client Team including extended city staff, elected officials, service providers, end users/operators, adjacent property owners, etc. The goal is to identify any specific needs or limitations affecting future development. [Virtual meeting format]





## Task 2 – Establishing the Vision

This second task will be geared towards understanding and facilitating the City's vision for developing the large surface parking lot on the site.

**2.1 Client Team Meeting #2: Vision Work Session:** Our staff will facilitate a +/-2-hour work session with the Client Team to explore a variety of site development options and features for the site. Our team has extensive experience in leading hands-on exercises in both in person and virtual settings, depending on client comfort level. Exercises will use a combination of 3d building blocks, pictures, real-time sketching and whiteboarding to flesh out the following elements:

- a. Acceptable/compatible building uses and development types
- a. Massing and scale, including setbacks, heights and building lengths
- a. Open spaces and landscape features
- a. Circulation, access and parking, including block lengths, internal streets and pedestrian connections
- a. Architectural and signage character, with a focus on determining which features should be regulated and to what extent (eg. guidelines versus regulations)

**2.2 Vision Testing:** Our team will take the vision ideas explored in the meeting above and test various scenarios to see how the preferred vision elements translate to actual development concepts. Concepts will be illustrated using 3-dimensional modelling software so as to get accurate impressions of scale, height and layout from multiple view angles. Architectural character preferences will be consolidated into an Image Board using sample photographs and labels highlighting key features. Concepts will also be tested against the current Planned Development ordinance to learn what elements of the ordinance need updating in order to achieve the vision.

**2.3 Client Team Meeting #3:** The 3-dimensional site development concepts will be shared in real time using "fly through" techniques in order to solicit feedback from the Client Team. [Virtual meeting format]





## Task 3 – Creating the Pattern Book

This third task will result in draft and final versions of the 140 Blaine Street Pattern Book along with key recommendations for updating the City's Planned Development ordinances.

**3.1 Draft Pattern Book:** Using feedback gained from Client Team Meeting #3, our team will prepare a complete Draft Pattern Book. The book will include these elements (at a minimum):

- a. Rendered Site Master Plan – including building and parking layouts, approximate building areas/unit counts, key dimensions or ranges (as appropriate), and open space locations
- a. Streetscape and Landscape Features – including key features, dimensions, street sections and locations (2 and 3 dimensional graphics)
- a. Design Character – including architectural features, signage parameters.

**3.2 Draft Planned Development Ordinance Updates:** Utilizing lessons learned from the work session and test fitting in Task 2, our team will provide a list of suggested changes to the existing ordinance, both in content and in process as needed. The goal will be to provide clarity, improve functionality, incentivize new development, and ensure compatibility with community desires.

**3.3 Client Team Meeting #4:** Discussion of draft pattern book and Planned Development ordinance suggestions and solicitation of Client Team edits. Client Team can be provided Draft materials in advance. [Virtual meeting format]

**3.4 Planning Commission & City Council Presentations:** Present semi-final drafts of 140 Blaine Street Pattern Book and suggested Planned Development ordinance revisions. [Meeting format as desired by applicable body]

**3.5 Final Pattern Book & Ordinance Suggestions:** Incorporate final Client Team edits as informed by Planning Commission and City Council meetings.





# Who is Lord Aeck Sargent?

Lord Aeck Sargent is a full-service, award-winning landscape architecture, urban design, planning and architecture firm with offices in Atlanta GA, Ann Arbor MI, Chapel Hill NC, Austin TX, Lexington KY, and Washington DC. We share a common mission of providing responsive design, technological expertise and exceptional service in order to provide our clients with the best possible facilities, developments and places that will serve them well into the future. The design staff at Lord Aeck Sargent represents a broad range of experiences in planning, design and construction. Our staff includes registered landscape architects, urban designers, certified planners, registered architects, preservationists, interior designers, costs estimators and zoning specialists. At Lord Aeck Sargent, our goal is to create places that have a restorative, positive impact on their inhabitants and reduce the negative impact of construction on the environment. Our firm has multiple, overlapping practice areas. We frequently collaborate across a variety of areas of expertise in order to arrive at solutions that are holistic and integrated.

## Urban Design & Planning

With a focus on the design of walkable, livable urban communities, we approach the built environment of each community as a "collage" of its unique people, politics and place. We believe in the principles of good urbanism – diversity, connectivity, sustainability. We are known for our strengths in public involvement, graphic communication and implementation strategies. Our plans have resulted in thousands of new housing units, numerous mixed-use developments, first-class schools and institutions, hundreds of acres of new parks and open space, miles of streetscape and dozens of memorable places. Our experience in fostering good communications helps our clients develop projects that "fit" and that are well integrated into the larger community.

## Downtown planning

Either through LAS or our precursor firm Urban Collage, our team of community planners and designers have participated in numerous downtown planning efforts across Georgia and the Southeast. Here is a partial sample of cities and towns where we have played a significant role in downtown planning and zoning:

- Avondale Estates
- Auburn, AL
- Braselton
- Columbus, GA
- Dahlonoga
- Dallas
- Decatur
- Douglas
- Dunwoody
- Fayetteville
- Garden City
- Griffin
- Holly Springs
- Kennesaw
- Newnan
- Norcross
- Palmetto
- Peachtree Corners
- Pensacola, FL
- Snellville
- Social Circle
- Suwanee
- Tucker
- Valdosta

Our downtown planning efforts frequently result in changes to zoning ordinances and development codes in order to set the stage for new development that is compatible with planning visions.

## Mixed-Use Development

Lord Aeck Sargent has worked for hundreds of developers designing and building true mixed-use places. Our projects have ranged in size from single-family, to townhomes, to mixed-use village centers, to higher density urban mixed-use, all with a focus on creating people-oriented places. Many of our private sector developments included complex upfront zoning and entitlement efforts. These typically include stakeholder negotiations, government administrative requirements, design studies and in some cases customized Planned Unit Developments.

## Placemaking

Our communities are shaped by both the architectural quality of their buildings as well as the shared public spaces between those buildings. As part of our holistic practice for the built environment, Lord Aeck Sargent provides expertise in the design of dynamic public spaces, complete streets, and urban amenities. Our placemaking portfolio includes parks and plazas, streetscapes, bike-ped trails, temporary urban interventions and green infrastructure systems.

## Commitment to Diversity and Community

We believe that one of our strengths as a firm is the diversity and breadth of our experience. This philosophy extends into our employment practices and teaming relationships. At LAS, minority and female team members make up 58% of our professional staff– highly exceeding the national average. We proactively seek to include Disadvantaged and/or Small Business Enterprises (DBE/SBE's) consultants on any LAS project where it makes sense for the scope of work and the context. In addition, we believe in giving back to the communities in which we work. This includes numerous pro-bono efforts, community volunteerism by our staff and by participating in such efforts as the OnePlus program ([www.theoneplus.org](http://www.theoneplus.org)), the Just Label ([www.living-future.org/just/](http://www.living-future.org/just/)) and the 2030 Challenge ([www.architecture2030.org/2030\\_challenges/2030-challenge](http://www.architecture2030.org/2030_challenges/2030-challenge)).





# Previous Experience





## Avondale Estates Urban Design & Zoning Study

City of Avondale Estates | Avondale Estates, GA | Size: +/-60 acres

In support of the ratification of a new street grid and a rezoning process, the City of Avondale Estates hired Lord Aeck Sargent to develop an Urban Design Framework and zoning assessment for its Downtown core. This study focused on the physical parameters of the public and private realm to ensure that its development would be in harmony with the existing sense of place and the desired future scale of Downtown. Utilizing 2D & 3D modeling, the study addressed street grading, street character, development mass & scale, and potential development scenarios to help articulate the urban design framework in a highly graphic and understandable manner.

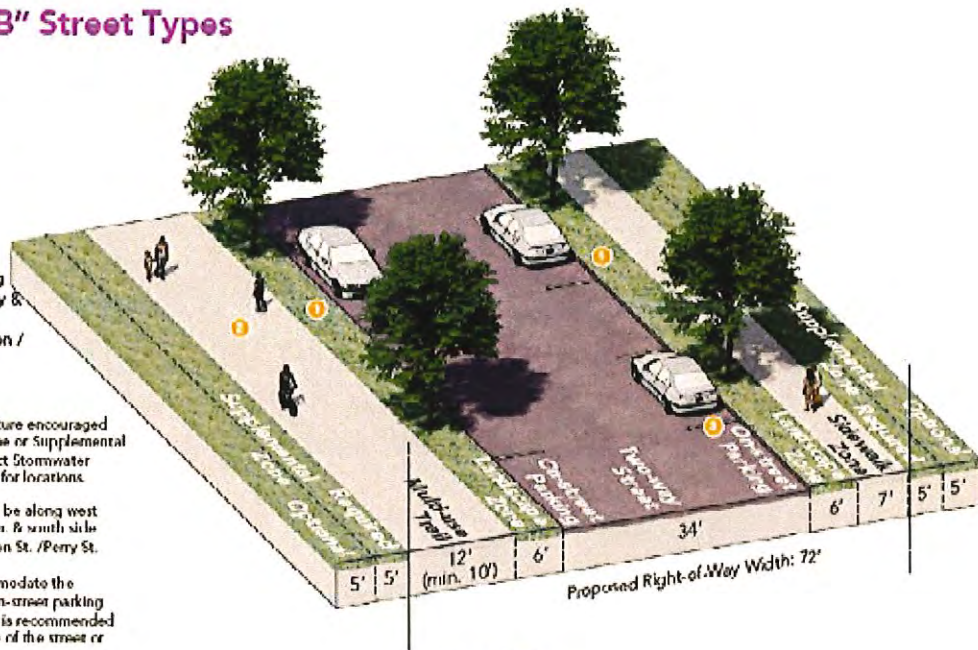


# Typical "B" Street Types

## B.1 Street

Key multimodal streets connecting Northern Gateway & Stone Mountain Trail to Town Green / Rail Arts District.

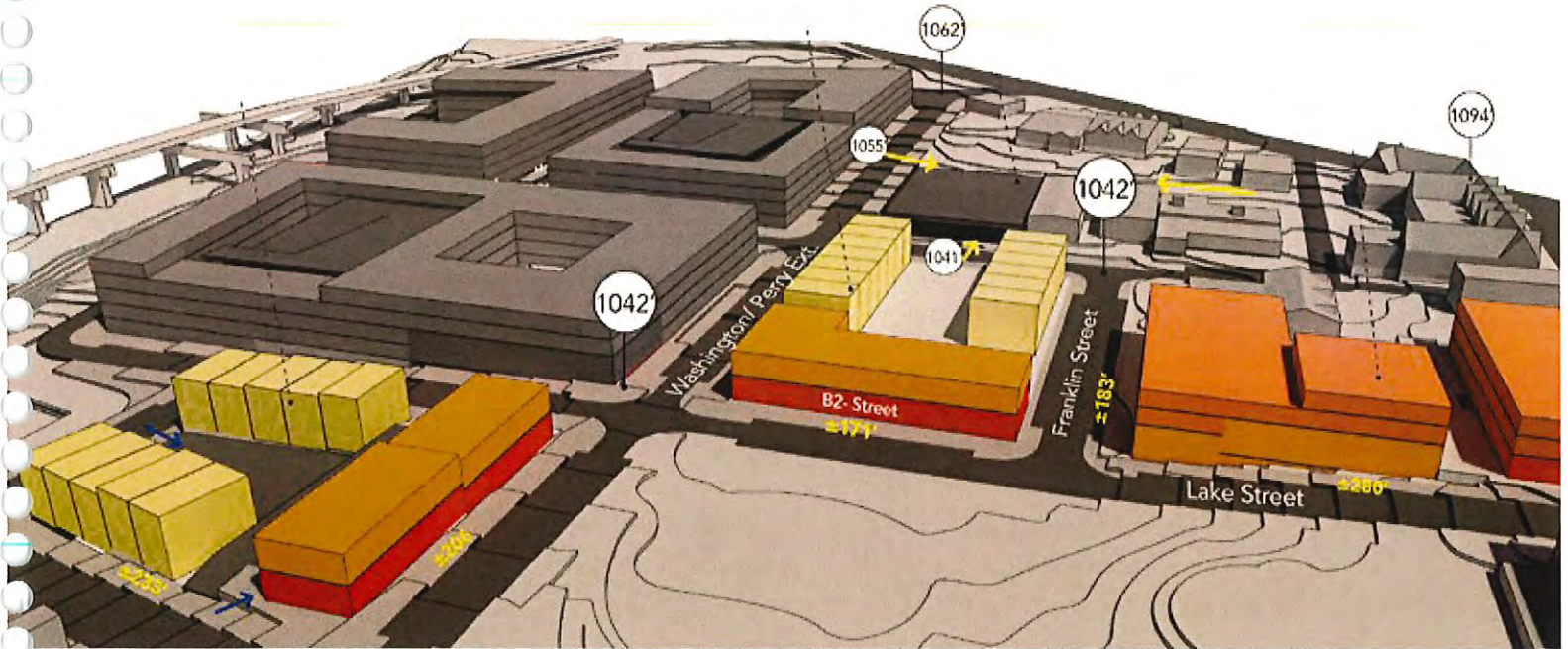
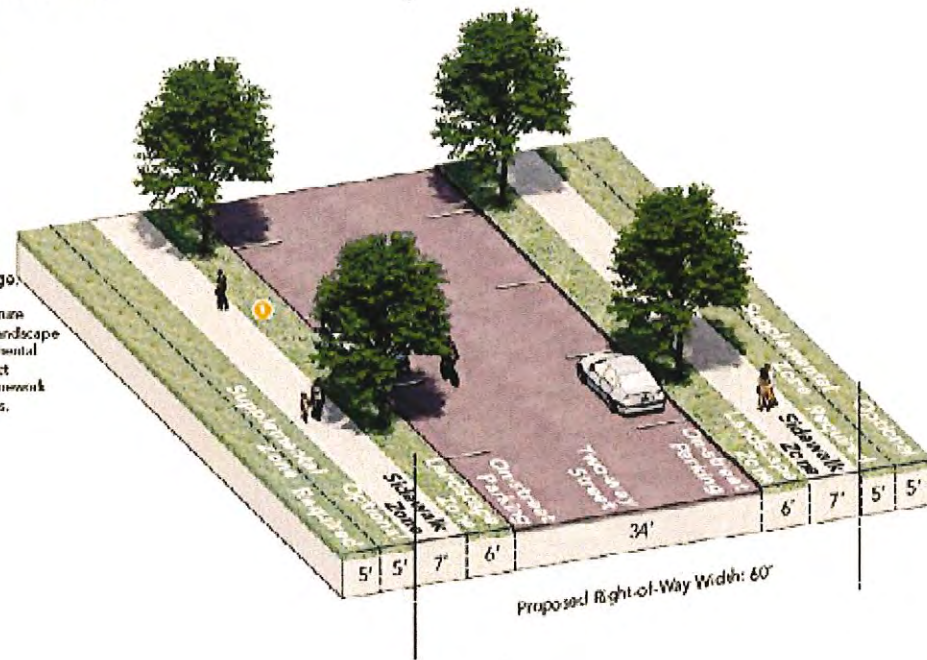
- 1 Green infrastructure encouraged in landscape zone or Supplemental Zone. See District Stormwater Framework Plan for locations.
- 2 Multi-use trail to be along west side of Laredo Dr. & south side along Washington St. / Perry St.
- 3 In order to accommodate the multi-use trail, on-street parking for Laredo Drive is recommended on only one side of the street or not at all.



## B.2 Street

Typical Walkable Street for new street grid frontage.

- 1 Green infrastructure encouraged in landscape zone or Supplemental Zone. See District Stormwater Framework Plan for locations.





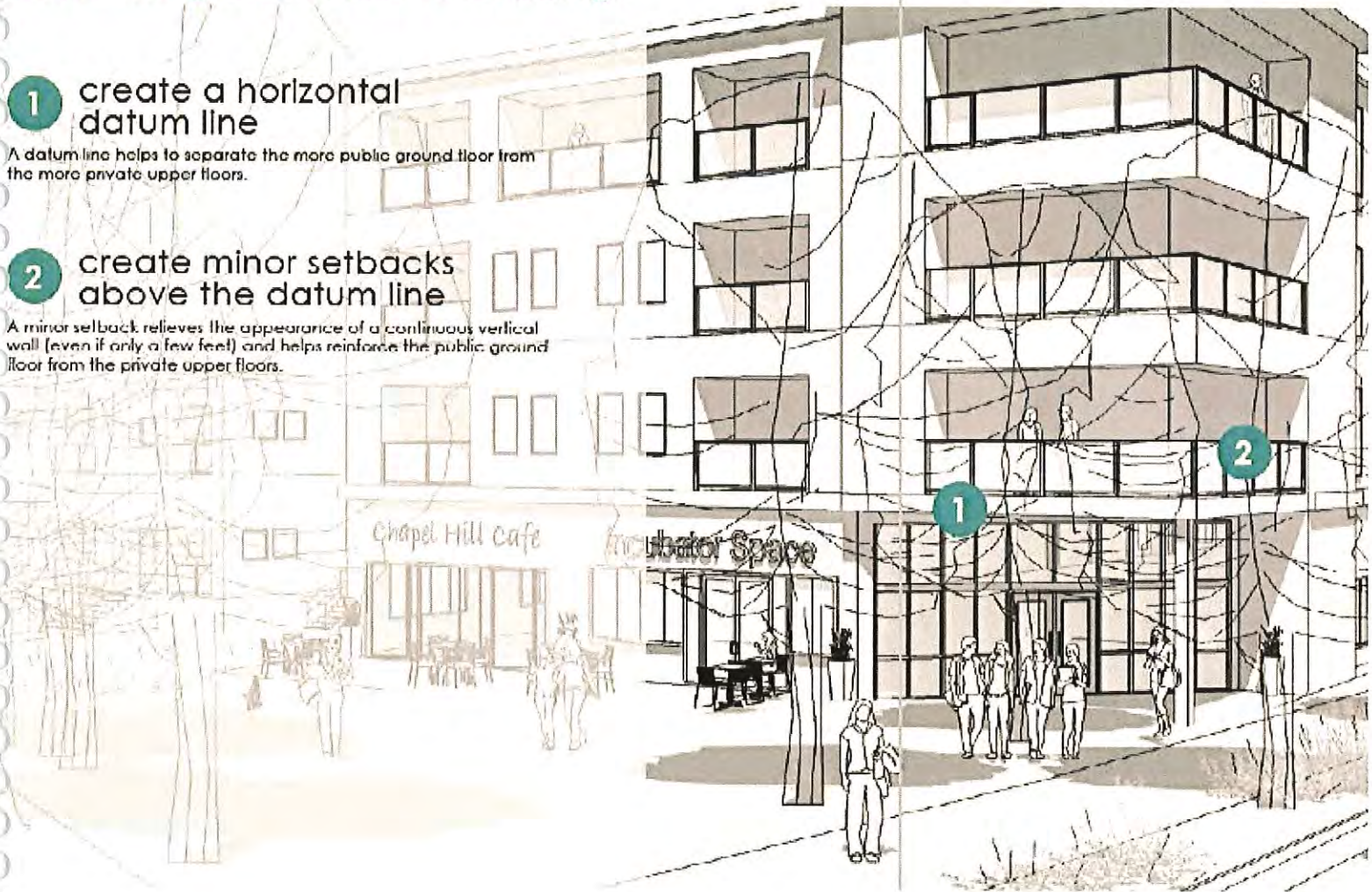
## Refine the ground floor of buildings

### 1 create a horizontal datum line

A datum line helps to separate the more public ground floor from the more private upper floors.

### 2 create minor setbacks above the datum line

A minor setback relieves the appearance of a continuous vertical wall (even if only a few feet) and helps reinforce the public ground floor from the private upper floors.



## West Rosemary Street Development Guidelines

Town of Chapel Hill | Chapel Hill, NC | Cost: \$73,000

The West Rosemary Street Development Guide sets forth a commercial and economic development vision for the West Rosemary Street corridor that is feasible from a market perspective and is consistent with the vision statements of the Northside Neighborhood Conservation District (NCD). The project sought to resolve the tension between the goals of neighborhood conservation and economic development that are associated with the zoning overlays along the West Rosemary Street corridor by asking the question, “is it possible to develop a vibrant commercial and economic development corridor along West Rosemary Street that is consistent with the Vision Statements of the Northside NCD?”

The Guide sets out to provide guidance for public, private, and nonprofit groups to make future decisions about this key Downtown corridor. Recommendations for all new development along the corridor require that four key areas are addressed:

- Community benefits (local and minority-owned business, affordable housing, homeownership, and cultural identity)
- Development framework (development opportunities, traffic and safety, open space, green overlay, parking, and transit)
- Public realm (pedestrian experience, inviting public spaces, circulation, and hiding service)
- Building design (defining and activating the ground floor, façade articulation, screening infrastructure, and neighborhood transitions)

The Guide provides a foundation for ongoing collaboration between the Town and the Northside community to address economic development and commercial development issues and opportunities, and provide guidance to Town staff, Town Advisory Boards/Commissions, and project applicants on expectations for the future economic growth of the area.





**6** encourage the use of canopies

Canopies help to define the ground floor, draw attention to retail spaces, and create more comfortable microclimates for patrons and pedestrians alike.

**7** allow for pedestrian-scale signage and amenities

Encourage the use of awnings, perpendicular signage, sandwich boards, small urban planters, etc. to provide a human/pedestrian scale to add visual interest.

**8** denote public and private spaces

Distinguish between public and semi-public uses, such as outdoor seating for bars and restaurants, with a minimum of a change in pavement type to delineate the space.

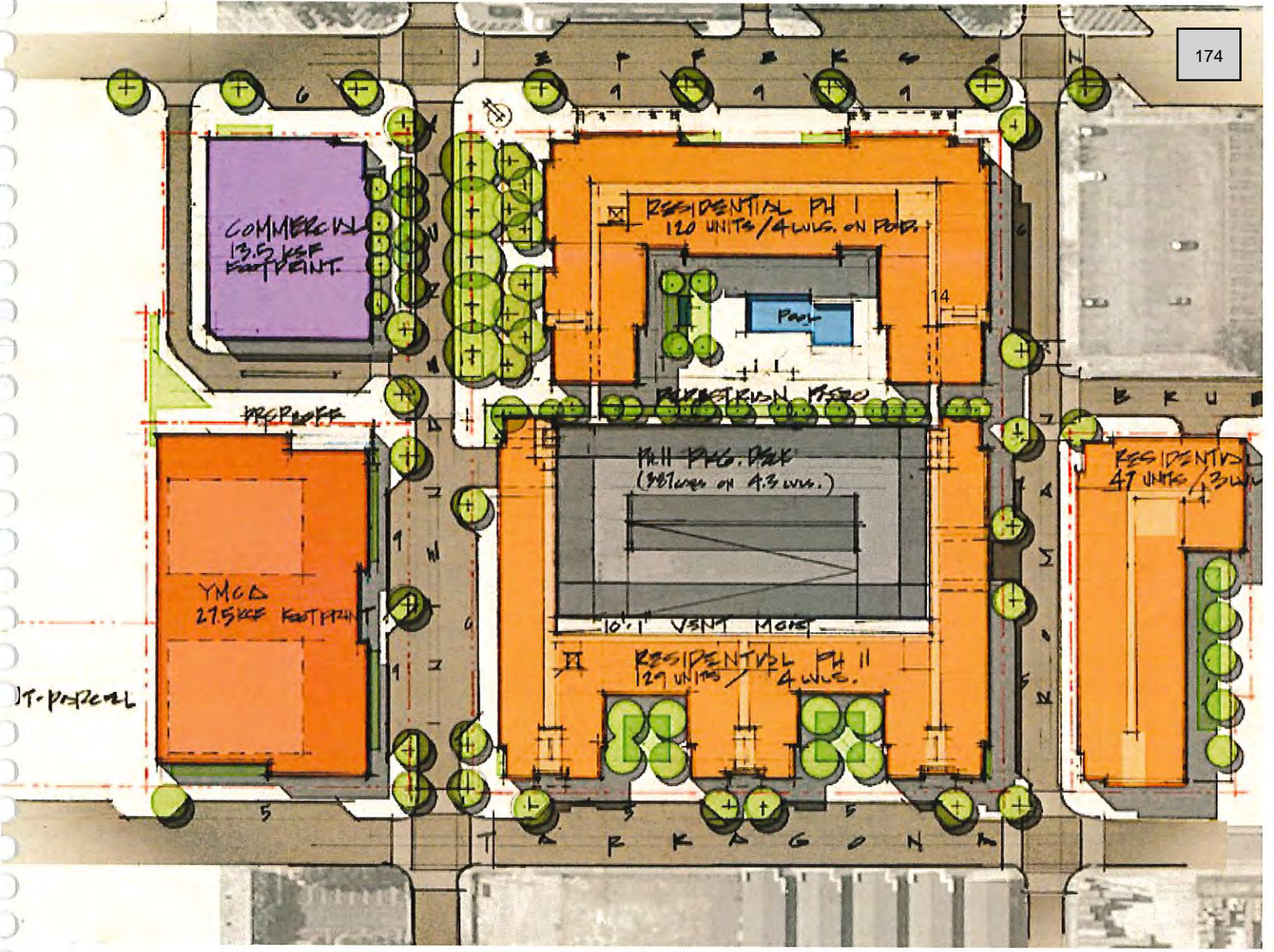
**9** discourage excessive window tinting

Restrict the amount of window tinting (clear glass only) or spandrel glass at the ground floor unless required for some form of green building certification so that pedestrians can see into ground floor spaces.

Make provisions for types of glass or films that discourage birds from flying into the glass.







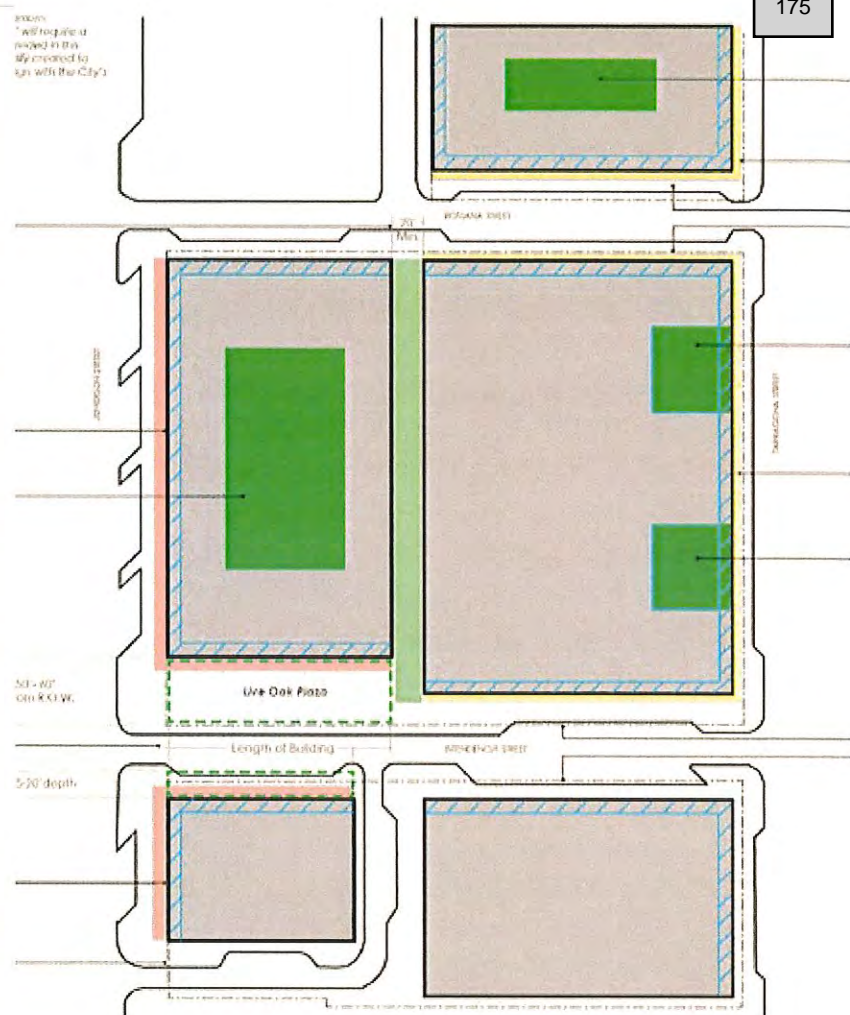
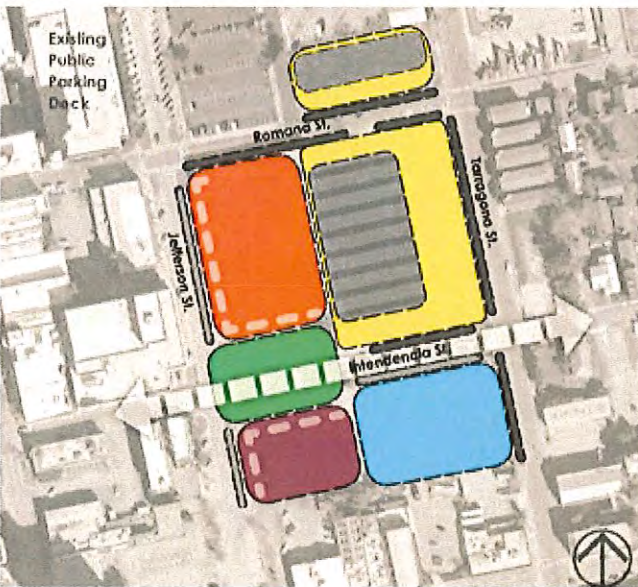
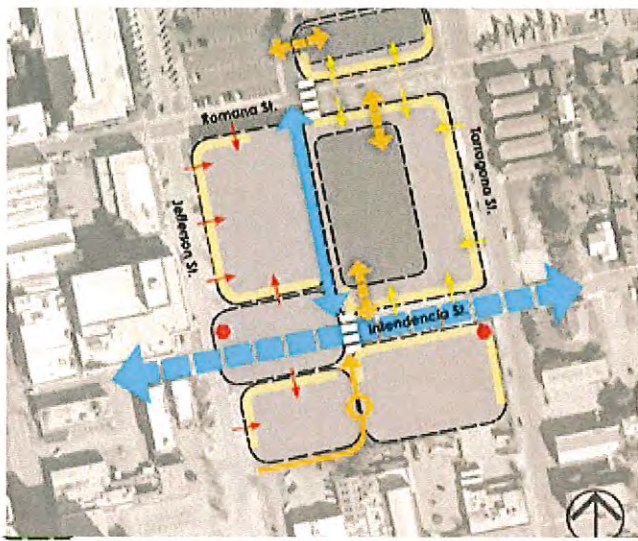
# Pensacola PNJ Site Development Pattern Book

Daily Convo, LLC / The Dawson Company | Pensacola, FL | Cost: \$44,000

Previously the home of the Pensacola News Journal, this redevelopment site is a 5.85 acre parcel in a pivotal location between the Palafox Historic District and the Seville Historic District in Downtown Pensacola, Florida. This project for a private developer focused on a Place-Making Master Plan created to ensure a consistent vision throughout implementation. Utilizing a series of urban design framework diagrams, the plan emphasizes the relationship between the public realm and the future mixed-use development consisting of retail, residential, a YMCA, and other commercial uses. Concurrently, a focal point of this plan is to accent the existing elements that already create a "sense of place". This includes features such as a plaza designed around several on-site mature Oak trees, the reutilization of historic Spanish bricks within a pedestrian path, and development guidelines that

reinforce the surrounding architectural vernacular. As one of the first developments of its kind in Pensacola, the ultimate goal was to create context-sensitive framework that evokes an appealing identity of its own but also establishes a much needed nexus between the surrounding historic districts.





Small step backs above retail



D.2- Varied architectural expressions/materials



D.3- Appearance of multiple building bays



Small setbacks at entrances



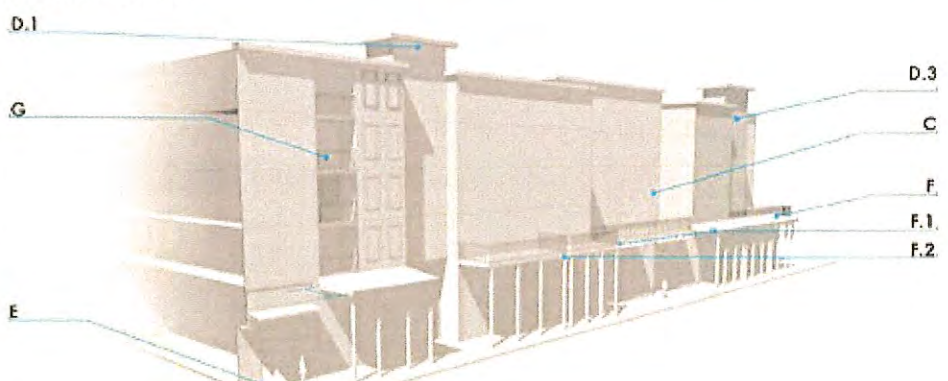
F- Extended second floor balconies



G- Upper story balconies + step backs

- A- Building heights step down at the east end of the project to reflect the smaller scale of the Seville Historic District
  - A.1 Jefferson Street Frontages: Mixed-Use Residential = 4-5 stories tall, Commercial Mixed-Use = 4-3 stories tall
  - A.2 Taragona Street Frontages: Residential = 3-4 stories tall, YMCA = 2-3 stories tall
- B- Break up building massing along Taragona Street to help transition into the Seville Historic District and reduce exposure of building front to locomotive noise
- C- Small building step backs (5-10 feet) at the juncture between storefront retail and upper level uses to help reinforce a scale that is compatible with Palatka Place—does not have to be continuous
- D- Varied massing/scale features within each block face to avoid a monolithic appearance
  - D.1- Varied cornice heights
  - D.2- Varied architectural expression/detail/materials
  - D.3- Appearance of multiple building bays
- E- Small insets of main building envelope but not necessarily evenly spaced
- F- Use second level balconies or overhangs to create arcades over some storefront retail locations
  - F.1- Avoid long, uninterrupted arcades over entire block face
  - F.2- Some second level balconies should extend out over public sidewalk right-of-way
- G- Upper story residential balconies to create additional "eyes on the street"

Massing & Scale Guidelines



A/B- Building Height & Massing







## Asheville Affordable Housing Due Diligence

City of Asheville | Asheville, NC | Cost: \$240,660

The City of Asheville hired Lord Aeck Sargent (LAS) to assess three city-owned “high impact” sites for developing affordable housing in and around downtown. With a recently approved \$25 million Affordable Housing Bond, these sites represent an opportunity to begin to pro-actively address the City’s current gap in affordable units. During the 9-month planning process, LAS performed a wide variety of assessments for each site including: urban design, site suitability for mixed-income housing and mixed-use development, zoning strategies densities and massing, and open space. The potential site development scenarios aligned with detailed economic pro forma scenario testing and affordable housing financing strategies (prepared by Bleakly Advisory Group) to provide the City with a tool to determine the most effective use of bond funds. The final plan document sets the stage for the procurement of a development partner(s).









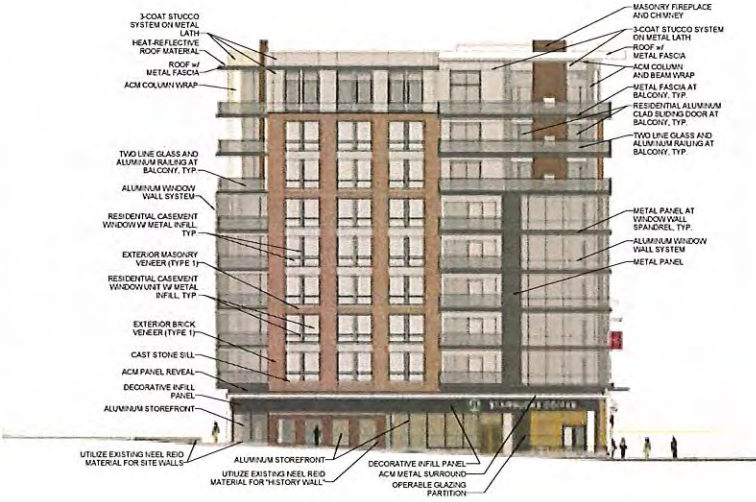
# Entitlement Services

## Multiple Private Sector Development Clients

Entitlement is a broadly used term to describe the process of ensuring that a project has received formal approval for its intended use, type, and intensity. Lord Aeck Sargent has a successful history of providing entitlement services that focus on preliminary design aimed at helping our clients bridge the gap between private development and municipal/governmental planning agencies.

We have particular experience in helping our clients achieve their development goals within the framework of the local zoning process. While the process can look different depending on the size and complexity of the project, it often involves a combination of the following services: programming, site analysis, zoning analysis, meeting with the community, meeting with the planning commission, and zoning support design documentation. In short, we help translate development goals into quantifiable/graphic representations to ensure that the project meets the expectations of our development partners and the local community.

Note: Developer references can be provided upon request















# Organizational Chart



*"After calling Monroe my home for 10+ years, I take special interest in the community. As someone who has seen and experienced the growth of Downtown Monroe, I am very excited to see this next phase of opportunity for the city." - Julia Doolittle*





## Robert Begle

Principal | Project Manager

### Credentials

Masters of Architecture, Georgia Institute of Technology, 1993  
 Bachelor of Science in Architecture, University of Michigan, 1989  
 Enterprise Green Communities Technical Advisor, 2015

### Affiliations

American Planning Association, Member  
 Georgia Planning Association, Member  
 Urban Land Institute
 

- ULI Atlanta, Urban Plan Program Facilitator, 2009 - Present
- ULI Technical Assistance Panels, 2003 - Present

 Georgia Downtown Association, Member, 2014 - 2018  
 Sandy Springs Revitalization Inc.
 

- Board Member, 2006 - 2018
- Urban Design Committee Chair, 2006 - 2008

 Atlanta Public Art Legacy Board, 2004 - 2012

### Project Experience

**Avondale Estates Downtown Urban Design & Mobility Study**  
 City of Avondale Estates, GA

**Oklahoma City Residential Pattern Book**  
 Oklahoma City, OK

**PNJ Site Mixed Use Development Standards**  
 Pensacola, FL

**Atlantic Realty – Briarcliff & Clairmont Entitlement Package**  
 Atlanta, GA

**Midtown Alliance Public Spaces Program, Project Director**  
 Midtown Alliance, GA

**Downtown Decatur Transitional Zoning**  
 Decatur, GA

**Auburn Downtown Master Plan**  
 Auburn, AL

**Douglas Downtown Master Plan**  
 Douglas, GA

**Brookhaven/Peachtree Overlay Zoning District**  
 DeKalb County, GA

**Buckhead SPI-9 Zoning Code Update**  
 Atlanta, GA

**Milton State Route 9 Design Guidelines**  
 Milton, GA

**Phenix City Commercial Redevelopment Guidelines**  
 Phenix City, AL

**Rosewood Hills Design Guidelines Pattern Book**  
 Columbia, SC





**Travis Ridenbaugh** RA  
Director, Housing & Mixed Use,  
Mixed-Use Architect

**Credentials**

Registered Architect: GA  
Master of Architecture, Georgia Institute  
of Technology, 2004  
Bachelor of Science, Architecture, Ohio  
State University, 2001  
NCARB Certificate Holder

Travis has extensive design experience across a broad range of project and building types. He approaches each project as a collaboration, both listening to the client’s needs and communicating with them to arrive at a true understanding of what they would like the design to embody.

Travis has coordinated design team documents from preliminary vision, through entitlement and zoning up to construction administration for large scale building projects. His ability to multi-task under time pressure, listen and communicate effectively, and integrate vastly different people and personalities toward a common goal, allows him to coordinate complex design problems from concept through delivery.

**Project Experience**

**The Metropolitan Birmingham**  
Bomasada Group, Inc., Birmingham, AL

**The Charles**  
The Loudermilk Companies, Atlanta, GA

**Seventh Midtown**  
The Loudermilk Companies, Atlanta, GA

**Modera Morningside**  
Mill Creek Residential Trust, Atlanta, GA

**Anthem on Ashley**  
North American Properties | Atlanta, GA

**Edge on the BeltLine**  
North American Properties, Atlanta, GA

**Buckingham Louisville**  
Buckingham Companies, Louisville, KY

**Novel Music Row**  
Crescent Communities, Nashville, TN

**Lee Davis Park**  
Lee Properties Group, Raleigh, NC



## Julia Doolittle

Urban Designer

### Credentials

Masters of Urban Planning and Design,  
University of Georgia, 2020  
Bachelor of Landscape Architecture,  
University of Georgia, 2020

### Affiliations

American Society of Landscape  
Architects, Member (ASLA)  
National Olmstead Scholar, 2020

Julia Doolittle recently graduated from the University of Georgia with a Bachelors in Landscape Architecture and a Masters in Urban Planning & Design. She has been serving as a graduate assistant at UGA and interning in both landscape architecture and interior design. Julia has an appreciation of the wholistic approach to design, specifically focusing on the interaction between architecture, landscape architecture, planning, and interior design. Her research consists of an in-depth study of design standardization and the ways in which design standards affect the built-environment.

### Project Experience

**Avondale Estates Urban Design Consulting**  
City of Avondale, Avondale, GA

**Atlantic Realty - Briarcliff & Clairmont Entitlement Package**  
Atlanta, GA

**Campus Hardscape & Pedestrian Spaces**  
Morehouse School of Medicine, Atlanta, GA

**Little 5 Points Mobility Study**  
Atlanta, GA

**Bank of America Plaza Redesign**  
Atlanta, GA

**Atomic - Pratt Pullman Landscape Architecture**  
Atlanta, GA

**Camp Twin Lakes Rutledge II**  
Rutledge, Georgia

**Midtown - 15th & Peachtree Street Update**  
Atlanta, GA

**Schall Woodland**  
Oglethorpe University, Brookhaven, GA

**Midtown Alliance Public Spaces Program**  
Atlanta, GA

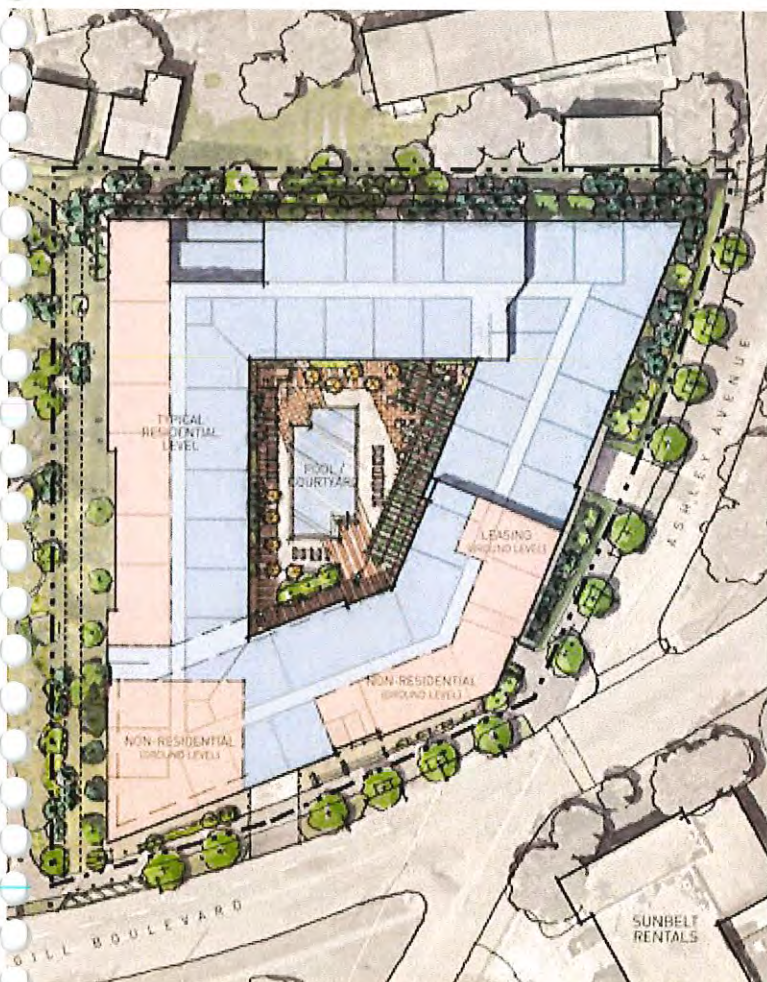
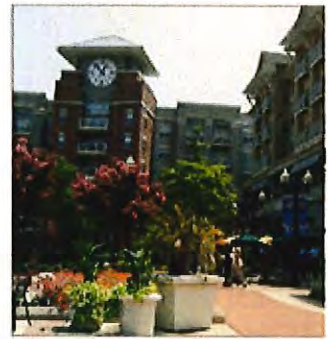
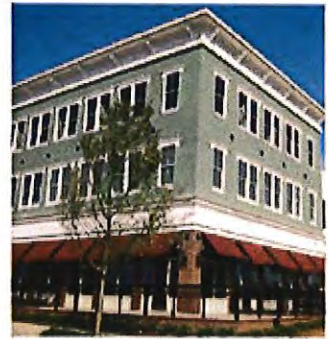
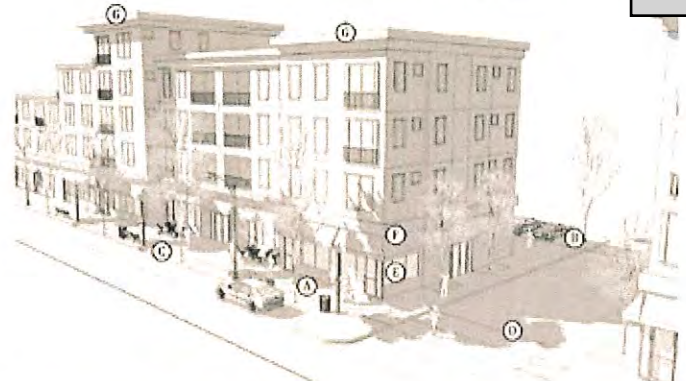
# Cost

Lord Aeck Sargent recognizes that these are unique times and municipal budgets are, and will continue to be, under threat. In the effort to be good stewards of public money, and as a demonstration of our interest for this fascinating effort, we have incorporated several “value add” mechanisms into our proposed fee:

- The fees outlined above are based on an estimated amount of labor time needed to complete each task with an associated applied hourly rate multiplier. In this case, the multiplier we are using represents rates that are generally 10% less than our typical billable hourly rates.
- We are flexible as to how you want to structure the fee. We typically provide our services for a “lump sum fee” to be billed on a monthly basis throughout the project. But we are willing, at your discretion, to work on an hourly, not-to-exceed basis if preferable and will commit to using rates generally 10% less than our typical billable rates.
- We commit to forgoing our usual allowance for reimbursable expenses and will not charge for any printing, vehicle mileage, fuel, food, materials, lodging, outside vendor costs, etc.
- All administrative labor costs for processing invoices, contract review, timesheets, project tracking, etc. will be provided free of charge.
- In order to reduce labor costs associated with the time driving from our Atlanta office to Downtown Monroe, we are proposing that many of the meetings described above be conducted in a virtual format (which we’ve had great success at doing...also good for the environment!). At your discretion, we are willing to convert some of those to in person formats if preferred but will still not charge for any labor time associated with the drive.
- We are willing to structure our contract such that you have the ability to stop work at any time and are only responsible for compensating us for work completed up to the time you give us notice to stop work.
- In the event that we have misunderstood the intent of your RFP, we are fully prepared to revisit and revise our proposed fees and scope of services further at the appropriate time and in the effort to match available resources.

TASK #1:	Getting Started	\$ 5,900
TASK #2:	Establishing the Vision	\$12,600
TASK #3:	Creating the Pattern Book	\$19,700
TOTAL PROPOSED PROJECT FEES:		\$38,200



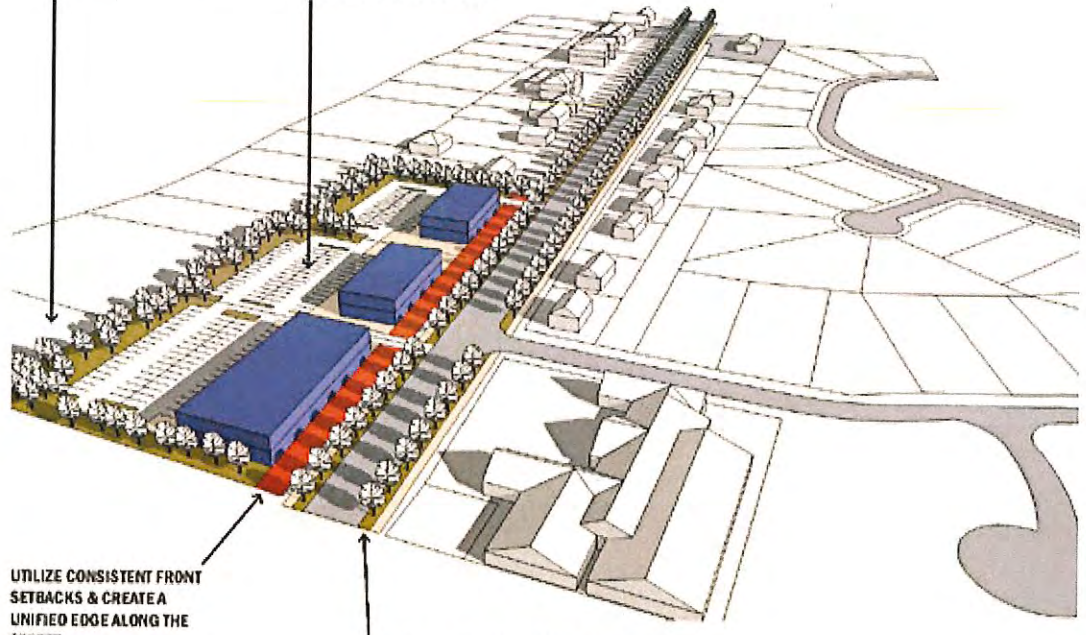






**MAINTAIN BUFFER BETWEEN OFFICE/RESIDENTIAL AREAS**

**MOVE PARKING TO REAR AND SIDES, ELIMINATE UNNECESSARY CURB CUTS**



**UTILIZE CONSISTENT FRONT SETBACKS & CREATE A UNIFIED EDGE ALONG THE STREET**

**CREATE A UNIFIED, WELL CONNECTED AND PLEASURABLE PEDESTRIAN ENVIRONMENT**





THANK YOU!



## Economic Development April Report:

- Dockdogs recap
- Volunteer Workday - NG3
- Clean Up Day reschedule - Saturday, May 8th
- Opening Day of Farmers Market - Saturday, May 8th
- New openings - Bellamie Boutique, Bold Springs Coffee, Amici



### Upcoming Events:

- Citywide Clean Up - Saturday, May 8th, 9:00 am
- First Friday Concert - Friday, May 7th
- Farmers Market Opening - Saturday, May 8th
- DDA/CVB Board Meetings - Thursday, May 13th, 8:00 am

### Ongoing Tasks:

- DCA Main Street compliance
- Retail Recruitment + Retention
- Visitors Center - open to the public

## PARKS PROJECTS & UPDATES – MAY 2021



### PILOT PARK

Pilot Park continues to thrive and as warmer weather approaches this will only increase. Shade structures in the 2021 CIP have been installed. The next major addition to the park will be the installation of a restroom later in 2021 as funding reaches the needed level. The total cost of the improvements made to Pilot Park are approximately \$303,649. There have been two speed bumps/humps put in place on High School

Avenue to slow traffic at the entrance to Pilot Park. This will be monitored over time for effectiveness and safety.

### MATHEWS PARK

The new restroom facility is installed and operational as of Monday, May 3<sup>rd</sup>. This will be the facility that we will hopefully place at other parks later in the year and years to come. There are numerous design variations to fit with each specific location. The idea is to blend while being functional and effective. The total cost of the improvements made to Mathews Park are approximately \$158,063, with more planned during the year.



### BUILDING DEMO PROGRESS

City staff utilized bad weather days to demo all non-code compliant and unsafe structures beyond repair at the various parks. Structures of this description have been removed at Mathews Park, Coker Park, EC Kidd Park, and Hammond Park. The removal of these structures will make way for easier maintenance in the future and remove unsafe havens for activities that have been taking place in the past. Athens Tech structures will soon be addressed per the MOU agreed upon by the City in 2019. As structures and certain areas of asphalt are removed, grass and plants will be put in place to create a larger greenspace and areas for activities. This project may be performed in combination with City staff and contract labor depending on the timing and depth of requirement.





**To:** Parks Committee  
**From:** Logan Propes  
**Department:** Administration  
**Date:** 05-04-2021  
**Subject:** Presentation of the Downtown Green Plan and Request for Authorization to Pursue Funding

**Budget Account/Project Name:** DOWNTOWNGREEN

**Funding Sources:** Various (SPLOST 2019, Grants, request for GMA loan)

**Budget Allocation:** N/A

**Budget Available:** Est. \$971,789.83 SPLOST, Grants, Etc.

**Requested Expense:** Est. \$3,200,000 **Company of Purchase:** Georgia Municipal Assn.

**Description:**

Staff requests the Parks Committee and subsequently full Council authorize staff to engage GMA on a lease-purchase style loan to borrow the full funding needed to complete the Downtown Green.

**Background:**

For the past several years the City of Monroe has worked diligently buying, remediating, planning, designing, and engineering the site located at 306 S. Madison Ave. for the creation of a new Downtown Monroe destination place for recreation, events, and passive activities for all ages. After purchase, the city has spent \$228,210.17 on all of these activities from the 2019 SPLOST.

In order to get the long-awaited project into construction by late this year, the City will need to accelerate the funding by getting it fully funded on the front end. We have the opportunity for multiple grants along the way, however they are reimbursable. Additionally, we have only a portion of the SPLOST proceeds needed to supplement at this time as they come in slowly. Being a lease-purchase style of loan, SPLOST would be eligible to repay the note along with any needed General Fund supplementals should that be needed. The peripheral economic development opportunities spurred from the development of the Downtown Green are almost unlimited. The City would also be able to hold most or all of its concert events and many other events at the space.

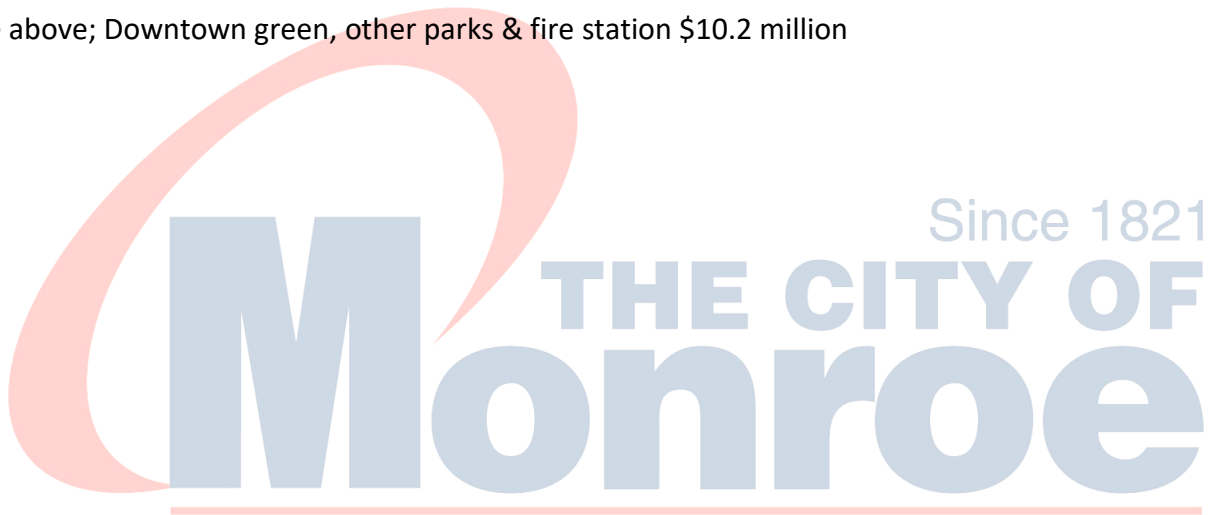
The funding noted above is what is currently available in SPLOST 2019 plus an anticipated \$500,000 reimbursable grant.

**Attachments:** *Downtown Green Final Design Presentation*

Transaction Amount	Annual Payments	
	10 Years (2.50%)	15 Years (2.75%)
\$3,200,000.00	\$365,628.04	\$263,229.35
\$6,200,000.00	\$708,404.33	\$510,006.87
\$7,200,000.00	\$822,663.09	\$592,266.05
\$10,200,000.00	\$1,165,439.38	\$839,043.57

The above amounts are based on estimates of need for various projects:

1. Downtown Green only: \$3.2 million – Current Recommendation
2. Downtown Green plus other parks: \$6.2 million
3. Downtown Green only plus Fire station: est. ~\$7.2 million
4. All the above; Downtown green, other parks & fire station \$10.2 million





**To:** Planning and Zoning / City Council  
**From:** Patrick Kelley  
**Department:** Planning, Zoning, Code and Development  
**Date:** 03-31-2021  
**Description:** Variance request at 803 E. Spring St.

**Budget Account/Project Name:** NA

**Funding Source:** 2021 NA

**Budget Allocation:** NA

**Budget Available:** NA

**Requested Expense:** \$NA **Company of Purchase:** NA

**Recommendation:** *Staff recommendation is approval without conditions*

**Background:** This property is adding a 2000 sq. ft. to an existing Orthodontic office and increasing in total parking spaces above the permitted 120% maximum based on required parking. This property will remain under the 60% maximum impervious surface area permitted by the zoning ordinance. The area of additional parking could be paved whether utilized as parking or not.

**Attachment(s):** Application, supporting documents and Variance Staff report.

**Planning  
City of Monroe, Georgia  
VARIANCE STAFF REPORT**

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**APPLICATION SUMMARY**

**VARIANCE CASE #:** VAR-000097-2021

**DATE:** March 26, 2021

**STAFF REPORT BY:** Brad Callender, City Planner

**APPLICANT NAME:** 803 Spring LLC

**PROPERTY OWNER:** 803 Spring LLC

**LOCATION:** Northeast corner of E Spring Street and Bryant Road – 803 E Spring Street

**ACREAGE:** ±0.676

**EXISTING ZONING:** B-3 (Highway Business District)

**EXISTING LAND USE:** Fully developed site with an orthodontic office building and parking area.

**ACTION REQUESTED:** The owner is requesting a variance for this property to allow more parking spaces than permitted by the Zoning Ordinance.

**STAFF RECOMMENDATION:** Staff recommends approval of this variance request as submitted without conditions.

**DATES OF SCHEDULED PUBLIC HEARINGS**

**PLANNING COMMISSION:** April 20, 2021

**CITY COUNCIL:** May 11, 2021

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**REQUEST SUMMARY**

**VARIANCE REQUEST SUMMARY:**

The applicant is requesting approval of a variance in order to construct more parking spaces than allowed under Section 520.3 of the Zoning Ordinance. Section 520.3 limits the maximum parking on a site to 120% of the minimum number of parking spaces required under Table 3, unless a variance is approved to increase the number of parking spaces beyond 120%. The applicant is requesting the variance in order to construct 27 parking spaces, which is 163% of the minimum number of required off-street parking spaces. The applicant states the need for a large amount of parking is due to the unique nature of the business. This proposed 2,000 square foot expansion of the existing office building requires consideration for a Certificate of Appropriateness from the Corridor Commission.

**PROPOSED PROJECT SUMMARY:**

- Orthodontic Office
  - Total Building Floor Area – 5,416 Sf
    - Proposed Building Addition – 2,000 Sf
    - Existing Office Floor Area – 3,416 Sf
  - Required Parking (Zoning Ordinance – Section 520.3)



- 3 spaces / 1,000 Sf & 1 space per employee – 17 parking spaces
- 120% max parking allowed – 21 parking spaces
- Requested Parking
  - 27 parking spaces or 163% of required minimum number of parking spaces

**STAFF ANALYSIS**

THE ANALYSIS OF THE APPLICATION IS MADE BASED UPON THE “STANDARDS FOR VARIANCE APPLICATION DECISIONS” AS SET FORTH IN SECTION 1430.6 OF THE *CITY OF MONROE ZONING ORDINANCE*.

- (1) **Whether there are extraordinary and exceptional conditions pertaining to the subject property because of size, shape, or topography:** The size, shape, and topography of the site are not the basis for this variance request.
- (2) **Whether the literal application of this Ordinance would create an unnecessary hardship:** No undue hardship is created through a literal application of the Zoning Ordinance.
- (3) **Whether the variance would not cause substantial detriment to the public good or impair the purposes or intent of this Ordinance:** If approved, this variance will not cause substantial detriment to the public good or impair the purposes or intent of the zoning ordinance.
- (4) **Whether a variance will no confer upon the property of the applicant any special privilege denied to other properties in the district:** If approved, this variance will not confer upon the property any special privileges denied to other properties in the same zoning district. This variance request does not result in greater building area or density otherwise permitted by the Zoning Ordinance.
- (5) **Whether the special circumstances surrounding the request for the variance are not the result of acts by the applicant:** Section 520.3 of the Zoning Ordinance contains a provision that allows for a variance to be considered in order to exceed 120% of the minimum number of required parking spaces. This provision under Section 520.3 is the basis for this variance request.
- (6) **Whether the variance is not a request to permit a use of land, buildings, or structures which is not permitted by right or by conditional use in the district:** The proposed use and structures in this request are permitted by right in the underlying B-3 zoning district.
- (7) **Whether the zoning proposal is consistent with the construction and design standards and design criteria adopted by the City of Monroe:** The proposed development appears to be consistent with the construction and design standards and criteria adopted by the City.
- (8) **Whether the variance is the minimum variance that will make possible an economically viable use of the land, building, or structure:** The requested variance is likely the minimum variance required to use the property in a manner desired by the applicant.

**STAFF RECOMMENDATION**

Based upon the City Council’s policies, decision making criteria and standards outlined in the Zoning Ordinance of the City of Monroe, staff recommends approval of the requested variance as submitted without conditions to increase the minimum number of parking spaces greater than 120% allowed on the site.



City of Monroe  
215 N. Broad Street  
Monroe, GA 30655  
(770)207-4674

# Plan Report

Plan NO.: VAR-000097-2021

Plan Type: Variance

Work Classification: Variance

Plan Status: In Review

Apply Date: 03/22/2021

Expiration:

Location Address	Parcel Number
803 E SPRING ST, MONROE, GA 30655	M0130098


Contacts	Applicant
803 SPRING LLC 2295 VINTAGE DR, WATKINSVILLE, GA 30677 (770)310-3560	practiceadmin@grayorthodontics.com

**Description:** REQUEST FOR VARIANCE OF ARTICLE V, SECT 520, TABLE 3 OF ZONING ORDINANCE - P&Z MTG 4/20/2021 @ 5:30 PM - COUNCIL MTG 5/11/2021 @ 6:00 PM  
215 N BROAD ST

Valuation:	\$0.00
Total Sq Feet:	0.00

Fees	Amount
Commercial Rezone or Variance Fee	\$200.00
<b>Total:</b>	<b>\$200.00</b>

Payments	Amt Paid
<b>Total Fees</b>	<b>\$200.00</b>
Check # 1022	\$200.00
<b>Amount Due:</b>	<b>\$0.00</b>

Condition Name	Description	Comments
	 Issued By:	March 22, 2021 Date
	Plan_Signature_1	Date
	Plan_Signature_2	Date





**Variance/Conditional Use Application**

Application must be submitted to the Code Department 30 days prior to the Planning & Zoning

Meeting of: 4/20-5/11

**Your representative must be present at the meeting**

Street address 803 East Spring St. Council District 4 / 8 Map and Parcel # M0130098  
Zoning B-3 Acreage 0.676 Proposed Use ORTHODONTICS Road Frontage 151.45 ft. / on  
EAST SPRING ST. (street or streets)

Applicant  
Name 803 SPRING, LLC.  
Address 2295 VINTAGE DR. WATKINSVILLE, GA 30677  
Phone # 770-310-3560

Owner  
Name 803 SPRING, LLC.  
Address 2295 VINTAGE DR. WATKINSVILLE, GA 30677  
Phone # 770-310-3560

Request Type: (check one) Variance  Conditional Use

Nature of proposed use, including without limitation the type of activity proposed, manner of operation, number of occupants and/or employees, hours of operation, number of vehicle trips, water and sewer use, and similar matters:  
PROPERTY IS CURRENTLY USE AS AN ORTHODONTICS OFFICE. PLANNED EXPANSION ACCOMODATE AN ADDITION OF 2,000 SF TO EXISTING BUILDING.

State relationship of structure and/or use to existing structures and uses on adjacent lots;  
THE PROPERTY IS CURRENTLY ZONED B3. THE PROP. TO THE NORTH IS ZONED R1A. THE PROP. TO THE EAST IS ZONED B3. THE SOUTH AND WEST IS BOUNDED BY ROADS.

State reason for request and how it complies with the Zoning Ordinance section 1425.5(1)-(10) & 1430.6(1)-(8):  
DUE TO THE LACK OF PARKING SPACES FOR THE EXISTING FACILITY AND THE NATURE OF THE BUSINESS, WHICH REQUIRES HIGH PARKING COUNT. WE ARE REQUESTING A VARIANCE TO MEET OUR PARKING NEED.

State area, dimensions and details of the proposed structure(s) or use(s), including without limitation, existing and proposed parking, landscaped areas, height and setbacks of any proposed buildings, and location and number of proposed parking/loading spaces and access ways:  
THE SITE REQUIRED 17 PARKING SPACES. THE CITY ALLOW FOR A MAX. OF 120% OF THE REQUIRED, WHICH IS 21 SPACES. OUR NEED IS 27 PARKING SPACES, THEREFORE REQUESTING A VARIANCE TO ALLOW FOR AN ADDITONAL 6 PARKING SPACES.

State the particular hardship that would result from strict application of this Ordinance:  
DUE TO THE NATURE OF OUR BUSINESS WHICH REQUIRED HIGH NUMBER OF EMPLOYEES AND CLIENTS. WE ARE REQUESTING A VARIANCE TO PROVIDE FOR PARKING SPACES ABOVE THE MAXIMUM ALLOWED BY THE CITY.

Check all that apply: Public Water:  Well:  Public Sewer:  Septic:  Electrical:  Gas:

For any application for an overlay district, a Certificate of Appropriateness or a letter of support from the Historic Preservation Commission or the Corridor Design Commission for the district is required.

Documents to be submitted with request:

- Recorded deed
- Survey plat
- Site plan to scale
- Proof of current tax status

Application Fees:

- \$100 Single Family
- \$300 Multi Family
- \$200 Commercial

Each applicant has the duty of filing a disclosure report with the City if a contribution or gift totaling two hundred and fifty dollars (\$250.00) or more has been given to an official of the City of Monroe within the last two (2) years.

The above statements and accompanying materials are complete and accurate. Applicant hereby authorizes Code department personnel to enter upon and inspect the property for all purposes allowed and required by the zoning ordinance and the development regulations.

Signature *[Handwritten Signature]* Date: 3/19/21

**PUBLIC NOTICE WILL BE PLACED AND REMOVED BY THE CODE DEPARTMENT  
SIGN WILL NOT BE REMOVED UNTIL AFTER THE COUNCIL MEETING.**

**\*Property owners signature if not the applicant**

Signature *[Handwritten Signature]* Date: 3/19/2021  
\_\_\_\_\_  
Date: \_\_\_\_\_

Notary Public  
Commission Expires: 3/13/2023

I hereby withdraw the above application: Signature \_\_\_\_\_ Date \_\_\_\_\_





4-14-15  
SB

Daed Doc: WD Rec#: 237162  
**Recorded 03/16/2015 02:47PM**  
Georgia Transfer Tax Paid : \$0.00  
KATHY K. TROST  
Clerk Superior Court, WALTON County, GA  
Bk **03749** Pg **0414-0417**

After recording return to:  
Thomas E. Raines, PC  
3740 Davinci Court, Suite 430  
Norcross, Georgia 30092

**LIMITED WARRANTY DEED**

STATE OF GEORGIA  
COUNTY OF GWINNETT

THIS INDENTURE, made effective as of the 1<sup>st</sup> day of January, 2015, between **MARK A. GRAY**, a Georgia resident ("**Grantor**"), in favor of **803 SPRING, LLC**, a Georgia limited liability company ("**Grantee**");

**WITNESSETH THAT:**

Grantor, for and in consideration of the sum of Ten and No/100 U.S. Dollars (\$10.00), lawful money of the United States of America, to it in hand paid by Grantee, at or before the unsealing and delivery of these presents, the receipt of which is hereby acknowledged, has granted, bargained, sold, aliened, remised, released, conveyed and confirmed and by these presents does grant, bargain, sell, alien, remise, release, convey and confirm unto Grantee and its successors and assigns forever, the parcel of land, with the building and improvements thereon-erected, situate, lying and being in the County of Walton, State of Georgia, and more particularly described on the attached Exhibit "A" (the "**Property**").

TOGETHER with all singular the tenements, hereditaments and appurtenances thereunto belonging or in any way appertaining thereto.

TO HAVE AND TO HOLD the same in fee simple forever.

AND Grantor hereby specially warrants the title to the Property and will defend the same against the lawful claims of any persons claiming by, through or under Grantor, but against none other.

IN WITNESS WHEREOF, Grantor has caused these presents to be executed the day and year first above written.

Signed, sealed and delivered in the presence of:

SELLER:

*Thomas E. Clark*

Unofficial Witness

*Mark A. Gray*

MARK A. GRAY

*Kelly L. Kennedy*

Notary Public

My Commission expires:

[Notary Seal]



SEAL AFFIXED

EXHIBIT "A"

LEGAL DESCRIPTION

All that tract or parcel of land lying and being Walton County, Georgia, being Lot 30 and the west half of Lot 31 of T.M. Bryant Subdivision, in the City of Monroe, according to plat recorded in Plat Book 3, page 128, Walton County Records, and according to individual plat recorded in Plat Book 3, page 312, Walton County Records, and being more particularly described as follows:

BEGINNING at an iron pin at the corner formed by the intersection of the northwesterly side of E. Spring Street (also known as U.S. Highway #78, and State Road #10), and the northeasterly side of Bryant Road; thence running northeasterly along the northwesterly side of E. Spring Street, one hundred fifty (150) feet to an iron pin on the southwesterly line of property now or formerly owned by James B. and Louise B. Edwards; thence north 40 degrees west along the southwesterly line of said Edwards property two hundred and four tenths (200.4) feet to an iron pin on the southeasterly line of property now or formerly owned by Tom Bryant; thence south 50 degrees west along the southeasterly line of said Bryant Property one hundred fifty (150) feet to the iron pin on the northeasterly side of Bryant Road; thence running southeasterly along the northeasterly side of Bryant Road two hundred (200) feet to the iron pin at the point of beginning, being improved property.





# 2020 Property Tax Statement

Tax Commissioner  
 303 South Hammond Drive STE 100  
 Walton County Government Building  
 Monroe, Georgia 30655

Ph: 770-266-1736, Fax: 770-267-1416

803 SPRING LLC  
 1305 GULFPORT RUN  
 GRAYSON, GA 30017

Bill No.	Due Date	Current Due	Prior Payment	Back Taxes	*Total Due*
2020-221	11/15/2020	\$0.00	\$2234.18	\$0.00	Paid 12/20/2020

Map: M0130-00000-098-000  
 Location: 803 SPRING ST E  
 Account No: 004420 010

The Tax Commissioner is the tax collector and is not responsible for values nor for rates. If you feel the assessed fair market value of your property is incorrect, please contact the Tax Assessors office at 770-267-1352.

### RETURN THIS PORTION WITH PAYMENT

(Interest will be added per month if not paid by due date)

Payments made after the due date are subject to interest and penalties governed by Georgia Code. State law requires all tax bills to be mailed to owner of record on January 1st. If property has been sold, please contact our office.

Tax Commissioner  
 303 South Hammond Drive STE 100  
 Walton County Government Building  
 Monroe, Georgia 30655

Ph: 770-266-1736, Fax: 770-267-1416



Tax Payer: 803 SPRING LLC  
 Map Code: M0130-00000-098-000 Real  
 Description: .69AC  
 Location: 803 SPRING ST E  
 Bill No: 2020-221

Building Value	Land Value	Acres	Fair Market Value	Due Date	Billing Date	Payment Good through	Exemptions		
0.00	0.00	0.6900	\$139,020.00	11/15/2020	08/18/2020				
Entity	Adjusted FMV	Net Assessment	Exemptions	Taxable Value	Millage Rate	Gross Tax	Credit	Net Tax	
CITY TAX		\$0	\$55,608	\$0	\$55,608	0.007588	\$684.14	-\$262.19	\$421.95
COUNTY		\$0	\$55,608	\$0	\$55,608	0.010677	\$751.32	-\$157.59	\$593.73
SCH BOND		\$0	\$55,608	\$0	\$55,608	0.002300	\$127.90	\$0.00	\$127.90
SCHOOL		\$0	\$55,608	\$0	\$55,608	0.019100	\$1,062.11	\$0.00	\$1,062.11
<b>TOTALS</b>					<b>0.039665</b>	<b>\$2,625.47</b>	<b>-\$419.78</b>	<b>\$2,205.69</b>	

State law requires all tax bills to be mailed to the owner of record on January 1st. If property has been sold, please contact our office.

This bill is not sent to your mortgage company. If you have an escrow account, please forward a copy of this bill to your mortgage company. We encourage you to pay by mail or on our website at [www.waltoncountypay.com](http://www.waltoncountypay.com)

Certain persons are eligible for certain homestead exemptions from ad valorem taxation. In addition, certain elderly persons are entitled to additional homestead exemptions. Applications must be filed by April 1st.

For eligibility requirements regarding exemptions or questions about your value, contact the Tax Assessors office at 770-267-1352.

<b>Current Due</b>	\$2,205.69
<b>Discount</b>	\$0.00
<b>Penalty</b>	\$0.00
<b>Interest</b>	\$0.00
<b>Other Fees</b>	\$28.49
<b>Previous Payments</b>	\$2,234.18
<b>Back Taxes</b>	\$0.00
<b>Total Due</b>	<b>\$0.00</b>
<b>Paid Date</b>	12/20/2020



215 North Broad Street  
 Monroe, GA 30655  
 Tel (770) 267-3429  
 Fax (770) 267-3698

Receipt Number: R00212461

204

Cashier Name: Debbie Adkinson

Terminal Number: 33

Receipt Date: 3/22/2021 10:13:37 AM

Transaction Code: EG - EnerGov

Name: GRAY, LAWRENCE (803 SPRIN \$200.00

Total Balance Due: \$200.00

Payment Method: Check Payn Reference: 1022

Amount: \$200.00

Total Payment Received: \$200.00

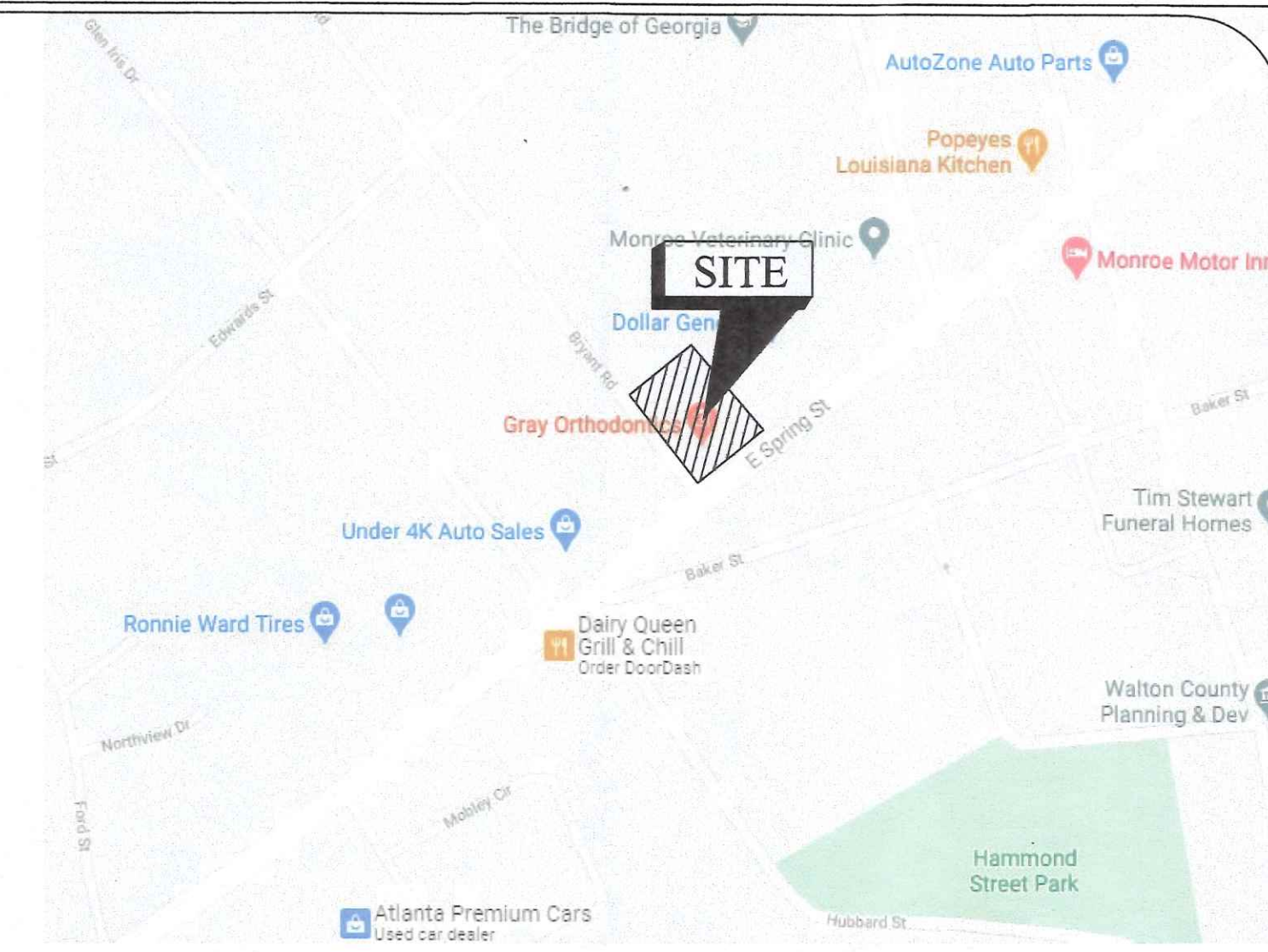
Change: \$0.00



# SITE PLAN NOTES

1. SITE CONTAINS 0.676 ACRES TOTAL.
2. PROPERTY IS ZONED B-3.
3. BOUNDARY AND TOPOGRAPHIC INFORMATION TAKEN FROM A SURVEY BY ABE SURVEYING AND ENGINEERING, INC. DATED 8/18/17.
4. NO PART OF THIS SITE IS IN A FLOOD HAZARD ZONE ACCORDING TO F.I.R.M. COMMUNITY PANEL NO. 1329700137E, DATED 12/8/16.
5. THERE ARE NO MAXIMUM ALLOWABLE BUILDING HEIGHT LIMIT.
6. ALL CURB RADII ARE 5.0' UNLESS OTHERWISE NOTED.
7. ALL CURB DIMENSIONS ARE TO THE FACE OF CURB UNLESS OTHERWISE NOTED.
8. ALL CONSTRUCTION MATERIALS AND PROCEDURES SHALL CONFORM TO CITY OF MONROE AND GEORGIA DEPARTMENT OF TRANSPORTATION STANDARDS.
9. SEE ARCHITECTURAL PLANS FOR BUILDING FLOOR PLAN DIMENSIONS, DOOR LOCATIONS, AND OTHER ARCHITECTURAL DETAILS.
10. HANDICAP PARKING SPACES SHALL BE DESIGNATED AS RESERVED FOR DISABLED BY A SIGN SHOWING THE SYMBOL OF ACCESSIBILITY. SUCH SIGNS SHALL NOT BE OBTAINED BY VEHICLES PARKING IN THE SPACES.
11. CONTRACTOR TO NOTIFY INSPECTOR AT LEAST 24 HOURS BEFORE BEGINNING EACH PHASE OF CONSTRUCTION.
12. SIGNS, LOCATION, NUMBER AND SIZE ARE NOT APPROVED UNDER THIS DEVELOPMENT PERMIT.
13. NO CERTIFICATE OF OCCUPANCY WILL BE ISSUED UNTIL ALL SITE IMPROVEMENTS HAVE BEEN COMPLETED.
14. HIGH INTENSITY LIGHTING FACILITIES SHALL BE SO ARRANGED THAT THE SOURCE OF ANY LIGHT IS CONCEALED FROM PUBLIC VIEW AND FROM ADJACENT RESIDENTIAL PROPERTY AND DOES NOT INTERFERE WITH TRAFFIC.
15. THE LOCATIONS OF ALL BUILDINGS FROM PROPERTY LINES AND OTHER BUILDINGS SHALL COMPLY WITH THE HEIGHT AND AREA LIMITATIONS OF TABLE 500 AND THE FIRE RESISTIVE REQUIREMENTS OF TABLE 600 OF THE 1995 EDITION OF THE STANDARD BUILDING CODE BASED ON OCCUPANCY GROUP CLASSIFICATIONS AND TYPES OF CONSTRUCTION.
16. NO DRIVE UP WINDOWS ARE PROPOSED.
17. BUILDING NOT TO BE SPRINKLERED.
18. NO SIGNAGE IS PROPOSED AT THIS TIME AND THE APPROPRIATE SIGN PERMITS TO BE OBTAINED AT A LATER DATE.
19. THERE ARE NO EXISTING OR PROPOSED INERT WASTE BURY PITS ON THIS SITE.
20. OWNER IS RESPONSIBLE FOR MAINTENANCE OF STORM DRAIN SYSTEM OUTSIDE OF RIGHT OF WAY.
21. OWNER IS RESPONSIBLE FOR COMPLIANCE WITH N.P.D.E.S. GENERAL PERMIT REQUIREMENTS.
22. THERE ARE NO WETLANDS ON THIS SITE.
23. SITE IS SERVED BY CITY OF MONROE SANITARY SEWER SYSTEM.
24. SITE IS SERVED BY CITY OF MONROE WATER SYSTEM.
25. THERE ARE NO CEMETERIES OR OTHER SIGNIFICANT OR HISTORICAL AREAS ON THE SITE.

TOTAL SITE AREA = 0.676± ACRES
TOTAL DISTURBED AREA = 0.0± ACRES
THERE ARE NO STATE WATERS ON THE SITE.
THERE ARE NO NW WETLAND ON SITE. UPON A SITE VISIT, THERE WERE NO VEGETATION WHICH INDICATES WETLANDS ON SITE.



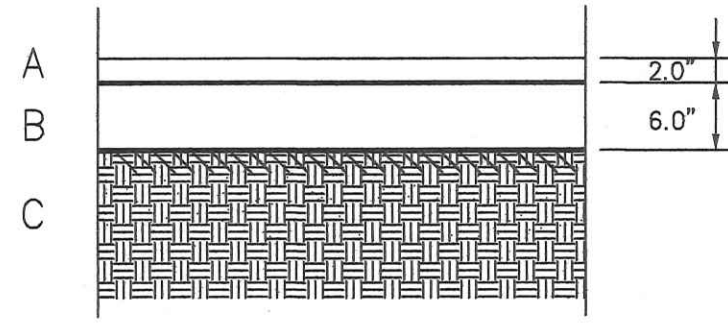
VICINITY MAP  
N.T.S.

## SITE PLAN KEYED NOTES

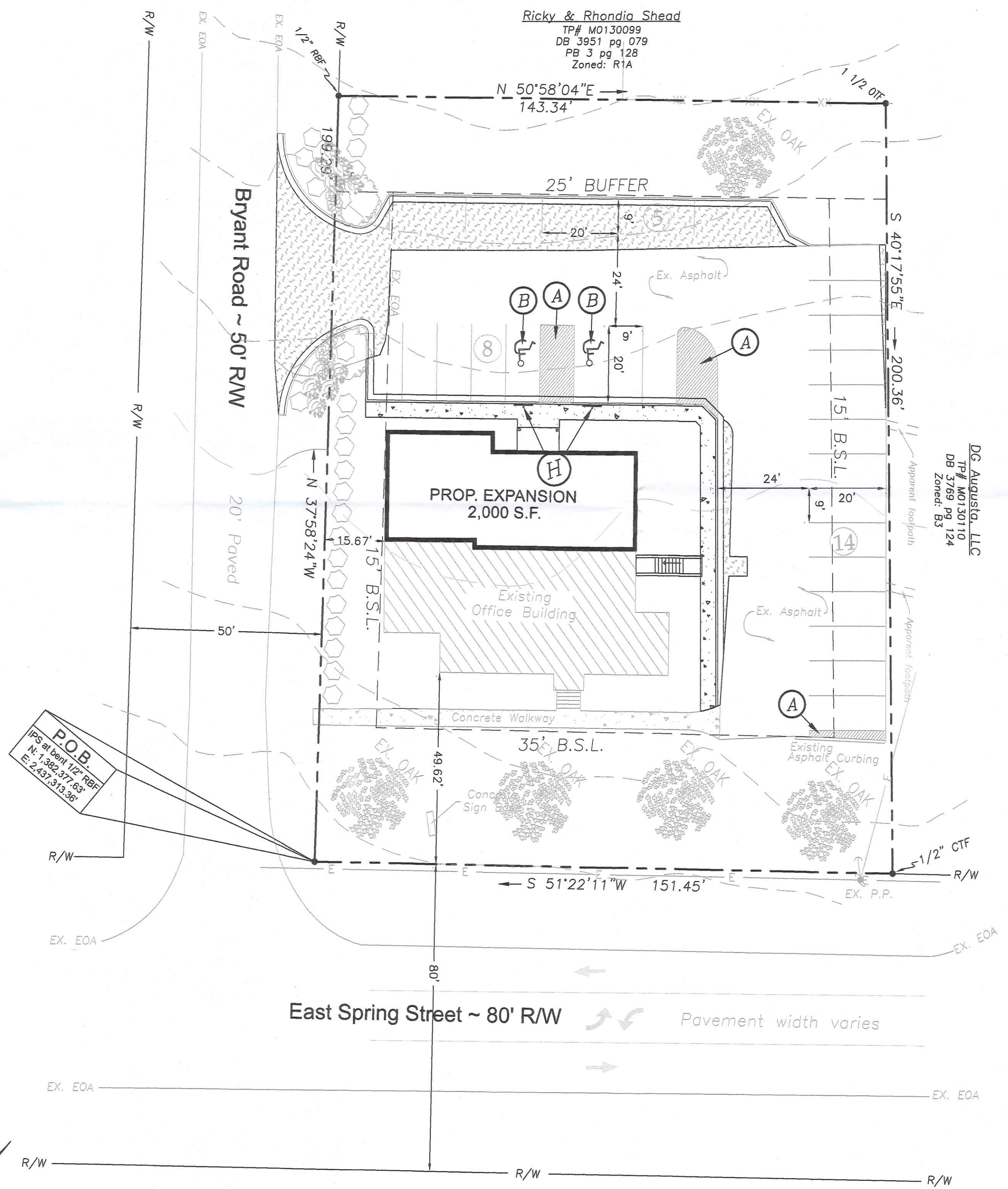
- (A) AREA STRIPED WITH SWSL/4"ACMP @ 45° AT 2'-0" O.C.
- (B) ACCESSIBLE PARKING SPACE TYPICAL. SEE DETAIL SHEET.
- (C) ACCESSIBLE RAMP. SEE DETAIL SHEET D-2.
- (D) 24" CONCRETE CURB AND GUTTER (TYPE A) TYPICAL. SEE DETAIL SHEET.
- (D<sub>B</sub>) 24" CONCRETE CURB AND GUTTER (TYPE B) TYPICAL. SEE DETAIL SHEET.
- (E) PAINTED DIRECTIONAL ARROW (TYPICAL). SEE DETAIL SHEET.
- (F) CONCRETE DUMPSTER PAD.
- (G) 5' CONCRETE SIDEWALK.
- (H) HANDICAP SIGN. SEE DETAIL SHEET.
- (J) PARKING CURB/WHEEL STOP
- (K) 6" RIBBON CURB.

## PAVEMENT LEGEND

- TYPE II PAVEMENT
- A. 2.0 INCH ASPHALT TOPPING - TYPE "E" OR "F"
- B. 6.0 INCHES OF CRUSHED STONE BASE COURSE
- C. STABILIZED SUBGRADE  
RAW SUBGRADE SOIL (IN SITU OR COMPACTED FILL)  
COMPACTED TO A MINIMUM OF 98%  
OF ASTM D 698 DENSITY



TYPE II PAVEMENT  
(FOR INTERIOR DRIVEWAYS ONLY)  
NO SCALE



## SITE ANALYSIS

TOTAL BUILDING	5,416 S.F.
PROP. BUILDING EXPANSION	2,000 S.F.
EX. MEDICAL OFFICE	2,057 S.F.
BASEMENT	1,359 S.F.
TOTAL AREA	0.676 AC.
TOTAL IMPERVIOUS	0.38 AC. OR 56.28%
MAX. IMPERVIOUS	60%
EX. IMPERVIOUS REMOVAL	2,038 S.F.
PROPOSED IMPERVIOUS	5,007 S.F.
NET INCREASE IN IMPERVIOUS	2,969 S.F.
ZONED	B-3

REQUIRED PARKING	3 SP. / 1,000 S.F.	17 SPACES
TOTAL REQUIRED		17 SPACES
120% MAX. PARKING		21 SPACES
TOTAL PROVIDED		27 SPACES
H.C. SPACES REQ.		2 SPACES
H.C. SPACES PROVIDED		2 SPACES

### TREE LEGEND

WILLOW OAK REQUIRED @ TALL AT TIME OF PLANTING

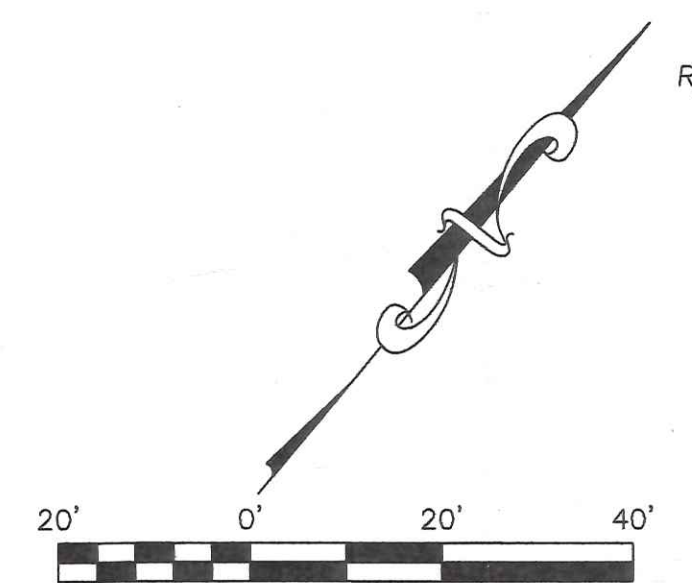
### SHRUBS

- - INDIAN HAWTHORN
- ✱ - AZELEA
- ⊙ - KNOCK OUT ROSE

PROPOSED TREES ARE NOT TO SCALE

### PLANT LIST

	COMMON NAME	SIZE	UNITS	TOTAL UNITS
2	WILLOW OAK	1 1/2" CALIPER	0.4	4.4
			TOTAL UNITS	4.4

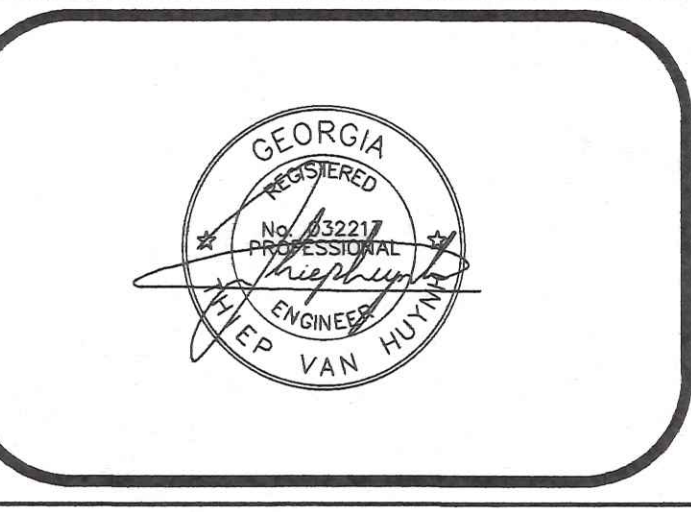


**GEORGIA811**  
www.Georgia811.com

**A.C.E.**  
ALCOY CONSULTING ENGINEERING AND ASSOCIATES, LLC.  
P.O.C. TIP HUYNH, P.E.  
485 Edwards Rd.  
Oxford, Georgia 30054  
Phone: 770-466-4002  
tipacell@gmail.com

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## SITE PLAN

## PROPOSED GRAY ORTHODONTICS EXPANSION

PARCEL: M0130098  
LAND LOT: 72  
DISTRICT: 3TH  
803 E SPRING STREET  
CITY OF MONROE, GA

DATE: 1/12/2021  
SCALE: 1" = 20'

OWNER / DEVELOPER  
803 SPRING, LLC.  
1305 GULFPORT RUN  
GRAYSON, GA 30017

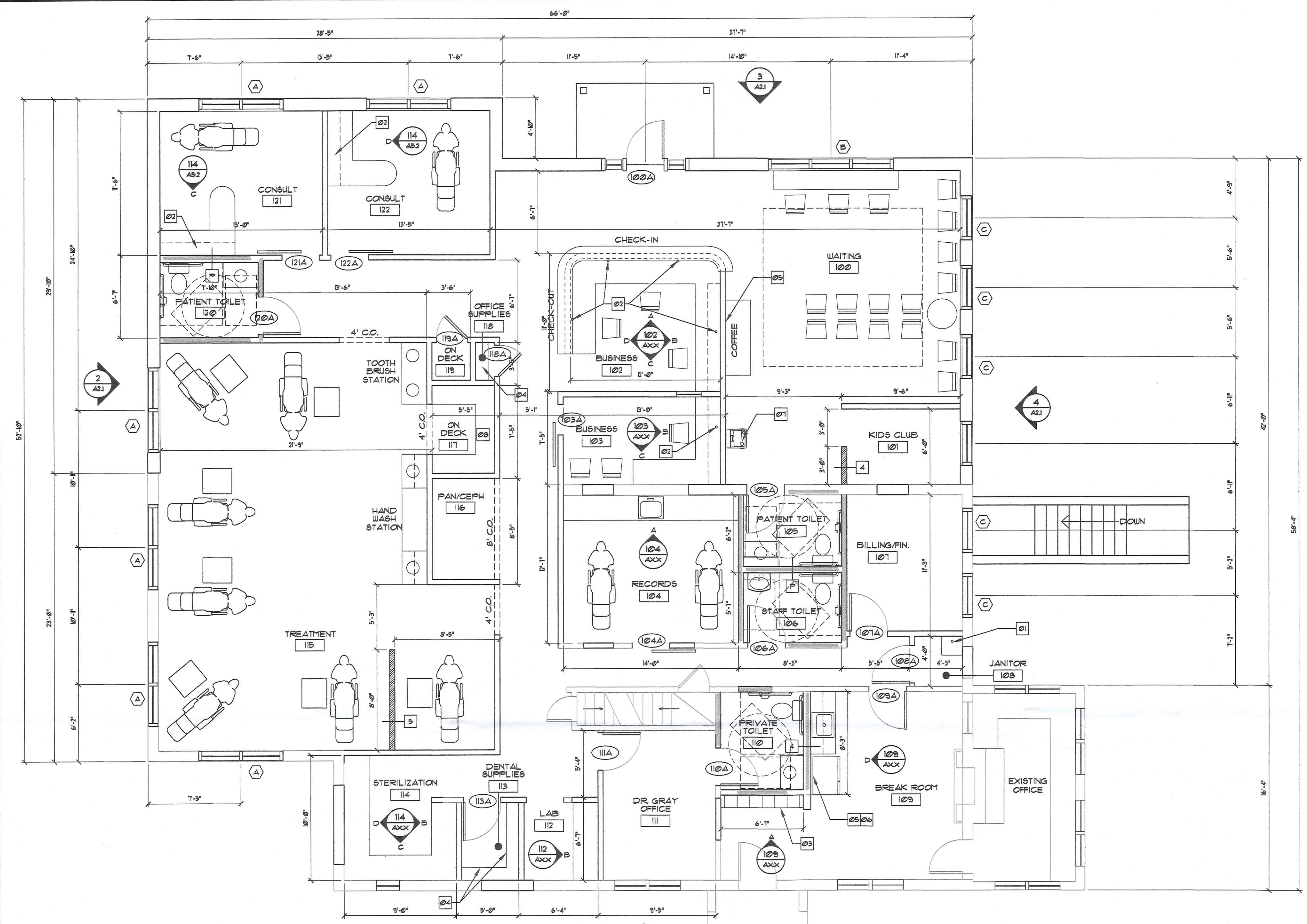
24 HOUR - EMERGENCY CONTACT  
RYAN HOLLANDWORTH  
404-557-8260  
ryan@hollandsworthconstruction.com

### REVISIONS

NO.	DATE	DESCRIPTION

JOB No. # 20-190  
C-1.2





**GENERAL PLAN NOTES:**

1. ALL WALL MOUNTED HAND LAVATORIES SHALL BE REINFORCED WITH 2X10 PT LUMBER SET AT MOUNTING LOCATION OF LAVATORY. MOUNT STUDS SO THAT FIXTURE IS CENTERED BETWEEN STUDS - TYPICAL.
2. ALL WALL HUNG SHELVING AND UPPER CASEWORK AND GRAB BARS SHALL HAVE 2X10 WALL REINFORCEMENT BETWEEN STUDS FULL LENGTH AT ANCHOR POINT LOCATIONS - TYPICAL.
3. GC TO INSTALL BLOCKING. VERIFY LOCATION IN FIELD WITH CASEWORK, PLUMBING, AND KITCHEN EQUIPMENT DRAWINGS
4. GC TO COORDINATE WITH DENTAL DRAWINGS FOR ALL BLOCKING LOCATIONS NOT SHOWN ON ALL

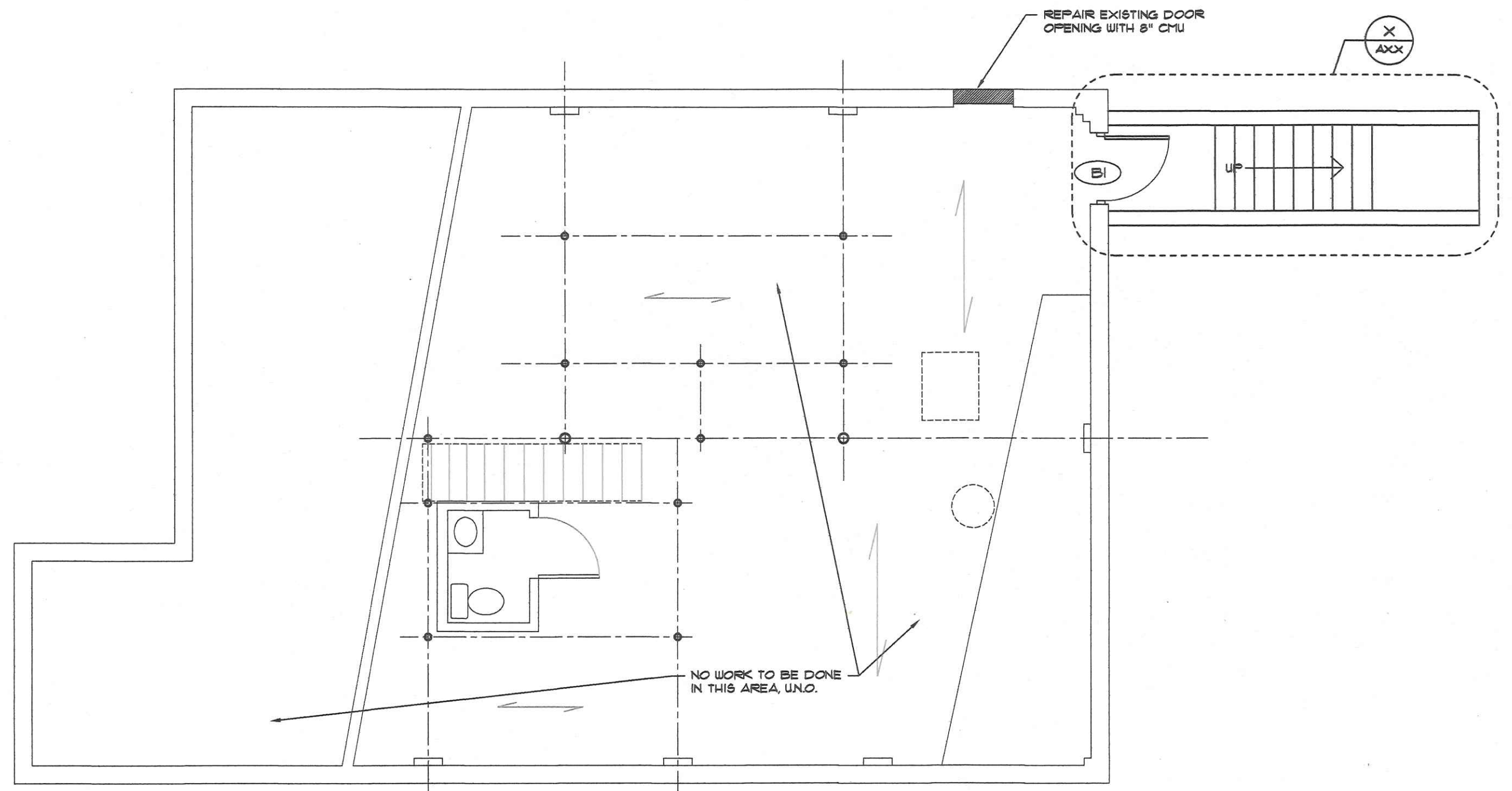
**KEY NOTES:**

- 01 FLOOR MOUNTED MOP SINK. PROVIDE FRP PANELS 48" HIGH ON EACH WALL. COORDINATE WITH PLUMBING PLANS
- 02 2" DIA. GROMMET. GC TO VERIFY LOCATIONS IN FIELD
- 03 LOCKERS. PROVIDED AND INSTALLED BY G.C. SEE ELEVATIONS 2/A6.2 LOCKERS TO BE PRICED AS ALTERNATE BY G.C.
- 04 MELAMINE SHELVING ON STANDARDS 4 BRACKETS WITH BLOCKING IN WALLS. 9" HIGH STARTING AT 12" AFF.
- 05 WATER CONNECTION INSTALLED BY GC. SEE PLUMBING DRAWINGS
- 06 REF. SUPPLIED AND INSTALLED BY OWNER
- 07 GC TO INSTALL NEW WATER FOUNTAIN WITH BOTTLE FILLER. SEE PLUMBING DRAWINGS
- 08 17" HIGH BENCH. SEE INTERIOR ELEVATIONS

**WALL LEGEND**

- EXISTING EXTERIOR WALLS
- EXISTING INTERIOR WALLS
- EXTERIOR WALL: 2X6 WOOD STUDS AT 16" O.C. WITH R-19 KRAFT FACED BATT INSUL. AND 5/8" MOLD RESISTANT GYP. BD. ON INTERIOR. EXTERIOR - 1/2" ADVANTECH ZIP SHEATHING WITH TAPED JOINTS. EXTERIOR FINISH AS SCHEDULED
- TYPICAL INTERIOR NON-LOAD BEARING PARTITION: 2X4 WOOD STUDS @ 16" O.C. WITH 5/8" GYP. BD. EACH SIDE. FULL-HEIGHT TO UNDERSIDE OF STRUCTURE
- INTERIOR NON-LOAD BEARING PARTITION: (PLUMBING WALL) 2X6 WOOD STUDS @ 16" O.C. WITH 5/8" GYP. BD. EACH SIDE. FULL HEIGHT TO UNDERSIDE OF STRUCTURE
- INTERIOR NON-LOAD BEARING PARTITION: 2X4 WOOD STUDS @ 16" O.C. WITH 5/8" GYP. BD. EACH SIDE. 4'-0" IN HEIGHT
- INTERIOR NON-LOAD BEARING PARTITION: 2X4 WOOD STUDS @ 16" O.C. WITH 5/8" GYP. BD. EACH SIDE. 5'-0" IN HEIGHT
- INDICATES 3" SOUND BATT INSULATION IN WALLS
- FE PROVIDE SEMI-RECESSED FIRE CABINET WITH FIRE EXTINGUISHER. SHALL BE LOCATED PER THE REQUIREMENTS OF NFPA 10. THE SIZE SHALL BE A MINIMUM OF 2A10BC, 4 ARE REQUIRED AND SHALL BE INSTALLED AT A MAXIMUM OF 48" AFF TO THE TOP OF THE HANDLE.
- EP NEW RECESSED ELECTRICAL PANEL

**NEW FLOOR PLAN**  
SCALE: 1/4"=1'-0" FIRST FLOOR  
TRUE PLAN NORTH



**NEW FLOOR PLAN**  
SCALE: 1/4"=1'-0" BASEMENT  
TRUE PLAN NORTH

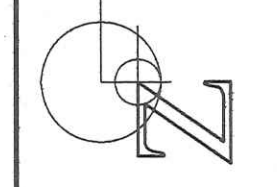
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ISSUE RECORD	DATE

DRAWING REVISION	DATE	REVISION

DR. GRAY

ZANARDO ARCHITECTS, P.C.  
295 CULVER STREET SOUTH  
SUITE C  
LAWRENCEVILLE, GA 30046  
770.806.1031



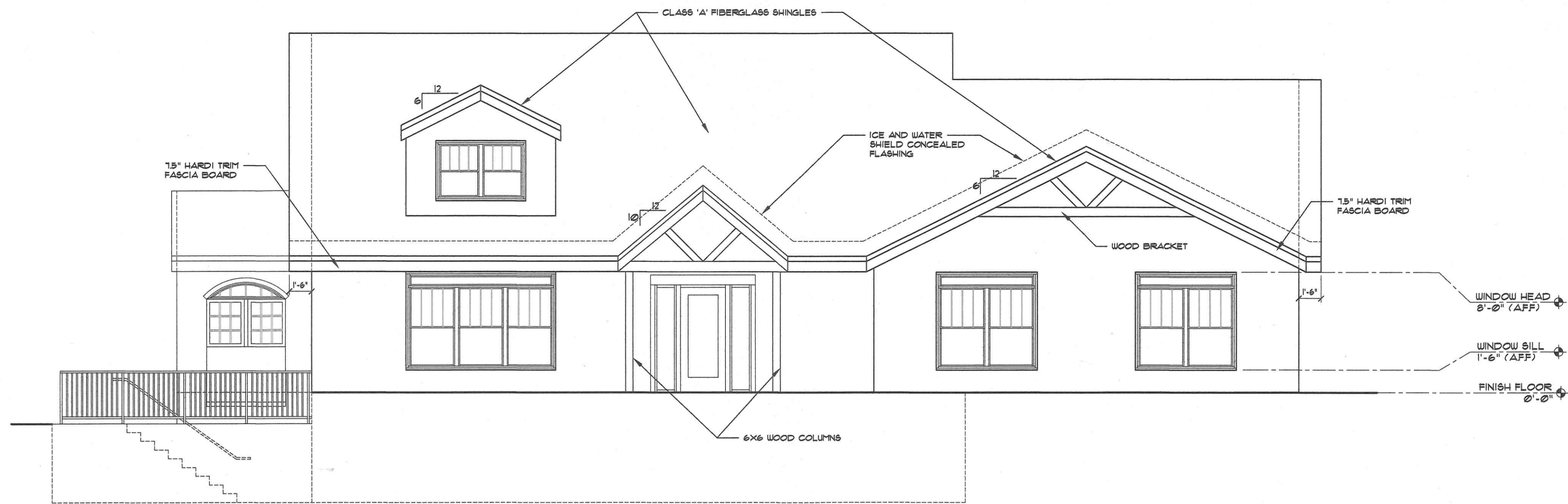
date 3/12/21  
drawn NT  
checked SZ  
proj# 2021-01

NOT FOR CONSTRUCTION

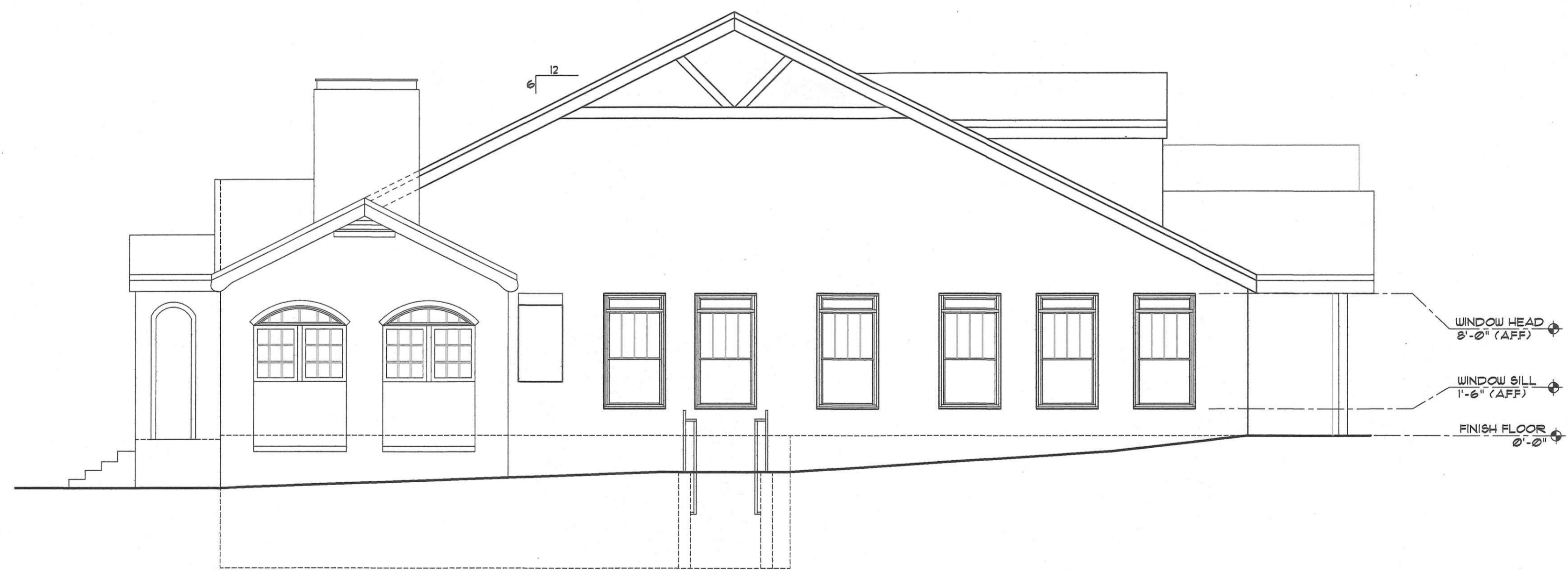








1 FRONT ELEVATION  
 SCALE: 1/4"=1'-0"



2 RIGHT SIDE ELEVATION  
 SCALE: 1/4"=1'-0"

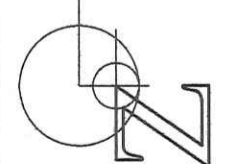
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ISSUE RECORD	issue
no.	date

DRAWING REVISION	revision
no.	date

DR. GRAY

ZANARDO ARCHITECTS, P.C.  
 285 COLVER STREET, SUITE C  
 LAWRENCEVILLE, GA 30046  
 770.808.1051



date 3/12/21  
 drawn NT  
 checkd SZ  
 proj# 2021-01



# CODE DEPARTMENT

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April 6, 2021

To Whom It May Concern:

Below you will find information regarding a Legal Notice scheduled to run in The Walton Tribune on April 4, 2021 concerning a Variance adjacent to your property.

Being an adjoining property owner, this could be of interest to you.

**BE ADVISED OF THE DATE, TIME AND PLACE OF PUBLIC HEARING:**

**Planning Commission: April 20, 2021**

Will be held at 215 N Broad St at 5:30 PM on the following application:

**City Council: May 11, 2021**

Will be held in the meeting room at 215 N Broad Street at 6:00 PM on the following application:

- 1. Variance – 803 East Spring Street

Copies of application submittal can be viewed on line at [www.monroega.com](http://www.monroega.com)  
Choose Government, Agendas Meetings, & Minutes, choose the meeting you plan to attend for this application.

If you are interested in speaking at the Council Meeting for or against the request, you will need to sign up before the meeting starts.

Sincerely,  
Debbie Adkinson  
Code Department Assistant



**NOTICE TO THE PUBLIC  
CITY OF MONROE**

**The City of Monroe has received a request for a variance of Article V, Section 520, Table 3 of the Zoning Ordinance for 803 East Spring St. A public hearing will be held on April 20, 2021 before the Planning & Zoning Commission, at 5:30 P. M.**

**The City of Monroe has received a request for a variance of Article V, section 520, Table 3 of the Zoning Ordinance for 803 East Spring Street. A public hearing will be held on May 11, 2021 before the Mayor and Council, at 6:00 pm.**

**This meeting will be held at 215 N Broad Street. All those having an interest should be present.**

**Please run on the following date:**

**March 28, 2021**





**To:** Planning and Zoning / City Council  
**From:** Patrick Kelley  
**Department:** Planning, Zoning, Code and Development  
**Date:** 03-31-2021  
**Description:** Rezone request 961 Good Hope Road

**Budget Account/Project Name:** NA

**Funding Source:** 2021 NA

**Budget Allocation:** NA

**Budget Available:** NA

**Requested Expense:** \$NA **Company of Purchase:** NA

**Recommendation:** *Staff recommendation is approval with conditions listed in the rezone staff report*

**Background:** This is a long standing partially developed planned district which currently requires a commercial component. The request seeks to rezone the property to a PRD which would eliminate the commercial area and reconfigure it with single family residences including townhouses.

**Attachment(s):** Application, supporting documents, Staff report

**Planning  
City of Monroe, Georgia  
REZONE STAFF REPORT**

---

**APPLICATION SUMMARY**

**REZONE CASE #:** RZ-000098-2021

**DATE:** March 26, 2021

**STAFF REPORT BY:** Brad Callender, City Planner

**APPLICANT NAME:** Smith Planning Group

**PROPERTY OWNER:** KFB Enterprises Inc.

**LOCATION:** South side of Good Hope Road – 961 Good Hope Road

**ACREAGE:** ±43.318

**EXISTING ZONING:** PCD (Planned Commercial District)

**EXISTING LAND USE:** Partially developed with roadway infrastructure, utilities, and stormwater facilities

**ACTION REQUESTED:** Rezone PCD to PRD (Planned Residential Development)

**REQUEST SUMMARY:** The owners are petitioning for a rezone of this property in order to allow for residential development with mixed housing types.

**STAFF RECOMMENDATION:** Staff recommends approval of this rezone request with conditions.

**DATES OF SCHEDULED PUBLIC HEARINGS**

**PLANNING COMMISSION:** April 20, 2021

**CITY COUNCIL:** May 11, 2021

---

**REQUEST SUMMARY**

**REZONE REQUEST SUMMARY:**

The applicant is requesting approval of a rezone modification in order to construct a residential development with mixed housing types. The subject property was annexed into the City in September of 2003 and rezoned to PCD (Planned Commercial District). The property was partially developed with roadway infrastructure, utilities, and stormwater facilities the following year. Further development of the property ceased and the site has been dormant ever since. The applicant is now requesting a rezone to PRD (Planned Residential District) to develop the site with only mixed residential housing types.

**PROPOSED PROJECT SUMMARY:**

- Planned Residential Development
  - Mixed residential development with single-family attached and detached residences
  - Development Area – 43.318 Acres
  - Total Residential Units Proposed – 142 Units
    - Single-Family Attached Residences – 44
      - Min. Lot Size – 2,700 Sf
    - Single-Family Detached Residences – 98

- Min. Lot Size – 5,700 Sf
- Min. Dwelling Size – 1,600 Sf
- Development Density – 3.27 DUs per acre
- Open Space – 9.732 Acres (22.4%)

---

**STAFF ANALYSIS**

THE ANALYSIS OF THE APPLICATION IS MADE BASED UPON THE “STANDARDS FOR ZONING MAP AMENDMENT APPLICATION DECISIONS” AS SET FORTH IN SECTION 1421.8 OF THE *CITY OF MONROE ZONING ORDINANCE*.

- (1) **The location, present use, and zoning classification of the subject property, and its suitability and economic viability for use as currently zoned:** The property was annexed into the City in September of 2003. The property was rezoned to PCD (Planned Commercial District). The development plan included with the PCD rezone proposed to develop the site with residential and non-residential uses. The property has strong economic viability as currently zoned. However, due to lack of market demand for commercial development along Good Hope Road, the developer wishes to remove the commercial component from the development. The requested PRD (Planned Residential District) is more suitable for development that will only contain a mix of residential housing types.
- (2) **The proposed use and zoning classification of the subject property:** The requested rezone to PRD (Planned Residential District) is essentially a downzone from the current PCD (Planned Commercial District) zoning. The major difference between the proposed use and zoning classification will be the removal of the ability to develop the site with a non-residential component.
- (3) **The existing land uses and zoning classification of nearby property, whether the zoning proposal seeks a use consistent with the use and development of adjacent and nearby property, and to what extent the zoning proposal will adversely affect adjacent or nearby property:** Properties located west of the site are zoned P (Professional) and R-1 (Large Lot Residential District) along Church Street/Good Hope Road. Properties north of the site in the City are zoned R-1 and R-1A (Medium Lot Residential District). Properties south and east of the site are located in unincorporated Walton County. The proposed residential development is consistent with development on neighboring properties within the City. The proposed residential development should not adversely affect adjacent properties.
- (4) **Whether the zoning proposal will result in a use which could adversely affect existing infrastructure including without limitation streets, transportation facilities, utilities, schools, police and fire protection, and municipal personnel:** The site has been partially developed with streets, alleys, and parking areas. There are two entrances to the site that contain deceleration lanes and acceleration tapers, including central left turn lanes on Good Hope Road. No additional transportation improvements should be required to accommodate development of the site. City services such should be adequate to serve the proposed development.
- (5) **Whether the zoning proposal is consistent with the Comprehensive Plan:** The Future Land Use Map designates this property under the category of Residential. The existing zoning and proposed rezone modification comply with the intent of the Future Land Use Map.

**(6) Whether there are other factors or existing or changing conditions regarding the use and development of the property which give supporting grounds for either approval or disapproval of the zoning proposal:** Under the current PCD zoning, the intent was to develop the site with a commercial component along the frontage of the site with the remaining portion of the site to be developed as single-family detached residential. The intent of this rezone request is to modify the development to include townhomes in lieu of the commercial component. As previously described, there is a lack of market demand for commercial development along the Church Street/Good Hope Road corridor.

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**STAFF RECOMMENDATION**

Based upon the City Council’s policies, decision making criteria and standards outlined in the Zoning Ordinance of the City of Monroe, staff recommends approval of the requested rezone for a residential development with the following conditions:

1. The minimum dwelling size allowed shall be 1,600 Sf.
2. The developer shall provide a minimum of six (6) building designs for the single-family detached residences.
3. The developer shall provide a minimum of three (3) of the following amenities for recreation: pool, playground, pavilion, clubhouse/fitness center, play courts such as but not limited to tennis, volleyball, or basketball.





City of Monroe  
215 N. Broad Street  
Monroe, GA 30655  
(770)207-4674

# Plan Report

Plan NO.: RZ-000098-2021

Plan Type: Re-Zoning Request All Types

Work Classification: Request for Rezone

Plan Status: In Review

Apply Date: 03/22/2021

Expiration:

**Location Address**

**Parcel Number**

961 GOOD HOPE RD, MONROE, GA 30655

M0240154

**Contacts**

KFB ENTERPRISES INC  
PO BOX 122, CONYERS, GA 30012  
(770)922-0403

**Owner**

SGILES@BARKSDALEFLYNT.COM

SMITH PLANNING GROUP  
1022 Twelve Oaks Pl #201, Watkinsville, GA 30677  
(706)769-9515

**Applicant**

**Description:** REQUEST FOR REZONE FROM PCD TO PRD - P&Z MTG 4/20/2021 @ 5:30 PM  
- COUNCIL MTG 5/11/2021 @ 6:00 PM 215 N BROAD ST

**Valuation:** \$0.00  
**Total Sq Feet:** 0.00

Fees	Amount
Single Family Rezone or Variance Fee	\$100.00
<b>Total:</b>	<b>\$100.00</b>

Payments	Amt Paid
<b>Total Fees</b>	<b>\$100.00</b>
Check # 3117	\$100.00
<b>Amount Due:</b>	<b>\$0.00</b>

Condition Name

Description

Comments

  
\_\_\_\_\_  
Issued By:

\_\_\_\_\_  
Plan\_Signature\_1

\_\_\_\_\_  
Plan\_Signature\_2

March 22, 2021  
\_\_\_\_\_  
Date

\_\_\_\_\_  
Date

\_\_\_\_\_  
Date

REZONE APPLICATION FORM

PERMIT NUMBER \_\_\_\_\_

I. LOCATION 961 GOOD HOPE RD  
COUNCIL DISTRICT 5  
MAPNUMBER \_\_\_\_\_  
PARCEL NUMBER M0240154

II. PRESENT ZONING PCD REQUESTED ZONING PRD

III. ACREAGE 43.24 PROPOSED USE RESIDENTIAL

IV. OWNER OF RECORD KFB ENTERPRISES INC  
ADDRESS P.O. BOX 122 CONYERS, GA 30012

PHONE NUMBER 770-922-0403 Email sgiles@barksdaleflynt.com

The following information must be supplied by the applicant. (attach additional pages if needed)

V. ANALYSIS:

1. A description of all existing uses and zoning of nearby property  
Walton County - A1 / R1 / A / A2 / P - Residential , Agricultural, and Carver Middle School  
City of Monroe - R1 / P / R1A - Residential

2. Description of the extent to which the property value of the subject property is diminished by the existing zoning district classification The commercial use proposed in the approved PD has proved to be infeasible and its requirement a deterrent from developing the residential.

3. The existing value of the property contained in the petition for rezoning under the existing zoning classification 4.2 MILLION

4. The value of the property contained in the application for rezoning under the proposed zoning Classification 4.2 MILLION

5. A description of the suitability of the subject property under the existing zoning classification Commercial use within the approved PD has proved unsuitable as evidenced by the tract remaining undeveloped since 2004. The residential is a suitable use.

6. A description of the suitability of the subject property under the proposed zoning classification of the property Residential is a suitable use and is compatible with the surrounding residential zoned land and uses.

Rezoning Application  
Page Two (2)

- 7. A description of any existing use of property including a description of all structures presently occupying the property The existing use is vacant. Infrastructure including streets, curb and gutter, sewer, water, stormwater mangament has been installed. No buildings exist on site.
- 8. The length of time the property has been vacant or unused as currently zoned The property was rezoned in 2002 and has not been developed to the approved PCD
- 9. A detailed description of all efforts taken by the property owner(s) to use the property or sell the property under the existing zoning classification Under present zoning  
WE COULD NOT SELL IT

Applications found to be incomplete or incorrect will be rejected. See the attached calendar for deadline dates. It is the responsibility of the applicant and not the staff to ensure that a complete and accurate application is submitted.

**LEGAL DESCRIPTION OF PROPERTY**



Rezoning Application  
Page Three (3)

Wherefore, applicant prays that the procedures incident to the presentation of this petition be taken, and the property be rezoned accordingly.

Owner of property (signature) A. Randolph Birkdale  
Address 994 Institute Street Conyers GA 30012  
Phone Number 770-922-0403



Attorney/Agent (signature) Charles R. Smith SMITH PLANNING GROUP  
Address 1022 TWELVE OAKS PL #201 WATKINSVILLE, GA 30677  
Phone Number 706.769.9515  
3-18-2021

Personally appeared before me the above applicant named A. Randolph Birkdale who on oath says that he/she is the member/director for the foregoing, and that all the above statements are true to the best of his/her knowledge.

Pamela L. Cope (Notary Public) 3-18-2021 (Date)

My Commission Expires June 17, 2024



### Disclosure of Campaign Contributions

In accordance with the Conflict of Interest in Zoning Act, O.C.G.A., Chapter 36-67A, the following questions must be answered:

Have you the applicant made \$250 or more in campaign contributions to a local government official within two years immediately preceding the filing of this application?

\_\_\_\_\_ yes  no

If the answer is yes, you must file a disclosure report with the governing authority of Walton County showing:

1. The name and official position of the local governing authority in Walton County to whom the campaign contribution was made.
2. The dollar amount and description of each campaign contribution made during the two years immediately preceding the filing of this application and the date of each such contribution was made.

This disclosure must be filed when the application is submitted.



Signature of Applicant/Date

Check one: Owner  Agent \_\_\_\_\_





Page five (5)

For any application for P, B-1, B-2, B-3 or M-I districts the site plan shall identify: (circle the appropriate district applied for)

- the maximum gross square footage of building area
- the maximum lot coverage of building area
- the minimum square footage of landscaped area
- the maximum height of any structure
- the minimum square footage of parking and drive areas
- the proposed number of parking spaces

For any application for the R-1, R-1A, R-2 or MH districts the site plan shall additionally identify: (circle the appropriate district applied for)

- the maximum number of residential dwelling units
- the minimum square footage of heated floor area for any residential dwelling unit
- the maximum height of any structure
- the minimum square footage of landscaped area
- the maximum lot coverage of building area
- the proposed number of parking spaces
- on all rezoning applications a revised site plan to be approved at a later date by the Mayor and City Council may be required
- yes no Applicant site plan indicates a variance requested
- for any application for multi-family residential uses, the site plan shall also identify the maximum height of any structure, location of amenities, and buffer areas: and,
- any other information as may be reasonably required by the Code Enforcement Officer.

Any applicant requesting consideration of a variance to any provision of the zoning ordinance as shown on the required site plan shall identify the variance(s) and identify for each variance shown the following information which shall confirm that the following condition(s) exist:

1. Any information which identifies that there are extraordinary and exceptional conditions pertaining to the particular piece of property in question because of its size, shape or topography that are not applicable to other lands or structures in the same district.
2. Any information whereby a literal interpretation of the provisions of this Ordinance would deprive the applicant of rights commonly enjoyed by other properties of the district in which the property is located.
3. Any information supporting that granting the variance requested will not confer upon the property of the applicant any special privileges that are denied to other properties of the district in which the applicant's property is located.
4. Information clearly showing that the requested variance will be in harmony with the purpose and intent of this Ordinance and will not be injurious to the neighborhood or to the general welfare.
5. Information that the special circumstances are not the result of the actions of the applicant.
6. A description of how the variance requested is the minimum variance that will make possible the legal use of the land, building, or structure in the use district proposed.
7. Information indicating the variance is not a request to permit a use of land, buildings, or structures, which are not permitted by right in the district involved.

Rezoning Application

Page six (6)

COMMENTS

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Disclosure of Campaign Contributions and/or gifts:

Each applicant has the duty of filing a disclosure report with the City if a contribution or gift totaling two hundred and fifty dollars (\$250.00) or more has been given to an official of the City of Monroe within the last two (2) years. The filing shall be within ten (10) days after the application is made, and in the case of a supporter or opponent, filing shall be at least five (5) days before the first public hearing.

I hereby withdraw the above application: Signature: \_\_\_\_\_ Date: \_\_\_\_\_

**Disclosure of Campaign Contributions**

In accordance with the Conflict of Interest in Zoning Act, O.C.G.A., Chapter 36-67A, the following questions must be answered:

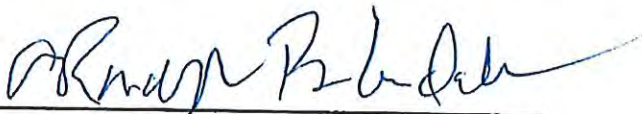
Have you the applicant made \$250 or more in campaign contributions to a local government official within two years immediately preceding the filing of this application?

\_\_\_\_\_yes  no

If the answer is yes, you must file a disclosure report with the governing authority of Walton County showing:

1. The name and official position of the local governing authority in Walton County to whom the campaign contribution was made.
2. The dollar amount and description of each campaign contribution made during the two years immediately preceding the filing of this application and the date of each such contribution was made.

This disclosure must be filed when the application is submitted.



Signature of Applicant/Date

Check one: Owner  Agent \_\_\_\_\_

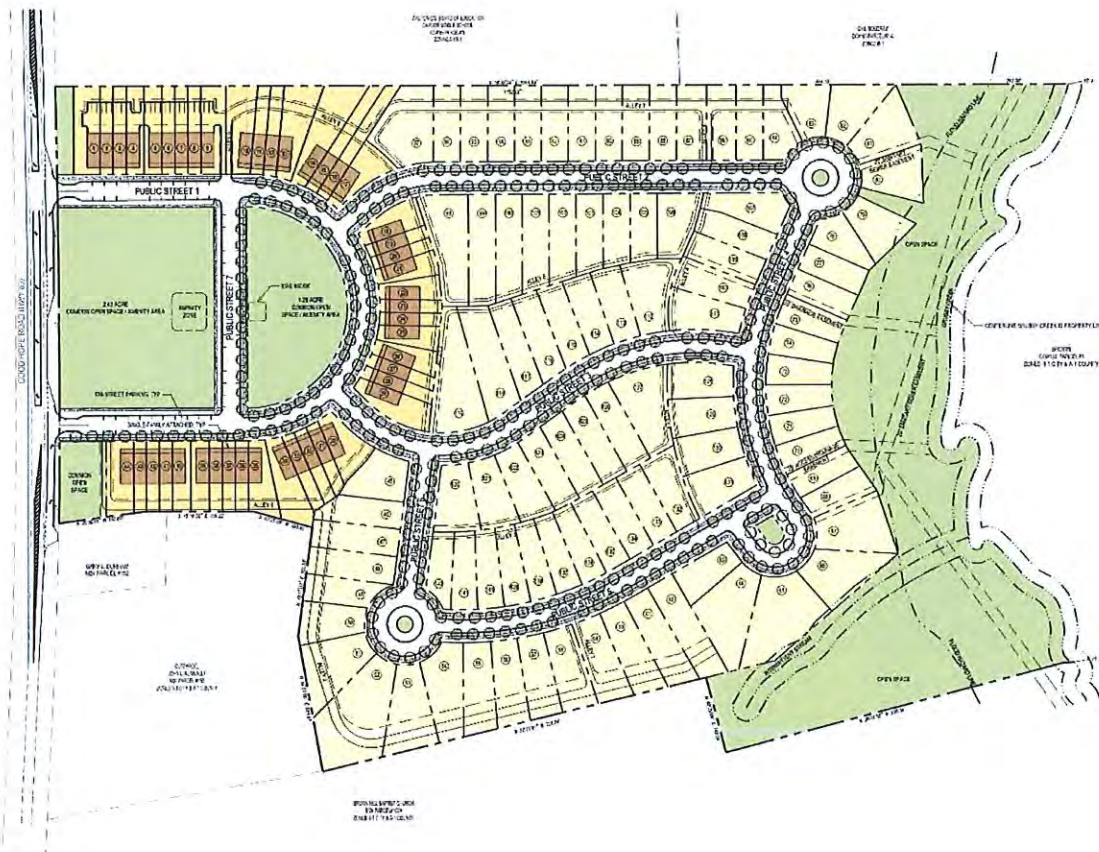


# PLANNED RESIDENTIAL DEVELOPMENT REPORT

19 March 2021

## 961 GOOD HOPE ROAD

Monroe, Georgia



Site Plan

### INTRODUCTION

961 Good Hope Road is a planned development approved in 2003. After approval, streets, utilities and stormwater infrastructure were installed before the project fell victim to the Great Recession. The site has been dormant ever since. The original concept was to create a mixed-use community that contained a commercial



**961 GOOD HOPE ROAD**  
CITY OF MONROE

- PROJECT DATA**
- PROJECT PARCEL DATA:  
561 GOOD HOPE ROAD  
MONROE, GA  
TAX PARCEL M0240154
  - OWNER:  
KFB ENTERPRISES INC  
P.O. BOX 122  
CONYERS, GA 30012
  - TOTAL PROJECT ACREAGE 43.318 AC
  - EXISTING ZONING PLANNED COMMERCIAL DEVELOPMENT (PCD)  
PROPOSED ZONING PLANNED RESIDENTIAL DEVELOPMENT (PRD)  
PROPOSED USE: RESIDENTIAL
  - WATER SUPPLY: CITY OF MONROE  
SEWERAGE: CITY OF MONROE  
SOLID WASTE COLLECTION: CITY OF MONROE
  - PROPOSED UTILITIES: ALL UTILITIES ARE TO BE INSTALLED UNDERGROUND.
  - THIS PROJECT SHALL MEET ALL CITY OF MONROE ORDINANCES PERTAINING TO SIGNS, SIDEWALKS, STREET LIGHTING, STREET TREES, AND SOLID WASTE COLLECTION. ALL LIGHTING FIXTURES MUST BE FULLY SHIELDED IN ACCORDANCE WITH CITY OF MONROE STANDARDS TO ENSURE DOWNWARD ILLUMINATION ONLY.
  - STORMWATER MANAGEMENT SHALL BE IN ACCORDANCE WITH CITY OF MONROE ORDINANCES AND REGULATIONS.
  - BOUNDARY AND TOPOGRAPHIC INFORMATION OBTAINED FROM A SURVEY BY BREYER AND DUDLEY, LLC DATED 2003.
  - SIGNS WILL BE APPLIED FOR UNDER SEPARATE PERMITS
  - PROVISIONS FOR A RECYCLING PLAN AND SEPARATION OF SOLID WASTE AND RECYCLABLE MATERIALS SHALL BE MADE CITY OF MONROE REQUIREMENTS.

**DEVELOPMENT SUMMARY PRD**

**RESIDENTIAL**

SINGLE-FAMILY DETACHED: 98 UNITS  
SINGLE-FAMILY ATTACHED: 44 UNITS  
TOTAL RESIDENTIAL UNITS: 142 UNITS

**RESIDENTIAL DENSITY**  
PROPOSED: 3.35 LOTS/ACRE

**COMMON OPEN SPACE / PUBLIC USE**  
OPEN SPACE: 4.912 ACRE (22.4%)  
ROAD RIGHT-OF-WAY: 4.764 ACRE (17.9%)

**PARKING**

EACH SINGLE FAMILY RESIDENCE WILL HAVE A MINIMUM OF 2 OFF-STREET PARKING SPACES. IN ADDITION, RESIDENTIAL STREETS WILL PROVIDE UNMARKED PARALLEL PARKING ON ONE SIDE.

STRIPED PARALLEL PARKING PROVIDED AROUND THE CENTRAL COMMON SPACE IS APPROXIMATELY 70 SPACES.

**DEVELOPMENT STANDARDS**

**DETACHED SINGLE FAMILY:**

MAXIMUM LOT COVERAGE: 40%  
FRONTAGE (EXCLUDING INSIDE CURVE LOTS): 50 FT  
SETBACKS: FRONT: 10 FT  
SIDE: 6 FT  
REAR: 12 FT  
\*THE REAR SETBACK ON LOTS THAT BACK UP TO THE PERMETER WILL BE 24FT.  
MAXIMUM BUILDING HEIGHT: 30 FT  
MINIMUM LOT SIZE: 5,700 SF

**ATTACHED SINGLE FAMILY (TOWNHOUSE):**

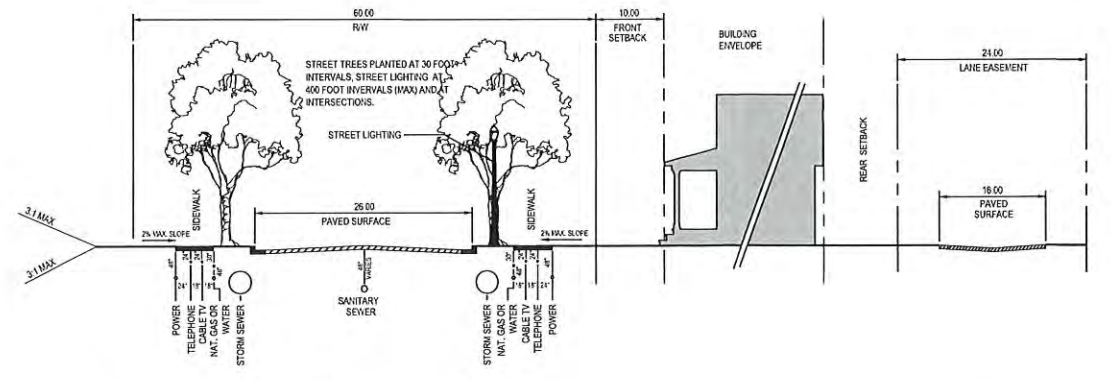
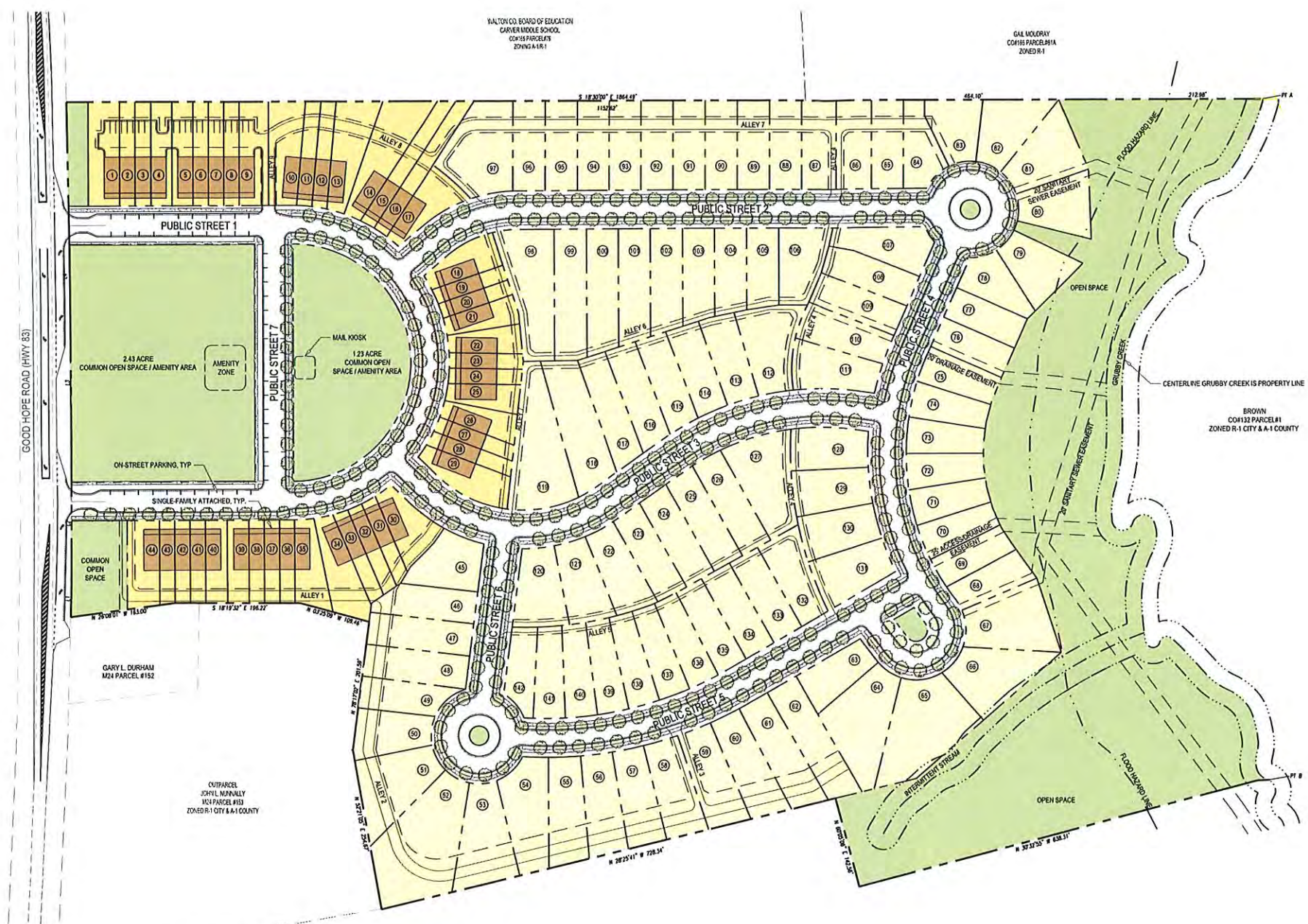
MAXIMUM LOT COVERAGE: 70%  
FRONTAGE (EXCLUDING INSIDE CURVE LOTS): 24 FT  
SETBACKS: FRONT: 0 FT  
SIDE: 0 FT  
REAR: 10 FT  
\*THE REAR SETBACK ON LOTS THAT BACK UP TO THE PERMETER WILL BE 24FT.  
MAXIMUM BUILDING HEIGHT: 30 FT  
MINIMUM LOT SIZE: 2,700 SF

**BEARINGS AND DISTANCES ALONG CENTERLINE OF GRUBBY CREEK FROM POINT A TO POINT B**

DIRECTION	DISTANCE
S 60° 22' 45" W	8.65
N 66° 03' 21" W	109.77
N 53° 15' 17" W	27.82
N 51° 22' 34" W	44.35
N 81° 57' 41" W	36.29
S 66° 49' 53" W	71.82
N 72° 23' 31" W	32.25
N 72° 04' 00" W	40.02
N 62° 40' 45" W	39.22
N 78° 45' 39" W	41.53
S 84° 50' 39" W	43.12
S 67° 16' 35" W	101.28
N 61° 08' 02" W	67.84
S 62° 21' 10" W	60.96
S 33° 22' 51" W	100.02
S 67° 23' 19" W	68.53
N 26° 18' 01" W	163.00
S 72° 28' 34" W	14.42
S 79° 33' 33" W	40.25
S 47° 50' 45" W	43.22
S 55° 11' 42" E	25.82
S 04° 25' 45" W	16.07
S 31° 49' 01" W	26.82
S 24° 45' 30" W	26.58
S 08° 20' 49" W	67.68
S 62° 00' 06" W	27.07
S 28° 45' 32" W	26.81
S 63° 19' 55" W	44.17
N 73° 37' 19" W	24.56
S 43° 33' 43" W	18.10
S 31° 50' 30" W	45.04
S 66° 10' 55" W	22.12
S 42° 08' 47" W	41.67

**LINE TABLE**

NUMBER	DIRECTION	DISTANCE
L1	N 72° 50' 31" E	51.65
L2	N 71° 32' 25" E	207.41
L3	N 71° 04' 35" E	210.84
L4	N 70° 45' 55" E	107.09
L5	N 70° 29' 23" E	224.07



**KEY MAP**

- [Light Green Box] - SINGLE FAMILY DETACHED
- [Yellow Box] - SINGLE FAMILY ATTACHED
- [Light Green Box] - COMMON OPEN SPACE



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SEALS:



SHEET TITLE:

PRD SITE PLAN

SHEET ISSUE: 3/19/2021 PROJECT NO. 21-302

SHEET NO. PRD-10



core along the frontage of Church Street. Having sat vacant for nearly a decade, new efforts are being made to bring life into this development with necessary adjustments to meet the current housing demand in the area. This request seeks to remove the commercial component of the current planned development and revise the plan to increase the number of townhomes lots and increase the open space and community amenity area.



Aerial Photograph with Project Boundary

**SITE DESCRIPTION AND CURRENT USE**

The 43.418-acre subject property is located on the south side of Church Street (Formerly Georgia Highway 83). It is bordered on the east by the Carver Middle School campus and an undeveloped tract. It is bound on the south by Grubby Creek. On the western property boundary, the land is largely undeveloped with one residence along the Church Street road frontage. The subject property slopes gently to the south and has been cleared and graded with infrastructure improvements installed throughout the site. The roadways and parking areas have been installed to match the approved site plan from the 2003 planned development approval. The subject property does not contain any structures.

**ZONING**

The 2003 rezone and annexation request allowed for the subject property to be rezoned from zoned A-1 (Walton County) with a small portion zoned R-1 that was within the city limits of Monroe to PCD. Initial development effort led to the installation of infrastructure, but nothing more has been done. Given the



vacancy on site, the request is to decrease the use intensity from PCD to PRD which would allow for a more diverse residential development as well as help meet housing demands in the area.

The majority of the changes will be within the previously approved commercial core. The semicircular park will remain and be expanded across the internal street to the Church Street frontage. Surrounding the park will be single-family attached homes that will face the park and be alley fed to reduce the number of curb cuts along the interior roadway network. This will increase the single family attached units from 24 lots to 44 lots and the total residential units from 131 lots to 142 lots.

Residential units will consist of fee-simple single-family attached (town homes) and single-family detached homes (see plan for locations). The minimum livable area of each of the building types will be in accordance with sect. 700.1 of the City of Monroe Zoning Ordinance which requires 1,600 square feet. Detached single family houses occupy lots ranging in area from 5,700 square feet to 20,502 square feet.

**FUTURE DEVELOPMENT MAP**

The City of Monroe Future Land Use Map designates the subject property as Residential. No changes to the Future Land Use Map are proposed as the rezone request is compatible with the designation.

**PHASING**

The project will be completed in a single phase.

**ARCHITECTURE AND SITE DESIGN**

The style of all structures will be similar to local southern vernacular architecture. Building materials will consist of brick, stone, stucco, wooden (or cementitious) siding and trim. An exterior color palette for all buildings will be included in the development documents and covenants in order to ensure a cohesive and pleasing color scheme. There will be at least six buildings designs to comply with sect. 810.1 per the City of Monroe Zoning Ordinance.



Detached Single-Family Residences



Attached Single-Family Residences

**VEHICULAR ACCESS AND PARKING**

Streets within the development have been designed for the pedestrian as well as for the automobile. All streets include a 5-foot-wide concrete sidewalk on both sides of the street. All streets will be dedicated public right-of-way designed in accordance with Monroe Development Regulations, Article 9. Street trees are proposed to be planted at 30-foot intervals and will be planted between the curb and the sidewalk. The variety of the trees will be chosen at the construction plan stage of the development, but only shade trees suitable for this use will be specified.

Garages and parking areas for many homes will be accessed from behind the houses by a 16-foot-wide paved service lane centered in a 24-foot-wide access easement. Parking in the service lane easement will be prohibited. Storage of recreation vehicles or trailers in the access easement will be prohibited. The access easement will be kept clear and open to allow unimpeded access by residents and service vehicles. Resident parking will be in garages, driveways or parking pads located on resident lots. Guest parking will be accommodated with on street parallel parking on one side only of the residential streets. The use of rear service lanes eliminates the need for driveway curb-cuts and front entry garages.

**TRAFFIC**

Previous approvals allowed for more intense uses on site. These uses required the installation of the deceleration lanes on Good Hope Road / Church Street. The request reduces the intensity of the development by removing the commercial core and increase the number of residential lots and neighborhood greenspace amenities.

**LIGHTING**

Outdoor lighting will be provided in conformance with Sec. 9-19-4. Indirect and low-level, pedestrian-scale lighting will be utilized to provide a pleasing and safe environment.

**UTILITIES AND SERVICES**



Both water and sewage services will be provided by the City of Monroe. All necessary infrastructure has been previously installed.

#### **STORMWATER MANAGEMENT AND WATER QUALITY**

Storm water runoff will travel as sheet flow until it is collected in natural and improved swales and/or drainage structures and directed to the flood plain along Grubby Creek.

#### **TRASH DISPOSAL AND RECYCLING**

Residential trash pick-up will be made in the service lanes where they exist. Otherwise, trash pick-up will be curbside on the street.

#### **OPEN SPACE AND BUFFERS**

A village green and park are located in the central portion of the development. Surrounded by townhouses overlooking the village green, this park will serve to as the centerpiece and unifying element of the development. Uses permitted within the park include a pavilion, kids play area, and passive recreation areas with paved walking paths and benches. Community open space located along Grubby Creek will be accessed from two points from the street running parallel to the creek. A nature trail is proposed to run along the creek. No vehicular traffic will be permitted in this area. This area will be commonly owned by the homeowners association. The homeowners association will be responsible for maintenance of this area and will pay any taxes assessed on this land. Total open space consists of 9.732 acres or 22.4% of the tract.



### Disclosure of Campaign Contributions

In accordance with the Conflict of Interest in Zoning Act, O.C.G.A., Chapter 36-67A, the following questions must be answered:


Have you the applicant made \$250 or more in campaign contributions to a local government official within two years immediately preceding the filing of this application?

\_\_\_\_\_yes  no

If the answer is yes, you must file a disclosure report with the governing authority of Walton County showing:

1. The name and official position of the local governing authority in Walton County to whom the campaign contribution was made.
2. The dollar amount and description of each campaign contribution made during the two years immediately preceding the filing of this application and the date of each such contribution was made.

This disclosure must be filed when the application is submitted.

 \_\_\_\_\_

Signature of Applicant/Date

Check one: Owner \_\_\_\_\_ Agent

**Disclosure of Campaign Contributions**

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This disclosure must be filed when the application is submitted.



Signature of Applicant/Date

Check one: Owner  Agent \_\_\_\_\_

LEGAL DESCRIPTION

ALL THAT TRACT OR PARCEL OF LAND LYING AND BEING IN LAND LOTS 102 & 103 OF THE 3<sup>RD</sup> DISTRICT OF WALTON CONTY, GEORGIA, AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE CENTER LINE OF YOUNG STREET AND SOUTHERN RIGHT OF WAY LINE OF GOOD HOPE ROAD A/K/A CHURCH STREET (HAVING 80 FOOT RIGHT OF WAY), RUN THENCE NORTH 77 DEGREES 04 MINUTES 21 SECONDS EAST A DISTANCE OF 735.78 FEET TO AN IRON ROD FOUND AND THE POINT OF BEGINNING; RUN THENCE NORTH 72 DEGREES 50 MINUTES 37 SECONDS EAST A DISTANCE OF 51.65 FEET TO A POINT; RUN THENCE NORTH 71 DEGREES 32 MINUTES 26 SECONDS EAST A DISTANCE OF 207.41 FEET TO A POINT; RUN THENCE NORTH 71 DEGREES 04 MINUTES 36 SECONDS EAST A DISTANCE OF 210.84 FEET TO A POINT; RUN THENCE NORTH 70 DEGREES 48 MINUTES 05 SECONDS EAST A DISTANCE OF 107.09 FEET TO A POINT; RUN THENCE NORTH 70 DEGREES 20 MINUTES 23 SECONDS EAST A DISTANCE OF 224.07 FEET TO AN IRON ROD; LEAVING THE RIGHT OF WAY LINE OF CHURCH STREET RUN SOUTH 18 DEGREES 30 MINUTES 00 SECONDS EAST A DISTANCE OF 1864.49 FEET TO THE CENTER LINE OF GRUBBY CREEK, SAID CENTER LINE IS THE PROPERTY LINE; RUN THENCE ALONG SAID CENTER LINE THE FOLLOWING DISTANCES AND COURSES:

- SOUTH 80°29'48" WEST FOR A DISTANCE OF 8.85'
- NORTH 86°03'21" WEST FOR A DISTANCE OF 106.77'
- NORTH 53°15'17" WEST FOR A DISTANCE OF 27.62'
- NORTH 51°22'34" WEST FOR A DISTANCE OF 44.35'
- NORTH 81°57'41" WEST FOR A DISTANCE OF 36.29'
- SOUTH 66°49'53" WEST FOR A DISTANCE OF 71.84'
- NORTH 75°23'34" WEST FOR A DISTANCE OF 32.26'
- NORTH 72°04'00" WEST FOR A DISTANCE OF 40.08'
- NORTH 62°40'45" WEST FOR A DISTANCE OF 39.22'
- NORTH 78°40'39" WEST FOR A DISTANCE OF 41.53'
- SOUTH 84°50'39" WEST FOR A DISTANCE OF 44.13'
- SOUTH 62°16'35" WEST FOR A DISTANCE OF 101.28'
- NORTH 81°08'02" WEST FOR A DISTANCE OF 67.84'
- SOUTH 85°21'16" WEST FOR A DISTANCE OF 60.56'
- SOUTH 33°22'57" WEST FOR A DISTANCE OF 100.05'
- SOUTH 67°25'19" WEST FOR A DISTANCE OF 69.53'
- NORTH 26°08'01" WEST FOR A DISTANCE OF 163.00'
- SOUTH 72°28'34" WEST FOR A DISTANCE OF 14.42'
- SOUTH 79°33'33" WEST FOR A DISTANCE OF 40.25'
- SOUTH 47°50'46" WEST FOR A DISTANCE OF 25.89'
- SOUTH 55°11'42" EAST FOR A DISTANCE OF 42.22'
- SOUTH 04°25'46" WEST FOR A DISTANCE OF 16.70'
- SOUTH 31°49'07" WEST FOR A DISTANCE OF 26.82'
- SOUTH 53°45'38" WEST FOR A DISTANCE OF 26.58'
- SOUTH 02°20'49" WEST FOR A DISTANCE OF 67.69'
- SOUTH 53°00'06" WEST FOR A DISTANCE OF 27.01'
- SOUTH 28°50'35" WEST FOR A DISTANCE OF 25.93'
- SOUTH 63°19'55" WEST FOR A DISTANCE OF 44.13'



NORTH 73°32'19" WEST FOR A DISTANCE OF 24.56'  
SOUTH 43°35'48" WEST FOR A DISTANCE OF 18.16'  
SOUTH 31°50'38" WEST FOR A DISTANCE OF 45.04'  
SOUTH 86°10'55" WEST FOR A DISTANCE OF 22.19'  
SOUTH 42°08'47" WEST FOR A DISTANCE OF 41.48'

TO A POINT; RUN THENCE NORTH 30 DEGREES 32 MINUTES 55 SECONDS WEST A DISTANCE OF 638.31 FEET TO A ½ INCH CONDUIT FOUND, SAID LINE IS THE SAME AS COMMON PROPERTY LINE OF PROPERTY N/F OWNED BY JAMES ALBERT BROWN JR & LORETTA B BROWN; RUN THENCE NORTH 60 DEGREES 05 MINUTES 06 SECONDS FOR A DISTANCE OF 142.56 FEET TO A ½ INCH CONDUIT FOUND, SAID LINE IS THE SAME AS COMMON PROPERTY LINE OF PROPERTY N/F OWNED BY BROWN HILL BAPTIST CHURCH; RUN THENCE NORTH 28 DEGREES 25 MINUTES 41 SECONDS WEST A DISTANCE OF 728 TO A POINT, SAID LINE IS THE SAME AS COMMON PROPERTY LINE OF PROPERTY N/F OWNED BY BROWN HILL BAPTIST CHURCH; RUN THENCE NORTH 52 DEGREES 21 MINUTES 05 SECONDS EAST A DISTANCE OF 254.67 FEET TO A POINT, SAID LINE IS THE SAME AS COMMON PROPERTY LINE OF PROPERTY N/F OWNED BY AMERICAN NATIONAL RED CROSS; RUN THENCE NORTH 78 DEGREES 17 MINUTES 02 SECONDS EAST A DISTANCE OF 201.59 FEET TO A POINT, SAID LINE IS THE SAME AS COMMON PROPERTY LINE OF PROPERTY N/F OWNED BY AMERICAN NATIONAL RED CROSS; RUN THENCE NORTH 03 DEGREES 25 MINUTES 09 SECONDS WEST FOR A DISTANCE OF 109.46 FEET TO A POINT, SAID LINE IS THE SAME AS COMMON PROPERTY LINE OF PROPERTY N/F OWNED BY AMERICAN NATIONAL RED CROSS; RUN THENCE SOUTH 18 DEGREES 19 MINUTES 32 SECONDS EAST FOR A DISTANCE OF 196.22 FEET TO A POINT, SAID LINE IS THE SAME AS COMMON PROPERTY LINE OF A PORTION OF PROPERTY N/F OWNED BY AMERICAN NATIONAL RED CROSS AND OF A PORTION OF PROPERTY N/F OWNED BY LILLIAN C WEATHERFORD; RUN THENCE NORTH 26 DEGREES 08 MINUTES 01 SECONDS WEST FOR A DISTANCE OF 163.00 FEET TO AN IRON ROD, SAID LINE IS THE SAME AS COMMON PROPERTY LINE OF PROPERTY N/F OWNED BY LILLIAN C WEATHERFORD, AND THE POINT OF BEGINNING.



## CODE DEPARTMENT

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April 6, 2021

To Whom It May Concern:

Below you will find information regarding a Legal Notice scheduled to run in The Walton Tribune on March 28, 2021 concerning a Rezone adjacent to your property.

Being an adjoining property owner, this could be of interest to you.

**BE ADVISED OF THE DATE, TIME AND PLACE OF PUBLIC HEARING:**

**Planning Commission: April 20, 2021**

Will be held at 215 N Broad St at 5:30 PM on the following application:

**City Council: May 11, 2021**

Will be held in the meeting room at 215 N Broad Street at 6:00 PM on the following application:

1. Rezone – 961 Good Hope Rd

Copies of application submittal can be viewed on line at [www.monroega.com](http://www.monroega.com)  
Choose Government, Agendas Meetings, & Minutes, choose the meeting you plan to attend for this application.

If you are interested in speaking at the Council Meeting for or against the request, you will need to sign up before the meeting starts.

Sincerely,  
Debbie Adkinson  
Code Department Assistant

# CALL

DESIGNS, L.L.C.



CHARLESTON MANOR -SINGLE FAMILY ACHITECTURE REVISED



# CALL

DESIGNS, L.L.C.



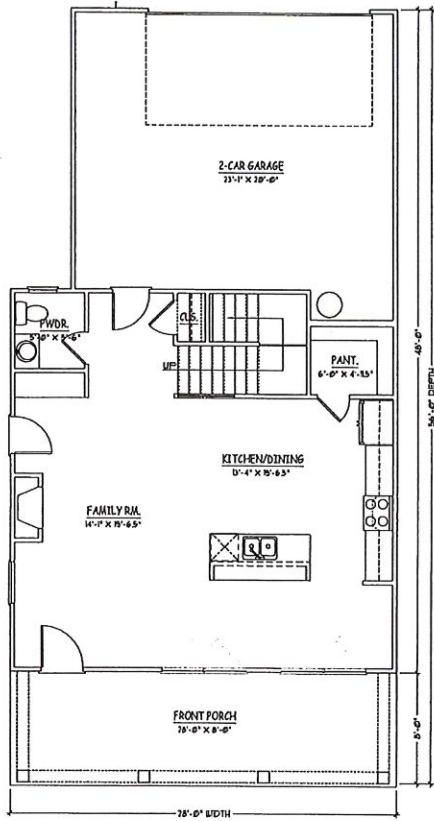
CHARLESTON MANOR -SINGLE FAMILY ACHITECTURE REVISED

# CALL DESIGNS, L.L.C.

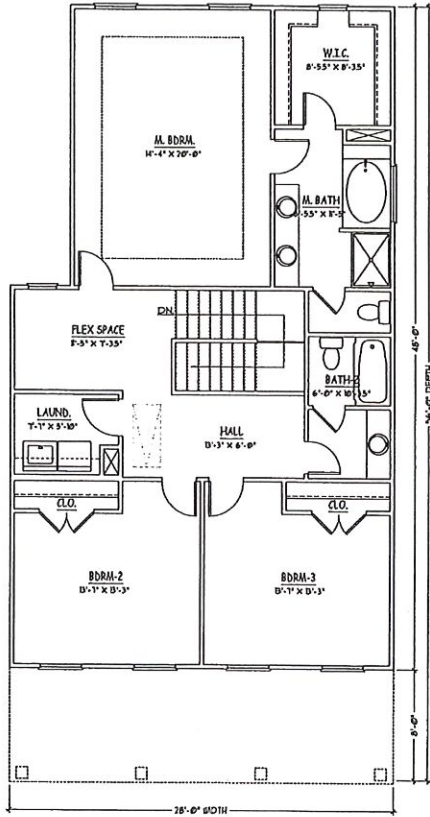


CHARLESTON MANOR -DETACHED HOMES EXTERIOR ARCHITECTURE

FIELD GLEN



1  
A3.0 FIRST FLOOR PLAN  
SCALE: 1/4" = 1'-0" FIELD GLEN - ELEV 'C'



2  
A3.0 SECOND FLOOR PLAN  
SCALE: 1/4" = 1'-0" FIELD GLEN - ELEV 'C'

AREA TABULATION	
HEATED AREA:	
FIRST FLOOR	63 SQ. FT.
SECOND FLOOR	138 SQ. FT.
TOTAL	201 SQ. FT.
UNHEATED AREA:	
GARAGE	434 SQ. FT.
CON. FRONT PORCH	314 SQ. FT.
TOTAL	748 SQ. FT.

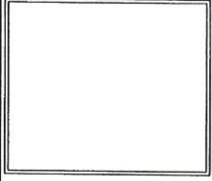
**McKINLEY  
CONSTRUCTION LLC**  
656 ENCLINING DRIVE, SUITE 206  
PEACHTREE CORNERS, GA 30082

FIELD GLEN - ELEV 'C'  
BROOKWOOD COMMONS  
MONROE COUNTY

THIS PLAN WAS PREPARED BY THE ARCHITECT FOR THE PURPOSES OF THE PROJECT DESCRIBED HEREIN. IT IS NOT TO BE USED FOR ANY OTHER PROJECT WITHOUT THE WRITTEN CONSENT OF THE ARCHITECT. THE ARCHITECT ASSUMES NO LIABILITY FOR ANY ERRORS OR OMISSIONS IN THIS PLAN. THE ARCHITECT DOES NOT WARRANT THE ACCURACY OF ANY INFORMATION PROVIDED BY OTHERS. THE ARCHITECT'S RESPONSIBILITY IS LIMITED TO THE DESIGN AND CONSTRUCTION OF THE PROJECT DESCRIBED HEREIN. THE ARCHITECT DOES NOT WARRANT THE ACCURACY OF ANY INFORMATION PROVIDED BY OTHERS. THE ARCHITECT'S RESPONSIBILITY IS LIMITED TO THE DESIGN AND CONSTRUCTION OF THE PROJECT DESCRIBED HEREIN.

FLOOR PLANS  
AS NOTED  
04-07-2021

NO.	DATE	REVISION

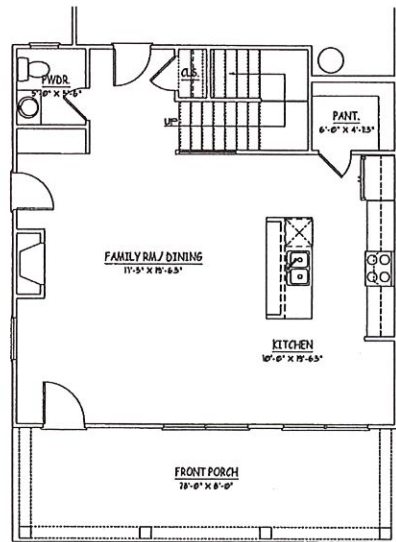


RV  
MCK-BROO A3.0

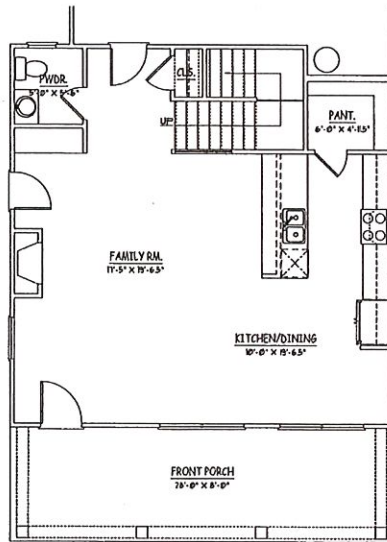
RELEASED FOR CONSTRUCTION  
 NOT RELEASED FOR CONSTRUCTION



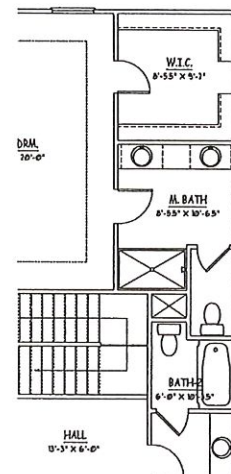
FIELD GLEN



1  
A3.1 KITCHEN LAYOUT-OPTION  
SCALE: 1/4" = 1'-0"  
FIELD GLEN - ELEV 'C'



2  
A3.1 KITCHEN LAYOUT-OPTION  
SCALE: 1/4" = 1'-0"  
FIELD GLEN - ELEV 'C'



3  
A3.1 M. BATH/W.I.C. OPTION  
SCALE: 1/4" = 1'-0"

**McKINLEY  
CONSTRUCTION LLC**  
ENGINEERING OFFICE, SUITE 208  
PEACHTREE CORNERS, GA 30092

PRODUCT  
**FIELD GLEN - ELEV 'C'**  
RESUBMISSION  
BROOKWOOD COMMONS  
ADDRESS  
**MONROE COUNTY**

THIS DRAWING SET IS THE PROPERTY OF THE ENGINEER OR ARCHITECT AND IS TO BE USED ONLY FOR THE PROJECT AND SITE SPECIFICALLY IDENTIFIED HEREON. IT IS NOT TO BE REPRODUCED, COPIED, REPRODUCED, TRANSMITTED, OR OTHERWISE DISSEMINATED IN ANY MANNER WITHOUT THE WRITTEN CONSENT OF THE ENGINEER OR ARCHITECT. ANY SUCH REPRODUCTION OR DISSEMINATION WITHOUT THE WRITTEN CONSENT OF THE ENGINEER OR ARCHITECT IS STRICTLY PROHIBITED AND WILL BE CONSIDERED A VIOLATION OF PROFESSIONAL ETHICS AND MAY BE SUBJECT TO LEGAL ACTION. THE ENGINEER OR ARCHITECT ASSUMES NO LIABILITY FOR ANY DAMAGE OR INJURY TO PERSONS OR PROPERTY ARISING FROM THE USE OF THIS DRAWING SET, WHETHER SUCH DAMAGE OR INJURY BE CAUSED BY NEGLIGENCE OR OTHERWISE, UNLESS SUCH DAMAGE OR INJURY BE CAUSED BY THE NEGLIGENCE OF THE ENGINEER OR ARCHITECT.

SHEET NAME  
**FLOOR PLANS-OPTIONS**  
DATE  
**AS NOTED**  
DATE  
**04-07-2021**

NO.	DATE	REVISION

DATE: \_\_\_\_\_  
BY: \_\_\_\_\_  
MCK-BROD **A3.1**

RELEASED FOR CONSTRUCTION  
 NOT RELEASED FOR CONSTRUCTION

**NOTICE TO THE PUBLIC  
CITY OF MONROE**

**A petition has been filed with the  
City of Monroe requesting the  
property at 961 Good Hope Road to  
be rezoned from PCD to PRD  
A public hearing will be held before  
the Monroe Planning and Zoning  
Commission at City Hall Auditorium at  
215 N. Broad Street on April 20, 2021  
at 5:30 P.M. All those having an  
interest should be present to voice  
their interest.**

**A petition has been filed with the  
City of Monroe requesting the  
property at 961 Good Hope Road to  
be rezoned from PCD to PRD  
A public hearing will be held before  
The Mayor and City Council  
at the City Hall Auditorium at  
215 N. Broad Street on May 11, 2021  
at 6:00 P.M. All those having an  
interest should be present to voice  
their interest.**

**PLEASE RUN ON THE  
FOLLOWING DATE:**

**March 28, 2021**



P.O. Box 1249 • Monroe, Georgia 30655  
(770) 207-4674  
Attn: Business License Division

# OCCUPATION TAX APPLICATION

BUSINESS NAME Peach State Restaurant Group, Inc dba Your Pie TELEPHONE (678) 635-8715

ADDRESS 110 South Broad St., Monroe, GA 30655 TYPE OF BUSINESS

MAILING ADDRESS 1418 Hall Avenue Tifton, GA 31794 Pizza Restaurant

EMAIL ADDRESS peachstate@yourpie.com

OWNER'S NAME Chris Carter & Chris Parrott TELEPHONE (229) 563-2044

EMERGENCY CONTACT PERSON: Chris Carter

TELEPHONE (229) 563-2044

PROPERTY OWNER'S NAME: Wesley Sisk - Brown Oil Properties, LLC

TELEPHONE (770) 616-5054

\*\*NUMBER OF EMPLOYEES: FULL TIME 7

PART TIME 18 **\*\*(Including Owners & Family Members)**

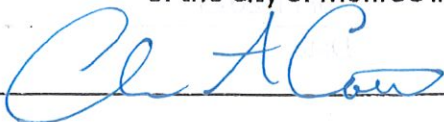
HAVE YOU EVER BEEN CONVICTED OF A FELONY OR ARE YOU DISQUALIFIED TO RECEIVE A LICENSE

BY REASON OF ANY MATTER OR THING CONTAINED IN THE LAWS OF THIS STATE, OR THIS CITY? YES  NO

WILL A SIGN BE INSTALLED ON THE BUILDING OR PROPERTY? YES  NO  (no new sign - existing sign to remain)

**A PERMIT IS REQUIRED FOR ALL SIGNS!!**

I hereby certify that I will not violate any of the laws of this State of Georgia or of the United States. I further agree to comply with any and all ordinances of the City of Monroe in conducting business in the City.

Signature: 

Date 3 / 11 / 2021



# CITY OF MONROE

## ALCOHOLIC BEVERAGE LICENSE APPLICATION

INSTRUCTIONS: PLEASE PRINT OR TYPE APPLICATION AND ANSWER ALL QUESTIONS.

Please fill out entire application leaving no sections blank; please mark sections that do not apply N/A

Please check the licenses that you are applying for.

# CITY OF MONROE

## ALCOHOLIC BEVERAGE LICENSE FEES

### CONSUMPTION ON PREMISE:

### LICENSE FEE:

BEER/WINE	\$1000.00	<u>X</u>
NON PROFIT PRIVATE CLUB	\$600.00	_____
SUNDAY SALES-PRIVATE CLUBS ONLY	\$150.00	_____
BEER/WINE AMENITIES LICENSE	\$100.00	_____
DISTILLED SPIRITS	\$3000.00	_____
NON PROFIT PRIVATE CLUB-ONLY	\$600.00	_____
SUNDAY SALES	\$150.00	<del>X</del> <i>DE</i>

*N/A*

### PACKAGE:

### LICENSE FEE:

BEER/WINE	\$2000.00	_____
HOTEL/MOTEL IN ROOM SERVICE	\$250.00	_____
GROWLERS	\$2000.00	_____

### MANUFACTURER

### LICENSE FEE: 1 FEE ONLY

DISTILLERIES OR MICRO-DISTILLERIES	\$1500.00	_____
BREWERY OR MICRO-BREWERIES	\$1000.00	_____
BREW PUB	\$750.00	_____

**WHOLESALE DEALERS:**

**LICENSE FEE:**

**PRINCIPAL PLACE OF BUSINESS - CITY**

BEER/WINE \$1500.00 \_\_\_\_\_

DISTILLED SPIRITS \$2000.00 \_\_\_\_\_

**PRINCIPAL PLACE OF BUSINESS – NOT IN CITY** \$100.00 \_\_\_\_\_

**TEMPORARY LICENSE:**

**LICENSE FEE:**

NON PROFIT ORGANIZATIONS \$25.00 PER DAY \_\_\_\_\_

FOR PROFIT ORGANIZATIONS \$150.00 PER DAY \_\_\_\_\_

SPECIAL EVENT VENUES \$300.00 \_\_\_\_\_  
REGISTRATION

**There is a \$250.00 non-refundable administrative/investigative fee for all licenses except for a Beer/Wine Amenities License which the fee is \$200.00. There is no application fee for wholesale dealers. This administrative / Investigative fee applies to new applications only-does not apply to renewals.**

1. Full Name of Business Peach State Restaurant Group, Inc

Under what name is the Business to operate? Your Pie

Is the business a proprietorship, partnership or corporation? Domestic or foreign?

Corporation - Domestic

2. Address: a) Physical: 110 South Broad St, Monroe, GA 30655

b) Mailing: 1418 Hall Avenue, Tifton, GA 31794

3. Phone 678 635-8715 Beginning Date of Business in City of Monroe 2/22/2021

4.  New Business  Existing business purchase

If change of ownership, enclose a copy of the sales contract and closing statement.

5. Federal Tax ID Number 83-3317473 Georgia Sales Tax Number \_\_\_\_\_

6. Is business within the designated distance of any of the following:

CHURCH, SCHOOL GROUNDS, COLLEGE CAMPUS (See Land Survey Requirements)

Beer and Wine 100 Yards Yes \_\_\_\_\_ No

Liquor 100 Yards (Church) or 200 Yards (School) Yes \_\_\_\_\_ No

7. Full name of Applicant Christopher Allen Carter

Full Name of Spouse, if Married Allison Buntyn Carter

Are you a Citizen of the United States or Alien Lawful Permanent Resident? Citizen

Birthplace Waycross, GA

Current Address 500 Hayfield Ct City Locust Grove St GA Zip 30248

Home Telephone (229) 563-2044

Number of Years at present address 2 years

Previous address (If living at current address less than 2 yrs).  
\_\_\_\_\_

Number of years at previous address \_\_\_\_\_

8. If new business, date business will begin in Monroe \_\_\_\_\_

If transfer or change of ownership, effective date of this change 2/22/2021

If transfer or change of ownership, enclose a copy of the sales contract and closing statement.

Previous applicant & D/B/A YP Monroe, LLC

9. What is the name of the person who, if the license is granted, will be the active manager of the business and on the job at the business? List address, occupation, phone number, and employer Ginger Black - General Manager - Your Pie Monroe

614 E Marable St, Monroe, GA 30655

(404) 437-1124

10. Has the person, firm, limited liability company, corporation, applicant, owner/owners, partner, shareholder, manager or officer been arrested, convicted or entered a plea of nolo



contendere within ten (10) years immediately prior to the filing of this application for any felony or misdemeanor of any state or of the United States, or any municipal ordinance involving moral turpitude, illegal gambling or illegal possession or sale of controlled substances or the illegal possession or sale of alcoholic beverages to minors in a manner contrary to law, keeping a place of prostitution, pandering, pimping, public indecency, prostitution, solicitation of sodomy, or any sexually related crime. If yes, describe in detail and give dates.

No

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11. Has the applicant been convicted under any federal, state or local law of any felony, within fifteen (15) years prior to the filing of application of such license? No

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12. Do you own the land and building on which this business is to be operated? No

13. Does this establishment have a patio/open area intended to be used for consumption of alcoholic beverages? [ ] yes or  no

14. If operating as a corporation, state name and address of corporation, when and where incorporated, and the names and addresses of the officers and directors and the office held by each.

Peach State Restaurant Group, Inc 1418 Hall Avenue Tifton, GA 31794

Incorporated 12/11/2018 in Tifton, GA

Chris Carter - President - 500 Hayfield Ct. Locust Grove, GA 30248

Chris Parrott - Secretary - 1418 Hall Ave. Tifton, GA 31794

15. If operating as a corporation, list the stockholders (20% or more) complete addresses, area code and telephone numbers, residential and business, and the amount of interest of each stockholder.

Chris Carter - 50% - 500 Hayfield Ct. Locust Grove, GA 30248 (229)563-2044

Chris Parrott - 50% - 1418 Hall Ave. Tifton, GA 31794 (229) 251-6804

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16. If operating as a partnership, list the partners with complete addresses, area code and telephone numbers, residential and business, and the amount of interest or percent of ownership of each partner. n/a

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17. If partnership or individual, state names of any persons or firms owning any interest or receiving any funds from the corporation. n/a

18. Does applicant receive any financial aid or assistance from any manufacturer or wholesaler of alcoholic beverages? If yes, explain. no

19. Does the applicant have any financial interest in any manufacturer or wholesaler of alcoholic beverages? If yes, please explain.  
no

20. State whether or not applicant, partner, corporation officer, or stockholder holds any alcoholic beverage license in other jurisdiction or has ever applied for a license and been denied. (Submit full details) Yes - hold license in City of Griffin, GA

21. Does you or your spouse or any of the other owners, partners or stockholders have any interest in any liquor store or wholesale liquor business?  
No

22. If a retail grocery business in existence for more than six (6) months:

A statement from the applicant with documentary evidence provided that the business has had or will have gross sales of merchandise, other than malt beverages and wine, of more than three thousand dollars (\$3000.00) per month average for six (6) successive months preceding the filing of the application for this license or renewal thereof.

**If a retail grocery business in existence for less than six (6) months:**

A statement from the applicant with documentary evidence provided, that the business has had or will have gross sales of merchandise, other than malt beverages and wine, of more than three thousand dollars (\$3000.00) per month average for six (6) successive months from its inception; and within ten (10) days upon completion of six (6) months' verifying the statement required herein; and upon failure to provide such verification as prescribed herein, the license shall be suspended until such verification is made.



23. If a club, a statement that the club has been organized or chartered for at least one (1) year; a statement that during the past year the club has held regular monthly meetings; and a statement that the club has at least fifty (50) members.

24. Character References: (For the applicant)

1. Mr. Mark Miklos

Name  
2802 Sardis Mill Ct  
Address  
Buford GA 30519 770-868-7422  
City State Zip Telephone

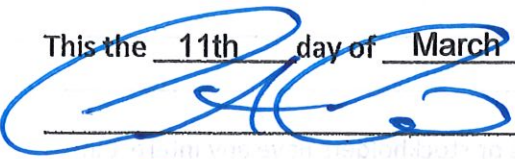
2. Mrs. Lindsay Westcott

Name  
535 Pinchon Place  
Address  
Alpharetta GA 30022 404-630-2090  
City State Zip Telephone

3. Mr. Thomas Carter

Name  
353 Highway 81 North  
Address  
Loganville GA 30052 770-466-8067  
City State Zip Telephone

This the 11th day of March 2021.

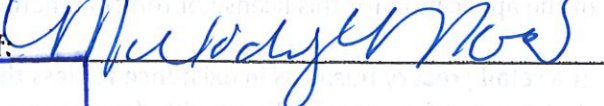
 (Signature Applicant)

Owner (Title i.e. Partner, General Partner, Manager, Owner, etc.)

Christopher A. Carter (Print Name)

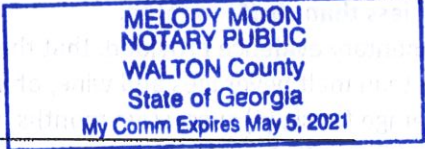
Or:  (Signature of Corporate Officer)

Christopher A Carter (Printed Name and Title of Corporate Officer)  
Co-CEO, President/Chairman

Signed, sealed and delivered in the presence of: 

Notary Public:

Executed:







P.O. Box 1249 • Monroe, Georgia 30655  
(770) 207-4674  
Attn: Business License Division

# OCCUPATION TAX APPLICATION

BUSINESS NAME TACOS N BEER BAR AND GRILL, INC. TELEPHONE (678)364 9441  
ADDRESS 116 N BROAD ST MONROE, GA 30655 TYPE OF BUSINESS  
MAILING ADDRESS 235 GREENCASTLE RD STE B. TYRONE, GA 30290 FULL SERVICE RESTAURANT  
EMAIL ADDRESS mmorles@esgaccounting.com  
OWNER'S NAME ANTONIO GRANADOS BARRON TELEPHONE (678) 542 8663  
EMERGENCY CONTACT PERSON: ANTONIO GRANADOS BARRON  
TELEPHONE (678) 542 8663

PROPERTY OWNER'S NAME: ANT SAVINGS CORP  
TELEPHONE (512) 912-6129

\*\*NUMBER OF EMPLOYEES: FULL TIME 8  
PART TIME 0 **\*\* (including Owners & Family Members)**

HAVE YOU EVER BEEN CONVICTED OF A FELONY OR ARE YOU DISQUALIFIED TO RECEIVE A LICENSE

BY REASON OF ANY MATTER OR THING CONTAINED IN THE LAWS OF THIS STATE, OR THIS CITY? YES NO

WILL A SIGN BE INSTALLED ON THE BUILDING OR PROPERTY?  YES NO

**A PERMIT IS REQUIRED FOR ALL SIGNS!!**

I hereby certify that I will not violate any of the laws of this State of Georgia or of the United States. I further agree to comply with any and all ordinances of the City of Monroe in conducting business in the City.

Signature: X

Date 03 / 31 / 2021

Notice: All businesses located in the City of Monroe are subject to inspection by City Code and Fire Officials

### CITY OF MONROE

#### ALCOHOLIC BEVERAGE LICENSE APPLICATION

INSTRUCTIONS: PLEASE PRINT OR TYPE APPLICATION AND ANSWER ALL QUESTIONS.

Please fill out entire application leaving no sections blank; please mark sections that do not apply N/A

Please check the licenses that you are applying for.

### CITY OF MONROE

#### ALCOHOLIC BEVERAGE LICENSE FEES

<u>CONSUMPTION ON PREMISE:</u>	<u>LICENSE FEE:</u>	
BEER/WINE	\$1000.00	X
NON PROFIT PRIVATE CLUB	\$600.00	_____
SUNDAY SALES-PRIVATE CLUBS ONLY	\$150.00	_____
BEER/WINE AMENITIES LICENSE	\$100.00	_____
DISTILLED SPIRITS	\$3000.00	X
NON PROFIT PRIVATE CLUB-ONLY	\$600.00	_____
SUNDAY SALES	\$150.00	_____
<u>PACKAGE:</u>	<u>LICENSE FEE:</u>	
BEER/WINE	\$2000.00	_____
HOTEL/MOTEL IN ROOM SERVICE	\$250.00	_____
GROWLERS	\$2000.00	_____
<u>MANUFACTURER</u>	<u>LICENSE FEE: 1 FEE ONLY</u>	
DISTILLERIES OR MICRO-DISTILLERIES	\$1500.00	_____
BREWERY OR MICRO-BWERIES	\$1000.00	_____
BREW PUB	\$750.00	_____

**WHOLESALE DEALERS:**

**LICENSE FEE:**

PRINCIPAL PLACE OF BUSINESS - CITY

BEER/WINE

\$1500.00

\_\_\_\_\_

DISTILLED SPIRITS

\$2000.00

\_\_\_\_\_

PRINCIPAL PLACE OF BUSINESS – NOT IN CITY

\$100.00

\_\_\_\_\_

**TEMPORARY LICENSE:**

**LICENSE FEE:**

NON PROFIT ORGANIZATIONS

\$25.00 PER DAY

\_\_\_\_\_

FOR PROFIT ORGANIZATIONS

\$150.00 PER DAY

\_\_\_\_\_

SPECIAL EVENT VENUES

\$300.00

\_\_\_\_\_

REGISTRATION

**There is a \$250.00 non-refundable administrative/investigative fee for all licenses except for a Beer/Wine Amenities License which the fee is \$200.00.**

**There is no application fee for wholesale dealers. This administrative / investigative fee applies to new applications only-does not apply to renewals.**

1. Full Name of Business TACOS N BEER BAR AND GRILL, INC.

Under what name is the Business to operate? TACOS N BEER BAR AND GRILL

Is the business a proprietorship, partnership or corporation? Domestic or foreign?  
DOMESTIC CORPORATION

2. Address: a) Physical: 116 N BROAD ST MONROE, GA 30655

b) Mailing: 235 GREENCASTLE RD STE B. TYRONE, GA 30290

3. Phone 678 364 9441 Beginning Date of Business In City of Monroe 04/01/2021

4.  New Business  Existing business purchase

If change of ownership, enclose a copy of the sales contract and closing statement.

5. Federal Tax ID Number 86-1764830 Georgia Sales Tax Number 308-941308



6. Is business within the designated distance of any of the following:

CHURCH, SCHOOL GROUNDS, COLLEGE CAMPUS (See Land Survey Requirements)

Beer and Wine 100 Yards Yes X No \_\_\_\_\_

Liquor 100 Yards (Church) or 200 Yards (School) Yes X No \_\_\_\_\_

7. Full name of Applicant ANTONIO GRANADOS BARRON

Full Name of Spouse, if Married JENNIFER M GRANADOS

Are you a Citizen of the United States or Alien Lawful Permanent Resident? CITIZEN

Birthplace MEXICO

Current Address 708 LILAC MIST DR. City LOGANVILLE St GA Zip 30052

Home Telephone \_\_\_\_\_

Number of Years at present address 2+ YEARS

Previous address (if living at current address less than 2 yrs).

755 PARC RIVER BLVD. LAWRENCEVILLE, GA 30046

Number of years at previous address 2+ YEARS

8. If new business, date business will begin in Monroe 04/01/2021

If transfer or change of ownership, effective date of this change N/A

If transfer or change of ownership, enclose a copy of the sales contract and closing statement.

Previous applicant & D/B/A N/A

9. What is the name of the person who, if the license is granted, will be the active manager of the business and on the job at the business? List address, occupation, phone number, and employer ANTONIO GRANADOS BARRON - MANAGING OFFICER (678) 542 8663

EMPLOYER: COCINA FUENTES INC

10. Has the person, firm, limited liability company, corporation, applicant, owner/owners, partner, shareholder, manager or officer been arrested, convicted or entered a plea of nolo

contendere within ten (10) years immediately prior to the filing of this application for any felony or misdemeanor of any state or of the United States, or any municipal ordinance involving moral turpitude, illegal gambling or illegal possession or sale of controlled substances or the illegal possession or sale of alcoholic beverages to minors in a manner contrary to law, keeping a place of prostitution, pandering, pimping, public indecency, prostitution, solicitation of sodomy, or any sexually related crime. If yes, describe in detail and give dates.

NO  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

11. Has the applicant been convicted under any federal, state or local law of any felony, within fifteen (15) years prior to the filing of application of such license? NO

\_\_\_\_\_  
\_\_\_\_\_

12. Do you own the land and building on which this business is to be operated? NO

13. Does this establishment have a patio/open area intended to be used for consumption of alcoholic beverages ?  yes or  no

14. If operating as a corporation, state name and address of corporation, when and where incorporated, and the names and addresses of the officers and directors and the office held by each.

TACOS N BEER BAR AND GRILL, INC. - INCORPORATED IN GA 01/27/2021

BUSINESS ADDRESS: 116 N BROAD ST MONROE, GA 30655

ANTONIO GRANADOS BARRON - MANAGING OFFICER 708 LILAC MIST DR. LOGANVILLE, GA 30052

15. If operating as a corporation, list the stockholders (20% or more) complete addresses, area code and telephone numbers, residential and business, and the amount of interest of each stockholder.

ANTONIO GRANADOS BARRON - MANAGING OFFICER 100%

708 LILAC MIST DR. LOGANVILLE, GA 30052

(678) 542 8663  
\_\_\_\_\_  
\_\_\_\_\_

16. If operating as a partnership, list the partners with complete addresses, area code and telephone numbers, residential and business, and the amount of interest or percent of ownership of each partner.

N/A

\_\_\_\_\_  
\_\_\_\_\_

17. If partnership or individual, state names of any persons or firms owning any interest or receiving any funds from the corporation. N/A

\_\_\_\_\_  
\_\_\_\_\_

18. Does applicant receive any financial aid or assistance from any manufacturer or wholesaler of alcoholic beverages? If yes, explain. NO

\_\_\_\_\_

19. Does the applicant have any financial interest in any manufacturer or wholesaler of alcoholic beverages? If yes, please explain.

NO

\_\_\_\_\_

20. State whether or not applicant, partner, corporation officer, or stockholder holds any alcoholic beverage license in other jurisdiction or has ever applied for a license and been denied. (Submit full details) NO

\_\_\_\_\_

21. Does you or your spouse or any of the other owners, partners or stockholders have any interest in any liquor store or wholesale liquor business?

NO

\_\_\_\_\_

22. If a retail grocery business in existence for more than six (6) months:  
A statement from the applicant with documentary evidence provided that the business has had or will have gross sales of merchandise, other than malt beverages and wine, of more than three thousand dollars (\$3000.00) per month average for six (6) successive months preceding the filing of the application for this license or renewal thereof.

If a retail grocery business in existence for less than six (6) months:  
A statement from the applicant with documentary evidence provided, that the business has had or will have gross sales of merchandise, other than malt beverages and wine, of more than three thousand dollars (\$3000.00) per month average for six (6) successive months from its inception; and within ten (10) days upon completion of six (6) months' verifying the statement required herein; and upon failure to provide such verification as prescribed herein, the license shall be suspended until such verification is made.



23. If a club, a statement that the club has been organized or chartered for at least one (1) year; a statement that during the past year the club has held regular monthly meetings; and a statement that the club has at least fifty (50) members.

24. Character References: (For the applicant)

1. N/A Leonard J. Scinto  
 Name  
4284 Windale Dr.  
 Address  
Lawrenceville GA 30044 404-429-5398  
 City State Zip Telephone

2. Mario Rojas  
 Name  
1241 Image Way Dr.  
 Address  
Lawrenceville GA 30045 678-499-5919  
 City State Zip Telephone

3. Arnold Magana  
 Name  
4298 Tacoma Trace  
 Address  
Suwanee GA 30024 678-643-0340  
 City State Zip Telephone

This the 6 day of April 2021.

N/A [Signature] (Signature Applicant)

N/A Owner (Title i.e. Partner, General Partner, Manager, Owner, etc.)

N/A Antonio Granados-Barron (Print Name)

Or:  [Signature] (Signature of Corporate Officer)

ANTONIO GRANADOS BARRON - MANAGING OFFICER (Printed Name and Title of Corporate Officer)

Signed, sealed and delivered in the presence of: \_\_\_\_\_

Notary Public:

Executed: \_\_\_\_\_

23. If a club, a statement that the club has been organized or chartered for at least one (1) year; a statement that during the past year the club has held regular monthly meetings; and a statement that the club has at least fifty (50) members.

24. Character References: (For the applicant)

1. N/A  
Name \_\_\_\_\_  
Address \_\_\_\_\_  
City \_\_\_\_\_ State \_\_\_\_\_ Zip \_\_\_\_\_ Telephone \_\_\_\_\_

2. \_\_\_\_\_  
Name \_\_\_\_\_  
Address \_\_\_\_\_  
City \_\_\_\_\_ State \_\_\_\_\_ Zip \_\_\_\_\_ Telephone \_\_\_\_\_

3. \_\_\_\_\_  
Name \_\_\_\_\_  
Address \_\_\_\_\_  
City \_\_\_\_\_ State \_\_\_\_\_ Zip \_\_\_\_\_ Telephone \_\_\_\_\_

This the 31 day of March 2021.

N/A (Signature Applicant)

N/A (Title i.e. Partner, General Partner, Manager, Owner, etc.)

N/A (Print Name)

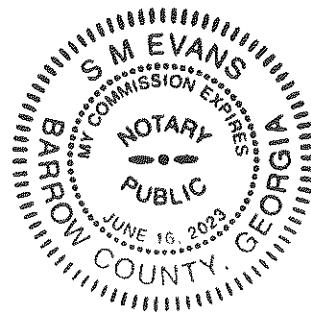
Or: X [Signature] (Signature of Corporate Officer)

ANTONIO GRANADOS BARRON - MANAGING OFFICER (Printed Name and Title of Corporate Officer)

Signed, sealed and delivered in the presence of: S.M. Evans

Notary Public:

Executed: [Signature] 3/31/21





**To:** City Council

**From:** Logan Propes, City Administrator  
Chris Bailey, Assistant City Administrator

**Department:** Administration

**Date:** 04/22/21

**Subject:** Walton Plaza Facility Exterior and Roof Renovation - Remaining Buildings

**Budget Account/Project Name: Plaza Facility Renovation**

**Funding Source: Utility Reserves (BORROW) & 2020 Bond Funds – Telecom portion**

**Budget Allocation:** \$0.00

**Budget Available:** \$14,055,681.00

**Requested Expense:** \$1,449,936.00

**Company of Record:** Garland Company

**Description:**

This item is to request the approval of the roof and exterior renovation of the remaining Plaza Shopping Center buildings.

**Background:**

All roof replacement and mechanical removal will be performed by Innovative Roofing Group (\$1,198,654), and all exterior renovation and painting will be performed by Tera Systems, LLC (\$251,282). The total for building A (30y roof, mechanical, exterior) will be \$478,648 and the total for buildings BCDE (20y roof, mechanical, exterior, store front) will be \$971,288. This will complete the renovation of all of the existing facilities in what was the Plaza Shopping Center as purchased by the City of Monroe. This proposal allows for a matching appearance of all of the store fronts and buildings at the former Plaza Shopping Center.

Building A will be a future home office for telecom as we enhance the fiber-optics operations and create head-end redundancy. This portion of the rehab can be funded from the 2020 Bond proceeds totaling \$478,678. The remainder of the funds would be from borrowing from ourselves and paying back through lease proceeds in the future along with new utility revenues from the tenants and also sale of future outparcels after master planning and rezoning. The sale of the current police department will defray the new police department complex. Staff will search for additional loans for finishing the buildings mechanical, electrics, and white-boxing.



The City of Monroe has completed the interior/exterior repair and renovation to the Police / Municipal Court portion of former Plaza Shopping Center, and is now seeking to renovate the remaining buildings for increased value in the former Plaza Shopping Center for lease of properties. Finishing buildings B through E will add an additional 46,300 square feet of available commercial retail space to the city.

***Attachment(s):***

Plaza Layout – 1 page

Garland Company Quote – 6 pages

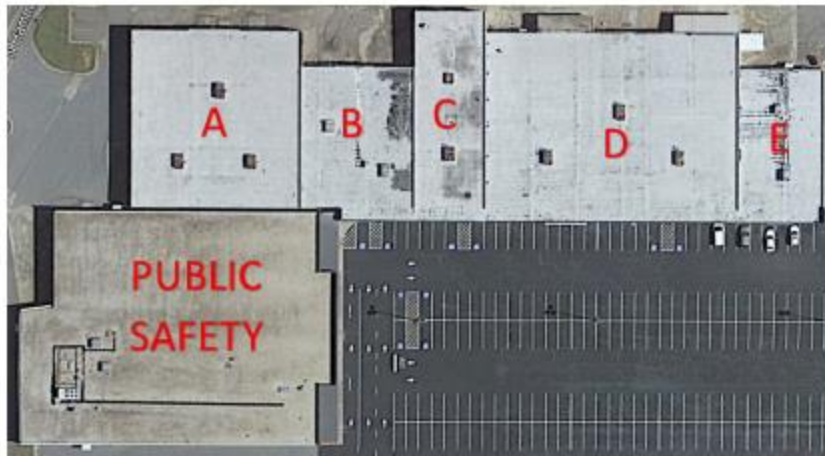




# Facility Summary

Client: City of Monroe

Facility: Plaza Shopping Center



### Facility Data

Address 1	140 Blaine St
City	Monroe
State	Georgia
ZIP	30655
Type of Facility	Municipal
Square Footage	100,300
Contact Person	Chris Bailey

### Asset Information

Name	Date Installed	Square Footage	Roof Access
Public Safety		35,100	Ladder Needed
Roof A		15,000	Ladder Needed
Roof B		8,300	Ladder Needed
Roof C		7,500	Ladder Needed
Roof D		24,000	Ladder Needed
Roof E		6,500	Ladder Needed



**Garland/DBS, Inc.**  
**3800 East 91<sup>st</sup> Street**  
**Cleveland, OH 44105**  
**Phone: (800) 762-8225**  
**Fax: (216) 883-2055**



**ROOFING MATERIAL AND SERVICES PROPOSAL**

**City of Monroe**  
**Plaza Center Buildings**  
**140 Blaine St**  
**Monroe, GA 30655**

**Date Submitted: 02/16/2021**  
**Proposal #: 25-GA-210110**  
**MICPA # PW1925**

**Georgia General Contractor License #: GCCO003281**

Purchase orders to be made out to: Garland/DBS, Inc.

**Please Note:** The following budget/estimate is being provided according to the pricing established under the Master Intergovernmental Cooperative Purchasing Agreement (MICPA) with Racine County, WI and OMNIA Partners, Public Sector (U.S. Communities). The line item pricing breakdown from Attachment C: Bid Form should be viewed as the maximum price an agency will be charged under the agreement. Garland/DBS, Inc. administered an informal competitive process for obtaining quotes for the project with the hopes of providing a lower market-adjusted price whenever possible.

**Scope of Work: Base Bid #1 - Roof A (Mod Bit Roof - Tear Off and New Roof Installation)**

Preparation

1. Tear off the existing roof system down to the metal deck.

Insulation

2. Install a new layer of mechanically attached (R-25) ISO insulation, down over the metal deck using in the approved fastening pattern as provided by the wind uplift calculations.
3. Install a new layer of fully adhered 1/2" inch Wood Fiber Board Prime board over the ISO using Type III Asphalt, using the specified application rates as provided by the wind uplift calculations.
4. At parapet walls and units, install appropriate crickets to accommodate best drainage into the roof drains.

Roof System

5. Install one ply of Mod Bit Base Sheet over the wood fiber board in Type III Asphalt per specifications and installation details.
6. Install one ply of Mineral Mod Bit Cap Sheet over the base sheet in Type III Asphalt per specifications and installation details.



Flashings

- 7. Install new 2-ply base flashings to all curbs and walls using the same rolls as above according to specifications and installation details. On flashings over 24" tall, terminate the mod bit at 12" and install KEE Stone FB Membrane above that on the wall to the top.
- 8. Terminate the top of the flashings using a tbar. On exposed tbar, seal the top of the base using Tuff Stuff MS sealant before installing the counter flashing metal.
- 9. Three course all vertical base flashing laps using Silver Flash and 6" Garmesh.
- 10. Install new boots, pitch pans, etc. on all details as needed using the proper details.

Metal and Misc. Details

- 11. Install new fabricated Pre-Fabricated 24-gauge Kynar Coated Perimeter Metal on all perimeters. Install new counter flashing on all curbs.
- 12. Replace all damaged storm collars and metal clamps as necessary.
- 13. Provide a 3 yr labor warranty from the contractor installing the roof system.

**Base Bid #1 - Roof A (Mod Bit Roof - Tear Off and New Roof Installation):**

**Proposal Price Based Upon Market Experience: \$ 419,943**

**Garland/DBS Price Based Upon Local Market Competition:**

<b>Innovative Roofing Group</b>	<b>\$ 419,943</b>
<b>Tera Systems LLC</b>	<b>\$ 442,598</b>
<b>Veteran Builders LLC</b>	<b>\$ 624,174</b>

**Scope of Work: Base Bid #1 - Roof A Walls Restoration**

Preparation

- 1. Pressure wash blockwall and exterior wood areas to where new materials are going to be applied. Ensure dirt, mold and debris are removed.
- 2. Use garland b-clean masonry cleaner in accordance with data sheet where mold or efflorescence cannot be removed by pressure washing.

Repairs

- 3. Repair all cracks in block larger than 1" inch using gar rock concrete patch material.
- 4. Remove all existing wall joint sealant and reseal with tuff stuff sealants.
- 5. Repair all cracks in block less than 1" inch using tuff stuff sealant.

Coating

- 6. Apply base coat of elastomeric tuff coat at 150 sq ft per gallon and allow minimum two hour cure.
- 7. Apply top coat of elastomeric tuff coat at 150 sq ft per gallon.

**Base Bid #1 - Roof A Walls Restoration:**

**Proposal Price Based Upon Market Experience: \$ 54,991**

**Garland/DBS Price Based Upon Local Market Competition:**

<b>Tera Systems LLC</b>	<b>\$ 54,991</b>
<b>Innovative Roofing Group</b>	<b>\$ 60,537</b>
<b>Veteran Builders LLC</b>	<b>\$ 79,275</b>

**Scope of Work: Add Alternate to Base Bid #1**

- 1. Removal and disposal of existing mechanical units (3 Units).
- 2. Installation of metal covering over the curbs for waterproof protection until new mechanical units are installed.

**Add Alternate to Base Bid #1:**

<b>Proposal Price Based Upon Market Experience:</b>	<b>\$ 3,714</b>
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**Garland/DBS Price Based Upon Local Market Competition:**

<b>Innovative Roofing Group</b>	<b>\$ 3,714</b>
<b>Tera Systems LLC</b>	<b>\$ 8,678</b>
<b>Veteran Builders LLC</b>	<b>\$ 11,927</b>

**Scope of Work: Base Bid #2 - Roof B, C, D & E (Single Ply Roof - Tear Off and New Roof Installation)**

Preparation

- 1. Tear off the existing roof system down to the metal deck.

Insulation

- 2. Install a new layer of mechanically attached (R-25) ISO insulation(using 2+ layers), down over the metal deck using in the approved fastening pattern as provided by the wind uplift calculations.
- 3. At parapet walls and units, install appropriate crickets to accommodate best drainage into the roof drains.

Roof System

- 4. Install one ply of 60 mil KEE Single Ply Membrane over the insulation and attach it mechanically using approved fasteners and plates, per installation instructions.

Flashings

- 5. Install new hat channel and plywood on the back of the front wall.
- 6. Install new flashings to all curbs and walls using the same rolls as above according to specifications and installation details.
- 7. Terminate the top of the flashings using a tbar. On exposed tbar, seal the top of the base using Tuff Stuff MS sealant before installing the counter flashing metal.
- 8. Install new boots, pitch pans, etc. on all details as needed using the proper details.

Metal and Misc. Details

- 9. Install new fabricated Pre-Fabricated 24-gauge Kynar Coated Perimeter Metal on all perimeters. Install new counter flashing on all curbs.
- 10. On Sect C, install new thru-wall scuppers fabricated from KEE Clad metal and install retrofit drains in the existing drains. Sump around the drains 4' in each direction
- 11. Replace all damaged storm collars and metal clamps as necessary.
- 12. Provide a 3 yr labor warranty from the contractor installing the roof system.

**Base Bid #2 - Roof B, C, D & E (Single Ply Roof - Tear Off and New Roof Installation):**

**Proposal Price Based Upon Market Experience: \$ 766,862**

**Garland/DBS Price Based Upon Local Market Competition:**

<b>Innovative Roofing Group</b>	<b>\$ 766,862</b>
<b>Tera Systems LLC</b>	<b>\$ 799,278</b>
<b>Veteran Builders LLC</b>	<b>\$ 1,280,604</b>

**Scope of Work: Base Bid #2 - Front Metal Panels (Metal Restoration) and Exterior Walls Section B, C, D & E (Walls Restoration)**

**Front Metal Panels (Metal Restoration)**

Preparation

1. Pressure wash the metal panels on the front to remove dirt and debris.

Metal System

2. Remove all failed sealants from the perimeter counter flashing metal install new sealants using Tuff Stuff MS sealants.
3. Replace all existing panels that have large holes or damage and cannot be repaired.
4. Prime the areas and metal flashings using one coat of Rust-Go primer at the required application rates shown on the data sheets.
5. Coat the areas with 2 coats using a Sherwin Williams DTM Metal Roof Paint in a standard color to be chosen at a later date.

Coating System

6. Repair all cracks in block larger than 1” inch using gar rock concrete patch material.
7. Remove all existing wall joint sealant and reseal with tuff stuff sealants.
8. Repair all cracks in block less than 1” inch using tuff stuff sealant.
9. Apply base coat of elastomeric tuff coat at 150 sq ft per gallon and allow minimum two hour cure.
10. Apply top coat of elastomeric tuff coat at 150 sq ft per gallon.

Misc. Repairs

11. Pressure wash the brick and sidewalk on the front to remove dirt and debris.
12. Remove and replace all window sealants from the frame to brick joints using Tuff Stuff MS sealant
13. Install a new base joint on the sidewalk to wall transition using backer-rod and Greenlock XL Sealants.
14. Remove the existing lining on the sidewalk cover and replace it with new LED Lighting of a similar updated design.

**Exterior Walls Section B, C, D & E (Walls Restoration)**

Preparation

1. Pressure wash blockwall, exterior metal, exterior wood areas to where new materials are going to be applied. Ensure old paint, dirt, mold and debris are removed. Metal areas need to have rust removed completely.



- 2. Use garland b-clean masonry cleaner in accordance with data sheet where mold or efflorescence cannot be removed by pressure washing.

Repairs

- 3. Repair all cracks in block larger than 1" inch using gar rock concrete patch material.
- 4. Remove all existing wall joint sealant and reseal with tuff stuff sealants.
- 5. Repair all cracks in block less than 1" inch using tuff stuff sealant.

Coating

- 6. Apply base coat of elastomeric tuff coat at 150 sq ft per gallon and allow minimum two hour cure.
- 7. Apply top coat of elastomeric tuff coat at 150 sq ft per gallon.

**Base Bid #2 - Front Metal Panels and Exterior Walls Section B, C, D & E:**

**Proposal Price Based Upon Market Experience: \$ 173,482**

**Garland/DBS Price Based Upon Local Market Competition:**

<b>Tera Systems LLC</b>	<b>\$ 173,482</b>
<b>Veteran Builders LLC</b>	<b>\$ 177,893</b>
<b>Innovative Roofing Group</b>	<b>\$ 211,280</b>

**Scope of Work: Base Bid #2 - Additional Wall Sections**

- 1. Follow the same scope of work listed above in Base Bid #2 for the Exterior Wall Restoration work

**Base Bid #2 - Additional Wall Sections:**

**Proposal Price Based Upon Market Experience: \$ 22,809**

**Garland/DBS Price Based Upon Local Market Competition:**

<b>Tera Systems LLC</b>	<b>\$ 22,809</b>
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**Scope of Work: Add Alternate to Base Bid #2**

- 1. Removal and disposal of existing mechanical units (7 Units).
- 2. Installation of metal covering over the curbs for waterproof protection until new mechanical units are installed.

**Add Alternate to Base Bid #2:**

**Proposal Price Based Upon Market Experience: \$ 8,135**

**Garland/DBS Price Based Upon Local Market Competition:**

<b>Innovative Roofing Group</b>	<b>\$ 8,135</b>
<b>Tera Systems LLC</b>	<b>\$ 18,327</b>
<b>Veteran Builders LLC</b>	<b>\$ 28,062</b>

Potential issues that could arise during the construction phase of the project will be addressed via unit pricing for additional work beyond the scope of the specifications. This could range anywhere from wet insulation, to the replacement of deteriorated wood nailers. Proposal pricing valid 60 days from proposal date listed above.

**Clarifications/Exclusions:**

1. Permits are excluded.
2. Bonds are included.
3. Plumbing and Electrical work is excluded.
4. Interior Temporary protection is excluded.
5. Any work not exclusively described in the above proposal scope of work is excluded.

If you have any questions regarding this proposal, please do not hesitate to call me at my number listed below.

Respectfully Submitted,

*Matt Egan*

Matt Egan  
Garland/DBS, Inc.  
(216) 430-3662

**INTERGOVERNMENTAL AGREEMENT CONCERNING THE  
TRANSFER AND SALE OF 116 SOUTH BROAD STREET  
MONROE, GEORGIA 30655**

This Intergovernmental Agreement is made and entered into this \_\_\_ day of \_\_\_\_\_, 2021 by and between the City of Monroe, Georgia, a duly incorporated municipality organized and operating under the laws of the State of Georgia (the “City”) and the Downtown Development Authority of the City of Monroe (the “DDA”)(the “Agreement”) (with both the City and DDA being referred to herein collectively as the “Parties”).

**RECITALS**

WHEREAS, the City acquired the property commonly known as 116 South Broad Street, Monroe, Georgia 30655 by virtue of that certain Warranty Deed dated September 19, 2005, and recorded in Deed Book 2299, pages 303-304, Walton County, Georgia records (the “Property”), said deed being attached hereto as Exhibit “A” for a more complete description of the Property; and,

WHEREAS, the City currently holds title to the Property, free and clear of any and all known encumbrances; and,

WHEREAS, the City currently operates the City of Monroe Police Department (the “Police Department”) and the City of Monroe Municipal Court (the “Municipal Court”) at the Property; and,

WHEREAS, the City recently acquired the property commonly known as 140 Blaine Street, Monroe, Georgia 30655 by virtue of that certain Quitclaim Deed dated December 21, 2017, and recorded in Deed Book 4168, page 321, Walton County, Georgia records (the “New Property”); said deed being attached hereto as Exhibit “B” for a more complete description of the New Property; and,

WHEREAS, the City is in the process of remodeling the New Property for the purpose of relocating the Police Department and the Municipal Court; and,



WHEREAS, upon completion of the City’s remodeling of the New Property and relocation of the Police Department and the Municipal Court, the City will no longer occupy the Property; and,

WHEREAS, the City is desirous of transferring the Property to the DDA for the purpose of marketing and selling the Property for the general benefit and wellbeing of the public and to promote economic development within the City; and,

WHEREAS, the DDA is desirous of acquiring the Property for the purpose of marketing and selling the Property for the general benefit and wellbeing of the public and to promote economic development within the City, particularly the downtown core; and,

WHEREAS, the City and DDA desire to support the economic wellbeing of the City and its citizens, particularly by encouraging economic growth and development within the Central Business District of Downtown Monroe where the Property is located; and,

WHEREAS, pursuant to O.C.G.A. § 36-42-2, the DDA is responsible for the revitalization and redevelopment of the downtown area of the City under its purview by promoting public good, general welfare, commerce, industry, and employment opportunities of the City and State; and,

WHEREAS, pursuant to O.C.G.A. § 36-42-8, the DDA may acquire and dispose of real property of every kind and character, or any interest therein, in furtherance of the public purpose of the DDA.

NOW THEREFORE, for and in consideration of the mutual covenants contained herein, and for other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, the Parties agree as follows:

TERMS OF AGREEMENT

1. **The City:** Within thirty (30) days of execution of the Agreement, the City shall transfer any and all right, title, interest, and equity the City has in and to the Property by Limited Warranty Deed (the “Deed”) to the DDA. The consideration for such transfer is agreed to be the obligation of the Parties under this Agreement.

2. **The DDA**: Within thirty (30) days of recordation of the Deed, the DDA shall actively list, market, and advertise the Property for sale in an amount not less than Ninety Percent (90%) of the then Fair Market Value of the Property unless otherwise agreed by the Parties in writing. Additionally, the DDA shall carry out the following in regards to marketing and selling the Property:

The DDA shall market and advertise the Property for sale by conducting a public Request For Proposal Process (“RFP”) to the public in any media or social networking conduit as deemed appropriate by the DDA; and,

The RFP terms and conditions shall be developed by the DDA in its sole discretion; and,

Upon receipt of any proposals derived for the RFP, the DDA shall take into consideration (a) any and all effects the proposals may have upon the revitalization and redevelopment of the Central Business District (“CBD”) of the City, (b) any and all effects the proposals may have upon the development and promotion of the general welfare of the public, the CBD, and the City, (c) any and all effects the proposals may have upon existing and surrounding industries, trades, commerce, and employment opportunities for the general welfare of the public, the CBD, and the City, and (d) any and all relative economic impacts that may be associated with the proposals; and,

The DDA shall meet with prospective buyers or agents for the purpose of inspecting and walking the Property; and,

From time to time, the DDA shall keep the City apprised of any reasonable offers or inquiries from prospective buyers or agents; and,

The DDA shall have the authority to enter into any purchase and sale agreement for the Property it deems in the best interests of the DDA and the City, in its sole discretion, provided such agreement does not conflict with the terms and conditions of this Agreement.

3. **Term**: The initial term of this Agreement shall commence on July 1, 2021 and end on December 31, 2021, unless terminated earlier in writing by mutual agreement by the Parties. Thereafter, the term of this Agreement shall automatically renew for successive six (6) month terms until the Property is sold unless otherwise agreed to in writing by the Parties.

4. **Proceeds**: Upon the sale of the Property, the proceeds from the sale shall be divided between the Parties as follows:

- a. The City shall receive 90% of the proceeds from the sale of the Property after any and all fees and costs of closing have been paid associated therewith. The City shall deposit the sales proceeds into the General Fund for the City.
- b. The DDA shall receive 10% of the proceeds from the sale of the Property after any and all fees and costs of closing have been paid associated therewith. The DDA shall deposit and utilize its portion of the sales proceeds in a manner that is commensurate with the general purpose of the DDA.

5. **Entire Agreement**: This Agreement incorporates all prior negotiations, interpretations and understandings between the Parties and is the full and complete expression of their agreement. This Agreement supersedes all prior or contemporaneous negotiations, commitments, agreements and writings between the Parties with respect to the subject matter hereof. All such other negotiations, commitments, agreements and writings shall have no further force or effect, and the Parties to any such other negotiation, commitment, agreement or writing will have no further rights or obligations thereunder.

6. **Modification**: Any change, alteration, deletion, or addition to the terms set forth in this Agreement must be in the form of a written modification signed by both Parties.

7. **Counterparts**: This Agreement may be executed in two or more counterparts, each of which shall be deemed an original, but all of which together shall constitute one and the same instrument.

8. **Governing Law**: This Agreement shall be governed by and construed in accordance with the laws of the State of Georgia.



IN WITNESS WHEREOF, the parties have hereunto set their hands and seals on the day and year first hereinabove written.

CITY OF MONROE, GEORGIA

By: \_\_\_\_\_  
John S. Howard  
Mayor

Attest: \_\_\_\_\_  
Name: \_\_\_\_\_  
Title: \_\_\_\_\_

[SEAL]

DOWNTOWN DEVELOPMENT AUTHORITY  
OF THE CITY OF MONROE

By: \_\_\_\_\_

Attest: \_\_\_\_\_  
Name: \_\_\_\_\_  
Title: \_\_\_\_\_

[SEAL]



**To:** Finance Committee  
**From:** Logan Propes  
**Department:** Administration  
**Date:** 05-04-2021  
**Subject:** Budget Amendment Request for Planning & Code RFQ Project Funding

**Budget Account/Project Name:** BLAINE STATION PLAN

**Funding Sources:** General Fund

<b>Budget Allocation:</b>	N/A	
<b>Budget Available:</b>	N/A	
<b>Requested Expense:</b>	N/A	<b>Company of Purchase:</b> N/A

**Description:**

Staff requests that the Finance Committee create a budget amendment in the amount of \$38,200.00 to increase permit fees and increase professional services for the funding of fulfilling a Master Plan for 140 Blaine St and certain other Code updates contingent upon approval of the RFQ by the Planning & Code Committee and full Council.

**Background:**

This budget amendment will fully fund the RFQ project as shown on the agenda under Planning & Code.

- Increase 100-7200-322201 – Building Permits - \$38,200.00
- Increase 100-7200-521200 – Professional Services - \$38,200.00

**Attachment(s):** Amended Budget Resolution

**AMENDED  
BUDGET RESOLUTION**

**A RESOLUTION ADOPTING THE 2021 BUDGET REVISIONS FOR THE CITY OF MONROE, GEORGIA; APPROPRIATING REVISED AMOUNTS AS SHOWN IN EACH BUDGET AS EXPENDITURES; ADOPTING THE REVISED REVENUE PROJECTIONS; AND PROHIBITING EXPENDITURES TO EXCEED APPROPRIATIONS.**

**BE IT RESOLVED** by the **Mayor and City Council** of the **City of Monroe, Georgia** as follows:

**WHEREAS**, for the purpose of financing the conduct of affairs of the **City of Monroe** during the fiscal year beginning January 1, 2021 and ending December 31, 2021, the Revised Budget of the City’s Revenues and Expenditures for such period, as prepared and submitted to the **City Council** by the City Administrator; and so approved by the **Mayor and City Council**.

**WHEREAS**, the amounts listed are the appropriations and transfers so authorized by the **Mayor and City Council** and are approved for the amounts and purpose indicated.

**BE IT FURTHER RESOLVED** that the expenditures shall not exceed the appropriations authorized by this budget and that the expenditures for the fiscal year shall not exceed funding available.

**ADOPTED** by the **Mayor and City Council** of the **City of Monroe** this 4<sup>th</sup> day of May 2021.

\_\_\_\_\_  
**John Howard, Mayor**  
**City of Monroe**

**Attest:**

\_\_\_\_\_  
Debbie Kirk, City Clerk