



Council Meeting

AGENDA

Tuesday, December 13, 2022

6:00 PM

City Hall

I. CALL TO ORDER

1. Invocation
2. Roll Call
3. Approval of Agenda
4. Approval of Consent Agenda
 - a. November 8, 2022 Council Minutes
 - b. November 18, 2022 Council Minutes
 - c. November 8, 2022 Executive Session Minutes
 - d. October 18, 2022 Planning Commission Minutes
 - e. October 25, 2022 Historic Preservation Commission Minutes
 - f. October 17, 2022 Downtown Development Authority Minutes
 - g. November 10, 2022 Downtown Development Authority Minutes
 - h. October 17, 2022 Conventions and Visitors Bureau Minutes
 - i. November 10, 2022 Conventions and Visitors Bureau Minutes

II. PUBLIC FORUM

1. Public Presentation(s)
 - a. Retirement Presentation

2. Public Comment(s)

III. BUSINESS ITEMS

1. City Administrator Update

2. Assistant City Administrator Update

3. Department Requests

a. Public Works: Approval - 2023 LMIG Allocation

b. Utilities: Approval - First Amendment to Power Purchase Contract

IV. OLD BUSINESS

1. Preliminary Plat Review - River Pointe

V. NEW BUSINESS

1. Public Hearing(s)

a. Zoning Ordinance Code Text Amendment #14

b. Development Regulations Text Amendment #6

2. New Business

a. Application - Beer & Wine Package Sales - Jack Peters Grocery

b. Appointments (2) - Downtown Development Authority & Convention & Visitors Bureau Authority & Urban Redevelopment Agency

c. 1st Reading - Zoning Ordinance Code Text Amendment #14

d. 1st Reading - Development Regulations Text Amendment #6

e. 2nd Reading - Mayor and Council Annual Salary Increase Ordinance Amendment

f. 2nd Reading - Speed Zone Ordinance Amendment

g. Resolution - Preliminary Plat Moratorium Extension to June 30, 2023

h. Approval - District Attorney Agreement for Gang / Violent Crime Prosecutor

i. Approval - 2023 Budget Resolution

j. LAP Resolution - CDBG 2022 Requirement

k. Adopt - 2023 Council Meeting Schedule

l. Resolution - Referendum - License for Package Sale of Distilled Spirits

VI. DISTRICT ITEMS

1. District Items

2. Mayoral Update

VII. ADJOURN TO EXECUTIVE SESSION

1. Personnel Issue (s)

2. Legal Issue (s)

VIII. ADJOURN

IX. DEPARTMENT REPORTS & INFORMATION

1. Monthly Airport Report

2. Monthly Central Services Report

3. Monthly Code Report

4. Monthly Economic Development Report

5. Monthly Electric & Telecom Report

6. Monthly Finance Report

7. Monthly Fire Report

8. Monthly Parks Report

9. Monthly Police Report

10. Monthly Solid Waste Report

11. Monthly Streets & Transportation Report

12. Monthly Water, Sewer, & Gas Report

The Mayor and Council met for their regular meeting.

Those Present:	John Howard	Mayor
	Larry Bradley	Vice-Mayor
	Lee Malcom	Council Member
	Myoshia Crawford	Council Member
	Charles Boyce	Council Member
	Norman Garrett	Council Member
	Tyler Gregory	Council Member
	Nathan Little	Council Member
	David Dickinson	Council Member
	Logan Propes	City Administrator
	Debbie Kirk	City Clerk
	Paul Rosenthal	City Attorney
	Russell Preston	City Attorney

Staff Present: Danny Smith, R.V. Watts, Andrew Dykes, Beth Thompson, Brian Thompson, Chris Bailey, Brad Callender, Les Russell

Visitors: Andrea Gray, Eli Connell, Esther Calvert, Lexie Calvert, Sharon McDonald, Allen Howard, Lee Rowell, Wes Sorrells, Julie Sams, Teri Smiley, Mark McDonald, Ben Garrett, Lee Garrett, Patrick Stewart, Sureeta Raheem El, Kimberly Wilson, Gary Hobbs, Matt Bidwell, Sara Shropshire, Angie Putnam, Brett McIver, Sahidul Islam

I. CALL TO ORDER – JOHN HOWARD

1. Invocation

Pastor Wes Sorrells of First United Methodist Church gave the invocation.

2. Roll Call

Mayor Howard noted that all Council Members were present. There was a quorum.

3. Approval of Agenda

To approve the agenda as presented.

*Motion by Little, seconded by Malcom.
Passed Unanimously*

4. Approval of Consent Agenda

- a. October 11, 2022 Council Minutes
- b. October 11, 2022 Executive Session Minutes
- c. September 20, 2022 Planning Commission Minutes
- d. September 27, 2022 Historic Preservation Commission Minutes
- e. September 8, 2022 Downtown Development Authority Minutes
- f. September 8, 2022 Conventions and Visitors Bureau Minutes

To approve the consent agenda as presented.

*Motion by Crawford, seconded by Little.
Passed Unanimously*

II. PUBLIC FORUM**1. Public Presentations****a. Monroe Area High School Proclamation**

Mayor John Howard presented the Proclamation Honoring the Purple Hurricanes from Monroe Area High School for the 2022 Region 8 – AAA Softball Championship.

No Action.

b. Lexie Calvert Proclamation

Mayor John Howard presented the Proclamation Honoring the 2022 Pitch, Hit, and Run Champion, Alexandria Calvert.

No Action.

2. Public Comments

No one signed up for public comments.

III. BUSINESS ITEMS**1. City Administrator Update**

City Administrator Logan Propes stated E.R. Snell has started the East Bound On-Ramp Project, which goes from West Spring Street onto Highway 78. Construction for the bypass should be getting started within the next three months. He explained Local Option Sales Tax (LOST) Renewal is in the mediation process with Walton County. The process is where negotiations are done with a certified attorney, which did not go well and ended in a deadlock. Unfortunately, the County is meeting tonight to approve their position. Anyone can view the LOST information, which includes the City's position, its importance, how it is derived, and what it means to each of the taxpayers in the City of Monroe. He explained LOST is one penny that is paid on each dollar spent and is used to rollback property taxes each year. LOST effects everyone equally; it is a very efficient way to reduce property taxes. Walton County has requested far more than the current split, which gives the County 65% and all of the municipalities 35%. Mr. Propes stated they are continuing to negotiate; the Certificate must be signed by the Department of Revenue by December 30, 2022. The agreement is for 10 years and could be three hundred million dollars or more in total sales tax to Walton County.

2. Assistant City Administrator Update

Assistant City Administrator Chris Bailey stated Rest Haven, Eastview, and West Marable Cemeteries have all been paved or crack sealed. The 11th Annual ESP Event was held at the Airport on October 22; the fundraiser raised \$61,000 for their organization. They have just finished the Airport Capital Improvement Plan for the next five years. The underground portion of the Town Green Project is almost complete, so the above ground portion will be starting soon. The project is set for completion around mid-year 2023. The Traffic Calming Project is almost complete; the subcontractors have replaced all of the asphalt speed tables, which are much better. The 2022 LMIG is done. He explained there was a problem getting the automated side loader for Solid Waste, because the company did not order the chassis. Mr. Bailey discussed the great cleanup job done by Streets and Sanitation after parades and events. He reviewed the dates for upcoming events.

3. Department Requests

a. Public Works: Transfer Station Transportation Bid Award

Mr. Chris Bailey requested approval to award the Solid Waste Transportation Services for the Transfer Station to Attaway Hauling, LLC. They had the lowest bid amount of \$235 per load, which is approximately \$10.68 per ton for the transportation of garbage refuse from the Monroe Transfer Station to the Landfill. He explained based on the volume received, the total contract is between \$1.2 and \$1.3 million a year. There will be a rate increase for the inbound haulers, but costs for City residents will not be affected.

To approve Attaway Hauling, LLC, for Transportation Services of Solid Waste as presented.

*Motion by Boyce, seconded by Dickinson.
Passed Unanimously.*

b. Utilities: Deletion of Analog Signals

Mr. Brian Thompson discussed adding additional digital signals in order to comply with the retransmission contracts. The City will either have to compress the existing signals or delete the analog channels to create more space. He explained that compressing signals would degrade the quality of the existing channels. Deleting the analog would have a positive impact on the quality and add additional channels. There has not been an analog broadcast since 2009. He requested approval to delete the analog signals and reorganize the channels, which would start in January.

To approve deletion of the analog signals.

*Motion by Little, seconded by Malcom.
Passed Unanimously.*

IV. OLD BUSINESS

1. Preliminary Plat Review – River Pointe

City Administrator Logan Propes explained the applicant is again requesting the item to be tabled for a month. They are finishing up the Development Agreement; it will probably be ready for the meeting in December.

To table until next month.

*Motion by Malcom, seconded by Gregory.
Passed Unanimously.*

V. NEW BUSINESS

1. Public Hearings

a. Rezone – 1101 Double Springs Church Road Connector

Mr. Brad Callender presented the application for rezone of this property from B-3 to PCD (Planned Commercial District) for a community recreation center. The YMCA site plan proposes one entrance off of Double Springs Church Road Connector into the site with associated parking, buildings, sports fields, and an archery range. He discussed the specifics of the project. The Code Office and Planning Commission recommend the request be approved with four conditions.

The Mayor declared the meeting open for the purpose of public input.

Ms. Andrea Gray, representing YMCA of Georgia's Piedmont, spoke in favor of the rezone. She stated Executive Director Angie Putnam and Engineer Brett McIver are also present to answer questions. She requested approval of the rezone for 38.19 acres from B-3 to PCD for a YMCA facility. She reviewed the site plan uses, proposed buildings, buffers, setbacks, lot coverage, design, building elevations, lighting, parking and grounds areas, lighted sports fields, signage, fencing, utilities, and landscaping. The facility and grounds will be owned, managed, and maintained by YMCA. She discussed the recommended conditions for approval from the Planning Commission. Ms. Gray stated they are fine with the conditions for limited land use, construction materials as submitted, and downward facing shielded lighting on the fields and parking lots. They requested that the Planning Commission not include the center turn lane as a condition, because it was a surprise to them. They only heard about it a couple of days before the Planning Commission Meeting. Therefore, they had not budgeted or scheduled for the center turn lane. These are important, because it is a non-profit community project. The Planning Commission changed the wording of the condition so that the funding can be worked out later. She requested for the City to continue working with them and to not make the center turn lane a formal condition of the rezone.

There were no other public comments; Mayor Howard declared that portion of the meeting closed.

b. Conditional Use – 517 Hill Street

Mr. Brad Callender presented the application for conditional use of this property to allow a Child Care Center at an existing care center location. The half-acre property has been zoned P (Professional/Office/Institutional District) for many years. The building was built in 1977 and has operated as either a Child Care or Adult Care Center until 2019. It is considered nonconforming after being inactive for six months. The request is to re-establish the site as a Child Care Center. The Planning Commission recommends the request be approved without conditions.

The Mayor declared the meeting open for the purpose of public input.

Ms. Sharon McDonald and Ms. Kendall Carter spoke in favor of the conditional use. The name of the center will be Exploring New Adventures Learning Academy and will give students the opportunity to get a head start on education. The center will have between 70 and 80 children, from six weeks old to five years old, from 6 am to 7 pm.

Mr. Mark McDonald spoke in favor of the conditional use. He and his wife bought the Childcare Center in 2007 and ran it until 2016. He closed the center in 2016, when his wife was killed in a car accident. He and his daughter converted the center into an Adult Day Care Center and ran it until 2019. He is leasing the property now, and it is only suitable for a Child Care Center or an Adult Day Care Center.

There were no other public comments; Mayor Thompson declared that portion of the meeting closed.

2. New Business**a. Rezone – 1101 Double Springs Church Road Connector**

Vice-Mayor Larry Bradley questioned what would happen from a construction standpoint should Council not approve the elimination of the condition for the turn lane. He questioned what adding the turn lane will do to the construction schedule.

Mr. Brett McIver answered adding the turn lane will add about three months to the construction schedule for it to be designed. He stated it would be helpful if they agree that it will be constructed, and things could be worked on simultaneously.

Mr. Bradley questioned how allowing things to go on concurrently will affect the way things have to happen in the Code Department.

Mr. Brad Callender stated the improvements requested on the condition would be included on the site development plans, which the Code Office has yet to receive. These improvements can be shown on the site development plans and approved concurrently with the site approval.

Ms. Andrea Gray explained turn lanes are not currently on the site plans. They will have to go back and redesign the plans to include them. Then, resubmit the plans to the Code Department, which would be a multiple month delay. She explained there is some critical funding tied to the project that requires breaking ground before the end of this year. It would help them tremendously timing wise if they could get started while simultaneously working on the new plans that include the turn lane.

City Administrator Logan Propes stated the City could offer a compromise. He explained it could subsequently be done as part of a development agreement if the turn lane issue could be agreed upon tonight. He instructed Ms. Gray to get the site development plans turned in to planning staff and continue working on the lanes at the same time, which should not hold the project up on getting started.

To approve the rezone for the community recreation center with the stipulated conditions and the modification presented by Mr. Propes and agreed upon by Ms. Gray. The stipulated conditions are: The only land use permitted on the site shall be the community recreation center and its accessory and ancillary uses. The facilities constructed on the site shall be constructed with materials as described and represented in the submitted application materials and pattern book. Future expansions of facilities and buildings shall also be constructed as represented in the submitted application materials and pattern book. Developer shall provide a center left-turn lane on Double Springs Church Road Connector for north-bound left turn movements entering the site (with the cost to be negotiated). All lighting on the site shall be downward facing and shielded to prevent glare and off-site lighting trespass.

*Motion by Dickinson, seconded by Malcom.
Passed Unanimously.*

b. Conditional Use – 517 Hill Street

To approve the conditional use without conditions.

*Motion by Boyce, seconded by Crawford.
Passed Unanimously.*

c. Final Plat Approval – Mill Farm Place

Mr. Brad Callender presented the Final Plat for approval to subdivide the property into 13 lots of single-family residences. All required agreements, declarations, and bond documents were submitted along with the final plat. The Code Office recommends approval as submitted, without conditions.

To approve the Final Plat for Mill Farm Place Subdivision as submitted.

*Motion by Gregory, seconded by Malcom.
Passed Unanimously.*

d. Application – Beer & Wine Package Sales – East Church Food Mart

To approve the application.

*Motion by Gregory, seconded by Crawford.
Passed Unanimously.*

e. Approval – Chamber of Commerce Contract

Ms. Teri Smiley, with the Walton County Chamber of Commerce, stated the annual contract is the standard renewal.

To approve the contract for the period of one year.

*Motion by Bradley, seconded by Dickinson.
Passed Unanimously.*

f. Approval – Telecommunications & Right of Way Management Program Agreement and Resolution

Finance Director Beth Thompson requested approval of the agreement with the Georgia Municipal Association. The agreement would be prorated for the remainder of 2022 and go through December 31, 2023. She explained that GMA has the capability of recovering additional franchise fees and tower rents for the City. They will provide the City of Monroe with a full audit of all franchise fees.

To approve the resolution and agreement.

*Motion by Gregory, seconded by Little.
Passed Unanimously.*

g. Renewal – Health and Ancillary Insurance

Mr. Les Russell introduced Matt Bidwell, with MSI Benefits Group.

Mr. Matt Bidwell gave a brief overview of the benefits renewal and reviewed the employee by-weekly contributions schedule. He reviewed changes made last year and lowered deductibles for participating in the wellness program. He compared insurance renewals and claims for the last few years. Mr. Bidwell discussed the renewal offer in detail. The Aetna renewal will have a specific deductible of \$70,000. There will be a 2% increase in employee contributions for 2022. The City offers a base plan and a high option for dental coverage with MetLife. The higher dental plan will have a maximum annual amount of \$5,000 and have a 5% increase. This only affects employees with the high plan and does not impact the City's cost at all. The voluntary

vision insurance will have a slight increase. Life insurance provided by the City will remain unchanged for 2023.

To approve renewal of the 2023 Health & Ancillary Insurance Policies as presented.

*Motion by Malcom, seconded by Boyce.
Passed Unanimously.*

h. 1st Reading – Mayor and Council Annual Salary Increase Ordinance
City Administrator Logan Propes explained the ordinance will increase the annual salary for the Mayor and Council. It will not take effect until the next Council is seated, which will be on January 1, 2024. The salary for Mayor will increase to \$1,200 per month and the salary for Council Members will increase to \$800 per month.

City Attorney Paul Rosenthal presented the first reading of the ordinance.

i. 1st Reading – Speed Zone Ordinance Amendment
Police Chief R.V. Watts explained the Ordinance renews the City’s ability to run radar on the streets in the City, and additional City streets have been added to the list.

Vice-Mayor Larry Bradley questioned how the different speed limits are determined.

City Attorney Paul Rosenthal stated the speed limits are based on analysis done by the Georgia Department of Transportation.

City Administrator Logan Propes explained that Council has the power to amend the speed zones, but there are a lot of studies required in order to make any changes.

Mayor, Council, Chief Watts, Mr. Propes, and Mr. Rosenthal further discussed speed limits.

j. 2nd Reading – Short-Term Rental Ordinance Amendment
To adopt the Short-Term Rental Ordinance Amendment.

*Motion by Dickinson, seconded by Gregory.
Passed Unanimously.*

VI. DISTRICT ITEMS

1. District Items

Council Member Charles Boyce requested for a couple of more street lights to be added going from Mayfield Drive onto Plaza Drive.

Council Member Tyler Gregory stated the speed tables are better.

Council Member Nathan Little discussed the progress for the speed tables on Highland Avenue and stated they are still not done correctly.

Council Member David Dickinson stated that he just wanted to say “How about them Dogs!”.

Council Member Lee Malcom stated that there are a lot of street lights out citywide, which is a concern since the time changed. She requested an inventory to be done on the lights that are out.

2. Mayoral Update

Mayor John Howard stated Charlie Tate Middlebrooks was born this morning, which is the first grandchild for Rodney Middlebrooks. The Christmas Parade will be on December 8.

VII. EXECUTIVE SESSION

*Motion by Malcom, seconded by Crawford.
Passed Unanimously.*

RETURN TO REGULAR SESSION

VIII. ADJOURN

*Motion by Malcom, seconded by Gregory.
Passed Unanimously.*

MAYOR

CITY CLERK

The Mayor and Council met for a called meeting.

Those Present:	John Howard	Mayor
	Larry Bradley	Vice-Mayor
	Lee Malcom	Council Member
	Myoshia Crawford	Council Member
	Charles Boyce	Council Member
	Norman Garrett	Council Member
	Tyler Gregory	Council Member
	Nathan Little	Council Member
	David Dickinson	Council Member
	Logan Propes	City Administrator
	Debbie Kirk	City Clerk

Staff Present: Danny Smith, Jeremiah Still, R.V. Watts, Andrew Dykes, Beth Thompson, Rodney Middlebrooks, Brian Thompson, Chris Bailey, Leigh Ann Aldridge, Sara Shropshire, Katie Butler, Les Russell

Visitors: Meredith Malcom, Lisa Reynolds Anderson, Whit Holder, Chris Collin, Teri Sanders, Matt McClung

I. CALL TO ORDER

1. Roll Call

Mayor Howard noted that Council Member Norman Garrett and Council Member Myoshia Crawford were absent. There was a quorum.

2. Approval of Agenda

To approve the agenda as presented.

*Motion by Malcom, seconded by Dickinson.
Passed Unanimously*

II. NEW BUSINESS

1. Public Hearing

a. FY 2023 Proposed Annual Budget

Finance Director Beth Thompson presented the summaries of the final budget for the 2023 fiscal year beginning January 1, 2023 and ending December 31, 2023.

The Mayor declared the meeting open for the purpose of public input.

There were no public comments; Mayor Howard declared that portion of the meeting closed.

No Action.

Council Member Myoshia Crawford arrived at 9:50 am.

Council Member Norman Garrett arrived at 10:08 am.

2. New Business

a. Departmental Operating & Capital Improvement Budgets

There was a general discussion of the above items for each department.

To amend the original purchase order amount of \$278,000.00 to \$306,000.00 for the single axle side loader trash truck.

*Motion by Gregory, seconded by Malcom.
Passed Unanimously*

III. ADJOURN

*Motion by Malcom, seconded by Gregory.
Passed Unanimously.*

MAYOR

CITY CLERK

The Mayor and Council met for an Executive Session.

Those Present:	John Howard	Mayor
	Larry Bradley	Vice-Mayor
	Lee Malcom	Council Member
	Myoshia Crawford	Council Member
	Charles Boyce, IV	Council Member
	Norman Garrett	Council Member
	Tyler Gregory	Council Member
	Nathan Little	Council Member
	David Dickinson	Council Member
	Logan Propes	City Administrator
	Debbie Kirk	City Clerk
	Paul Rosenthal	City Attorney
	Russell Preston	City Attorney

Staff Present:

I. Call to Order – John Howard

1. Roll Call

Mayor Howard noted that all Council Members were present. There was a quorum.

II. Personnel Issue (s)

1. Personnel Matter

Personnel matters were discussed, including attorney-client discussions.

III. Adjourn to Regular Session

*Motion by Bradley, seconded by Garrett.
Passed Unanimously.*

MAYOR

CITY CLERK

**MONROE PLANNING COMMISSION
MEETING MINUTES—October 18, 2022**

Present: Mike Eckles, Rosalind Parks, Randy Camp, Nate Treadaway, Shauna Mathias

Absent: None

Staff: Brad Callender—City Planner
Laura Wilson—Code Assistant
Sara Shropshire—Director of Community Development

Visitors: Sharon McDonald, Levon Howard, Angie Putnam, Virginia Crawford, Veronica Boyce, Lee Rowell

Call to Order by Chairman Eckles at 5:31 pm.

Motion to Approve the Agenda as presented:

Motion Camp. Second Parks
Motion carried

Chairman Eckles asked for any changes, corrections or additions to the September 20, 2022 minutes.

Motion to approve

Motion Camp. Second Treadaway.
Motion carried

Chairman Eckles asked for the Code Officer’s Report: Welcome Shauna to the Planning Commission

Old Business: None

The First Item of Business: is Conditional Use Permit Case #1630, a request for a conditional use permit at 517 Hill St. for a Child Care Center at an existing care center location. The existing care center building was built in 1977 and operated as either a child care or adult care center until 2019. The building is zoned Professional (P). Under the P zoning, a care center is a conditional use. After six months of inactive use, the previously approved use as care center is voided. Staff recommends approval without conditions. Levon Howard and Sharon McDonald spoke in favor of the project. The school would be called Exploring New Adventures Learning Academy. There is no daycare in that area and it would be beneficial to the community.

Chairman Eckles: Do you have a staff in place?

Howard: Not at this time

Chairman Eckles: When do you propose to open?

Howard: In January after our state approval

Public Comment: Virginia Crawford (lives on Roosevelt St)—Concerned about additional traffic in the area of Hill and Roosevelt; Also what does conditional mean?

Callender: A conditional use is one that is not allowed by right. There are two types of land uses allowed in a zoning district. If it was allowed by right there would not be a public hearing. They would just be allowed to operate.

Crawford: There is a blind spot just past the center (on Roosevelt) and people park on the road as well. With the additional traffic, residents are concerned about accidents.

Commissioner Treadaway: On Hill St, are there two curb cuts?

Howard: Yes, you come in and go out

McDonald: There is also parking on the site

Commissioner Parks: How many children do you anticipate starting with?

Howard: We are going to start with about 20 and grow from there

Commissioner Treadaway: Does the state determine what is a safe number of students?

Howard: Yes

Commissioner Treadaway: Has that been assessed?

Howard: Not yet, we need zoning approval first

Chairman Eckles: Anyone else here to speak in opposition? None

Motion to approve as presented

Motion Camp. Second Mathias.

Motion Carried

The Second Item of Business is Rezone Case #1631, a request to rezone northwest corner of Charlotte Rowell Blvd and Double Springs Church Road Connector from B-3 to a Planned Commercial District (PCD) for the purpose of constructing a community recreation center for the Young Men’s Christian Association of Georgia’s Piedmont, Inc. (YMCA). The primary building will be approximately 44,000 sq ft with a maximum building height of 35ft. The building façade will be a combination of brick and black/dark gray architectural metals. The entire facility will have 288 parking spaces. There will be ancillary recreation buildings and sport fields on site as well. Staff recommends approval with four conditions as listed in the staff report dated October 10, 2022.

Andrea Gray, attorney for YMCA, spoke in favor of the project. The design of the building was inspired by the architecture of the Monroe Mills. The lighting will be downward facing and shielded. Anticipated signage includes a wall sign and a ground sign at the entrance. Interior roads will not be dedicated to the City. The facility and grounds will be owned, managed, and maintained by the YMCA. The YMCA finds no issue with conditions 1, 2, and 4 in the staff report dated October 10, 2022. For condition 3, the YMCA would like to have more conversations with

City about putting in a left turn lane on Double Springs Ch Rd Connector due to anticipated costs associated with that condition. Additionally, that condition would benefit the City as well, not just the YMCA.

Commissioner Treadaway: Have there been any traffic studies done?

Gray: No

Commissioner Treadaway: Double Springs Ch Rd Connector is a two-lane road?

Gray: Yes

Commissioner Treadaway: How would the roadway be expanded there?

Gray: That is the challenge and what we would like to explore with the City

Callender: There is likely enough existing road to accommodate a turn lane without have to acquire right of way from adjacent property owners. The basis of this recommendation traffic stacking up onto Charlotte Rowell Blvd during peak times if a turn lane is not built to accommodate the additional traffic.

Discussion continued about the installing a left turn lane (condition 3).

Motion to approve with recommended conditions 1, 2, and 4 and condition 3 be amended to include the cost of a turn lane negotiated between the YMCA and the City at a later date.

Motion Treadaway. Second Camp

Motion carried

Chairman Eckles entertained a motion to adjourn.

Motion to adjourn

Motion Mathias. Second Parks.

Meeting adjourned; 6:06pm

Historic Preservation Commission
Meeting Minutes
Regular Meeting—October 25, 2022

Present: Laura Powell, Elizabeth Jones, Susan Brown, Jane Camp, Fay Brassie

Absent: None

Staff: Brad Callender, City Planner
Laura Wilson, Code Admin

Visitors: Lee Wiles, Bonnie Wiles, Vicki Tuttle, Keith Sargent, Rick Huszagh, Chad Draper, Heather Drust

Meeting called to order at 6:00 P.M.

Chairman Jones asked if there were any changes or corrections to the previous months' minutes.
To approve as submitted.

Motion by Powell. Second by Camp
Motion carried.

Old Business: None

New Business:

The First Item of Business: Request for COA #1663, a request for an awning and signage at 115 N Broad St. for Cottontails (boutique clothing). Heather Drust, owner of the store, spoke in favor of the request. The awning will be ivory fabric with scalloped edges. The awning will be in two sections.

Commission Powell: There is currently no awning, correct?
Drust-Yes

Chairman Jones: Are there any questions from the public? None

Motion to approve as presented

Motion by Brown, Second by Brassie
Motion carried

The Second Item of Business: Request for COA #1666, a request for a rear shed at 122 3rd St. The applicant and owner, Vicki Tuttle spoke in favor of the project. Sheds are common in the mill village. I need more storage as I only have two closets in the house.

Commissioner Brassie: Is there an existing shed?

Tuttle: Yes, in the far back corner of the lot

Commissioner Brassie: Will it be behind the existing shed?

Tuttle: It will be along the back property line; between the house and the fence

Commissioner Brassie: Is it pre-fab?

Tuttle: yes, wood

Chairman Jones: Are there any questions from the public? None

Motion to approve as presented

Motion by Brassie, Second by Camp
Motion carried

The Third Item of Business: Request for COA #1667, a request for exterior changes on the front façade at 208 S. Broad St. The owner and applicant, Chad Draper, spoke in favor of the project. The building was constructed in 1921 for the J.L. McGarity Ford dealership. The goal of the project is to restore the front façade to its original design as seen in the historic photos included in the application. The center of the building was open to the elements originally. It would not be practical to restore the building like that so instead, it will have a recessed center to give the appears of the building being open.

Commissioner Brassie: You are going to recess the entrance?
Draper: Yes, the center as much as possible; Over the front entrance there will also be an awning that extends forward beyond the front edge of the building
Commissioner Brassie: What will be in the building?
Draper: The idea is to divide it up into smaller units for a mixed-use facility

Commissioner Jones: Are there any questions from the public? None

Motion to approve as presented

Motion by Brown, Second by Powell
Motion carried

The Fourth Item of Business: Request for COA #1668, a request for a 8’x12’ shed a 123 W 5th St. The owner and applicant, Keith Sargent spoke in favor of the request.

Commissioner Brassie: Is there an existing storage shed?
Sargent: There is an existing 12’x16’ shed that was built in 1989 that will remain. The new shed will be to right of the existing shed and about 10 feet off the property line.

Commissioner Jones: Are there any questions from the public? None

Motion to approve as presented

Motion by Camp, Second by Brown
Motion carried

The Fifth Item of Business: Request for COA #1669, a request for a metal awning at 114 N. Broad St. Owners and applicants Crista Carrell and Rick Huszagh spoke in favor of the project. The applicants are requesting to replace the existing curved metal awning with a flat metal awning that was previously on 116 N. Broad St. The applicants believe the current arched awning detracts from the brick work of the building. The new awning would go above the windows (the ones above the doors) and attach to the brick. It would be inline with the flat shed awning over the single door.

Commissioner Jones: Are there any questions from the public? None

Motion to approve as presented

Motion by Brassie, Second by Powell
Motion carried

The Sixth Item of Business: Request for COA #1670, a request for a rear shed and deck at 225 Boulevard. The owners and applicants Lee and Bonnie Wiles spoke in favor of the project. The existing 10'x14' is being replaced with a 45'x12' deck that will be made out of wood. The shed is pre-existing

Commissioner Brassie: How are you planning on finishing the deck?

Wiles: The deck will have traditional rails with pickets.

Commissioner Brassie: Will there be anything on the bottom?

Callender: I am not aware of anything that specifically states a deck must be enclosed.

Commissioner Brassie: Will the deck extend beyond the side of the house?

Wiles: No

Callender: Be aware that a home office cannot be run out of an accessory building. The city cannot issue a business license for an accessory structure.

Wiles: That's fine

Commissioner Jones: Are there any questions from the public? None

Motion to approve the deck as long as it does not extend beyond the side of the house

Motion by Brassie, Second by Powell

Motion carried

Motion to approve shed as presented

Motion by Brown, Second by Camp

Motion carried

Chairman Jones entertained a motion to adjourn.

Motion by Camp. Second by Brassie

Motion carried.

Adjourned at 6:27 pm



Downtown Development Authority
MINUTES
Monday October 17, 2022
8:00 AM
City Hall - 140 E Washington St

CALL TO ORDER

Meeting was called to order at 8:09 am.

ROLL CALL

PRESENT

- Chairman Lisa Anderson
- Vice Chair Meredith Malcom
- Secretary Andrea Gray
- Board Member Whit Holder
- Board Member Wesley Sisk
- Board Member Ross Bradley
- Board Member Chris Collin

ABSENT

- City Council Rep Myosha Crawford
- City Council Rep Lee Malcom

CITY STAFF

- Logan Propes
- Leigh Ann Walker
- Les Russell
- Chris Bailey
- Katie Butler
- Sara Shropshire
- Sara Shropshire

APPROVAL OF PREVIOUS MEETING MINUTES

DDA September Minutes approved with amendment. Vice Chair Malcom noted the minutes did not reflect discussion regarding tenant rent at the Visitors Center Property. Amendment will be as follows:

During the approval of financials Chairman Anderson and Vice Chair Malcom questioned rental income at 227 S Broad Street. They asked for rental agreements and prices to be reviewed at the board retreat. Staff member Aldridge stated Empire Tax was delinquent since March of 2022. Board requested action be taken by city attorney to have tenant become current on rent.

Motion made by Secretary Gray, Seconded by Board Member Ross Bradley. Voting Yea: Chairman Anderson, Vice Chair Malcom, Board Member Holder, Board Member Sisk, Board Member Collin.

APPROVAL OF FINANCIAL STATEMENTS.

DDA August Financials Approved - Motion made by Board Member Wesley Sisk, Seconded by Board Member Whit Holder. Voting Yea: Chairman Anderson, Secretary Gray, Vice Chair Malcom, Board Member Bradley, Board Member Collin.

PUBLIC FORUM Chad Draper

CITY UPDATE

City Administrator Logan Propes and Chad Draper presented challenges faced with the Milner Aycock property. Chad asked for an extension and flexibility in presenting a contract. A motion to allow an extension deadline for the contract submission to November 9th, 2022 was made by board member Sisk and seconded by Board member Collin. Voting Yea: Chairman Anderson, Secretary Gray, Vice Chair Malcom, Board Member Bradley, Board Member Holder

COUNTY UPDATE None.

COMMUNITY WORK PLAN &REPORTS

Downtown Design – the planters will be installed this month. Banners are up on Broad Street. Still waiting for install on Spring Street and N Broad. The pocket park maintenance will continue to year end. The Board will discuss whether to renew this contract next year at the next meeting.

Redevelopment Projects

Chairman Anderson updated the board that a contract extension would be needed on the Arnold property Wayne Street due to title issues. A motion to extend the contract on the Arnold property to April 30th, 2023 was made by Board member Whit Holder and seconded by Board member Ross Bradley. Voting Yea: Chairman Anderson, Vice Chair Malcom, Secretary Gray, Board member Collin and Board member Sisk. The Synovus loan expires on October 29th. The board will review the loan and decide on an extension at the next meeting.

The Arnold property at the corner of Spring and Wayne was also discussed. Chairman Anderson and Vice chair Malcom stated they had been in contact with the city attorneys and had gotten a contact handling the quiet title process. Secretary Gray stated she would follow up with the attorney to get an update and see what could be done to speed up the process.

Entertainment Draws staff member Aldridge gave a report on Fall fest, stating it was the best run event to date. Over 150 vendors and 19,800 in attendance. Everyone felt like crowds were larger than last year and felt lack of cell service was the cause of lower data in numbers. Holiday events are fast approaching with light up the night, candlelight shopping and the Christmas Parade.

PROGRAMS

Farmers Market – Staff member Aldridge reported that the market ended on October 8th with one of the most successful seasons to date. Manager Audrey Fuller has done an excellent job and the market continues to grow. The Farm to Table Dinner is November 6th. The event sold out in 3 hours.

FUNDING

SPONSORSHIP- no updates to the 2022 sponsorship. A thank gift for 2023 was discussed. Staff member Aldridge will research ornament prices

FAÇADE GRANTS

None

COMMUNITY EVENTS GRANTS

None

NEW BUSINESS

Chris Collin stated Strange Taco was open and hired 35 employees. Cottontails Children's Boutique is now open.

A lease was signed on the basement space (B1A) at 227 S Broad Street by Wellington Home Professionals on October 13th.

Vice Chair Malcom reported city attorneys had been contacted regarding Empire Tax and their delinquent rent at 227 S Broad Street. A letter of a 60 day notice of non payment of rent was mailed by the city attorney to Empire Tax on September 28, 2022. The letter requested payment of arrearage of \$1350 and October rent of \$225 for a total payment of \$1575 no later than October 15, 2022. At time of meeting, there was no correspondence from Empire Tax nor a payment made. Board agreed to allow until Tuesday October 18th ensure no payment was received by mail to city hall. If no payment is received, the board agrees that the city attorneys will be notified to proceed with dispossessory action. The board will review all leases during the retreat and will have updated lease agreements for all tenants at the November meeting.

ANNOUNCEMENTS

Next meeting will be held November 10th at 8:00 am, Monroe City Hall

ADJOURN

The meeting was adjourned at 9:00 am. Motion was made by Board Member Ross Bradley, second by Vice Chair Malcom.



Downtown Development Authority
MINUTES
Thursday November 10, 2022 8:00 AM
City Hall

CALL TO ORDER

Meeting was called to order at 8:03 am.

ROLL CALL

PRESENT

- Chairman Lisa Anderson
- Vice Chair Meredith Malcom Board Member
- Whit Holder Board Member
- Ross Bradley Board Member
- Chris Collin Board Member

ABSENT

- City Council Rep Lee Malcom
- Secretary Andrea Gray
- Board Member Wesley Sisk

City Council Rep Myosha Crawford

CITY STAFF

- Logan Propes
- Leigh Ann Walker
- Les Russell
- Chris Bailey
- Sara Shropshire

PUBLIC

- Erica Cooper
- Jared Campbell

APPROVAL OF PREVIOUS MEETING MINUTES

Motion made by Board Member Ross Bradley, Seconded by Board Member Whit holder. Voting Yea: Chairman Anderson, Vice Chair Malcom, Board Member , Board Member Collin, City Council Representative Myosha Crawford.

APPROVAL OF FINANCIAL STATEMENTS.

DDA August Financials Approved - Motion made by Vice Chair Malcom, Seconded by Board Member Whit Holder. Voting Yea: Chairman Anderson, City Council Representative Myosha Crawford, Board Member Bradley, Board Member Collin.

PUBLIC FORUM Erica Cooper

New Business- review leases from 227 S Broad Street. City attorney Jared Campbell updated the board on the current status of the action taken against Empire Tax for non payment of rent. He stated notices were mailed on the 20th of September with a 60 day notice and a 90 day rent increase notice. There had been no correspondence from Empire Tax within the time frame allowed and it was the boards discretion as to whether to accept payment from the tenant or proceed with the dispossery action. Chairman Anderson stated Ms. Cooper from Empire Tax had visited her place of business and asked her payment be accepted and the lease be renewed. A motion was made to accept the payment from Empire Tax by board member Ross Bradley, seconded by vice chair Malcom. Voting Yea was Board Chair Anderson, Board member Holder, Board Member Collin, and City Council Representative Myosha Crawford.

Jared Campbell presented drafts for other tenants rent increase. Downeast Builder will increase to \$1500, Stuver Studios will increase to \$1000 and Empire Tax will increase to \$300. A 90 day notice will be sent to tenants. Empire Tax lease will be upated January 1, 2023 and Downeast & Stuever Studio Leases will be updated February 1, 2023. A motion to approve the increase of tenant rent Downeast Builders to \$1500, Stuever Studios to \$1000 and Emmpire Tax to \$300 was made by Board member Collin, seconded by Board member Holder. Voting Yea: Chairman Anderson, Vice Chair Malcom, Board member Ross Bradley, City Council Representative Myosha Crawford. The lease by the Monroe Museum will also be reviewed and updated to increase the term from 1 year to 3 years. That lease will be presented at the next board meeting.

CITY UPDATE - City Administrator stated the lost negotiations with the county continue with a deadline of Dec 30th. The town green work continues with more unexpected expense. A grant has been applied for from the Walton Health foundation. Traffic calming on Midland Ave project is underway. He and staff Sara Shropshire are pursuing companies for a parking study. The council budget retreat will be November 18th. The DDA board will present concerns discussed during the DDA retreat. Staff will prepare a power point addressing concerns in parking, noise and public safety.

COUNTY UPDATE None.

COMMUNITY WORK PLAN &REPORTS

Downtown Design – the planters have been installed.

Redevelopment Projects will be discussed in executive session

Entertainment Draws staff member Aldridge gave a report on Light Up the Night. 5,700 people tracked through placers in downtown that evening. Aldridge also discussed options for carriage rides and other entertainment for the other candlelight shopping nights. It was reported carriage rides will only be 2 hours and will cost \$2100. The board discussed reservations should be made for these at the cost of \$10 per person. Aldridge will explore other entertainment options.

PROGRAMS

Farmers Market – Staff member Aldridge reported the Farm to Table Dinner is was a great success with the silent auction raising \$3,715 and sponsorships totaling \$4800. She stated she would have a full report at the next meeting and would like to discuss adding another position to the market and increasing market managers pay. The board stated they had heard good comments regarding the event. The suggestion was made to have a plated meal and have volunteers serve.

FUNDING

SPONSORSHIP- no updates to the 2022 sponsorship. Staff member Aldridge will order ornaments with the new city logo for sponsors from the Armory for the year end gift.

FAÇADE GRANT

Three grants were submitted for approval. Nedza's, Strange Taco and Chris Collin. After review, the board requested that the applications be resubmitted due to incorrect/incomplete application information. Staff member Aldridge will reach out to these businesses to request new applications be submitted.

COMMUNITY EVENTS GRANTS

None

ANNOUNCEMENTS

Next meeting will be held December 8th at 8:00 am, Monroe City Hall

A motion was made by board member Ross Bradley and seconded by Board member Whit Holder to move into executive session. Voting Yea: Chairman Anderson, Vice Chair Malcom, Board member Collin, City Council Representative Myosha Crawford.

ADJOURN

The meeting was adjourned at 9:00 am. Motion was made by Board Member Ross Bradley, second by Vice Chair Malcom.



Convention and Visitors Bureau

MINUTES

**Thursday, October 17 2022 9:00 AM
City Hall - 140 Washington Street, Synovus Bank**

CALL TO ORDER

Meeting was called to order at 9:06 am.

ROLL CALL

PRESENT

- Chairman Lisa Anderson
- Vice Chairman Meredith Malcom
- Secretary Andrea Gray
- Board Member Whit Holder
- Board Member Wesley Sisk
- Board Member Ross Bradley
- Board Member Chris Collin

ABSENT

- City Council Rep Myosha Crawford
- City Council Rep Lee Malcom

CITY STAFF

- | | |
|------------------|-----------------|
| Logan Propes | Les Russell |
| Leigh Ann Walker | Sara Shropshire |
| Chris Bailey | Katie Butler |

APPROVAL OF EXCUSED ABSENCES

APPROVAL OF MINUTES FROM PREVIOUS MEETING

. CVB September Minutes

Approved - Motion made Vice Chair Malcom, Seconded by Board Member Bradley. Voting Yea: Chairman Anderson, Secretary Gray, Board Member Holder, Board Member Sisk, Board, Board Member Collin.

APPROVAL OF CURRENT FINANCIAL STATEMENTS

. CVB August Financials

Approved - Motion made Board Member Bradley, Seconded by Vice Chair Malcom, . Voting Yea: Chairman Anderson, Secretary Gray, Board Member Holder, Board Member Sisk, Board Member Collin.

Chairman's Report

None.

Director's Report

OLD BUSINESS

TV commercials ended air time with Braves baseball the holiday schedule will begin next month. Contacts have been made for engineering for the lighted sign on the water tower. A structural integrity study will be done by the city to ensure the project can be done. The board will continue discussions at the retreat and form a plan of action for the project.

NEW BUSINESS

none

ANNOUNCEMENTS

The next meeting will be at on November 10th at 8:00 am at City Hall

ADJOURN

9:25 am. Motion made by Board Member Ross Bradley, Seconded by Board Member Sisk. Voting Yea: Chairman Anderson, Vice Chairman Malcom, Secretary Gray, Board Member Holder, Board Member Collin.



Convention and Visitors Bureau

MINUTES

Thursday, November 10, 2022

9:00 AM

City Hall - 215 N. Broad Street

CALL TO ORDER

Meeting was called to order at 9:58 am.

ROLL CALL

PRESENT

Chairman Lisa Anderson
Vice Chairman Meredith Malcom
Board Member Whit Holder
Board Member Ross Bradley
Board Member Chris Collin
City Council Representative Myoshia Crawford

CITY STAFF

Logan Propes	Chris Bailey
Leigh Ann Walker	Les Russell
Sara Shropshire	

APPROVAL OF EXCUSED ABSENCES

APPROVAL OF MINUTES FROM PREVIOUS MEETING

. CVB October Minutes

Approved - Motion made by board member Bradley, Seconded by Vice Chair Malcom. Voting Yea: Chairman Anderson, Board Member Holder, Board Member Collin, City Council Representative Crawford

APPROVAL OF CURRENT FINANCIAL STATEMENTS

. CVB Septmeber Financials

Approved - Motion made by Board Member Bradley, Seconded by Vice Chairman Malcom. Voting Yea: Chairman Anderson, , Board Member Holder, Board Member Collin, City Council Representative Crawford

Chairman's Report

None.

Director's Report

None

OLD BUSINESS

Vice Chair Malcom stated conversations were continuing with IMEC regarding the lighted Monroe sign on the water tower.

NEW BUSINESS

Event branding is complete. Board was presented with logos. All stated they were pleased with the results.

ANNOUNCEMENTS

Next meeting will be December 8th at Monroe City Hall

ADJOURN

Motion made by Vice Chair Malcom, Seconded by Board Member Collin. Voting Yea: Chairman Anderson, Board Member Holder, Board Member Bradley, Board Member Collin, City Council Representative Crawford

ASSISTANT CITY ADMINISTRATOR UPDATE

December 13th, 2022

Facilities & Grounds Maintenance

- Trash Collection – 5,480 lbs
- Grounds Maintenance – 250.8 acres
- Cemetery Improvements – Complete

CDBG 2020 Stormwater

- Easements – complete
- Pipe Installation – complete
- Paving, Striping – complete
- Landscaping – complete
- Punchlist – complete
- Final – September 7th – complete
- Mobley Circle, Felker Street, Colquitt Street, Hubbard Street, Cherokee Avenue, East Washington Street

CDBG 2022 Sewer Project

- Bryant, Glen Iris, Stowers (northern section)
- Public hearing – April 13, 2022
- Public notifications – social media, newspaper

Blaine Station Phase II

- Development Proposal RFQ review – closed November 18th
- Corner space demo – bid review / 2023 CIP inclusion

Georgia Utility Training Academy

- Training area building repairs – assessment, bids, 2023 CIP inclusion
- Citywide training program development
- Review of outside contracts - cancel
- YTD – 108% revenue, 78% expenses, (\$52k)

Airport

- FY23 Taxiway Design – contract execution
- Terminal Building construction – May 31, 2022 (210 NOTAM)
- Capital Improvement Projects – FY23 to FY27
- Deed Search / Property Map update project – FAA requirement 2022
- AWOS maintenance agreement – renewal April 2022
- Maintenance Hangar site plan, grading package, agreement – TBD
- 12/24-unit t-hangar site plan discussion, grading package, terms – TBD
- MGSA Lease Renewal – May
- FBO Lease Renewal – March
- Bipartisan Infrastructure Law (BIL) - \$17.3 million for 82 general aviation airports (\$110k-\$295k), double AIP funding for 5 years, \$159k in 2022 w/5% local match, \$145k in 2023 w/5% local match

City Branding / Logo

- Gateway signage at Charlotte Rowell / GA Hwy 11 – preconstruction
- Vehicle logo replacement – complete
- Website update – complete
- City signage – complete
- Wayne Street water tank – complete

Parks

- Town Green construction – August 31, 2022
- Pilot restroom – complete
- Pilot Park – pinwheel project (August 31) A Child's Voice
- Mathews restroom – complete
- Mathews grading/paving – complete
- Mathews pavilion – complete
- Mathews lake management plan, feeding, stocking
- Green Street improvements – design
- Committee Meeting – June 7, 2022

Streets / Stormwater

- Traffic Calming – September 12th start date
- Utility Gate relocation – complete
- Sweeper Usage – N/A (expect new first quarter 2023, rental currently)
- Leaf Season – October 31st to January/February (TBD)
- Library parking lot rehabilitation – front complete / back scheduling
- Municipal Court parking lot rehabilitation – complete
- Road & Signage Assessment Survey – 2022 CIP (Keck & Wood) complete
- Highland Creek Subdivision – complete
- Stormwater Masterplan development 2022
- North Lumpkin Street Alleyway Phase II – easement process
- North Madison Avenue – early 2024
- North Wayne Alleyway rehabilitation – complete
- 2022 LMIG – complete
- 2023 LMIG – approval request
- Sidewalk rehabilitation – 2,105' / \$87k
- ROW maintenance – ongoing
- HA5 2022 – complete

MyCivic Implementation

- Program completion, test schedule, public implementation

Solid Waste

- Monday Holiday Schedule – Tuesday, Wednesday, Thursday, Friday
- Waste & Recycling Workers Week for June 12-18, 2022
- Commercial Garbage Truck – in service
- Automated Side Loader Garbage Truck delivery – extended ETA (TBD)
- Mini Rear Loader Garbage Truck delivery – ETA (3/23)
- Solid Waste Transportation contract approval – complete
- Hauler Tier Change & Rate Increase – notification process
- Transfer Station Rehabilitation – complete

Procurement / Inventory

- Solid Waste Disposal contract renewal
- Solid Waste Transportation bid award approval
- Blaine Station Development RFQ – due November 18th
- Milner-Aycock Building – contract
- Terminal Building – construction start 5/31
- Town Green – construction start 8/31
- By-Pass – utility relocation scheduling, material on hand
- Blaine Station interior demo – bid review, CIP
- GovDeals surplus / scrap – complete

Electric

- Projects – status evaluation
- Inventory – transformer/meter evaluation (system/development needs)
- Equipment/Vehicle – evaluation

Downtown Development Authority

- DDA Planning Retreat – October 17th
- Light up the Night – November 3rd
- Farm to Table Dinner – November 6th
- Candlelight Shopping – November 10th / 17th
- Bikes, Trikes, & Magical Lights Parade – November 17th
- DDA Board Presentation – November 18th (Budget Meeting)
- Small Business Saturday – November 26th
- Christmas Parade – December 8th

Tree Board

- Arbor Day Celebration – February 18th (State), April 28th (National)
- Educational Opportunities – GUTA, Georgia Forestry Commission Training
- Social Media Education

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
		\$ 48,829,227.49	\$ 47,035,631.10	\$ 27,899,161.04									
Airport Paving	19-002 21-007	\$ 1,453,975.00	\$ 965,842.06	\$ 886,313.13	Atlanta Paving & Concrete Construction	Complete	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
Hangar Site Projects	18-005	\$ 350,000.00	\$ 425,000.00	\$ 345,326.24	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
Terminal Building Design	21-042	\$ 70,000.00	\$ 70,000.00	\$ 70,000.00	GMC	Complete		N/A	N/A	Yes	07/01/21	12 months	Scope, Bid Process
Terminal Building	21-042	\$ 550,000.00	\$ 996,647.13	\$ 78,197.37	Smith & Company	Construction Start (NOTAM 05/733)		N/A	N/A	Yes	05/31/22	210 days	Award, Acceptance/Rejection, Planning, Design, Bidding, Contracting, Construction (322-7563-541303)
Maintenance Hangar Building	21-033	\$ 50,000.00	\$ 35,500.00	\$ 33,300.00	Owner / Lessee	Agreement Phase		N/A	N/A	No	N/A	12 months	Planning, Council Approval, Engineering, 7460, DOT Approval, Lease Agreement, (322-7563-541303)
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)
Fire Department BadgePass Installation	N/A	\$ 17,500.00	\$ 14,657.00	\$ 14,657.00	BadgePass / SAMS	Complete		03/29/21	N/A	No	N/A	2-3 weeks	Order, Installation, Testing, Live
CDBG 2020 - Stormwater	19-036	\$ 1,506,579.00	\$ 1,822,077.00	\$ 1,939,196.87	Allen Smith / Carter & Sloope / Dickerson Group	Complete		N/A	N/A	Yes	10/01/21	180 days	Engineering Phase, Bidding, Construction planned for late summer/early fall (520-4320-541303)
Stormwater Retention Pond Rehabilitation	21-028	\$ 275,000.00	\$ 275,000.00	\$ 4,500.00	Conner Grading / City of Monroe	Phased Project		N/A	N/A	No	07/28/21	2 weeks	Breedlove/McDaniel DONE
Stormwater Infrastructure	22-018	\$ 145,510.00	\$ 145,510.00	\$ 116,804.50	Conner Grading / City of Monroe	Phased Project	320'	N/A	N/A	No	N/A	N/A	Highland Creek DONE, Baron Drive, Wayne Street Alleyway DONE
Stormwater Marketing	N/A	\$ 3,500.00	\$ -	\$ -	TBD	Pricing, Planning		N/A	N/A	No	N/A	Ongoing	Planning, Pricing, Design, Implementation
Sidewalk Repair Project	20-005	\$ 45,000.00	\$ 45,000.00	\$ 46,945.00	Black Oak / J&R	Complete	1,985'	N/A	N/A	No	06/07/21	N/A	East Washington, East Highland, East Marable, Glen Iris
Sidewalk Repair Project	22-008	\$ 45,000.00	\$ 45,000.00	\$ 87,487.75	Black Oak	Complete	2,105'	N/A	N/A	No	04/26/22	N/A	Pine Crest, Milledge
Murray Lot Improvement	N/A	\$ 58,500.00	\$ 73,500.00	\$ 83,000.00	J&R Consolidated	Complete		N/A	N/A	No	03/17/21	3-4 weeks	Retaining Wall Replacement, Parking Area Repair/Replacement, Landscaping, REOPEN!
Municipal Court Lot Improvement	22-040	\$ 25,000.00	\$ 25,000.00	\$ 33,605.00	J&R Consolidated	Complete		N/A	N/A	No	09/06/22	2 weeks	(322-4200-541303)
Utility / Broad Street Gate	N/A	\$ 10,000.00	\$ 9,980.40	\$ 9,480.40	Larry's Fence & Access Control	Complete		03/08/21	3-4 weeks	No	04/12/21	4-6 weeks	Gate Building, Installation, Software Training
Utility / Sorrells Street Gate	19-023	\$ 50,000.00	\$ 50,000.00	\$ 64,590.18	Larry's Fence & Access Control, Black Oak, City of Monroe	Complete		N/A	N/A	No	06/06/22	30 days	
South Madison Avenue Paving Project	N/A	\$ 356,372.49	\$ 356,372.49	\$ 349,869.74	Blount Construction Company	Complete		N/A	N/A	Yes	05/03/21	3 weeks	Milling, Patching, Paving, Striping
Library Parking Lot Rehabilitation	22-038	\$ 90,000.00	\$ 91,920.00	\$ 20,320.00	J&R Consolidated	Front Complete, Back Scheduling		N/A	N/A	No			Planning, Project Bidding during the Spring (322-4200-541303), Grant 1/2 Front Lot
Wayne Street Streetscape	20-037	\$ 250,000.00	\$ 250,000.00	\$ 187,268.75	Keck & Wood	Planning		N/A	N/A	Yes	TBD	TBD	
2021 LMIG	21-018	\$ 450,000.00	\$ 98,093.84	\$ 232,491.21	SDS	Complete	13,200'	N/A	N/A	Yes			East Washington, Pinecrest Drive, Bryant Road, South Madison Avenue
2022 LMIG	22-001	\$ 225,000.00	\$ 228,116.23	\$ 227,520.07	SDS	Ongoing		N/A	N/A	Yes	TBD	TBD	Green, Nowell, Lopez
2020 LMIG	20-001	\$ 225,000.00	\$ 227,344.88	\$ 204,378.79	SDS	Complete		N/A	N/A	Yes			
Blaine Station Parking Lot Rehabilitation	21-036	\$ 35,000.00	\$ 35,000.00	\$ 34,487.55	Garrett	Complete		N/A	N/A	No	N/A	N/A	
Striping	22-009	\$ 40,000.00	\$ 40,000.00	\$ 22,476.29	Tidwell	Phased Project		N/A	N/A	No	04/18/22	2 weeks	Etchison, Bankers (322-4200-541303)
North Midland Traffic Calming	22-007	\$ 500,000.00	\$ 497,790.21	\$ -	Keck & Wood / TriScapes	Delay		N/A	N/A	No	N/A	4 weeks	Design, Planning, Pricing, Construction
US78 Eastbound Ramp	19-028	\$ -	\$ -	\$ 24,015.97		Planning							
Lumpkin Alleyway Phase II		\$ -	\$ -	\$ 11,005.89	City of Monroe / TBD	Easement Acquisition		N/A	N/A	No	N/A	2 weeks	Demo of Existing, Utility Replacement, Drainage, Concrete
North Madison Sidewalk/Drainage	21-027	\$ -	\$ -	\$ 8,980.42	Keck & Wood	Engineering	1,200'	N/A	N/A	Yes	N/A	N/A	Planning, Design, Drainage, Sidewalk, Piping, Easement, Permit, Construction
Cemetery Rehabilitation	22-039	\$ 150,000.00	\$ 115,000.00	\$ 115,795.00	Dickerson Group	Ongoing							Rest Haven Paving, East View Paving, West Marable Patching (322-4200-541303)
Mathews Park Phase I	20-044	\$ 175,000.00	\$ 175,000.00	\$ 165,510.00	PlaySouth Playground Creators / CXT Concrete	Complete		N/A	N/A	Yes			Playgournd Equipment, Building Placement, Paving (County), Pavilion
Mathews Park Phase II	21-035	\$ 300,000.00	\$ 300,000.00	\$ 326,349.76	PlaySouth Playground Creators, Great Southern Recreation, Aquatic Environmental	Ongoing		08/04/21	30 weeks	Yes	TBD	TBD	Tables, Pavilions, Concrete, Asphalt, Demo, Shade Structures, Signage, Fencing (322-6200-541303)
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
Pilot Park	20-014	\$ 250,000.00	\$ 250,000.00	\$ 311,134.00	PlaySouth Playground / Black Oak / TriScapes / Roberts Fence / City of Monroe	Complete		N/A	N/A	Yes	N/A	N/A	Demo of Existing, Stormwater Repair, Playground Equipment, Concrete, Fencing, Painting
Pilot Park Maintenance	21-039	\$ 20,000.00	\$ 20,000.00	\$ 25,333.96	Conner Grading / City of Monroe	Complete		N/A	N/A	No	10/04/21	N/A	Drainage Repair, Mulch, Retaining Wall Repair
Parks Master Plan	21-044	\$ 10,000.00	\$ 10,000.00	\$ 46,301.75	Keck & Wood	Ongoing		N/A	N/A	No	08/14/21	N/A	Overall Remastering of the Parks Plan (322-6200-541303)
Green Street Court	N/A	\$ 15,000.00	\$ 15,000.00	\$ 6,500.00	PlaySouth Playground Creators	Phased Project		N/A	N/A				
Childers Park Rehabilitation	21-038	\$ 25,000.00	\$ 25,000.00	\$ 37,200.00	J.Key Construction / Conner Landscaping	Complete		10/07/21	2 weeks	No	10/18/21	2 weeks	Pricing, Demo, Repair (322-6200-541303)
Childers Park Lake	20-023	\$ 125,000.00	\$ 125,000.00	\$ 114,935.87	Conner Grading / City of Monroe	Complete		N/A	N/A	No	N/A	8 weeks	
Park Restrooms	21-034	\$ 130,000.00	\$ 135,932.24	\$ 141,089.66	CXT Concrete Buildings, Black Oak	Complete		08/12/21	N/A	No	TBD	5 months	Mathews Park, Pilot Park, (322-6200-541303)

Alcovy River Park	21-026	\$ -	\$ -	\$ 5,954.00		Planning								
Parks Buildings Demo	21-030	\$ 20,000.00	\$ 20,000.00	\$ 43,638.34	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 DONE	
Town Green Construction	22-037	\$ -	\$ -	\$ 16,474.00	LMI Systems, Various	Ongoing		10/13/22	N/A	No	TBD	N/A	Camera Systems	
Town Green Improvements	19-009	\$ 3,200,000.00	\$ 3,200,000.00	\$ 562,110.58	Astra Group	Ongoing		N/A	N/A	Yes	TBD	TBD		
Gateway Entrance Signage	21-014	\$ 125,000.00	\$ 90,000.00	\$ 66,281.34	Black Oak, SignBros	Signage Schedule		N/A	N/A	Yes	N/A	N/A	REBC grant award (31k), Design, Landscaping, Signage (322-4200-541303)	
City Hall Carpet Replacement	22-041	\$ 174,930.00	\$ 174,930.00	\$ -		Scheduling		10/03/22	12 weeks	No	01/02/23	TBD	(520-4975-541303)	
City Hall Lighting	21-043	\$ 45,000.00	\$ 45,000.00	\$ 40,935.00	Peters Electric	Complete		N/A	N/A	No	08/02/21	TBD	City Hall Lighting Changeout (Prior to Reopen) (520-4600-541303)	
GPS Replacement	N/A	N/A	\$ 20,570.00	\$ 20,570.00	AT&T Fleet Complete	Complete		03/10/21	1 week	No	04/29/21	2 weeks	Material Delivery, Installation Dates/Scheduling	
Plaza Renovation Phase II	21-021	\$ 971,288.00	\$ 971,288.00	\$ 959,322.47	Garland Company	Complete		05/12/21	N/A	Yes	07/28/21	N/A	Planning, Bidding, Approval, NTP, (100-6200-541303)	
	21-022	\$ 478,678.00	\$ 478,678.00	\$ 498,388.83	Garland Company	Complete		05/12/21	N/A	Yes	07/28/21	N/A	Planning, Bidding, Approval, NTP, (520-4750-541303)	
Blaine Station Masterplan	22-035	\$ 25,000.00	\$ 25,000.00	\$ 7,500.00	Lord Aeck Sargent	Ongoing		N/A	N/A	Yes	N/A	N/A		
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	
City Branding Image Changeover	22-030	\$ 100,000.00	\$ 100,000.00	\$ 67,854.03	TBD	Ongoing		N/A	N/A	No	N/A	N/A	Water Tank, Vehicles, Uniforms, Signage, Stationary, Website (520-4975-541303)	
MyCivic Implemetation	N/A	\$ -	\$ -	\$ -	Tyler / MyCivic	In Progress		N/A	N/A	No	05/17/21	6 weeks	Development, Implementation	
Solid Waste Marketing & Recycling Education	N/A	\$ 30,000.00	\$ -	\$ -	TBD	Pricing, Planning		N/A	N/A	No	N/A	Ongoing	Planning, Pricing, Design, Implementation	
Solid Waste Transfer Station Improvements	19-011	\$ 350,000.00	\$ 350,000.00	\$ 354,693.58	Osborn / Garland / Peters / CupriDyne / ProCare	Complete		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	\$ 107,466.70	\$ 107,466.70	Fairbanks	Complete		N/A	N/A	No	N/A	1 month		
Garbage Truck Purchase (ASL)	N/A	\$ 270,000.00	\$ 278,673.00	\$ -	Carolina Environmental Systems	Ordered		08/16/21	TBD	No	N/A	N/A	National Purchasing Alliance Purchase (8/25/22)	
Garbage Truck Purchase (Commercial)	N/A	\$ 301,000.00	\$ 319,835.00	\$ 319,835.00	Carolina Environmental Systems	Ordered		01/15/22	180 days	No	N/A	N/A	National Purchasing Alliance Purchase (5/25/22)	
Garbage Truck Purchase (Mini Rear)	N/A	\$ 141,000.00	\$ 150,752.00	\$ -	Carolina Environmental Systems	Planning		04/25/22	280 days	No	N/A	N/A	National Purchasing Alliance Purchase (3/1/23)	
Police / Municipal Court Renovation Project	19-007	\$ 3,560,523.00	\$ 3,560,523.00	\$ 3,396,925.50	Garland / Place Services	Complete		N/A	N/A	Yes	06/01/19	24 months	Exterior, Bidding Architectural, Design, Bidding, Interior Renovation, Final	
Telecom Bypass	22-028	\$ -	\$ -	\$ -										
Electric Bypass	22-024	\$ -	\$ -	\$ -										
Town Green Underground	20-036	\$ -	\$ -	\$ 9,488.00	Black Oak, City of Monroe	In Progress		N/A	N/A	No	N/A	N/A	(520-4600-541303)	
Highway 186 Gas Extension	21-001	\$ 1,000,000.00	\$ 1,000,000.00	\$ 305,527.80	City of Monroe	Completed		36,000'	N/A	N/A	No	01/01/21	12 months	6" Plastic
Highway 83 Gas Extension					City of Monroe	In Progress		114,502'		No	06/01/21	6 months	4" plastic / Old Monroe Madison completed, 2,500' of pipe installed on Chandler Rd	
Gas Bypass	22-025			\$ 237,553.90	Consolidated Pipe, Southern Pipeline	Material on-hand		9,859'	04/14/22	6 weeks	No	10/01/22	2 months	2750' 4" steel (Hwy 11) 600' 2" steel (Mt. Paron) 6500' 4" plastic (Pannell, Gene Bell & Unisia Drive) plastic material has arrived. Awaiting steel main delivery. Bid is out for steel main install currently. City will install all plastic mains.
Poplar Street Gas Renewal / Installation	21-004	\$ 316,494.00	\$ 316,494.00	\$ 155,402.10	City of Monroe	Complete		4,300'	N/A	N/A	No	03/01/21	4 weeks	2" Plastic / 2" Steel
Southview Drive, Bolton Street, Reece Street, Pierce Street and Olympian Way Renewal					City of Monroe	All completed and services tied over		3,000'		No	01/01/21	4 weeks	2" Plastic	
Carwood Drive Gas Renewal					Southern Pipeline	Completed & services tied over.		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					TBD	Planning		2,000'	N/A	N/A	No	04/01/21	5 months	2" Plastic
MAB Gas Extension	21-005	\$ 250,000.00	\$ 231,576.50	\$ 18,423.50	City of Monroe	Complete		N/A	N/A	No	03/01/21	4 weeks	2" Plastic / 4" Plastic	
Good Hope Gas Extension	21-006	\$ 100,000.00	\$ 100,000.00	\$ 65,503.50	City of Monroe	In Progress								
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	\$ 57,687.71	City of Monroe	Complete		4,000'	N/A	N/A		03/01/21	1 week	2" Plastic
The Fields / Alcovy Mountain Gas Phase 2	21-005				City of Monroe	Complete			N/A	N/A	No	09/01/22	1 week	2,750' of 2" plastic
Poplar Street Gas Pressure Improvements					City of Monroe	Complete		2,800'	N/A	N/A	No	01/01/21	6-8 weeks	
Jack's Creek Rd Gas Expansion					City of Monroe	Complete		3500'	N/A	N/A	No	07/01/21	1 month	Installed 3500' of 2" plastic gas main along Jack's Creek Rd
Saddle Creek Subdivision Jim Daws/Wall Rd Gas					City of Monroe	Complete		3500'	N/A	N/A	No	07/01/21	1 month	Installed 3500' of 2" plastic gas main in Saddle Creek Subdivision

Mt. Creek Church Rd Gas Expansion					City of Monroe	Complete	7500'	N/A	N/A	No	02/01/22	1 month	Installed 7500' of 2" plastic gas main along Mt. Creek Church Rd from Gratis Rd to Jim Daws Rd
Town Green Sewer Rehab					City of Monroe	Complete	400'	N/A	N/A	No	09/01/22	1 week	Pipeburst old 6" concrete sewer main thru Town Green project.
South Madison Sewer Replacement CDBG					City of Monroe	Complete	550'	N/A	N/A		02/01/21	4-6 weeks	6" Clay
Sewer Bypass	22-027	\$ -	\$ -	\$ 39,400.00	Core & Main	Material arrived	350'	04/22/22	N/A	No	10/01/22	2 weeks	Relocate 350' 24" ductile iron sewer main (Contractor will be needed due to depth of main)
Church Street Sewer Replacement					City of Monroe	Complete	400'	N/A	N/A		03/01/21	4-6 weeks	Pipeburst 6" clay with 8" HDPE / Entrance along new subdivision (Meadows Farm)
Gratis Road / Birch Street / Highway 78 Sewer Repairs					City of Monroe	Complete					03/01/21	4-6 weeks	I&I study - 12 Manholes Raised in Jacks Creek area
2022 CDBG	21-046	\$ 1,733,378.00		\$ 4,900.00	Carter & Sloope	Awarded		N/A	N/A	Yes	TBD	TBD	Bryant Road, Stowers, Glen Iris Drive
Alcovy River / Highway 138 Sewer Extension	18-002	\$ 4,000,000.00	\$ 4,000,000.00	\$ 2,403,979.91	Contractor	Main Complete, Pump Station under construction		N/A	N/A	Yes	01/01/21	12 months	Bid, Preconstruction, Construction / All gravity & force mains have been installed, pump station constructed awaiting power & pump installs
WWTP Rehabilitation	19-012	\$ 7,500,000.00	\$ 7,500,000.00	\$ 2,435,007.78	Hofstadter & Associates	In Progress		N/A	N/A	Yes	01/01/00	forever	Design, Planning, Design, Bid, Design, Planning, Bid, Construction
Water Model Development	20-046	\$ 85,000.00	\$ 85,000.00	\$ 54,438.94	Weideman & Singleton	Complete		N/A	N/A	Yes	11/01/20	6-8 weeks	
Water Bypass	22-026	\$ -	\$ -	\$ 200,932.29	Consolidated Pipe	Material on-hand	12,400'	05/03/22	6 weeks	No	10/01/22	1 month	1200' 6" HDPE, 5600' (Brush Creek, Gene Bell), 8" HDPE (Unisia Dr, Pannell Rd), 5600' 10" HDPE (Hwy 11 L & P Parkway to Criswell rd)
Old WTP Exterior/Brick Rehabilitation	21-032	\$ 100,000.00	\$ 100,000.00	\$ 154,930.25	Garland Company	Complete		N/A	N/A	No	05/17/21	6 weeks	Emergency Restoration, Brick Removal, Shoring, Brick Replacement, (520-4400-541303)
2018 CDBG					IPR / Dickerson Group / Blount	Complete		N/A	N/A	Yes	09/18/21	20 months	Water / Sewer Rehabilitation, Paving
Raw Water Main Replacement	20-030	\$ 3,520,000.00	\$ 3,520,000.00	\$ 139,405.56	Weideman & Singleton	Awaiting easements	TBD	N/A	N/A	Yes	01/01/21	12 months	30" / 20" Water Main Replacement / Expansion - Latest estimate from W&S 2/2022 \$6.6 million
South Broad Street Water Extension					City of Monroe	Myers to Walker Complete	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	Discontinued	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	\$ 8,122,053.83	Contractor	Complete		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 - Engineers	13,000'	N/A	N/A	No	01/01/21	1 year	Replacing existing 10" water main with 12" along Hwy 78 - Unisia Drive to Southview Drive to Public Works on Cherry Hill Rd
Piedmont Industrial Park Water Tank	20-039	\$ 2,000,000.00	\$ 2,000,000.00	\$ 64,301.75	Carter & Sloope	Planning		N/A	N/A	Yes	TBD	TBD	Currently under design
Jim Daws Road Water Extension	22-022			\$ 3,774.44	City of Monroe	Complete	1,000'	N/A	N/A	No	01/01/21	4 weeks	Install 1000' 8" C900 water main
WTP Membrane Filter Replacement	22-002	\$ 200,000.00	\$ 200,000.00	\$ 151,441.74	Siemens	Completed		N/A	N/A	No	N/A	N/A	
Water Plant Upgrades	21-031	\$ 3,000,000.00	\$ 3,000,000.00	\$ 104,834.14	Weideman & Singleton	In Progress		N/A	N/A	Yes	06/01/22	6/1/2023	Clearwell construction awarded to low bidder Lakeshore Engineering LLC @ \$4,472,767.50



To: City Council, Public Works Committee
From: Jeremiah B. Still, Streets and Transportation Director
Department: Streets and Transportation
Date: 11-21-2022
Subject: 2023 LMIG Program

Budget Account/Project Name: CIP-SPLOST LMIG MATCH

Funding Source: SPLOST

Budget Allocation:	\$53,677.56	
Budget Available:	\$54,000.00	
Requested Expense:	\$232,602.77	Company of Record: N/A

Description:

Walton Road, Lakeview Drive and Milledge Avenue are in need of repairs and the street division proposes we use the 2023 LMIG allocation for such improvements. Staff recommends council approve for maintenance of 1.09 lane miles including Walton Road and Lakeview Drive for patching, milling, overlay and striping; and .12 lane miles of Milledge Avenue for overly.

Background:

The Local Maintenance and Improvements Grant (LMIG) has been developed in cooperation with ACCG, GMA, and others. Georgia DOT remains committed to helping local governments achieve much-needed improvements to the state and local roadway network. The LMIG program will allow local governments greater flexibility and quicker project delivery while allowing GA DOT to effectively administer the program with a reduced workforce and new funding match requirements.

The 2023 LMIG totals \$232,602.77. Of this, the required 30% local match totals \$53,677.56. The remainder of \$178,925.21 is reimbursable from GDOT. The funding source will be from SPLOST funds.

Attachment(s):

- LMIG Letter from GA DOT
- 2023 LMIG Application



Russell R. McMurry, P.E., Commissioner
One Georgia Center
600 West Peachtree Street, NW
Atlanta, GA 30308
(404) 631-1000 Main Office

June 29, 2022

John Howard, Mayor
City of Monroe
P.O. Box 1249
Monroe, Georgia 30655

RE: Fiscal Year 2023 Local Maintenance & Improvement Grant (LMIG) Program

Dear Mayor Howard:

We are pleased to announce that the Department will begin accepting applications for the Fiscal Year 2023 LMIG Program in July 2022. Grants will be processed electronically through our **GRANTS (LMIG) Application System**. To begin your FY 2023 LMIG Application, please visit the Department's website at www.dot.ga.gov/PS/Local/LMIG. This site provides a link to the LMIG Application, the LMIG Application Tutorial (Manual), and to the General Guidelines and Rules and other pertinent reports. The project list will be entered directly into the LMIG Application System. Please contact your District State Aid Coordinator, **Shane Giles**, at **770-533-8491** for assistance with the online application process.

For an application to be processed, the following requirements must be met:

- A local government must be in Department of Audits and Accounts (DOAA) and Department of Community Affairs (DCA) audit compliance.
- A signed cover letter must be attached and include a completion status of the last three fiscal years' LMIG Grants.
- A signature page must include both the local government seal and the notary seal. The application website provides a blank signature page for you to download, complete and upload as an attachment.
- A local government must provide their District State Aid Coordinator with a Statement of Financial Expenditures form and invoices for Fiscal Year 2020 projects and all other prior years unless previously approved to combine funding for Fiscal Years 2020, 2021, and 2022. The forms can be attached in the LMIG Application System if they have not already been provided to your District State Aid Coordinator.

All electronic LMIG applications must be received no later than February 1, 2023. Failure to submit applications by the deadline might result in a forfeiture of funds.

Your formula amount for the Fiscal Year 2023 Program is **\$178,925.21** and your local match is **30%**. Each local government is required to match this formula amount in accordance with Code Section 48-8-244(d).

If you have any questions regarding the LMIG Program, please contact the Local Grants Office in Atlanta at (404) 347-0240 or email questions to LocalGrantsProgram@dot.ga.gov.

Sincerely,

Bill Wright
Local Grants Administrator

cc: The Honorable Burt Jones, Georgia State Senate; The Honorable Bill Cowser, Georgia State Senate
The Honorable Bruce Williamson, Georgia House of Representatives
The Honorable Jamie Boswell, State Transportation Board
Kelvin Mullins, District Engineer
Shane Giles, District State Aid Coordinator

GEORGIA DEPARTMENT OF TRANSPORTATION LOCAL MAINTENANCE & IMPROVEMENT
GRANT (LMIG) APPLICATION FOR FISCAL YEAR 2023
TYPE OR PRINT LEGIBLY. ALL SECTIONS MUST BE COMPLETED.

LOCAL GOVERNMENT AFFIDAVIT AND CERTIFICATION

I, John S. Howard (Name), the Mayor (Title), on behalf of the City of Monroe (Local Government), who being duly sworn do swear that the information given herein is true to the best of his/her knowledge and belief. Local Government swears and certifies that it has read and understands the LMIG General Guidelines and Rules and that it has complied with and will comply with the same.

Local government further swears and certifies that it has read and understands the regulations for the Georgia Planning Act of 1989 (O.C.G.A. § 45-12-200, et seq.), Service Delivery Strategy Act (O.C.G.A. § 36-70-20, et seq.), and the Local Government Budgets and Audits Act (O.C.G.A. 36-81-7 et seq.) and will comply in full with said provisions. Local government further swears and certifies that the roads or sections of roads described and shown on the local government's Project List are dedicated public roads and are part of the Public Road System in said county/city. Local government further swears and certifies that it complied with federal and/or state environmental protection laws and at the completion of the project(s), it met the match requirements as stated in the Transportation Investment ACT (TIA).

Further, the local government shall be responsible for any claim, damage, loss or expense that is attributable to negligent acts, errors, or omissions related to the designs, drawings, specifications, work and other services furnished by or on behalf of the local government pursuant to this Application ("Loss"). To the extent provided by law, the local government further agrees to hold harmless and indemnify the DEPARTMENT and the State of Georgia from all suits or claims that may arise from said Loss.

If the local government fails to comply with these General Guidelines and Rules, or fails to comply with its Application and Certification, or fails to cooperate with the auditor(s) or fails to maintain and retain sufficient records, the DEPARTMENT may, at its discretion, prohibit the local government from participating in the LMIG program in the future and may pursue any available legal remedy to obtain reimbursement of the LMIG funds. Furthermore, if in the estimation of the DEPARTMENT, a roadway or bridge shows evidence of failure(s) due to poor workmanship, the use of substandard materials, or the failure to follow the required design and construction guidelines as set forth herein, the Department may pursue any available legal remedy to obtain reimbursement of the allocated LMIG funds or prohibit local government from participating in the LMIG program until such time as corrections are made to address the deficiencies or reimbursement is made. All projects identified on the Project list shall be constructed in accordance with the Department's Standard Specifications of Transportation Systems (Current Edition), Supplemental Specifications (Current Edition), and Special Provisions.

Local Government: 134652
E-Verify Number

(Signature)
(Print)
Mayor / Commission Chairperson
(Date)

Sworn to and subscribed before me,
This ___ day of ___, 20___.
In the presence of:


NOTARY PUBLIC


LOCAL GOVERNMENT SEAL:

My Commission Expires:

NOTARY PUBLIC SEAL:



 215 N Broad Street
P. O. Box 1249
Monroe, GA 30655

 (770) 267-3429

November 21, 2022

Georgia Department of Transportation
Gainesville District Office
Attn: Shane Giles
1475 Jesse Jewell Pkwy, NE, Suite 100
Gainesville, GA 30501

FE: FY2022 Local Maintenance & Improvement Grant (LMIG) Program/FY 2023 LMIG Application

Dear Mr. Giles;

Please be advised that the City of Monroe has completed our 2022 LMIG project list. We spent a total of \$308,238.82 of which \$132,764.80 was from local expenditures.

Enclosed please find the City of Monroe's 2023 LMIG application along with our project report.

If you should have any questions, please contact our Streets and Transportation Director, Jeremiah B. Still at jstill@monroega.gov or 770-266-5144.

Sincerely,

John S. Howard
Mayor

JSH/dmd

Enclosures

2022			Local Match			Splost
			Labor	Equipment	Total	
	Green St	Aug-22	\$1,999.63	\$3,517.20		
		Total	\$1,999.63	\$3,517.20	\$5,516.83	
	Irving St	Aug-22	\$626.86	\$663.10	\$1,289.96	
		Total	\$626.86	\$663.10	\$1,289.96	
	Lopez Lane	May-22	\$2,615.25	\$3,175.98	\$5,791.23	
		Jun-22	\$1,389.61	\$2,368.30	\$3,757.91	
		Jul-22	\$1,792.78	\$3,827.81	\$5,620.59	
		Aug-22	\$4,924.80	\$10,718.96	\$15,643.76	
		Total	\$10,722.44	\$20,091.05	\$30,813.49	
	Nowell Way	Aug-22	\$511.84	\$296.50	\$808.34	
		Total	\$511.84	\$296.50	\$808.34	
	Perry St	Aug-22	\$648.01	\$1,121.35	\$1,769.36	
		Sep-22	\$278.75	\$566.00	\$844.75	
		Total	\$926.76	\$1,687.35	\$2,614.11	
	Tigers Way	May-22	\$1,053.77	\$717.04	\$1,770.81	
		Jun-22	\$3,206.43	\$4,966.08	\$8,172.51	
		Aug-22	\$4,565.88	\$7,672.37	\$12,238.25	
		Total	\$8,826.08	\$13,355.49	\$22,181.57	
	W. Marable St	Aug-22	\$747.05	\$1,337.00	\$2,084.05	
		Total	\$747.05	\$1,337.00	\$2,084.05	
	Totals		\$24,360.66	\$40,947.69	\$65,308.35	
						\$242,930.47
\$175,474.02						
\$52,642.21	\$228,116.23					
TOTAL						\$308,238.82

FY _____ 2022

LOCAL MAINTENANCE & IMPROVEMENT GRANT Program (LMIG)

STATEMENT OF FINAL PROJECT EXPENDITURES

DATE: November 21, 2022

COUNTY: Walton

CITY: Monroe

(Leave Blank if this is a County Government)

SUBMITTED BY: John S. Howard
(Local Government Representative- Person's Printed Name)

1. LMIG EXPENDITURES: \$ 175474.02
(LMIG Funding Received from GDOT)

2. REQUIRED 10% or 30% MATCH: \$ 52642.21
(10% or 30% of LMIG Funding Received in #1)

3. TOTAL PROJECT EXPENDITURES: \$ 308238.82
(The Total Amount Spent on Project)

4. TOTAL LOCAL GOVERNMENT EXPENDITURES: \$ 132764.80
[Total Project Expenditures above minus LMIG Expenditures at the Top (#3 minus #1)]

Has the approved project list been revised? Yes No

If yes, attach new project list to this form.

By signature below, I hereby certify that the above expenditures are for the work completed on the attached final Project List for the FY _____ LMIG Program.

Authorized Local Government Official Signature: _____

[Include financial documents to verify expenditures, including but not limited to invoices, contracts, checks, etc.]

For GDOT use only

PI Number: _____

Record Audit Performed: Yes No (Circle One)

Field Inspection Completion Date: _____

APPROVED: _____ Date: _____
(DISTRICT ENGINEER SIGNATURE)

Road Name	Beginning	Ending	Length (Miles)	Description of Work	Project Cost	Project Let Date
Walton Road	East Marable	City Limits	.71	Patching, milling, overlay, striping	\$135,919.72	June 2023
Lakeview Drive	Kelton Road	Walton Road	.38	Patching, milling, overlay, striping	\$31,205.77	June 2023
Milledge Avenue	East Church Street	Davis Street	.12	Overlay	\$11,799.72	June 2023
				Total LMIG Program (2023 Allocation) Costs	\$178,925.21	
			(Splost)	30% Required Local Match	\$53,677.56	
				TOTAL	\$232,602.77	



To: City Council
From: Brian Thompson
Department: Electric
Date: 12/13/2022
Subject: Amendment to Solar PPC.

Budget Account/Project Name: N/A

Funding Source: CIP

Budget Allocation: \$0

Budget Available: \$0

Requested Expense: \$0 **Company of Record:** MEAG

Description:

Staff recommends the approval of the amendment to the Solar power purchase contract.

Background:

Monroe and other Cities entered power purchase contracts with MEAG for bulk solar power. This energy is billed on delivery with no capacity charges. Due to the changes in the solar market the contracted developer needs to change the MWh cost from \$25.91 to \$29.06 and lower the term to 15yrs.

Attachment(s):

- Memo - 1 Page
- Amendment - 10 Pages



TO: Solar Participants

FROM: MEAG Power

DATE: November 30, 2022

SUBJECT: First Amendment to the Power Purchase Contract (“PPC”) between Municipal Electric Authority of Georgia and the Undersigned Participant

This memo will provide the background concerning the need for the attached First Amendment to the PPC. As you may recall, the original PPC executed by each Solar Participant last summer included Exhibit A, a copy of the Solar Power Purchase Agreement (“SPPA”) between MEAG Power and Pineview Solar LLC (the Solar Developer).

As a result of some significant changes that have occurred the last few months impacting the solar industry, MEAG Power agreed to a conditional amendment to the SPPA with Pineview Solar LLC, which increases the price of the power from \$25.91 per MWh to \$29.06 per MWh and reduces the term from 20 years to 15 years. Absent approval of these provisions, the solar developer will abandon the project. The condition to this amendment is obtaining the approval of the Solar Participants to the new contract terms.

Accordingly, the attached First Amendment to the PPC adds Exhibit B which reflects the new pricing and reduced term with respect to the solar energy. Also, reflected in Exhibit B is an option for MEAG Power to buy the solar facility at the end of the term if beneficial to Solar Participants. Your approval of this Amendment will signify your agreement to these new terms.

Please contact either Steve Jackson at 770-563-0314, Michele Jackson at 770-563-0313 or Pete Degnan at 770-661-2893 with any questions.

FIRST AMENDMENT TO THE POWER PURCHASE CONTRACT
BETWEEN MUNICIPAL ELECTRIC AUTHORITY OF
GEORGIA AND THE UNDERSIGNED PARTICIPANT

This First Amendment to the Power Purchase Contract (this “**Amendment**”), made and entered into as of _____, 2022, by and between the Municipal Electric Authority of Georgia (the “**Authority**” or “**MEAG Power**”), a public body corporate and politic and a public corporation and an instrumentality of the State of Georgia, created by the provisions of the Municipal Electric Authority Act, Ga. L. 1976, p. 107, as amended (the “**Act**”), and the City of Monroe (the “**Solar Participant**”), a political subdivision of the State of Georgia.

WITNESSETH:

WHEREAS, the Authority has previously entered into the Power Purchase Contract (“PPC”) made and entered as of August 19, 2021, with the City of Monroe (the “Solar Participant”);

WHEREAS, Section 1.1 of the PPC references as Exhibit A that certain Power Purchase Agreement with Pineview Solar LLC (the “**Company**”) for the output and services of approximately 80 MWac from a photovoltaic solar energy generation facility located in Wilcox County, Georgia (the “**Facility**”) to be constructed, owned, operated, and maintained by the Company (hereinafter the “**SPPA**”);

WHEREAS, as the result of changes that have occurred impacting the solar industry and subject to the approval of each of the Solar Participants, MEAG Power’s Board has authorized MEAG Power’s President and CEO to execute Amendment No. 1 to the SPPA in substantial form;

NOW, THEREFORE, for and in consideration of the premises and mutual covenants and agreements hereinafter set forth, it is agreed by and between the parties hereto as follows:

1.

Section 1.1 of the Power Purchase Contract between Municipal Electric Authority of Georgia and the Solar Participant is hereby amended by adding Exhibit B which reflects the changes to the SPPA agreed to by the Authority and the Company.

2.

All other provisions of the Power Purchase Contract between Municipal Electric Authority of Georgia and the Solar Participant shall remain in full force and effect and binding upon the parties hereto.

3.

In witness whereof, the Authority has caused this Amendment to be executed in its corporate name by its duly authorized officers and the Authority has caused its corporate seal to be hereunto impressed and attested; the Solar Participant has caused this Amendment to be executed in its corporate name by its duly authorized officers and its corporate seal to be hereunto impressed and attested, and delivery hereof by the Authority to the Solar Participant is hereby acknowledged, all as of the day and year first above written.

MUNICIPAL ELECTRIC AUTHORITY OF GEORGIA

By: _____
Name: James E. Fuller
Title: President and CEO

ATTEST:

By: _____
Name: _____
Title: _____

(SEAL)

[Solar Participant Signature is on the next page]

CITY OF MONROE

By: _____
Name: _____
Title: _____

ATTEST:

By: _____
Name: _____
Title: _____

EXHIBIT B
AMENDMENT NO. 1 TO THE SPPA

**AMENDMENT NO. 1 TO THE
POWER PURCHASE AGREEMENT BETWEEN
PINEVIEW SOLAR LLC
AND
MUNICIPAL ELECTRIC AUTHORITY OF GEORGIA**

THIS AMENDMENT NO. 1, dated as of November 14, 2022 (“Amendment”), amends the Power Purchase Agreement by and between PINEVIEW SOLAR LLC (“Seller”) and the MUNICIPAL ELECTRIC AUTHORITY OF GEORGIA (“Buyer”) dated as of September 10, 2021 (“PPA”). Seller and Buyer are individually referred to herein as a “Party” and collectively as the “Parties.”

BACKGROUND RECITALS:

A. Pursuant to the PPA, Seller is planning to construct, own, and operate a solar photovoltaic electric generation facility on a site located in Wilcox County, Georgia and Seller intends to sell and deliver to Buyer the power, output and services of the Facility to provide Supplemental Power to the Solar Participants, and Buyer intends to purchase the same from Seller in accordance with the terms and conditions of the PPA; and

B. Consistent with Section 21 of the PPA, Seller and Buyer agree to amend the PPA as set forth in this Amendment.

NOW, THEREFORE, in consideration of the premises, the mutual promises and agreements contained herein and in the PPA and other good and valuable consideration, the receipt, sufficiency and adequacy of which are hereby acknowledged, the Parties each intending to be legally bound hereby agree as follows:

A. Amendments to PPA.

The Parties hereby agree to amend the PPA as follows:

1. Section 1.1 – Definitions.

(a) Contract Price. The Contract Price of \$25.91 per MWh is replaced with the following: \$29.06 per MWh.

(b) Notice to Proceed Date. The definition of Notice Proceed Date is deleted and replaced with the following:

“Notice to Proceed Date” means the date on which notice is issued by Seller to its contractor under the engineering, procurement and construction agreement or similar contract relating to the construction of the Facility, authorizing and directing the full and unrestricted commencement of construction of the Facility. The Notice to Proceed Date shall occur on or before April 1, 2023.

(c) **Guaranteed Commercial Operation Date.** The definition of Guaranteed Commercial Operation Date is deleted and replaced with the following:

“Guaranteed Commercial Operation Date” means November 1, 2024, provided that the Guaranteed Commercial Operation Date shall be extended on a day-for-day basis for each day of delay in Seller’s development, permitting, construction, interconnection or completion of the Facility associated with (a) the occurrence of a Force Majeure event, (b) a breach by Buyer of any of its obligations under this Agreement, (c) the occurrence of an Emergency condition, or (d) a delay in the in-service date of the Interconnection Facilities beyond the expected date set forth in the Generation Interconnection Agreement, including as a result of a delay in the completion of any Network Upgrades, provided that such delay is not the result of Seller’s failure to perform its obligations under the Generation Interconnection Agreement.

2. **Term.** Section 2.1 is deleted in its entirety and replaced with the following:

2.1 **Term.** This Agreement is entered into as of the date hereof (the “Effective Date”) and, unless earlier terminated as provided herein, shall remain in effect until the end of the fifteenth (15th) Contract Year (the “Term”).

3. **Contract Price.** Section 5.1 is deleted in its entirety and replaced with the following.

5.1 **Contract Price.** Commencing on the Commercial Operation Date and continuing through the Term, Buyer shall pay the Contract Price for all deliveries to Buyer of the Products. The Contract Price includes the consideration to be paid by Buyer to Seller for the Products, and Seller shall not be entitled to any compensation over and above the Contract Price for the Products, except as set forth in Section 4.4.2. Seller agrees to reduce the Contract Price by \$0.50/MWh for each \$0.01/watt reduction in module pricing Seller obtains below \$0.44/watt, as of the Notice to Proceed Date, on a pro rata basis. Seller further agrees to provide Buyer with an “open book” approach to Seller’s module pricing. So, by way of example, if Seller obtains modules at \$0.43/watt, Seller agrees to reduce the Contract Price to \$28.56/MWh.

4. **Buyer Transmission Services.** Section 6.5 is deleted in its entirety and replaced with the following:

6.5 **Buyer Transmission Services.** Beginning no later than October 1, 2023 and continuing throughout the Term, Buyer shall be responsible for arranging and paying for all transmission service required to effectuate the receipt of Test Energy and Net Output at the Point of Delivery. As between Buyer and Seller, Buyer shall bear all responsibility, liability, costs, fees, penalties and any other expenses associated with any failures, errors or omissions solely due to Buyer’s performance of such obligations, including the failure to timely perform such obligations in

accordance with this Agreement or the requirements of any Electric System Authority. Buyer shall indemnify, hold harmless and reimburse Seller for any liability, costs, fees, penalties and any other expenses assessed against or incurred by Seller that are Buyer’s responsibility pursuant to the preceding sentence.

5. Purchase Option. A new Section 4.7, Buyer Purchase Option, is added, as follows:

4.7 Buyer Purchase Option.

4.7.1 Purchase Option. Provided that Buyer is not in default under this Agreement, Buyer shall have the option to purchase the Facility (the “Purchase Option”) for a purchase price equal to the *greater of* (i) the fair market value of the Facility, or (ii) the depreciated net book value of the Facility (the “Purchase Price”), as follows:

(a) Buyer shall deliver written notice to Seller of its interest in exercising the Purchase Option (the “Preliminary Interest Notice”) no less than thirty-one (31) months prior to the end of the 15th Contract Year. If Buyer fails to deliver the Preliminary Interest Notice to Seller 31 months prior to the end of the 15th Contract Year, the Purchase Option shall terminate.

(b) Within thirty (30) calendar days following delivery of the Preliminary Interest Notice, Seller shall provide Buyer its proposed Purchase Price, along with an explanation of whether the Purchase Price is based on (i) its determination of the fair market value of the Facility, or (ii) the depreciated net book value of the Facility. Buyer shall then have a period of thirty (30) days after receipt of such information (i) to conditionally confirm the Purchase Price, (ii) retract its interest in exercising the Purchase Option, or (iii) if the Purchase Price specified by Seller is based on Seller’s determination of fair market value of the Facility, to disagree with Seller’s determination of such fair market value, in each case, by written notice to Seller. Seller will reasonably cooperate with Buyer in providing information Seller used in determining the proposed Purchase Price.

(i) If the Buyer conditionally confirms its interest in exercising the Purchase Option (“Conditional Purchase Option Confirmation Notice”), Buyer will take steps to establish a new Supplemental Power project with interested Participants on whose behalf Buyer would exercise the Purchase Option. Buyer will notify Seller if Buyer elects to exercise the Purchase Option (the “Purchase Option Confirmation Notice”) no later than fifteen (15) months prior to the end of the 15th Contract Year. If Buyer does not provide a Purchase Option Confirmation Notice no less than fifteen months prior to the end of the 15th Contract Year, the Purchase Option shall terminate.

(ii) To the extent the Purchase Price is based on Seller's determination of the fair market value of the Facility, such value is greater than the Facility's depreciated net book value, and Buyer disagrees with Seller's determination of the proposed Purchase Price, Buyer shall so notify Seller of its objection in writing, and the Parties shall determine fair market value of the Facility in accordance with Section 4.7.2 below (the "FMV"). Once FMV has been established pursuant to Section 4.7.2, and Buyer conditionally confirms its interest in exercising the Purchase Option ("Conditional Purchase Option Confirmation Notice"), Buyer will take steps to establish a new Supplemental Power project with interested Participants on whose behalf Buyer would exercise the Purchase Option. Buyer will notify Seller if Buyer elects to exercise the Purchase Option (the "Purchase Option Confirmation Notice") no less than thirty (30) days following the determination of FMV under Section 4.7.2 below.

4.7.2 Determination of Fair Market Value.

(a) If the Purchase Price indicated by Seller in accordance with Section 4.7.1 is based on Seller's determination of the fair market value of the Facility and Buyer disagrees with such stated Purchase Price, then the Parties shall each select and retain, at their own cost and expense, a nationally recognized independent appraiser with experience and expertise in appraising power generation facilities to determine separately the FMV of the Facility. Subject to the appraisers' execution and delivery to Seller of a suitable confidentiality agreement in a form reasonably acceptable to Seller, Seller shall provide each appraiser access to the Facility and its applicable books and records during business hours and upon prior written notice. The appraisers shall act reasonably and in good faith to determine the FMV of the Facility and the Parties shall use their best efforts to cause each appraiser to complete such respective determination no later than ninety (90) calendar days following delivery of the Preliminary Interest Notice. Buyer and Seller may provide to each appraiser a list of factors which they suggest be taken into consideration when the appraisers generate their respective appraisals, consistent with industry standards prevailing at such time for appraising renewable power generation facilities similar to the Facility. Any information provided to an appraiser by Seller or Buyer shall be provided to the other appraiser and the other Party at the same time, it being the intent of the Parties that the appraisers have access to the same information. Buyer and Seller shall deliver the results of their respective appraisal to the other when completed. If so requested by either Buyer or Seller, the appraisals shall be exchanged simultaneously. After each appraisal is completed and exchanged, the Parties and their appraisers shall promptly confer and attempt to agree upon the FMV of the Facility.

(b) If, within fifteen (15) calendar days after completion of each appraisal described above, Buyer and Seller cannot agree on the FMV of the Facility, and the values of the appraisals are within five percent (5%) of each other, the FMV of the Facility shall be the simple average of the two appraisals. If the

values of the two appraisals differ by five percent (5%) or more, the appraisers shall choose a third independent appraiser experienced in appraising renewable power generation assets similar to the Facility. The third appraiser shall have access to the same information as was available to the first two appraisers. Buyer and Seller shall direct the third appraiser to determine the FMV of the Facility within forty-five (45) calendar days following retention of the third appraiser. The costs and expenses of such third appraiser shall be shared equally by Buyer and Seller. Upon completion of the FMV of the Facility by such third appraiser, the FMV of the Facility will be the simple average of the three (3) appraisals completed in accordance with this Section 4.7.2. In each of the determinations of the FMV by the first two appraisers or the determination of the FMV by the third appraiser, as applicable, Buyer shall have a period of thirty (30) days to exercise the Purchase Option or retract its interest in exercising the Purchase Option, and at the end which period the Purchase Option will terminate.

4.7.3 Closing of Purchase Option; Termination of Agreement; Continuation of Agreement.

(a) Upon reaching agreement on the Purchase Option, (i) the Parties shall promptly execute all definitive agreements necessary to cause title to the Facility to pass to Buyer, free and clear of any unpermitted Liens; and (ii) Buyer shall pay the Purchase Price to Seller in immediately available funds and in accordance with any previous written instructions delivered to Buyer by Seller for payments under this Agreement. Buyer shall also execute such documents reasonably necessary for Buyer to accept, assume and perform all then-existing agreements related to the Facility.

(b) The Facility will be sold as is, where is, with all faults. Seller will assign to Buyer any manufacturer's warranties that are in effect as of the date of purchase and which are then assignable pursuant to their terms, but Seller otherwise disclaims all warranties of any kind, express or implied, concerning the Facility (other than as to title). Seller shall also provide Buyer all Facility operation and maintenance manuals and logs in Seller's possession and provide Buyer basic training on the operation and maintenance of the Facility upon Buyer's reasonable request. Upon purchase of the Facility, Buyer shall assume complete responsibility for the operation and maintenance of the Facility and liability for the performance of (and risk of loss for) the Facility, and, except for any Seller obligations that survive termination as expressly provided in this Agreement, Seller will have no further liabilities or obligations hereunder for the Facility. Each Party shall bear its respective fees, costs and expenses incurred in connection with such Purchase Option transaction

(c) In the event the Purchase Option transaction closes prior to the end of the Term, this Agreement shall terminate upon the closing of such transaction.

(d) In the event Buyer retracts its intent to exercise the Purchase Option or does not timely confirm the Purchase Option in accordance with Section 4.7.1,

in each case, prior to the end of the Term, the provisions of the Agreement shall continue in full force and effect as if Buyer had not notified Seller of its intent to exercise the Purchase Option.

4.7.4 For the avoidance of doubt, in addition to Buyer’s remedies set forth in Section 11.2.1, Buyer shall have the remedy of specific performance to compel Seller’s performance of its duties hereunder with respect to the Purchase Option.

B. Conditions Precedent.

This Amendment shall have no force or effect unless and until it is approved by each of the Solar Participants.

C. Other Provisions.

1. Unless otherwise specifically provided in this Amendment, capitalized terms in this Amendment shall have the meaning assigned to such terms in the PPA.

2. This Amendment has been duly authorized, executed and delivered by each Party.

3. Except as amended hereby, the terms and conditions of the PPA shall remain in full force and effect. Each reference in the PPA to the PPA shall be a reference to the PPA as amended hereby.

4. This Amendment may be executed by facsimile or PDF (electronic copy) and in multiple counterparts, all of which taken together shall have the same force and effect as one and the same original instrument.

5. This Amendment shall be considered for all purposes as prepared through the joint efforts of the Parties and shall not be construed against one Party or the other because of the preparation or other event of negotiation, drafting or execution hereof.

IN WITNESS WHEREOF, the Parties have duly executed this Amendment as of the date first written above.

PINEVIEW SOLAR LLC



BY: _____

NAME: Ilan Caplan
TITLE: Authorized Signatory

**MUNICIPAL ELECTRIC AUTHORITY
OF GEORGIA**


BY: _____

NAME: James E. Fuller
TITLE: President & CEO



To: City Council
From: Patrick Kelley
Department: Planning, Code and Development
Date: 09-13-2021
Subject: **PRELIMINARY PLAT CASE #:** 157 The Pacific Group is requesting preliminary plat review in order to pursue development plans for submittal. **Parcel ID - M0290008**

Budget Account/Project Name: N/A

Funding Source: N/A

Budget Allocation: N/A

Budget Available: N/A

Requested Expense: N/A **Company of Record:** N/A

Recommendation: Recommendation revised, 02-28-2022, at the request of the City Administrator to leave this item on the table for further negotiations of the development agreement. Staff recommends approval of this Preliminary Plat subject to the corrections listed below.

1. In the Development Summary, correct the proposed use to read "single-family residential". (7.2.4(f))
2. Remove "Bronte Lane" and the entrance to the development off Double Springs Church Road. Revise the Preliminary Plat to show an extension of Dickens Lane eastward through the lots shown as Lots 287 and 288 to a new entrance off Cedar Ridge Road. (7.2.4(i))
3. Revise the tables shown on sheets 5, 6, and 7 to include the lot number, total lot area, and lot dimensions for each residential lot in the development. (7.2.4(k))

Label all open space tracts. (7.2.4(l))

Description:

Background: the property is located at the Southwest corner of Double Springs Church Road and Cedar Ridge Road and is currently undeveloped R1 zoned property and consist of +/- 200.359 Acres.

Attachment(s): Application, preliminary plat, Staff report and supporting documents.



**Planning
City of Monroe, Georgia
PRELIMINARY PLAT REVIEW**

APPLICATION SUMMARY

PRELIMINARY PLAT CASE #: 157

DATE: September 10, 2021

STAFF REPORT BY: Brad Callender, City Planner

DEVELOPER: The Pacific Group

PROPERTY OWNER: The Rowell Family Partnership, LLLP & Jane Jay Still

DESIGN CONSULTANT: Greyden Engineering

LOCATION: Southwest corner of Double Springs Church Road and Cedar Ridge Road

ACREAGE: ±200.359

EXISTING ZONING: R-1 (Large Lot Residential District)

EXISTING LAND USE: Undeveloped

ACTION REQUESTED: The owner is requesting Preliminary Plat approval for a single-family detached residential subdivision.

STAFF RECOMMENDATION: Staff recommends approval of this Preliminary Plat subject to the corrections listed below.

DATE OF SCHEDULED PUBLIC HEARINGS

PLANNING COMMISSION: September 21, 2021

CITY COUNCIL: October 12, 2021

PRELIMINARY PLAT REVIEW SUMMARY

The submitted Preliminary Plat requires the following corrections prior to signing the plat for approval. Due to the number and type of comments identified, additional corrections may be required upon submission of the revised Preliminary Plat.

1. In the Development Summary, correct the proposed use to read “single-family residential”. (7.2.4(f))
2. Remove “Bronte Lane” and the entrance to the development off Double Springs Church Road. Revise the Preliminary Plat to show an extension of Dickens Lane eastward through the lots shown as Lots 287 and 288 to a new entrance off Cedar Ridge Road. (7.2.4(i))
3. Revise the tables shown on sheets 5, 6, and 7 to include the lot number, total lot area, and lot dimensions for each residential lot in the development. (7.2.4(k))
4. Label all open space tracts. (7.2.4(l))

CITY OF MONROE

DEVELOPMENT PERMIT AND PRELIMINARY SUBDIVISION PLAT APPLICATION

Application fees: Preliminary Subdivision Plats - \$20 per lot Non-residential Projects – 50% of BP
NPDES fees: \$40/disturbed acre to EPD and \$40/disturbed acre to City of Monroe
Shall be paid prior to issuance of permit.

Three copies of the site development plans including erosion, sediment & pollution control plan and two copies of the stormwater management study or two copies of the preliminary subdivision plat. Also required on all developments...
Two copies of the hydraulic calculations with water line design must accompany all applications.

THIS FORM MUST BE COMPLETELY FILLED OUT.

Project Name RIVER POINTE

Project Location DOUBLE SPRINGS CHURCH RD

Proposed Use SUBDIVISION - SINGLE FAMILY Map/Parcel M0290008

Acreage 200.40 #S/D Lots 310 # Multifamily Units 0 # Bldgs 0

Water(provider) City of Monroe Sewer(provider) CITY OF MONROE

Property Owner The Rowell Family Partnership & Jane Jay Still Phone# 678-603-8267

Address P.O. Box 1378 City Monroe State GA Zip 30655

Developer The Pacific Group LLC Phone# 678-603-8267

Address 5755 Dupree Drive City ATLANTA State GA Zip 30327

Designer Greyden Engineering Phone# 678-910-7169

Address 12460 Crabapple Rd. Ste 202-374 City ALPHARETTA State GA Zip 30004

Site Contractor TBD Phone# _____

Address _____ City _____ State _____ Zip _____

The applicant shall be responsible from the date of the permit, or from the time of the beginning of the first work, whichever shall be the earlier, for all injury or damage of any kind resulting from this work, whether for basic services or additional services, to persons or property. The applicant shall exonerate, indemnify and save harmless the City from and against all claims or actions, and all expenses incidental to the defense (including death) to persons or property caused or sustained in connection with the performance of this permit or by conditions created thereby or arising out of or anyway connected with the work performed under the permit or for any and all claims for damages under the laws of the United States or of Georgia arising out of or in any way connected with the acquisition of and construction under the permit and shall assume and pay for, without cost to the City, the defense of any and all claims, litigation, and actions, suffered through any act or omission of the applicant or any subcontractor or anyone directly or indirectly employed under the supervision of any of them.

I HEREBY CERTIFY THAT I HAVE EXAMINED AND UNDERSTAND ALL INFORMATION ON THIS APPLICATION AND THAT THE ABOVE STATEMENTS AND INFORMATION SUPPLIED BY ME ARE TRUE AND CORRECT TO THE BEST OF MY KNOWLEDGE. ALL PROVISIONS OF LAWS AND ORDINANCES GOVERNING WORK TO BE PERFORMED SHALL BE COMPLIED WITH WHETHER SPECIFIED HEREIN OR NOT.

SIGNATURE OF APPLICANT:  DATE: 8/19/2021



City of Monroe

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

MAJOR SUBDIVISION PERMIT

PERMIT #:	157	DESCRIPTION:	310 lots for River Pointe S/D
JOB ADDRESS:	Double Springs Ch Rd	LOT #:	
PARCEL ID:		BLK #:	
SUBDIVISION:		ZONING:	R1
ISSUED TO:	Greyden Engineering	CONTRACTOR:	Greyden Engineering
ADDRESS:	12460 Crabapple Rd	ADDRESS:	12460 Crabapple Rd
CITY, STATE ZIP:	Alphretta GA 30004	CITY, STATE ZIP:	Alphretta GA 30004
PHONE:		PHONE:	
PROP. USE:	Residential	DATE ISSUED:	8/24/2021
VALUATION:	\$ 0.00	EXPIRATION:	2/20/2022
SQ FT:	0.00	PERMIT STATUS:	O
OCCP TYPE:		# OF BEDROOMS	
CNST TYPE:		# OF BATHROOMS	
INSPECTION REQUESTS:	770-207-4674 dadkinson@monroega.gov	# OF OTHER ROOMS	

FEE CODE	DESCRIPTION	AMOUNT
PZ-05	PRELIMINARY PLAT REVIEW (PER LOT)	\$6,200.00
FEE TOTAL		\$ 6,200.00
PAYMENTS		\$-6,200.00
BALANCE		\$ 0.00

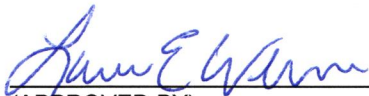
NOTES:

This application for 310 lots in the proposed River Pointe subdivision will be heard by the Planning and Zoning Commission on September 21, 2021 at 5:30pm and by City Council on October 12, 2021 at 6:00pm. Both meetings will be held at 215 N. Broad St Monroe, GA 30655

NOTICE

THIS PERMIT BECOMES NULL AND VOID IF WORK OR CONSTRUCTION AUTHORIZED IS NOT COMMENCED WITHIN 6 MONTHS, OR IF CONSTRUCTION OR WORK IS SUSPENDED OR ABANDONED FOR A PERIOD OF 6 MONTHS AT ANY TIME AFTER WORK IS STARTED.

I HEREBY CERTIFY THAT I HAVE READ AND EXAMINED THIS DOCUMENT AND KNOW THE SAME TO BE TRUE AND CORRECT. ALL PROVISIONS OF LAWS AND ORDINANCES GOVERNING THIS TYPE OF WORK WILL BE COMPLIED WITH WHETHER SPECIFIED HEREIN OR NOT. GRANTING OF A PERMIT DOES NOT PRESUME TO GIVE AUTHORITY TO VIOLATE OR CANCEL THE PROVISION OF ANY OTHER STATE OR LOCAL LAW REGULATING CONSTRUCTION OR THE PERFORMANCE OF CONSTRUCTION.



(APPROVED BY)

8/24/2021
DATE



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

Receipt Number: R00265891

63

Cashier Name: LAURA WILSON

Terminal Number: 34

Receipt Date: 8/24/2021 3:52:02 PM

Transaction Code: BP - Building Projects Payment

Name: Greyden Engineering **\$6,200.00**

Total Balance Due: **\$6,200.00**

Payment Method: Check Payn Reference: 0854/0860

Amount: \$6,200.00

Total Payment Received: **\$6,200.00**

Change: **\$0.00**



September 7, 2021

Mr. Brad Callender
City Planner
City of Monroe
215 N Broad Street
Monroe, Georgia 30655

Re: Proposed River Pointe Residential Subdivision
Traffic Study Review No. 1
K&W Project No. 211070

Dear Mr. Callender:

As requested, I have reviewed the Traffic Impact Study for the proposed River Pointe Residential Subdivision to be located along the south side of Double Springs Church Road and along the west side of Cedar Ridge Road. The study was prepared for Greyden Engineering, Inc by Mark R. Acampora, PE, LLC. My comments are as follows:

General:

1. Appendix B has a footer naming the methodology for the “Enclave at Monroe” subdivision. Is this for a different subdivision in Monroe, or has the name of this one changed? Same for the Synchro printouts in Appendix C.
2. GDOT Project S015009 along SR 11 is currently underway and should be detailed in Programmed Improvements Section along with PI0015576 along SR 138 which was mentioned in the report with no detail.
3. On page 9, the new ramp from GA 138 is on to westbound US 78, not US 29.
4. Show figure of volumes modeled for 2026 Background No-Build scenario to aid in understanding proposed volume growth and volume shifts due to other projects.
5. Remove the access point on Double Springs Church Road closest to Cedar Ridge Road.
6. Show 95th percentile queue length table for all intersections and approaches necessary for the Existing, No Build and Build scenarios.

Intersections:

7. Recommend studying the intersection of US 78 at Cedar Ridge Road as part of traffic study and adjusting trip distribution based on potential for traffic to utilize Cedar Ridge Road.

Volumes:

8. No 24-hour volume count was completed along SR 11 near the existing Georgia Department of Transportation Count station north of SR 138 in order to complete the COVID volume check now required by GDOT and recommended statewide.
9. Historical traffic counts from GDOT count stations to develop growth rate should be verified. 15 years of data should be utilized in developing growth rates based on standards for exponential regression methods. GDOT standard growth rate methodology should be applied to calculating this growth rate and methodology used for this calculation needs to be shown in the report or the appendix. Not applying any growth to the State Route traffic is not feasible for the 2026 background volumes. Standard growth rate of 2% minimum should be applied to those volumes.

Modeling:

- 10. Verify that existing signal timings (including clearances) for the SR 11 at SR 138 traffic signal were utilized for the existing conditions operational analysis. Detail methodology for analyzing Double Springs Church Road as signalized for the AM Peak, i.e. assumed cycle length, splits, clearances, etc.
- 11. Operational Analysis was completed in Synchro 10, which has known issues with modeling unsignalized intersections. Recommend modeling in the latest Synchro version (Synchro 11 with new software patch) or modeling unsignalized intersections in HCS software.
- 12. 2026 Background No-Build models should be updated with adjusted volumes per previous comments.

Mitigation:

- 13. SR 11 at Friendship Church Road – an eastbound right turn lane should be looked at as mitigation for the LOS E/F on the side street at this intersection.
- 14. Double Springs Church Road at Drake Road – 2026 volumes without project show an acceptable level of service. 2026 with project take that acceptable level of service and degrade it to LOS E for northbound and southbound approaches. The developer should analyze and propose mitigation for this impact to the intersection. Sidra or GDOT Roundabout Analysis Tool should be utilized in assessing operations for the potential roundabout.
- 15. SR 138 at Drake Drive – Developer should complete signal warrant analysis and GDOT’s Intersection Control Evaluation process to determine needed mitigation for the intersection.

I have retained one copy of the study provided for review in the event there are questions. The developer should be made aware that this review does not constitute a waiver of City Ordinance requirements or assumption of responsibility for full review of City Ordinance requirements. Deviations from Ordinance requirements may be noted at any time during the review, permitting or construction processes. Re-submittals should include a narrative indicating how and where the review comments were addressed.

Sincerely,
KECK & WOOD, INC.



Rob Jacquette, PE, PTOE
Vice President

CC: Sam Serio, PE (Keck+Wood)

Project Traffic Characteristics

This section describes the anticipated traffic characteristics of the proposed residential subdivision, including a site description, how much traffic the project will generate, and where that traffic will travel.

Project Description

The proposed development consists of 310 single family houses. One full movement access will be provided on the west side of Cedar Ridge Road and two full movement accesses will be provided on the south side of Double Springs Church Road. The site plan is presented in Figure 4.

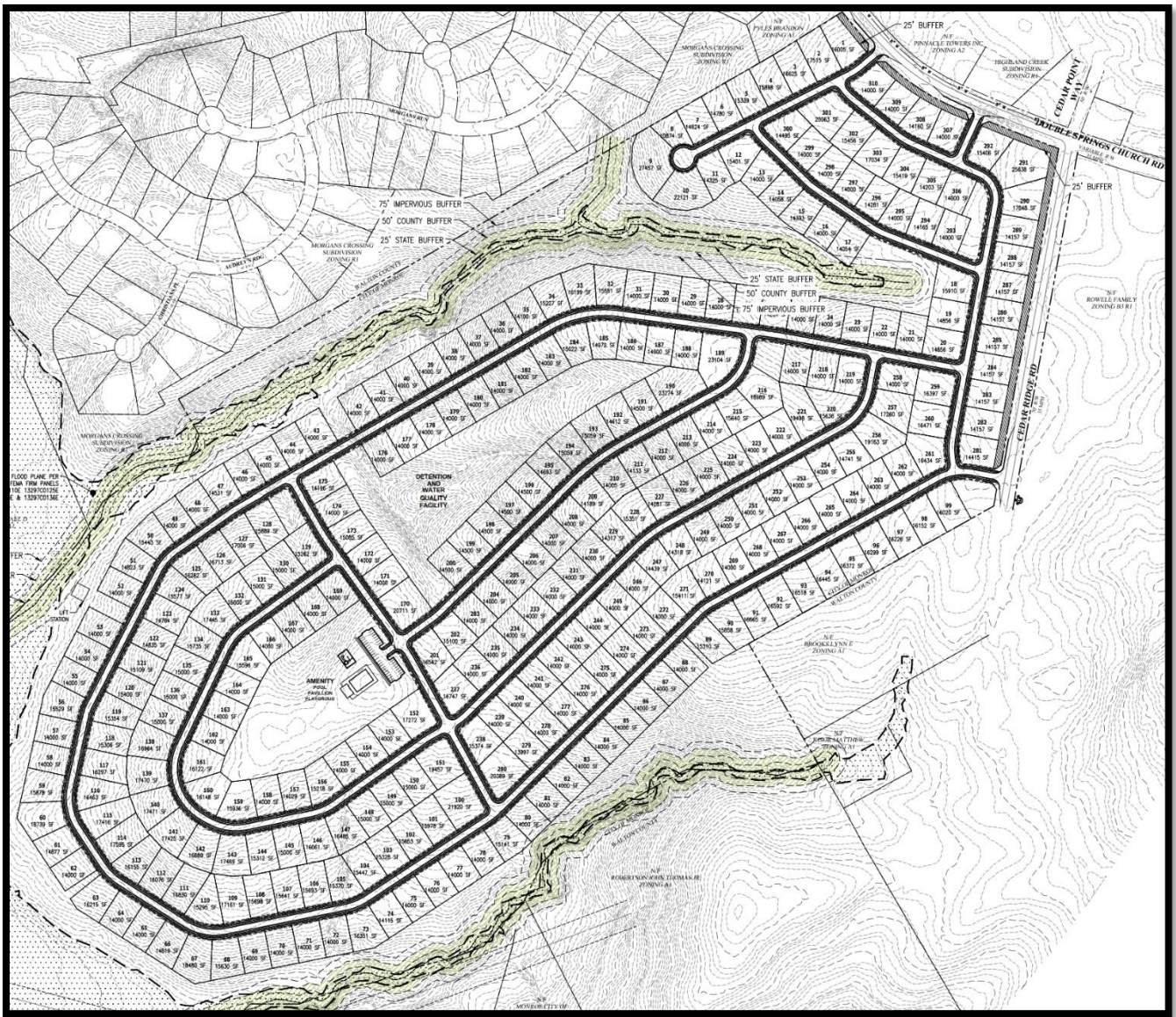


Figure 4 – Site Plan

Trip Generation

Trip generation is an estimate of the number of entering and exiting vehicular trips that will be generated by the proposed development. The volume of traffic that will be generated by the proposed subdivision was calculated using the equations in the Institute of Transportation Engineers (ITE) *Trip Generation Manual, 10th Edition with Supplement* (the current edition). The trip generation for the subdivision used ITE Land Use 210 – Single-Family Detached Housing. The trip generation for the project is presented in Table 4.

Table 4 – Proposed River Pointe Subdivision Trip Generation

Land Use	ITE Code	Size	A.M. Peak Hour			P.M. Peak Hour			24-Hour		
			In	Out	Total	In	Out	Total	In	Out	Total
Single-Family Housing	210	310 houses	56	169	225	190	111	301	1,472	1,472	2,944

The proposed subdivision will generate 225 new trips in the a.m. peak hour, 301 new trips in the p.m. peak hour, and 2,944 new daily trips.

Trip Distribution and Assignment

The trip distribution percentages indicate what proportion of the project's trips will travel to and from various directions. The trip distribution percentages for the residential development were developed based on the locations and proximity of likely trip origins and destinations, such as employment centers, retail and offices, and schools in the area. The new project trips, shown in Table 4, were assigned to the roadway network based on the distribution percentages. The trip distribution percentages and the a.m. and p.m. peak hour trips expected to be generated by the proposed subdivision are shown in Figure 5.

Future Traffic Conditions

The future build volumes consist of the no-build volumes plus the trips that will be generated by the proposed subdivision. The future volumes are shown in Figure 6.

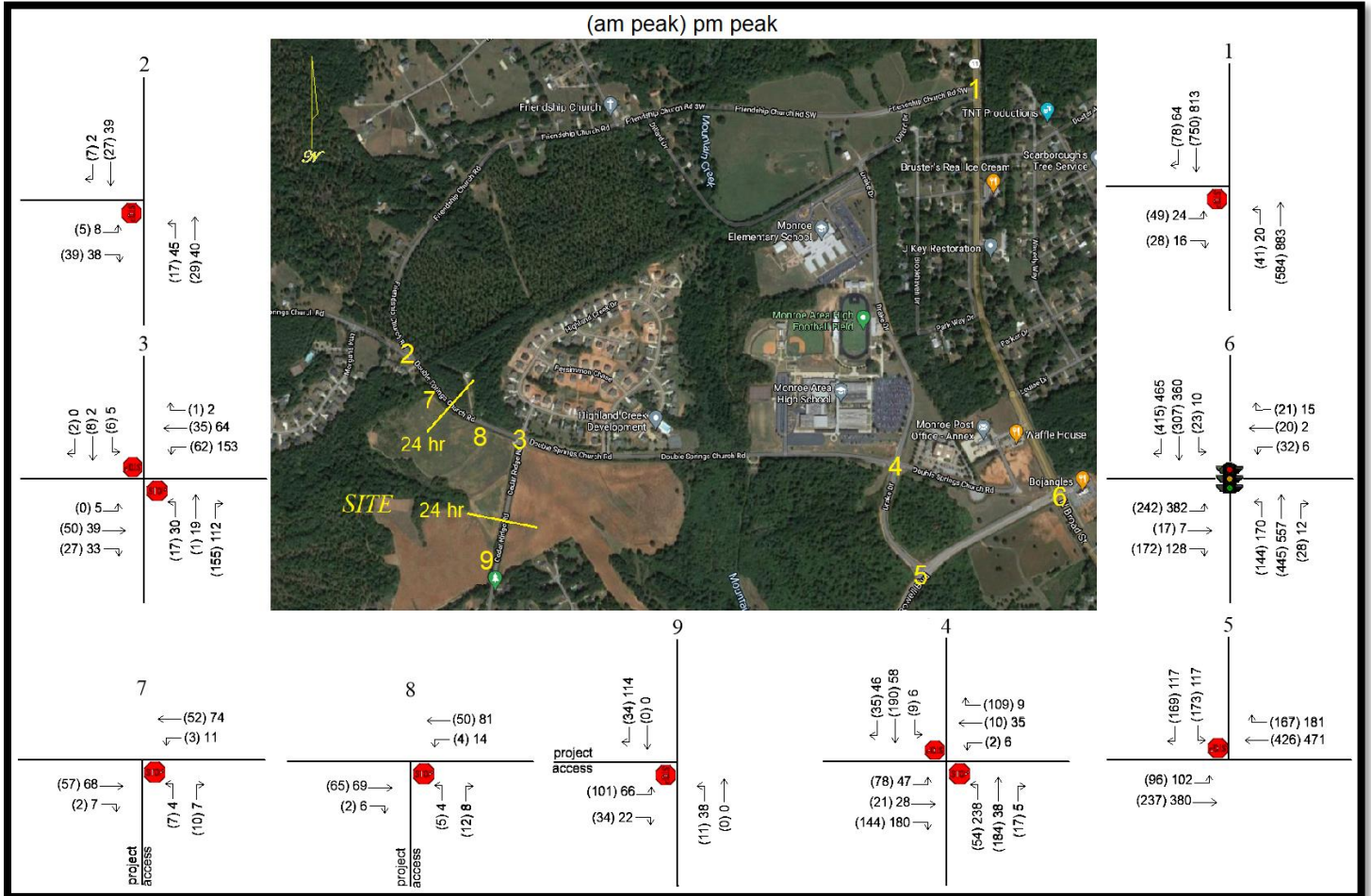


Figure 6 – Future Weekday A.M. and P.M. Peak Hour Volumes

Auxiliary Lanes at Project Accesses

The layout of the site will make the project access on Cedar Ridge Road function as the main access, and the higher volumes will enter and exit at that location. It is recommended that a southbound right turn lane be built on Cedar Ridge Road to serve this access. A northbound left turn lane is not considered essential due to the moderate through volumes on Cedar Ridge Road. Based on the exiting volumes, it is recommended that separate left and right turn lanes be built exiting the project here, with at least one inbound lane. The exiting approach should be controlled by side street stop sign and accompanying stop bar.

The project accesses on Double Springs Church Road will see more moderate volumes and, therefore, exclusive left and right turn lanes are not necessary for acceptable operations. These accesses should each be built with one entering and one exiting lane and the exiting approaches should be controlled by side street stop sign and accompanying stop bar.

Future Intersection Operations

An operational analysis was performed for the anticipated future project build-out, at the study intersections. Table 5 presents the results of the future analysis. Computer printouts containing detailed results of the future analysis are located in Appendix E. Levels of service and delays are provided for the overall intersection and for each controlled approach or movement. Locations that operate unacceptably (LOS E or LOS F) are presented in bold type.

Table 5 – Future Intersection Operations

Intersection / Approach	A.M. Peak Hour		P.M. Peak Hour	
	LOS	Delay (s/veh)	LOS	Delay (s/veh)
1. GA 11 at Friendship Church Rd	A	9.6	A	1.8
northbound left turn	B	10.1	A	10.0
eastbound approach	F	119.7	F	63.2
2. Dbl Springs Church Rd at Friendship Church Rd	A	4.7	A	4.4
northbound left turn	A	7.4	A	7.5
eastbound approach	A	9.0	A	9.1
3. Dbl Springs Church Rd at Cedar Ridge Rd / Cedar Pt Way	A	6.6	A	7.7
northbound approach	B	10.3	B	13.2
southbound approach	B	12.8	C	17.5
eastbound left turn	A	7.3	A	7.4
westbound left turn	A	7.6	A	7.8
4. Dbl Springs Church Rd at Drake Dr	D*	52.5	B	11.0
northbound left/through	E	58.1	C	22.4
northbound right turn	E	58.1	A	8.5
southbound left/through	E	65.2	B	14.5
southbound right turn	E	65.2	A	9.0
eastbound left turn	D	37.2	A	7.6
westbound left turn	D	40.9	A	7.8
5. GA 138 at Drake Dr	A	9.0	A	6.6
southbound left turn	E	48.4	F	51.9
southbound right turn	B	13.8	B	13.4
eastbound left turn	A	9.5	A	9.7
6. GA 11 at GA 138 / Bojangles Access	B	18.4	C	24.9
northbound approach	B	10.6	B	15.9
southbound approach	C	24.7	D	35.0
eastbound approach	B	19.3	C	22.6
westbound approach	B	16.7	B	15.2
7. Dbl Springs Church Rd at Project West Access	A	2.4	A	2.2
northbound approach (exiting project)	A	9.1	A	9.3
westbound left turn (entering project)	A	7.4	A	7.4
8. Dbl Springs Church Rd at Project East Access	A	2.4	A	2.2
northbound approach (exiting project)	A	9.1	A	9.3
westbound left turn (entering project)	A	7.4	A	7.4
9. Cedar Ridge Rd at Project Access	A	4.5	A	3.0
northbound left turn (entering project)	A	7.5	A	7.8
eastbound left turn (exiting project)	B	10.6	B	11.4
eastbound right turn (exiting project)	A	8.9	A	8.8

*intersection controlled by police and modeled as signal control in the a.m. peak

The future analysis reveals operations comparable to the no-build condition at most locations. However, there will be some deterioration at a few key locations:

At the GA 11 / Friendship Church intersection, the side street approach will drop to LOS F in the p.m. (it dropped to LOS F in the a.m. in the no-build). The volumes will continue to be unlikely sufficient to satisfy any volume-based warrants for signalization. No mitigation is identified here.

The delays at the Double Springs Church / Drake intersection are present in the morning peak due to a convergence of normal heavy morning traffic, coupled with the heavy school arrival / drop off traffic. This peaking is very acute and a police officer controls this intersection in the morning. A change in control here merits consideration. Options that would operate well include 1) changing the side street stop control to the Double Springs Church Road approaches and allowing the northbound and southbound approaches to be uncontrolled, 2) changing the control to an all-way stop, or 3) installing a roundabout. It is recommended that these options be investigated further by the City.

The side street delays on Drake at GA 138 will increase and by the future condition, this intersection merits consideration for signalization. In order to pursue signalization, a signal warrant analysis would be required to evaluate the criteria for signalization set forth in the Federal Highway Administration's *Manual on Uniform Traffic Control Devices* (MUTCD). These are the standards required by the Georgia DOT for signalization on state routes.

The two other study intersections and all project accesses are expected to operate well in the future condition. No mitigation is recommended at these locations other than the lane configuration and control recommended, above, for each access.

Conclusions and Recommendations

This study assesses the traffic impact of a proposed residential subdivision in the City of Monroe, Walton County, Georgia. The site is located along the south side of Double Springs Church Road and the west side of Cedar Ridge Road, with one proposed access on Cedar Ridge Road and two proposed accesses on Double Springs Church Road. The site will be developed with 310 single-family homes. The following are the findings and recommendations of this study:

1. The existing analysis reveals generally acceptable traffic operations at the study intersections. Two locations experience high delays, the eastbound approach from Friendship Church Road at GA 11 and the southbound left turn from Drake Drive at GA 138. Both intersections are considered a weak candidates for signalization at the present time. Therefore, no mitigation is identified for the existing condition.
2. Traffic volume growth trends in this area have been flat on the state routes and positive and moderate on the local roads, and this is expected to continue into the future.
3. A programmed infrastructure project that will effect traffic patterns and volumes in this area is the construction of a new ramp from southbound GA 138 to westbound US 78. This ramp will increase the westbound through volume on GA 138, which will tend to increase delays at the GA 138 / Drake intersection. However, these delays will be generally offset by the shift in volumes from the more-challenging southbound left turn to the easier right turn from Drake.
4. No-build operations at the study intersections will be comparable to the existing. Therefore, no mitigation is identified for the no-build condition.
5. The proposed subdivision will generate 225 new trips in the a.m. peak hour, 301 new trips in the p.m. peak hour, and 2,944 new daily trips.
6. The future analysis reveals operations comparable to the no-build condition at most locations.
 - a. At the GA 11 / Friendship Church intersection, the side street approach will drop to LOS F in the p.m. (it dropped to LOS F in the a.m. in the no-build). The volumes will continue to be unlikely sufficient to satisfy any volume-based warrants for signalization. No mitigation is identified here.
 - b. At the Double Springs Church / Drake intersection, a change in control merits consideration. Options that would operate well include 1) changing the side street stop control to the Double Springs Church Road approaches and allowing the northbound and southbound approaches to be uncontrolled, 2) changing the control to an all-way stop, or 3) installing a roundabout. It is recommended that these options be investigated further by the City.
 - c. The GA 138 / Drake intersection merits consideration for signalization by the future condition. A signal warrant analysis would be required to determine if and when signalization is appropriate.

- d. The two other study intersections and all project accesses are expected to operate well in the future condition. No mitigation is recommended at these locations other than the lane configuration and control recommended for each access.
7. The project access on Cedar Ridge Road will function as the main access, and the higher volumes will enter and exit at that location. It is recommended that a southbound right turn lane be built on Cedar Ridge Road to serve this access. A northbound left turn lane is not considered essential due to the moderate through volumes on Cedar Ridge Road. Based on the exiting volumes, it is recommended that separate left and right turn lanes be built exiting the project here, with at least one inbound lane. The exiting approach should be controlled by side street stop sign and accompanying stop bar.
8. The project accesses on Double Springs Church Road will see more moderate volumes and, therefore, exclusive left and right turn lanes are not necessary for acceptable operations. The accesses should each be built with one entering and one exiting lane and the exiting approaches should be controlled by side street stop sign and accompanying stop bar.
9. The project civil engineer should comply with applicable access design standards including sight distances, driveway spacing, turn lane storage and taper lengths, turn radii, roadway widths, and grades.

August 19th, 2021

Brad Callener
City Planner
City of Monroe
215 N Broad Street
Monroe, GA 30655

River Pointe Impact Study

This data was gathered to present the impacts of a proposed 310 lot subdivision located in the City of Monroe. The subdivision will be located at the SW quadrant of the intersection of Double Springs Church Road and Cedar Ridge Road.

Project Information:

Subdivision Name: River Pointe
Zoning: R1
Proposed Lots: 310

Water Usage:

Rate: 400 GPD/Unit (EPD standard)
Usage: $400 \times 310 = 124,000 \text{ GPD} = 0.124 \text{ MGD}$

Waste Water Disposal:

Rate: 400 GPD/Unit (EPD standard)
Usage: $400 \times 310 = 124,000 \text{ GPD} = 0.124 \text{ MGD}$

School Student Impact:

Rate: 0.725 students per household (Metro Atlanta Standard)
Generation: $0.725 \times 310 = 225 \text{ students}$

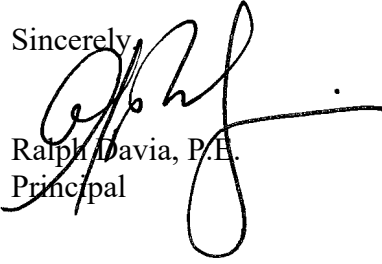
Solid Waste Disposal:

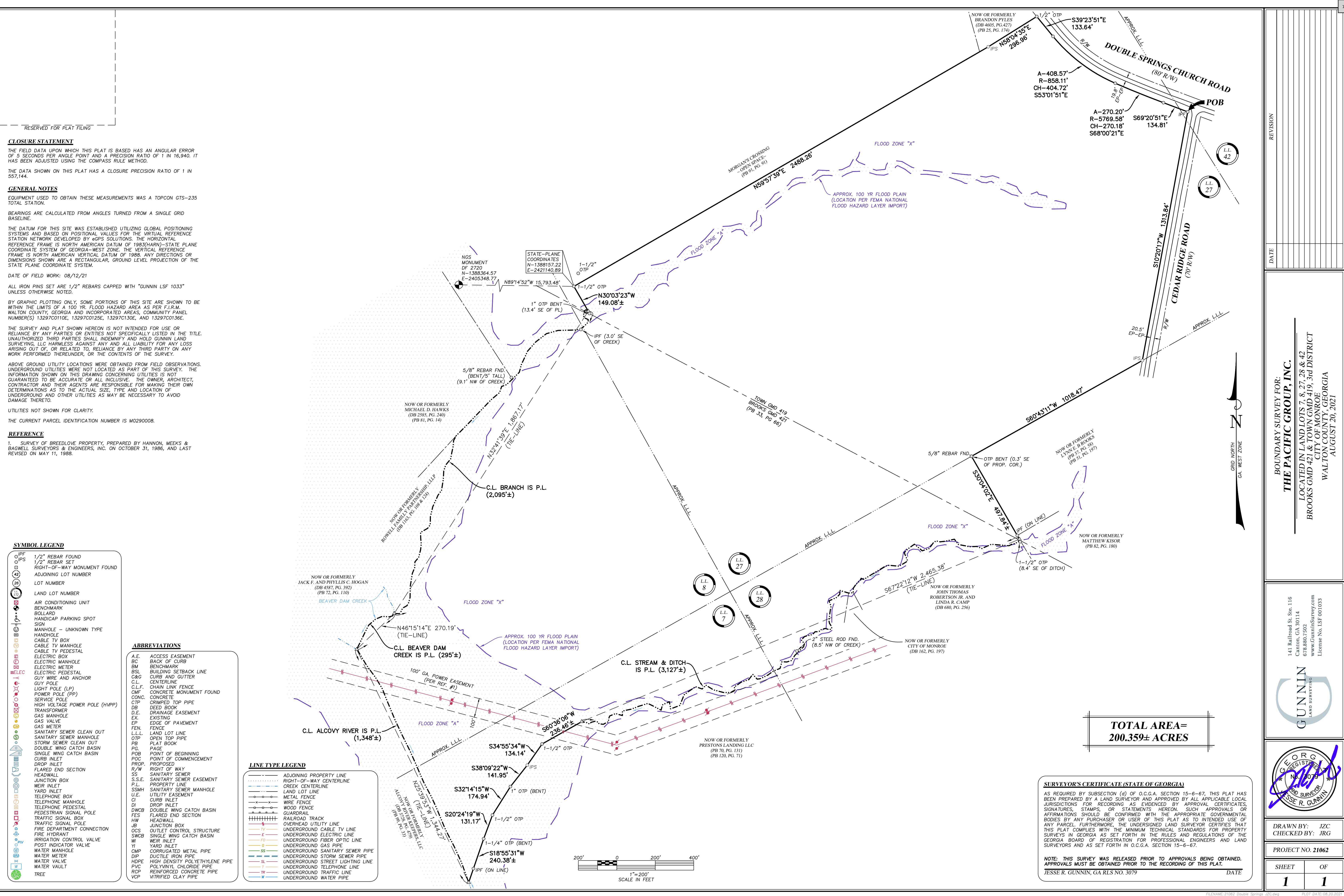
Rate: 20 lbs/unit per day (EPD Standard)
Generation: $20 \times 310 = 6,200 \text{ lbs/day}$ or 1132 ton/year

Traffic Study: See attached

Please do not hesitate to call me at 770-355-8070 should you require any additional information.

Sincerely,


Ralph Davia, P.E.
Principal



CLOSURE STATEMENT
 THE FIELD DATA UPON WHICH THIS PLAT IS BASED HAS AN ANGULAR ERROR OF 5 SECONDS PER ANGLE POINT AND A PRECISION RATIO OF 1 IN 16,940. IT HAS BEEN ADJUSTED USING THE COMPASS RULE METHOD.
 THE DATA SHOWN ON THIS PLAT HAS A CLOSURE PRECISION RATIO OF 1 IN 557,144.

GENERAL NOTES
 EQUIPMENT USED TO OBTAIN THESE MEASUREMENTS WAS A TOPCON GTS-235 TOTAL STATION.
 BEARINGS ARE CALCULATED FROM ANGLES TURNED FROM A SINGLE GRID BASELINE.

THE DATUM FOR THIS SITE WAS ESTABLISHED UTILIZING GLOBAL POSITIONING SYSTEMS AND BASED ON POSITIONAL VALUES FOR THE VIRTUAL REFERENCE STATION NETWORK DEVELOPED BY eGPS SOLUTIONS. THE HORIZONTAL REFERENCE FRAME IS NORTH AMERICAN DATUM OF 1983(HARN)-STATE PLANE COORDINATE SYSTEM OF GEORGIA-WEST ZONE. THE VERTICAL REFERENCE FRAME IS NORTH AMERICAN VERTICAL DATUM OF 1988. ANY DIRECTIONS OR DIMENSIONS SHOWN ARE A RECTANGULAR, GROUND LEVEL PROJECTION OF THE STATE PLANE COORDINATE SYSTEM.

DATE OF FIELD WORK: 08/12/21
 ALL IRON PINS SET ARE 1/2" REBARS CAPPED WITH "GUNNIN LSF 1033" UNLESS OTHERWISE NOTED.

BY GRAPHIC PLOTTING ONLY, SOME PORTIONS OF THIS SITE ARE SHOWN TO BE WITHIN THE LIMITS OF A 100 YR. FLOOD HAZARD AREA AS PER F.I.R.M. WALTON COUNTY, GEORGIA AND INCORPORATED AREAS, COMMUNITY PANEL NUMBER(S) 13297C0110E, 13297C0125E, 13297C130E, AND 13297C0136E.

THE SURVEY AND PLAT SHOWN HEREON IS NOT INTENDED FOR USE OR RELIANCE BY ANY PARTIES OR ENTITIES NOT SPECIFICALLY LISTED IN THE TITLE. UNAUTHORIZED THIRD PARTIES SHALL INDEMNIFY AND HOLD GUNNIN AND SURVEYING, LLC HARMLESS AGAINST ANY AND ALL LIABILITY FOR ANY LOSS ARISING OUT OF, OR RELATED TO, RELIANCE BY ANY THIRD PARTY ON ANY WORK PERFORMED THEREUNDER, OR THE CONTENTS OF THE SURVEY.

ABOVE GROUND UTILITY LOCATIONS WERE OBTAINED FROM FIELD OBSERVATIONS. UNDERGROUND UTILITIES WERE NOT LOCATED AS PART OF THIS SURVEY. THE INFORMATION SHOWN ON THIS DRAWING CONCERNING UTILITIES IS NOT GUARANTEED TO BE ACCURATE OR ALL INCLUSIVE. THE OWNER, ARCHITECT, CONTRACTOR AND THEIR AGENTS ARE RESPONSIBLE FOR MAKING THEIR OWN DETERMINATIONS AS TO THE ACTUAL SIZE, TYPE AND LOCATION OF UNDERGROUND AND OTHER UTILITIES AS MAY BE NECESSARY TO AVOID DAMAGE THERETO.

UTILITIES NOT SHOWN FOR CLARITY.
 THE CURRENT PARCEL IDENTIFICATION NUMBER IS M0290008.

REFERENCE
 1. SURVEY OF BREEDLOVE PROPERTY, PREPARED BY HANNON, MECKS & BAGWELL SURVEYORS & ENGINEERS, INC. ON OCTOBER 31, 1986, AND LAST REVISED ON MAY 11, 1988.

SYMBOL LEGEND

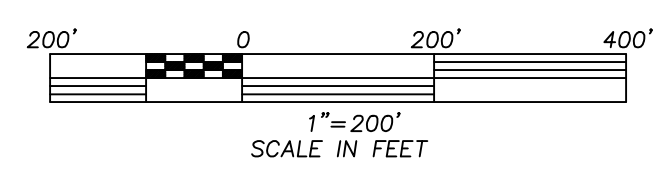
1/2" REBAR FOUND
1/2" REBAR SET
RIGHT-OF-WAY MONUMENT FOUND
ADJOINING LOT NUMBER
LOT NUMBER
LAND LOT NUMBER
AIR CONDITIONING UNIT
BENCHMARK
BOLLARD
HANDICAP PARKING SPOT
SIGN
MANHOLE - UNKNOWN TYPE
HANDHOLE
CABLE TV BOX
CABLE TV MANHOLE
CABLE TV PEDESTAL
ELECTRIC BOX
ELECTRIC MANHOLE
ELECTRIC METER
ELECTRIC PEDESTAL
GUY WIRE AND ANCHOR
GUY POLE
LIGHT POLE (LP)
POWER POLE (PP)
SERVICE POLE
HIGH VOLTAGE POWER POLE (HVPP)
TRANSFORMER
GAS MANHOLE
GAS VALVE
GAS METER
SANITARY SEWER CLEAN OUT
SANITARY SEWER MANHOLE
STORM SEWER CLEAN OUT
DOUBLE WING CATCH BASIN
SINGLE WING CATCH BASIN
CURB INLET
DROP INLET
FLARED END SECTION
HEADWALL
JUNCTION BOX
WEIR INLET
WEIR INLET
YARD INLET
TELEPHONE BOX
TELEPHONE MANHOLE
TELEPHONE PEDESTAL
PEDESTRIAN SIGNAL POLE
TRAFFIC SIGNAL BOX
TRAFFIC SIGNAL POLE
FIRE DEPARTMENT CONNECTION
FIRE HYDRANT
IRRIGATION CONTROL VALVE
POST INDICATOR VALVE
WATER MANHOLE
WATER METER
WATER VALVE
WATER VAULT
TREE

ABBREVIATIONS

A.E.	ACCESS EASEMENT
BC	BACK OF CURB
BM	BENCHMARK
BSL	BUILDING SETBACK LINE
C&G	CURB AND GUTTER
C.L.	CENTERLINE
C.L.F.	CHAIN LINK FENCE
CONC.	CONCRETE
OTP	CRIMPED TOP PIPE
DB	DEED BOOK
D.E.	DRAINAGE EASEMENT
EX.	EXISTING
EP	EDGE OF PAVEMENT
FEN.	FENCE
L.L.	LAND LOT LINE
OTP	OPEN TOP PIPE
PLAT	PLAT BOOK
PG.	PAGE
POB	POINT OF BEGINNING
POC	POINT OF COMMENCEMENT
PROP.	PROPOSED
R/W	RIGHT OF WAY
SS	SANITARY SEWER
S.S.E.	SANITARY SEWER EASEMENT
P.L.	PROPERTY LINE
SSMH	SANITARY SEWER MANHOLE
U.E.	UTILITY EASEMENT
DI	DROP INLET
DWCB	DOUBLE WING CATCH BASIN
FES	FLARED END SECTION
HW	HEADWALL
JB	JUNCTION BOX
OCS	OUTLET CONTROL STRUCTURE
SWCB	SINGLE WING CATCH BASIN
WI	WEIR INLET
YI	YARD INLET
CMP	CORRUGATED METAL PIPE
DIP	DUCTILE IRON PIPE
HDPE	HIGH DENSITY POLYETHYLENE PIPE
PVC	POLYVINYL CHLORIDE PIPE
RCP	REINFORCED CONCRETE PIPE
VCP	VITRIFIED CLAY PIPE

LINE TYPE LEGEND

ADJOINING PROPERTY LINE
RIGHT-OF-WAY CENTERLINE
CREEK CENTERLINE
LAND LOT LINE
METAL FENCE
WIRE FENCE
WOOD FENCE
RAILROAD TRACK
OVERHEAD UTILITY LINE
UNDERGROUND CABLE TV LINE
UNDERGROUND ELECTRIC LINE
UNDERGROUND FIBER OPTIC LINE
UNDERGROUND GAS PIPE
UNDERGROUND SANITARY SEWER PIPE
UNDERGROUND STORM SEWER PIPE
UNDERGROUND STREET LIGHTING LINE
UNDERGROUND TELEPHONE LINE
UNDERGROUND TRAFFIC LINE
UNDERGROUND WATER PIPE



TOTAL AREA= 200.359± ACRES

SURVEYOR'S CERTIFICATE (STATE OF GEORGIA)
 AS REQUIRED BY SUBSECTION (d) OF O.C.G.A. SECTION 15-6-67, THIS PLAT HAS BEEN PREPARED BY A LAND SURVEYOR AND APPROVED BY ALL APPLICABLE LOCAL JURISDICTIONS FOR RECORDING AS EVIDENCED BY APPROVAL CERTIFICATES, SIGNATURES, STAMPS, OR STATEMENTS HEREON. SUCH APPROVALS OR AFFIRMATIONS SHOULD BE CONFIRMED WITH THE APPROPRIATE GOVERNMENTAL BODIES BY ANY PURCHASER OR USER OF THIS PLAT AS TO INTENDED USE OF ANY PARCEL. FURTHERMORE, THE UNDERSIGNED LAND SURVEYOR CERTIFIES THAT THIS PLAT COMPLIES WITH THE MINIMUM TECHNICAL STANDARDS FOR PROPERTY SURVEYS IN GEORGIA AS SET FORTH IN THE RULES AND REGULATIONS OF THE GEORGIA BOARD OF REGISTRATION FOR PROFESSIONAL ENGINEERS AND LAND SURVEYORS AND AS SET FORTH IN O.C.G.A. SECTION 15-6-67.
 NOTE: THIS SURVEY WAS RELEASED PRIOR TO APPROVALS BEING OBTAINED. APPROVALS MUST BE OBTAINED PRIOR TO THE RECORDING OF THIS PLAT.
 JESSE R. GUNNIN, GA RLS No. 3079 DATE

REVISION
DATE

BOUNDARY SURVEY FOR:
THE PACIFIC GROUP, INC.
 LOCATED IN LAND LOTS 7, 8, 27, 28 & 42
 BROOKS GMD 421 & TOWN GMD 419, 3rd DISTRICT
 CITY OF MONROE
 WALTON COUNTY, GEORGIA
 AUGUST 20, 2021

141 Railroad St., Ste. 116
 Canton, GA 30114
 678.880.7502
 www.GunninSurvey.com
 License No. LSF 001033



DRAWN BY: JZC
CHECKED BY: JRJ
PROJECT NO. 21062
SHEET 1 OF 1

DEVELOPMENT SUMMARY

PROPOSED NAME: RIVER POINTE
 LAND LOTS: 7, 8, 27 & 28
 LAND DISTRICT: 3RD
 PROPOSED USE: SINGLE FINALLY RESIDENTIAL
 EXISTING ZONING: R1
 PROPOSED ZONING: UNCHANGED
 TOTAL AREA: 200.04 ACRES
 PROPOSED LOTS: 310
 DENSITY: 310 UNITS/200.40 ACRE
 1.55 UPA
 REQUIRED OPEN SPACE: 15% OR 30.01 AC
 PROPOSED OPEN SPACE: 28% OR 28.50 AC

PROPOSED STREET WIDTH = 28' BOC-BOC

PROPOSED ROW WIDTH = 50'

SETBACKS: FRONT = 30'
 SIDE = 10'
 REAR = 25'

MIN LOT AREA: 14,000 SF
 MIN LOT WIDTH: 100' AT BUILDING LINE
 MIN LOT FRONTAGE: 75'

OWNER: THE ROWELL FAMILY PARTNERSHIP & JANE JAY STILL
 ADDRESS: P.O. BOX 1378, MONROE, GA 30655
 TELEPHONE: (770) 3186153

DEVELOPER: THE PACIFIC GROUP
 ADDRESS: 5755 DUPREE DRIVE, ATLANTA, GA 30327
 TELEPHONE: (678) 603-8267

ENGINEER: GREYDEN ENGINEERING
 ADDRESS: 12460 CRABAPPLE ROAD, STE 202-374, ALPHARETTA, GA 30004
 TELEPHONE: (770) 573-4801

UTILITIES STATEMENT:
 WATER: SUBDIVISION WILL CONNECT TO CITY OF MONROE WATER MAINS LOCATED ALONG DOUBLE SPRING CHURCH ROAD AND CEDAR RIDGE RD. 8" DUCTILE WILL BE USED THROUGH OUT THE SUBDIVISION. SUBDIVISION WILL GRAVITY FEED TO A CENTRALIZED LIFT STATION AND THEN PUMP VIA 6IN FORCE MAIN TO THE NEAREST CITY OF MONROE SYSTEM MANHOLE AS PER DISCUSSIONS WITH CITY OF MONROE UTILITIES.

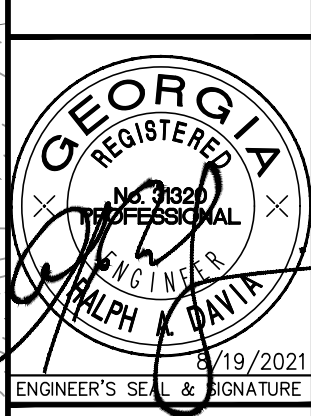
SEWER: SUBDIVISION WILL GRAVITY FEED TO A CENTRALIZED LIFT STATION AND THEN PUMP VIA 6IN FORCE MAIN TO THE NEAREST CITY OF MONROE SYSTEM MANHOLE AS PER DISCUSSIONS WITH CITY OF MONROE UTILITIES.

HYDROLOGY STATEMENT
 DUE TO TIMING OF BASIN PEAKS, NO DETENTION IS PROPOSED FOR THIS DEVELOPMENT. WATER QUALITY WILL BE PROVIDED VIA INFILTRATION WITHIN THE LOW LYING FLOODPLAIN AREAS. WE WILL ALSO UTILIZE A TREATMENT TRAIN OF PROPRIETARY BMPs AND ENHANCED SWALES. STORM WATER WILL BE DESIGNED IN ACCORDANCE WITH THE GEORGIA STORMWATER MANAGEMENT MANUAL AND THE CITY OF MONROE DEVELOPMENT STANDARDS.

REVISIONS	DATE	DESCRIPTION
17	8/2/2022	PRELIMINARY PLAT SUBMITAL
16	8/19/2021	PRELIMINARY PLAT SUBMITAL #2

CLIENT: **THE PACIFIC GROUP INC.**
 5755 DUPREE DR., NW #130, ATLANTA, GA 30327 678.603.8267
 24 HOUR EMERGENCY CONTACT: RICHARD COOPER 678.603.8267

ENGINEER: **GREYDEN ENGINEERING**
 12460 CRABAPPLE ROAD, STE 202-374 ALPHARETTA, GA 30004
 PH: 770-573-4801 FAX: 678-302-6362



OVERALL SITE PLAN FOR RIVER POINTE PRELIMINARY PLAT
 LOCATED IN LAND LOTS 7, 8, 27 & 28, 3RD DISTRICT, 2ND SECTION CITY OF MONROE, WALTON COUNTY, GEORGIA

DATE	7/26/21
JOB NO.	21-028
DRAWN	RAD
CHECKED	RAD
SCALE	AS NOTED
SHEET:	PP-1

AUTHORIZATION STATEMENT
 I HEREBY SUBMIT THIS PRELIMINARY PLAT AS AUTHORIZED AGENT/OWNER OF ALL PROPERTY SHOWN THEREON, AND CERTIFY THAT ALL CONTIGUOUS PROPERTY UNDER MY OWNERSHIP OR CONTROL IS INCLUDED WITHIN THE BOUNDARY OF THIS PRELIMINARY PLAT, AS REQUIRED BY THE DEVELOPMENT REGULATIONS.

SIGNATURE OF AUTHORIZED AGENT/OWNER: _____ DATE: 8/19/2021

CERTIFICATION OF APPROVAL BY THE CODE ENFORCEMENT OFFICE
 THIS PRELIMINARY PLAT HAS BEEN REVIEWED AND APPROVED FOR GENERAL COMPLIANCE WITH THE ZONING ORDINANCE AND DEVELOPMENT REGULATION OF THE CITY OF MONROE.

CODE ENFORCEMENT OFFICER: _____ DATE: _____

CERTIFICATE OF APPROVAL BY PLANNING COMMISSION
 THE PRELIMINARY PLAT SHOWN HEREON HAS BEEN FOUND TO COMPLY WITH THE ZONING ORDINANCE AND THE DEVELOPMENT REGULATIONS OF THE CITY OF MONROE AND IS HEREBY GIVEN PRELIMINARY APPROVAL BY THE CITY OF MONROE PLANNING COMMISSION. THIS PRELIMINARY APPROVAL DOES NOT CONSTITUTE APPROVAL OF A FINAL PLAT. THIS CERTIFICATE OF APPROVAL SHALL EXPIRE AND BE NULL AND VOID ONE (1) YEAR FROM THE DATE OF THIS CERTIFICATE OF APPROVAL.

DATED THIS ____ DAY OF _____, 20__
 BY: _____ CHAIRMAN
 BY: _____ SECRETARY

CERTIFICATE OF APPROVAL BY MONROE WATER & GAS DEPARTMENT
 THE LOTS SHOWN HEREON AND PLANS FOR WATER AND SEWAGE COLLECTION AND DISPOSAL HAVE BEEN REVIEWED AND APPROVED BY THE CITY OF MONROE WATER & GAS DEPARTMENT, AND WITH THE EXCEPTION OF LOTS ARE APPROVED FOR DEVELOPMENT.

DATED THIS ____ DAY OF _____, 20__
 BY: _____
 TITLE: _____

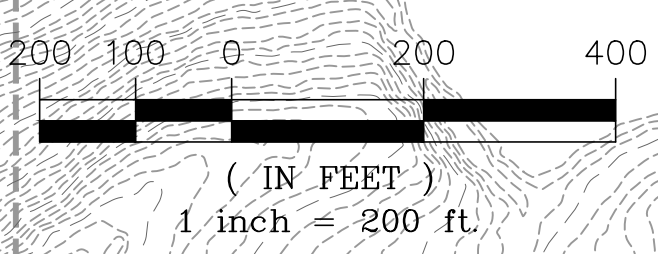
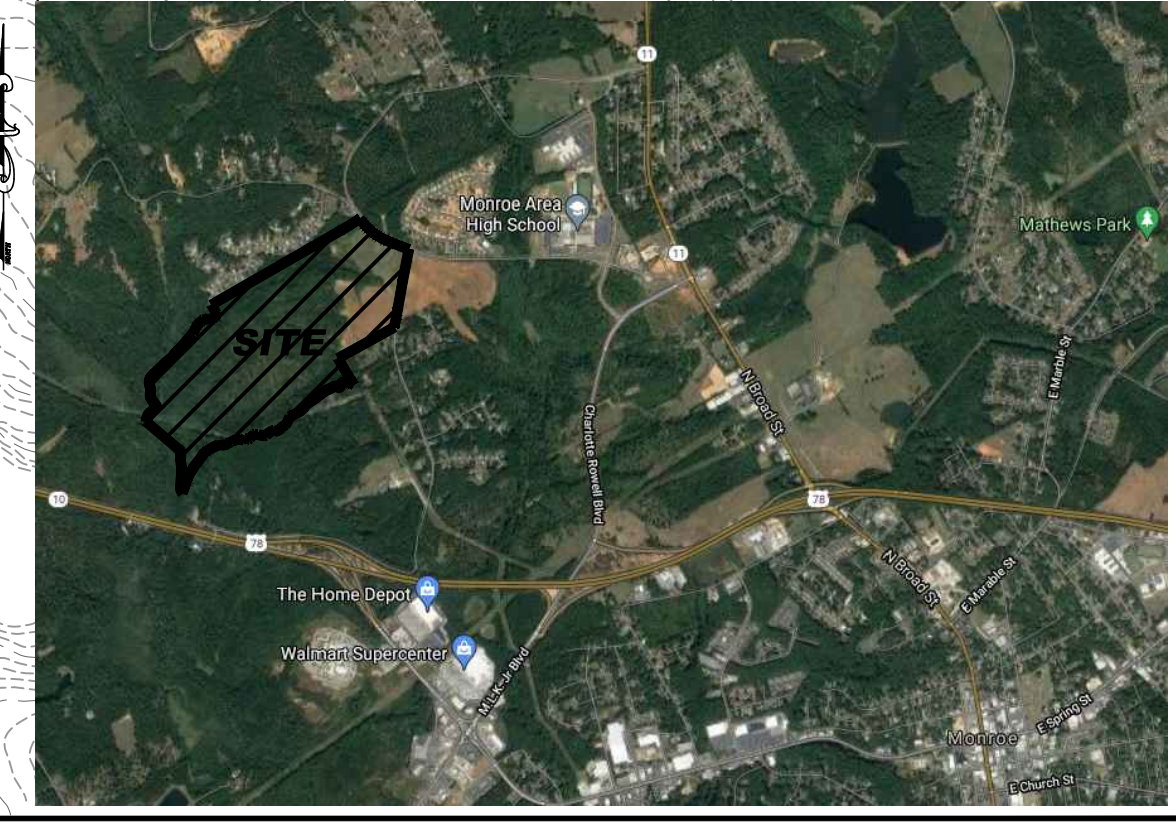
CERTIFICATE OF APPROVAL BY MAYOR AND COUNCIL
 THE PRELIMINARY PLAT SHOWN HEREON HAS BEEN FOUND TO COMPLY WITH THE ZONING ORDINANCE AND THE DEVELOPMENT REGULATIONS OF THE CITY OF MONROE AND IS HEREBY GIVEN PRELIMINARY APPROVAL BY THE CITY OF MONROE MAYOR AND COUNCIL. THIS PRELIMINARY APPROVAL DOES NOT CONSTITUTE APPROVAL OF A FINAL PLAT. THIS CERTIFICATE OF APPROVAL SHALL EXPIRE AND BE NULL AND VOID ONE (1) YEAR FROM THE DATE OF THIS CERTIFICATE OF APPROVAL.

DATED THIS ____ DAY OF _____, 20__
 BY: _____ MAYOR
 BY: _____ CITY CLERK



- UNDISTURBED BUFFER
- ZONE A FLOOD PLAIN
- DRAINAGE EASEMENT
- SANITARY SEWER EASEMENT
- WETLAND AREAS

VICINITY MAP
 N.T.S.



DEVELOPMENT SUMMARY

PROPOSED NAME: RIVER POINTE
 LAND LOTS: 7, 8, 27 & 28
 LAND DISTRICT: 3RD
 PROPOSED USE: SINGLE FINALLY RESIDENTIAL
 EXISTING ZONING: R1
 PROPOSED ZONING: UNCHANGED
 TOTAL AREA: 200.04 ACRES
 PROPOSED LOTS: 310
 DENSITY: 310 UNITS/200.04 ACRE
 1.55 UPA
 REQUIRED OPEN SPACE= 15% OR 30.01 AC
 PROPOSED OPEN SPACE= 28% OR 28.50 AC

PROPOSED STREET WIDTH = 28' BOC-BOC
 PROPOSED ROW WIDTH = 50'
 SETBACKS: FRONT = 30'
 SIDE = 10'
 REAR = 25'
 MIN LOT AREA: 14,000 SF
 MIN LOT WIDTH: 100' AT BUILDING LINE
 MIN LOT FRONTAGE: 75'

OWNER: THE ROWELL FAMILY PARTNERSHIP & JANE JAY STILL
 ADDRESS: P.O. BOX 1378, MONROE, GA 30655
 TELEPHONE: (770) 3186153

DEVELOPER: THE PACIFIC GROUP
 ADDRESS: 5755 DUPREE DRIVE, ATLANTA, GA 30327
 TELEPHONE: (678) 603-8267

ENGINEER: GREYDEN ENGINEERING
 ADDRESS: 12460 CRABAPPLE ROAD, STE 202-374, ALPHARETTA, GA 30004
 TELEPHONE: (770) 573-4801

UTILITIES STATEMENT:
 WATER: SUBDIVISION WILL CONNECT TO CITY OF MONROE WATER MAINS LOCATED ALONG DOUBLE SPRING CHURCH ROAD AND CEDAR RIDGE RD. 8" DUCTILE WILL BE USED THROUGH OUT THE SUBDIVISION. SUBDIVISION WILL GRAVITY FEED TO A CENTRALIZED LIFT STATION AND THEN PUMP VIA 6IN FORCE MAIN TO THE NEAREST CITY OF MONROE SYSTEM MANHOLE AS PER DISCUSSIONS WITH CITY OF MONROE UTILITIES.

SEWER:

UNDISTURBED BUFFER

ZONE A FLOOD PLAIN

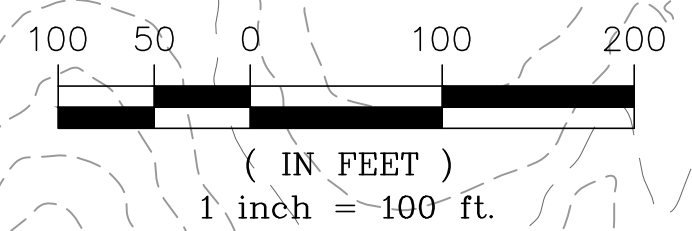
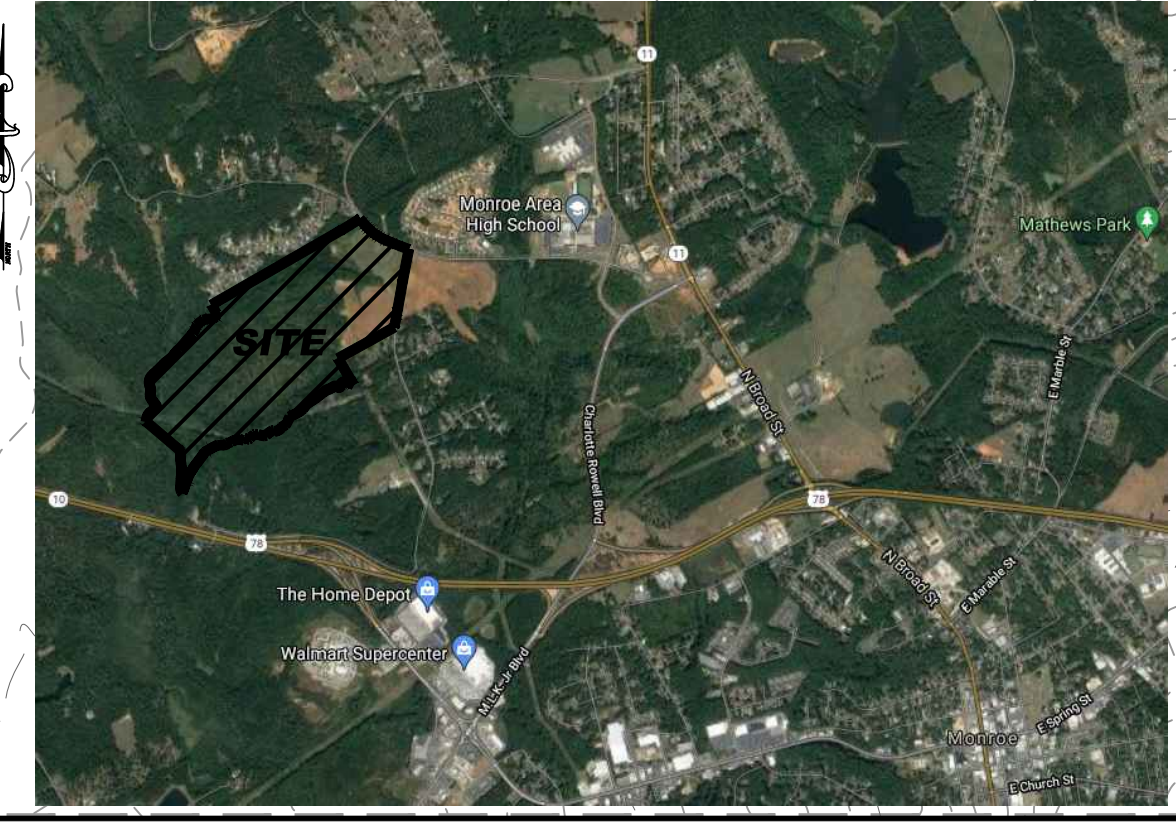
DRAINAGE EASEMENT

SANITARY SEWER EASEMENT

WETLAND AREAS

ZONE A FLOOD PLANE PER FEMA FIRM PANELS 13297C0110E 13297C0125E 13297C130E & 13297C0136E

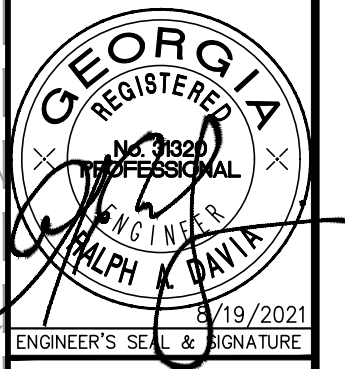
HYDROLOGY STATEMENT
 DUE TO TIMING OF BASIN PEAKS, NO DETENTION IS PROPOSED FOR THIS DEVELOPMENT. WATER QUALITY WILL BE PROVIDED VIA INFILTRATION WITHIN THE LOW LYING FLOODPLAIN AREAS. WE WILL ALSO UTILIZE A TREATMENT TRAIN OF PROPRIETARY BMPs AND AND ENHANCED SWALES. STORM WATER WILL BE DESIGNED IN ACCORDANCE WITH THE GEORGIA STORMWATER MANAGEMENT MANUAL AND THE CITY OF MONROE DEVELOPMENT STANDARDS.



REVISIONS	DATE	DESCRIPTION
78	8/22/2021	PRELIMINARY PLAT SUBMITTAL
77	6/19/2021	PRELIMINARY PLAT SUBMITTAL

CLIENT: **THE PACIFIC GROUP INC.**
 5755 DUPREE DR., NW #30, ATLANTA, GA 30327 678.603.8267
 24 HOUR EMERGENCY CONTACT: RICHARD COOPER 678.603.8267

ENGINEER: **GREYDEN ENGINEERING**
 12460 CRABAPPLE ROAD, STE 202-374 ALPHARETTA, GA 30004
 PH: 770-573-4801 FAX: 678-302-6362



SITE PLAN FOR RIVER POINTE PRELIMINARY PLAT
 LOCATED IN LAND LOTS 7, 8, 27 & 28, 3RD DISTRICT, 2ND SECTION CITY OF MONROE, WALTON COUNTY, GEORGIA

DATE	7/26/21
JOB NO.	21-028
DRAWN	RAD
CHECKED	RAD
SCALE	AS NOTED
SHEET:	PP-2

DEVELOPMENT SUMMARY

PROPOSED NAME: RIVER POINT
 LAND LOTS: 7, 8, 27 & 28
 LAND DISTRICT: 36D
 PROPOSED USE: SINGLE FINALLY RESIDENTIAL
 EXISTING ZONING: R1
 PROPOSED ZONING: UNCHANGED
 TOTAL AREA = 200.04 ACRES
 PROPOSED LOTS = 310
 DENSITY: 310 UNITS/200.04 ACRE
 1.55 UPA
 REQUIRED OPEN SPACE = 15% OR 30.01 AC
 PROPOSED OPEN SPACE = 28% OR 28.50 AC
 PROPOSED STREET WIDTH = 28' BOC-BOC
 PROPOSED ROW WIDTH = 50'
 SETBACKS: FRONT = 30'
 SIDE = 10'
 REAR = 25'
 MIN LOT AREA: 14,000 SF
 MIN LOT WIDTH: 100' AT BUILDING LINE
 MIN LOT FRONTAGE: 75'

OWNER: THE ROWELL FAMILY PARTNERSHIP & JANE JAY STILL
 ADDRESS: P.O. BOX 1378, MONROE GA 30655
 TELEPHONE: (770) 3186153

DEVELOPER: THE PACIFIC GROUP
 ADDRESS: 5755 DUPREE DRIVE, ATLANTA, GA 30327
 TELEPHONE: (678) 603-8267

ENGINEER: GREYDEN ENGINEERING
 ADDRESS: 12460 CRABAPPLE ROAD, STE 202-374, APLHARETTA, GA 30004
 TELEPHONE: (770) 573-4801

UTILITIES STATEMENT:
 WATER: SUBDIVISION WILL CONNECT TO CITY OF MONROE WATER MAINS LOCATED ALONG DOUBLE SPRING CHURCH ROAD AND CEDAR RIDGE RD. 8" DUCTILE WILL BE USED THROUGH OUT THE SUBDIVISION. SUBDIVISION WILL GRAVITY FEED TO A CENTRALIZED LIFT STATION AND THEN PUMP VIA GIN FORCE MAIN TO THE NEAREST CITY OF MONROE SYSTEM MANHOLE AS PER DISCUSSIONS WITH CITY OF MONROE UTILITIES.

SEWER: 75' IMPERVIOUS SETBACK
 50' CITY UNDIST BUFFER
 25' STATE UNDIST BUFFER

ZONE A FLOOD PLANE PER FEMA FIRM PANELS 13297C0110E 13297C0125E 13297C130E & 13297C0136E

LEGEND

- UNDISTURBED BUFFER
- ZONE A FLOOD PLAIN
- DRAINAGE EASEMENT
- SANITARY SEWER EASEMENT
- WETLAND AREAS

N/F HAWKS MICHAEL/D ZONING A1

PP-3 MATCH LINE

PP-1 MATCH LINE

PP-3 MATCH LINE

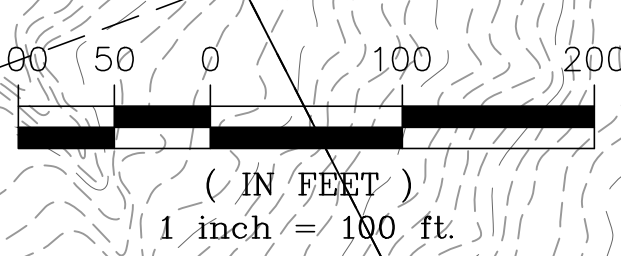
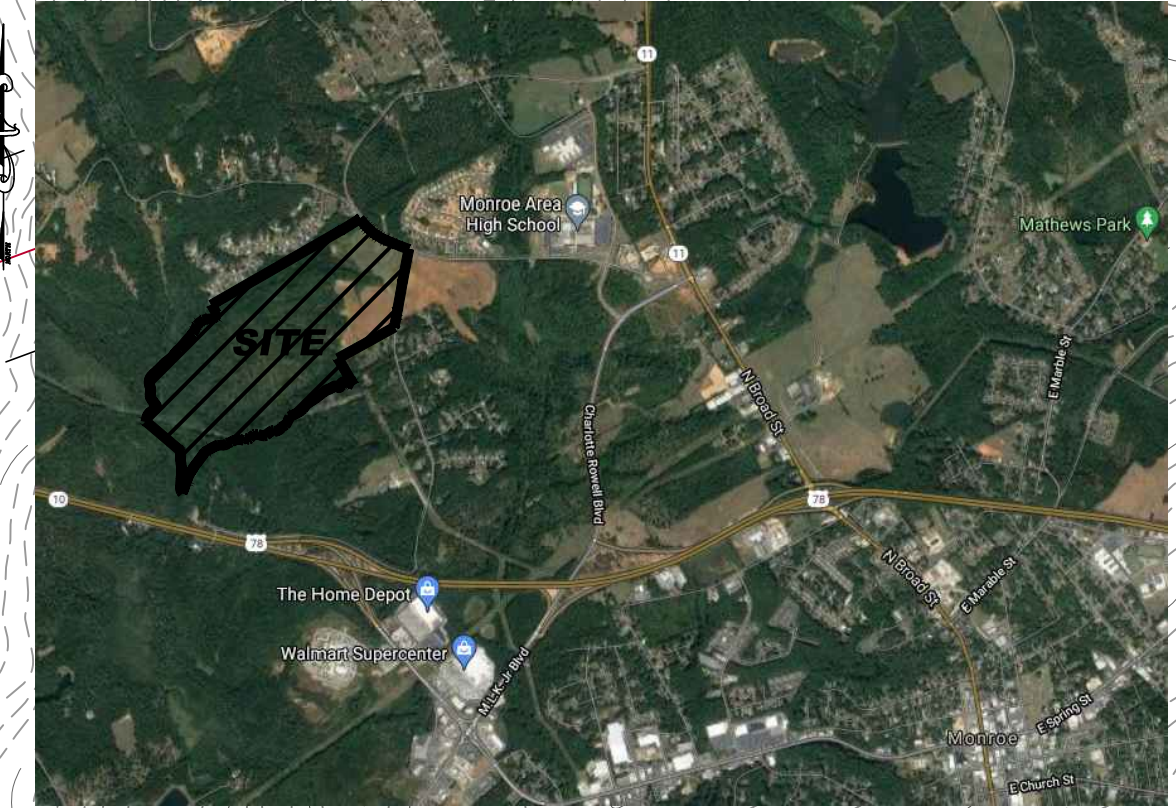
AMENITY POOL
 PAVILLION
 PLAYGROUND
 MAIL KIOSK LOCATION

STORM WATER MANAGEMENT FACILITY

ZONE A FLOOD PLANE PER FEMA FIRM PANELS 13297C0110E 13297C0125E 13297C130E & 13297C0136E

HYDROLOGY STATEMENT
 DUE TO TIMING OF BASIN PEAKS, NO DETENTION IS PROPOSED FOR THIS DEVELOPMENT. WATER QUALITY WILL BE PROVIDED VIA INFILTRATION WITHIN THE LOW LYING FLOODPLAIN AREAS. WE WILL ALSO UTILIZE A TREATMENT TRAIN OF PROPRIETARY BMS AND ENHANCED SWALES. STORM WATER WILL BE DESIGNED IN ACCORDANCE WITH THE GEORGIA STORMWATER MANAGEMENT MANUAL AND THE CITY OF MONROE DEVELOPMENT STANDARDS.

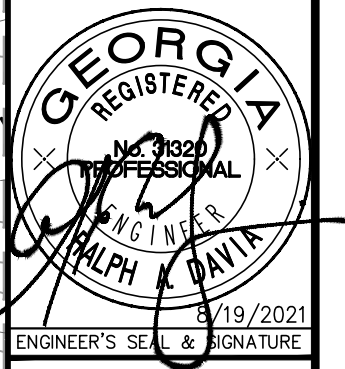
VICINITY MAP
 N.T.S.



REVISIONS	DATE	DESCRIPTION
1	8/2/2021	PRELIMINARY PLAT SUBMITTAL
2	8/19/2021	PRELIMINARY PLAT SUBMITTAL

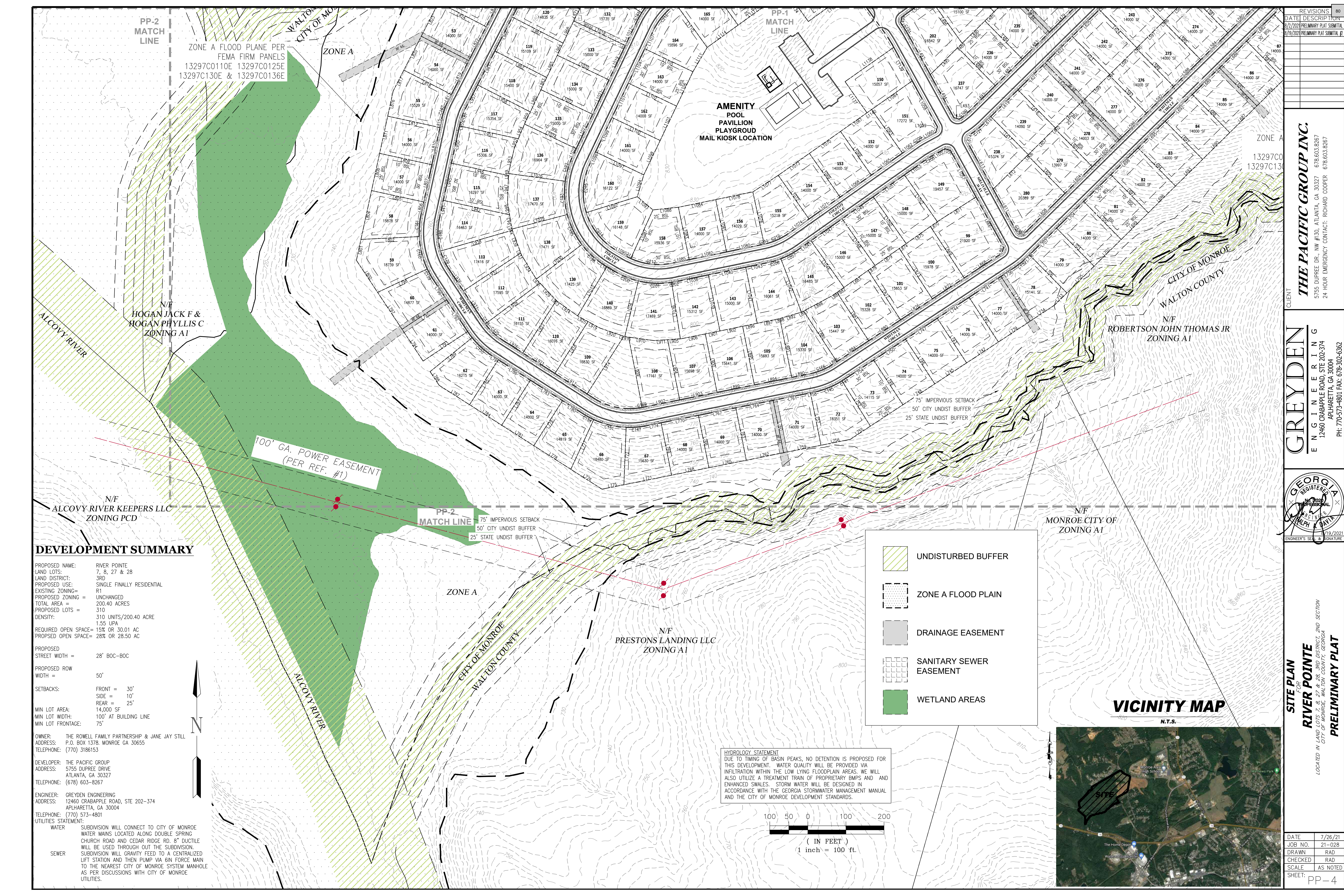
CLIENT: **THE PACIFIC GROUP INC.**
 5755 DUPREE DR., NW #130, ATLANTA, GA 30327 678.603.8267
 24 HOUR EMERGENCY CONTACT: RICHARD COOPER 678.603.8267

ENGINEER: **GREYDEN ENGINEERING**
 12460 CRABAPPLE ROAD, STE 202-374, APLHARETTA, GA 30004
 PH: 770-573-4801 FAX: 678-302-6362



SITE PLAN FOR RIVER POINT
 LOCATED IN LAND LOTS 7, 8, 27 & 28, 3RD DISTRICT, 2ND SECTION, CITY OF MONROE, WALTON COUNTY, GEORGIA
PRELIMINARY PLAT

DATE	7/26/21
JOB NO.	21-028
DRAWN	RAD
CHECKED	RAD
SCALE	AS NOTED
SHEET:	PP-3



ZONE A FLOOD PLANE PER FEMA FIRM PANELS 13297C0110E 13297C0125E 13297C130E & 13297C0136E

N/F HOGAN JACK F & HOGAN PHYLLIS C ZONING A1

100' GA. POWER EASEMENT (PER REF. #1)

PP-2 MATCH LINE

75' IMPERVIOUS SETBACK
50' CITY UNDIST BUFFER
25' STATE UNDIST BUFFER

N/F MONROE CITY OF ZONING A1

N/F PRESTONS LANDING LLC ZONING A1

N/F ROBERTSON JOHN THOMAS JR ZONING A1

DEVELOPMENT SUMMARY

PROPOSED NAME: RIVER POINTE
 LAND LOTS: 7, 8, 27 & 28
 LAND DISTRICT: 3RD
 PROPOSED USE: SINGLE FINALLY RESIDENTIAL
 EXISTING ZONING: R1
 PROPOSED ZONING: UNCHANGED
 TOTAL AREA: 200.40 ACRES
 PROPOSED LOTS: 310
 DENSITY: 310 UNITS/200.40 ACRE
 1.55 UPA
 REQUIRED OPEN SPACE: 15% OR 30.01 AC
 PROPOSED OPEN SPACE: 28% OR 28.50 AC

PROPOSED STREET WIDTH = 28' BOC-BOC
 PROPOSED ROW WIDTH = 50'

SETBACKS: FRONT = 30'
 SIDE = 10'
 REAR = 25'
 MIN LOT AREA: 14,000 SF
 MIN LOT WIDTH: 100' AT BUILDING LINE
 MIN LOT FRONTAGE: 75'

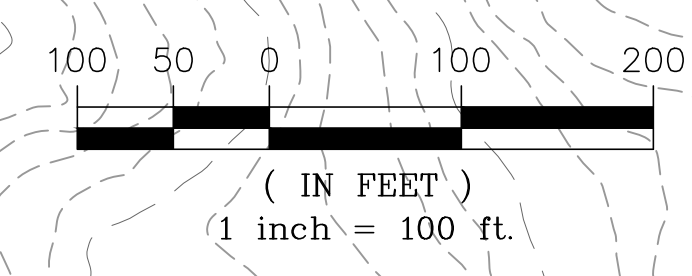
OWNER: THE ROWELL FAMILY PARTNERSHIP & JANE JAY STILL
 ADDRESS: P.O. BOX 1378, MONROE GA 30655
 TELEPHONE: (770) 3186153

DEVELOPER: THE PACIFIC GROUP
 ADDRESS: 5755 DUPREE DRIVE, ATLANTA, GA 30327
 TELEPHONE: (678) 603-8267

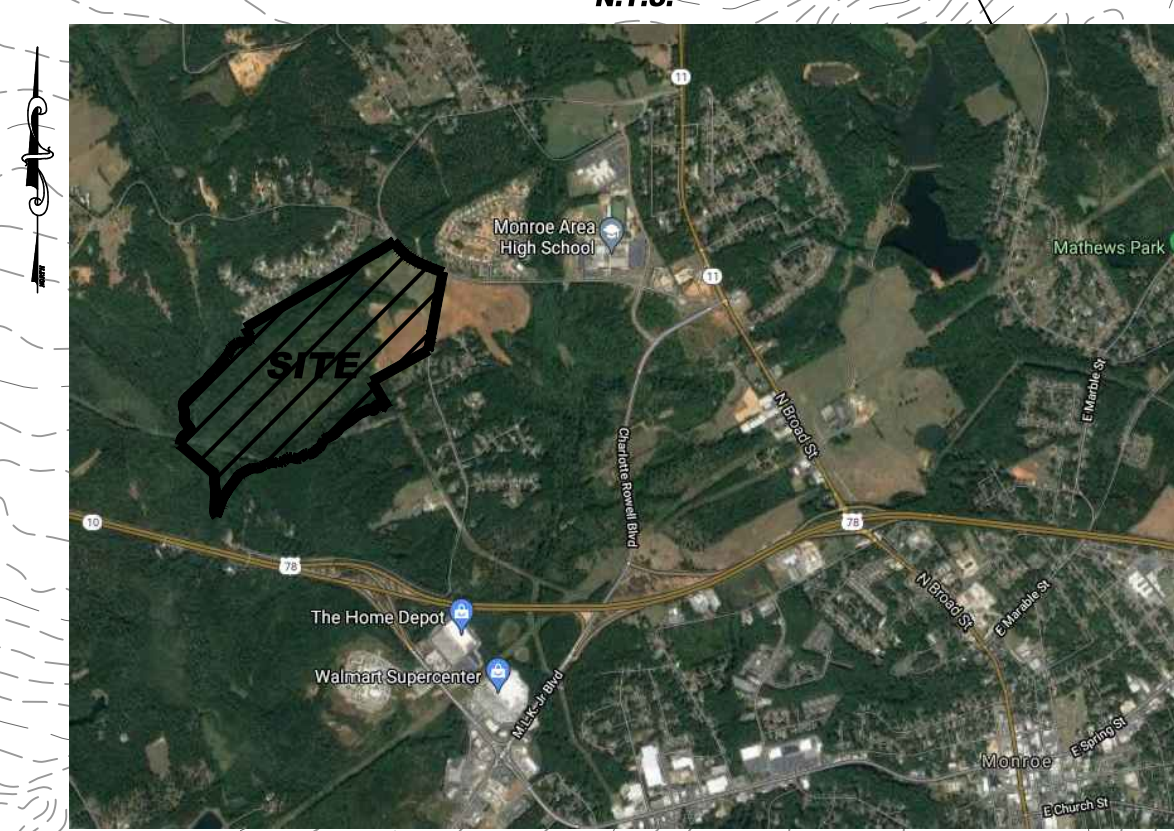
ENGINEER: GREYDEN ENGINEERING
 ADDRESS: 12460 CRABAPPLE ROAD, STE 202-374, APLHARETTA, GA 30004
 TELEPHONE: (770) 573-4801

UTILITIES STATEMENT:
 WATER: SUBDIVISION WILL CONNECT TO CITY OF MONROE WATER MAINS LOCATED ALONG DOUBLE SPRING CHURCH ROAD AND CEDAR RIDGE RD. 8" DUCTILE WILL BE USED THROUGH OUT THE SUBDIVISION.
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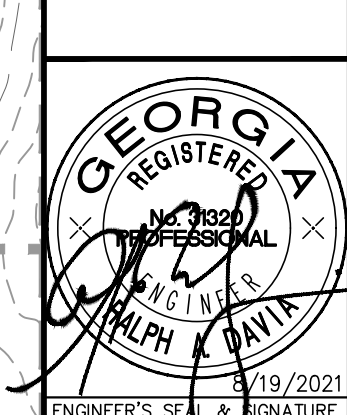
	UNDISTURBED BUFFER
	ZONE A FLOOD PLAIN
	DRAINAGE EASEMENT
	SANITARY SEWER EASEMENT
	WETLAND AREAS



REVISIONS	DESCRIPTION
01	DATE 7/26/21
02	DESCRIPTION PRELIMINARY PLAT SUBMITTAL
03	DATE 8/19/2021
04	DESCRIPTION PRELIMINARY PLAT SUBMITTAL

CLIENT: **THE PACIFIC GROUP INC.**
 5755 DUPREE DR., NW #130, ATLANTA, GA 30327 678.603.8267
 24 HOUR EMERGENCY CONTACT: RICHARD COOPER 678.603.8267

GREYDEN ENGINEERING
 12460 CRABAPPLE ROAD, STE 202-374
 APLHARETTA, GA 30004
 PH: 770-573-4801 FAX: 678-302-6362



SITE PLAN FOR RIVER POINTE PRELIMINARY PLAT
 LOCATED IN LAND LOTS 7, 8, 27 & 28, 3RD DISTRICT, 2ND SECTION CITY OF MONROE, WALTON COUNTY, GEORGIA

DATE	7/26/21
JOB NO.	21-028
DRAWN	RAD
CHECKED	RAD
SCALE	AS NOTED
SHEET:	PP-4

LINE TABLE		
LINE #	LENGTH	DIRECTION
L2	53.04'	S49°59'56"W
L4	16.87'	S63°09'32"W
L5	179.60'	N26°50'28"W
L6	70.24'	N58°04'28"E
L7	136.92'	S39°23'00"E
L8	100.00'	S63°09'32"W
L9	170.70'	N26°50'28"W
L10	100.40'	N58°04'28"E
L11	100.00'	S63°09'32"W
L12	161.81'	N26°50'28"W
L13	100.40'	N58°04'28"E
L14	100.00'	S63°09'32"W
L15	156.19'	N26°50'28"W
L16	99.37'	N59°57'31"E
L17	0.79'	N58°04'28"E
L18	100.00'	S63°09'32"W
L19	150.60'	N26°50'28"W
L20	100.16'	N59°57'31"E
L21	100.00'	S63°09'32"W
L22	145.00'	N26°50'28"W
L23	100.16'	N59°57'31"E
L30	112.62'	N46°17'24"W
L32	57.80'	N45°16'57"W
L33	46.38'	N28°56'10"W
L34	53.06'	N13°53'54"W
L35	66.95'	N04°16'34"E
L36	44.89'	N21°38'01"E
L37	53.48'	N59°57'31"E
L38	134.41'	S36°31'45"W
L39	44.49'	S59°24'13"W
L40	58.56'	S77°01'37"W
L41	60.98'	N84°52'28"W
L42	69.32'	N65°07'46"W
L43	3.84'	N45°16'57"W
L44	138.92'	S26°50'28"E
L45	140.00'	S26°50'28"E
L46	31.16'	S63°09'32"W
L47	56.86'	S42°02'23"W
L48	13.38'	S59°24'13"W
L51	62.92'	N63°09'32"E
L52	21.52'	S63°09'32"W
L53	118.80'	N63°09'32"E
L54	14.85'	S74°47'28"E
L56	17.46'	S45°52'44"E
L57	142.02'	S34°26'09"W
L58	88.05'	N45°52'44"W
L59	111.95'	S45°52'44"E
L60	140.00'	S44°07'16"W
L61	7.58'	N46°28'25"W
L62	94.29'	N45°52'44"W
L63	94.29'	S45°52'44"E
L64	140.00'	S42°55'54"W
L65	57.33'	N55°57'35"W
L66	56.58'	N51°30'50"W
L68	57.33'	S55°57'35"E
L69	140.00'	S34°02'25"W
L70	100.00'	N55°57'35"W
L71	100.00'	S55°57'35"E
L72	140.00'	S34°02'25"W
L73	140.00'	S32°55'58"W
L74	7.06'	N56°30'48"W
L75	94.68'	N55°57'35"W
L76	94.68'	S55°57'35"E
L77	139.54'	S21°14'14"W
L78	100.15'	N68°45'46"W

LINE TABLE		
LINE #	LENGTH	DIRECTION
L79	140.34'	N21°14'14"E
L80	64.00'	S68°03'04"E
L81	36.15'	S68°45'23"E
L82	100.00'	N68°45'46"W
L83	143.11'	N21°14'14"E
L84	63.73'	S67°04'50"E
L85	26.64'	S67°05'25"E
L86	9.68'	S68°03'04"E
L87	36.29'	S64°52'45"E
L88	73.97'	N68°45'46"W
L90	148.06'	N33°36'00"E
L91	28.35'	S64°32'49"E
L92	15.29'	S64°52'45"E
L93	31.37'	S59°42'14"E
L94	40.32'	S62°32'38"E
L95	2.69'	S64°32'49"E
L97	99.04'	N55°57'35"W
L98	139.34'	N34°02'25"E
L99	25.29'	S59°42'14"E
L100	101.85'	N55°57'35"W
L101	137.56'	N34°02'25"E
L102	33.24'	S53°34'07"E
L103	66.94'	S58°34'13"E
L104	1.78'	S59°42'14"E
L105	51.12'	N55°57'35"W
L107	31.10'	N45°52'44"W
L108	137.66'	N44°07'16"E
L109	49.45'	S50°44'56"E
L110	37.27'	S53°34'07"E
L111	1.78'	S53°34'07"E
L112	17.15'	S50°44'56"E
L113	103.19'	N45°52'44"W
L114	135.40'	N44°07'16"E
L115	44.57'	S45°28'06"E
L116	40.83'	S47°22'14"E
L117	0.73'	S50°44'56"E
L118	89.40'	N45°52'44"W
L120	13.18'	N14°21'50"E
L121	130.68'	N63°09'32"E
L122	83.16'	S44°24'29"E
L124	28.54'	S51°23'42"E
L125	148.58'	S38°36'18"W
L126	147.85'	N63°09'32"E
L127	14.93'	S75°07'39"E
L128	147.92'	S38°36'18"W
L129	103.84'	S51°23'42"E
L130	137.74'	S30°43'39"W
L131	78.47'	S51°23'42"E
L132	141.98'	S24°09'56"W
L134	76.31'	S65°50'04"E
L135	141.20'	S24°09'56"W
L136	100.00'	S65°50'04"E
L137	137.74'	S24°09'56"W
L138	98.38'	S65°50'04"E
L139	124.88'	S24°09'56"W
L140	14.14'	S69°09'56"W
L141	95.46'	N65°50'04"W
L142	132.89'	N24°09'56"E
L144	63.38'	S67°59'30"E
L145	53.19'	N65°50'04"W
L146	24.92'	N51°23'42"W
L147	132.65'	N38°36'18"E
L148	109.03'	N51°23'42"W
L149	126.41'	N38°36'18"E
L150	76.90'	N51°23'42"W

LINE TABLE		
LINE #	LENGTH	DIRECTION
L151	13.06'	N13°55'49"E
L152	11.59'	N63°09'32"E
L153	55.99'	N49°59'56"E
L154	148.54'	S37°08'08"W
L156	56.03'	N65°50'04"W
L157	14.14'	N20°50'04"W
L158	126.76'	N24°09'56"E
L159	127.52'	S67°59'30"E
L160	89.39'	S10°20'00"W
L161	169.39'	S74°30'46"W
L163	29.83'	S67°59'30"E
L164	114.30'	S69°20'00"E
L165	159.50'	S10°20'00"W
L166	140.00'	N79°40'00"W
L167	31.28'	N10°20'00"E
L169	101.12'	S10°20'00"W
L170	140.00'	N79°40'00"W
L171	101.12'	N10°20'00"E
L172	101.12'	S10°20'00"W
L173	140.00'	N79°40'00"W
L174	101.12'	N10°20'00"E
L175	101.12'	S10°20'00"W
L176	140.00'	N79°40'00"W
L177	101.12'	N10°20'00"E
L178	101.12'	S10°20'00"W
L179	140.00'	N79°40'00"W
L180	101.12'	N10°20'00"E
L181	101.12'	S10°20'00"W
L182	140.00'	N79°40'00"W
L183	101.12'	N10°20'00"E
L184	101.12'	S10°20'00"W
L185	140.00'	N79°40'00"W
L186	101.12'	N10°20'00"E
L187	101.12'	S10°20'00"W
L188	140.00'	N79°40'00"W
L189	101.12'	N10°20'00"E
L190	101.12'	S10°20'00"W
L191	140.00'	N79°40'00"W
L192	101.12'	N10°20'00"E
L193	106.25'	S10°20'00"W
L194	68.25'	N79°35'10"W
L196	15.05'	N50°24'01"W
L197	19.94'	N09°13'36"W
L199	25.28'	N10°20'00"E
L200	93.00'	S10°20'00"W
L201	140.00'	N79°40'00"W
L202	127.26'	N10°20'00"E
L203	107.59'	S68°45'46"E
L205	14.55'	S32°59'03"E
L206	106.11'	S10°20'00"W
L207	140.00'	N79°40'00"W
L208	33.53'	N10°20'00"E
L209	72.59'	N10°20'00"E
L210	96.47'	S10°20'00"W
L211	14.14'	S55°20'00"W
L212	130.00'	N79°40'00"W
L213	106.47'	N10°20'00"E
L214	100.00'	N79°40'00"W
L215	140.00'	N10°20'00"E
L216	100.00'	S79°40'00"E
L217	100.00'	N79°40'00"W
L218	140.00'	N10°20'00"E
L219	100.00'	S79°40'00"E
L220	100.00'	N79°40'00"W
L221	140.00'	N10°20'00"E

LINE TABLE		
LINE #	LENGTH	DIRECTION
L222	100.00'	S79°40'00"E
L223	100.00'	N79°40'00"W
L224	140.00'	N10°20'00"E
L225	100.00'	S79°40'00"E
L226	100.00'	N79°40'00"W
L227	140.00'	N10°20'00"E
L228	100.00'	S79°40'00"E
L229	9.13'	N79°40'00"W
L231	42.18'	N82°18'39"W
L232	140.00'	N07°41'21"E
L233	69.07'	S82°18'39"E
L234	36.01'	S79°40'00"E
L235	100.00'	N82°18'39"W
L236	140.00'	N07°41'21"E
L237	100.00'	S82°18'39"E
L238	100.00'	N82°18'39"W
L239	140.00'	N07°41'21"E
L240	100.00'	S82°18'39"E
L241	100.00'	N82°18'39"W
L242	140.00'	N07°41'21"E
L243	100.00'	S82°18'39"E
L244	100.00'	N82°18'39"W
L245	140.00'	N07°41'21"E
L246	100.00'	S82°18'39"E
L247	100.00'	N82°18'39"W
L248	140.00'	N07°41'21"E
L249	100.00'	S82°18'39"E
L250	9.05'	N82°18'39"W
L252	151.48'	N03°45'48"W
L253	123.52'	S82°18'39"E
L255	140.06'	N16°21'21"W
L256	105.77'	N70°06'29"E
L257	22.03'	S82°18'39"E
L259	140.09'	N28°56'53"W
L260	33.95'	N60°01'51"E
L261	90.37'	N70°06'29"E
L263	91.89'	S60°01'51"W
L264	140.00'	N29°58'09"W
L265	101.96'	N60°01'51"E
L266	100.00'	S60°01'51"W
L267	140.00'	N29°58'09"W
L268	100.00'	N60°01'51"E
L269	100.00'	S60°01'51"W
L270	140.00'	N29°58'09"W
L271	100.00'	N60°01'51"E
L272	100.00'	S60°01'51"W
L273	140.00'	N29°58'09"W
L274	100.00'	N60°01'51"E
L275	100.00'	S60°01'51"W
L276	140.00'	N29°58'09"W
L277	100.00'	N60°01'51"E
L278	100.00'	S60°01'51"W
L279	140.00'	N29°58'09"W
L280	100.00'	N60°01'51"E
L281	100.00'	S60°01'51"W
L282	140.00'	N29°58'09"W
L283	13.62'	N60°01'51"E
L284	86.38'	N60°01'51"E
L285	100.00'	S60°01'51"W
L286	140.00'	N29°58'09"W
L287	100.00'	N60°01'51"E
L288	140.00'	S29°58'09"E
L289	100.00'	S60°01'51"W
L290	140.00'	N29°58'09"W
L291	100.00'	N60°01'51"E

LINE TABLE		
LINE #	LENGTH	DIRECTION
L292	140.00'	S29°58'09"E
L293	100.00'	S60°01'51"W
L294	100.00'	N60°01'51"E
L295	140.00'	S29°58'09"E
L296	100.00'	S60°01'51"W
L297	100.00'	N60°01'51"E
L298	140.00'	S29°58'09"E
L299	100.00'	S60°01'51"W
L300	100.00'	N60°01'51"E
L301	140.00'	S29°58'09"E
L302	100.00'	S60°01'51"W
L303	100.00'	N60°01'51"E
L304	140.00'	S29°58'09"E
L305	100.00'	S60°01'51"W
L306	100.00'	N60°01'51"E
L307	140.00'	S29°58'09"E
L308	100.00'	S60°01'51"W
L309	100.00'	N60°01'51"E
L310	100.00'	S60°01'51"W
L311	100.00'	N60°01'51"E
L312	0.00'	S29°58'09"E
L313	140.00'	S29°58'09"E
L314	140.00'	S10°08'47"E
L315	81.30'	S69°53'36"W
L316	140.00'	S07°41'21"W
L317	83.34'	S89°54'00"W
L319	10.59'	S82°18'39"E
L320	140.00'	S07°41'21"W
L321	100.00'	N82°18'39"W
L322	100.00'	S82°18'39"E
L323	85.44'	N82°18'39"W
L324	100.00'	S82°18'39"E
L325	140.00'	S07°41'21"W
L326	14.56'	N82°18'39"W
L327	140.00'	S07°41'21"W
L328	100.00'	N82°18'39"W
L329	100.00'	S82°18'39"E
L331	36.56'	S61°07'58"W
L332	76.77'	N28°52'02"W
L333	135.86'	S82°18'39"E
L334	14.14'	S37°18'39"E
L335	29.32'	S07°41'21"W
L336	140.00'	S10°20'00"W
L338	89.43'	N79°40'00"W
L339	140.00'	N10°20'00"E
L340	100.00'	S79°40'00"E
L341	140.00'	S10°20'00"W
L342	100.00'	N79°40'00"W
L343	100.00'	S79°40'00"E
L344	96.04'	S10°20'00"W
L346	97.30'	N79°40'00"W
L347	90.63'	S79°40'00"E
L348	14.14'	S34°40'00"E
L349	145.00'	S44°32'48"E
L350	100.00'	S45°27'12"W
L351	145.00'	N44°32'48"W
L352	100.00'	N45°27'12"E
L353	145.00'	S44°32'48"E
L354	100.00'	S4

LINE #	LENGTH	DIRECTION
L578	2.31'	N45°27'12"E
L579	97.69'	N45°27'12"E
L580	100.00'	S45°27'12"W
L581	140.00'	N44°32'48"W
L582	2.31'	N45°27'12"E
L583	97.69'	N45°27'12"E
L584	100.00'	S45°27'12"W
L585	140.00'	N44°32'48"W
L586	2.31'	N45°27'12"E
L587	97.69'	N45°27'12"E
L588	100.00'	S45°27'12"W
L589	140.00'	N44°32'48"W
L590	2.31'	N45°27'12"E
L591	97.69'	N45°27'12"E
L592	100.00'	S45°27'12"W
L593	140.00'	N44°32'48"W
L594	2.31'	N45°27'12"E
L595	97.69'	N45°27'12"E
L596	100.00'	S45°27'12"W
L597	140.00'	N44°32'48"W
L598	2.31'	N45°27'12"E
L599	97.69'	N45°27'12"E
L600	100.05'	S45°27'12"W
L601	140.00'	N44°31'37"W
L602	2.31'	N45°27'12"E
L603	97.69'	N45°27'12"E
L604	99.95'	S45°27'12"W
L605	140.00'	N44°32'48"W
L606	2.31'	N45°27'12"E
L607	97.69'	N45°27'12"E
L608	153.45'	S45°27'12"W
L609	13.12'	N85°33'12"W
L611	116.25'	N28°48'38"W
L612	126.43'	N45°27'12"E
L613	143.58'	N28°48'38"W
L614	14.37'	N15°15'35"E
L616	28.29'	N45°27'12"E
L617	140.00'	S44°32'48"E
L618	140.00'	S44°32'48"E
L619	100.00'	N45°27'12"E
L620	140.00'	S44°32'48"E
L621	100.00'	N45°27'12"E
L622	100.00'	N45°27'12"E
L623	140.00'	S44°32'48"E
L624	140.00'	S44°32'48"E
L625	100.00'	N45°27'12"E
L626	140.00'	S44°32'48"E
L627	100.00'	N45°27'12"E
L628	140.00'	S44°32'48"E
L629	100.00'	N45°27'12"E
L630	140.00'	S44°32'48"E
L631	100.00'	N45°27'12"E
L632	100.00'	N45°27'12"E
L633	140.00'	S44°32'48"E
L634	140.00'	S35°22'00"E
L635	33.44'	N45°27'12"E
L636	140.00'	S28°52'02"E
L638	52.92'	N61°07'58"E
L639	140.00'	S28°52'02"E
L640	100.00'	N61°07'58"E
L641	140.00'	S28°52'02"E
L642	100.00'	N61°07'58"E
L643	100.00'	N61°07'58"E
L644	155.94'	S28°52'02"E
L645	100.00'	S60°42'47"W

LINE #	LENGTH	DIRECTION
L646	161.16'	N28°52'02"W
L647	60.62'	N61°07'58"E
L648	100.00'	S60°42'47"W
L649	161.89'	N28°52'02"W
L650	100.00'	N61°07'58"E
L651	100.00'	S60°42'47"W
L652	162.62'	N28°52'02"W
L653	100.00'	N61°07'58"E
L654	100.00'	S60°42'47"W
L655	163.35'	N28°52'02"W
L656	100.00'	N61°07'58"E
L657	100.00'	S60°42'47"W
L658	164.09'	N28°52'02"W
L659	100.00'	N61°07'58"E
L660	100.00'	S60°42'47"W
L661	164.82'	N28°52'02"W
L662	100.00'	N61°07'58"E
L663	100.00'	S60°42'47"W
L664	165.55'	N28°52'02"W
L665	100.00'	N61°07'58"E
L666	100.00'	S60°42'47"W
L667	166.28'	N28°52'02"W
L668	100.00'	N61°07'58"E
L669	100.00'	S60°42'47"W
L670	167.02'	N28°52'02"W
L671	100.00'	N61°07'58"E
L672	24.67'	S60°42'47"W
L673	50.73'	S61°08'07"W
L674	166.97'	N42°13'49"W
L676	73.51'	N61°07'58"E
L677	99.79'	S61°08'07"W
L678	140.00'	N44°32'48"W
L679	95.79'	N45°27'12"E
L680	100.00'	S45°27'12"W
L681	140.00'	N44°32'48"W
L682	100.00'	N45°27'12"E
L683	140.00'	S44°32'48"E
L684	100.00'	S45°27'12"W
L685	140.00'	N44°32'48"W
L686	100.00'	N45°27'12"E
L687	100.00'	S45°27'12"W
L688	140.00'	N44°32'48"W
L689	100.00'	N45°27'12"E
L690	100.00'	S45°27'12"W
L691	140.00'	N44°32'48"W
L692	100.00'	N45°27'12"E
L693	100.00'	S45°27'12"W
L694	140.00'	N44°32'48"W
L695	100.00'	N45°27'12"E
L696	100.00'	S45°27'12"W
L697	140.00'	N44°32'48"W
L698	100.00'	N45°27'12"E
L699	100.00'	S45°27'12"W
L700	140.00'	N44°32'48"W
L701	100.00'	N45°27'12"E
L702	100.00'	S45°27'12"W
L703	140.00'	N44°32'48"W
L704	100.00'	N45°27'12"E
L705	100.00'	S45°27'12"W
L706	140.00'	N44°32'48"W
L707	100.00'	N45°27'12"E
L708	101.76'	S29°58'09"E
L709	140.00'	S60°01'51"W
L710	91.76'	N29°58'09"W
L711	14.14'	N15°01'51"E

LINE #	LENGTH	DIRECTION
L712	130.00'	N60°01'51"E
L713	100.00'	S29°58'09"E
L714	139.97'	S60°01'51"W
L716	94.59'	N29°58'09"W
L717	72.28'	N35°45'27"W
L719	11.52'	S29°58'09"E
L720	89.22'	S35°45'27"E
L721	140.00'	S54°14'33"W
L722	100.00'	S35°45'27"E
L723	140.00'	S54°14'33"W
L724	100.00'	N35°45'27"W
L725	147.64'	S35°45'27"E
L727	114.63'	N33°30'21"E
L728	14.14'	N80°45'27"W
L729	138.32'	N35°45'27"W
L730	140.00'	N54°14'33"E
L731	100.00'	N35°45'27"W
L732	68.46'	S35°45'27"E
L733	45.68'	S45°27'12"W
L734	76.13'	N56°41'35"W
L735	140.00'	N33°18'25"W
L736	40.21'	N56°41'35"E
L738	9.77'	N45°27'12"E
L739	100.00'	S56°41'35"W
L740	140.00'	N33°18'25"W
L741	100.00'	N56°41'35"E
L742	100.00'	S56°41'35"W
L743	140.00'	N33°18'25"W
L744	100.00'	N56°41'35"E
L745	100.00'	S56°41'35"W
L746	140.00'	N33°18'25"W
L747	100.00'	N56°41'35"E
L748	100.00'	S56°41'35"W
L749	140.00'	N33°18'25"W
L750	100.00'	N56°41'35"E
L751	102.26'	S56°41'35"W
L752	140.08'	N32°07'49"W
L754	94.76'	N56°41'35"E
L755	63.38'	S56°41'35"W
L756	78.30'	N78°40'21"E
L757	140.00'	N11°19'39"W
L758	7.42'	N78°40'21"E
L759	100.00'	S78°40'21"W
L760	140.00'	N11°19'39"W
L761	100.00'	N78°40'21"E
L762	100.00'	S78°40'21"W
L763	140.00'	N11°19'39"W
L764	100.00'	N78°40'21"E
L765	100.00'	S78°40'21"W
L766	140.00'	N11°19'39"W
L767	100.00'	N78°40'21"E
L768	100.00'	S78°40'21"W
L769	140.00'	N11°19'39"W
L770	100.00'	N78°40'21"E
L771	127.73'	S78°40'21"W
L772	150.50'	N02°15'11"E
L774	39.56'	N78°40'21"E
L775	58.73'	S78°40'21"W
L776	96.92'	N57°28'49"W
L777	143.41'	N24°43'19"E
L778	115.28'	N57°28'49"W
L779	140.00'	N32°31'11"E
L780	65.30'	S57°28'49"E
L781	100.00'	N57°28'49"W
L782	140.00'	N32°31'11"E

LINE #	LENGTH	DIRECTION
L783	100.00'	S57°28'49"E
L784	100.00'	N57°28'49"W
L785	140.00'	N32°31'11"E
L786	100.00'	S57°28'49"E
L787	94.66'	N57°28'49"W
L788	43.24'	N33°30'21"W
L789	141.60'	N51°07'58"E
L791	17.16'	S57°28'49"E
L792	100.00'	S33°30'21"E
L793	140.00'	S56°29'39"W
L794	100.00'	N33°30'21"W
L795	140.00'	N56°29'39"W
L796	63.15'	S13°56'30"W
L797	116.27'	N33°30'21"W
L798	143.84'	N64°46'27"E
L800	100.93'	N33°30'21"W
L801	56.15'	N12°15'27"E
L802	152.90'	N87°14'35"E
L804	131.08'	N12°15'27"E
L805	140.00'	S77°44'33"E
L806	33.18'	S12°15'27"W
L807	100.00'	S12°15'27"W
L808	100.00'	N12°15'27"E
L809	140.00'	S77°44'33"E
L810	100.00'	S12°15'27"W
L811	100.00'	N12°15'27"E
L812	140.00'	S77°44'33"E
L813	22.08'	S27°08'31"W
L815	19.96'	S12°15'27"W
L816	67.41'	N12°15'27"E
L817	61.68'	N27°08'31"E
L818	140.00'	S62°51'29"E
L819	100.00'	S27°08'31"W
L820	100.00'	N27°08'31"E
L821	140.00'	S62°51'29"E
L822	100.00'	S27°08'31"W
L823	100.00'	N27°08'31"E
L824	140.00'	S62°51'29"E
L825	140.00'	S62°51'29"E
L826	100.00'	S27°08'31"W
L827	100.00'	N27°08'31"E
L828	100.00'	S27°08'31"W
L829	140.00'	N62°51'29"W
L830	100.00'	N27°08'31"E
L831	140.00'	S62°51'29"E
L833	77.79'	S27°08'31"W
L834	81.82'	N27°08'31"E
L835	34.29'	N32°46'38"E
L836	140.00'	S54°31'50"E
L837	13.63'	S54°50'19"W
L839	122.80'	N45°09'14"E
L840	13.63'	N54°50'19"E
L841	140.00'	S35°09'41"E
L842	100.00'	S54°50'19"W
L843	100.00'	N54°50'19"E
L844	140.00'	S35°09'41"E
L845	100.00'	S54°50'19"W
L846	100.00'	N54°50'19"E
L847	140.00'	S35°09'41"E
L848	140.00'	S29°58'09"E
L849	26.72'	S60°01'51"W
L851	23.05'	S54°50'19"W
L852	53.20'	N54°50'19"E
L853	56.87'	N60°01'51"E
L854	140.00'	S29°58'09"E

LINE #	LENGTH	DIRECTION
L855	100.00'	S60°01'51"W
L856	100.00'	N60°01'51"E
L857	100.00'	S60°01'51"W
L858	100.00'	N60°01'51"E
L859	140.00'	S29°58'09"E
L860	100.00'	S60°01'51"W
L861	100.00'	N60°01'51"E
L862	140.00'	S29°58'09"E
L863	140.00'	S29°58'09"E
L864	100.00'	S60°01'51"W
L865	100.00'	N60°01'51"E
L866	150.99'	S28°48'34"E
L867	14.69'	S13°56'30"W
L868	119.79'	S56°41'35"W
L869	161.41'	N33°18'25"W
L870	22.19'	N54°49'51"E
L871	120.25'	N57°28'20"E
L872	100.00'	S56°41'35"W
L873	158.16'	N33°18'25"W
L874	22.24'	N54°49'51"E
L875	77.81'	N54°49'51"E
L876	100.00'	S56°41'35"W
L877	154.91'	N33°18'25"W
L878	22.29'	N54°49'51"E
L879	77.76'	N54°49'51"E
L880	100.00'	S56°41'35"W
L881	151.66'	N33°18'25"W
L882	22.34'	N54°49'51"E
L883	77.71'	N54°49'51"E
L884	100.00'	S56°41'35"W
L885	158.86'	N33°18'25"W
L886	85.32'	N61°51'58"E
L887	100.00'	N54°49'51"E
L888	11.98'	S56°41'35"W
L890	47.74'	S78°40'21"W
L891	157.45'	N11°19'39"W
L892	58.86'	N73°37'43"E
L893	6.54'	N61°51'58"E
L894	100.00'	S78°40'21"W
L895	156.65'	N11°19'39"W
L896	39.14'	N78°21'21"E
L897	57.92'	N78°21'21"E
L898	2.95'	N73°37'43"E
L899	100.00'	S78°40'21"W
L900	156.27'	N11°19'39"W
L901	39.14'	N78°36'10"E
L902	60.86'	N78°21'21"E
L903	100.00'	S78°40'21"W
L904	160.77'	N11°19'39"W
L905	33.54'	N86°31'25"E
L906	66.77'	N78°36'10"E
L907	99.23'	S78°40'21"W
L909	187.60'	N10°54'29"W
L910	66.89'	S82°14'31"E
L911	36.27'	N86°31'25"E
L914	179.29'	N32°31'11"E
L915	2.64'	S71°03'32"E
L916	10.12'	S82°14'31"E
L917	100.00'	N57°28'49"W
L918	161.28'	N32°31'11"E
L919	35.44'	S61°21'41"E
L920	66.50'	S71°03'32"E
L921	100.00'	N57°28'49"W
L922	163.39'	N32°31'11"E
L923	3.09'	S43°19'21"E

LINE #	LENGTH	DIRECTION
L924	66.18'	S54°29'36"E
L925	30.98'	S61°21'41"E
L926		

Parcel Table		
Parcel #	Area SF	Area AC
1	16004.68	0.37
2	17515.15	0.40
3	16625.39	0.38
4	15898.34	0.36
5	15339.18	0.35
6	14780.02	0.34
7	25098.77	0.58
8	27012.26	0.62
9	21641.68	0.50
10	14173.44	0.33
11	15401.20	0.35
12	14000.00	0.32
13	14058.03	0.32
14	14393.07	0.33
15	14000.00	0.32
16	14054.05	0.32
17	15910.28	0.37
18	14856.10	0.34
19	14856.10	0.34
20	14000.00	0.32
21	14000.00	0.32
22	14000.00	0.32
23	14000.00	0.32
24	14000.00	0.32
25	14264.00	0.33
26	14000.00	0.32
27	14000.00	0.32
28	14000.00	0.32
29	14000.00	0.32
30	14000.00	0.32
31	15551.12	0.36
32	16199.20	0.37
33	15226.85	0.35
34	14100.09	0.32
35	14000.00	0.32
36	14000.00	0.32
37	14000.00	0.32
38	14000.00	0.32
39	14000.00	0.32
40	14000.00	0.32
41	14000.00	0.32
42	14000.00	0.32
43	14000.00	0.32
44	14000.00	0.32
45	14000.00	0.32
46	14530.74	0.33
47	14000.00	0.32
48	14000.00	0.32
49	15442.73	0.35
50	14823.07	0.34
51	14000.00	0.32
52	14000.00	0.32
53	14000.00	0.32
54	14000.00	0.32
55	15529.25	0.36
56	14000.00	0.32
57	14000.00	0.32
58	15878.32	0.36
59	18739.09	0.43
60	14876.88	0.34

Parcel Table		
Parcel #	Area SF	Area AC
61	14000.00	0.32
62	16214.87	0.37
63	14000.00	0.32
64	14000.00	0.32
65	14818.53	0.34
66	18479.98	0.42
67	15629.80	0.36
68	14000.00	0.32
69	14000.00	0.32
70	14000.00	0.32
71	14000.00	0.32
72	16351.09	0.38
73	14115.20	0.32
74	14000.00	0.32
75	14000.00	0.32
76	14000.00	0.32
77	14000.00	0.32
78	15140.64	0.35
79	14000.00	0.32
80	14000.00	0.32
81	14000.00	0.32
82	14000.00	0.32
83	14000.00	0.32
84	14000.00	0.32
85	14000.00	0.32
86	14000.00	0.32
87	14000.00	0.32
88	15310.13	0.35
89	15858.46	0.36
90	16664.97	0.38
91	15591.74	0.36
92	16518.50	0.38
93	16445.26	0.38
94	16372.02	0.37
95	16298.79	0.37
96	16225.55	0.37
97	16152.31	0.37
98	16020.46	0.37
99	21920.25	0.50
100	15978.49	0.37
101	15653.33	0.36
102	15328.17	0.35
103	15447.26	0.35
104	15369.64	0.35
105	15693.48	0.36
106	15641.13	0.36
107	15697.74	0.36
108	17160.90	0.39
109	16829.80	0.39
110	16075.84	0.37
111	16154.98	0.37
112	17595.49	0.40
113	17416.06	0.40
114	16463.09	0.38
115	16297.06	0.37
116	15306.06	0.35
117	15353.99	0.35
118	15399.65	0.35
119	15108.85	0.35
120	14834.67	0.34

Parcel Table		
Parcel #	Area SF	Area AC
121	14784.26	0.34
122	15577.30	0.36
123	16282.47	0.37
124	16713.08	0.38
125	17006.48	0.39
126	15888.82	0.36
127	15262.32	0.35
128	15000.00	0.34
129	15000.00	0.34
130	15000.00	0.34
131	17445.03	0.40
132	15734.76	0.36
133	15000.00	0.34
134	15000.00	0.34
135	15000.00	0.34
136	16964.10	0.39
137	17470.06	0.40
138	17470.71	0.40
139	17424.65	0.40
140	16888.88	0.39
141	17469.44	0.40
142	15311.69	0.35
143	15000.00	0.34
144	16061.25	0.37
145	16484.61	0.38
146	15000.00	0.34
147	15000.00	0.34
148	15000.00	0.34
149	19457.49	0.45
150	15057.28	0.35
151	17271.96	0.40
152	14000.00	0.32
153	14000.00	0.32
154	14000.00	0.32
155	15218.07	0.35
156	14029.38	0.32
157	14000.00	0.32
158	15936.31	0.37
159	16147.57	0.37
160	16122.46	0.37
161	14000.00	0.32
162	14000.00	0.32
163	14000.00	0.32
164	15595.87	0.36
165	14000.00	0.32
166	14000.00	0.32
167	14000.00	0.32
168	14000.00	0.32
169	14500.00	0.33
170	20710.97	0.48
171	14000.00	0.32
172	14000.00	0.32
173	15084.89	0.35
174	13999.94	0.32
175	14196.09	0.33
176	14000.00	0.32
177	14000.00	0.32
178	14000.00	0.32
179	14000.00	0.32
180	14000.00	0.32

Parcel Table		
Parcel #	Area SF	Area AC
181	14000.00	0.32
182	14000.00	0.32
183	14000.00	0.32
184	15021.62	0.34
185	14972.47	0.34
186	14000.00	0.32
187	14000.00	0.32
188	14000.00	0.32
189	23103.53	0.53
190	23273.65	0.53
191	14500.00	0.33
192	14611.71	0.34
193	15059.00	0.35
194	15059.00	0.35
195	14693.22	0.34
196	14500.00	0.33
197	14500.00	0.33
198	14500.00	0.33
199	14500.00	0.33
200	14500.00	0.33
201	16433.83	0.38
202	16541.73	0.38
203	15100.00	0.35
204	14000.00	0.32
205	14000.00	0.32
206	14000.00	0.32
207	14000.00	0.32
208	14000.00	0.32
209	14000.00	0.32
210	14188.64	0.33
211	14004.88	0.32
212	14133.44	0.32
213	14000.00	0.32
214	14000.00	0.32
215	14000.00	0.32
216	15639.54	0.36
217	18989.26	0.44
218	14000.00	0.32
219	14000.00	0.32
220	14000.00	0.32
221	19497.62	0.45
222	14000.00	0.32
223	14000.00	0.32
224	14000.00	0.32
225	14000.00	0.32
226	14000.00	0.32
227	14280.66	0.33
228	15350.80	0.35
229	14316.60	0.33
230	14000.00	0.32
231	14000.00	0.32
232	14000.00	0.32
233	14000.00	0.32
234	14000.00	0.32
235	14000.00	0.32
236	14000.00	0.32
237	16746.63	0.38
238	15374.01	0.35
239	14000.00	0.32
240	14000.00	0.32

Parcel Table		
Parcel #	Area SF	Area AC
241	14000.00	0.32
242	14000.00	0.32
243	14000.00	0.32
244	14000.00	0.32
245	14000.00	0.32
246	14000.00	0.32
247	14438.74	0.33
248	14317.62	0.33
249	14000.00	0.32
250	14000.00	0.32
251	14000.00	0.32
252	14000.00	0.32
253	14000.00	0.32
254	14000.00	0.32
255	14740.84	0.34
256	19163.42	0.44
257	17260.04	0.40
258	14000.00	0.32
259	16397.08	0.38
260	16470.59	0.38
261	16433.83	0.38
262	14000.00	0.32
263	14000.00	0.32
264	14000.00	0.32
265	14000.00	0.32
266	14000.00	0.32
267	14000.00	0.32
268	14000.00	0.32
269	14000.00	0.32
270	14121.47	0.32
271	15411.02	0.35
272	14000.00	0.32
273	14000.00	0.32
274	14000.00	0.32
275	14000.00	0.32
276	14000.00	0.32
277	14000.00	0.32
278	14003.39	0.32
279	13996.61	0.32
280	20388.87	0.47
281	14415.10	0.33
282	14157.17	0.33
283	14157.17	0.33
284	14157.17	0.33
285	14157.17	0.33
286	14157.17	0.33
287	14157.17	0.33
288	14157.17	0.33
289	14157.17	0.33
290	17848.20	0.41
291	25637.96	0.59
292	15406.34	0.35
293	14000.29	0.32
294	14164.68	0.33
295	14000.00	0.32
296	14280.81	0.33
297	14000.00	0.32
298	14000.00	0.32
299	14000.50	0.32
300	14494.91	0.33

Parcel Table		
Parcel #	Area SF	Area AC
301	20062.98	0.46
302	15455.63	0.35
303	17034.17	0.39
304	15418.68	0.35
305	14203.13	0.33
306	13999.99	0.32
307	14000.00	0.32
308	14160.30	0.33
309	14000.00	0.32
310	14000.00	0.32

CURVE TABLE				
CURVE #	LENGTH	RADIUS	CHORD BEARING	CHORD LENGTH
C1	36.55'	883.51'	S40°34'07"E	36.55'
C2	40.20'	175.00'	S56°34'44"W	40.11'
C12	93.29'	55.00'	S04°52'50"E	82.50'
C19	90.79'	53.53'	N79°38'59"E	80.29'
C20	20.07'	60.24'	N22°18'21"E	19.98'
C21	22.44'	24.30'	N37°30'00"E	21.65'
C22	46.59'	225.00'	S39°56'48"E	46.51'
C27	4.67'	225.00'	S46°28'25"E	4.67'
C28	34.92'	225.00'	S51°30'50"E	34.88'
C34	4.35'	225.00'	S56°30'48"E	4.35'
C35	37.76'	175.00'	N62°34'53"W	37.69'
C36	1.34'	175.00'	N56°10'47"W	1.34'
C41	30.79'	175.00'	N50°55'09"W	30.75'
C42	29.96'	175.00'	N40°58'25"W	29.93'
C43	65.61'	225.00'	S43°02'28"E	65.38'
C46	30.94'	225.00'	S55°20'02"E	30.91'
C47	25			

**AN ORDINANCE TO AMEND THE ZONING
ORDINANCE OF THE CITY OF MONROE, GEORGIA**

The Mayor and Council of the city of Monroe, Georgia, hereby ordain as follows:

The Zoning Ordinance of the City of Monroe, officially adopted June 10, 2014, and Effective July 1, 2014, as thereafter amended, is hereby amended by implementing text amendments and changes outlined and identified in particular detail on Exhibit A, which such exhibit is incorporated herein by reference.

All ordinances or parts of ordinances in conflict herewith are hereby repealed.

These text amendments of the City of Monroe Zoning Ordinance shall take effect upon their adoption by the Mayor and Council.

FIRST READING. This 13th, day of December, 2022.

SECOND READING AND ADOPTED on this 10th day of January, 2023.

CITY OF MONROE, GEORGIA

**By: _____ (SEAL)
John Howard, Mayor**

**Attest: _____ (SEAL)
Logan Propes, City Administrator**

EXHIBIT A

City of Monroe Zoning Ordinance Text Amendment

Amendment # 14

1. Section 620.3, Table 5 – Commercial Zoning District Land Use Regulations. Modify Table 5 to remove Self-Service Mini-Warehouse and Warehouses as permitted uses in the B-3 zoning district. Table 5 to be amended as follows:

Section 620.3 Commercial Land Use Regulations (P, B-1, B-2, B-3):

Section 620.3 Table 5 - Commercial Zoning District Land Use Regulations

[P]=permitted; [X]=prohibited; [C]=conditional use permit required

LAND USE CATEGORY	DISTRICT				REFERENCE
Principal Use* (unless noted as an accessory use)	P	B1	B2	B3	See Section or Note
Distribution and storage facilities					
warehouse, self-service (mini)	X	X	X	X	
warehouse	X	X	X	X	

2. Section 630.3, Table 6 – Industrial Zoning District Land Use Regulations. Modify Table 6 to add Reference Note for Self-Service Mini-Warehouses and exclusion from being located in the Federal Opportunity Zone or Urban Redevelopment Authority boundary. Reference note to be named “Note 6” and added to the list of Notes for Table 6, Section 630.3. Table 6 and Notes for Table 6 to be amended as follows:

Section 630.3 Industrial Land Use Regulations (M-1):

Section 630.3 Table 6 - Industrial Zoning District Land Use Regulations

[P]=permitted; [X]=prohibited; [C]=conditional use permit required

LAND USE CATEGORY	DISTRICT	REFERENCE
Principal Use*(unless noted as an accessory use)	M-1	See Section or Note
Distribution and storage facilities		
warehouse, self-service(mini)	P	Note (6)
warehouse	P	
distribution warehouse facility	P	

Notes for Table 6, Section 630.3:

- (1) Acid manufacturing includes without limitation the manufacturing of hydrochloric, nitric, picric, sulfuric acid or other similar acids.
- (2) Excluding the manufacturing of paper from pulp wood.
- (3) Excluding the processing of raw materials.
- (4) Excludes fuels intended for vehicle use.

- (5) In compliance with the City of Monroe Code of Ordinances, Chapter 22, Article II, Adult Entertainment.
- (6) Excludes properties located in the Federal Enterprise Opportunity Zone and Urban Redevelopment Authority boundary with the exception of M-1 zoned properties located within a ½ mile of the Vine Street and South Broad Street intersection.

3. Section 644.2 – Monroe and Walton Mills Historic Overlay District (MHDO), Applicability. Amend language in the applicability requirements for the Monroe and Walton Mills Historic Overlay District (MHDO) to indicate the developments must be platted as condominiums. Section 644.2 to be amended as follows:

644.2 Applicability

The MHDO District shall be allowed in all areas located in the Monroe and Walton Mills Historic District, as defined on the City of Monroe Official Historic District Map. All MHDO developments shall be constructed on parcels of a minimum size of four-tenths (0.4) of an acre (17,424 Sf). All MHDO developments shall contain a minimum of four (4) and a maximum of ten (10) single family dwelling units per gross acre located in a cluster-type format to encourage a sense of community among the residents. All MHDO developments shall be condominium forms of ownership which meets the requirements in the subsequent sections of the MHDO District.

4. Section 645.3 – Infill Overlay District, Permitted Uses. Amend language in the Infill Overlay District to allow existing two-family or duplex dwellings as a permitted use. Section 645.3 to be amended as follows:

645.3 Permitted Uses.

Within a IOD development the following uses are permitted:

- (1) Single-family detached dwellings.
- (2) Existing Two-Family or Duplex dwellings.

5. Section 700.2, Table 11 – P, B-1, B-2, and B-3 Dimensional Requirements, Commercial Zoning District Dimensional Requirements. Amend commercial zoning district dimensional requirements to add a new note to allow for zero-lot line setbacks in in multi-tenant commercial buildings located on one single-parcel where existing parking serves all existing tenants in the commercial building, including a requirement to have a shared parking arrangement at the time of platting. Reference note to be numbered “8” and added to the list of notes for Table 11. Table 11 and the Notes for Table 11 to be amended as follows:

Section 700.2: Table 11 – Commercial Zoning District Dimensional Requirements:

	P	B1	B2	B3
LOT				
Lot area, min (1)	7,500 sq. ft.	7,500 sq. ft.	None(7)	None(7)
Lot coverage, max	50%	50%	60%	60 %
Lot width, min	60 ft.	60 ft.	60 ft.	100 ft.
Lot frontage, min	60 ft.	60 ft.	60 ft.	100 ft.
YARD				
Setback, front yard (2)	25 ft.	25 ft.	25 ft.	35 ft.
Setback, side yard, min (3)	10 ft.	15 ft. (8)	15 ft. (4)(8)	15 ft. (5)(8)
Setback, rear yard, min	20 ft.	20 ft.	20 ft. (4)	20 ft. (5)
BUILDING				
Building height, max (6)	35 ft.	35 ft.	35 ft.	35 ft.
Building ground floor area, min sq. footage required	1,000 sq. ft.	1,000 sq. ft.	1,000 sq. ft.	2,000 sq. ft.

- (1) Encompasses area for accessory buildings and uses, including parking, loading and unloading space, storage and parking, screening, lighting, and stormwater management measures. The minimum lot area cited in this Article shall be increased in all situations where public sanitary sewer service is not utilized and the Walton County Health Department requires a larger lot for proper septic tank operation.
- (2) For properties within the HPO or CDO overlay districts, the setback is established by the designated design review board to maintain the established building line along a historic block or design corridor.
- (3) On corner lots that abut a residential district or use, there shall be a side yard equal in depth to the required front yard of the residential district.
- (4) A ten (10) foot landscaped and fenced opaque buffer strip or berm is required if lot abuts residential district or use.
- (5) A twenty-five (25) foot landscaped and fenced opaque buffer strip or berm is required if lot abuts residential district or use.
- (6) Church spires, belfries, cupolas, monuments, water towers, chimneys, flues, flagpoles, television antennae, and radio aerials are exempt.
- (7) Minimum lot size for single family homes shall comply with the requirements for R1A districts.
- (8) Zero-lot line setbacks are permitted for multi-tenant commercial buildings located on one single-parcel where existing parking serves all existing tenants in the commercial building. A shared parking arrangement is required prior to plat approval for any subdivision of an existing parcel benefitting from this requirement.

6. Section 810.1 – Newly Platted Subdivisions, Single and Two Family Dwelling Subdivisions. Amend newly platted subdivision requirements to require the submittal of a plat showing the matrix of 5 different building designs for consideration and approval as

required in Section 810.1(1). Subsection labeled “(a)” to be added to Section 810.1(1) for the matrix requirement. Section 810.1 to be amended as follows:

Section 810 Newly Platted Subdivisions.

810.1 Single and Two Family Dwelling Subdivisions. The following site design standards shall be utilized for every newly platted residential subdivision containing single and two family dwellings.

- (1) There shall be only one building design or substantially similar building design permitted per 5 adjacent or opposite adjacent lots. Provided however, if the average lot size of the subdivision exceeds 1 acre, one building design or substantially similar building design shall be permitted per 3 adjacent or opposite adjacent lots.
 - (a) Prior to approval of any building permits for new platted subdivisions, a copy of the final plat showing the building design matrix set forth in Section 810.1(1) shall be submitted to the Code Enforcement office for review.
- (2) Every newly platted residential lot in the city limits that abuts a street on the back side of the property shall maintain natural or undisturbed buffers.

7. Article VIII – Site Design. Amend Article VIII to add a new section requiring all new single-family residential and mixed-use projects to be rezoned as a planned district. New section to be numbered Section 820 and titled “New Single-Family Residential and Mixed-Use Development”. Article VIII to add Section 820 as follows:

Section 820 New Single-Family Residential and Mixed-Use Development.

All new single-family residential and mixed-use developments shall be rezoned to a planned district as outlined in Section 650.

8. Section 910.1 – Residential Building Design Standards, Single and Two Family Dwellings. Amend Section 910.1 to revise the front and rear entry requirements for a dwelling to exclude trellis extensions (or pergolas) in requirement (5) and revise the garage standards for dwellings in requirement (8). The forward garage allowance for cul-de-sac lots in requirement (9) to be removed from Section 910.1. Section 910.1 to be amended as follows:

910.1 Single and Two Family Dwellings. The following building design standards shall apply to all single and two family dwelling units constructed in the City, regardless of their zoning district:

- (1) All dwellings shall be constructed of brick, stone or other masonry type product. Cement based siding such as Hardiplank or other similar material is permitted. Vinyl and aluminum siding is prohibited. Vinyl or aluminum may be utilized on a limited basis in the soffit and eave trim areas.
- (2) All primary roofs shall have a minimum 5/12 pitch. Dormer and porch roofs may have lower slopes.

- (3) All primary roof overhangs for exterior walls shall be no less than 16 inches for brick sided designs, and no less than 12 inches for all other designs. Said overhang requirements shall apply to gable ends as well as exterior walls supporting rafters.
- (4) All primary front entrances shall be scaled to the relative proportions of the building design, adjoining streetscape, and maintain the overall architectural style of the residence.
- (5) All primary front and rear entrances shall be recessed a minimum of 5 feet, and shall be covered by a roof extension or shed roof extension no less than 6 foot by 6 foot in dimension. Pergolas, trellis extensions, and other open structures do not count towards this requirement.
- (6) All exterior wall sections wider than 25 feet shall include an interruption in the plane of the façade by recess, protrusion, or fenestration.
- (7) No exposed unpainted wood is allowed on the front façade of any dwelling except porch flooring boards.
- (8) All attached and detached garages shall be located a minimum of 20 feet behind the front of the dwelling. Preferred garage access for dwellings is rear or alley loaded. For the purposes of this requirement, the front of the dwelling shall begin at the heated floor area of the front orientation of the dwelling. If the front door is recessed behind any heated floor area of the front orientation of the dwelling, the distance shall be measured from the front door.

Proposed Amendments to the Zoning Ordinance

November 15 – Planning Commission
 December 13 – City Council 1st Reading
 January 10 – City Council 2nd Reading

Amendment Key
Blue – Language to be added
Red – Language to be removed
Green – Amendment description

- **Section 620.3: Modify Commercial Zoning District Land Use Regulation table to remove Self-Service Mini-Warehouse and Warehouses as permitted uses in the B-3 zoning district.**

Section 620.3 Commercial Land Use Regulations (P, B-1, B-2, B-3):

Section 620.3 Table 5 - Commercial Zoning District Land Use Regulations

[P]=permitted; [X]=prohibited; [C]=conditional use permit required

LAND USE CATEGORY	DISTRICT				REFERENCE
	P	B1	B2	B3	
Principal Use* (unless noted as an accessory use)					See Section or Note
Distribution and storage facilities					
warehouse, self-service (mini)	X	X	X	P X	
warehouse	X	X	X	P X	

- **Section 630.3: Modify Industrial Zoning District Land Use Regulation table to add new Note that includes a description of where Self-Service Mini-Warehouse and exclusion from being located in the Federal Opportunity Zone or Urban Redevelopment Authority boundary in the M-1 zoning district.**

Section 630.3 Industrial Land Use Regulations (M-1):

Section 630.3 Table 6 - Industrial Zoning District Land Use Regulations

[P]=permitted; [X]=prohibited; [C]=conditional use permit required

LAND USE CATEGORY	DISTRICT	REFERENCE
	M-1	
Principal Use*(unless noted as an accessory use)		See Section or Note
Distribution and storage facilities		
warehouse, self-service(mini)	P	Note (6)
warehouse	P	
distribution warehouse facility	P	

Notes for Table 6, Section 630.3:

- (1) Acid manufacturing includes without limitation the manufacturing of hydrochloric, nitric, picric, sulfuric acid or other similar acids.
- (2) Excluding the manufacturing of paper from pulp wood.
- (3) Excluding the processing of raw materials.
- (4) Excludes fuels intended for vehicle use.
- (5) In compliance with the City of Monroe Code of Ordinances, Chapter 22, Article II, Adult Entertainment.
- (6) Excludes properties located in the Federal Enterprise Opportunity Zone and Urban Redevelopment Authority boundary with the exception of M-1 zoned properties located within a ½ mile of the Vine Street and South Broad Street intersection.**

➤ **Section 644.2: Amend language in the Monroe and Walton Mills Historic Overlay District (MHDO) to indicate the developments must be platted as condominiums.**

644.2 Applicability

The MHDO District shall be allowed in all areas located in the Monroe and Walton Mills Historic District, as defined on the City of Monroe Official Historic District Map. All MHDO developments shall be constructed on parcels of a minimum size of four-tenths (0.4) of an acre (17,424 Sf). All MHDO developments shall contain a minimum of four (4) and a maximum of ten (10) single family dwelling units per gross acre located in a cluster-type format to encourage a sense of community among the residents. All MHDO developments shall be condominium forms of ownership which meet the requirements in the subsequent sections of the MHDO District.

➤ **Section 645.3: Amend language in the Infill Overlay District to allow existing duplexes to be subdivided into infill lots.**

Permitted Uses.

Within a IOD development the following uses are permitted

- (1) Single-family detached dwellings.
- (2) Existing Two-Family or Duplex dwellings.

➤ **Section 700.2: Amend commercial zoning district dimensional requirements to allow for zero-lot line setbacks in multi-tenant commercial buildings located on one single-parcel where existing parking serves all existing tenants in the commercial building, including a requirement to have a shared parking arrangement at the time of platting.**

700.2 P, B-1, B-2 and B-3 Dimensional Requirements: The following table delineates dimensional requirements for the specified commercial zoning districts. For the matrix of use provisions by district, see Article VI. For supplementary standards for specific uses, see Article X. For allowed residential uses in commercial zoning districts, the dimensional requirements of the corresponding residential district shall apply.

Section 700.2: Table 11 – Commercial Zoning District Dimensional Requirements

	P	B1	B2	B3
LOT				
Lot area, min (1)	7,500 sq. ft.	7,500 sq. ft.	None(7)	None(7)
Lot coverage, max	50%	50%	60%	60 %
Lot width, min	60 ft.	60 ft.	60 ft.	100 ft.
Lot frontage, min	60 ft.	60 ft.	60 ft.	100 ft.
YARD				
Setback, front yard (2)	25 ft.	25 ft.	25 ft.	35 ft.
Setback, side yard, min (3)	10 ft.	15 ft. <u>(8)</u>	15 ft. (4) <u>(8)</u>	15 ft. (5) <u>(8)</u>
Setback, rear yard, min	20 ft.	20 ft.	20 ft. (4)	20 ft. (5)
BUILDING				
Building height, max (6)	35 ft.	35 ft.	35 ft.	35 ft.
Building ground floor area, min sq footage required	1,000 sq.ft.	1,000 sq.ft.	1,000 sq.ft.	2,000 sq.ft.

- (1) Encompasses area for accessory buildings and uses, including parking, loading and unloading space, storage and parking, screening, lighting, and stormwater management measures. The minimum lot area cited in this Article shall be increased in all situations where public sanitary sewer service is not utilized and the Walton County Health Department requires a larger lot for proper septic tank operation.
- (2) For properties within the HPO or CDO overlay districts, the setback is established by the designated design review board to maintain the established building line along a historic block or design corridor.
- (3) On corner lots that abut a residential district or use, there shall be a side yard equal in depth to the required front yard of the residential district.
- (4) A ten (10) foot landscaped and fenced opaque buffer strip or berm is required if lot abuts residential district or use.
- (5) A twenty-five (25) foot landscaped and fenced opaque buffer strip or berm is required if lot abuts residential district or use.
- (6) Church spires, belfries, cupolas, monuments, water towers, chimneys, flues, flagpoles, television antennae, and radio aerials are exempt.
- (7) Minimum lot size for single family homes shall comply with the requirements for R1A districts.
- (8) [Zero-lot line setbacks are permitted for multi-tenant commercial buildings located on one single-parcel where existing parking serves all existing tenants in the commercial building. A shared parking arrangement is required prior to plat approval for any subdivision of an existing parcel benefitting from this requirement.](#)

➤ *Section 810.1: Amend newly platted subdivision requirements to require the submittal of a plat showing the matrix of 5 different building designs for consideration and approval as required in Section 810.1(1).*

Section 810 Newly Platted Subdivisions.

810.1 Single and Two Family Dwelling Subdivisions. The following site design standards shall be utilized for every newly platted residential subdivision containing single and two family dwellings.

- (1) There shall be only one building design or substantially similar building design permitted per 5 adjacent or opposite adjacent lots. Provided however, if the average lot size of the subdivision exceeds 1 acre, one building design or substantially similar building design shall be permitted per 3 adjacent or opposite adjacent lots.

[\(a\) Prior to approval of any building permits for new platted subdivisions, a copy of the final plat showing the building design matrix set forth in Section 810.1\(1\) shall be submitted to the Code Enforcement office for review.](#)

➤ *Article VIII: Add new section requiring all new single-family residential and mixed-use projects to be rezoned as a planned district.*

Section 820 New Single-Family Residential and Mixed-Use Development.

[All new single-family residential and mixed-use developments shall be rezoned to a planned district as outlined in Section 650.](#)

- **Section 910.1: Revise the front and rear entry requirements for a dwelling to exclude trellis extensions (or pergolas). Revise the garage standards for dwellings. Remove the allowance for forward facing garage doors in cul-de-sac lots.**

910.1 Single and Two Family Dwellings. The following building design standards shall apply to all single and two family dwelling units constructed in the City, regardless of their zoning district:

- (1) All dwellings shall be constructed of brick, stone or other masonry type product. Cement based siding such as Hardiplank or other similar material is permitted. Vinyl and aluminum siding is prohibited. Vinyl or aluminum may be utilized on a limited basis in the soffit and eave trim areas.
- (2) All primary roofs shall have a minimum 5/12 pitch. Dormer and porch roofs may have lower slopes.
- (3) All primary roof overhangs for exterior walls shall be no less than 16 inches for brick sided designs, and no less than 12 inches for all other designs. Said overhang requirements shall apply to gable ends as well as exterior walls supporting rafters.
- (4) All primary front entrances shall be scaled to the relative proportions of the building design, adjoining streetscape, and maintain the overall architectural style of the residence.
- (5) All primary front and rear entrances shall be recessed a minimum of 5 feet, and shall be covered by a roof extension, ~~trellis extension,~~ or shed roof extension no less than 6 foot by 6 foot in dimension. Pergolas, trellis extensions, and other open structures do not count towards this requirement.
- (6) All exterior wall sections wider than 25 feet shall include an interruption in the plane of the façade by recess, protrusion, or fenestration.
- (7) No exposed unpainted wood is allowed on the front façade of any dwelling except porch flooring boards.
- (8) ~~All garage doors must be side or rear facing except in cul-de-sac lots where lot widths would prohibit side or rear entry.~~ All attached and detached garages shall be located a minimum of 20 feet behind the front of the dwelling. Preferred garage access for dwellings is rear or alley loaded. For the purposes of this requirement, the front of the dwelling shall begin at the heated floor area of the front orientation of the dwelling. If the front door is recessed behind any heated floor area of the front orientation of the dwelling, the distance shall be measured from the front door.
- (9) ~~All garage doors in cul-de-sac lots where the lot width would prohibit side or rear entry shall be no more than 20% of the front façade or 120 square feet, whichever is less.~~

AN ORDINANCE TO AMEND THE DEVELOPMENT REGULATIONS FOR THE CITY OF MONROE, GEORGIA

The Mayor and Council of the city of Monroe, Georgia, hereby ordain as follows:

The Development Regulations for the City of Monroe, Georgia, officially adopted July 6, 1999, and as thereafter amended, is hereby amended by implementing text amendments and changes outlined and identified in particular detail on Exhibit A, which such exhibit is incorporated herein by reference.

All ordinances or parts of ordinances in conflict herewith are hereby repealed.

These text amendments of the Development Regulations for the City of Monroe, Georgia shall take effect upon their adoption by the Mayor and Council.

FIRST READING. This 13th, day of December, 2022.

SECOND READING AND ADOPTED on this 10th day of January, 2023.

CITY OF MONROE, GEORGIA

**By: _____ (SEAL)
John Howard, Mayor**

**Attest: _____ (SEAL)
Logan Propes, City Administrator**

EXHIBIT A

The Development Regulations for the City of Monroe, Georgia Text Amendment

Update # 6

- 1. Article 7, Section 7.2 – Preliminary Plat Specifications. Amend Preliminary Plat Specifications to required complete preliminary plat submittals prior to Planning Commission consideration, revise sheet size, revise approval stamps, and correct section numbering as needed. Section 7.2 to be amended as follows:**

7.2 PRELIMINARY PLAT SPECIFICATIONS

An application for a Preliminary Plat Approval for a subdivision shall consist of a Preliminary Plat, a certified boundary survey, and such other Development Plans as may be required by these Regulations.

The Preliminary Plat and application shall be complete in all respects, including submission of all required documents to accompany the preliminary plat submittal. The Code Enforcement Officer shall have thirty (30) days to review preliminary plat submittals for completeness and accuracy. Incomplete submittals or submittals requiring correction will be scheduled for the first available Planning Commission meeting no less than thirty (30) days from the date the preliminary plat and submitted documents are considered complete.

7.2.1 Conformance to Sketch Plat

The Preliminary Plat shall generally conform to the Sketch Plat. The Preliminary Plat shall include all of the contiguous property under one (1) ownership.

7.2.2 Scale

The Preliminary Plat shall be clearly and legibly drawn at a scale of not less than one hundred (100) feet to one (1) inch. Sheet size shall not exceed twenty-four (24) inches by thirty-six (36) inches. The Code Enforcement Officer may approve other scales as deemed appropriate.

7.2.3 Certified Boundary Survey

- a) The Preliminary Plat shall be based on a certified boundary survey delineating the entirety of the property contained within the Preliminary Plat, and tied to a point of reference (tie point) with the same degree of accuracy as the boundary survey itself. The survey shall have an accuracy of no less than one (1) in ten thousand (10,000), and shall meet all requirements of Georgia Law regarding the recording of maps and plats.

- b) Each Preliminary Plat shall be drawn on, accompanied by, or referenced to a boundary survey.

7.2.4 Preliminary Plat Specifications.

The Preliminary Plat shall contain the following:

- a) Name of the subdivision, unit number, Land District, Land Lot number, and total acreage of tract.
- b) Name, address, and telephone number of owner or agent.
- c) Name, address and telephone number of individual responsible for subdivision design and surveys.
- d) Date, graphic scale, and north point.
- e) Location sketch of tract showing major surrounding features.
- f) Proposed use of the subdivision.
- g) Minimum building setback lines along streets, with dimensions.
- h) Location of existing property lines, major easements, rights of way, water courses, drainage areas and ditches, distinctive natural features, and existing buildings.
- i) The location, names, and width of all existing or proposed streets within or directly adjacent to the subject property.
- j) Lots numbered in numerical order and blocks lettered alphabetically.
- k) Total number of lots proposed in tabular form.
- l) The approximate location of all proposed or existing lots and the site of the smallest lot.
- m) The location of flood plain areas.
- n) Statement of proposed water and/or sewer supply or collection method.
- o) Zoning of subject property and adjacent property.
- p) Names of adjacent property owners.
- q) Topography with contours no greater than two (2) feet.
- r) Location of all known existing or previously existing landfills.
- s) Location of all known existing groundwater recharge areas.
- t) Location of all known existing wetlands.
- u) Location of all known flood hazard areas.
- v) Location of all known Protected River Corridors.
- w) Location of all known Water Supply Watershed areas.
- x) AUTHORIZATION STATEMENT (text follows):

I hereby submit this Preliminary Plat as authorized agent/owner of all property shown thereon, and certify that all contiguous property under my ownership or control is included within the boundaries of this Preliminary Plat, as required by the Development Regulations.

Signature of Authorized Agent/Owner Date

y) CERTIFICATE OF APPROVAL BY THE CODE ENFORCEMENT OFFICE (text follows):

This Preliminary Plat has been reviewed and approved for general compliance with the Zoning Ordinance and Development Regulations of the City of Monroe.

Code Enforcement Officer _____ Date _____

z) CERTIFICATE OF APPROVAL BY PLANNING COMMISSION (text follows):

The Preliminary Plat shown hereon has been found to comply with the Zoning Ordinance and the Development Regulations of the City of Monroe and is hereby given Preliminary Approval by the City of Monroe Planning Commission. This Preliminary Approval does not constitute approval of a Final Plat.

Dated this _____ day of _____, 20__

By: _____, Chairman

By: _____, Secretary

aa) CERTIFICATE OF APPROVAL BY MAYOR AND COUNCIL (text follows):

The Preliminary Plat shown hereon has been found to comply with the Zoning Ordinance and the Development Regulations of the City of Monroe and is hereby given Preliminary Approval by the City of Monroe Mayor and Council. This Preliminary Approval does not constitute approval of a Final Plat. This Certificate of Approval shall expire and be null and void one (1) year from the date of this Certificate of Approval if no Site Development Plans are approved and no Final Plat is recorded. If Site Development Plans are approved within one (1) year from the date of this Certificate of Approval, this Certificate of Approval shall extend to the expiration of Site Development Plans. If no Final Plat is recorded by the expiration of the Site Development Plans, then this Certificate of Approval shall expire and be null and void in its entirety and shall require a new Preliminary Plat Approval by the City of Monroe Mayor and Council.

Dated this _____ day of _____, 20__

By: _____, Mayor

By: _____, City Clerk

2. Article 7, Section 7.4 – Final Plat Specifications. Amend Final Plat Specifications to required complete final plat submittals before City Council consideration, revise plat sizes, correct section numbering as needed, and update correct approval stamps. Section 7.4 to be amended as follows:

7.4 FINAL PLAT SPECIFICATIONS

The Final Plat and application shall be complete in all respects, including submission of all required bonding, declarations, and/or covenants prior to being scheduled for City Council consideration. The Code Enforcement Officer shall have thirty (30) days to review final plat submittals for completeness and accuracy. Incomplete submittals or submittals requiring correction will be scheduled for the first available City Council meeting no less than thirty (30) days from the date the final plat and submitted documents are considered complete.

7.4.1 Scale and Sheet Size:

The Final Plat shall be clearly and legibly drawn in black ink on tracing cloth or other permanent, reproducible material. The scale of the Final Plat shall be 100 feet to one (1”) inch (1” =100’) or larger. Sheet size shall be no larger than 24” x 36” and no smaller than 11” x 17”.

7.4.2 Certified Boundary Survey:

The Final Plat shall be based on a certified boundary survey delineating the entirety of the property contained within the Final Plat and tied to a point of reference (tie point) with the same degree of accuracy as the boundary survey itself. The survey shall have an accuracy of no less than 1 in 10,000 and shall meet all requirements of Georgia law regarding the recording of maps and plats.

7.4.3 Conformance to Preliminary Plat:

The Final Plat shall substantially conform to the Preliminary Plat and may constitute only that portion of the approved Preliminary Plat which the subdivider proposes to record at any one time, provided that such portion conforms to the requirements of these Regulations and said portion is not inconsistent with the public health, safety, or welfare. Any substantial deviation from the Preliminary Plat shall require revision and re-approval of the Preliminary Plat.

7.4.4 Required Final Plat Information:

The Final Plat shall contain the following information:

- a) Name of the subdivision, unit number, Land District, and Land Lot number.
- b) Name, address, and telephone number of owner of record and the subdivider (if not the owner).
- c) Name, address and telephone number of each professional firm associated with the portion of the subdivision within the Final Plat (engineer, surveyor, landscape architect, etc.)
- d) Date of plat drawing, graphic scape, north point, notation as to the reference of bearings to magnetic true north or grid north, and indication whether bearings shown are calculated from angles turned.

- e) Location sketch of tract showing major surrounding features.
- f) Boundary lines of the tract, to be indicated by a heavy line, giving distances to the nearest one-hundredth foot and bearings to the nearest second. Bearing and distance to designated tie point shall be shown. The Plat shall have a closure precision of 1 foot in no less than 10,000 feet.
- g) Municipal or City jurisdiction lines approximately tied to the lines of the subdivision by distance and angles when such lines traverse or adjoin the subdivision. Land Lot lines traversing or adjoining the subdivision shall also be indicated.
- h) Locations, widths, and names of all streets and alleys within and immediately adjoining the plat, the location and widths of all internal public crosswalks, and all other public rights of way.
- i) Street centerlines, showing angles of deflection and standard curve data including radii, length of arcs and tangents between curves, points of curvance (P.C.), and Point of Tangency (P.T.).
- j) Lot lines with dimensions to the nearest one-tenth (1/10) of a foot and bearings to the nearest second, and radii of rounded corners as necessary to delimit each lot.
- k) Minimum building setback lines along streets with dimensions.
- l) Lots in numerical order and blocks lettered alphabetically.
- m) Location and size of all drainage pipe, location and extent of detention ponds, the location and size of all public water mains and fire hydrants, and the location, dimensions, and purpose of any easements, including construction or slope easements if required.
- n) Location of any areas to be reserved, donated, or dedicated to public use with notes stating their purpose and limitations. Location of any areas to be reserved by private deed covenant for common use of all property owners, or dedicated to a homeowner's association.
- o) A statement of private covenants, if any, brief enough to be put directly on the plat; otherwise, if covenants are separately recorded, a statement as follows: This plat is subject to the covenants set forth in the separate document(s) attached hereto dated _____ which hereby become a part of this plat and which were recorded and signed by the owner.
- p) Accurate location, material, and the description of monuments and markers in place prior to approval of the Final Plat.
- q) Extent of the 100-year floodplain and the origin of the 100-year data shall be indicated.
- r) Street address numbers for each lot.
- s) The following drainage notice:

NOTE: The City of Monroe assumes no responsibility for overflow or erosion of natural or artificial drains beyond the extent of the street right of way, or for the extension of culverts beyond the point shown on the approved and recorded subdivision plat.

OWNERS CERTIFICATE AND DECLARATION (text follows):

STATE OF GEORGIA
THE CITY OF MONROE

The owner of the land shown on this plat and whose name is subscribed hereto in person or through a duly authorized agent acknowledges that this plat was made from an actual survey and dedicates to the use of the public forever all streets, drains, easements and other public facilities and appurtenances thereon shown for the purposes therein expressed.

Dated this _____ day of _____, 20____

By: _____, Owner

t) SURVEYOR'S CERTIFICATION (text follows):

It is hereby certified that this plat is true and correct as to the property lines and all improvement shown thereon and was prepared from an actual survey of the property made by me or under my supervision; that all monuments shown hereon actually exist; and their location, size, type, and material are correctly shown. The field data upon which this plat is based has a closure precision of one foot in feet and an angular error or _____ per angle point, adjusted using rule. This plat has been calculated for closure and is found to be accurate within one foot in feet, and contains total of _____ acres. The equipment used to obtain the linear and angular measurements herein was _____.

By: _____

Date: _____

Registered Georgia Land Surveyor

Reg. No: _____ Date of Expiration _____

u) CERTIFICATE OF APPROVAL BY THE CODE ENFORCEMENT OFFICE (text follows):

The Code Enforcement Officer certifies that this plat complies with the Zoning Ordinance and Development Regulations of the City of Monroe and has been approved by all other affected City Departments, as appropriate. This plat is approved, subject to the provisions and requirements of the Performance and Maintenance Surety Agreement executed for this project between the owner and the City of Monroe.

By: _____

Date: _____

Code Enforcement Officer: _____

- v) CERTIFICATE OF APPROVAL BY MAYOR AND COUNCIL (text follows):

The City of Monroe Mayor and City Council hereby accept on behalf of the City of Monroe the dedication of all public streets, rights of way, easements and other public facilities and appurtenances shown thereon. This plat is approved subject to the provisions and requirements of the Performance and Maintenance Surety Agreement executed for this project between the owner and the City of Monroe.

Dated this _____ day of _____, 20__

By: _____, Mayor
 The City of Monroe Mayor and City Council

Attest: _____
 City Clerk, City of Monroe

- w) CERTIFICATE OF APPROVAL BY MONROE UTILITY DEPARTMENT (text follows):

The lots shown hereon and plans for water and sewage collection and disposal have been reviewed and approved by the City of Monroe Water & Gas Department, and are approved for development.

Dated this ____ day of _____, 20__

By: _____

Title: _____

7.4.5 Warranty Deed Required for Other Dedications:

If any lands are shown on the Final Plat for dedication to the City of Monroe other than street rights of way or easements, a Warranty Deed transferring title to said land in fee simple shall be submitted with the Final Plat application.

7.4.6 Deed of Transfer Required for Dedications to Property Owner’s Association:

If any lands are shown on the Final Plat for dedication to a Property Owners Association, a copy of the deed of transfer for such dedication and a copy of the instrument of incorporation of the Property Owners Association shall be submitted with the Final Plat application.

3. Article 7, Section 7.5 – Minor Subdivision Plat Specifications. Amend Minor Subdivision Plat Specifications to modify plat size, modify approval stamp language, and eliminate unnecessary approval stamps. Section 7.5 to be amended as follows:

7.5 MINOR SUBDIVISION PLAT SPECIFICATIONS

The Final Plat for a Minor Subdivision shall include the following information:

7.5.1 Scale and Sheet Size:

The Final Plat shall be clearly and legibly drawn in black ink on tracing cloth or other permanent reproducible material. The scale of the Final Plat shall be 100 feet to one (1") inch (1"=100'), or larger as approved by the Code Enforcement Officer. Sheet size shall be no larger than 24" x 36" and no smaller than 11" x 17".

7.5.2 Certified Boundary Survey:

The Final Plat shall be based on a certified boundary survey delineating the entirety of the property contained within the Final Plat and tied to a point of reference (tie point) with the same degree of accuracy as the boundary survey itself. The survey shall have an accuracy of no less than 1 in 10,000 and shall meet all requirements of Georgia law regarding the recording of maps and plats.

7.5.3 Required Final Plat Information:

The Final Plat for a Minor Subdivision shall contain the following information:

- a) Name of the subdivision, unit number, Land District, and Land Lot number
- b) Name, address and telephone number of owner of record and the subdivider (if not the owner)
- c) Name, address, and telephone number of the professional firm which prepared the Final Plat
- d) Date of plat drawing, graphic scape, north point, notation as to the reference of bearings to magnetic true north or grid north, and indication whether bearings shown are calculated from angles turned
- e) Boundary lines of the tract, indicated by a heavy line, giving distances to the nearest one-hundredth foot and bearings to the nearest second. Bearing and distance to designated tie point shall be shown. The plat shall have a closure precision of 1 foot in no less than 10,000 feet
- f) Municipal or City jurisdiction lines approximately tied to the lines of the subdivision by distance and angles when such lines traverse or adjoin the subdivision. Land Lot lines traversing or adjoining the subdivision shall also be indicated
- g) Locations, widths, and names of all streets and alleys immediately adjoining the site
- h) Lot lines with dimensions to the nearest one-tenth (1/10) of a foot and bearings to the nearest second
- i) Minimum building setback lines along streets with dimensions
- j) Lots in numerical order and blocks lettered alphabetically

- k) Location and size of all public water mains and fire hydrants and the location, dimensions, and purpose of any easements, including construction or slope easements, if required
- l) A statement of private covenants, if any, and they are brief enough to be put directly on the plat; otherwise, if covenants are separately recorded, a statement as follows:

This plat is subject to the covenants set forth in the separate document(s) attached hereto dated which hereby become a part of this plat, and which were recorded and signed by the owner
- m) Accurate location, material, and the description of monuments and markers. (All monuments shall be in place prior to approval of the Final Plat.)
- n) Extent of the 100-year floodplain and the origin of the floodplain data shall be indicated
- o) Street address numbers for each lot and for each street
- p) SURVEYOR'S CERTIFICATION

It is hereby certified that this plat is true and correct as to the property lines and all improvements shown thereon, and was prepared from an actual survey of the property made by me or under my supervision; that all monuments shown hereon actually exist and their location, size, type, and material are correctly shown. The field data upon which this plat is based has a closure precision of one foot in ___ feet and an angular error of ___ per angle point, and was adjusted using _____ rule. This plat has been calculated for closure and is found to be accurate within one foot in feet, and contains a total of _____ acres. The equipment used to obtain the linear and angular measurements herein was _____.

By: _____ Date: _____

Reg.No: _____ Date of Expiration: _____

- r) CERTIFICATE OF APPROVAL BY THE CODE ENFORCEMENT OFFICE (text follows:)

The Code Enforcement Officer hereby certifies that this plat complies with the Zoning Ordinance and Development Regulations of the City of Monroe, Georgia, and that it is hereby approved for recording in the office of the Clerk of the Superior Court of Walton County, Georgia.

Dated this ___ day of _____, 20__

By: _____
Code Enforcement Officer

4. Article 8, Section 8.6 – Arrangement of Local Streets. Amend Arrangement of Local Streets to remove requirement discouraging through traffic. Section 8.6 to be amended as follows:

8.6 ARRANGEMENT OF LOCAL STREETS

The local street network built in a subdivision must meet the following requirements:

- 8.6.1 Provide for the continuation or the appropriate connection of existing Local Streets in surrounding areas at the same or greater width. Provision must be made for the extension of any dead-end streets.
- 8.6.2 The system of streets designated for the subdivision must connect with streets already platted to the boundary from abutting subdivisions. At reasonable intervals streets must be continued to the boundaries (with no reserve strips) of the tract subdivided, so that future abutting subdivisions may connect therewith.
- 8.6.3 Conform to a plan for a neighborhood approved or adopted by the City to meet a particular situation where topographical or other conditions make continuance or conformance to existing local streets impracticable.

5. Article 9, Section 9.16 – Access Management/Driveways. Correct section numbering. Section 9.16 to be amended as follows:

9.16 Access Management / Driveways (revised 2/13/18)

The following standards shall apply to land subdivision and development, except for single-family dwelling units or industrial development where the primary access is from a state or federal highway or a thoroughfare classified as a major collector or arterial in the City of Monroe Development Regulations. These standards shall apply unless a more restrictive standard is required by the Georgia Department of Transportation.

- A. 9.16.1. Joint and Cross Access

6. Article 11 – Performance and Maintenance Bonds. Amend Performance and Maintenance Bonds to remove surety bonds as a type of performance and maintenance surety. Article 11 to be amended as follows:

ARTICLE 11

PERFORMANCE AND MAINTENANCE BONDS

11.1. Performance and Maintenance Agreement

Prior to the approval of a Final Plat or Certificate of Occupancy, the Developer shall provide to the City a Performance and Maintenance Agreement in a form as required by the City.

11.1.1 Performance Surety

1. When Required. Performance surety shall be required, prior to the approval of a Final Plat or Certificate of Occupancy, for any Development containing unfinished amenities, improvements, or installations required to be constructed by These Regulations or the Zoning Ordinance or as a condition of any approval or permit granted thereunder which the Code Enforcement Officer, in his sole discretion, determines to be the result of unusual weather, site conditions, or construction phasing situations. All other Developments shall be completed prior to the approval of a Final Plat or Certificate of Occupancy.
2. Purpose. Performance surety shall be conditioned upon the faithful performance by the Developer of all work required to complete all amenities, improvements, and installations for the Development in compliance with These Regulation and the Zoning Ordinance and any approval or permit granted thereunder within one (1) year of the approval of the Final Plat or Certificate of Occupancy.
3. Form. Performance surety shall be payable to the City of Monroe in the form of:
 - a.) Cash deposited in an account with the City of Monroe along with an escrow agreement, in a form acceptable to the Code Enforcement Officer and the City Attorney, from the Developer; or
 - b.) An irrevocable letter of credit, in a form acceptable to the Code Enforcement Officer and the City Attorney, from a financial institution that has a Texas Ratio of less than 100% as of the date of issuance and is authorized by law to do business in the State of Georgia.
4. Amount. Performance surety shall be in an amount equal to the cost of construction of the required work plus an additional fifty percent (50%) of said costs, as calculated by the Code Enforcement Officer.
5. Period. Performance surety shall be for a period of one (1) year unless authorized for a longer period of time by the Code Enforcement Officer.
6. Release and Forfeiture. Performance surety shall be released to the Developer upon request if all work required to complete all amenities, improvements, and installations for the Development in compliance with These Regulations and any approval or permit granted thereunder has been completed timely. If such work has not been completed within the required performance surety period, the performance surety shall be forfeited to the City of Monroe.

11.1.2 Maintenance Surety

1. When Required. Maintenance surety shall be required, prior to the approval of a Final Plat or Certificate of Occupancy, for any Development containing public improvements.
2. Purpose. Maintenance surety shall be conditioned upon the faithful maintenance by the Developer of the public improvements in compliance with These Regulations and the

Zoning Ordinance and any approval or permit granted thereunder for a period of two (2) years following the approval of the Final Plat or Certificate of Occupancy.

3. Form. Maintenance surety shall be payable to the City of Monroe in the form of
 - a.) Cash deposited in an account with the City of Monroe along with an escrow agreement, in a form acceptable to the Code Enforcement Officer and the City Attorney, from the Developer; or
 - b.) An irrevocable letter of credit, in a form acceptable to the Code Enforcement Officer and the City Attorney, from a financial institution that has a Texas Ratio of less than 100% as of the date of issuance and is authorized by law to do business in the State of Georgia.
4. Amount. Maintenance surety shall be in an amount equal to fifty percent (50%) of the cost of construction of the public improvements, as calculated by the Code Enforcement Officer.
5. Period. Maintenance surety shall be for a minimum period of two (2) years as determined by the Code Enforcement Officer.
6. Release and Forfeiture. Maintenance surety shall be released to the Developer upon request if the public improvements have been maintained in compliance with These Regulations and the Zoning Ordinance and any approval or permit granted thereunder for the requisite period. If the public improvements are not so maintained by the Developer for the entirety of the requisite maintenance surety period, the maintenance surety shall be forfeited to the City of Monroe.

Proposed Amendments to the Development Regulations

November 15 – Planning Commission
December 13 – City Council 1st Reading
January 10 – City Council 2nd Reading

Amendment Key
Blue – Language to be added
Red – Language to be removed
Green – Amendment description

➤ **Article 7, Section 7.2: Amend Preliminary Plat Specifications to required complete preliminary plat submittals prior to Planning Commission consideration, revise sheet size, revise approval stamps, and correct section numbering as needed.**

7.2 PRELIMINARY PLAT SPECIFICATIONS

An application for a Preliminary Plat Approval for a subdivision shall consist of a Preliminary Plat, a certified boundary survey, and such other Development Plans as may be required by these Regulations.

The Preliminary Plat and application shall be complete in all respects, including submission of all required documents to accompany the preliminary plat submittal. The Code Enforcement Officer shall have thirty (30) days to review preliminary plat submittals for completeness and accuracy. Incomplete submittals or submittals requiring correction will be scheduled for the first available Planning Commission meeting no less than thirty (30) days from the date the preliminary plat and submitted documents are considered complete.

7.2.1 Conformance to Sketch Plat

The Preliminary Plat shall generally conform to the Sketch Plat. The Preliminary Plat shall include all of the contiguous property under one (1) ownership.

7.2.2 Scale

The Preliminary Plat shall be clearly and legibly drawn at a scale of not less than one hundred (100) feet to one (1) inch. Sheet size shall not exceed ~~forty-eight (48)~~ **twenty-four (24)** inches by thirty-six (36) inches. The Code Enforcement Officer may approve other scales as deemed appropriate.

7.2.3 Certified Boundary Survey

- a) The Preliminary Plat shall be based on a certified boundary survey delineating the entirety of the property contained within the Preliminary Plat, and tied to a point of reference (tie point) with the same degree of accuracy as the boundary survey itself. The survey shall have an accuracy of no less than one (1) in ten thousand (10,000), and shall meet all requirements of Georgia Law regarding the recording of maps and plats.
- b) Each Preliminary Plat shall be drawn on, accompanied by, or referenced to a boundary survey.

7.2.4 Preliminary Plat Specifications.

The Preliminary Plat shall contain the following:

- a) Name of the subdivision, unit number, Land District, Land Lot number, and total acreage of tract.
- b) Name, address, and telephone number of owner or agent.
- c) Name, address and telephone number of individual responsible for subdivision design and surveys.
- d) Date, graphic scale, and north point.
- e) Location sketch of tract showing major surrounding features.
- f) Proposed use of the subdivision.
- g) Minimum building setback lines along streets, with dimensions.
- h) Location of existing property lines, major easements, rights of way, water courses, drainage areas and ditches, distinctive natural features, and existing buildings.
- i) The location, names, and width of all existing or proposed streets within or directly adjacent to the subject property.
- j) Lots numbered in numerical order and blocks lettered alphabetically.
- k) Total number of lots proposed in tabular form.
- l) The approximate location of all proposed or existing lots and the site of the smallest lot.
- m) The location of flood plain areas.
- n) Statement of proposed water and/or sewer supply or collection method.
- o) Zoning of subject property and adjacent property.
- p) Names of adjacent property owners.
- q) Topography with contours no greater than two (2) feet.
- r) Location of all known existing or previously existing landfills.
- s) Location of all known existing groundwater recharge areas.
- t) Location of all known existing wetlands.
- u) Location of all known flood hazard areas.
- v) Location of all known Protected River Corridors.
- w) Location of all known Water Supply Watershed areas.
- x) AUTHORIZATION STATEMENT (text follows):

I hereby submit this ~~Sketch~~**Preliminary** Plat as authorized agent/owner of all property shown thereon, and certify that all contiguous property under my ownership or control is included within the boundaries of this Preliminary Plat, as required by the Development Regulations.

Signature of Authorized Agent/Owner Date

by the expiration of the Site Development Plans, then this Certificate of Approval shall expire and be null and void in its entirety and shall require a new Preliminary Plat Approval by the City of Monroe Mayor and Council.

Dated this _____ day of _____, 20____

By: _____, Mayor

By: _____, City Clerk

➤ *Article 7, Section 7.4: Amend Final Plat Specifications to required complete final plat submittals before City Council consideration, revise plat sizes, correct section numbering as needed, and update correct approval stamps.*

7.4 FINAL PLAT SPECIFICATIONS

The Final Plat and application shall be complete in all respects, including submission of all required bonding, declarations, and/or covenants prior to being scheduled for City Council consideration. The Code Enforcement Officer shall have thirty (30) days to review final plat submittals for completeness and accuracy. Incomplete submittals or submittals requiring correction will be scheduled for the first available City Council meeting no less than thirty (30) days from the date the final plat and submitted documents are considered complete.

7.4.1 Scale and Sheet Size:

The Final Plat shall be clearly and legibly drawn in black ink on tracing cloth or other permanent, reproducible material. The scale of the Final Plat shall be 100 feet to one (1”) inch (1”=100’) or larger. Sheet size shall be ~~15” X 17”~~ **no larger than 24” x 36” and no smaller than 11” x 17”**, ~~or if larger than 15” X 17”, it must be photographically reduced, prior to recording, to no more than 15” X 17”.~~

7.4.2 Certified Boundary Survey:

The Final Plat shall be based on a certified boundary survey delineating the entirety of the property contained within the Final Plat and tied to a point of reference (tie point) with the same degree of accuracy as the boundary survey itself. The survey shall have an accuracy of no less than 1 in 10,000 and shall meet all requirements of Georgia law regarding the recording of maps and plats.

7.4.3 Conformance to Preliminary Plat:

The Final Plat shall substantially conform to the Preliminary Plat and may constitute only that portion of the approved Preliminary Plat which the subdivider proposes to record at any one time, provided that such portion conforms to the requirements of these Regulations and said portion is not inconsistent with the public health, safety, or welfare. Any substantial deviation from the Preliminary Plat shall require revision and re-approval of the Preliminary Plat.

7.4.4 Required Final Plat Information:

The Final Plat shall contain the following information:

- a) Name of the subdivision, unit number, Land District, and Land Lot number.
- b) Name, address, and telephone number of owner of record and the subdivider (if not the owner).
- c) Name, address and telephone number of each professional firm associated with the portion of the subdivision within the Final Plat (engineer, surveyor, landscape architect, etc.)
- d) Date of plat drawing, graphic scape, north point, notation as to the reference of bearings to magnetic true north or grid north, and indication whether bearings shown are calculated from angles turned.
- e) Location sketch of tract showing major surrounding features.
- f) Boundary lines of the tract, to be indicated by a heavy line, giving distances to the nearest one-hundredth foot and bearings to the nearest second. Bearing and distance to designated tie point shall be shown. The Plat shall have a closure precision of 1 foot in no less than 10,000 feet.
- g) Municipal or City jurisdiction lines approximately tied to the lines of the subdivision by distance and angles when such lines traverse or adjoin the subdivision. Land Lot lines traversing or adjoining the subdivision shall also be indicated.
- h) Locations, widths, and names of all streets and alleys within and immediately adjoining the plat, the location and widths of all internal public crosswalks, and all other public rights of way.
- i) Street centerlines, showing angles of deflection and standard curve data including radii, length of arcs and tangents between curves, points of curvance (P.C.), and Point of Tangency (P.T.).
- j) Lot lines with dimensions to the nearest one-tenth (1/10) of a foot and bearings to the nearest second, and radii of rounded corners as necessary to delimit each lot.
- k) Minimum building setback lines along streets with dimensions.
- l) Lots in numerical order and blocks lettered alphabetically.
- m) Location and size of all drainage pipe, location and extent of detention ponds, the location and size of all public water mains and fire hydrants, and the location, dimensions, and purpose of any easements, including construction or slope easements if required.
- n) Location of any areas to be reserved, donated, or dedicated to public use with notes stating their purpose and limitations. Location of any areas to be reserved by private deed covenant for common use of all property owners, or dedicated to a homeowner's association.
- o) A statement of private covenants, if any, brief enough to be put directly on the plat; otherwise, if covenants are separately recorded, a statement as follows: This plat is subject to the covenants set forth in the separate document(s) attached hereto dated _____ which hereby become a part of this plat and which were recorded and signed by the owner.

- p) Accurate location, material, and the description of monuments and markers in place prior to approval of the Final Plat.
- q) Extent of the 100-year floodplain and the origin of the 100-year data shall be indicated.
- r) Street address numbers for each lot.
- s) The following drainage notice:

NOTE: The City of Monroe assumes no responsibility for overflow or erosion of natural or artificial drains beyond the extent of the street right of way, or for the extension of culverts beyond the point shown on the approved and recorded subdivision plat.

OWNERS CERTIFICATE AND DECLARATION (text follows):

STATE OF GEORGIA
THE CITY OF MONROE

The owner of the land shown on this plat and whose name is subscribed hereto in person or through a duly authorized agent acknowledges that this plat was made from an actual survey and dedicates to the use of the public forever all streets, drains, easements and other public facilities and appurtenances thereon shown for the purposes therein expressed.

Dated this _____ day of _____, ~~19~~20____

By: _____, Owner

- t) SURVEYOR'S CERTIFICATION (text follows):

It is hereby certified that this plat is true and correct as to the property lines and all improvement shown thereon and was prepared from an actual survey of the property made by me or under my supervision; that all monuments shown hereon actually exist; and their location, size, type, and material are correctly shown. The field data upon which this plat is based has a closure precision of one foot in feet and an angular error or _____ per angle point, adjusted using rule. This plat has been calculated for closure and is found to be accurate within one foot in feet, and contains total of _____ acres. The equipment used to obtain the linear and angular measurements herein was _____.

By: _____

Date: _____

Registered Georgia Land Surveyor

Reg. No: _____ Date of Expiration _____

u) CERTIFICATE OF APPROVAL BY THE CODE ENFORCEMENT OFFICE (text follows):

The Code Enforcement Officer certifies that this plat complies with the Zoning Ordinance and Development Regulations of the City of Monroe and has been approved by all other affected City Departments, as appropriate. This plat is approved, subject to the provisions and requirements of the Performance and Maintenance Surety Agreement executed for this project between the owner and the City of Monroe.

By: _____

Date: _____

Code Enforcement Officer: _____

v) CERTIFICATE OF APPROVAL BY MAYOR AND COUNCIL (text follows):

The City of Monroe Mayor and City Council hereby accept on behalf of the City of Monroe the dedication of all public streets, rights of way, easements and other public facilities and appurtenances shown thereon. This plat is approved subject to the provisions and requirements of the Performance and Maintenance Surety Agreement executed for this project between the owner and the City of Monroe.

Dated this _____ day of _____, 20 ____

By: _____, Mayor
The City of Monroe Mayor and City Council

Attest: _____
City Clerk, City of Monroe

w) CERTIFICATE OF APPROVAL BY MONROE UTILITY DEPARTMENT (text follows):

The lots shown hereon and plans for water and sewage collection and disposal have been reviewed and approved by the City of Monroe Water & Gas Department, and are approved for development.

Dated this _____ day of _____, 20 ____

By: _____

Title: _____

7.4.5 Warranty Deed Required for Other Dedications:

If any lands are shown on the Final Plat for dedication to the City of Monroe other than street rights of way or easements, a Warranty Deed transferring title to said land in fee simple shall be submitted with the Final Plat application.

7.4.6 Deed of Transfer Required for Dedications to Property Owner’s Association:

If any lands are shown on the Final Plat for dedication to a Property Owners Association, a copy of the deed of transfer for such dedication and a copy of the instrument of incorporation of the Property Owners Association shall be submitted with the Final Plat application.

➤ **Article 7, Section 7.5: Amend Minor Subdivision Plat Specifications to modify plat size, modify approval stamp language, and eliminate unnecessary approval stamps.**

7.5 MINOR SUBDIVISION PLAT SPECIFICATIONS

The Final Plat for a Minor Subdivision shall include the following information:

7.5.1 Scale and Sheet Size:

The Final Plat shall be clearly and legibly drawn in black ink on tracing cloth or other permanent reproducible material. The scale of the Final Plat shall be 100 feet to one (1”) inch (1” =100’), or larger **as approved by the Code Enforcement Officer**. Sheet size shall be ~~15” x 17”, or if larger than 15” x 17”~~ **no larger than 24” x 36” and no smaller than 11” x 17”**, ~~it must be photographically reduced, prior to recording, to no more than 15” x 17”.~~

7.5.2 Certified Boundary Survey:

The Final Plat shall be based on a certified boundary survey delineating the entirety of the property contained within the Final Plat and tied to a point of reference (tie point) with the same degree of accuracy as the boundary survey itself. The survey shall have an accuracy of no less than 1 in 10,000 and shall meet all requirements of Georgia law regarding the recording of maps and plats.

7.5.3 Required Final Plat Information:

The Final Plat for a Minor Subdivision shall contain the following information:

- a) Name of the subdivision, unit number, Land District, and Land Lot number
- b) Name, address and telephone number of owner of record and the subdivider (if not the owner)
- c) Name, address, and telephone number of the professional firm which prepared the Final Plat
- d) Date of plat drawing, graphic scape, north point, notation as to the reference of bearings to magnetic true north or grid north, and indication whether bearings shown are calculated from angles turned
- e) Boundary lines of the tract, indicated by a heavy line, giving distances to the nearest one-hundredth foot and bearings to the nearest second. Bearing and distance to

designated tie point shall be shown. The plat shall have a closure precision of 1 foot in no less than 10,000 feet

- f) Municipal or City jurisdiction lines approximately tied to the lines of the subdivision by distance and angles when such lines traverse or adjoin the subdivision. Land Lot lines traversing or adjoining the subdivision shall also be indicated
- g) Locations, widths, and names of all streets and alleys immediately adjoining the site
- h) Lot lines with dimensions to the nearest one-tenth (1/10) of a foot and bearings to the nearest second
- i) Minimum building setback lines along streets with dimensions
- j) Lots in numerical order and blocks lettered alphabetically
- k) Location and size of all public water mains and fire hydrants and the location, dimensions, and purpose of any easements, including construction or slope easements, if required
- l) A statement of private covenants, if any, and they are brief enough to be put directly on the plat; otherwise, if covenants are separately recorded, a statement as follows:

This plat is subject to the covenants set forth in the separate document(s) attached hereto dated which hereby become a part of this plat, and which were recorded and signed by the owner
- m) Accurate location, material, and the description of monuments and markers. (All monuments shall be in place prior to approval of the Final Plat.)
- n) Extent of the 100-year floodplain and the origin of the floodplain data shall be indicated
- o) Street address numbers for each lot and for each street

~~p) OWNER'S CERTIFICATE AND DECLARATION, STATE OF GEORGIA, THE CITY OF MONROE (text follows):~~

~~_____ The owner of the land shown on this plat and whose name is subscribed hereto
_____ and in person or through a duly authorized agent acknowledges that this plat
_____ was made from an actual survey and dedicates to the use of the public forever
_____ all streets, drains, easements and other public facilities and appurtenances
_____ thereon shown for the purposes therein expressed.~~

~~_____ Dated this ____ day of _____, 20__~~

~~_____ By: _____ Owner~~

q) SURVEYOR'S CERTIFICATION

It is hereby certified that this plat is true and correct as to the property lines and all improvements shown thereon, and was prepared from an actual survey of the property made by me or under my supervision; that all monuments shown hereon actually exist and their location, size, type, and material are correctly shown. The field data upon which this plat is based has a closure precision of one foot in ____ feet and an angular error of ____ per angle point, and was adjusted using _____ rule. This plat has been calculated for closure

and is found to be accurate within one foot in ____ feet, and contains a total of ____ acres. The equipment used to obtain the linear and angular measurements herein was _____.

By: _____ Date: _____

Reg.No: _____ Date of Expiration: _____

r) CERTIFICATE OF APPROVAL BY THE CODE ENFORCEMENT OFFICE (text follows:)

The Code Enforcement Officer hereby certifies that this plat complies with the Zoning Ordinance and Development Regulations of the City of Monroe, Georgia, and has been approved by all other affected City Departments, as appropriate. and that it is hereby approved for recording in the office of the Clerk of the Superior Court of Walton County, Georgia.

Dated this ____ day of _____, 20__

By: _____
Code Enforcement Officer

~~s) CERTIFICATE OF APPROVAL BY MAYOR AND COUNCIL~~

~~The City of Monroe Mayor and City Council hereby accept on behalf of the City of Monroe the dedication of all public streets, rights of way, easements, and other public facilities and appurtenances shown thereon. This plat is approved subject to the provisions and requirements of the Performance and Maintenance Surety Agreement executed for this project between the owner and the City of Monroe.~~

~~Dated this ____ day of _____, 20__~~

~~By: _____, Mayor
The City of Monroe Mayor and City Council~~

~~Attest: _____
City Clerk, City of Monroe~~

➤ **Article 8, Section 8.6: Remove requirement 8.6.4 which discourages through traffic.**

8.6 ARRANGEMENT OF LOCAL STREETS

The local street network built in a subdivision must meet the following requirements:

8.6.1 Provide for the continuation or the appropriate connection of existing Local Streets in surrounding areas at the same or greater width. Provision must be made for the extension of any dead-end streets.

8.6.2 The system of streets designated for the subdivision must connect with streets already platted to the boundary from abutting subdivisions. At reasonable intervals streets must be continued to the boundaries (with no reserve strips) of the tract subdivided, so that future abutting subdivisions may connect therewith.

8.6.3 Conform to a plan for a neighborhood approved or adopted by the City to meet a particular situation where topographical or other conditions make continuance or conformance to existing local streets impracticable.

~~8.6.4 Be so laid out that their use for through traffic is discouraged.~~

➤ **Article 9, Section 9.16: Correct section numbering.**

9.16 Access Management / Driveways (revised 2/13/18)

The following standards shall apply to land subdivision and development, except for single-family dwelling units or industrial development where the primary access is from a state or federal highway or a thoroughfare classified as a major collector or arterial in the City of Monroe Development Regulations. These standards shall apply unless a more restrictive standard is required by the Georgia Department of Transportation.

A. 9.16.1. Joint and Cross Access

➤ **Article 11: Remove surety bonds as a type of performance and maintenance surety.**

ARTICLE 11

PERFORMANCE AND MAINTENANCE BONDS

11.1. Performance and Maintenance Agreement

Prior to the approval of a Final Plat or Certificate of Occupancy, the Developer shall provide to the City a Performance and Maintenance Agreement in a form as required by the City.

11.1.1 Performance Surety

1. When Required. Performance surety shall be required, prior to the approval of a Final Plat or Certificate of Occupancy, for any Development containing unfinished amenities, improvements, or installations required to be constructed by These Regulations or the Zoning Ordinance or as a condition of any approval or permit granted thereunder which the Code Enforcement Officer, in his sole discretion, determines to be the result of unusual weather, site conditions, or construction phasing situations. All other Developments shall be completed prior to the approval of a Final Plat or Certificate of Occupancy.
2. Purpose. Performance surety shall be conditioned upon the faithful performance by the Developer of all work required to complete all amenities, improvements, and installations for the Development in compliance with These Regulation and the Zoning Ordinance and any approval

or permit granted thereunder within one (1) year of the approval of the Final Plat or Certificate of Occupancy.

- 3. Form. Performance surety shall be payable to the City of Monroe in the form of:
 - a). Cash deposited in an account with the City of Monroe along with an escrow agreement, in a form acceptable to the Code Enforcement Officer and the City Attorney, from the Developer; or
 - ~~b). A surety bond, in a form acceptable to the Code Enforcement Officer and the City Attorney, from a company that is listed on the U.S. Department of the Treasury's Listing of Approved Sureties (Department Circular 570) as of the date of issuance and authorized by law to do business in the State of Georgia; or~~
 - ~~eb).~~ An irrevocable letter of credit, in a form acceptable to the Code Enforcement Officer and the City Attorney, from a financial institution that has a Texas Ratio of less than 100% as of the date of issuance and is authorized by law to do business in the State of Georgia.
- 4. Amount. Performance surety shall be in an amount equal to the cost of construction of the required work plus an additional fifty percent (50%) of said costs, as calculated by the Code Enforcement Officer.
- 5. Period. Performance surety shall be for a period of one (1) year unless authorized for a longer period of time by the Code Enforcement Officer.
- 6. Release and Forfeiture. Performance surety shall be released to the Developer upon request if all work required to complete all amenities, improvements, and installations for the Development in compliance with These Regulations and any approval or permit granted thereunder has been completed timely. If such work has not been completed within the required performance surety period, the performance surety shall be forfeited to the City of Monroe.

11.1.2 Maintenance Surety

- 1. When Required. Maintenance surety shall be required, prior to the approval of a Final Plat or Certificate of Occupancy, for any Development containing public improvements.
- 2. Purpose. Maintenance surety shall be conditioned upon the faithful maintenance by the Developer of the public improvements in compliance with These Regulations and the Zoning Ordinance and any approval or permit granted thereunder for a period of two (2) years following the approval of the Final Plat or Certificate of Occupancy.
- 3. Form. Maintenance surety shall be payable to the City of Monroe in the form of
 - a). Cash deposited in an account with the City of Monroe along with an escrow agreement, in a form acceptable to the Code Enforcement Officer and the City Attorney, from the Developer; or
 - ~~b). A surety bond, in a form acceptable to the Code Enforcement Officer and the City Attorney, from a company that is listed on the U.S. Department of the Treasury's Listing of Approved Sureties (Department Circular 570) as of the date of issuance and authorized by law to do business in the State of Georgia; or~~
 - ~~eb).~~ An irrevocable letter of credit, in a form acceptable to the Code Enforcement Officer and the City Attorney, from a financial institution that has a Texas Ratio of less than 100% as of the date of issuance and is authorized by law to do business in the State of Georgia.

4. Amount. Maintenance surety shall be in an amount equal to fifty percent (50%) of the cost of construction of the public improvements, as calculated by the Code Enforcement Officer.
5. Period. Maintenance surety shall be for a minimum period of two (2) years as determined by the Code Enforcement Officer.
6. Release and Forfeiture. Maintenance surety shall be released to the Developer upon request if the public improvements have been maintained in compliance with These Regulations and the Zoning Ordinance and any approval or permit granted thereunder for the requisite period. If the public improvements are not so maintained by the Developer for the entirety of the requisite maintenance surety period, the maintenance surety shall be forfeited to the City of Monroe.



P.O. Box 1249 • Monroe, Georgia 30655
Attn: Business License
(770) 207-4674
DChambers@MonroeGA.Gov

OCCUPATION TAX APPLICATION

BUSINESS NAME AAVD Grocery LLC TELEPHONE (770) 266 0033

ADDRESS 800 E Church St Monroe GA 30655 TYPE OF BUSINESS

MAILING ADDRESS 800 E Church St Monroe GA 30655 Conv store

EMAIL ADDRESS Admani786@gmail.com

OWNER'S NAME Deelshad Salim Bhai Dharolia TELEPHONE (678) 462-2894

EMERGENCY CONTACT PERSON: Almin Dharolia

TELEPHONE (770) 895 5217

PROPERTY OWNER'S NAME: Aslam Damani

TELEPHONE (678) 906-5453

**NUMBER OF EMPLOYEES: FULL TIME 2
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 CIYT? 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: Deelshad Date 10 / 06 / 22

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	_____
NON PROFIT PRIVATE CLUB	\$600.00	_____
PRIVATE CLUB WITH SUNDAY SALES	\$750.00	_____

DISTILLED SPIRITS	\$3000.00	_____
NON PROFIT PRIVATE CLUB-ONLY	\$600.00	_____
NON PROFIT PRIVATE CLUB WITH SUNDAY SALES	\$750.00	_____

PACKAGE:

LICENSE FEE:

BEER/WINE	\$2000.00	_____ ✓
HOTEL/MOTEL IN ROOM SERVICE	\$250.00	_____
GROWLERS	\$2000.00	_____

ALCOHOL BEVERAGE CATERER:

LICENSE FEE:

ALCOHOL BEVERAGE CATERER BEER AND WINE	\$1000.00	_____
ALCOHOL BEVERAGE CATERER DISTILLED SPIRITS	\$1000.00	_____

WHOLESALE DEALERS:

LICENSE FEE:

PRINCIPAL PLACE OF BUSINESS -- CITY
BEER/WINE
DISTILLED SPIRITS

\$1500.00
\$2000.00

PRINCIPAL PLACE OF BUSINESS -- NOT IN CITY

\$100.00

TEMPORARY LICENSE:

LICENSE FEE:

NON PROFIT ORGANIZATIONS
FOR PROFIT ORGANIZATIONS

\$25.00 PER DAY
\$150.00 PER DAY

SPECIAL EVENT VENUES
REGISTRATION

\$300.00

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 AAVD Grocery LLC

Under what name is the Business to operate? JACK Peters Grocery

Is the business a proprietorship, partnership or corporation? Domestic or foreign?
Domestic

2. Address: a) Physical: 800 E Church St Monroe GA 30655

b) Mailing: 800 E Church St Monroe GA 30655

3. Phone 770-266-0038 Beginning Date of Business in City of Monroe GA

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 92-0538827 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 DEELSHAD SALIM BHAI DHAROLIA

Full Name of Spouse, if Married Salim Bhai Dharolia

Are you a Citizen of the United States or Alien Lawful Permanent Resident? yes

Birthplace INDIA

Current Address 1736 Brookside Elm Dr City Duluth St GA Zip 30097

Home Telephone 678-906-5453

Number of Years at present address 0 years 3 months

Previous address (If living at current address less than 2 yrs).

703 Wildwood Crossings Birmingham AL 35211-6418

Number of years at previous address 2 years 6 months

8. If new business, date business will begin in Monroe N/A.

If transfer or change of ownership, effective date of this change OCT 1st 2022

If transfer or change of ownership, enclose a copy of the sales contract and closing statement.

Previous applicant & D/B/A Jack Peters Grocery

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 STEPHEN ANDREW PETERS / self Employeed / Co owner

802 E Church St Monroe GA 30655

470-601-3986

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.

AAVD Grocery LLC
DBA :- Jack Peters Grocery Duluth GA 09/26/22
DEELSHAD S DHAROLIA

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.

N/A

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. JOHN Grayson
Name
607 Lawrence st
Address
Monroe GA 30655 770-715-9386
City State Zip Telephone

2. Robert L Moon
Name
711 E Church st
Address
Monroe GA 30655 678-635-8320
City State Zip Telephone

3. Ashtyn Ezekiel
Name
2225 Harry Arnold lot 46
Address
Monroe GA 30655 678-579-3394
City State Zip Telephone

This the 6th day of Oct 2022.

Deelshad (Signature Applicant)

Owner (Title i.e. Partner, General Partner, Manager, Owner, etc.)

Deelshad S Dharolia (Print Name)

Or: _____ (Signature of Corporate Officer)

_____ (Printed Name and Title of Corporate Officer)

Signed, sealed and delivered in the presence of: _____

Notary Public: [Signature]

Executed: Dubity Georgia



APPOINTMENTS

Updated

October 11, 2022

Appointed

Term Expires

**DOWNTOWN DEVELOPMENT AUTHORITY and
CONVENTION & VISITORS BUREAU AUTHORITY and
URBAN REDEVELOPMENT AGENCY (Three-year term)**

(As of 4/10/07 Changed from 6-year terms to 3-year terms) (URA created 12/11/2018)

Myoshia Crawford	Council member	December 31, 2022
Whit Holder	December 10, 2019	December 31, 2022
Lisa Reynolds Anderson	December 10, 2019	December 31, 2022
Wesley Sisk	December 8, 2020	December 31, 2023
Andrea Gray	December 8, 2020	December 31, 2023
Meredith Malcom	December 14, 2021	December 31, 2024
Ross Bradley	December 14, 2021	December 31, 2024
Chris Collin	December 14, 2021	December 31, 2024



Appointed Board Member Biography

Name: Whit Holder

Profession / Business: Georgia Reclaimed/Walton Mill Position: owner

Business Address: 600 S Broad Street, Bldg 3 Suite 1B

Phone number: (770) 207-5747 Fax number: _____

Email address: whit@holderbros.com

Home Address: 1883 Alcovy Mountain Road

Home Phone number: (678) 520-8718 Mobile Phone number: _____

(Please indicate address where you prefer to receive your mail)

Birthday: 11/15/1974 Birthplace: Athens, GA

Education: Journalism UGA 1998

Hobbies: historic preservation & adaptive reuse/bagpipes & hot sauce

Membership in Service Clubs: n/a

Social Clubs: n/a

Membership / Offices Held / Other Agency Boards:

Timber Framers Guild, director 2008-2010

Civic Appointments: n/a

Political Offices: n/a

Reason for wanting to serve on DDA/CVB Board

I appreciate the work that DDA has done over the years to make Downtown Monroe a vibrant place to live, work, & shop. I have a desire to see this work continue and believe I can contribute in a meaningful way.



Appointed Board Member Biography

Name: Lisa Reynolds - Anderson

Profession / Business: Retail / Real Estate Position: Co-owner / President

Business Address: 134 North Broad Street, Monroe, GA 30655

Phone number: (770) 267-7149 Fax number: (770) 267-7397

Email address: lisaranderson@aol.com

Home Address: 1230 Highway 138, Monroe, GA 30655

Home Phone number: (770) 267-8338 Mobile Phone number: (678) 283-8166

(Please indicate address where you prefer to receive your mail)

Birthday: 03/30/1963 Birthplace: Clarke County, Georgia

Education: BBA Management

Hobbies: Gardening, Walking, Watching Football

Membership in Service Clubs: _____

Social Clubs: MGCC

Membership / Offices Held / Other Agency Boards: _____

Civic Appointments: DDA & CVB Board

Political Offices: None

Reason for wanting to serve on DDA Board

To improve economic environment of downtown.

**AN ORDINANCE TO AMEND THE ZONING
ORDINANCE OF THE CITY OF MONROE, GEORGIA**

The Mayor and Council of the city of Monroe, Georgia, hereby ordain as follows:

The Zoning Ordinance of the City of Monroe, officially adopted June 10, 2014, and Effective July 1, 2014, as thereafter amended, is hereby amended by implementing text amendments and changes outlined and identified in particular detail on Exhibit A, which such exhibit is incorporated herein by reference.

All ordinances or parts of ordinances in conflict herewith are hereby repealed.

These text amendments of the City of Monroe Zoning Ordinance shall take effect upon their adoption by the Mayor and Council.

FIRST READING. This 13th, day of December, 2022.

SECOND READING AND ADOPTED on this 10th day of January, 2023.

CITY OF MONROE, GEORGIA

**By: _____ (SEAL)
John Howard, Mayor**

**Attest: _____ (SEAL)
Logan Propes, City Administrator**

EXHIBIT A

City of Monroe Zoning Ordinance Text Amendment

Amendment # 14

- Section 620.3, Table 5 – Commercial Zoning District Land Use Regulations. Modify Table 5 to remove Self-Service Mini-Warehouse and Warehouses as permitted uses in the B-3 zoning district. Table 5 to be amended as follows:

Section 620.3 Commercial Land Use Regulations (P, B-1, B-2, B-3):

Section 620.3 Table 5 - Commercial Zoning District Land Use Regulations

[P]=permitted; [X]=prohibited; [C]=conditional use permit required

LAND USE CATEGORY	DISTRICT				REFERENCE
Principal Use* (unless noted as an accessory use)	P	B1	B2	B3	See Section or Note
Distribution and storage facilities					
warehouse, self-service (mini)	X	X	X	X	
warehouse	X	X	X	X	

- Section 630.3, Table 6 – Industrial Zoning District Land Use Regulations. Modify Table 6 to add Reference Note for Self-Service Mini-Warehouses and exclusion from being located in the Federal Opportunity Zone or Urban Redevelopment Authority boundary. Reference note to be named “Note 6” and added to the list of Notes for Table 6, Section 630.3. Table 6 and Notes for Table 6 to be amended as follows:

Section 630.3 Industrial Land Use Regulations (M-1):

Section 630.3 Table 6 - Industrial Zoning District Land Use Regulations

[P]=permitted; [X]=prohibited; [C]=conditional use permit required

LAND USE CATEGORY	DISTRICT	REFERENCE
Principal Use*(unless noted as an accessory use)	M-1	See Section or Note
Distribution and storage facilities		
warehouse, self-service(mini)	P	Note (6)
warehouse	P	
distribution warehouse facility	P	

Notes for Table 6, Section 630.3:

- Acid manufacturing includes without limitation the manufacturing of hydrochloric, nitric, picric, sulfuric acid or other similar acids.
- Excluding the manufacturing of paper from pulp wood.
- Excluding the processing of raw materials.
- Excludes fuels intended for vehicle use.

- (5) In compliance with the City of Monroe Code of Ordinances, Chapter 22, Article II, Adult Entertainment.
- (6) Excludes properties located in the Federal Enterprise Opportunity Zone and Urban Redevelopment Authority boundary with the exception of M-1 zoned properties located within a ½ mile of the Vine Street and South Broad Street intersection.

3. Section 644.2 – Monroe and Walton Mills Historic Overlay District (MHDO), Applicability. Amend language in the applicability requirements for the Monroe and Walton Mills Historic Overlay District (MHDO) to indicate the developments must be platted as condominiums. Section 644.2 to be amended as follows:

644.2 Applicability

The MHDO District shall be allowed in all areas located in the Monroe and Walton Mills Historic District, as defined on the City of Monroe Official Historic District Map. All MHDO developments shall be constructed on parcels of a minimum size of four-tenths (0.4) of an acre (17,424 Sf). All MHDO developments shall contain a minimum of four (4) and a maximum of ten (10) single family dwelling units per gross acre located in a cluster-type format to encourage a sense of community among the residents. All MHDO developments shall be condominium forms of ownership which meets the requirements in the subsequent sections of the MHDO District.

4. Section 645.3 – Infill Overlay District, Permitted Uses. Amend language in the Infill Overlay District to allow existing two-family or duplex dwellings as a permitted use. Section 645.3 to be amended as follows:

645.3 Permitted Uses.

Within a IOD development the following uses are permitted:

- (1) Single-family detached dwellings.
- (2) Existing Two-Family or Duplex dwellings.

5. Section 700.2, Table 11 – P, B-1, B-2, and B-3 Dimensional Requirements, Commercial Zoning District Dimensional Requirements. Amend commercial zoning district dimensional requirements to add a new note to allow for zero-lot line setbacks in in multi-tenant commercial buildings located on one single-parcel where existing parking serves all existing tenants in the commercial building, including a requirement to have a shared parking arrangement at the time of platting. Reference note to be numbered “8” and added to the list of notes for Table 11. Table 11 and the Notes for Table 11 to be amended as follows:

Section 700.2: Table 11 – Commercial Zoning District Dimensional Requirements:

	P	B1	B2	B3
LOT				
Lot area, min (1)	7,500 sq. ft.	7,500 sq. ft.	None(7)	None(7)
Lot coverage, max	50%	50%	60%	60 %
Lot width, min	60 ft.	60 ft.	60 ft.	100 ft.
Lot frontage, min	60 ft.	60 ft.	60 ft.	100 ft.
YARD				
Setback, front yard (2)	25 ft.	25 ft.	25 ft.	35 ft.
Setback, side yard, min (3)	10 ft.	15 ft. (8)	15 ft. (4)(8)	15 ft. (5)(8)
Setback, rear yard, min	20 ft.	20 ft.	20 ft. (4)	20 ft. (5)
BUILDING				
Building height, max (6)	35 ft.	35 ft.	35 ft.	35 ft.
Building ground floor area, min sq. footage required	1,000 sq. ft.	1,000 sq. ft.	1,000 sq. ft.	2,000 sq. ft.

- (1) Encompasses area for accessory buildings and uses, including parking, loading and unloading space, storage and parking, screening, lighting, and stormwater management measures. The minimum lot area cited in this Article shall be increased in all situations where public sanitary sewer service is not utilized and the Walton County Health Department requires a larger lot for proper septic tank operation.
- (2) For properties within the HPO or CDO overlay districts, the setback is established by the designated design review board to maintain the established building line along a historic block or design corridor.
- (3) On corner lots that abut a residential district or use, there shall be a side yard equal in depth to the required front yard of the residential district.
- (4) A ten (10) foot landscaped and fenced opaque buffer strip or berm is required if lot abuts residential district or use.
- (5) A twenty-five (25) foot landscaped and fenced opaque buffer strip or berm is required if lot abuts residential district or use.
- (6) Church spires, belfries, cupolas, monuments, water towers, chimneys, flues, flagpoles, television antennae, and radio aerials are exempt.
- (7) Minimum lot size for single family homes shall comply with the requirements for R1A districts.
- (8) Zero-lot line setbacks are permitted for multi-tenant commercial buildings located on one single-parcel where existing parking serves all existing tenants in the commercial building. A shared parking arrangement is required prior to plat approval for any subdivision of an existing parcel benefitting from this requirement.

6. Section 810.1 – Newly Platted Subdivisions, Single and Two Family Dwelling Subdivisions. Amend newly platted subdivision requirements to require the submittal of a plat showing the matrix of 5 different building designs for consideration and approval as

required in Section 810.1(1). Subsection labeled “(a)” to be added to Section 810.1(1) for the matrix requirement. Section 810.1 to be amended as follows:

Section 810 Newly Platted Subdivisions.

810.1 Single and Two Family Dwelling Subdivisions. The following site design standards shall be utilized for every newly platted residential subdivision containing single and two family dwellings.

- (1) There shall be only one building design or substantially similar building design permitted per 5 adjacent or opposite adjacent lots. Provided however, if the average lot size of the subdivision exceeds 1 acre, one building design or substantially similar building design shall be permitted per 3 adjacent or opposite adjacent lots.
 - (a) Prior to approval of any building permits for new platted subdivisions, a copy of the final plat showing the building design matrix set forth in Section 810.1(1) shall be submitted to the Code Enforcement office for review.
- (2) Every newly platted residential lot in the city limits that abuts a street on the back side of the property shall maintain natural or undisturbed buffers.

7. Article VIII – Site Design. Amend Article VIII to add a new section requiring all new single-family residential and mixed-use projects to be rezoned as a planned district. New section to be numbered Section 820 and titled “New Single-Family Residential and Mixed-Use Development”. Article VIII to add Section 820 as follows:

Section 820 New Single-Family Residential and Mixed-Use Development.

All new single-family residential and mixed-use developments shall be rezoned to a planned district as outlined in Section 650.

8. Section 910.1 – Residential Building Design Standards, Single and Two Family Dwellings. Amend Section 910.1 to revise the front and rear entry requirements for a dwelling to exclude trellis extensions (or pergolas) in requirement (5) and revise the garage standards for dwellings in requirement (8). The forward garage allowance for cul-de-sac lots in requirement (9) to be removed from Section 910.1. Section 910.1 to be amended as follows:

910.1 Single and Two Family Dwellings. The following building design standards shall apply to all single and two family dwelling units constructed in the City, regardless of their zoning district:

- (1) All dwellings shall be constructed of brick, stone or other masonry type product. Cement based siding such as Hardiplank or other similar material is permitted. Vinyl and aluminum siding is prohibited. Vinyl or aluminum may be utilized on a limited basis in the soffit and eave trim areas.
- (2) All primary roofs shall have a minimum 5/12 pitch. Dormer and porch roofs may have lower slopes.

- (3) All primary roof overhangs for exterior walls shall be no less than 16 inches for brick sided designs, and no less than 12 inches for all other designs. Said overhang requirements shall apply to gable ends as well as exterior walls supporting rafters.
- (4) All primary front entrances shall be scaled to the relative proportions of the building design, adjoining streetscape, and maintain the overall architectural style of the residence.
- (5) All primary front and rear entrances shall be recessed a minimum of 5 feet, and shall be covered by a roof extension or shed roof extension no less than 6 foot by 6 foot in dimension. Pergolas, trellis extensions, and other open structures do not count towards this requirement.
- (6) All exterior wall sections wider than 25 feet shall include an interruption in the plane of the façade by recess, protrusion, or fenestration.
- (7) No exposed unpainted wood is allowed on the front façade of any dwelling except porch flooring boards.
- (8) All attached and detached garages shall be located a minimum of 20 feet behind the front of the dwelling. Preferred garage access for dwellings is rear or alley loaded. For the purposes of this requirement, the front of the dwelling shall begin at the heated floor area of the front orientation of the dwelling. If the front door is recessed behind any heated floor area of the front orientation of the dwelling, the distance shall be measured from the front door.

Proposed Amendments to the Zoning Ordinance

November 15 – Planning Commission
 December 13 – City Council 1st Reading
 January 10 – City Council 2nd Reading

Amendment Key
Blue – Language to be added
Red – Language to be removed
Green – Amendment description

- **Section 620.3: Modify Commercial Zoning District Land Use Regulation table to remove Self-Service Mini-Warehouse and Warehouses as permitted uses in the B-3 zoning district.**

Section 620.3 Commercial Land Use Regulations (P, B-1, B-2, B-3):

Section 620.3 Table 5 - Commercial Zoning District Land Use Regulations

[P]=permitted; [X]=prohibited; [C]=conditional use permit required

LAND USE CATEGORY	DISTRICT				REFERENCE
	P	B1	B2	B3	
Principal Use* (unless noted as an accessory use)					See Section or Note
Distribution and storage facilities					
warehouse, self-service (mini)	X	X	X	P X	
warehouse	X	X	X	P X	

- **Section 630.3: Modify Industrial Zoning District Land Use Regulation table to add new Note that includes a description of where Self-Service Mini-Warehouse and exclusion from being located in the Federal Opportunity Zone or Urban Redevelopment Authority boundary in the M-1 zoning district.**

Section 630.3 Industrial Land Use Regulations (M-1):

Section 630.3 Table 6 - Industrial Zoning District Land Use Regulations

[P]=permitted; [X]=prohibited; [C]=conditional use permit required

LAND USE CATEGORY	DISTRICT	REFERENCE
	M-1	
Principal Use*(unless noted as an accessory use)		See Section or Note
Distribution and storage facilities		
warehouse, self-service(mini)	P	Note (6)
warehouse	P	
distribution warehouse facility	P	

Notes for Table 6, Section 630.3:

- (1) Acid manufacturing includes without limitation the manufacturing of hydrochloric, nitric, picric, sulfuric acid or other similar acids.
- (2) Excluding the manufacturing of paper from pulp wood.
- (3) Excluding the processing of raw materials.
- (4) Excludes fuels intended for vehicle use.
- (5) In compliance with the City of Monroe Code of Ordinances, Chapter 22, Article II, Adult Entertainment.
- (6) Excludes properties located in the Federal Enterprise Opportunity Zone and Urban Redevelopment Authority boundary with the exception of M-1 zoned properties located within a ½ mile of the Vine Street and South Broad Street intersection.**

➤ **Section 644.2: Amend language in the Monroe and Walton Mills Historic Overlay District (MHDO) to indicate the developments must be platted as condominiums.**

644.2 Applicability

The MHDO District shall be allowed in all areas located in the Monroe and Walton Mills Historic District, as defined on the City of Monroe Official Historic District Map. All MHDO developments shall be constructed on parcels of a minimum size of four-tenths (0.4) of an acre (17,424 Sf). All MHDO developments shall contain a minimum of four (4) and a maximum of ten (10) single family dwelling units per gross acre located in a cluster-type format to encourage a sense of community among the residents. All MHDO developments shall be condominium forms of ownership which meet the requirements in the subsequent sections of the MHDO District.

➤ **Section 645.3: Amend language in the Infill Overlay District to allow existing duplexes to be subdivided into infill lots.**

Permitted Uses.

Within a IOD development the following uses are permitted

- (1) Single-family detached dwellings.
- (2) Existing Two-Family or Duplex dwellings.

➤ **Section 700.2: Amend commercial zoning district dimensional requirements to allow for zero-lot line setbacks in multi-tenant commercial buildings located on one single-parcel where existing parking serves all existing tenants in the commercial building, including a requirement to have a shared parking arrangement at the time of platting.**

700.2 P, B-1, B-2 and B-3 Dimensional Requirements: The following table delineates dimensional requirements for the specified commercial zoning districts. For the matrix of use provisions by district, see Article VI. For supplementary standards for specific uses, see Article X. For allowed residential uses in commercial zoning districts, the dimensional requirements of the corresponding residential district shall apply.

Section 700.2: Table 11 – Commercial Zoning District Dimensional Requirements

	P	B1	B2	B3
LOT				
Lot area, min (1)	7,500 sq. ft.	7,500 sq. ft.	None(7)	None(7)
Lot coverage, max	50%	50%	60%	60 %
Lot width, min	60 ft.	60 ft.	60 ft.	100 ft.
Lot frontage, min	60 ft.	60 ft.	60 ft.	100 ft.
YARD				
Setback, front yard (2)	25 ft.	25 ft.	25 ft.	35 ft.
Setback, side yard, min (3)	10 ft.	15 ft. <u>(8)</u>	15 ft. (4) <u>(8)</u>	15 ft. (5) <u>(8)</u>
Setback, rear yard, min	20 ft.	20 ft.	20 ft. (4)	20 ft. (5)
BUILDING				
Building height, max (6)	35 ft.	35 ft.	35 ft.	35 ft.
Building ground floor area, min sq footage required	1,000 sq.ft.	1,000 sq.ft.	1,000 sq.ft.	2,000 sq.ft.

- (1) Encompasses area for accessory buildings and uses, including parking, loading and unloading space, storage and parking, screening, lighting, and stormwater management measures. The minimum lot area cited in this Article shall be increased in all situations where public sanitary sewer service is not utilized and the Walton County Health Department requires a larger lot for proper septic tank operation.
- (2) For properties within the HPO or CDO overlay districts, the setback is established by the designated design review board to maintain the established building line along a historic block or design corridor.
- (3) On corner lots that abut a residential district or use, there shall be a side yard equal in depth to the required front yard of the residential district.
- (4) A ten (10) foot landscaped and fenced opaque buffer strip or berm is required if lot abuts residential district or use.
- (5) A twenty-five (25) foot landscaped and fenced opaque buffer strip or berm is required if lot abuts residential district or use.
- (6) Church spires, belfries, cupolas, monuments, water towers, chimneys, flues, flagpoles, television antennae, and radio aerials are exempt.
- (7) Minimum lot size for single family homes shall comply with the requirements for R1A districts.
- (8) Zero-lot line setbacks are permitted for multi-tenant commercial buildings located on one single-parcel where existing parking serves all existing tenants in the commercial building. A shared parking arrangement is required prior to plat approval for any subdivision of an existing parcel benefitting from this requirement.

➤ *Section 810.1: Amend newly platted subdivision requirements to require the submittal of a plat showing the matrix of 5 different building designs for consideration and approval as required in Section 810.1(1).*

Section 810 Newly Platted Subdivisions.

810.1 Single and Two Family Dwelling Subdivisions. The following site design standards shall be utilized for every newly platted residential subdivision containing single and two family dwellings.

- (1) There shall be only one building design or substantially similar building design permitted per 5 adjacent or opposite adjacent lots. Provided however, if the average lot size of the subdivision exceeds 1 acre, one building design or substantially similar building design shall be permitted per 3 adjacent or opposite adjacent lots.

(a) Prior to approval of any building permits for new platted subdivisions, a copy of the final plat showing the building design matrix set forth in Section 810.1(1) shall be submitted to the Code Enforcement office for review.

➤ *Article VIII: Add new section requiring all new single-family residential and mixed-use projects to be rezoned as a planned district.*

Section 820 New Single-Family Residential and Mixed-Use Development.

All new single-family residential and mixed-use developments shall be rezoned to a planned district as outlined in Section 650.

- **Section 910.1: Revise the front and rear entry requirements for a dwelling to exclude trellis extensions (or pergolas). Revise the garage standards for dwellings. Remove the allowance for forward facing garage doors in cul-de-sac lots.**

910.1 Single and Two Family Dwellings. The following building design standards shall apply to all single and two family dwelling units constructed in the City, regardless of their zoning district:

- (1) All dwellings shall be constructed of brick, stone or other masonry type product. Cement based siding such as Hardiplank or other similar material is permitted. Vinyl and aluminum siding is prohibited. Vinyl or aluminum may be utilized on a limited basis in the soffit and eave trim areas.
- (2) All primary roofs shall have a minimum 5/12 pitch. Dormer and porch roofs may have lower slopes.
- (3) All primary roof overhangs for exterior walls shall be no less than 16 inches for brick sided designs, and no less than 12 inches for all other designs. Said overhang requirements shall apply to gable ends as well as exterior walls supporting rafters.
- (4) All primary front entrances shall be scaled to the relative proportions of the building design, adjoining streetscape, and maintain the overall architectural style of the residence.
- (5) All primary front and rear entrances shall be recessed a minimum of 5 feet, and shall be covered by a roof extension, ~~trellis extension,~~ or shed roof extension no less than 6 foot by 6 foot in dimension. **Pergolas, trellis extensions, and other open structures do not count towards this requirement.**
- (6) All exterior wall sections wider than 25 feet shall include an interruption in the plane of the façade by recess, protrusion, or fenestration.
- (7) No exposed unpainted wood is allowed on the front façade of any dwelling except porch flooring boards.
- (8) ~~All garage doors must be side or rear facing except in cul-de-sac lots where lot widths would prohibit side or rear entry.~~ **All attached and detached garages shall be located a minimum of 20 feet behind the front of the dwelling. Preferred garage access for dwellings is rear or alley loaded. For the purposes of this requirement, the front of the dwelling shall begin at the heated floor area of the front orientation of the dwelling. If the front door is recessed behind any heated floor area of the front orientation of the dwelling, the distance shall be measured from the front door.**
- (9) ~~All garage doors in cul-de-sac lots where the lot width would prohibit side or rear entry shall be no more than 20% of the front façade or 120 square feet, whichever is less.~~

AN ORDINANCE TO AMEND THE DEVELOPMENT REGULATIONS FOR THE CITY OF MONROE, GEORGIA

The Mayor and Council of the city of Monroe, Georgia, hereby ordain as follows:

The Development Regulations for the City of Monroe, Georgia, officially adopted July 6, 1999, and as thereafter amended, is hereby amended by implementing text amendments and changes outlined and identified in particular detail on Exhibit A, which such exhibit is incorporated herein by reference.

All ordinances or parts of ordinances in conflict herewith are hereby repealed.

These text amendments of the Development Regulations for the City of Monroe, Georgia shall take effect upon their adoption by the Mayor and Council.

FIRST READING. This 13th, day of December, 2022.

SECOND READING AND ADOPTED on this 10th day of January, 2023.

CITY OF MONROE, GEORGIA

**By: _____ (SEAL)
John Howard, Mayor**

**Attest: _____ (SEAL)
Logan Propes, City Administrator**

EXHIBIT A

The Development Regulations for the City of Monroe, Georgia Text Amendment

Update # 6

- 1. Article 7, Section 7.2 – Preliminary Plat Specifications. Amend Preliminary Plat Specifications to required complete preliminary plat submittals prior to Planning Commission consideration, revise sheet size, revise approval stamps, and correct section numbering as needed. Section 7.2 to be amended as follows:**

7.2 PRELIMINARY PLAT SPECIFICATIONS

An application for a Preliminary Plat Approval for a subdivision shall consist of a Preliminary Plat, a certified boundary survey, and such other Development Plans as may be required by these Regulations.

The Preliminary Plat and application shall be complete in all respects, including submission of all required documents to accompany the preliminary plat submittal. The Code Enforcement Officer shall have thirty (30) days to review preliminary plat submittals for completeness and accuracy. Incomplete submittals or submittals requiring correction will be scheduled for the first available Planning Commission meeting no less than thirty (30) days from the date the preliminary plat and submitted documents are considered complete.

7.2.1 Conformance to Sketch Plat

The Preliminary Plat shall generally conform to the Sketch Plat. The Preliminary Plat shall include all of the contiguous property under one (1) ownership.

7.2.2 Scale

The Preliminary Plat shall be clearly and legibly drawn at a scale of not less than one hundred (100) feet to one (1) inch. Sheet size shall not exceed twenty-four (24) inches by thirty-six (36) inches. The Code Enforcement Officer may approve other scales as deemed appropriate.

7.2.3 Certified Boundary Survey

- a) The Preliminary Plat shall be based on a certified boundary survey delineating the entirety of the property contained within the Preliminary Plat, and tied to a point of reference (tie point) with the same degree of accuracy as the boundary survey itself. The survey shall have an accuracy of no less than one (1) in ten thousand (10,000), and shall meet all requirements of Georgia Law regarding the recording of maps and plats.

- b) Each Preliminary Plat shall be drawn on, accompanied by, or referenced to a boundary survey.

7.2.4 Preliminary Plat Specifications.

The Preliminary Plat shall contain the following:

- a) Name of the subdivision, unit number, Land District, Land Lot number, and total acreage of tract.
- b) Name, address, and telephone number of owner or agent.
- c) Name, address and telephone number of individual responsible for subdivision design and surveys.
- d) Date, graphic scale, and north point.
- e) Location sketch of tract showing major surrounding features.
- f) Proposed use of the subdivision.
- g) Minimum building setback lines along streets, with dimensions.
- h) Location of existing property lines, major easements, rights of way, water courses, drainage areas and ditches, distinctive natural features, and existing buildings.
- i) The location, names, and width of all existing or proposed streets within or directly adjacent to the subject property.
- j) Lots numbered in numerical order and blocks lettered alphabetically.
- k) Total number of lots proposed in tabular form.
- l) The approximate location of all proposed or existing lots and the site of the smallest lot.
- m) The location of flood plain areas.
- n) Statement of proposed water and/or sewer supply or collection method.
- o) Zoning of subject property and adjacent property.
- p) Names of adjacent property owners.
- q) Topography with contours no greater than two (2) feet.
- r) Location of all known existing or previously existing landfills.
- s) Location of all known existing groundwater recharge areas.
- t) Location of all known existing wetlands.
- u) Location of all known flood hazard areas.
- v) Location of all known Protected River Corridors.
- w) Location of all known Water Supply Watershed areas.
- x) AUTHORIZATION STATEMENT (text follows):

I hereby submit this Preliminary Plat as authorized agent/owner of all property shown thereon, and certify that all contiguous property under my ownership or control is included within the boundaries of this Preliminary Plat, as required by the Development Regulations.

Signature of Authorized Agent/Owner _____
Date

2. Article 7, Section 7.4 – Final Plat Specifications. Amend Final Plat Specifications to required complete final plat submittals before City Council consideration, revise plat sizes, correct section numbering as needed, and update correct approval stamps. Section 7.4 to be amended as follows:

7.4 FINAL PLAT SPECIFICATIONS

The Final Plat and application shall be complete in all respects, including submission of all required bonding, declarations, and/or covenants prior to being scheduled for City Council consideration. The Code Enforcement Officer shall have thirty (30) days to review final plat submittals for completeness and accuracy. Incomplete submittals or submittals requiring correction will be scheduled for the first available City Council meeting no less than thirty (30) days from the date the final plat and submitted documents are considered complete.

7.4.1 Scale and Sheet Size:

The Final Plat shall be clearly and legibly drawn in black ink on tracing cloth or other permanent, reproducible material. The scale of the Final Plat shall be 100 feet to one (1”) inch (1” =100’) or larger. Sheet size shall be no larger than 24” x 36” and no smaller than 11” x 17”.

7.4.2 Certified Boundary Survey:

The Final Plat shall be based on a certified boundary survey delineating the entirety of the property contained within the Final Plat and tied to a point of reference (tie point) with the same degree of accuracy as the boundary survey itself. The survey shall have an accuracy of no less than 1 in 10,000 and shall meet all requirements of Georgia law regarding the recording of maps and plats.

7.4.3 Conformance to Preliminary Plat:

The Final Plat shall substantially conform to the Preliminary Plat and may constitute only that portion of the approved Preliminary Plat which the subdivider proposes to record at any one time, provided that such portion conforms to the requirements of these Regulations and said portion is not inconsistent with the public health, safety, or welfare. Any substantial deviation from the Preliminary Plat shall require revision and re-approval of the Preliminary Plat.

7.4.4 Required Final Plat Information:

The Final Plat shall contain the following information:

- a) Name of the subdivision, unit number, Land District, and Land Lot number.
- b) Name, address, and telephone number of owner of record and the subdivider (if not the owner).
- c) Name, address and telephone number of each professional firm associated with the portion of the subdivision within the Final Plat (engineer, surveyor, landscape architect, etc.)
- d) Date of plat drawing, graphic scape, north point, notation as to the reference of bearings to magnetic true north or grid north, and indication whether bearings shown are calculated from angles turned.

- e) Location sketch of tract showing major surrounding features.
- f) Boundary lines of the tract, to be indicated by a heavy line, giving distances to the nearest one-hundredth foot and bearings to the nearest second. Bearing and distance to designated tie point shall be shown. The Plat shall have a closure precision of 1 foot in no less than 10,000 feet.
- g) Municipal or City jurisdiction lines approximately tied to the lines of the subdivision by distance and angles when such lines traverse or adjoin the subdivision. Land Lot lines traversing or adjoining the subdivision shall also be indicated.
- h) Locations, widths, and names of all streets and alleys within and immediately adjoining the plat, the location and widths of all internal public crosswalks, and all other public rights of way.
- i) Street centerlines, showing angles of deflection and standard curve data including radii, length of arcs and tangents between curves, points of curvance (P.C.), and Point of Tangency (P.T.).
- j) Lot lines with dimensions to the nearest one-tenth (1/10) of a foot and bearings to the nearest second, and radii of rounded corners as necessary to delimit each lot.
- k) Minimum building setback lines along streets with dimensions.
- l) Lots in numerical order and blocks lettered alphabetically.
- m) Location and size of all drainage pipe, location and extent of detention ponds, the location and size of all public water mains and fire hydrants, and the location, dimensions, and purpose of any easements, including construction or slope easements if required.
- n) Location of any areas to be reserved, donated, or dedicated to public use with notes stating their purpose and limitations. Location of any areas to be reserved by private deed covenant for common use of all property owners, or dedicated to a homeowner's association.
- o) A statement of private covenants, if any, brief enough to be put directly on the plat; otherwise, if covenants are separately recorded, a statement as follows: This plat is subject to the covenants set forth in the separate document(s) attached hereto dated _____ which hereby become a part of this plat and which were recorded and signed by the owner.
- p) Accurate location, material, and the description of monuments and markers in place prior to approval of the Final Plat.
- q) Extent of the 100-year floodplain and the origin of the 100-year data shall be indicated.
- r) Street address numbers for each lot.
- s) The following drainage notice:

NOTE: The City of Monroe assumes no responsibility for overflow or erosion of natural or artificial drains beyond the extent of the street right of way, or for the extension of culverts beyond the point shown on the approved and recorded subdivision plat.

OWNERS CERTIFICATE AND DECLARATION (text follows):

STATE OF GEORGIA
THE CITY OF MONROE

The owner of the land shown on this plat and whose name is subscribed hereto in person or through a duly authorized agent acknowledges that this plat was made from an actual survey and dedicates to the use of the public forever all streets, drains, easements and other public facilities and appurtenances thereon shown for the purposes therein expressed.

Dated this _____ day of _____, 20____

By: _____, Owner

t) SURVEYOR'S CERTIFICATION (text follows):

It is hereby certified that this plat is true and correct as to the property lines and all improvement shown thereon and was prepared from an actual survey of the property made by me or under my supervision; that all monuments shown hereon actually exist; and their location, size, type, and material are correctly shown. The field data upon which this plat is based has a closure precision of one foot in feet and an angular error or _____ per angle point, adjusted using rule. This plat has been calculated for closure and is found to be accurate within one foot in feet, and contains total of _____ acres. The equipment used to obtain the linear and angular measurements herein was _____.

By: _____

Date: _____

Registered Georgia Land Surveyor

Reg. No: _____ Date of Expiration _____

u) CERTIFICATE OF APPROVAL BY THE CODE ENFORCEMENT OFFICE (text follows):

The Code Enforcement Officer certifies that this plat complies with the Zoning Ordinance and Development Regulations of the City of Monroe and has been approved by all other affected City Departments, as appropriate. This plat is approved, subject to the provisions and requirements of the Performance and Maintenance Surety Agreement executed for this project between the owner and the City of Monroe.

By: _____

Date: _____

Code Enforcement Officer: _____

- v) CERTIFICATE OF APPROVAL BY MAYOR AND COUNCIL (text follows):

The City of Monroe Mayor and City Council hereby accept on behalf of the City of Monroe the dedication of all public streets, rights of way, easements and other public facilities and appurtenances shown thereon. This plat is approved subject to the provisions and requirements of the Performance and Maintenance Surety Agreement executed for this project between the owner and the City of Monroe.

Dated this _____ day of _____, 20__

By: _____, Mayor
 The City of Monroe Mayor and City Council

Attest: _____
 City Clerk, City of Monroe

- w) CERTIFICATE OF APPROVAL BY MONROE UTILITY DEPARTMENT (text follows):

The lots shown hereon and plans for water and sewage collection and disposal have been reviewed and approved by the City of Monroe Water & Gas Department, and are approved for development.

Dated this ____ day of _____, 20__

By: _____

Title: _____

7.4.5 Warranty Deed Required for Other Dedications:

If any lands are shown on the Final Plat for dedication to the City of Monroe other than street rights of way or easements, a Warranty Deed transferring title to said land in fee simple shall be submitted with the Final Plat application.

7.4.6 Deed of Transfer Required for Dedications to Property Owner’s Association:

If any lands are shown on the Final Plat for dedication to a Property Owners Association, a copy of the deed of transfer for such dedication and a copy of the instrument of incorporation of the Property Owners Association shall be submitted with the Final Plat application.

3. Article 7, Section 7.5 – Minor Subdivision Plat Specifications. Amend Minor Subdivision Plat Specifications to modify plat size, modify approval stamp language, and eliminate unnecessary approval stamps. Section 7.5 to be amended as follows:

7.5 MINOR SUBDIVISION PLAT SPECIFICATIONS

The Final Plat for a Minor Subdivision shall include the following information:

7.5.1 Scale and Sheet Size:

The Final Plat shall be clearly and legibly drawn in black ink on tracing cloth or other permanent reproducible material. The scale of the Final Plat shall be 100 feet to one (1") inch (1"=100'), or larger as approved by the Code Enforcement Officer. Sheet size shall be no larger than 24" x 36" and no smaller than 11" x 17".

7.5.2 Certified Boundary Survey:

The Final Plat shall be based on a certified boundary survey delineating the entirety of the property contained within the Final Plat and tied to a point of reference (tie point) with the same degree of accuracy as the boundary survey itself. The survey shall have an accuracy of no less than 1 in 10,000 and shall meet all requirements of Georgia law regarding the recording of maps and plats.

7.5.3 Required Final Plat Information:

The Final Plat for a Minor Subdivision shall contain the following information:

- a) Name of the subdivision, unit number, Land District, and Land Lot number
- b) Name, address and telephone number of owner of record and the subdivider (if not the owner)
- c) Name, address, and telephone number of the professional firm which prepared the Final Plat
- d) Date of plat drawing, graphic scape, north point, notation as to the reference of bearings to magnetic true north or grid north, and indication whether bearings shown are calculated from angles turned
- e) Boundary lines of the tract, indicated by a heavy line, giving distances to the nearest one-hundredth foot and bearings to the nearest second. Bearing and distance to designated tie point shall be shown. The plat shall have a closure precision of 1 foot in no less than 10,000 feet
- f) Municipal or City jurisdiction lines approximately tied to the lines of the subdivision by distance and angles when such lines traverse or adjoin the subdivision. Land Lot lines traversing or adjoining the subdivision shall also be indicated
- g) Locations, widths, and names of all streets and alleys immediately adjoining the site
- h) Lot lines with dimensions to the nearest one-tenth (1/10) of a foot and bearings to the nearest second
- i) Minimum building setback lines along streets with dimensions
- j) Lots in numerical order and blocks lettered alphabetically

- k) Location and size of all public water mains and fire hydrants and the location, dimensions, and purpose of any easements, including construction or slope easements, if required
- l) A statement of private covenants, if any, and they are brief enough to be put directly on the plat; otherwise, if covenants are separately recorded, a statement as follows:

This plat is subject to the covenants set forth in the separate document(s) attached hereto dated which hereby become a part of this plat, and which were recorded and signed by the owner
- m) Accurate location, material, and the description of monuments and markers. (All monuments shall be in place prior to approval of the Final Plat.)
- n) Extent of the 100-year floodplain and the origin of the floodplain data shall be indicated
- o) Street address numbers for each lot and for each street
- p) SURVEYOR'S CERTIFICATION

It is hereby certified that this plat is true and correct as to the property lines and all improvements shown thereon, and was prepared from an actual survey of the property made by me or under my supervision; that all monuments shown hereon actually exist and their location, size, type, and material are correctly shown. The field data upon which this plat is based has a closure precision of one foot in ___ feet and an angular error of ___ per angle point, and was adjusted using _____ rule. This plat has been calculated for closure and is found to be accurate within one foot in feet, and contains a total of _____ acres. The equipment used to obtain the linear and angular measurements herein was _____.

By: _____ Date: _____

Reg.No: _____ Date of Expiration: _____

- r) CERTIFICATE OF APPROVAL BY THE CODE ENFORCEMENT OFFICE (text follows:)

The Code Enforcement Officer hereby certifies that this plat complies with the Zoning Ordinance and Development Regulations of the City of Monroe, Georgia, and that it is hereby approved for recording in the office of the Clerk of the Superior Court of Walton County, Georgia.

Dated this ___ day of _____, 20__

By: _____
Code Enforcement Officer

4. Article 8, Section 8.6 – Arrangement of Local Streets. Amend Arrangement of Local Streets to remove requirement discouraging through traffic. Section 8.6 to be amended as follows:

8.6 ARRANGEMENT OF LOCAL STREETS

The local street network built in a subdivision must meet the following requirements:

- 8.6.1 Provide for the continuation or the appropriate connection of existing Local Streets in surrounding areas at the same or greater width. Provision must be made for the extension of any dead-end streets.
- 8.6.2 The system of streets designated for the subdivision must connect with streets already platted to the boundary from abutting subdivisions. At reasonable intervals streets must be continued to the boundaries (with no reserve strips) of the tract subdivided, so that future abutting subdivisions may connect therewith.
- 8.6.3 Conform to a plan for a neighborhood approved or adopted by the City to meet a particular situation where topographical or other conditions make continuance or conformance to existing local streets impracticable.

5. Article 9, Section 9.16 – Access Management/Driveways. Correct section numbering. Section 9.16 to be amended as follows:

9.16 Access Management / Driveways (revised 2/13/18)

The following standards shall apply to land subdivision and development, except for single-family dwelling units or industrial development where the primary access is from a state or federal highway or a thoroughfare classified as a major collector or arterial in the City of Monroe Development Regulations. These standards shall apply unless a more restrictive standard is required by the Georgia Department of Transportation.

- A. 9.16.1. Joint and Cross Access

6. Article 11 – Performance and Maintenance Bonds. Amend Performance and Maintenance Bonds to remove surety bonds as a type of performance and maintenance surety. Article 11 to be amended as follows:

ARTICLE 11

PERFORMANCE AND MAINTENANCE BONDS

11.1. Performance and Maintenance Agreement

Prior to the approval of a Final Plat or Certificate of Occupancy, the Developer shall provide to the City a Performance and Maintenance Agreement in a form as required by the City.

11.1.1 Performance Surety

1. When Required. Performance surety shall be required, prior to the approval of a Final Plat or Certificate of Occupancy, for any Development containing unfinished amenities, improvements, or installations required to be constructed by These Regulations or the Zoning Ordinance or as a condition of any approval or permit granted thereunder which the Code Enforcement Officer, in his sole discretion, determines to be the result of unusual weather, site conditions, or construction phasing situations. All other Developments shall be completed prior to the approval of a Final Plat or Certificate of Occupancy.
2. Purpose. Performance surety shall be conditioned upon the faithful performance by the Developer of all work required to complete all amenities, improvements, and installations for the Development in compliance with These Regulation and the Zoning Ordinance and any approval or permit granted thereunder within one (1) year of the approval of the Final Plat or Certificate of Occupancy.
3. Form. Performance surety shall be payable to the City of Monroe in the form of:
 - a.) Cash deposited in an account with the City of Monroe along with an escrow agreement, in a form acceptable to the Code Enforcement Officer and the City Attorney, from the Developer; or
 - b.) An irrevocable letter of credit, in a form acceptable to the Code Enforcement Officer and the City Attorney, from a financial institution that has a Texas Ratio of less than 100% as of the date of issuance and is authorized by law to do business in the State of Georgia.
4. Amount. Performance surety shall be in an amount equal to the cost of construction of the required work plus an additional fifty percent (50%) of said costs, as calculated by the Code Enforcement Officer.
5. Period. Performance surety shall be for a period of one (1) year unless authorized for a longer period of time by the Code Enforcement Officer.
6. Release and Forfeiture. Performance surety shall be released to the Developer upon request if all work required to complete all amenities, improvements, and installations for the Development in compliance with These Regulations and any approval or permit granted thereunder has been completed timely. If such work has not been completed within the required performance surety period, the performance surety shall be forfeited to the City of Monroe.

11.1.2 Maintenance Surety

1. When Required. Maintenance surety shall be required, prior to the approval of a Final Plat or Certificate of Occupancy, for any Development containing public improvements.
2. Purpose. Maintenance surety shall be conditioned upon the faithful maintenance by the Developer of the public improvements in compliance with These Regulations and the

Zoning Ordinance and any approval or permit granted thereunder for a period of two (2) years following the approval of the Final Plat or Certificate of Occupancy.

3. Form. Maintenance surety shall be payable to the City of Monroe in the form of
 - a.) Cash deposited in an account with the City of Monroe along with an escrow agreement, in a form acceptable to the Code Enforcement Officer and the City Attorney, from the Developer; or
 - b.) An irrevocable letter of credit, in a form acceptable to the Code Enforcement Officer and the City Attorney, from a financial institution that has a Texas Ratio of less than 100% as of the date of issuance and is authorized by law to do business in the State of Georgia.
4. Amount. Maintenance surety shall be in an amount equal to fifty percent (50%) of the cost of construction of the public improvements, as calculated by the Code Enforcement Officer.
5. Period. Maintenance surety shall be for a minimum period of two (2) years as determined by the Code Enforcement Officer.
6. Release and Forfeiture. Maintenance surety shall be released to the Developer upon request if the public improvements have been maintained in compliance with These Regulations and the Zoning Ordinance and any approval or permit granted thereunder for the requisite period. If the public improvements are not so maintained by the Developer for the entirety of the requisite maintenance surety period, the maintenance surety shall be forfeited to the City of Monroe.

Proposed Amendments to the Development Regulations

November 15 – Planning Commission
December 13 – City Council 1st Reading
January 10 – City Council 2nd Reading

Amendment Key
Blue – Language to be added
Red – Language to be removed
Green – Amendment description

➤ **Article 7, Section 7.2: Amend Preliminary Plat Specifications to required complete preliminary plat submittals prior to Planning Commission consideration, revise sheet size, revise approval stamps, and correct section numbering as needed.**

7.2 PRELIMINARY PLAT SPECIFICATIONS

An application for a Preliminary Plat Approval for a subdivision shall consist of a Preliminary Plat, a certified boundary survey, and such other Development Plans as may be required by these Regulations.

The Preliminary Plat and application shall be complete in all respects, including submission of all required documents to accompany the preliminary plat submittal. The Code Enforcement Officer shall have thirty (30) days to review preliminary plat submittals for completeness and accuracy. Incomplete submittals or submittals requiring correction will be scheduled for the first available Planning Commission meeting no less than thirty (30) days from the date the preliminary plat and submitted documents are considered complete.

7.2.1 Conformance to Sketch Plat

The Preliminary Plat shall generally conform to the Sketch Plat. The Preliminary Plat shall include all of the contiguous property under one (1) ownership.

7.2.2 Scale

The Preliminary Plat shall be clearly and legibly drawn at a scale of not less than one hundred (100) feet to one (1) inch. Sheet size shall not exceed ~~forty-eight (48)~~ **twenty-four (24)** inches by thirty-six (36) inches. The Code Enforcement Officer may approve other scales as deemed appropriate.

7.2.3 Certified Boundary Survey

- a) The Preliminary Plat shall be based on a certified boundary survey delineating the entirety of the property contained within the Preliminary Plat, and tied to a point of reference (tie point) with the same degree of accuracy as the boundary survey itself. The survey shall have an accuracy of no less than one (1) in ten thousand (10,000), and shall meet all requirements of Georgia Law regarding the recording of maps and plats.
- b) Each Preliminary Plat shall be drawn on, accompanied by, or referenced to a boundary survey.

7.2.4 Preliminary Plat Specifications.

The Preliminary Plat shall contain the following:

- a) Name of the subdivision, unit number, Land District, Land Lot number, and total acreage of tract.
- b) Name, address, and telephone number of owner or agent.
- c) Name, address and telephone number of individual responsible for subdivision design and surveys.
- d) Date, graphic scale, and north point.
- e) Location sketch of tract showing major surrounding features.
- f) Proposed use of the subdivision.
- g) Minimum building setback lines along streets, with dimensions.
- h) Location of existing property lines, major easements, rights of way, water courses, drainage areas and ditches, distinctive natural features, and existing buildings.
- i) The location, names, and width of all existing or proposed streets within or directly adjacent to the subject property.
- j) Lots numbered in numerical order and blocks lettered alphabetically.
- k) Total number of lots proposed in tabular form.
- l) The approximate location of all proposed or existing lots and the site of the smallest lot.
- m) The location of flood plain areas.
- n) Statement of proposed water and/or sewer supply or collection method.
- o) Zoning of subject property and adjacent property.
- p) Names of adjacent property owners.
- q) Topography with contours no greater than two (2) feet.
- r) Location of all known existing or previously existing landfills.
- s) Location of all known existing groundwater recharge areas.
- t) Location of all known existing wetlands.
- u) Location of all known flood hazard areas.
- v) Location of all known Protected River Corridors.
- w) Location of all known Water Supply Watershed areas.
- x) AUTHORIZATION STATEMENT (text follows):

I hereby submit this ~~Sketch~~**Preliminary** Plat as authorized agent/owner of all property shown thereon, and certify that all contiguous property under my ownership or control is included within the boundaries of this Preliminary Plat, as required by the Development Regulations.

Signature of Authorized Agent/Owner Date

by the expiration of the Site Development Plans, then this Certificate of Approval shall expire and be null and void in its entirety and shall require a new Preliminary Plat Approval by the City of Monroe Mayor and Council.

Dated this ____ day of _____, 20__

By: _____, Mayor

By: _____, City Clerk

➤ *Article 7, Section 7.4: Amend Final Plat Specifications to required complete final plat submittals before City Council consideration, revise plat sizes, correct section numbering as needed, and update correct approval stamps.*

7.4 FINAL PLAT SPECIFICATIONS

The Final Plat and application shall be complete in all respects, including submission of all required bonding, declarations, and/or covenants prior to being scheduled for City Council consideration. The Code Enforcement Officer shall have thirty (30) days to review final plat submittals for completeness and accuracy. Incomplete submittals or submittals requiring correction will be scheduled for the first available City Council meeting no less than thirty (30) days from the date the final plat and submitted documents are considered complete.

7.4.1 Scale and Sheet Size:

The Final Plat shall be clearly and legibly drawn in black ink on tracing cloth or other permanent, reproducible material. The scale of the Final Plat shall be 100 feet to one (1”) inch (1”=100’) or larger. Sheet size shall be ~~15” X 17”~~ **no larger than 24” x 36” and no smaller than 11” x 17”**, ~~or if larger than 15” X 17”, it must be photographically reduced, prior to recording, to no more than 15” X 17”.~~

7.4.2 Certified Boundary Survey:

The Final Plat shall be based on a certified boundary survey delineating the entirety of the property contained within the Final Plat and tied to a point of reference (tie point) with the same degree of accuracy as the boundary survey itself. The survey shall have an accuracy of no less than 1 in 10,000 and shall meet all requirements of Georgia law regarding the recording of maps and plats.

7.4.3 Conformance to Preliminary Plat:

The Final Plat shall substantially conform to the Preliminary Plat and may constitute only that portion of the approved Preliminary Plat which the subdivider proposes to record at any one time, provided that such portion conforms to the requirements of these Regulations and said portion is not inconsistent with the public health, safety, or welfare. Any substantial deviation from the Preliminary Plat shall require revision and re-approval of the Preliminary Plat.

7.4.4 Required Final Plat Information:

The Final Plat shall contain the following information:

- a) Name of the subdivision, unit number, Land District, and Land Lot number.
- b) Name, address, and telephone number of owner of record and the subdivider (if not the owner).
- c) Name, address and telephone number of each professional firm associated with the portion of the subdivision within the Final Plat (engineer, surveyor, landscape architect, etc.)
- d) Date of plat drawing, graphic scape, north point, notation as to the reference of bearings to magnetic true north or grid north, and indication whether bearings shown are calculated from angles turned.
- e) Location sketch of tract showing major surrounding features.
- f) Boundary lines of the tract, to be indicated by a heavy line, giving distances to the nearest one-hundredth foot and bearings to the nearest second. Bearing and distance to designated tie point shall be shown. The Plat shall have a closure precision of 1 foot in no less than 10,000 feet.
- g) Municipal or City jurisdiction lines approximately tied to the lines of the subdivision by distance and angles when such lines traverse or adjoin the subdivision. Land Lot lines traversing or adjoining the subdivision shall also be indicated.
- h) Locations, widths, and names of all streets and alleys within and immediately adjoining the plat, the location and widths of all internal public crosswalks, and all other public rights of way.
- i) Street centerlines, showing angles of deflection and standard curve data including radii, length of arcs and tangents between curves, points of curvance (P.C.), and Point of Tangency (P.T.).
- j) Lot lines with dimensions to the nearest one-tenth (1/10) of a foot and bearings to the nearest second, and radii of rounded corners as necessary to delimit each lot.
- k) Minimum building setback lines along streets with dimensions.
- l) Lots in numerical order and blocks lettered alphabetically.
- m) Location and size of all drainage pipe, location and extent of detention ponds, the location and size of all public water mains and fire hydrants, and the location, dimensions, and purpose of any easements, including construction or slope easements if required.
- n) Location of any areas to be reserved, donated, or dedicated to public use with notes stating their purpose and limitations. Location of any areas to be reserved by private deed covenant for common use of all property owners, or dedicated to a homeowner's association.
- o) A statement of private covenants, if any, brief enough to be put directly on the plat; otherwise, if covenants are separately recorded, a statement as follows: This plat is subject to the covenants set forth in the separate document(s) attached hereto dated _____ which hereby become a part of this plat and which were recorded and signed by the owner.

- p) Accurate location, material, and the description of monuments and markers in place prior to approval of the Final Plat.
- q) Extent of the 100-year floodplain and the origin of the 100-year data shall be indicated.
- r) Street address numbers for each lot.
- s) The following drainage notice:

NOTE: The City of Monroe assumes no responsibility for overflow or erosion of natural or artificial drains beyond the extent of the street right of way, or for the extension of culverts beyond the point shown on the approved and recorded subdivision plat.

OWNERS CERTIFICATE AND DECLARATION (text follows):

STATE OF GEORGIA
THE CITY OF MONROE

The owner of the land shown on this plat and whose name is subscribed hereto in person or through a duly authorized agent acknowledges that this plat was made from an actual survey and dedicates to the use of the public forever all streets, drains, easements and other public facilities and appurtenances thereon shown for the purposes therein expressed.

Dated this _____ day of _____, ~~19~~20____

By: _____, Owner

- t) SURVEYOR'S CERTIFICATION (text follows):

It is hereby certified that this plat is true and correct as to the property lines and all improvement shown thereon and was prepared from an actual survey of the property made by me or under my supervision; that all monuments shown hereon actually exist; and their location, size, type, and material are correctly shown. The field data upon which this plat is based has a closure precision of one foot in feet and an angular error or _____ per angle point, adjusted using rule. This plat has been calculated for closure and is found to be accurate within one foot in feet, and contains total of _____ acres. The equipment used to obtain the linear and angular measurements herein was _____.

By: _____

Date: _____

Registered Georgia Land Surveyor

Reg. No: _____ Date of Expiration _____

u) CERTIFICATE OF APPROVAL BY THE CODE ENFORCEMENT OFFICE (text follows):

The Code Enforcement Officer certifies that this plat complies with the Zoning Ordinance and Development Regulations of the City of Monroe and has been approved by all other affected City Departments, as appropriate. This plat is approved, subject to the provisions and requirements of the Performance and Maintenance Surety Agreement executed for this project between the owner and the City of Monroe.

By: _____

Date: _____

Code Enforcement Officer: _____

v) CERTIFICATE OF APPROVAL BY MAYOR AND COUNCIL (text follows):

The City of Monroe Mayor and City Council hereby accept on behalf of the City of Monroe the dedication of all public streets, rights of way, easements and other public facilities and appurtenances shown thereon. This plat is approved subject to the provisions and requirements of the Performance and Maintenance Surety Agreement executed for this project between the owner and the City of Monroe.

Dated this _____ day of _____, 20 ____

By: _____, Mayor
The City of Monroe Mayor and City Council

Attest: _____
City Clerk, City of Monroe

w) CERTIFICATE OF APPROVAL BY MONROE UTILITY DEPARTMENT (text follows):

The lots shown hereon and plans for water and sewage collection and disposal have been reviewed and approved by the City of Monroe Water & Gas Department, and are approved for development.

Dated this _____ day of _____, 20 ____

By: _____

Title: _____

7.4.5 Warranty Deed Required for Other Dedications:

If any lands are shown on the Final Plat for dedication to the City of Monroe other than street rights of way or easements, a Warranty Deed transferring title to said land in fee simple shall be submitted with the Final Plat application.

7.4.6 Deed of Transfer Required for Dedications to Property Owner’s Association:

If any lands are shown on the Final Plat for dedication to a Property Owners Association, a copy of the deed of transfer for such dedication and a copy of the instrument of incorporation of the Property Owners Association shall be submitted with the Final Plat application.

➤ **Article 7, Section 7.5: Amend Minor Subdivision Plat Specifications to modify plat size, modify approval stamp language, and eliminate unnecessary approval stamps.**

7.5 MINOR SUBDIVISION PLAT SPECIFICATIONS

The Final Plat for a Minor Subdivision shall include the following information:

7.5.1 Scale and Sheet Size:

The Final Plat shall be clearly and legibly drawn in black ink on tracing cloth or other permanent reproducible material. The scale of the Final Plat shall be 100 feet to one (1”) inch (1” =100’), or larger **as approved by the Code Enforcement Officer**. Sheet size shall be ~~15” x 17”, or if larger than 15” x 17”~~ **no larger than 24” x 36” and no smaller than 11” x 17”**, ~~it must be photographically reduced, prior to recording, to no more than 15” x 17”.~~

7.5.2 Certified Boundary Survey:

The Final Plat shall be based on a certified boundary survey delineating the entirety of the property contained within the Final Plat and tied to a point of reference (tie point) with the same degree of accuracy as the boundary survey itself. The survey shall have an accuracy of no less than 1 in 10,000 and shall meet all requirements of Georgia law regarding the recording of maps and plats.

7.5.3 Required Final Plat Information:

The Final Plat for a Minor Subdivision shall contain the following information:

- a) Name of the subdivision, unit number, Land District, and Land Lot number
- b) Name, address and telephone number of owner of record and the subdivider (if not the owner)
- c) Name, address, and telephone number of the professional firm which prepared the Final Plat
- d) Date of plat drawing, graphic scape, north point, notation as to the reference of bearings to magnetic true north or grid north, and indication whether bearings shown are calculated from angles turned
- e) Boundary lines of the tract, indicated by a heavy line, giving distances to the nearest one-hundredth foot and bearings to the nearest second. Bearing and distance to

designated tie point shall be shown. The plat shall have a closure precision of 1 foot in no less than 10,000 feet

- f) Municipal or City jurisdiction lines approximately tied to the lines of the subdivision by distance and angles when such lines traverse or adjoin the subdivision. Land Lot lines traversing or adjoining the subdivision shall also be indicated
- g) Locations, widths, and names of all streets and alleys immediately adjoining the site
- h) Lot lines with dimensions to the nearest one-tenth (1/10) of a foot and bearings to the nearest second
- i) Minimum building setback lines along streets with dimensions
- j) Lots in numerical order and blocks lettered alphabetically
- k) Location and size of all public water mains and fire hydrants and the location, dimensions, and purpose of any easements, including construction or slope easements, if required
- l) A statement of private covenants, if any, and they are brief enough to be put directly on the plat; otherwise, if covenants are separately recorded, a statement as follows:

This plat is subject to the covenants set forth in the separate document(s) attached hereto dated which hereby become a part of this plat, and which were recorded and signed by the owner
- m) Accurate location, material, and the description of monuments and markers. (All monuments shall be in place prior to approval of the Final Plat.)
- n) Extent of the 100-year floodplain and the origin of the floodplain data shall be indicated
- o) Street address numbers for each lot and for each street

~~p) OWNER'S CERTIFICATE AND DECLARATION, STATE OF GEORGIA, THE CITY OF MONROE (text follows):~~

~~_____ The owner of the land shown on this plat and whose name is subscribed hereto
_____ and in person or through a duly authorized agent acknowledges that this plat
_____ was made from an actual survey and dedicates to the use of the public forever
_____ all streets, drains, easements and other public facilities and appurtenances
_____ thereon shown for the purposes therein expressed.~~

~~_____ Dated this ____ day of _____, 20__~~

~~_____ By: _____ Owner~~

q) SURVEYOR'S CERTIFICATION

It is hereby certified that this plat is true and correct as to the property lines and all improvements shown thereon, and was prepared from an actual survey of the property made by me or under my supervision; that all monuments shown hereon actually exist and their location, size, type, and material are correctly shown. The field data upon which this plat is based has a closure precision of one foot in ____ feet and an angular error of ____ per angle point, and was adjusted using _____ rule. This plat has been calculated for closure

and is found to be accurate within one foot in ____ feet, and contains a total of ____ acres. The equipment used to obtain the linear and angular measurements herein was _____.

By: _____ Date: _____

Reg.No: _____ Date of Expiration: _____

r) CERTIFICATE OF APPROVAL BY THE CODE ENFORCEMENT OFFICE (text follows:)

The Code Enforcement Officer hereby certifies that this plat complies with the Zoning Ordinance and Development Regulations of the City of Monroe, Georgia, and has been approved by all other affected City Departments, as appropriate. and that it is hereby approved for recording in the office of the Clerk of the Superior Court of Walton County, Georgia.

Dated this ____ day of _____, 20__

By: _____
Code Enforcement Officer

~~s) CERTIFICATE OF APPROVAL BY MAYOR AND COUNCIL~~

~~The City of Monroe Mayor and City Council hereby accept on behalf of the City of Monroe the dedication of all public streets, rights of way, easements, and other public facilities and appurtenances shown thereon. This plat is approved subject to the provisions and requirements of the Performance and Maintenance Surety Agreement executed for this project between the owner and the City of Monroe.~~

~~Dated this ____ day of _____, 20__~~

~~By: _____, Mayor
The City of Monroe Mayor and City Council~~

~~Attest: _____
City Clerk, City of Monroe~~

➤ **Article 8, Section 8.6: Remove requirement 8.6.4 which discourages through traffic.**

8.6 ARRANGEMENT OF LOCAL STREETS

The local street network built in a subdivision must meet the following requirements:

8.6.1 Provide for the continuation or the appropriate connection of existing Local Streets in surrounding areas at the same or greater width. Provision must be made for the extension of any dead-end streets.

8.6.2 The system of streets designated for the subdivision must connect with streets already platted to the boundary from abutting subdivisions. At reasonable intervals streets must be continued to the boundaries (with no reserve strips) of the tract subdivided, so that future abutting subdivisions may connect therewith.

8.6.3 Conform to a plan for a neighborhood approved or adopted by the City to meet a particular situation where topographical or other conditions make continuance or conformance to existing local streets impracticable.

~~8.6.4 Be so laid out that their use for through traffic is discouraged.~~

➤ **Article 9, Section 9.16: Correct section numbering.**

9.16 Access Management / Driveways (revised 2/13/18)

The following standards shall apply to land subdivision and development, except for single-family dwelling units or industrial development where the primary access is from a state or federal highway or a thoroughfare classified as a major collector or arterial in the City of Monroe Development Regulations. These standards shall apply unless a more restrictive standard is required by the Georgia Department of Transportation.

A. 9.16.1. Joint and Cross Access

➤ **Article 11: Remove surety bonds as a type of performance and maintenance surety.**

ARTICLE 11

PERFORMANCE AND MAINTENANCE BONDS

11.1. Performance and Maintenance Agreement

Prior to the approval of a Final Plat or Certificate of Occupancy, the Developer shall provide to the City a Performance and Maintenance Agreement in a form as required by the City.

11.1.1 Performance Surety

1. When Required. Performance surety shall be required, prior to the approval of a Final Plat or Certificate of Occupancy, for any Development containing unfinished amenities, improvements, or installations required to be constructed by These Regulations or the Zoning Ordinance or as a condition of any approval or permit granted thereunder which the Code Enforcement Officer, in his sole discretion, determines to be the result of unusual weather, site conditions, or construction phasing situations. All other Developments shall be completed prior to the approval of a Final Plat or Certificate of Occupancy.
2. Purpose. Performance surety shall be conditioned upon the faithful performance by the Developer of all work required to complete all amenities, improvements, and installations for the Development in compliance with These Regulation and the Zoning Ordinance and any approval

or permit granted thereunder within one (1) year of the approval of the Final Plat or Certificate of Occupancy.

- 3. Form. Performance surety shall be payable to the City of Monroe in the form of:
 - a). Cash deposited in an account with the City of Monroe along with an escrow agreement, in a form acceptable to the Code Enforcement Officer and the City Attorney, from the Developer; or
 - ~~b). A surety bond, in a form acceptable to the Code Enforcement Officer and the City Attorney, from a company that is listed on the U.S. Department of the Treasury's Listing of Approved Sureties (Department Circular 570) as of the date of issuance and authorized by law to do business in the State of Georgia; or~~
 - ~~eb).~~ An irrevocable letter of credit, in a form acceptable to the Code Enforcement Officer and the City Attorney, from a financial institution that has a Texas Ratio of less than 100% as of the date of issuance and is authorized by law to do business in the State of Georgia.
- 4. Amount. Performance surety shall be in an amount equal to the cost of construction of the required work plus an additional fifty percent (50%) of said costs, as calculated by the Code Enforcement Officer.
- 5. Period. Performance surety shall be for a period of one (1) year unless authorized for a longer period of time by the Code Enforcement Officer.
- 6. Release and Forfeiture. Performance surety shall be released to the Developer upon request if all work required to complete all amenities, improvements, and installations for the Development in compliance with These Regulations and any approval or permit granted thereunder has been completed timely. If such work has not been completed within the required performance surety period, the performance surety shall be forfeited to the City of Monroe.

11.1.2 Maintenance Surety

- 1. When Required. Maintenance surety shall be required, prior to the approval of a Final Plat or Certificate of Occupancy, for any Development containing public improvements.
- 2. Purpose. Maintenance surety shall be conditioned upon the faithful maintenance by the Developer of the public improvements in compliance with These Regulations and the Zoning Ordinance and any approval or permit granted thereunder for a period of two (2) years following the approval of the Final Plat or Certificate of Occupancy.
- 3. Form. Maintenance surety shall be payable to the City of Monroe in the form of
 - a). Cash deposited in an account with the City of Monroe along with an escrow agreement, in a form acceptable to the Code Enforcement Officer and the City Attorney, from the Developer; or
 - ~~b). A surety bond, in a form acceptable to the Code Enforcement Officer and the City Attorney, from a company that is listed on the U.S. Department of the Treasury's Listing of Approved Sureties (Department Circular 570) as of the date of issuance and authorized by law to do business in the State of Georgia; or~~
 - ~~eb).~~ An irrevocable letter of credit, in a form acceptable to the Code Enforcement Officer and the City Attorney, from a financial institution that has a Texas Ratio of less than 100% as of the date of issuance and is authorized by law to do business in the State of Georgia.

4. Amount. Maintenance surety shall be in an amount equal to fifty percent (50%) of the cost of construction of the public improvements, as calculated by the Code Enforcement Officer.
5. Period. Maintenance surety shall be for a minimum period of two (2) years as determined by the Code Enforcement Officer.
6. Release and Forfeiture. Maintenance surety shall be released to the Developer upon request if the public improvements have been maintained in compliance with These Regulations and the Zoning Ordinance and any approval or permit granted thereunder for the requisite period. If the public improvements are not so maintained by the Developer for the entirety of the requisite maintenance surety period, the maintenance surety shall be forfeited to the City of Monroe.

AN ORDINANCE OF THE MAYOR AND THE CITY COUNCIL OF THE CITY OF MONROE, GEORGIA, TO INCREASE THE ANNUAL SALARIES OF THE MAYOR AND THE CITY COUNCILMEMBERS OF THE CITY OF MONROE, GEORGIA

WHEREAS, the City of Monroe, Georgia (the “City”) has been vested with substantial legislative power to adopt clearly reasonable ordinances, resolutions, or regulations relating to its property, affairs, and local government for which no provision has been made by general law (O.C.G.A. § 36-35-3); and,

WHEREAS, pursuant to O.C.G.A. § 36-35-4, the City Council is authorized to fix the salary, compensation, and expenses of its municipal employees and the members of its municipal governing authority; and,

WHEREAS, Section 2.09 of the City Charter permits the City Council to determine the salary of the Mayor and the City Councilmembers by ordinance and in accordance with the laws of the State of Georgia; and,

WHEREAS, the City desires to increase the salary of the Mayor and the City Councilmembers pursuant to the aforesaid authority vested in the City Council.

NOW, THEREFORE, BE IT ORDAINED, that the Mayor and Council of the City of Monroe do hereby declare and adopt this Ordinance as follows:

1. The preamble of this Ordinance shall be considered to be, and is hereby incorporated by reference as if fully set out herein; and,
2. The annual salary of the Mayor of the City of Monroe, Georgia shall be \$14,400.00 (\$1,200.00 per month).
3. The annual salary of each City Councilmember of the City of Monroe, Georgia shall be \$9,600.00 (\$800.00 per month).
4. Pursuant to O.C.G.A. § 36-35-4, said increases in salary shall not be effective until after the taking of office of those elected at the next regular municipal election which is held immediately following the date on which the action to increase compensation was taken.
5. This ordinance shall become effective January 1, 2024.

FIRST READING. This 8th day of November, 2022.

SECOND READING AND ADOPTED. This 13th day of December, 2022.

CITY OF MONROE, GEORGIA

By: _____(SEAL)

John S. Howard, Mayor

Attest: _____(SEAL)

Debbie Kirk, City Clerk



To: City Council
From: RV Watts – Chief of Police
Department: Police
Date: 11/08/2022
Subject: Revise Current Speed Detection Ordinance

Budget Account/Project Name: N/A

Funding Source:

Budget Allocation:

Budget Available:

Requested Expense:

Company of Record:

Description:

An ordinance of the City of Monroe to adopt certain speed zone limits for the roads of the City of Monroe; to provide for certain school zones hour restrictions to speed limits; to authorize the use of speed detection devices within the city limits of the City of Monroe; to provide procedures for implementation and enforcement; and for other purposes

Background:

To provide traffic enforcement measures to address existing hazardous traffic situations and to reduce those hazards from occurring in the future

Attachment(s):

(3)

AN ORDINANCE OF THE CITY OF MONROE TO ADOPT CERTAIN SPEED ZONE LIMITS FOR THE ROADS OF THE CITY OF MONROE; TO PROVIDE FOR CERTAIN SCHOOL ZONES HOUR RESTRICTIONS TO SPEED LIMITS; TO AUTHORIZE THE USE OF SPEED DETECTION DEVICES WITHIN THE CITY LIMITS OF THE CITY OF MONROE; TO PROVIDE PROCEDURES FOR IMPLEMENTATION AND ENFORCEMENT; AND FOR OTHER PURPOSES

The Mayor and Council of the City of Monroe, Georgia, hereby ordain as follows:

Article I

Section 1. Pursuant to O.C.G.A. 40-6-183, the City of Monroe hereby establishes the following speed zones on the roads and streets located within the City Limits of the City of Monroe all as more fully detailed and outlined in Exhibit A, attached hereto.

Section 2. Said speed zones and speed limits, including the restrictions relating to school zones, are hereby established based on an engineering and traffic investigation as prescribed by O.C.G.A. 40-6-183.

Section 3. Pursuant to Chapter 94, Article I, Section 94-7 of the City of Monroe Code of Ordinances, said speed zones shall be incorporated into the current schedule of all traffic rules, regulations and orders and the same shall be available for public inspection in the office of the city clerk.

Article II

All ordinances or parts of ordinances in conflict herewith are hereby repealed.

Article III

This ordinance shall take effect upon adoption and execution by the Mayor and Council.

FIRST READING. This 8th day of **November**, 2022.

SECOND READING AND ADOPTED on this 13th day of **December**, 2022.

CITY OF MONROE, GEORGIA

By: _____
John S. Howard, Mayor

Attest: _____
Debbie Kirk, City Clerk

The City of Monroe is hereby requesting that the following roadways be approved for the use of speed detection devices

LIST OF ROADWAYS
for
CITY OF MONROE
OFF-SYSTEM

DESCRIPTION OF SEGMENT:

ROAD NAME	WITHIN THE CITY/TOWN LIMITS OF and/or School Name	FROM	TO	LENGTH IN MILES	SPEED LIMIT
Charlotte Rowell Boulevard	Monroe	Highway 138	State Route 11	1.00	45
Double Springs Church Road	Monroe	City Limits	Saratoga Drive	1.04	35
Double Springs Church Road	Monroe Monroe Area High School SCHOOL DAYS ONLY	1599.3' west of Drake Drive	266' east of Drake Drive	00.35	25
Felker Street	Monroe	Business 10	Church Street	00.36	25
Hammond Drive/Union Street	Monroe	Marable Street	Spring Street	00.67	25
Madison Avenue	Monroe	Marable Street	Business 10	00.70	30
Madison Avenue	Monroe	Business 10	Mill Street	00.67	30
McDaniel Street	Monroe	Breedlove Drive	City Limits	00.67	35
Pine Park Street/Norris Street	Monroe	Church Street	Madison Avenue	00.48	25
Sorrells Street/Maple Lane	Monroe	State Route 11	Marable Street	00.50	25
Towler Street	Monroe	Madison Avenue	Dead End	00.52	25

The City of Monroe is hereby requesting that the following roadways be approved for the use of speed-detection devices:

LIST OF ROADWAYS

for
CITY OF MONROE

ON-SYSTEM

STATE ROUTE	WITHIN THE CITY/TOWN LIMITS OF and/or School Name	FROM	MILE POINT	TO	MILE POINT	LENGTH IN MILES	SPEED LIMIT
SR 10	MONROE	1373' east of Smith Road (West Monroe City Limits)	08.80	370' east of Cherry Hill Road (East Monroe City Limits)	13.59	04.79	55
SR 10 Business	MONROE	State Route 10	00.00	2077' west of State Route 138	00.44	00.44	45
SR 10 Business	MONROE	2077' west of State Route 138	00.44	100' east of Jackson Street	02.56	02.12	35
SR 10 Business *** SCHOOL ZONE ***	MONROE George Walton Academy SCHOOL DAYS ONLY	575' west of George Walton Academy Drive	00.99	530' east of George Walton Academy Drive	01.20	00.21	30
SR 10 Business	MONROE	100' east of Jackson Street	02.56	67' west of Milledge Avenue	02.80	00.24	30
SR 10 Business	MONROE	67' west of Milledge Avenue	02.80	168' east of Hammond Drive	03.55	00.75	35
SR 10 Business	MONROE	168' east of Hammond Drive	03.55	State Route 10	04.10	00.55	45
SR 11	MONROE	260' north of South Madison Avenue (South Monroe City Limits)	11.35	417' north of South Madison Avenue	11.38	00.03	55
SR 11	MONROE	417' north of South Madison Avenue	11.38	542' south of Walker Drive	11.84	00.46	45
SR 11	MONROE	542' south of Walker Drive	11.84	157' south of Mears Street	12.48	00.64	35
SR 11	MONROE	157' south of Mears Street	12.48	Alcovy Street	12.86	00.38	30
SR 11	MONROE	Alcovy Street	12.86	Walton Street	13.35	00.49	25
SR 11	MONROE	Walton Street	13.35	150' north of Marable Street	13.58	00.23	30
SR 11	MONROE	150' north of Marable Street	13.58	Mayfield Drive	14.05	00.47	35
SR 11	MONROE	Mayfield Drive	14.05	213' north of Charlotte Rowell Blvd (North Monroe City Limits)	15.02	00.97	45

STATE ROUTE	WITHIN THE CITY/TOWN LIMITS OF and/or School Name	FROM	MILE POINT	TO	MILE POINT	LENGTH IN MILES	SPEED LIMIT
SR 83	MONROE	1390' south of Piedmont Parkway (South Monroe City Limits)	08.19	1291' south of Piedmont Parkway	08.21	00.02	55
SR 83	MONROE	1291' south of Piedmont Parkway	08.21	State Route 10	08.99	00.78	45
SR 138	MONROE	1025' west of Michael Etchinson Road (West Monroe City Limits)	09.30	State Route 10 westbound on/off ramp	10.44	01.14	45

OFF-SYSTEM

ROAD NAME	WITHIN THE CITY/TOWN LIMITS OF and/or School Name	FROM	TO	LENGTH IN MILES	SPEED LIMIT
Alcovy Street	Monroe	State Route 11	200' South of Barrett Street	00.41	30
Alcovy Street	Monroe	200' South of Barrett Street	200' North of Oak Ridge	01.10	35
Alcovy Street	Monroe	200' North of Oakland Ridge	South Monroe City Limits	00.40	45
Atha Street	Monroe	Madison Avenue	State Route 11	00.39	30
Baker Street	Monroe	Hammond Drive	Southview Drive	00.92	30
Birch Street	Monroe	Marable Street	Cherry Hill Drive	00.46	35
Breedlove Drive	Monroe	State Route 10 Business	Alcovy Street	01.30	35
Bryant Road	Monroe	Marable Street	State Route 10 Business	00.55	30
Carwood Mayfield Drive	Monroe	State Route 10 Business	State Route 11	01.38	35
Charlotte Rowell Boulevard	Monroe	Highway 138	State Route 11	1.00	45
Cherry Hill Road	Monroe	State Route 10/US 78	2400' West of State Route 10/US 78	00.45	25
Cherry Hill Road	Monroe	2400' West of State Route 10/US 78	Birch Street	00.67	35
Church Street	Monroe	State Route 11	Hammond Drive	00.89	30
Church Street	Monroe	Hammond Drive	Poplar Street	00.40	35
Church Street	Monroe	Poplar Street	East Monroe City Limits	00.50	45
Davis Street	Monroe	State Route 11	Dead End	00.97	30
Double Springs Church Road	Monroe	City Limits	Saratoga Drive	1.04	35
Double Springs Church Road	Monroe Monroe Area High School SCHOOLS DAYS ONLY	1599.3' west of Drake Drive	266' east of Drake Drive	00.35	25

Felker Street	Monroe	Business 10	Church Street	00.36	25
Fifth Street	Monroe	Madison Avenue	Dead End	00.49	25
Sixth Street	Monroe	State Route 11	Dead End	00.26	25
Glen Iris Drive	Monroe	State Route 10 Business	Marable Street	00.53	30
Hammond Drive	Monroe	State Route 10 Business	Church Street	00.63	35
Hammond Drive/Union Street	Monroe	Marable Street	Spring Street	00.67	25
Highland Avenue	Monroe	State Route 10 Business	Madison Avenue	00.79	25
Madison Avenue	Monroe	Mill Street	South Monroe City Limits	01.13	35
Madison Avenue	Monroe	Business 10	Mill Street	00.67	30
Madison Avenue	Monroe	Marable Street	Business 10	00.70	30
Marable Street	Monroe	State Route 11	400' North of Roosevelt Street	00.73	30
Marable Street	Monroe	400' North of Roosevelt Street	250' South of Walton Road	00.35	35
Marable Street	Monroe	250' South of Walton Road	North Monroe City Limits	00.50	45
McDaniel Street	Monroe	State Route 11	Pinecrest Drive	00.35	30
McDaniel Street	Monroe	Pinecrest Drive	Breedlove Drive	00.70	35
McDaniel Street	Monroe	Breedlove Drive	City Limits	00.67	35
Pannell Road	Monroe	Madison Avenue	Southeast Monroe Street	00.33	35
Pinecrest Drive	Monroe	State Route 10	McDaniel Street	00.48	30
Pine Park Street/Norris Street	Monroe	Church Street	Madison Avenue	00.48	25
Plaza Drive	Monroe	State Route 10 Business	Mayfield Drive	00.62	30
Poplar Street	Monroe	Church Street	Southeast Monroe City Limits	00.69	35
Sorrells Street/Maple Lane	Monroe	State Route 11	Marable Street	00.50	25
Towler Street	Monroe	Madison Avenue	Dead End	00.52	25
Vine Street	Monroe	State Route 11	South Monroe City Limits	00.46	35
Walker Drive	Monroe	State Route 11	Alcovy Street	00.85	30
Walton Road	Monroe	Marable Street	North Monroe City Limits	00.74	35

*****SCHOOL ZONE HOURS ARE EFFECTIVE*****

A.M. from 45 minutes prior to commencement time to 15 minutes after commencement time –
SCHOOL DAYS ONLY

P.M. from 15 minutes prior to dismissal time to 45 minutes after dismissal time –
SCHOOL DAYS ONLY

ALL LISTS AND PARTS OF LISTS IN CONFLICT WITH THIS LIST ARE HEREBY REPEALED.

Signature of Governing Authority:

Mayor

City Clerk

Sworn and Subscribed before me

This _____ day of _____, _____.

NOTARY PUBLIC



To: City Council
From: Logan Propes
Department: Administration
Date: 12-13-2022
Subject: Preliminary Plat Moratorium Extension to June 30, 2023

Budget Account/Project Name: N/A
Funding Source: N/A
Budget Allocation: N/A
Budget Available: N/A
Requested Expense: N/A **Company of Record:** N/A

Description:
 Staff recommends approval of the resolution as prepared.

Background:
 Due to several items that affect services and development such as utility projects and the implementation of Code of Ordinance updates as well as other items outlined within the resolution, there is a need to extend the moratorium on accepting applications for preliminary plats for residential development purposes outside of the city core until June 30, 2023. The City Council exercises discretion to end or amend the moratorium at any time hereafter.

Attachment(s):
 Resolution

A RESOLUTION OF THE MAYOR AND COUNCIL OF THE CITY OF MONROE, GEORGIA, TO EXTEND A TEMPORARY MORATORIUM ON THE ACCEPTANCE OF APPLICATIONS FOR PRELIMINARY PLAT APPROVAL FOR RESIDENTIAL DEVELOPMENT PURPOSES OUTSIDE THE CITY CORE UNTIL SUCH TIME AS CERTAIN CODES AND ORDINANCES CAN BE UPDATED TO COMPORT TO THE MANDATES OF THE CITY’S NEWLY ADOPTED COMPREHENSIVE PLAN

WHEREAS, the City of Monroe, Georgia (the “City”) has been vested with substantial power to regulate the use of property within the City for the purposes of maintaining the health, morals, safety, security, peace and general welfare of the City; and,

WHEREAS, the City has the legislative power to adopt reasonable resolutions or regulations relating to property within the City for which no provision has been made by general law and which are not inconsistent with the Constitution of the State of Georgia or any charter provision applicable thereto; and,

WHEREAS, local governments may impose temporary moratoria on zoning decisions, building permits, and other development approvals for the purpose of city planning and implementation of new city regulations and ordinances (See City of Roswell v. Outdoor Sys., Inc., 274 Ga. 130 (2001); and,

WHEREAS, as result of extensive citizen input, effort by City staff and with the assistance of retained consultants over a nine (9) month period, the City passed its newly updated City of Monroe, Georgia 2022 Comprehensive Plan Update (“Comp Plan”) at the regular meeting of the Mayor and Council on June 14, 2022, providing the City and its citizens with appropriate direction and structure as to how to properly shape the City in the future through the implementation of future ordinances, regulations and zoning decisions; and,

WHEREAS, the Mayor and City Council, as a part of its planning, building, zoning and growth management efforts have been in review of the City’s current zoning ordinances and development regulations, in light of the newly adopted Comp Plan and studying the City’s estimates and projections regarding the anticipated type of residential development and growth patterns outside the Central Business District, the Downtown Development boundaries, the LCI Study Area boundaries, and the Urban Redevelopment Agency boundaries, said areas being more particularly shown on Exhibit “A” attached hereto (hereinafter referred to collectively as the “City Core”); and,

WHEREAS, the Central Business District of the City provides for economic growth and wellbeing for the City and the City Core; and,

WHEREAS, the Downtown Development Authority boundaries of the City provides for commercial and residential growth for the City and the City Core; and,

WHEREAS, the LCI Study Area of the City provides for infill, walkability, and sustainability for the City and the City Core; and,

WHEREAS, the Urban Redevelopment Agency boundaries of the City provides for redevelopment, mixed housing, and revitalization for the City and the City Core; and,

WHEREAS, the Mayor and City Council tasked City staff with the task of updating the City’s zoning ordinances and development regulations in light of the newly adopted Comp Plan; and,

WHEREAS, the Mayor and City Council anticipate the new revisions to the City’s zoning ordinances and development regulations based on the newly adopted Comp Plan will be adopted by the City on or before June 30, 2023; and,

WHEREAS, the Mayor and City Council, as part of planning, zoning and growth management efforts and strategy for the City have called for continued City staff review and overview of the City’s resources including traffic patterns, water delivery infrastructure systems, sanitary sewer capacity and infrastructure systems, natural gas capacity, and projections regarding the future of residential use developments outside the City Core; and,

WHEREAS, the Mayor and City Council, by virtue of City staff review and public concern, are aware of a variety of traffic pattern and congestion issues currently existing within the City; and,

WHEREAS, the Mayor and City Council are aware of certain water and sewer capacity issues including but not limited to reasonable uniform water pressure throughout the City, water delivery infrastructure systems issues, sanitary sewer system capacity issues, and sanitary sewer infrastructure systems issues that the City may avoid by implementation of a temporary moratorium as contemplated by this Resolution; and,

WHEREAS, the Mayor and City Council are aware of a variety of supply chain issues and shortages that exist throughout the country which have affected the City’s current ability to provide utilities and services commensurate with the rate of residential growth outside of the City Core; and,

WHEREAS, continued residential development outside the City Core without further review and update of the City’s zoning ordinances and development regulations that comport to the newly adopted Comp Plan will cause further resource strain on the City and may affect the general wellbeing and health of the citizens of the City; and,

WHEREAS, continued residential development outside the City Core will likely require more of the City’s finite resources than would similarly situated residential developments located within the City Core; and,

WHEREAS, the Mayor and City Council do not intend to frustrate vested interests that have been already established with property owners and applicants as a result of pending applications for preliminary plat approval of residential developments outside the City Core as of the date of the original moratorium resolution passed on December 7, 2021; and,

WHEREAS, the Mayor and City Council believe that additional preliminary plat approvals regarding additional currently non-existing applications for residential developments located outside the City Core involving the subdivision of six (6) or more residential lots (hereinafter being referred to as “Residential Major Subdivisions”) will create additional resource strain, increase traffic congestion, discourage pedestrian walking throughout the City and such developments will not follow the contemplated future updated zoning ordinances and development regulations of the City that are in keeping with the newly adopted Comp Plan for the City; and,

WHEREAS, residential developments outside the City Core will impact the City’s resources and City’s services, such as water, sewer, traffic, and public safety, in a disproportionate level as compared to other forms and zonings of residential development located within the City Core; and,

WHEREAS, the Mayor and City Council are concerned about the health and well-being of the citizens of the City that could be negatively impacted by continued uncontrolled residential development outside the City Core; and,

WHEREAS, the Mayor and City Council hold a strong interest in growth management so as to promote the traditional police power goals of health, safety, morals, aesthetics, and the general welfare of the City, and in particular lessening of congestion of City streets, security of the public from dangers, promotion of health and general welfare, protection of the aesthetic qualities of the City, and facilitation of the adequate provision of transportation and other public services and utility requirements; and,

WHEREAS, the Mayor and City Council hold a strong belief in maintaining public objectives of aesthetics, conservation of the value of existing lands and buildings within the City, making the most appropriate use of land and other resources, enhancing and protecting the economic well-being of the community, facilitating adequate provisions of public services, and preserving resources of the City; and,

WHEREAS, the Mayor and City Council hold a strong belief in developing a cohesive, coherent policy regarding residential land use in the City, and intend to promote community development through stable, balanced growth for the prosperity of the City as a whole; and,

WHEREAS, the Mayor and City Council are directing City staff to study the current mix of housing, make projections on the future mix of housing and growth patterns, and impacts of the same, and to make recommendations as to the contemplated updated zoning ordinances and development regulations for the City; and,

WHEREAS, the Mayor and City Council have determined it is in the best interests of the City for the protection of the health and public safety that there be continued in place a temporary moratorium on the submission and acceptance of applications for preliminary plat approval for Residential Major Subdivisions lying outside the City Core for a sufficient and reasonable time to allow for an in-depth review and update to the City’s zoning ordinances and development regulations in keeping with the mandates of the newly updated Comp Plan , and development requirements related specifically to residential development outside the City Core; and,

WHEREAS, the continuation of a temporary moratorium on the acceptance of applications for preliminary plat approval for Residential Major Subdivisions outside the City Core is a proper police power while the above-referenced studies and code updates by the City and City staff are performed; and

WHEREAS, an Original Resolution imposing a moratorium on the acceptance of applications for preliminary plat approval for Residential Major Subdivisions outside the City Core was adopted by the Mayor and City Council on December 7, 2021 and was set to expire on June 30, 2022; and

WHEREAS, the Original Resolution’s expiration date was extended by the Mayor and City Council pursuant to that certain Ordinance adopted on June 14, 2022, amending the expiration date of the Original Resolution to December 21, 2022; and

WHEREAS, all stated goals of said prior resolutions are incorporated fully herein; and,

WHEREAS, additional time is needed to accomplish all stated goals of this resolution and said prior resolutions; and,

WHEREAS, the Mayor and City Council have determined it is in the best interests of the City to extend said temporary moratorium until and including June 30, 2023 to fully investigate, study and accomplish the goals of this resolution and said prior resolutions;

NOW, THEREFORE, BE IT RESOLVED, that the Mayor and City Council of Monroe do hereby declare and adopt a temporary moratorium on the submission and acceptance of applications for preliminary plat approval for Residential Major Subdivisions located outside the City Core as follows:

1. The preamble of this Resolution shall be considered to be, and is hereby incorporated by reference as if fully set out herein; and,
2. No applications for preliminary plat approval shall be accepted by City staff for Residential Major Subdivisions located outside the City Core from this date forward through and including June 30, 2023; and,
3. No applications for preliminary plat approval shall be accepted by City staff for multiple residential Minor Subdivisions as defined by The Development Regulations

for the City of Monroe, Georgia adopted July 6, 1999, as amended, located outside the City Core, which in the opinion of City staff based on the congruency, proximity, the intended development of the property, and other determining factors reasonably resembles a Residential Major Subdivision in form; and,

- 4. This moratorium shall have no impact on any pending preliminary plat approval applications for Residential Major Subdivisions located outside the City Core that have previously been submitted to City staff and were pending approval by the City at the time of the adoption of the original December 7, 2021 Resolution; and,
- 5. During the term of this moratorium, the City staff shall study the current mix of housing, make projections on the future mix of housing and proper growth patterns, and impacts of the same on the City’s resources, and make recommendations as to the contemplated and updated zoning ordinances and development regulations for the City that are congruent with the mandates of the newly adopted Comp Plan to further the City’s interests in growth management, so as to promote the traditional police power goals of health, safety, morals, aesthetics, and the general welfare of the City; and,
- 6. This moratorium shall become effective upon its adoption.

SO RESOLVED this 13th day of December, 2022.

CITY OF MONROE, GEORGIA

Approved: _____
John Howard, Mayor

Attest: _____
Debbie Kirk, City Clerk



To: City Council
From: Logan Propes
Department: Administration
Date: 12-13-2022
Subject: District Attorney Agreement for Gang/Violent Crime Prosecutor

Budget Account/Project Name: N/A

Funding Source: 100-3200-521200 Professional Services (FY 2023)

Budget Allocation: \$30,000.00

Budget Available: \$30,000.00

Requested Expense: \$30,000.00 **Company of Record:** Alcovy Judicial Circuit District Attorney

Description:

Staff recommends approval of authorizing the City Administrator and Mayor to execute an agreement with the Alcovy Judicial Circuit’s District Attorney’s Office for joint funding of a Gang/Violent Crime Prosecutor.

Background:

The District Attorney, Randy McGinley, has requested assistance in the form of joint funding from Newton County, Walton County, Covington, and Monroe (25% each) for the purpose of installing a special Gang/Violent Crime Prosecutor. Due to the rise of activity not only circuit wide but also in Monroe, this assistance appears warranted. The number of cases in Monroe gives parity to the three other jurisdictions for paying for this equally. Monroe’s share is \$30,000 in the first year, anticipated to drop slightly in year 2.

Attachment(s):

Request Letter from District Attorney Randy McGinley

RANDY MCGINLEY
DISTRICT ATTORNEY

CLIFF HOWARD
CHIEF ASSISTANT DISTRICT ATTORNEY
WALTON COUNTY

AMBER DALLY
CHIEF ASSISTANT DISTRICT ATTORNEY
NEWTON COUNTY



OFFICE OF THE DISTRICT ATTORNEY
ALCOVY JUDICIAL CIRCUIT

October 3, 2022

Re: Joint Funding for Gang/Violent Crime Prosecutor

To: Newton and Walton County Commission Chairmen
Newton and Walton County Commissioners
Newton and Walton County Managers
City of Covington and Monroe Mayors
City of Covington and Monroe Council Members
City of Covington and Monroe Managers

At some point over the last year or so, every member of local government has been concerned with violent crime. Some of you have addressed this at your Commission or Council Meetings. I have spoken about the rise in violent crime with some of you as well. Our communities do not have the same level of violent crime that Atlanta has nor the level of gang activity. However, we are not strangers to either of those things.

I am asking that our communities jointly address this. Many of you may not know that the law enforcement agencies within the Alcovy Judicial Circuit (Newton and Walton) have been taking strides address gang and gun violence together. This includes recently obtaining almost \$100,000 in grant funding through GEMA to obtain software for ALL law enforcement agencies within the Circuit for the purpose of investigating and prosecuting gangs, gang members, and other organized crime. This software is used by local and state agencies across Georgia. To fully utilize this software and the joint efforts of law enforcement and the DA's office, it is important to have a one prosecutor who specializes in handling these cases and prosecutes cases in both counties.

Below, I lay out my proposal for Newton County, Walton County, the City of Covington, and the City of Monroe to jointly fund an additional prosecutor and what that prosecutor will need. But first, some reasons for this need. Sharing the costs is one benefit, but the main benefit is a prosecutor who is not bogged down by an additional large caseload. Courtroom prosecutors in my office have between 150 and 320 active cases at any given moment. Most are in the range of 150-200; however, there are still 2 courtrooms in Walton with only 1 prosecutor. Prosecutors not assigned a courtroom, which are 4 of my

Newton County District Attorney's Office
1132 Usher Street
Room 313
Covington, GA 30014
Phone: 770-784-2070
Fax: 770-784-2069

Walton County District Attorney's Office
303 South Hammond Drive
Suite 334
Monroe, GA 30655
Phone: 770-267-1355
Fax: 770-267-1364

more senior prosecutors, have a caseload between 50 and 80 cases. They typically handle the more serious violent and sex crimes, but also are responsible for training and supervising less experienced prosecutors as well as other duties.

These are only CASES, not defendants. One case typically has a single defendant, but we often have codefendant in violent crimes. As an example, in Walton County, we currently have a 9 codefendant case involving 85 total charges. We are assisting another county and the GBI in a larger gang investigation involving many of these defendants. A case like this can slow a prosecutor's ability to handle the 100s of other cases they must handle at the same time.

Regarding gangs, in August, 10 individuals who have been validated as gang members while in prison were paroled to Newton County and 6 were paroled to Walton County. This includes individuals who have committed violent crimes and/or have shown over and over again that they will stop committing crimes while on probation or parole. Robbery, False Imprisonment, Armed Robbery, Selling and Trafficking Methamphetamine, Residential Burglary, and Firearm Offenses are just some of the crimes that sent these individuals to prison. Going back the rest of his year, there are typically between 7 and 10 validated gang members paroled to addressing in Newton or Walton.

Some violent crime in each county is gang activity. Some of it is also groups of individuals who are not exactly organized into a gang, but are violent enough nonetheless. In Newton, just last week, we had an individual enter a guilty plea to violating the Street Gang Terrorism and Prevention Act (the Gang Act). He still has pending charges in a large scale RICO Indictment from Fulton County. This is the same case that has had a lot of media attention because it involves a well-known rapper, Yung Thug, and his alleged involvement in the YSL street gang, which is a hybrid Blood subset gang.

In Walton, the pending Death Penalty case is a double murder with numerous charges of gang activity. Additionally, there are currently members of a gang from Monroe that are wanted for a murder that occurred in DeKalb County.

Violent crime, including the number of shootings, has risen over the last 2 years. I have pointed this out with prior numbers to many of you. Even with the increase in violent crime cases in my office, my office's statistics do not yet account for the large number of outstanding warrants. Newton County alone had 2985 outstanding warrants as of late August; approximately 2000 of those are from 2019 through the present.

I am asking that the cities of Monroe and Covington each contribute 25% of the costs I outline below. This proposal is not unique in Georgia. The DA in the Coweta Judicial Circuit (Carroll, Coweta, Heard, Meriwether, and Troup counties) received funding from 3 of the cities as well as counties for a gang prosecutor.

The Proposal:

I intend on shifting one of my State paid ADAs to be a gang/gun crime prosecutor. This ADA will handle gang and violent gun crimes in both counties and will work closely with law enforcement in both counties. Due to the nature of the position, this individual will require a vehicle.

Because this ADA is currently in a courtroom in Newton County, I will need to replace that ADA with a new position. Therefore, I am requesting funding for a new ADA position in Newton County, under their Grade 24, Step 3 as the initial max salary. This option will be significantly cheaper than funding the gang/gun prosecutor directly because the necessary experience and skills required for that job will require a significantly high salary than someone placed at Step 3 or below.

Numbers:

Grade 24, Step 3 with Newton County has a salary of \$64,827 annually. Per the Newton County Finance Department, the overall cost to the county for someone in that position after all employment costs (insurance, etc) would be \$91,604 per year. I would aim to move the State ADA into this role November 1st and then be able to advertise to fill her position with the newly funded ADA. Because that newly funded position would be in Newton, that person would be a Newton employee, with the other entities paying Newton County their 25% of the cost.

I believe Newton, Walton, and Covington are on July 1 – June 30 fiscal years, so I will base this proposal on that.

Current year:

Vehicle Cost: \$50,000

Equipment/Supplies/Training: \$8,000

Employee Cost: November, 2022 through June, 2023 (8 months): \$61,069.33 ($\$91,604 * 8/12$)

Total for FY23: 119,069.33

Proposal of \$120,000

Per County/City: \$30,000

Future years:

Training/Supplies: \$6000

Employee Cost: \$91,604

Total: \$97,604;

Per County/City: \$24,401; or \$25,000 per entity

This position should still receive any approved step increases, COLAs, or other salary adjustments that other Newton County employees receive but that increase should be split 4 ways and added to the yearly cost of each entity

Summary of costs for current fiscal year:

- Each entity (Newton County, Walton County, Covington, Monroe) contribute an additional \$30,000 to the DA’s Office Budget in Newton County for the DA’s FY23 Budget.
- This will fund the purchase of a vehicle, equipment and supplies, and 8 months worth of salary for the newly funded position.

Randy McGinley
District Attorney



To: City Council, Finance
From: Beth Thompson
Department: Finance
Date: 12/13/2022
Subject: Proposed FY2023 Capital & Operating Budget

Budget Account/Project Name:

Funding Source:

Budget Allocation:

Budget Available: \$

Requested Expense: \$ **Company of Record:**

Description:

The fiscal year 2023 Capital & Operating Proposed Budget can be found in detail on the City of Monroe’s website at www.monroega.com under Departments, Finance.

The city-wide proposed operating budget for FY2023 is \$81,651,780. This is an increase of 7.8% over the current FY2022 budget. Of the major funds, the General Fund portion is \$19,474,219 the Combined Utilities Fund portion is \$46,800,566 & the Solid Waste Fund is \$8,181,487,

The city-wide proposed capital budget for FY2023 is \$35,032,705. General Fund capital projects total \$9,464,759 with \$901,348 funded by General Fund revenue and \$8,563,411 funded by SPLOST, grants and ARPA Funds. Utility bond proceeds will fund \$17,300,000 of the total \$25,290,246 in the Utility Fund capital projects. Solid Waste Fund capital budget totals \$277,700. A total of eight additional full time positions city-wide are in the FY2023 budget; five additional police officers, one position in our Parks department, one position in the Telecom department & one additional position in the Solid Waste department.

Attachment(s):
Budget Summary
Resolution

Budget Resolution

A RESOLUTION ADOPTING THE 2023 BUDGET FOR THE CITY OF MONROE, GEORGIA; APPROPRIATING AMOUNTS AS SHOWN IN EACH BUDGET AS EXPENDITURES; ADOPTING THE 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, 2023 and ending December 31, 2023, the 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 so authorized by the **Mayor and City Council** and are approved for the amounts and purpose indicated.

WHEREAS, any pay classification or job description changes contained and funded herein the budget are approved for the amounts and purposes indicated.

WHEREAS, any organizational chart changes or descriptions contained herein the budget are approved as indicated.

WHEREAS, the rates listed are so authorized by the **Mayor and City Council** and are approved for the amounts and purpose indicated.

WHEREAS, a budget amendment is considered any action of the **Mayor and City Council** to purchase items not included in original budgeted figures.

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 13th day of December 2022.

John S. Howard, Mayor
City of Monroe

Attest:

Debbie Kirk, City Clerk



To: City Council, Finance
From: Beth Thompson
Department: Finance
Date: 12/13/2022
Subject: LAP Resolution – CDBG 2022 Requirement

Budget Account/Project Name: CDBG 2022
Funding Source: N/A
Budget Allocation:
Budget Available:
Requested Expense: **Company of Record:**

Description:

This item is a requirement of the Georgia Department of Community Affairs (DCA) in conjunction with the recently awarded 2022 Community Development Block Grant (CDBG) to the City of Monroe. This resolution is required by the City of Monroe as part of the funding mechanism associated with the grant to clear special condition #1 of the Language Access Plan (LAP).

Attachment(s):

Resolution
Updated Language Access Plan (LAP)

RESOLUTION

ADOPTION OF LANGUAGE ACCESS PLAN

WHEREAS, the City of Monroe wishes to be in accordance with Title VI non-discrimination laws regarding the provision of appropriate access to services and activities provided by federal agencies and recipients of federal assistance, and

WHEREAS, the City of Monroe is in receipt of Housing and Urban Development (HUD) funding through the Community Development Block Grant (CDBG) program, and

WHEREAS, the Georgia Department of Community Affairs (DCA) has encouraged and provided guidance for the adoption of a Language Access Plan (LAP) for Limited English Speaking Persons (LEP),

LET IT THEREFORE BE RESOLVED, that the City of Monroe has prepared and is updating its Language Access Plan (LAP) related to the FY2022 CDBG funding of Sewer Improvements, and

LET IT BE RESOLVED, that Beth Thompson has been named in the LAP as the LAP Coordinator, and

LET IT BE RESOLVED, that the LAP will be updated as new Census Data regarding LEPs is presented and/or a new CDBG or other Federal grant is awarded and requires the LAP to be updated or revised.

BE IT RESOLVED this 13th day of December, 2022.

John S. Howard, Mayor

CERTIFICATION

I do hereby certify that the foregoing is a true and correct copy of the Resolution duly adopted by the City of Monroe on the date so stated in said Resolution. I further certify that I am the City Clerk and that said Resolution has full force and effect the _____ day of _____ 2022.

ATTEST:

[SEAL]

City Clerk

Language Access Plan (LAP)
City of Monroe, Georgia
December 2022

Required by:
Georgia Department of Community Affairs

In Conjunction With
The Award of Community Development Block
Grant (CDBG) Funds

City of Monroe
P.O. Box 1249
215 N. Broad Street
Monroe, GA 30655
770-267-7536

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APPENDICES

- 1) “I Speak” Cards/ Poster
- 2) S1601 ACS 2020 Estimates (or most recent)

CITY OF MONROE
LANGUAGE ACCESS PLAN (LAP)
 Adopted December 11, 2018
 Updated December 13, 2022

I. GENERAL INFORMATION

Prepared By: Allen-Smith Consulting, Inc.
 405 Nunnally Farm Road
 Monroe, GA 30655
 (770) 207-0142
 keeley@allensmithconsulting.com

List of Current Applicable Funded Grants/Programs (to be automatically amended as projects are funded):

1. Grantee: City of Monroe, GA
 CDBG Grant Number: 17p-x-147-2-6016 (funded FY 2018 Competition)
 Target Area: S. Madison Avenue, Stokes Street, Knight Street, Mears Street, Pine Park Street, Lawrence Street, Mill Street, E. Norris Street **(Census Tract 1103: 1.8 % LEP: Spanish, 1.8 % LEP/ Target Area Tally Sheet revealed 307 total persons) (Census Tract 1107: .6 % LEP: Spanish, .4 % LEP)**
2. Grantee: City of Monroe, GA
 CDBG Grant Number: 20p-x-147-2-6148 (funded FY 2020 Competition)
 Target Area: Cherokee Avenue, Colquitt Street, Felker Street, Hubbard Street, Mobley Circle and E. Washington Street **(S1601 Form for City: 2.9% LEP: Spanish 32.7% LEP, Other Indo-European 42.4% LEP/Target Area Tally Sheet revealed NO LEP persons)**
3. Grantee: City of Monroe, GA
 CDBG Grant Number: 22p-x-147-2-6298 (funded FY 2022 Competition)
 Target Area: Glen Iris Street, Edwards Street, Bryant Road and Stowers Street **(S1601 Form for City: 1.6% LEP: Spanish 37.8% LEP, Other Indo-European 42.4% LEP/Target Area Survey revealed no LEP persons)**

This *Language Access Plan* has been prepared to address the City of Monroe's responsibilities as a recipient of federal financial assistance from Georgia Department of Community Affairs programs & grants funded by HUD as they relate to the needs of individuals with limited English language skills.

The plan has been prepared to ensure compliance with HUD’s guidance and Title VI of the Civil Rights Act of 1964, and its implementing regulations. Under HUD’s guidance, the City of Monroe must take reasonable steps to ensure meaningful access to their programs and activities by persons with Limited English Proficiency (LEP).

Executive Order 13166, titled *Improving Access to Services for Persons with Limited English Proficiency*, indicates that differing treatment based upon a person’s inability to speak, read, write or understand English is a type of national origin discrimination. It directs each agency to publish guidance for its respective recipients clarifying their obligation to ensure that such discrimination does not take place. This order applies to all state and local agencies which receive federal funds, including the City of Monroe.

The City of Monroe has developed this *Language Access Plan* to help identify reasonable steps for providing language assistance to persons with Limited English Proficiency (LEP) who wish to access services provided through programs funded by the Georgia Department of Community Affairs/HUD. As defined by Executive Order 13166, LEP persons are those who do not speak English as their primary language and have limited ability to read, speak, write or understand English. This plan outlines how to identify a person who may need language assistance, the ways in which assistance may be provided, staff training that may be required, and how to notify LEP persons that assistance is available.

To prepare this plan, the City of Monroe used HUD’s four-factor LEP analysis which considers the following factors:

1. The number or proportion of LEP persons eligible to be served or likely to be encountered by the Community Improvement programs;
2. The frequency with which LEP persons encounter HUD funded programs;
3. The nature and importance of the HUD funded programs and services provided by City of Monroe to the LEP population;
4. The resources available to the City of Monroe and overall cost to provide LEP assistance.

SAFE HARBORS

In accordance with HUD Safe Harbors for LEP, the City of Monroe will translate written HUD related project documents for groups that are at least 5% of the population eligible (and more than 50 persons) or 1,000 persons, whichever is less. If there are fewer than 50 persons in a language group that reaches the 5% trigger above, the City of Monroe will not translate the vital HUD related written materials, but will provide written notice in the primary language of the LEP group of the right to receive competent oral interpretation of those written materials, free of cost.

The size of the language group determines the recommended provision for written language assistance.

Size of Language Group	Recommended Provision of Written Language Assistance
1,000 or more in the eligible population	Translated vital documents

More than 5% of the eligible population or beneficiaries and more than 50 in number	Translated vital documents
More than 5% of the eligible population or beneficiaries and 50 or less in number	Translated written notice of right to receive free oral interpretation of documents.
5% or less of the eligible population or beneficiaries and less than 1,000 in number	No written translation is required.

II. MEANINGFUL ACCESS: FOUR-FACTOR ANALYSIS

1. The number or proportion of LEP persons eligible to be served or likely to be encountered by the programs.

The City of Monroe’s staff reviewed the S1601 2020 American Community Survey 5-year estimates and determined that of the population of 12,196 persons over 5 years of age, 576 persons in the City of Monroe (4.7% of the total population) speak a language other than English. Of those 576 persons, 200 (1.6% of the total population & 34.7% of the population speaking a language other than English) have limited English proficiency; that is, they speak English less than “very well”. In the City of Monroe, of those persons with limited English proficiency, 133 speak Spanish, and 67 speak other languages. *See Appendix 3 of this Plan for ACS Estimates.*

Language Spoken*	# of Residents Over 5 Years of Age*	Speaks English Less Than “Very Well”*
English	11,620 (95.3%)	N/A
Spanish	352 (2.9%)	133 (37.8%)
Other Indo-European	158 (1.3%)	67 (42.4%)
Asian & Pacific	0 N/A	0 (N/A)
Other Languages	66 (.5%)	0 (N/A)
Total	12,196 (100.0%)	200 (1.6%)

A review of the residents that were in the City’s FY 2022 22p-x-147-2-6298 (funded FY 2022 Competition) CDBG Target Area reveal Asian (1.8%), Black (20.7%), White (78%). This does not meet the threshold described above for translating vital documents or translated written notice of right to receive free oral interpretation of documents. Oral Interpretation Services are available for clients upon request. However, in the past, all our clients have provided their own translator with whom they are comfortable sharing personal information. Survey information for the project is on file with the City. Individual surveys are confidential. However, the Grand Total Survey Tally Sheet is available for review.

1. Grantee: City of Monroe, GA
 CDBG Grant Number: 17p-x-147-2-6016 (funded FY 2018 Competition)
 Target Area: S. Madison Avenue, Stokes Street, Knight Street, Mears Street, Pine Park Street, Lawrence Street, Mill Street, E. Norris Street **(Census Tract 1103: 1.8 % LEP: Spanish, 1.8 % LEP/ Target Area Tally Sheet revealed 307 total persons)**
(Census Tract 1107: .6 % LEP: Spanish, .4 % LEP)

Census Tract 1103, City of Monroe

Total population >5 years old:	6,011
Percent LEP:	1.8%
Percent Spanish:	1.8%
Percent Other LEP:	0.0%

***2011-2015 (or most recent) American Community Survey 5-year estimate**

Census Tract 1107, City of Monroe

Total population >5 years old:	7,238
Percent LEP:	.6%
Percent Spanish:	.4%
Percent Other LEP:	.2%

***2011-2015 (or most recent) American Community Survey 5-year estimate**

- 2. Grantee: City of Monroe, GA
CDBG Grant Number: 20p-x-147-2-6148 (funded FY 2020 Competition)
Target Area: Cherokee Avenue, Colquitt Street, Felker Street, Hubbard Street, Mobley Circle and E. Washington Street (**\$1601 Form for City: 2.9% LEP: Spanish 38.4% LEP, Other Indo-European 20.0% LEP/Target Area Tally Sheet revealed NO LEP persons**)

- 3. Grantee: City of Monroe, GA
CDBG Grant Number: 22p-x-147-2-6298 (funded FY 2022 Competition)
Target Area: Glen Iris Street, Edwards Street, Bryant Road and Stowers Street (**\$1601 Form for City: 1.6% LEP: Spanish 37.8% LEP, Other Indo-European 42.4% LEP/Target Area Survey revealed no LEP persons**)

2. The frequency with which LEP persons encounter HUD funded programs & services.

The City of Monroe’s staff reviewed the frequency with which staff have, or could have, contact with LEP persons. This includes documenting phone inquiries or office visits, as well as public hearings and interactions during surveys. Over the past two years, the staff has had no requests for interpreters and no requests for translated program documents.

Frequency of Interaction: Annually

For Project Applications:

- a. When notifying the public about the potential grant and activities
- b. When surveying income in the target area
- c. When determining preliminary eligibility for housing activities, if applicable

For Homeowner Rehabilitation/Reconstruction/Down-Payment Assistance, if applicable:

- a. When notifying the public about the grant award and activities
- b. When seeking qualified contractors
- c. When working with homeowners selected for assistance

3. The nature and importance of programs, activities or services provided by the Planning and Community Development Department to the LEP population.

Housing plays a critical role in maintaining quality of life. The City of Monroe is committed to ensure access to safe, sanitary and affordable housing for our eligible clients. Outreach throughout the community helps to ensure an awareness of our programs. The majority of the City's population- 97.1% speak English. Other than English speaking individuals, City staff are most likely to encounter Spanish speaking LEP individuals through office visits, phone conversations and during surveys. Upon client request, the City of Monroe will provide oral interpreters using bi-lingual employees or qualified contract interpreters. To date, all LEP individuals have provided their own interpreter-a child or friend.

Nature of the Program(s): Infrastructure Rehabilitation

Importance of the Program(s): Denial or delay of access to services or information would not have serious or life-threatening implications for the LEP individual.

4. The resources available to the City of Monroe, and overall cost to provide LEP assistance.

The City of Monroe reviewed its available resources that could be used for providing LEP assistance, including which of its documents would be most valuable to be translated if the need should arise. An "I Speak" card/poster will be made available to determine needed language translations. A notice (see below) will be posted in all ads for GA DCA/HUD programs regarding who to contact should language assistance be needed. Language translation, if needed, would be provided through the available bi-lingual staff and/or the Language Line for which the City of Monroe would pay a fee.

III. LANGUAGE ASSISTANCE

A person who does not speak English as their primary language and who has a limited ability to read, write, speak or understand English may be a Limited English Proficient person and may be entitled to language assistance with respect to Planning and Development services. Language assistance can include interpretation, which means oral or spoken transfer of a message from one language into another language and/or translation, which means the written transfer of a message from one language into another language.

The Name of the individual at the City of Monroe responsible for coordination of LEP Compliance is:

Beth Thompson, Finance Director
 City of Monroe
 P.O. Box 1249
 215 N. Broad Street
 Monroe, GA 30655
 770-266-5125
 bthompson@monroega.gov

How the Planning and Community Development Department staff may identify an LEP person who needs language assistance:

- Post notice of LEP Plan and the availability of interpretation services free of charge in languages LEP persons would understand;
- Add statement (see below) to public meeting and event notices concerning GA DCA/HUD programs;
- All City staff will be informally surveyed periodically on their experience concerning any contacts with LEP persons during the previous year; and
- When City staff conducts a Public Hearing, an informational meeting or event, a staff person may greet participants as they arrive. By informally engaging participants in conversation it is possible to gauge each attendee's ability to speak and understand English. Although translation may not be able to be provided at the event (unless previously requested) it will help identify the need for future events; and
- Language Identification Cards/Posters will be used as necessary to determine a client's language needs.

Language Assistance Measures-Although there is a small percentage in Monroe of eligible LEP households, that is, persons who speak English "not well" or "not at all", it will strive to offer the following measures:

1. The City staff will take reasonable steps to provide the opportunity for meaningful access to LEP clients who have difficulty communicating English.
2. The following resources will be available to accommodate LEP persons:
 - Interpreters for the Spanish language if available will be provided within a reasonable time period; or
 - Language interpretation will be accessed through Language Line Solutions.
3. Language Identification Cards/Posters will be used as necessary to determine a client's language needs.
4. The following statements will be added to public meeting and event notices concerning GA DCA/HUD programs:

"The City is committed to providing all persons with equal access to its services, programs, activities, education and employment regardless of race, color, national origin, religion, sex, familial status, disability or age. For reasonable accommodation or if you need an alternative format or language, please contact Mrs. Beth Thompson, Finance Director, at 770-266-5321 or bthompson@monroega.gov prior to _____."

IV. STAFF TRAINING

The following training will be provided to all Planning and Community Development Department staff:

- Information on the Title VI Policy and LEP responsibilities;
- Description of language assistance services offered to the public;
- Documentation of language assistance requests; and
- How to handle a potential Title VI/LEP complaint.

All contractors, subcontractors and sub-recipients performing work for or receiving federal funds for Community Development projects will be required to follow the Title VI/LEP guidelines.

V. TRANSLATION OF DOCUMENTS

- The City of Monroe weighed the cost and benefits of translating documents for potential LEP groups.

Due to the infrequency of the encounters with LEP individuals, the City of Monroe's written materials are English-only. Any request for the language translation of the documents will be reviewed and accommodated if the accommodation is reasonable and necessary. Considering the expense of translating the documents, the likelihood of frequent changes in documents and other relevant factors, at this time no documents require translation.

- Due to the relatively small eligible local LEP population, the City of Monroe does not have a formal outreach procedure in place at this time. Translation resources have been identified. When and if the need arises for LEP outreach, the City of Monroe will consider the following option:

-When staff prepares a document, or schedules a meeting, for which the target audience is expected to include LEP individuals, then relevant documents, meeting notices, flyers, and agendas will be printed in an alternative language based on the known LEP population, if requested.

VI. MONITORING AND UPDATING THE LAP PLAN/TERM OF THE PLAN

The City of Monroe will update the LAP Plan as required. At a minimum, the plan will be reviewed and updated every five years using American Fact Finder for census information, when a new HUD funded project is approved, or when it is clear that higher concentrations of LEP individuals are present in the City of Monroe. Updates will include the following:

- The number of documented LEP person contacts encountered annually;
- How the needs of LEP persons have been addressed;
- Determination of the current LEP population in the service area;
- Determination as to whether the need for translation services has changed;
- Determine whether local language assistance programs have been effective and sufficient to meet the need;
- Determine whether the City of Monroe's financial resources are sufficient to fund language assistance resources needed;
- Determine whether the City of Monroe fully complies with the goals of this LAP Plan; and

- Determine whether complaints have been received concerning the agency’s failure to meet the needs of LEP individuals.

TERM OF PLAN: This plan will remain in place for five (5) years from the date of adoption including all updates and revisions over the course of the five (5) years. A new plan will be prepared and adopted every five (5) years.

VII. DISSEMINATION OF THE CITY OF MONROE’S LAP PLAN

The LAP Plan will be on the City of Monroe’s website page and provided to anyone requesting the information.

VIII. RECORDS

The City of Monroe will maintain records in the City Clerk’s office regarding its efforts to comply with Title VI LEP obligations. These records will be reviewed periodically and open to the public in an effort to improve service.

IX. COMPLAINTS/FINDINGS

Any person who believes they have been denied the benefits of this LAP or that the City of Monroe has not complied with Title VI of the Civil Rights Act of 1964, 42 U.S.C. 2000(d) and Executive Order 13166 regulations may file a complaint with the City LAP Coordinator. The City LAP Coordinator may be the first point of contact for any complaints or appeals, but the DCA LAP Coordinator must be informed of all complaints and appeals. The LAP Coordinator will provide oversight of the complaint/appeal resolution process. To file a complaint, submit the written complaint to:

Beth Thompson, Finance Director
 City of Monroe
 P.O. Box 1249
 215 N. Broad Street
 Monroe, GA 30655
 770-266-5125
 dcrowe@monroega.gov

Or

DCA 504 Coordinator
 60 Executive Park South, N.E.
 Atlanta, Georgia 30329-2231
fairhousing@dca.ga.gov

X. AVAILABLE FEDERAL LEP RESOURCES

HUD’s LEP Website:

https://www.hud.gov/program_offices/fair_housing_equal_opp/limited_english_proficiency_0

Federal LEP Website:

<http://www.lep.gov/> “I Speak” Card and Poster

APPENDICES

1. **“I SPEAK CARDS”/POSTER**
2. **S1601 American Community Survey (ACS) 2020
Estimates – *Language Spoken at Home***

APPENDIX 1

“I SPEAK CARDS”
I SPEAK POSTER

I speak ...

A

Amharic

እኔ አማርኛ ነው ምናገረው.

Arabic

أنا أتحدث اللغة العربية

Armenian

Ես խոսում եմ հայերեն

B

Bengali

আমী বাংলা কথা বোলতে পারী

Bosnian

Ja govorim bosanski

Bulgarian

Аз говоря български

Burmese

ကျွန်တော်/ကျွန်မ မြန်မာ လို ပြောတတ် ပါတယ်။

C

Cambodian

ខ្ញុំនិយាយភាសាខ្មែរ

Cantonese

我講廣東話 (Traditional)

我讲广东话 (Simplified)

Catalan

Parlo català

Croatian

Govorim hrvatski

Czech

Mluvím česky

D

Danish

Jeg taler dansk

Dari

من دری حرف می زنم

Dutch

Ik spreek het Nederlands

E

Estonian

Ma räägin eesti keelt

F

Finnish

Puhun suomea

French

Je parle français

G

German

Ich spreche Deutsch

Greek

Μιλώ τα ελληνικά

Gujarati

હુ ગુજરાતી બોલુ છુ

H

Haitian Creole

M pale kreyòl ayisyen

Hebrew

אני מדבר עברית

Hindi

मैं हिंदी बोलता हूँ ।

Hmong

Kuv has lug Moob

Hungarian

Beszélek magyarul

I

Icelandic

Èg tala íslensku

Ilocano

Agsaonak ti Ilokano

Indonesian

syay bisa berbahsa Indonesia

Italian

Parlo italiano

J

Japanese

私は日本語を話す

K

Kackchiquel

Quin chagüic'ká chábal' ruin' rí
tzújon cakchiquel

Korean

한국어 합니다

Kurdish

man Kurdii zaanim

Kurmanci

man Kurmaanjii zaanim

L

Laotian

ຂອຍປາກພາສາລາວ

Latvian

Es runāju latviski

Lithuanian

Aš kalbu lietuviš kai



M



Mandarin

我講國語 (Traditional)

我讲国语/普通话 (Simplified)

Mam

Bán chiyola tuj kíyol mam

Mon

အဲပုၤ အၤဂၢၢ်ဝဲၤ



N



Norwegian

Jeg snakker norsk

P

Persian

من فارسی صحبت می کنم.

Polish

Mówię po polsku

Portuguese

Eu falo português do Brasil

(for Brazil)

Eu falo português de Portugal

(for Portugal)

Punjabi

ਮੈਂ ਪੰਜਾਬੀ ਬੋਲਦਾ/ਬੋਲਦੀ ਹਾਂ।

Q

Qanjobal

Ayin tí chí walq' anjob' al

Quiche

In kinch'aw k'uin ch'e quiche

R

Romanian

Vorbesc românește

Russian

Я говорю по-русски

S

Serbian

Ja говорим српски

Sign Language (American)



I, ME



SIGN, SIGN LANGUAGE

Slovak

Hovorím po slovensky

Slovenian

Govorim slovensko

Somali

Waxaan ku hadlaa af-Soomaali

Spanish

Yo hablo español

Swahili

Ninaongea Kiswahili

Swedish

Jag talar svenska

=====

T

=====

Tagalog

Marunong akong mag-Tagalog

Tamil

நான் தமிழ் பேசுவேன்

Thai

พูดภาษาไทย

Turkish

Türkçe konuşurum

U

Ukrainian

Я розмовляю українською мовою

Urdu

میں اردو بولتا ہوں

V

Vietnamese

Tôi nói tiếng Việt

W

Welsh

Dwi'n siarad

X

Xhosa

Ndithetha isiXhosa

Y

Yiddish

איך רעד יידיש

Yoruba

Mo nso Yooba

Z

Zulu

Ngiyasikhuluma isiZulu

Selected Indigenous Languages of Mexico

Agrupación Lingüística	Variante Lingüística	Frase en español	Frase en lengua
chichimeo jonaz	chichimeco jonaz	yo hablo chichimeca	ikáuj úza' ér~í
mazateco	mazateco del norte	yo hablo mazateco Hablo la lengua de Santa María Chilchotla	Cha'ña enná Cha'ña énn nda xo
maya	maya	Yo hablo maya	teen k-in t'aan maya
mixe	mixe bajo	Yo hablo mixe	Madyakpiëch ayuuk
	mixe alto, de Tlahuitoltpéc	Yo hablo mixe	Xaamkëjxpët ayuuijk èts nkajpyxyppy
mixteco	mixteco del oeste de la costa	yo hablo mixteco	Yuu kain se'en savi ñu ñundua

Selected Indigenous Languages of Mexico

Agrupación Lingüística	Variante Lingüística	Frase en español	Frase en lengua
náhuatl	náhuatl de la huasteca veracruzana (se entiende junto con Veracruz y San Luis Potosí)	yo hablo náhuatl	Na nitlajtowa náhuatl
tojolabal	tojolabal	yo hablo tojolabal	Ja 'ke 'ni wala kúmaniyon tojol-abál
triqui	triqui de la baja	yo hablo triqui	'unj a'mii xna' ánj nu'a
tseltal	tseltal (variante unificada)	Yo hablo tseltal	Te jo'one ja k'op te bats'il k'op tseltal
tsotsil	tseltal (variante unificada)	Yo hablo tsotsil	Vu'une jna'xi k'opoj ta bats'i k'op
zapoteco	zapoteco de la planicie costera	yo hablo zapoteco	Naa riné' diidxazá
chinanteco	chinanteco del sureste medio	yo hablo chinanteco	Jnea lo'n jujmií kiee 'dsa mo'kuöo

A - pg. 3	G - pg. 6	M - pg. 10	T - pg. 13, 14
Amharic	German	Mandarin	Tagalog
Arabic	Greek	Mam	Tamil
Armenian	Gujarati	Mon	Thai
			Turkish
B - pg. 3	H - pg. 7	N - pg. 10	U - pg. 14
Bengali	Haitian Creole	Norwegian	Ukrainian
Bosnian	Hebrew		Urdu
Bulgarian	Hindi	P - pg. 11	
Burmese	Hmong	Persian	V - pg. 14
	Hungarian	Polish	Vietnamese
C - pg. 4		Portuguese	
Cambodian	I - pg. 8	Punjabi	W - pg. 14
Cantonese	Icelandic		Welsh
Catalan	Ilocano	Q - pg. 11	
Croatian	Indonesian	Qanjobal	X - pg. 15
Czech	Italian	Quiche	Xhosa
D - pg. 5	J - pg. 8	R - pg. 12	Y - pg. 15
Danish	Japanese	Romanian	Yiddish
Dari		Russian	Yoruba
Dutch	K - pg. 9		
	Kackchiquel	S - pg. 12, 13	Z - pg. 15
E - pg. 5	Korean	Serbian	Zulu
Estonian	Kurdish	Sign Language	
	Kurmanci	Slovak	
F - pg. 5		Slovenian	See page 16,17
Finnish	L - pg. 9	Somali	for selected
French	Laotian	Spanish	indigenous
	Latvian	Swahili	languages
	Lithuanian	Swedish	of Mexico.

Limited English Proficiency Resources

<https://www.lep.gov>

“I Speak” is provided by the Department of Homeland Security Office for Civil Rights and Civil Liberties (CRCL).

Special thanks to the Department of Justice Bureau of Justice Assistance and the Ohio Office of Criminal Justice Services, for inspiration and permission to use their “I Speak” guide as the initial source.

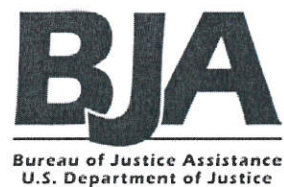
Office for Civil Rights and Civil Liberties

www.dhs.gov/crcl

Toll Free: 1-866-644-8360

Toll Free TTY: 1-866-644-8361

Email: crcl@dhs.gov



APPENDIX 2

S1601 American Community Survey (ACS) 2020 Estimates – Language Spoken at Home

LANGUAGE SPOKEN AT HOME



Note: The table shown may have been modified by user selections. Some information may be missing.

DATA NOTES	
TABLE ID:	S1601
SURVEY/PROGRAM:	American Community Survey
VINTAGE:	2020
DATASET:	ACSST5Y2020
PRODUCT:	ACS 5-Year Estimates Subject Tables
UNIVERSE:	None
FTP URL:	None
API URL:	https://api.census.gov/data/2020/acs/acs5/subject
USER SELECTIONS	
TABLES	S1601
GEOS	Monroe city, Georgia
EXCLUDED COLUMNS	None
APPLIED FILTERS	None
APPLIED SORTS	None
PIVOT & GROUPING	
PIVOT COLUMNS	None
PIVOT MODE	Off
ROW GROUPS	None
VALUE COLUMNS	None
WEB ADDRESS	https://data.census.gov/table?q=S1601&g=1600000US1352192&tid=ACSST5Y2020.S1601

<p>TABLE NOTES</p>	<p>Although the American Community Survey (ACS) produces population, demographic and housing unit estimates, for 2020, the 2020 Census provides the official counts of the population and housing units for the nation, states, counties, cities, and towns. For 2016 to 2019, the Population Estimates Program provides estimates of the population for the nation, states, counties, cities, and towns and intercensal housing unit estimates for the nation, states, and counties.</p>
	<p>Supporting documentation on code lists, subject definitions, data accuracy, and statistical testing can be found on the American Community Survey website in the Technical Documentation section.</p>
	<p>Sample size and data quality measures (including coverage rates, allocation rates, and response rates) can be found on the American Community Survey website in the Methodology section.</p>
	<p>Source: U.S. Census Bureau, 2016-2020 American Community Survey 5-Year Estimates</p>
	<p>Data are based on a sample and are subject to sampling variability. The degree of uncertainty for an estimate arising from sampling variability is represented through the use of a margin of error. The value shown here is the 90 percent margin of error. The margin of error can be interpreted roughly as providing a 90 percent probability that the interval defined by the estimate minus the margin of error and the estimate plus the margin of error (the lower and upper confidence bounds) contains the true value. In addition to sampling variability, the ACS estimates are subject to nonsampling error (for a discussion of nonsampling variability, see ACS Technical Documentation). The effect of nonsampling error is not represented</p>
	<p>The 2016-2020 American Community Survey (ACS) data generally reflect the September 2018 Office of Management and Budget (OMB) delineations of metropolitan and micropolitan statistical areas. In certain instances, the names, codes, and boundaries of the principal cities shown in ACS tables may differ from the OMB delineation lists due to differences in the effective dates of the geographic entities.</p> <p>Estimates of urban and rural populations, housing units, and characteristics reflect boundaries of urban areas defined based on Census 2010 data. As a result, data for urban and rural areas from the ACS do not necessarily reflect the results of ongoing urbanization.</p> <p>Explanation of Symbols:- The estimate could not be computed because there were an insufficient number of sample observations. For a ratio of medians estimate, one or both of the median estimates falls in the lowest interval or highest interval of an open-ended distribution. N The estimate or margin of error cannot be displayed because there were an insufficient number of sample cases in the selected geographic area. (X) The estimate or margin of error is not applicable or not available. median- The median falls in the lowest interval of an open-ended distribution (for example "2,500-")median+ The median falls in the highest interval of an open-ended distribution (for example "250,000+").** The margin of error could not be computed because there were an insufficient number of sample observations.*** The margin of error could not be computed because the median falls in the lowest interval or highest interval of an open-ended distribution.***** A margin of error is not appropriate because the corresponding estimate is controlled to an independent population or housing estimate. Effectively, the corresponding estimate has no sampling error and the margin of error may be treated as zero.</p>

Table: ACSST5Y2020.S1601

Monroe city, Georgia														
Total		Percent				Percent of specified language speakers				Percent speak English less than "very well"		Percent speak English less than "very well"		
Label	Estimate	Margin of Error	Estimate	Margin of Error	Estimate	Margin of Error	Estimate	Margin of Error	Estimate	Margin of Error	Estimate	Margin of Error	Estimate	Margin of Error
Population 5 years and over	12,196	±247	(X)	±2.3	11,996	±290	(X)	98.4%	±1.1	200	±131	(X)	1.6%	±1.1
Speak only English	11,620	±409	(X)	±2.3	(X)	(X)	(X)	(X)	(X)	(X)	(X)	(X)	(X)	(X)
Speak a language other than English	576	±277		±2.3	376	±211		65.3%	±17.0	200	±131		34.7%	±17.0
SPEAK A LANGUAGE OTHER THAN ENGLISH														
Spanish	352	±190		±1.5	219	±149		62.2%	±22.3	133	±99		37.8%	±22.3
5 to 17 years old	151	±149		±1.2	116	±117		76.8%	±6.6	35	±34		23.2%	±6.6
18 to 64 years old	172	±104		±0.9	92	±81		53.5%	±34.9	80	±77		46.5%	±34.9
65 years old and over	29	±39		±0.3	11	±21		37.9%	±61.9	18	±32		62.1%	±61.9
Other Indo-European languages	158	±203		±1.7	91	±121		57.6%	±20.8	67	±93		42.4%	±20.8
5 to 17 years old	17	±35		±0.3	17	±35		100.0%	±84.5	0	±22		0.0%	±84.5
18 to 64 years old	141	±182		±1.5	74	±94		52.5%	±16.8	67	±93		47.5%	±16.8
65 years old and over	0	±22		±0.4	0	±22		-	**	0	±22		-	**
Asian and Pacific Island languages														
5 to 17 years old	0	±22		±0.4	0	±22		-	**	0	±22		-	**
18 to 64 years old	0	±22		±0.4	0	±22		-	**	0	±22		-	**
65 years old and over	0	±22		±0.4	0	±22		-	**	0	±22		-	**
Other languages														
5 to 17 years old	66	±100		±0.8	66	±100		100.0%	±43.0	0	±22		0.0%	±43.0
18 to 64 years old	66	±100		±0.8	66	±100		100.0%	±43.0	0	±22		0.0%	±43.0
65 years old and over	0	±22		±0.4	0	±22		-	**	0	±22		-	**
CITIZENS 18 YEARS AND OVER														
All citizens 18 years old and over	9,144	±372	(X)	±1.6	9,094	±375	(X)	99.5%	±0.6	50	±52		0.5%	±0.6
Speak only English	8,917	±424	(X)	±1.6	(X)	(X)	(X)	(X)	(X)	(X)	(X)	(X)	(X)	(X)
Speak a language other than English	227	±143		±1.6	177	±133		78.0%	±21.7	50	±52		22.0%	±21.7
Spanish	153	±106		±1.2	103	±90		67.3%	±29.3	50	±52		32.7%	±29.3
Other languages	74	±94		±1.0	74	±94		100.0%	±40.6	0	±22		0.0%	±40.6



To: City Council
From: Logan Propes, City Administrator
Department: Administration
Date: 12/13/2022
Subject: 2023 Council Meeting Calendar

Budget Account/Project Name: N/A

Funding Source: N/A

Budget Allocation: N/A

Budget Available: N/A

Requested Expense: N/A **Company of Record:** N/A

Description:

Staff recommends the attached 2023 Council Meeting Calendar for approval.

Background:

The City of Monroe prepares yearly Council meeting calendar schedules for meetings to be held at 6pm on the second Tuesday of each month, per the Code of Ordinances, Section 2-41.

Attachment(s):

2023 Council Meeting Calendar – 2 pages

**CITY OF MONROE
COUNCIL MEETING
SCHEDULE FOR 2023**

January 10

February 14

March 14

April 11

May 9

June 13

July 11

August 8

September 12

October 10

November 14

December 12

**A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF MONROE, GEORGIA
INITIATING VOTER REFERENDUM TO AUTHORIZE ISSUANCE OF LICENSES
FOR THE PACKAGE SALE OF DISTILLED SPIRITS**

WHEREAS, recent amendment of O.C.G.A. § 3-4-41(a) allows for a voter referendum authorizing issuance of licenses for package sales of distilled spirits to be conducted upon resolution of a municipality’s governing authority without the written voter petition previously required under state law; and

WHEREAS, the Mayor and City Council desire to have a voter referendum to authorize the issuance of licenses for package sale of distilled spirits at the City-wide special election to be held on Tuesday, March 21, 2023, or in the alternative a City-wide special election to be held on June 20, 2023.

NOW, THEREFORE, BE IT RESOLVED by the Mayor and City Council of the City of Monroe, Georgia, while in regular session on December 13, 2022, that a referendum election be initiated to authorize the issuance of licenses for the package sales of distilled spirits within the City of Monroe containing the ballot question set out below, as dictated by O.C.G.A. § 3-4-42, as follows:

“Shall the issuance of licenses for the package sale of distilled spirits be approved?”

BE IT FUTHER RESOLVED that the Mayor and City Council of the City of Monroe, Georgia, authorize the City Administrator to proceed accordingly to cause the election superintendent of Walton County to present the referendum question to the voters in conjunction with the City-wide special election to be held on Tuesday, March 21, 2023, or in the alternative a City-wide special election to be held on June 20, 2023.

ADOPTED this 13th day of December 2022.

CITY OF MONROE, GEORGIA

By: _____ (SEAL)
John S. Howard, Mayor

Attest: _____ (SEAL)
Debbie Kirk, City Clerk

AIRPORT

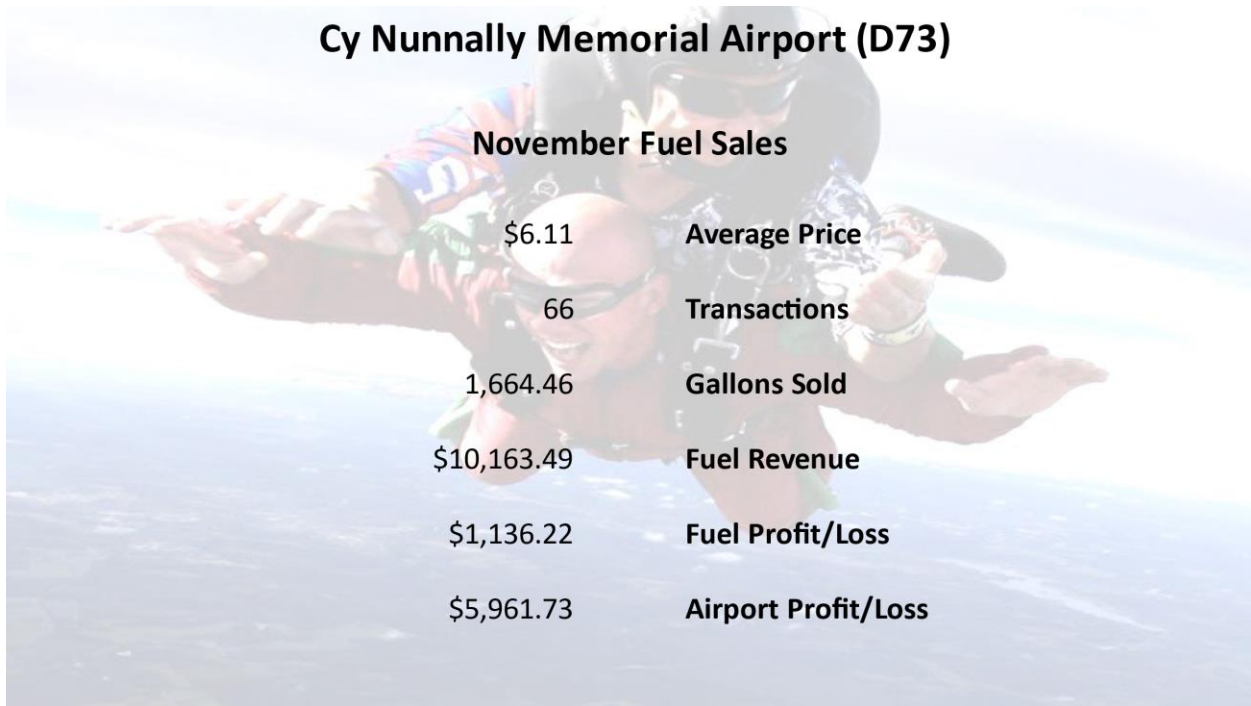
MONTHLY REPORT

DECEMBER 2022

	2022 January	2022 February	2022 March	2022 April	2022 May	2022 June	2022 July	2022 August	2022 September	2022 October	2022 November	2021 November	2021 December	Monthly Average	Yearly Totals
100LL AVGAS															
100LL AvGas Sale Price	\$4.49	\$4.56	\$4.59	\$4.59	\$5.74	\$6.19	\$6.19	\$6.19	\$6.19	\$6.19	\$6.11	\$4.39	\$4.48	\$5.38	
Transactions	110	179	239	209	115	104	119	90	94	92	66	205	146	136.0	1768
Gallons Sold	2,760.3	4,119.8	5,755.9	5,161.6	2,693.3	2,404.9	2,835.5	2,091.1	1,999.6	1,735.8	1,664.5	5,362.9	3,889.8	3267.3	42,475.1
AvGas Revenue	\$12,393.92	\$18,773.51	\$26,419.76	\$23,691.74	\$15,453.09	\$14,886.25	\$17,551.99	\$12,944.08	\$12,377.56	\$10,744.66	\$10,163.49	\$23,543.20	\$17,442.01	\$16,645.02	\$216,385.26
AvGas Profit/Loss	\$859.47	\$805.96	(\$256.88)	(\$1,723.09)	\$936.10	\$1,138.42	\$1,345.13	\$988.05	\$1,523.93	\$1,320.93	\$1,136.22	(\$325.57)	\$796.96	\$657.36	\$8,545.63
GENERAL REVENUE/EXPENSE															
Hangar Rental	\$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	\$4,200.00	\$4,200.00	\$4,200.00	\$4,200.00	\$4,200.00	\$54,600.00
Lease Agreements	\$3,127.57	\$3,127.57	\$4,377.57	\$4,377.57	\$4,377.57	\$4,377.57	\$4,377.57	\$4,377.57	\$4,377.57	\$4,377.57	\$4,377.57	\$4,327.57	\$4,327.57	\$4,177.57	\$54,308.41
Grounds Maintenance	\$535.00	\$535.00	\$535.00	\$535.00	\$535.00	\$9,019.00	\$535.00	\$535.00	\$535.00	\$535.00	\$535.00	\$535.00	\$535.00	\$1,187.62	\$15,439.00
Buildings Maintenance	\$480.00	\$480.00	\$681.50	\$661.22	\$811.22	\$1,830.51	\$1,180.00	\$1,645.97	\$1,941.71	\$480.00	\$480.00	\$430.00	\$430.00	\$887.09	\$11,532.13
Equipment Maintenance	\$114.36	\$114.36	\$3,221.05	\$9,061.90	\$1,425.29	\$647.98	\$1,794.86	\$636.00	\$2,758.69	\$111.06	\$111.06	\$109.17	\$109.17	\$1,555.00	\$20,214.95
Airport Profit/Loss	\$4,615.68	\$4,562.17	\$1,441.14	(\$6,029.65)	\$4,116.16	(\$4,407.50)	\$3,786.84	\$4,122.65	\$2,240.10	\$6,143.14	\$5,958.43	\$36,685.83	\$5,808.36	\$5,311.03	\$69,043.35

AIRPORT PROJECTS & UPDATES – DECEMBER 2022

Cy Nunnally Memorial Airport (D73)



FAA FY23 AIRPORT INFRASTRUCTURE GRANT

The Cy Nunnally Memorial Airport was awarded \$145,000 from the FAA through the Bipartisan Infrastructure Law (BIL). BIL provides airports with funding along with State, Federal, and Airport Improvement Programs (AIP) for runways, taxiways, terminal, and safety and sustainability projects.

TENTATIVE ALLOCATION FUNDING AWARD

Tentative Allocation (TA) letters were received in late June, with subsequent approval provided in July. The Cy Nunnally Memorial Airport was awarded the design phase of the taxiway rehabilitation project for the FY23 project year. This will precede the upcoming construction phase of the project for the FY24 project year, provided the award is granted (which is expected).

PROPERTY MAP UPDATE – DEED SEARCH

The Cy Nunnally Memorial Airport has been selected for a Statewide Property Map Update project for 2022 along with approximately 40 other airports. This will involve deed/title search requirements, surveys, and other documentation showing property lines, easements, and other entry points for the airport/city property. A third-party survey company will lead the process along with City staff involvement to produce the updated map that will be required for further federal grant fund eligibility.

TERMINAL BUILDING TIMELINE

The approved Terminal Building bid closed on February 18th, approval on March 8th, contract execution on April 29th, and construction started on August 30th. The existing trailer and utilities have been relocated. The concrete slab was poured and the structure started being erected during October. The project is currently scheduled for completion in 210 days approximately, pending delays in materials, labor, and intermittent weather.



CENTRAL SERVICES

MONTHLY REPORT

DECEMBER 2022

	2022 January	2022 February	2022 March	2022 April	2022 May	2022 June	2022 July	2022 August	2022 September	2022 October	2022 November	2021 November	2021 December	Monthly Average	Yearly Totals
SAFETY PROGRAMS															
Facility Inspections	3	4	7	3	3	4	6	3	1	2	2	7	3	3.7	48
Vehicle Inspections	3	0	4	0	10	0	0	0	1	0	0	4	0	1.7	22
Equipment Inspections	0	1	0	0	0	1	0	0	0	0	0	0	0	0.2	2
Worksite Inspections	1	5	5	1	4	0	2	7	0	1	0	3	3	2.5	32
Employee Safety Classes	2	2	6	7	13	5	7	2	7	6	10	6	2	5.8	75
PURCHASING															
P-Card Transactions	435	411	498	408	474	511	441	550	459	480	459	446	373	457.3	5,945
Purchase Orders	110	74	79	71	104	84	76	97	112	81	84	87	55	85.7	1,114
Total Purchases	545	485	577	479	578	595	517	647	571	561	543	533	428	543.0	7,059
Sealed Bids/Proposals	2	4	2	5	3	2	1	1	2	2	1	1	2	2.2	28
INFORMATION TECHNOLOGY															
Workorder Tickets	82	69	101	89	72	72	52	56	64	56	84	88	64	73.0	949
Phishing Fail Percentage	5.0%	2.3%	0.1%	1.4%	0.1%	1.0%	1.5%	2.5%	3.8%	1.6%	1.6%	4.1%	1.8%	2.1%	
MARKETING															
Job Vacancies	16	17	13	10	5	6	4	5	9	10	9			9.5	104
Social Media Updates	22	6	19	18	12	24	10	15	20	21	9	19	20	16.5	215
GROUNDS & FACILITIES															
Contractor Acres Mowed	163.8	163.8	163.8	181.1	188.7	188.7	188.7	188.7	188.7	188.7	163.8	163.8	163.8	176.6	2,295.8
Trash Collection	3,110	2,950	4,020	2,995	5,110	2,760	3,820	5,460	3,210	3,380	5,480	3,990	2,800	3,775.8	49,085.0
Street Sweeper Utilization	84.4%	62.5%	50.0%	25.0%	33.9%	63.6%	61.3%	88.0%	87.5%	TBD	TBD			61.8%	556.2%
Crew Acres Mowed	40.8	40.8	40.8	62.1	73.4	98.6	98.6	98.6	98.6	98.6	62.1	57.4	40.8	70.1	911.2

CENTRAL SERVICES PROJECTS & UPDATES – DECEMBER 2022

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 November, the grounds and parks crews collected 5,480 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 188.7 acres of rights-of-way and grounds at facilities and parks.

CEMETERY IMPROVEMENTS

During September/October repaving of our cemetery roads began with Rest Haven which included repairs, sealcoats, and resurfacing. A sidewalk, fencing, and landscaping improvement will be done during 2023. Eastview received new asphalt along the rear of the property and a sealcoat over the remainder. West Marable also received repair patching and a seal coat.

PLAZA PHASE II PROJECT UPDATE

Construction is complete on the roof and exterior of the remaining buildings at the Plaza Shopping Center. A request for qualifications (RFQ) ended November 18th. Staff is currently reviewing submittals. Signage has been installed for the Police/Municipal Court buildings. Signage has been installed along North and South Spring Street. Bids for the interior demo of the 15,000 ft² corner unit have been received and are being reviewed by staff, to then be placed in the 2023 capital improvement project budget.

PROCUREMENT

Procurement has been working on several projects and bids during the month of November including the review of the Solid Waste Disposal contract for renewal, restructuring costing tiers for outside disposal hauler rates for 2023, the Milner-Aycock building sale, reviewing the Blaine Station RFQ submission, and the MSW Transportation bid.

INFORMATION TECHNOLOGY

There have many additions and changes to our cybersecurity functions throughout the City per guidelines for our insurance renewals. If you see the message, *CAUTION: This email originated from outside your organization. Exercise caution when opening attachments or clicking links, especially from unknown senders*, understand that it is part of our standard text with any emails that may or may not come from an external source to our city email server.

PROJECT TIMELINE UPDATE

Over the course of the past year plus, a timeline of projects has been built by the City of Monroe to easily track progress. 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
		\$ 48,829,227.49	\$ 47,035,631.10	\$ 27,899,161.04									
Airport Paving	19-002 21-007	\$ 1,453,975.00	\$ 965,842.06	\$ 886,313.13	Atlanta Paving & Concrete Construction	Complete	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
Hangar Site Projects	18-005	\$ 350,000.00	\$ 425,000.00	\$ 345,326.24	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
Terminal Building Design	21-042	\$ 70,000.00	\$ 70,000.00	\$ 70,000.00	GMC	Complete		N/A	N/A	Yes	07/01/21	12 months	Scope, Bid Process
Terminal Building	21-042	\$ 550,000.00	\$ 996,647.13	\$ 78,197.37	Smith & Company	Construction Start (NOTAM 05/733)		N/A	N/A	Yes	05/31/22	210 days	Award, Acceptance/Rejection, Planning, Design, Bidding, Contracting, Construction (322-7563-541303)
Maintenance Hangar Building	21-033	\$ 50,000.00	\$ 35,500.00	\$ 33,300.00	Owner / Lessee	Agreement Phase		N/A	N/A	No	N/A	12 months	Planning, Council Approval, Engineering, 7460, DOT Approval, Lease Agreement, (322-7563-541303)
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)
Fire Department BadgePass Installation	N/A	\$ 17,500.00	\$ 14,657.00	\$ 14,657.00	BadgePass / SAMS	Complete		03/29/21	N/A	No	N/A	2-3 weeks	Order, Installation, Testing, Live
CDBG 2020 - Stormwater	19-036	\$ 1,506,579.00	\$ 1,822,077.00	\$ 1,939,196.87	Allen Smith / Carter & Sloope / Dickerson Group	Complete		N/A	N/A	Yes	10/01/21	180 days	Engineering Phase, Bidding, Construction planned for late summer/early fall (520-4320-541303)
Stormwater Retention Pond Rehabilitation	21-028	\$ 275,000.00	\$ 275,000.00	\$ 4,500.00	Conner Grading / City of Monroe	Phased Project		N/A	N/A	No	07/28/21	2 weeks	Breedlove/McDaniel DONE
Stormwater Infrastructure	22-018	\$ 145,510.00	\$ 145,510.00	\$ 116,804.50	Conner Grading / City of Monroe	Phased Project	320'	N/A	N/A	No	N/A	N/A	Highland Creek DONE, Baron Drive, Wayne Street Alleyway DONE
Stormwater Marketing	N/A	\$ 3,500.00	\$ -	\$ -	TBD	Pricing, Planning		N/A	N/A	No	N/A	Ongoing	Planning, Pricing, Design, Implementation
Sidewalk Repair Project	20-005	\$ 45,000.00	\$ 45,000.00	\$ 46,945.00	Black Oak / J&R	Complete	1,985'	N/A	N/A	No	06/07/21	N/A	East Washington, East Highland, East Marable, Glen Iris
Sidewalk Repair Project	22-008	\$ 45,000.00	\$ 45,000.00	\$ 87,487.75	Black Oak	Complete	2,105'	N/A	N/A	No	04/26/22	N/A	Pine Crest, Milledge
Murray Lot Improvement	N/A	\$ 58,500.00	\$ 73,500.00	\$ 83,000.00	J&R Consolidated	Complete		N/A	N/A	No	03/17/21	3-4 weeks	Retaining Wall Replacement, Parking Area Repair/Replacement, Landscaping, REOPEN!
Municipal Court Lot Improvement	22-040	\$ 25,000.00	\$ 25,000.00	\$ 33,605.00	J&R Consolidated	Complete		N/A	N/A	No	09/06/22	2 weeks	(322-4200-541303)
Utility / Broad Street Gate	N/A	\$ 10,000.00	\$ 9,980.40	\$ 9,480.40	Larry's Fence & Access Control	Complete		03/08/21	3-4 weeks	No	04/12/21	4-6 weeks	Gate Building, Installation, Software Training
Utility / Sorrells Street Gate	19-023	\$ 50,000.00	\$ 50,000.00	\$ 64,590.18	Larry's Fence & Access Control, Black Oak, City of Monroe	Complete		N/A	N/A	No	06/06/22	30 days	
South Madison Avenue Paving Project	N/A	\$ 356,372.49	\$ 356,372.49	\$ 349,869.74	Blount Construction Company	Complete		N/A	N/A	Yes	05/03/21	3 weeks	Milling, Patching, Paving, Striping
Library Parking Lot Rehabilitation	22-038	\$ 90,000.00	\$ 91,920.00	\$ 20,320.00	J&R Consolidated	Front Complete, Back Scheduling		N/A	N/A	No			Planning, Project Bidding during the Spring (322-4200-541303), Grant 1/2 Front Lot
Wayne Street Streetscape	20-037	\$ 250,000.00	\$ 250,000.00	\$ 187,268.75	Keck & Wood	Planning		N/A	N/A	Yes	TBD	TBD	
2021 LMIG	21-018	\$ 450,000.00	\$ 98,093.84	\$ 232,491.21	SDS	Complete	13,200'	N/A	N/A	Yes			East Washington, Pinecrest Drive, Bryant Road, South Madison Avenue
2022 LMIG	22-001	\$ 225,000.00	\$ 228,116.23	\$ 227,520.07	SDS	Ongoing		N/A	N/A	Yes	TBD	TBD	Green, Nowell, Lopez
2020 LMIG	20-001	\$ 225,000.00	\$ 227,344.88	\$ 204,378.79	SDS	Complete		N/A	N/A	Yes			
Blaine Station Parking Lot Rehabilitation	21-036	\$ 35,000.00	\$ 35,000.00	\$ 34,487.55	Garrett	Complete		N/A	N/A	No	N/A	N/A	
Striping	22-009	\$ 40,000.00	\$ 40,000.00	\$ 22,476.29	Tidwell	Phased Project		N/A	N/A	No	04/18/22	2 weeks	Etchison, Bankers (322-4200-541303)
North Midland Traffic Calming	22-007	\$ 500,000.00	\$ 497,790.21	\$ -	Keck & Wood / TriScapes	Delay		N/A	N/A	No	N/A	4 weeks	Design, Planning, Pricing, Construction
US78 Eastbound Ramp	19-028	\$ -	\$ -	\$ 24,015.97		Planning							
Lumpkin Alleyway Phase II		\$ -	\$ -	\$ 11,005.89	City of Monroe / TBD	Easement Acquisition		N/A	N/A	No	N/A	2 weeks	Demo of Existing, Utility Replacement, Drainage, Concrete
North Madison Sidewalk/Drainage	21-027	\$ -	\$ -	\$ 8,980.42	Keck & Wood	Engineering	1,200'	N/A	N/A	Yes	N/A	N/A	Planning, Design, Drainage, Sidewalk, Piping, Easement, Permit, Construction
Cemetery Rehabilitation	22-039	\$ 150,000.00	\$ 115,000.00	\$ 115,795.00	Dickerson Group	Ongoing							Rest Haven Paving, East View Paving, West Marable Patching (322-4200-541303)
Mathews Park Phase I	20-044	\$ 175,000.00	\$ 175,000.00	\$ 165,510.00	PlaySouth Playground Creators / CXT Concrete	Complete		N/A	N/A	Yes			Playgournd Equipment, Building Placement, Paving (County), Pavilion
Mathews Park Phase II	21-035	\$ 300,000.00	\$ 300,000.00	\$ 326,349.76	PlaySouth Playground Creators, Great Southern Recreation, Aquatic Environmental	Ongoing		08/04/21	30 weeks	Yes	TBD	TBD	Tables, Pavilions, Concrete, Asphalt, Demo, Shade Structures, Signage, Fencing (322-6200-541303)
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
Pilot Park	20-014	\$ 250,000.00	\$ 250,000.00	\$ 311,134.00	PlaySouth Playground / Black Oak / TriScapes / Roberts Fence / City of Monroe	Complete		N/A	N/A	Yes	N/A	N/A	Demo of Existing, Stormwater Repair, Playground Equipment, Concrete, Fencing, Painting
Pilot Park Maintenance	21-039	\$ 20,000.00	\$ 20,000.00	\$ 25,333.96	Conner Grading / City of Monroe	Complete		N/A	N/A	No	10/04/21	N/A	Drainage Repair, Mulch, Retaining Wall Repair
Parks Master Plan	21-044	\$ 10,000.00	\$ 10,000.00	\$ 46,301.75	Keck & Wood	Ongoing		N/A	N/A	No	08/14/21	N/A	Overall Remastering of the Parks Plan (322-6200-541303)
Green Street Court	N/A	\$ 15,000.00	\$ 15,000.00	\$ 6,500.00	PlaySouth Playground Creators	Phased Project		N/A	N/A				
Childers Park Rehabilitation	21-038	\$ 25,000.00	\$ 25,000.00	\$ 37,200.00	J.Key Construction / Conner Landscaping	Complete		10/07/21	2 weeks	No	10/18/21	2 weeks	Pricing, Demo, Repair (322-6200-541303)
Childers Park Lake	20-023	\$ 125,000.00	\$ 125,000.00	\$ 114,935.87	Conner Grading / City of Monroe	Complete		N/A	N/A	No	N/A	8 weeks	
Park Restrooms	21-034	\$ 130,000.00	\$ 135,932.24	\$ 141,089.66	CXT Concrete Buildings, Black Oak	Complete		08/12/21	N/A	No	TBD	5 months	Mathews Park, Pilot Park, (322-6200-541303)

Alcovy River Park	21-026	\$ -	\$ -	\$ 5,954.00		Planning								
Parks Buildings Demo	21-030	\$ 20,000.00	\$ 20,000.00	\$ 43,638.34	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 DONE	
Town Green Construction	22-037	\$ -	\$ -	\$ 16,474.00	LMI Systems, Various	Ongoing		10/13/22	N/A	No	TBD	N/A	Camera Systems	
Town Green Improvements	19-009	\$ 3,200,000.00	\$ 3,200,000.00	\$ 562,110.58	Astra Group	Ongoing		N/A	N/A	Yes	TBD	TBD		
Gateway Entrance Signage	21-014	\$ 125,000.00	\$ 90,000.00	\$ 66,281.34	Black Oak, SignBros	Signage Schedule		N/A	N/A	Yes	N/A	N/A	REBC grant award (31k), Design, Landscaping, Signage (322-4200-541303)	
City Hall Carpet Replacement	22-041	\$ 174,930.00	\$ 174,930.00	\$ -		Scheduling		10/03/22	12 weeks	No	01/02/23	TBD	(520-4975-541303)	
City Hall Lighting	21-043	\$ 45,000.00	\$ 45,000.00	\$ 40,935.00	Peters Electric	Complete		N/A	N/A	No	08/02/21	TBD	City Hall Lighting Changeout (Prior to Reopen) (520-4600-541303)	
GPS Replacement	N/A	N/A	\$ 20,570.00	\$ 20,570.00	AT&T Fleet Complete	Complete		03/10/21	1 week	No	04/29/21	2 weeks	Material Delivery, Installation Dates/Scheduling	
Plaza Renovation Phase II	21-021	\$ 971,288.00	\$ 971,288.00	\$ 959,322.47	Garland Company	Complete		05/12/21	N/A	Yes	07/28/21	N/A	Planning, Bidding, Approval, NTP, (100-6200-541303)	
	21-022	\$ 478,678.00	\$ 478,678.00	\$ 498,388.83	Garland Company	Complete		05/12/21	N/A	Yes	07/28/21	N/A	Planning, Bidding, Approval, NTP, (520-4750-541303)	
Blaine Station Masterplan	22-035	\$ 25,000.00	\$ 25,000.00	\$ 7,500.00	Lord Aeck Sargent	Ongoing		N/A	N/A	Yes	N/A	N/A		
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	
City Branding Image Changeover	22-030	\$ 100,000.00	\$ 100,000.00	\$ 67,854.03	TBD	Ongoing		N/A	N/A	No	N/A	N/A	Water Tank, Vehicles, Uniforms, Signage, Stationary, Website (520-4975-541303)	
MyCivic Implemetation	N/A	\$ -	\$ -	\$ -	Tyler / MyCivic	In Progress		N/A	N/A	No	05/17/21	6 weeks	Development, Implementation	
Solid Waste Marketing & Recycling Education	N/A	\$ 30,000.00	\$ -	\$ -	TBD	Pricing, Planning		N/A	N/A	No	N/A	Ongoing	Planning, Pricing, Design, Implementation	
Solid Waste Transfer Station Improvements	19-011	\$ 350,000.00	\$ 350,000.00	\$ 354,693.58	Osborn / Garland / Peters / CupriDyne / ProCare	Complete		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	\$ 107,466.70	\$ 107,466.70	Fairbanks	Complete		N/A	N/A	No	N/A	1 month		
Garbage Truck Purchase (ASL)	N/A	\$ 270,000.00	\$ 278,673.00	\$ -	Carolina Environmental Systems	Ordered		08/16/21	TBD	No	N/A	N/A	National Purchasing Alliance Purchase (8/25/22)	
Garbage Truck Purchase (Commercial)	N/A	\$ 301,000.00	\$ 319,835.00	\$ 319,835.00	Carolina Environmental Systems	Ordered		01/15/22	180 days	No	N/A	N/A	National Purchasing Alliance Purchase (5/25/22)	
Garbage Truck Purchase (Mini Rear)	N/A	\$ 141,000.00	\$ 150,752.00	\$ -	Carolina Environmental Systems	Planning		04/25/22	280 days	No	N/A	N/A	National Purchasing Alliance Purchase (3/1/23)	
Police / Municipal Court Renovation Project	19-007	\$ 3,560,523.00	\$ 3,560,523.00	\$ 3,396,925.50	Garland / Place Services	Complete		N/A	N/A	Yes	06/01/19	24 months	Exterior, Bidding Architectural, Design, Bidding, Interior Renovation, Final	
Telecom Bypass	22-028	\$ -	\$ -	\$ -										
Electric Bypass	22-024	\$ -	\$ -	\$ -										
Town Green Underground	20-036	\$ -	\$ -	\$ 9,488.00	Black Oak, City of Monroe	In Progress		N/A	N/A	No	N/A	N/A	(520-4600-541303)	
Highway 186 Gas Extension	21-001	\$ 1,000,000.00	\$ 1,000,000.00	\$ 305,527.80	City of Monroe	Completed		36,000'	N/A	N/A	No	01/01/21	12 months	6" Plastic
Highway 83 Gas Extension					City of Monroe	In Progress		114,502'		No	06/01/21	6 months	4" plastic / Old Monroe Madison completed, 2,500' of pipe installed on Chandler Rd	
Gas Bypass	22-025			\$ 237,553.90	Consolidated Pipe, Southern Pipeline	Material on-hand		9,859'	04/14/22	6 weeks	No	10/01/22	2 months	2750' 4" steel (Hwy 11) 600' 2" steel (Mt. Paron) 6500' 4" plastic (Pannell, Gene Bell & Unisia Drive) plastic material has arrived. Awaiting steel main delivery. Bid is out for steel main install currently. City will install all plastic mains.
Poplar Street Gas Renewal / Installation	21-004	\$ 316,494.00	\$ 316,494.00	\$ 155,402.10	City of Monroe	Complete		4,300'	N/A	N/A	No	03/01/21	4 weeks	2" Plastic / 2" Steel
Southview Drive, Bolton Street, Reece Street, Pierce Street and Olympian Way Renewal					City of Monroe	All completed and services tied over		3,000'		No	01/01/21	4 weeks	2" Plastic	
Carwood Drive Gas Renewal					Southern Pipeline	Completed & services tied over.		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					TBD	Planning		2,000'	N/A	N/A	No	04/01/21	5 months	2" Plastic
MAB Gas Extension	21-005	\$ 250,000.00	\$ 231,576.50	\$ 18,423.50	City of Monroe	Complete		N/A	N/A	No	03/01/21	4 weeks	2" Plastic / 4" Plastic	
Good Hope Gas Extension	21-006	\$ 100,000.00	\$ 100,000.00	\$ 65,503.50	City of Monroe	In Progress								
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	\$ 57,687.71	City of Monroe	Complete		4,000'	N/A	N/A		03/01/21	1 week	2" Plastic
The Fields / Alcovy Mountain Gas Phase 2	21-005				City of Monroe	Complete			N/A	N/A	No	09/01/22	1 week	2,750' of 2" plastic
Poplar Street Gas Pressure Improvements					City of Monroe	Complete		2,800'	N/A	N/A	No	01/01/21	6-8 weeks	
Jack's Creek Rd Gas Expansion					City of Monroe	Complete		3500'	N/A	N/A	No	07/01/21	1 month	Installed 3500' of 2" plastic gas main along Jack's Creek Rd
Saddle Creek Subdivision Jim Daws/Wall Rd Gas					City of Monroe	Complete		3500'	N/A	N/A	No	07/01/21	1 month	Installed 3500' of 2" plastic gas main in Saddle Creek Subdivision

Mt. Creek Church Rd Gas Expansion					City of Monroe	Complete	7500'	N/A	N/A	No	02/01/22	1 month	Installed 7500' of 2" plastic gas main along Mt. Creek Church Rd from Gratis Rd to Jim Daws Rd
Town Green Sewer Rehab					City of Monroe	Complete	400'	N/A	N/A	No	09/01/22	1 week	Pipeburst old 6" concrete sewer main thru Town Green project.
South Madison Sewer Replacement CDBG					City of Monroe	Complete	550'	N/A	N/A		02/01/21	4-6 weeks	6" Clay
Sewer Bypass	22-027	\$ -	\$ -	\$ 39,400.00	Core & Main	Material arrived	350'	04/22/22	N/A	No	10/01/22	2 weeks	Relocate 350' 24" ductile iron sewer main (Contractor will be needed due to depth of main)
Church Street Sewer Replacement					City of Monroe	Complete	400'	N/A	N/A		03/01/21	4-6 weeks	Pipeburst 6" clay with 8" HDPE / Entrance along new subdivision (Meadows Farm)
Gratis Road / Birch Street / Highway 78 Sewer Repairs					City of Monroe	Complete					03/01/21	4-6 weeks	I&I study - 12 Manholes Raised in Jacks Creek area
2022 CDBG	21-046	\$ 1,733,378.00		\$ 4,900.00	Carter & Sloope	Awarded		N/A	N/A	Yes	TBD	TBD	Bryant Road, Stowers, Glen Iris Drive
Alcovy River / Highway 138 Sewer Extension	18-002	\$ 4,000,000.00	\$ 4,000,000.00	\$ 2,403,979.91	Contractor	Main Complete, Pump Station under construction		N/A	N/A	Yes	01/01/21	12 months	Bid, Preconstruction, Construction / All gravity & force mains have been installed, pump station constructed awaiting power & pump installs
WWTP Rehabilitation	19-012	\$ 7,500,000.00	\$ 7,500,000.00	\$ 2,435,007.78	Hofstadter & Associates	In Progress		N/A	N/A	Yes	01/01/00	forever	Design, Planning, Design, Bid, Design, Planning, Bid, Construction
Water Model Development	20-046	\$ 85,000.00	\$ 85,000.00	\$ 54,438.94	Weideman & Singleton	Complete		N/A	N/A	Yes	11/01/20	6-8 weeks	
Water Bypass	22-026	\$ -	\$ -	\$ 200,932.29	Consolidated Pipe	Material on-hand	12,400'	05/03/22	6 weeks	No	10/01/22	1 month	1200' 6" HDPE, 5600' (Brush Creek, Gene Bell), 8" HDPE (Unisia Dr, Pannell Rd), 5600' 10" HDPE (Hwy 11 L & P Parkway to Criswell rd)
Old WTP Exterior/Brick Rehabilitation	21-032	\$ 100,000.00	\$ 100,000.00	\$ 154,930.25	Garland Company	Complete		N/A	N/A	No	05/17/21	6 weeks	Emergency Restoration, Brick Removal, Shoring, Brick Replacement, (520-4400-541303)
2018 CDBG					IPR / Dickerson Group / Blount	Complete		N/A	N/A	Yes	09/18/21	20 months	Water / Sewer Rehabilitation, Paving
Raw Water Main Replacement	20-030	\$ 3,520,000.00	\$ 3,520,000.00	\$ 139,405.56	Weideman & Singleton	Awaiting easements	TBD	N/A	N/A	Yes	01/01/21	12 months	30" / 20" Water Main Replacement / Expansion - Latest estimate from W&S 2/2022 \$6.6 million
South Broad Street Water Extension					City of Monroe	Myers to Walker Complete	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	Discontinued	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	\$ 8,122,053.83	Contractor	Complete		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 - Engineers	13,000'	N/A	N/A	No	01/01/21	1 year	Replacing existing 10" water main with 12" along Hwy 78 - Unisia Drive to Southview Drive to Public Works on Cherry Hill Rd
Piedmont Industrial Park Water Tank	20-039	\$ 2,000,000.00	\$ 2,000,000.00	\$ 64,301.75	Carter & Sloope	Planning		N/A	N/A	Yes	TBD	TBD	Currently under design
Jim Daws Road Water Extension	22-022			\$ 3,774.44	City of Monroe	Complete	1,000'	N/A	N/A	No	01/01/21	4 weeks	Install 1000' 8" C900 water main
WTP Membrane Filter Replacement	22-002	\$ 200,000.00	\$ 200,000.00	\$ 151,441.74	Siemens	Completed		N/A	N/A	No	N/A	N/A	
Water Plant Upgrades	21-031	\$ 3,000,000.00	\$ 3,000,000.00	\$ 104,834.14	Weideman & Singleton	In Progress		N/A	N/A	Yes	06/01/22	6/1/2023	Clearwell construction awarded to low bidder Lakeshore Engineering LLC @ \$4,472,767.50



CODE

DEPARTMENT

MONTHLY REPORT

December

2022

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 October 1, 2022 thru October 31, 2022.

Statistics:

- Total Calls: 628
- Total Minutes: 25:23:141
- Total Minutes/Call: 2:26
- Code Inspections: 154
- Total Permits Written: 103
- Amount collected for permits: \$ 76,796.19
- Check postings for General Ledger: 96

Business/Alcohol Licenses new & renewals: 1

- Retail Package Sales—1490 Hwy 78—Walton Fuels dba Walton Truck Stop

New Businesses: 7

- Strange Taco – 127 N. Lumpkin St.
- Walton Fuels LLC – 1490 US Hwy 78 – change of ownership
- Wellington Roofing Solutions – 227 S. Broad St.
- Petsense LLC #7212 – 702 Pavilion Pkwy
- Gwinnett Cars LLC – 124 Sorrells St Ste H
- AAA Trucks LLC – 316 Mayfield Dr.
- Tea Time At The Cottage – 126 W. Highland – not opened yet

Closed Businesses: 2

- Ray Martin Auto Sales LLC – 702B E. Spring St.
- ABNV LLC – 1490 Hwy 78 – change of ownership

Major Projects:

- Major Projects Permitted: Gotham Greens
- Major Projects Ongoing: Monroe Pavilion

City Marshal:

- Patrolled city daily.
- Removed 23 signs from road way
- 276 repair/cleanup orders written with an additional 276 Re-inspections
- Transported city funds for deposit to banks daily.
- Investigated 0 utility tampering and theft cases.
- 27 citations issued
- Represented City Marshals' office in Municipal Court
- 1 Felony arrest assist and search warrant for weapons violation and illegal narcotics
- Handled 43 Directed Complaints called in or e-mailed to Code Office
- Placed Re-zoning / Historical Zoning Signs as needed
- Marshal Goga on Military Orders for 3 Weeks

Historic Preservation Commission November 2022:

- Request for COA for Detached Garage—407 E. Church St.—Approved as presented

Planning Commission November 2022:

- Request for COA—Site Development for Restaurant—129 S. Wayne St.—Approved without conditions
- Request for COA—Site Development for Restaurant—701 Pavilion Pkwy—Approved with conditions
- Development Regulations Update #6—Recommend approval
- Zoning Text Amendment #14—Recommend approval

Code Department Daily Activities:

- Receiving business license payments, affidavits and identification.
- Making numerous phone calls regarding insufficient paperwork
- Processing business licenses for 2022 and 2023
- 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 issuing business 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
- Following up on golf cart permits that have not been renewed
- Working with Tyler on numerous issues regarding renewals and the payment process
- Verifying status for non-citizens thru the SAVE program
- Receipting payments for business licenses, building permits, miscellaneous funds
- Learning & implementing new all online process for State issued alcohol permits
- Process cemetery payments for grave openings and lot purchases
- 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 Commission and Historic Preservation Meetings.
- Scheduling Planning Commission 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.
- Preparing all permit reports for County Tax Dept.
- Entering data for inspections being done into Incode software.
- Processing Open Records Requests
- Sending business invoices for their annual fire code inspections
- Mail RC notices & citations for the City Marshals
- Preparing occupational tax renewals
- Updating list of invalid golfcart stickers for the PD
- Year end e-verify report for finance

10/3/2022	1450 S Broad St Lot 132	Mobile Home Skirting	RC	10/18/2022	Closed
10/3/2022	1450 S Broad St Lot 132	Porches & Railings	RC	10/18/2022	Closed
10/3/2022	1450 S Broad St Lot 133	Junk in Yard	RC	10/18/2022	Closed
10/3/2022	1450 S Broad St Lot 133	Open outdoor storage	RC	10/18/2022	Closed
10/3/2022	1450 S Broad St Lot 133	Mobile Home Skirting	RC	10/18/2022	Closed
10/4/2022	506 Launis Ave	Junk in Yard	RC	10/19/2022	Closed
10/4/2022	506 Launis Ave	Junk vehicles	RC	10/18/2022	Closed
10/4/2022	506 Launis Ave	Tall Grass	RC	10/18/2022	Closed
10/4/2022	506 Launis Ave	Exterior Doors	RC	10/19/2022	Closed
10/4/2022	506 Launis Ave	Stairway and Porch	RC	10/19/2022	Closed
10/4/2022	506 Launis Ave	Veh on improper Surface	RC	10/19/2022	Closed
10/4/2022	506 Launis Ave	Open outdoor storage	RC	10/19/2022	Closed
10/4/2022	506 Launis Ave	House numbers req	RC	10/19/2022	Closed
10/4/2022	508 Launis Ave	Junk in Yard	RC	10/19/2022	Closed
10/4/2022	508 Launis Ave	Tall Grass	RC	10/19/2022	Closed
10/4/2022	508 Launis Ave	Roof and Eaves	RC	10/19/2022	Closed
10/4/2022	508 Launis Ave	Porches & Railings	RC	10/19/2022	Closed
10/4/2022	508 Launis Ave	Exterior Surface Treatment	RC	10/19/2022	Closed
10/5/2022	709 Alcovy St	Junk vehicles	RC	10/20/2022	Closed
10/5/2022	709 Alcovy St	Junk in Yard	RC	10/20/2022	Closed
10/5/2022	709 Alcovy St	Open outdoor storage	RC	10/20/2022	Closed
10/5/2022	709 Alcovy St	Exterior Surface Treatment	RC	10/20/2022	Closed
10/5/2022	709 Alcovy St	Roof and Eaves	RC	10/20/2022	Closed
10/5/2022	709 Alcovy St	Recreational Vehicle Storage	RC	10/20/2022	Closed
10/5/2022	709 Alcovy St	Veh on improper Surface	RC	10/20/2022	Closed
10/6/2022	918 Amber Trail	Junk vehicles	RC	10/21/2022	Closed
10/6/2022	918 Amber Trail	Junk in Yard	RC	10/21/2022	Closed
10/6/2022	918 Amber Trail	Open outdoor storage	RC	10/21/2022	Closed
10/6/2022	918 Amber Trail	Uncultivated Vegetation	RC	10/21/2022	Closed
10/7/2022	644 Michael Circle	Junk in Yard	RC	10/24/2022	Closed
10/7/2022	644 Michael Circle	Open outdoor storage	RC	10/24/2022	Closed
10/7/2022	644 Michael Circle	House numbers req	RC	10/24/2022	Closed
10/10/2022	116 Oak Ridge Dr	Junk in Yard	RC	10/25/2022	Closed
10/10/2022	116 Oak Ridge Dr	Open outdoor storage	RC	10/25/2022	Closed

10/10/2022	116 Oak Ridge Dr	Veh on improper Surface	RC	10/25/2022	Closed
10/10/2022	116 Oak Ridge Dr	House numbers req	RC	10/25/2022	Closed
10/10/2022	945 Tigers Way	Junk vehicles	RC	10/25/2022	Closed
10/10/2022	945 Tigers Way	Veh on improper Surface	RC	10/25/2022	Closed
10/10/2022	610 Oakwood Ln	Junk vehicles	RC	10/25/2022	Closed
10/13/2022	380 Walker Dr	Junk vehicles	RC	10/28/2022	Closed
10/13/2022	380 Walker Dr	Junk in Yard	RC	10/28/2022	Closed
10/13/2022	380 Walker Dr	Open outdoor storage	RC	10/28/2022	Closed
10/13/2022	380 Walker Dr	Veh on improper Surface	RC	10/28/2022	Closed
10/13/2022	380 Walker Dr	Stump greater than 12"	RC	10/28/2022	Closed
10/13/2022	380 Walker Dr	House numbers req	RC	10/28/2022	Closed
10/13/2022	306 Walker Dr	Junk in Yard	RC	10/28/2022	Closed
10/13/2022	306 Walker Dr	Open outdoor storage	RC	10/28/2022	Closed
10/14/2022	741 Overlook Crest	Junk in Yard	RC	10/31/2022	Closed
10/14/2022	741 Overlook Crest	Tall Grass	RC	10/31/2022	Closed
10/14/2022	741 Overlook Crest	Open outdoor storage	RC	10/31/2022	Closed
10/14/2022	741 Overlook Crest	Tree debris in yard	RC	10/31/2022	Closed
10/14/2022	741 Overlook Crest	Porches & Railings	RC	10/31/2022	Closed
10/18/2022	712 West Creek Cir	Improper street parking	RC	10/19/2022	Closed
10/18/2022	712 West Creek Cir	Abandoned Vehicle	RC	10/19/2022	Closed
10/18/2022	1214 S Broad St	Junk in Yard	RC	11/2/2022	Open
10/18/2022	1214 S Broad St	Open outdoor storage	RC	11/2/2022	Open
10/18/2022	1214 S Broad St	Exterior Doors	RC	11/2/2022	Open
10/18/2022	1214 S Broad St	Windows	RC	11/2/2022	Open
10/18/2022	1214 S Broad St	Roof and Eaves	RC	11/2/2022	Open
10/18/2022	1214 S Broad St	Exterior Surface Treatment	RC	11/2/2022	Open
10/19/2022	310 Walker Dr	Veh on improper Surface	RC	11/3/2022	Open
10/19/2022	310 Walker Dr	Tree debris in yard	RC	11/3/2022	Open
10/19/2022	214 Walker Dr	Junk in Yard	RC	11/3/2022	Open
10/19/2022	214 Walker Dr	Open outdoor storage	RC	11/3/2022	Open
10/19/2022	214 Walker Dr	Veh on improper Surface	RC	11/3/2022	Open
10/19/2022	214 Walker Dr	Parking in front yard	RC	11/3/2022	Open
10/19/2022	214 Walker Dr	Exterior Surface Treatment	RC	11/3/2022	Open
10/20/2022	1450 S Broad St lot 164	Roof and Eaves	RC	11/4/2022	Open

10/20/2022	1450 S Broad St lot 164	Windows	RC	11/4/2022	Open
20-Oct	1450 S Broad St lot 164	Porches & Railings	RC	11/4/2022	Open
10/20/2022	1450 S Broad St lot 164	Mobile Home Skirting	RC	11/4/2022	Open
10/20/2022	1450 S Broad St lot 164	Exterior walls	RC	11/4/2022	Open
10/20/2022	1450 S Broad St lot 164	Exterior Surface Treatment	RC	11/4/2022	Open
10/20/2022	1450 S Broad St lot 164	Hazardous Trees	RC	11/4/2022	Open
10/21/2022	1450 S Broad St lot 217	Junk in Yard	RC	11/7/2022	Open
10/21/2022	1450 S Broad St lot 217	Windows	RC	11/7/2022	Open
10/21/2022	1450 S Broad St lot 217	Doors and frames	RC	11/7/2022	Open
10/21/2022	1450 S Broad St lot 217	Roof and Eaves	RC	11/7/2022	Open
10/21/2022	1450 S Broad St lot 217	Mobile Home Skirting	RC	11/7/2022	Open
10/21/2022	1450 S Broad St lot 217	Porches & Railings	RC	11/7/2022	Open
10/21/2022	1450 S Broad St lot 217	Open outdoor storage	RC	11/7/2022	Open
10/21/2022	419 Spruce Ln	Junk vehicles	RC	11/7/2022	Open
10/21/2022	419 Spruce Ln	Junk in Yard	RC	11/7/2022	Open
10/21/2022	419 Spruce Ln	Open outdoor storage	RC	11/7/2022	Open
10/21/2022	419 Spruce Ln	Veh on improper Surface	RC	11/7/2022	Open
10/24/2022	710 Heritage Ridge dr	Junk in Yard	RC	11/8/2022	Open
10/24/2022	710 Heritage Ridge dr	Junk vehicles	RC	11/8/2022	Open
10/24/2022	710 Heritage Ridge dr	Open outdoor storage	RC	11/8/2022	Open
10/24/2022	710 Heritage Ridge dr	Veh on improper Surface	RC	11/8/2022	Open
10/24/2022	710 Heritage Ridge dr	Parking in front yard	RC	11/8/2022	Open
10/24/2022	616 Michael Cir	Junk in Yard	RC	11/8/2022	Open
10/24/2022	616 Michael Cir	Junk vehicles	RC	11/8/2022	Open
10/24/2022	616 Michael Cir	Open outdoor storage	RC	11/8/2022	Open
10/24/2022	616 Michael Cir	Inop Veh in roadway	RC	11/8/2022	Open
10/24/2022	616 Michael Cir	Abandoned Vehicle	RC	11/8/2022	Open
10/25/2022	417 Shamrock Dr	Junk in Yard	RC	11/9/2022	Open
10/25/2022	417 Shamrock Dr	Uncultivated Vegetation	RC	11/9/2022	Open
10/25/2022	417 Shamrock Dr	Tree debris in yard	RC	11/9/2022	Open
10/25/2022	408 Shamrock Dr	Junk in Yard	RC	11/9/2022	Open
10/25/2022	408 Shamrock Dr	Uncultivated Vegetation	RC	11/9/2022	Open
10/25/2022	408 Shamrock Dr	Tree debris in yard	RC	11/9/2022	Open
10/25/2022	408 Shamrock Dr	Open outdoor storage	RC	11/9/2022	Open

10/26/2022	144 Pine Circle	Tree debris in yard	RC	11/10/2022	Open
10/26/2022	303 Pine Circle	Junk in Yard	RC	11/10/2022	Open
10/26/2022	303 Pine Circle	Open outdoor storage	RC	11/10/2022	Open
10/26/2022	409 Pine Circle	Exterior Surface Treatment	RC	11/10/2022	Open
10/26/2022	409 Pine Circle	Roof and Eaves	RC	11/10/2022	Open
10/27/2022	509 A Green St	Junk vehicles	RC	11/11/2022	Open
10/27/2022	509 A Green St	Veh on improper Surface	RC	11/11/2022	Open
10/27/2022	509 B Green St	Junk vehicles	RC	11/11/2022	Open
10/27/2022	509 B Green St	Junk in Yard	RC	11/11/2022	Open
10/27/2022	509 B Green St	Veh on improper Surface	RC	11/11/2022	Open
10/27/2022	509 B Green St	Open outdoor storage	RC	11/11/2022	Open
10/27/2022	509 B Green St	Trailer parking	RC	11/11/2022	Open
10/27/2022	505 Green St	Junk in Yard	RC	11/11/2022	Open
10/27/2022	505 Green St	Trailer parking	RC	11/11/2022	Open
10/27/2022	505 Green St	Veh on improper Surface	RC	11/11/2022	Open
10/27/2022	505 Green St	Tree debris in yard	RC	11/11/2022	Open
10/27/2022	505 Green St	Open outdoor storage	RC	11/11/2022	Open
10/28/2022	512 A Green St	Junk in Yard	RC	11/14/2022	Open
10/28/2022	512 A Green St	Porches & Railings	RC	11/14/2022	Open
11/28/2022	512 A Green St	Windows	RC	11/14/2022	Open
11/28/2022	512 A Green St	Open outdoor storage	RC	11/14/2022	Open
11/28/2022	512 A Green St	Tree debris in yard	RC	11/14/2022	Open
11/28/2022	512 B Green St	Junk in Yard	RC	11/14/2022	Open
11/28/2022	512 B Green St	Porches & Railings	RC	11/14/2022	Open
11/28/2022	512 B Green St	Windows	RC	11/14/2022	Open
11/28/2022	512 B Green St	Open outdoor storage	RC	11/14/2022	Open
11/28/2022	512 B Green St	Tree debris in yard	RC	11/14/2022	Open
10/31/2022	513 Green St	Junk vehicles	RC	11/15/2022	Open
10/31/2022	513 Green St	Junk in Yard	RC	11/15/2022	Open
10/31/2022	513 Green St	Open outdoor storage	RC	11/15/2022	Open
10/31/2022	741 Overlook Crest	Junk in Yard	RC	11/15/2022	Open
10/31/2022	741 Overlook Crest	Tall Grass	RC	11/15/2022	Open
10/31/2022	741 Overlook Crest	Open outdoor storage	RC	11/15/2022	Open
10/31/2022	741 Overlook Crest	Tree debris in yard	RC	11/15/2022	Open

10/3/2022	1211 East Church Street	62-9 Neighborhood Standards	RC	10/18/2022	Open
10/3/2022	1211 East Church Street	18-255 Open Outdoor Storage	RC	10/18/2022	Open
10/3/2022	314 Pine Park Street #A	18-253 Fences	RC	11/5/2022	Open
10/3/2022	314 Pine Park Street #B	18-253 Fences	RC	11/5/2022	Open
10/3/2022	310 Pine Park Street # B	18-253 Fences	RC	11/5/2022	Open
10/3/2022	310 Pine Park Street # A	18-253 Fences	RC	11/5/2022	Open
10/4/2022	505 East Church Street	18-261 Exteriwo Walls	RC	11/4/2022	Open
10/4/2022	505 East Church Street	18-262 Roofs	RC	11/4/2022	Open
10/4/2022	505 East Church Street	18-263 Exterior Decks and Porches	RC	11/4/2022	Open
10/4/2022	405 Knight Street	62-9 Trash / Wood Debris	RC	10/19/2022	Open
10/4/2022	405 Knight Street	86-2 House Humbers Required	RC	10/19/2022	Open
10/5/2022	314 Pine Park Street #A	18-262 Roofs	RC	10/20/2022	Open
10/5/2022	314 Pine Park Street #B	18-262 Roofs	RC	10/20/2022	Open
10/5/2022	314 Pine Park Street #A	62-9 Trash / Debris	RC	10/20/2022	Open
10/5/2022	404 Knight Street	62-10 Unhealthy and Unsanitary Conditions	RC	10/10/2022	Open
10/5/2022	404 Knight Street	62-9 Inoperative Vehilce	RC	11/5/2022	Open
10/5/2022	404 Knight Street	18-261 Exterior Walls	RC	11/5/2022	Open
10/5/2022	404 Knight Street	18-262 Roofs	RC	11/5/2022	Open
10/5/2022	404 Knight Street	18-68 Exposed Wring	RC	11/5/2022	Open
10/6/2022	529 Landers Street	62-9 Neighborhood Standards	RC	10/14/2022	Open
10/6/2022	529 Landers Street	62-10 Unhealthy and Unsanitary Conditions	RC	10/14/2022	Open
10/6/2022	529 Landers Street	18-254 Uncultivated Vegetation	RC	10/14/2022	Open
10/6/2022	529 Landers Street	18-253 Fences - Broken Damaged	RC	10/14/2022	Open
10/7/2022	410 East Church Street	18-256 C Tree Debris	RC	10/24/2022	Open
10/7/2022	702 East Spring Street # B	18-253 Fences	RC	11/10/2022	Open
10/7/2022	306 Colley Street	62-9 Car Parts / Tires	RC	10/24/2022	Open
10/7/2022	306 Colley Street	610.3 Land Use Regulations (Chickens)	RC	10/24/2022	Open
10/10/2022	317 Bell Street	18-256 C Tree Debris	RC	10/31/2022	Open
10/10/2022	115 East Fanbrough Steet # 131 A	62-9 Inoperative Vehicle	RC	10/25/2022	Closed
10/10/2022	115 East Fanbrough Steet # 131 B	62-9 Inoperative Vehicle	RC	10/25/2022	Open
10/10/2022	1106 Davis Street # B	62-9 Inoperative / Abandoned Vehicle X 2	RC	10/25/2022	Open
10/10/2022	114 East Fambrough Street	62-9 Neighborhood Standards / Trash in Yard	RC	10/17/2022	Open
10/10/2022	602 Davis Street	62-9 Inoperative Vehicle	RC	10/25/2022	Open
10/10/2022	1105 Davis Street	62-9 Inoperative / Abandoned Vehicle	RC	10/25/2022	Open

10/10/2022	804 Radford Street	18-263 Exteriro Decks and Porches	RC	11/10/2022	Open
10/10/2022	804 Radford Street	18-255 Open Outdoor Storage	RC	10/25/2022	Open
10/10/2022	804 Radford Street	42-97 Height Permitted-Tall grass and weeds	RC	10/25/2022	Open
10/10/2022	115 East Fanbrough Street # 116 B	62-9 Inoperative Vehicle	RC	10/25/2022	Open
10/12/2022	1044 Wheel House Lane # A	62-9 Inoperative / Abandoned Vehicle	RC	10/27/2022	Open
10/12/2022	716 Radford Street	18-262 Roof	RC	11/12/2022	Open
10/12/2022	706 Radford Street # A	18-260 Exterior Sruface Treatments	RC	11/12/2022	Open
10/12/2022	706 Radford Street # B	18-260 Exterior Sruface Treatments	RC	11/12/2022	Open
10/12/2022	902 Radford Street	18-262 Roof - Outbuilding	RC	11/12/2022	Open
10/12/2022	906 Radford Street	18-262 Roof - Outbuilding	RC	11/12/2022	Open
10/12/2022	906 Radford Street	18-260 Exterior Sruface Treatments	RC	11/12/2022	Open
10/12/2022	906 Radford Street	62-9 Items Debris in Yard	RC	10/27/2022	Open
10/13/2022	1038 South Madison Avenue	18-261 Exterior Walls	RC	11/13/2022	Open
10/13/2022	1038 South Madison Avenue	18-264 Windows	RC	11/13/2022	Open
10/13/2022	1038 South Madison Avenue	18-253 Fences	RC	11/13/2022	Open
10/13/2022	1038 South Madison Avenue	62-9 Neighborhood Standards	RC	10/31/2022	Open
10/13/2022	1038 South Madison Avenue	62-10 Unhealthy and Unsanitary Conditions	RC	10/31/2022	Open
10/13/2022	1036 South Madison Avenue	18-253 Fences	RC	11/13/2022	Open
10/14/2022	738 Lacy Street	62-10 Unhealthy and Unsanitary Conditions	RC	10/21/2022	Open
10/14/2022	738 Lacy Street	62-9 Neighborhood Standards	RC	10/31/2022	Open
10/14/2022	738 Lacy Street	18-262 Roof - Soffits and fascia	RC	11/14/2022	Open
10/14/2022	738 Lacy Street	18-261 Exterior Walls	RC	11/14/2022	Open
10/17/2022	404 East Chruch Street	42-97 Height Permitted-Tall grass and weeds	RC	11/1/2022	Open
10/17/2022	404 East Chruch Street	18-255 Open Outdoor Storage	RC	11/1/2022	Open
10/17/2022	404 East Chruch Street	18-260 Exterior Sruface Treatments	RC	11/17/2022	Open
10/17/2022	404 East Chruch Street	18-261 Exterior Walls	RC	11/17/2022	Open
10/17/2022	404 East Chruch Street	18-264 Windows	RC	11/17/2022	Open
10/17/2022	404 East Chruch Street	18-265 Exterior Doors	RC	11/17/2022	Open
10/17/2022	937 Easet Church Street	18-253 Fences	RC	11/17/2022	Open
10/18/2022	529 Landers Street	62-9 Neighborhood Standards	Citation	N/A	Closed
10/18/2022	529 Landers Street	62-10 Unhealthy and Unsanitary Conditions	Citation	N/A	Closed
10/18/2022	529 Landers Street	18-254 Uncultivated Vegetation	Citation	N/A	Closed
10/18/2022	529 Landers Street	18-253 Fences - Broken Damaged	Citation	N/A	Closed
10/18/2022	829 Store House Court	62-9 Inoperative Vehicle x 2	RC	11/2/2022	Open

10/19/2022	822 Rosewood Ln	62-9 Inoperative Vehicle	RC	11/4/2022	Open
10/19/2022	822 Rosewood Ln	18-255 Open Outdoor Storage	RC	11/4/2022	Open
10/19/2022	401 Mill Street	18-254 Uncultivated Vegetation - trees in Road	RC	11/4/2022	Closed
10/19/2022	701 South Broad Street	18-261 Exteriuro Walls	RC	11/19/2022	Open
10/19/2022	701 South Broad Street	18-262 Roof	RC	11/19/2022	Open
10/19/2022	701 South Broad Street	18-264 Windows (Broken/Damaged)	RC	11/19/2022	Open
10/20/2022	529 Lawrence Street	62-9 Neighborhood Standards	RC	11/7/2022	Open
10/20/2022	529 Lawrence Street	18-255 Open Outdoor Storage	RC	11/7/2022	Open
10/20/2022	710 Lawrence Street	18-260 Exterior Sruface Treatments	RC	11/20/2022	Open
10/20/2022	710 Lawrence Street	62-9 Inoperative Vehicle X 2	RC	11/7/2022	Open
10/20/2022	710 Lawrence Street	18-255 Open Outdoor Storage	RC	11/7/2022	Open
10/21/2022	613 West Creek Circle	18-261 Exterior Walls	RC	11/21/2022	Open
10/21/2022	613 West Creek Circle	18-262 Roofs	RC	11/21/2022	Open
10/21/2022	612 West Creek Circle	62-9 Neighborhood Standards	RC	11/7/2022	Open
10/21/2022	612 West Creek Circle	62-10 Unhealthy and Unsanitary Conditions	RC	11/7/2022	Open
10/21/2022	607 Ash Lane	18-261 Exterior Walls	RC	11/21/2022	Open
10/21/2022	607 Ash Lane	18-262 Roofs	RC	11/21/2022	Open
10/21/2022	607 Ash Lane	18-264 Windows	RC	11/21/2022	Open
10/21/2022	607 Ash Lane	18-255 Open Outdoor Storage	RC	11/7/2022	Open
10/24/2022	122 East Fambrough Street	18-254 Uncultivated Vegetation	RC	11/8/2022	Open
10/24/2022	363 Towler Street	18-261 Exterior Walls	RC	11/24/2022	Open
10/24/2022	363 Towler Street	18-262 Roofs - Structurally Sound	RC	11/24/2022	Open
10/24/2022	363 Towler Street	18-264 Windows (Broken/Damaged)	RC	11/24/2022	Open
10/24/2022	363 Towler Street	18-265 Exterior Doors	RC	11/24/2022	Open
10/25/2022	340 Towler Street Lot #14	18-263 Exterior Decks and Porches	RC	11/25/2022	Open
10/25/2022	340 Towler Street Lot #14	18-253 Fences (Rotting / Damaged Wood)	RC	11/25/2022	Open
10/25/2022	340 Towler Street Lot #14	60-10 Skirting - Missing Damaged	RC	11/25/2022	Open
10/25/2022	340 Towler Street Lot #6	62-9 Inoperative Vehicle	RC	11/4/2022	Open
10/25/2022	340 Towler Street Lot #6	62-10 Unhealthy and Unsanitary Conditions	RC	11/25/2022	Open
10/25/2022	340 Towler Street Lot #6	18-255 Open Outdoor Storage	RC	11/25/2022	Open
10/25/2022	340 Towler Street Lot #6	42-97 Height Permitted-Tall grass and weeds	RC	11/25/2022	Open
10/25/2022	340 Towler Street Lot #6	62-9 Neighborhood Standards - Trash	RC	11/25/2022	Open
10/25/2022	340 Towler Street Lot #20	62-9 Inoperative Vehicle	RC	11/4/2022	Open
10/25/2022	340 Towler Street Lot #20	18-260 Exterior Sruface Treatments	RC	11/25/2022	Open

10/25/2022	340 Towler Street Lot #20	18-261 Exterior Walls - Rotting Wood	RC	11/25/2022	Open
10/26/2022	340 Towler Street Lot #17	62-9 Inoperative Vehicle	RC	11/4/2022	Open
10/26/2022	340 Towler Street Lot #17	18-261 Exterior Walls - Metal Seams Damaged	RC	11/26/2022	Open
10/26/2022	340 Towler Street Lot #17	60-10 Skirting - Missing Damaged	RC	11/26/2022	Open
10/26/2022	340 Towler Street Lot #9	18-263 Exterior Decks and Porches	RC	11/26/2022	Open
10/26/2022	340 Towler Street Lot #9	18-261 Exterior Walls - Rotting Wood / Holes	RC	11/26/2022	Open
10/26/2022	340 Towler Street Lot #9	18-265 Exterior Doors	RC	11/26/2022	Open
10/26/2022	340 Towler Street Lot #9	60-10 Skirting - Missing Damaged	RC	11/26/2022	Open
10/26/2022	340 Towler Street Lot #18	60-10 Skirting - Missing Damaged	RC	11/26/2022	Open
10/26/2022	340 Towler Street Lot #18	18-260 Exterior Surface Treatments	RC	11/26/2022	Open
10/26/2022	340 Towler Street Lot #18	18-261 Exterior Walls - Rotting Wood	RC	11/26/2022	Open
10/26/2022	340 Towler Street Lot #18	18-263 Exterior Decks and Porches	RC	11/26/2022	Open
10/26/2022	340 Towler Street Lot #18	18-262 Roofs Rotting Wood Soffits and Fascia	RC	11/26/2022	Open
10/26/2022	1032 South Madison	18-263 Exterior Decks and Porches	RC	11/26/2022	Closed
10/27/2022	340 Towler Street Lot #12	18-263 Exterior Decks and Porches	RC	11/27/2022	Open
10/27/2022	340 Towler Street Lot #12	18-261 Exterior Walls - Rotting Wood	RC	11/27/2022	Open
10/27/2022	340 Towler Street Lot #12	60-10 Skirting - Missing Damaged	RC	11/27/2022	Open
10/27/2022	340 Towler Street Lot #15	62-9 Trash Wood Debris	RC	11/14/2022	Open
10/27/2022	340 Towler Street Lot #15	86-2 House Humbers Required	RC	11/14/2022	Open
10/27/2022	340 Towler Street Lot #13	18-257 Swimming Pool - Stagnant Water	RC	11/14/2022	Open
10/27/2022	340 Towler Street Lot #13	18-263 Exterior Decks and Porches	RC	11/27/2022	Open
10/27/2022	340 Towler Street Lot #13	18-261 Exterior Walls - Metal Seams Damaged	RC	11/27/2022	Open
10/27/2022	340 Towler Street Lot #24	62-9 Neighborhood Standards - Trash and Debris	RC	11/14/2022	Closed
10/27/2022	340 Towler Street Lot #24	540.2 Trailer Parked - More than 48 hours	RC	11/14/2022	Closed
10/27/2022	340 Towler Street Lot #24	18-255 Open Outdoor Storage	RC	11/14/2022	Closed
10/31/2022	340 Towler Street Lot #2	62-9 Neighborhood Standards - Trash and Debris	RC	11/28/2022	Open
10/31/2022	340 Towler Street Lot #2	18-264 Windows Broken Damaged	RC	11/28/2022	Open
10/31/2022	340 Towler Street Lot #2	18-263 Exterior Decks and Porches	RC	11/28/2022	Open
10/31/2022	340 Towler Street Lot #2	18-265 Exterior Doors	RC	11/28/2022	Open
10/31/2022	340 Towler Street Lot #2	60-10 Skirting - Missing Damaged	RC	11/28/2022	Open
10/31/2022	340 Towler Street Lot #21	18-260 Exterior Surface Treatments	RC	11/28/2022	Open
10/31/2022	340 Towler Street Lot #21	18-261 Exterior Walls - Rotting Wood	RC	11/28/2022	Open
10/31/2022	340 Towler Street Lot #7	18-263 Exterior Decks and Porches	RC	11/28/2022	Open
10/31/2022	340 Towler Street Lot #7	62-9 Inoperative Vehicle	RC	11/28/2022	Open

DOWNTOWN DEVELOPMENT/MAIN STREET DECEMBER REPORT

- November 3rd Light up the Night –largest crowd to date
- Farm to Table Dinner November 6th –fundraiser for the market-sold out in 3 hours. Raised \$15,000
- Bikes Trikes & Magical Lights November 17th
- Small Business Saturday included pop up market & Santa November 26th
- Candlelight Shopping November 10th (rained out) & November 17th , December 1st
- Photos with Santa Saturday December 3rd & 10th 10-2
- Christmas Parade Dec 8th
- Magical Lights Display Nightly in Childers Park through December 31st



UPCOMING EVENTS:

- Candlelight Shopping December 15 & 22
- Magical Light Display in Childers Park Nov 17-Dec 31st. Nightly 6:00-10:00 pm.



ONGOING TASKS:

- DCA Main Street Compliance
- Visitors Center open to the public Tues-Saturday 10-5
- Milner-Aycock Building RFP

DOWNTOWN
SINCE 1821
Monroe

EVENT LOGOS



FALLOFEST

DOWNTOWN MONROE





ELECTRIC & TELECOM
DEPARTMENT
MONTHLY REPORT

DECEMBER
2022

Items of Interest

Madison Ave 99% complete.

44 substandard poles changed since August.

Repair kits for decorative poles delivered.

Overhead portion of bond project moving forward.

ELECTRIC: MONTHLY DIRECTOR'S REPORT

REPORTING PERIOD: 10/2022 | FY 2022



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CITY OF MONROE: ELECTRIC FUND OVERVIEW

	Jan 2022	Feb 2022	Mar 2022	Apr 2022	May 2022	Jun 2022	Jul 2022	Aug 2022	Sep 2022	Oct 2022	Nov 2022	Dec 2022	FY 2022	AS BUDGET	FY 2021
REVENUES	\$ 1.454M	\$ 1.636M	\$ 1.262M	\$ 1.312M	\$ 1.457M	\$ 1.378M	\$ 1.897M	\$ 1.753M	\$ 1.721M	\$ 1.719M			\$ 15.589M	#N/A	\$ 16.137M
PERSONNEL COSTS	\$ 0.098M	\$ 0.106M	\$ 0.107M	\$ 0.149M	\$ 0.107M	\$ 0.127M	\$ 0.128M	\$ 0.117M	\$ 0.158M	\$ 0.106M			\$ 1.203M	\$ 1.260M	\$ 1.151M
CONTRACTED SVC	\$ 0.042M	\$ 0.072M	\$ 0.095M	\$ 0.051M	\$ 0.084M	\$ 0.058M	\$ 0.104M	\$ 0.070M	\$ 0.051M	\$ 0.052M			\$ 0.678M	\$ 0.528M	\$ 0.525M
SUPPLIES	\$ 1.247M	\$ 1.127M	\$ 1.207M	\$ 1.109M	\$ 0.948M	\$ 1.148M	\$ 1.218M	\$ 1.501M	\$ 1.356M	\$ 1.223M			\$ 12.083M	\$ 10.282M	\$ 11.251M
CAPITAL OUTLAY	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -			\$ -	\$ -	\$ -
DEPRECIATION	\$ 0.035M	\$ 0.035M	\$ 0.035M	\$ 0.035M	\$ 0.035M	\$ 0.035M	\$ 0.036M	\$ 0.036M	\$ 0.036M	\$ 0.036M			\$ 0.354M	\$ 0.295M	\$ 0.333M
EXPENSES	\$ 1.422M	\$ 1.340M	\$ 1.444M	\$ 1.344M	\$ 1.174M	\$ 1.369M	\$ 1.485M	\$ 1.723M	\$ 1.601M	\$ 1.416M			\$ 14.319M	\$ 12.365M	\$ 13.260M
FUND TRANSFERS	\$ 0.141M	\$ 0.168M	\$ 0.187M	\$ 0.220M	\$ 0.168M	\$ 0.190M	\$ 0.185M	\$ 0.212M	\$ 0.242M	\$ 0.217M			\$ 1.930M	\$ 3.137M	\$ 1.668M
MARGIN W/O TRANSFERS	\$ 0.031M	\$ 0.296M	\$ (0.182M)	\$ (0.032M)	\$ 0.283M	\$ 0.010M	\$ 0.412M	\$ 0.030M	\$ 0.120M	\$ 0.302M	\$ -	\$ -	\$ 1.269M	\$ -	\$ 2.877M
MARGIN W/ TRANSFER	\$ (0.110M)	\$ 0.127M	\$ (0.369M)	\$ (0.253M)	\$ 0.115M	\$ (0.180M)	\$ 0.227M	\$ (0.183M)	\$ (0.122M)	\$ 0.085M	\$ -	\$ -	\$ (0.660M)	\$ (3.137M)	\$ 1.208M
PART CONTR/MEAG YES	\$ 0.100M	\$ -	\$ 0.691M	\$ 0.100M	\$ 0.100M	\$ 0.100M	\$ 0.100M	\$ 0.320M	\$ 0.100M	\$ 0.100M	\$ -	\$ -	\$ 1.711M	\$ 0.350M	\$ 1.456M

* Participant Contribution & Year End Settlement excluded

12-MO PURCHASED KWH's



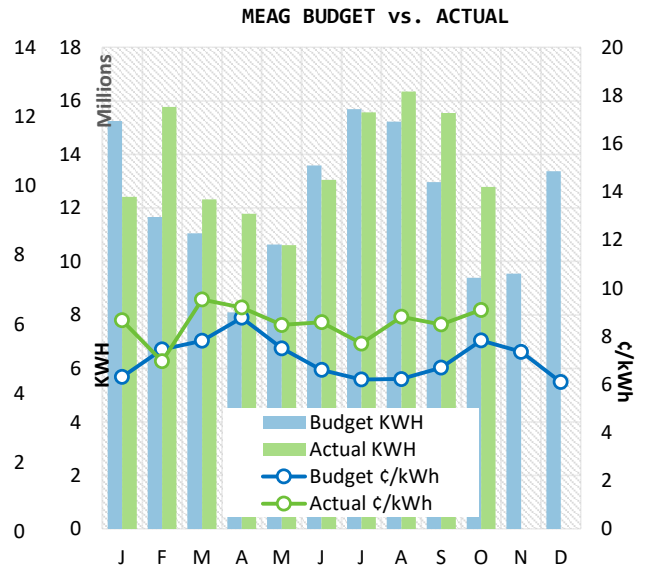
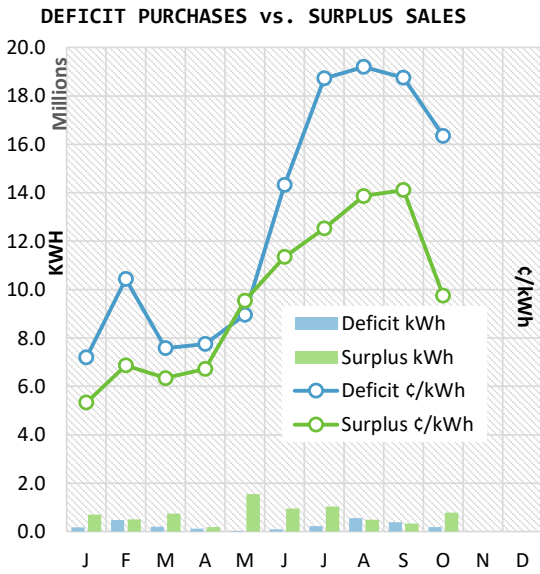
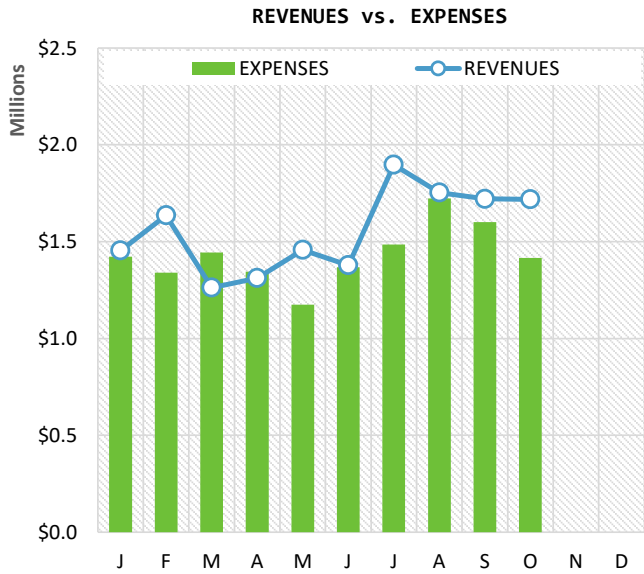
12-MO RETAIL KWH's



12-MO LINE LOSS



12-MO WHOLESALE ¢/kWh



RETAIL SALES REPORT

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CUSTOMER COUNT

Residential	5,792	5,821	5,818	5,824	5,831	5,837	5,832	5,859	5,869	5,862
Commercial	905	900	904	918	918	915	921	920	921	920
Industrial	1	1	1	1	1	1	1	1	1	1
City	47	47	47	47	48	48	48	50	50	51
Total	6,745	6,769	6,770	6,790	6,798	6,801	6,802	6,830	6,841	6,834
Year-Over-Year Δ	1.50%	0.98%	0.86%	1.45%	1.19%	1.25%	1.22%	1.41%	1.54%	1.36%

KWH

Residential	6.069M	6.893M	7.772M	5.914M	5.002M	4.990M	6.532M	7.753M	7.125M	6.061M
Commercial	4.838M	5.074M	5.535M	4.968M	4.706M	5.308M	6.584M	7.209M	7.125M	6.647M
Industrial	0.285M	0.275M	0.329M	0.317M	0.362M	0.332M	0.277M	0.376M	0.386M	0.356M
Other	-	-	-	-	-	-	-	-	-	-
City	0.463M	0.489M	0.549M	0.466M	0.463M	0.528M	0.590M	0.637M	0.602M	0.590M
Total	11.654M	12.731M	14.184M	11.666M	10.533M	11.159M	13.983M	15.975M	15.238M	13.654M
Year-Over-Year Δ	-1.62%	-11.49%	4.25%	0.12%	-1.56%	6.28%	12.01%	14.00%	-1.15%	-5.62%

REVENUE

Residential	\$ 0.670M	\$ 0.748M	\$ 0.831M	\$ 0.655M	\$ 0.651M	\$ 0.649M	\$ 0.862M	\$ 1.032M	\$ 0.943M	\$ 0.795M
Commercial	\$ 0.631M	\$ 0.654M	\$ 0.706M	\$ 0.647M	\$ 0.633M	\$ 0.687M	\$ 0.808M	\$ 0.876M	\$ 0.865M	\$ 0.815M
Industrial	\$ 0.032M	\$ 0.032M	\$ 0.035M	\$ 0.034M	\$ 0.037M	\$ 0.035M	\$ 0.031M	\$ 0.037M	\$ 0.038M	\$ 0.034M
Other	\$ 0.000M	\$ 0.000M	\$ 0.000M	\$ 0.000M	\$ 0.000M	\$ 0.000M	\$ 0.000M	\$ 0.000M	\$ 0.000M	\$ 0.000M
City	\$ 0.044M	\$ 0.047M	\$ 0.053M	\$ 0.045M	\$ 0.044M	\$ 0.051M	\$ 0.057M	\$ 0.061M	\$ 0.058M	\$ 0.056M
Total	\$ 1.378M	\$ 1.481M	\$ 1.625M	\$ 1.381M	\$ 1.366M	\$ 1.422M	\$ 1.758M	\$ 2.006M	\$ 1.904M	\$ 1.701M
Year-Over-Year Δ	-2.07%	-9.88%	4.20%	0.07%	0.49%	6.89%	12.14%	13.67%	-1.17%	-5.77%

SALES STATISTICS

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YTD 255

AVERAGE KWH/CUSTOMER

Residential	1,048	1,184	1,336	1,016	858	855	1,120	1,323	1,214	1,034	1,099
Commercial	5,345	5,638	6,122	5,412	5,126	5,802	7,149	7,836	7,736	7,225	6,339
Industrial	284,650	275,099	328,778	316,552	362,118	332,046	276,686	375,650	386,211	355,670	329,346
City	9,851	10,397	11,674	9,924	9,652	11,001	12,292	12,749	12,037	11,561	11,114

AVERAGE \$/CUSTOMER

Residential	\$116	\$129	\$143	\$112	\$112	\$111	\$148	\$176	\$161	\$136	\$134
Commercial	\$697	\$727	\$781	\$705	\$690	\$751	\$877	\$952	\$939	\$886	\$801
Industrial	\$32,433	\$31,619	\$35,050	\$34,272	\$37,180	\$35,255	\$31,368	\$37,214	\$37,890	\$34,359	\$34,664
City	\$943	\$996	\$1,118	\$950	\$924	\$1,053	\$1,177	\$1,221	\$1,153	\$1,107	\$1,064

AVERAGE \$/KWH

Residential	\$0.1103	\$0.1085	\$0.1069	\$0.1107	\$0.1301	\$0.1301	\$0.1320	\$0.1332	\$0.1324	\$0.1311	\$0.1225
Commercial	\$0.1305	\$0.1289	\$0.1276	\$0.1303	\$0.1346	\$0.1294	\$0.1227	\$0.1215	\$0.1214	\$0.1226	\$0.1270
Industrial	\$0.1139	\$0.1149	\$0.1066	\$0.1083	\$0.1027	\$0.1062	\$0.1134	\$0.0991	\$0.0981	\$0.0966	\$0.1060
City	\$0.0957	\$0.0958	\$0.0958	\$0.0957	\$0.0957	\$0.0958	\$0.0958	\$0.0958	\$0.0958	\$0.0958	\$0.0958
Average	\$0.1126	\$0.1120	\$0.1092	\$0.1112	\$0.1158	\$0.1154	\$0.1160	\$0.1124	\$0.1119	\$0.1115	\$0.1128

MOST RECENT
12-MONTH

	Oct 2022	Oct 2021	FY2022 YTD	FY2021 YTD	
POWER SUPPLY COSTS					
MEAG Project Power	\$ 921,156	\$ 949,931	\$ 9,198,680	\$ 8,683,489	\$ 10,897,592
Transmission	105,463	132,773	1,051,321	1,260,974	1,301,845
Supplemental	70,493	(4,666)	733,690	510,287	719,849
SEPA	63,463	53,730	567,795	537,827	672,268
Other Adjustments	983	954	9,805	9,576	11,713
TOTAL POWER SUPPLY COSTS	\$ 1,161,559	\$ 1,132,722	\$ 11,561,292	\$ 11,002,153	\$ 13,603,268
AS BUDGET	733,822	848,707	8,614,265	9,060,413	10,485,320
% ACTUAL TO BUDGET	158.29%	133.46%	134.21%	121.43%	129.74%

PEAKS & ENERGY

Peaks (KW)

Coincident Peak (CP)	31,249	26,620	36,409	34,414	36,409
Non-Coincident Peak (NCP)	31,442	28,739	36,827	34,414	36,827
CP (BUDGET)	26,443	25,872	33,343	31,645	33,343
NCP (BUDGET)	27,444	27,033	33,705	32,723	33,705

Energy (KWH)

MEAG Energy	11,967,074	12,492,277	122,949,299	118,460,582	145,812,977
Supplemental Purchases (or sales)	(54,872)	(1,061,081)	1,718,390	2,939,017	(174,334)
SEPA Energy	864,932	1,369,121	11,471,860	13,594,191	13,799,906
Total Energy (KWH)	12,777,134	12,800,317	136,139,549	134,993,790	159,438,549
AS BUDGET	9,387,000	11,682,000	123,503,000	134,649,000	149,790,000
% ACTUAL TO BUDGET	136.12%	109.57%	110.23%	100.26%	106.44%

CP Load Factor	56.79%	66.79%	42.68%	44.78%	49.99%
NCP Load Factor	56.44%	61.86%	42.20%	44.78%	49.42%
% Supplemental	0.43%	7.65%	1.26%	2.18%	0.11%

UNIT COSTS (¢/kWh)

Bulk Power	8.9152	9.0594	8.5644	8.3060	8.6136
Supplemental	128.4687	0.4397	42.6964	17.3625	412.9136
SEPA Energy	7.3373	3.9244	4.9495	3.9563	4.8715
MEAG Total	9.0909	8.8492	8.4922	8.1501	8.5320

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

Oct 2022

Oct 2021

FY2022 YTD

FY2021 YTD

SALES REVENUES

ELECTRIC SALES	\$	1,700,750	\$	1,767,990	\$	16,021,111	\$	15,401,788	\$	18,732,116
SALES REVENUES (ACTUAL)	\$	1,700,750	\$	1,767,990	\$	16,021,111	\$	15,401,788	\$	18,732,116
AS BUDGET	\$	1,625,000	\$	1,583,333	\$	1,625,000	\$	1,583,333		Not Applicable
% ACTUAL TO BUDGET		104.66%		111.66%		985.91%		972.74%		Not Applicable

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

OTHER REVENUES

OP REVENUE		34,455		34,574		344,227		344,356		413,650
FEDERAL GRANT		-		-		-		-		-
MISC REVENUE		425		1,209		57,342		392,008		152,293
CONTRIBUTED CAPITAL		-		-		-		-		-
SALE OF FIXED ASSETS		-		-		-		-		-
GAIN UTILITIES ASSETS		-		-		-		-		-
REIMB DAMAGED PROPERTY		-		-		-		3,000		-
CUST ACCT FEES		-		-		-		-		-
OTHER REV		-		-		-		-		-
ADMIN ALLOC		23,259		11,444		133,483		106,569		159,163
INTEREST REVENUES - UTILITY		(40,033)		(142,320)		(1,002,455)		(111,181)		(953,496)
STATE GRANTS		-		-		-		-		-
SALE OF RECYCLED MATERIALS		-		-		16,950		-		16,950
OTHER REVENUES (ACTUAL)	\$	18,106	\$	(95,094)	\$	(450,453)	\$	734,752	\$	(211,440)
AS BUDGET	\$	61,528	\$	80,431	\$	615,279	\$	804,306		Not Applicable
% ACTUAL TO BUDGET		29.43%		-118.23%		-73.21%		91.35%		Not Applicable

TRANSFER

OPERATING TRANSFERS IN		-		-		17,963		-		17,963
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TOTAL REVENUES (ACTUAL)	\$	1,718,856	\$	1,672,896	\$	15,588,621	\$	16,136,540	\$	18,538,639
AS BUDGET	\$	1,686,528	\$	1,663,764	\$	16,865,279	\$	16,637,639		Not Applicable
% ACTUAL TO BUDGET		101.92%		100.55%		92.43%		96.99%		Not Applicable

MEAG YES/PART CONTR/MCT	\$	100,000	\$	100,000	\$	1,711,447	\$	1,456,339	\$	1,911,447
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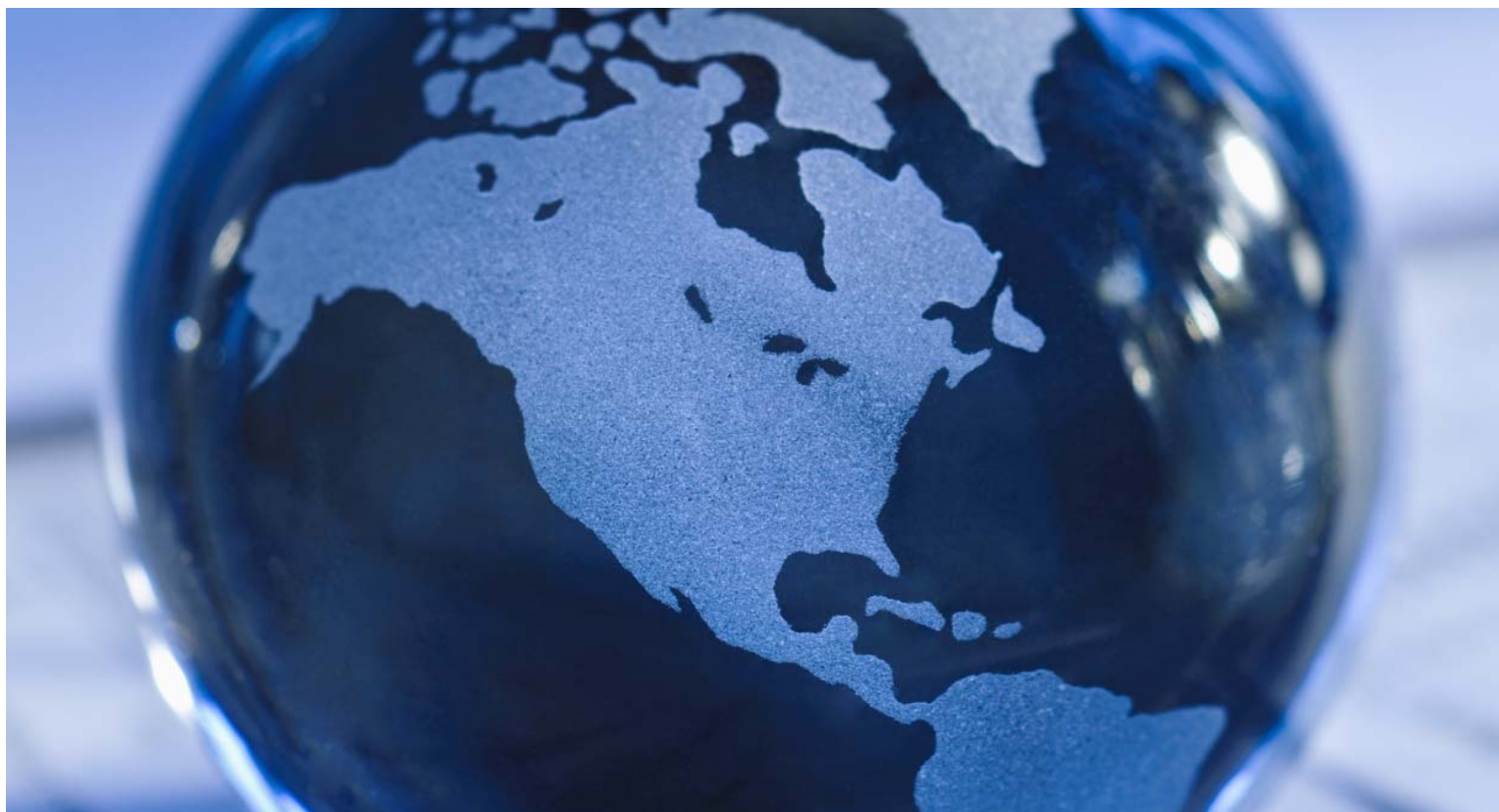
Note on MEAG Credit/YES/Participant Contribution: excluded from revenues

	Oct 2022	Oct 2021	FY2022 YTD	FY2021 YTD	
PERSONNEL					
Compensation	\$ 77,229	\$ 111,619	\$ 855,703	\$ 834,209	\$ 732,069
Benefits	28,887	33,480	347,745	316,457	400,009
PERSONNEL (ACTUAL)	\$ 106,117	\$ 145,099	\$ 1,203,448	\$ 1,150,666	\$ 1,132,078
AS BUDGET	\$ 125,707	\$ 112,623	\$ 1,257,074	\$ 1,126,234	Not Applicable
% ACTUAL TO BUDGET	84.42%	128.84%	95.73%	102.17%	Not Applicable
CONTRACTED SERVICES					
Consulting	\$ -	\$ -	\$ 6,060	\$ 539	\$ 6,145
Landfill Fees	-	-	-	-	-
Holiday Event	-	-	-	-	639
Maintenance Contracts	528	562	8,622	8,395	9,195
Rents/Leases	242	188	23,958	4,097	31,886
Repairs & Maintenance (Outside)	1,469	3,743	32,068	43,401	41,708
Landfill Fees	-	-	-	-	-
Other Contract Svcs	-	-	-	-	-
Comm Svcs	1,603	1,659	17,426	17,363	20,759
Postage	-	-	-	71	-
Public Relations	4	-	4	800	4
Mkt Expense	3,972	-	4,362	-	4,362
Printing	-	-	-	-	-
Dues & Sub	-	-	-	-	-
Travel	-	-	2,744	3,993	5,905
Vehicle Tag & Title Fee	-	-	-	-	21
Ga Dept Rev Fee	-	-	-	900	1,000
Fees	-	-	-	300	46
Training & Ed	250	-	9,562	11	9,912
Contract Labor	43,906	61,954	572,562	445,079	681,059
Shipping/Freight	-	-	-	-	-
CONTRACTED SERVICES (ACTUAL)	\$ 51,973	\$ 68,105	\$ 678,265	\$ 524,948	\$ 813,538
AS BUDGET	\$ 52,838	\$ 53,296	\$ 528,375	\$ 532,958	Not Applicable
% ACTUAL TO BUDGET	98.36%	127.79%	128.37%	98.50%	Not Applicable

	Oct 2022	Oct 2021	FY2022 YTD	FY2021 YTD	
SUPPLIES					
Office Supplies	71	-	1,698	1,749	1,832
Furniture <5001	-	-	1,674	-	1,674
Postage	-	-	-	-	-
Auto Parts	79	21	1,808	2,084	4,361
Construction Materials	-	-	-	6,528	-
Damage Claims	-	-	-	1,439	-
Sponsorships/Donations	-	-	750	-	750
Expendable Fluids	-	-	73	171	315
Safety/Medical Supplies	-	-	4,485	-	4,485
Tires	-	-	11,251	631	13,605
Uniform Expense	-	-	15,213	11,712	15,301
Janitorial	537	256	3,123	2,713	3,891
Computer Equipment	-	-	-	5,766	-
R & M Buildings - Inside	-	-	-	-	-
Util Costs - Util Fund	735	618	13,981	13,006	17,342
Covid-19 Expenses	-	-	-	957	-
Streetlights	-	-	-	6,536	-
Auto & Truck Fuel	4,038	2,268	34,453	24,777	41,399
Food	178	86	1,459	1,709	1,788
Sm Tool & Min Equip	256	665	18,753	22,010	20,683
Meters	-	-	-	-	-
Lab Supplies	-	-	-	-	-
Sm Oper Supplies	343	2,091	14,246	41,286	24,162
Construction Material	-	-	-	-	-
Tires	-	-	-	-	-
Uniform Exp	-	-	-	-	-
Power Costs	1,161,559	1,132,722	11,509,289	10,947,574	13,423,045
Equip Pur (<\$5M)	-	-	-	-	-
Dam Claims	-	-	-	-	-
SUPPLIES (ACTUAL)	\$ 1,222,701	\$ 1,148,740	\$ 12,083,479	\$ 11,252,394	\$ 14,068,492
AS BUDGET	\$ 1,028,188	\$ 986,383	\$ 10,281,875	\$ 9,863,829	Not Applicable
% ACTUAL TO BUDGET	118.92%	116.46%	117.52%	114.08%	Not Applicable
CAPITAL OUTLAY					
Construction In Progress	\$ -	\$ -	\$ -	\$ -	\$ -
Capital Expenditures	\$ -	\$ -	\$ -	\$ -	\$ -
Depr Exp	\$ 35,691	\$ 33,270	\$ 354,146	\$ 332,786	\$ 387,416
CAPITAL OUTLAY (ACTUAL)	\$ 35,691	\$ 33,270	\$ 354,146	\$ 332,786	\$ 387,416
AS BUDGET	\$ -	\$ -	\$ -	\$ -	Not Applicable
% ACTUAL TO BUDGET	0.00%	0.00%	0.00%	0.00%	Not Applicable
FUND TRANSFERS					
Admin Alloc - Adm Exp	\$ 67,899	\$ 83,804	\$ 730,124	\$ 721,135	\$ 752,224
Transfer To Gf	148,991	120,582	1,199,470	947,318	1,401,673
Transfer To Cip	-	-	-	-	-
Transfer - E&R	-	-	-	-	-
FUND TRANSFERS (ACTUAL)	\$ 216,890	\$ 204,386	\$ 1,929,595	\$ 1,668,452	\$ 2,153,897
AS BUDGET	\$ 313,677	\$ 277,505	\$ 3,136,769	\$ 2,775,046	Not Applicable
% ACTUAL TO BUDGET	69.14%	73.65%	61.52%	60.12%	Not Applicable
TOTAL EXPENSES (ACTUAL)	\$ 1,633,372	\$ 1,599,599	\$ 16,248,933	\$ 14,929,246	\$ 18,555,421
AS BUDGET	\$ 1,520,409	\$ 1,429,807	\$ 15,204,093	\$ 14,298,068	Not Applicable
% ACTUAL TO BUDGET	107.43%	111.88%	106.87%	104.41%	Not Applicable

TELECOM: MONTHLY DIRECTOR'S REPORT

REPORTING PERIOD: 10/2022 | FY 2022



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CHART 3: RETAIL REVENUES	14-16

COMMENTARY & ANALYSIS

The net operating margin after transfers, FY to date was -1.60%

RECOMMENDATIONS

- *
- *
- *
- *

MOST RECENT
12-MONTH

Oct 2022

Oct 2021

FY2022 YTD

FY2021 YTD

FINANCIALS

Revenues

RETAIL SALES	\$	553,946	\$	568,710	\$	5,572,364	\$	5,826,151	\$	6,707,727
OTHER REVENUES		33,101		27,400		254,272		317,523		314,638
ADJUSTMENTS		12,370		(512)		43,705		(23,204)		13,734
Total Revenues	\$	599,417	\$	595,598	\$	5,870,341	\$	6,120,470	\$	7,036,099

Expenses

PERSONNEL	\$	63,425	\$	87,366	\$	711,315	\$	745,681	\$	780,510
PURCHASED & CONTRACTED SVC		31,931		15,779		193,640		178,160		244,724
PURCHASED PROPERTY SERVICES		7,701		2,348		31,908		37,171		46,864
SUPPLIES		34,673		19,890		327,753		261,480		377,130
COST OF GOODS SOLD		223,581		246,149		2,312,518		2,577,893		2,839,681
DEPR, DEBT SVC & OTHER COSTS		117,884		132,876		1,230,231		1,211,417		1,335,768
FUND TRANSFERS		111,488		119,993		1,157,049		1,088,420		1,254,181
Total Combined Expenses	\$	590,682	\$	624,401	\$	5,964,415	\$	6,100,222	\$	6,878,858

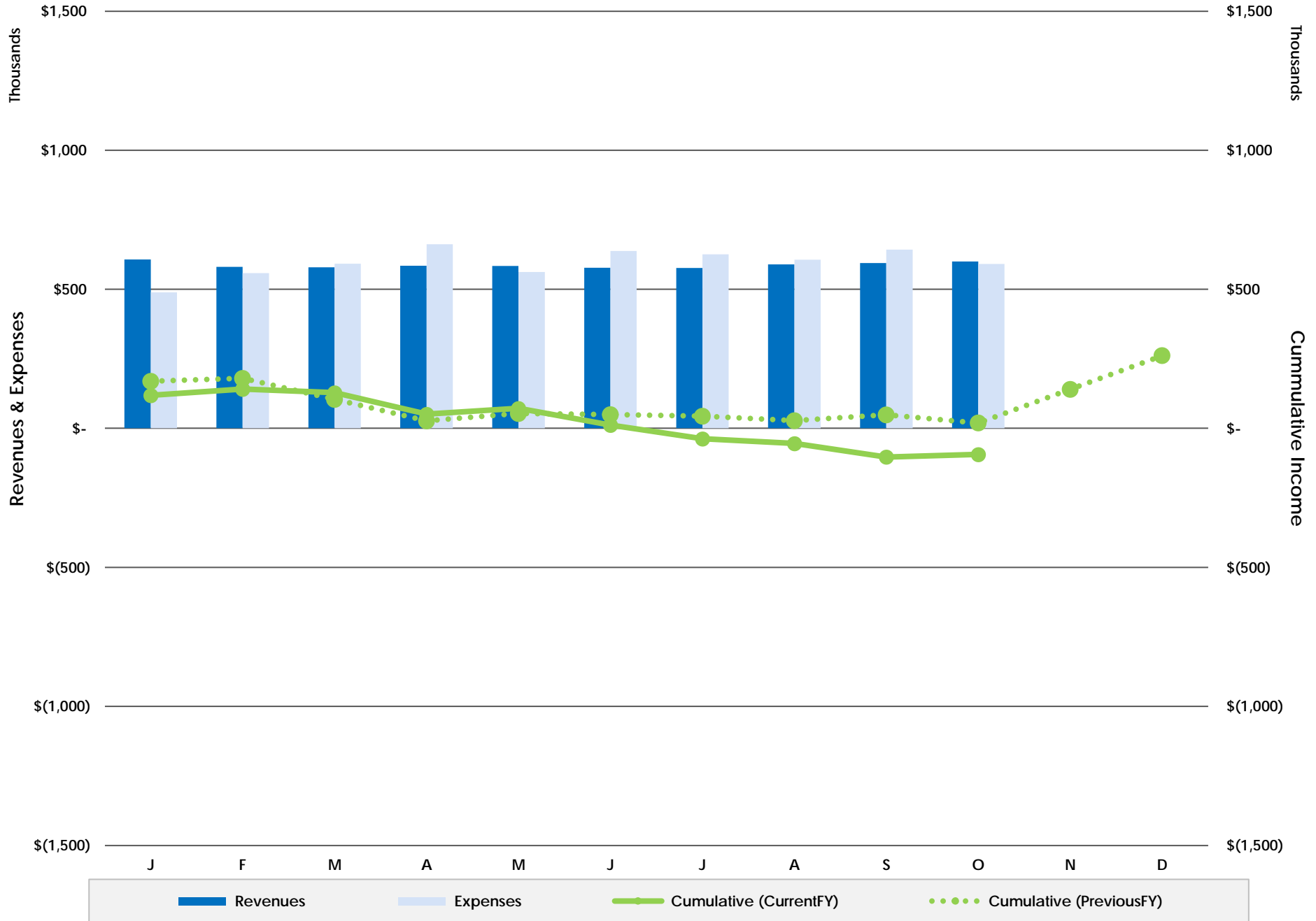
Income

Before Transfer	\$	120,223	\$	91,189	\$	1,062,975	\$	1,108,668	\$	1,411,422
After Transfer	\$	8,735	\$	(28,803)	\$	(94,074)	\$	20,248	\$	157,241

Margin

Before Transfer		20.06%		15.31%		18.11%		18.11%		20.06%
After Transfer		1.46%		-4.84%		-1.60%		0.33%		2.23%

CHART 1
MONTHLY DIRECTOR'S REPORT
REVENUE, EXPENSE & INCOME SUMMARY
FISCAL YEAR 2022



MOST RECENT
12-MONTH

Oct 2022 Oct 2021 FY2022 YTD FY2021 YTD

RETAIL SALES

Note on Telecom Sales: Detail break-down for individual rate class is shown in TELECOM: RETAIL SALES section.

CABLE TELEVISION	\$	202,242	\$	233,670	\$	2,134,219	\$	2,575,365	\$	2,593,249
DVR SERVICE		20,330		21,392		210,521		218,477		252,749
FIBER OPTICS		61,703		53,345		581,060		506,178		690,208
INTERNET		235,365		226,259		2,297,865		2,194,746		2,753,730
TELEPHONE		32,970		32,400		334,672		313,181		400,651
SET TOP BOX		1,336		1,644		14,028		18,202		17,139
Total RETAIL SALES (ACTUAL)	\$	553,946	\$	568,710	\$	5,572,364	\$	5,826,151	\$	6,707,727

OTHER REVENUES

CATV INSTALL/UPGRADE	\$	294	\$	370	\$	4,615	\$	4,340	\$	5,420
MARKETPLACE ADS		-		-		-		-		-
PHONE FEES		845		774		8,178		7,115		9,814
EQUIPMENT SALES		-		-		-		-		-
MODEM RENTAL		8,011		8,038		80,011		80,249		96,074
VIDEO PRODUCTION REVENUE		-		-		-		-		-
MISCELLANEOUS		711		6,774		28,019		108,203		44,200
ADMIN ALLOCATION		23,259		11,444		133,483		117,616		159,163
CONTRIBUTED CAPITAL		-		-		-		-		-
Transfer from CIP		-		-		-		-		-
MISCELLANEOUS		(19)		-		(34)		-		(34)
Total OTHER REVENUES ACTUAL	\$	33,101	\$	27,400	\$	254,272	\$	317,523	\$	314,638

Adjustment

	\$	12,370	\$	(512)	\$	43,705	\$	(23,204)	\$	13,734
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Note: Adjustment added to match Financials

TOTAL REVENUES (ACTUAL)	\$	599,417	\$	595,598	\$	5,870,341	\$	6,120,470	\$	7,036,099
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SUMMARY

	Oct 2022	Oct 2021	FY2022 YTD	FY2021 YTD	12-MONTH
Personnel	\$ 63,425	\$ 87,366	\$ 711,315	\$ 745,681	\$ 780,510
Purchased & Contracted Svc	31,931	15,779	193,640	178,160	244,724
Purchased Property Services	7,701	2,348	31,908	37,171	46,864
Supplies	34,673	19,890	327,753	261,480	377,130
Cost of Goods Sold	223,581	246,149	2,312,518	2,577,893	2,839,681
Depr, Debt Svc & Other Costs	117,884	132,876	1,230,231	1,211,417	1,335,768
Fund Transfers	111,488	119,993	1,157,049	1,088,420	1,254,181
TOTAL SUMMARY (ACTUAL)	\$ 590,682	\$ 624,401	\$ 5,964,415	\$ 6,100,222	\$ 6,878,858

TELECOM

Personnel

Salaries	\$ 45,480	\$ 62,781	\$ 493,003	\$ 480,756	\$ 527,643
Benefits	17,945	24,585	218,312	264,925	252,867
Total Personnel (ACTUAL)	\$ 63,425	\$ 87,366	\$ 711,315	\$ 745,681	\$ 780,510

Purchased & Contracted Svc

Attorney Fees	-	-	-	-	-
Audit Services	-	-	-	-	-
Professional Fees	-	3	754	761	754
Web Design	-	-	-	-	-
Consulting - Technical	-	-	-	171	-
HOLIDAY EVENTS	-	-	-	-	-
Lawn Care & Maintenance	-	-	-	-	-
Security Systems	-	1,126	962	1,733	1,845
Pest Control	-	-	-	-	-
Maintenance	355	3,441	8,601	22,055	13,074
Equipment Rents/Leases	188	188	2,066	2,066	2,441
Pole Equip. Rents/Leases	-	-	-	2,000	466
Equipment Rental	16	-	134	118	208
CONSULTING - TECHNICAL	-	-	-	-	-
LAWN CARE & MAINTENANCE	-	-	192	-	192
Outside Maintenance	274	1,139	11,659	14,727	18,304
EQUIPMENT RENTS / LEASES	-	-	-	-	-
POLE EQUIPMENT RENTS / LEASES	4,772	-	4,772	2,679	5,238
MAINTENANCE CONTRACTS	2,945	2,139	37,766	23,515	38,158
EQUIPMENT RENTAL	11	-	90	79	138
COMMUNICATION SERVICES	1,834	1,752	23,456	19,412	27,084
INTERNET COSTS	99	530	2,219	4,770	3,279
POSTAGE	-	-	45	110	45
TRAVEL EXPENSE	-	1,355	1,718	1,776	5,947
DUES/FEES	989	-	15,535	9,967	15,535
VEHICLE TAG & TITLE FEE	-	-	-	-	-
FCC FEES	5,447	4,106	29,618	42,668	43,955
GA DEPT OF REV FEES	-	-	-	-	-
TRAINING & EDUCATION -EMPLOYEE	863	-	9,837	126	9,837
CONTRACT LABOR	14,137	-	44,217	29,348	58,025
SOFTWARE EXPENSE	-	-	-	80	-
SHIPPING / FREIGHT	-	-	-	-	199
Total Purchased & Contracted Svc (ACTUAL)	\$ 31,931	\$ 15,779	\$ 193,640	\$ 178,160	\$ 244,724

	Oct 2022	Oct 2021	FY2022 YTD	FY2021 YTD	12-MONTH
Purchased Property Services					
Equipment Rep & Maint -Outside	-	-	-	-	-
Equipment Rental	-	-	-	-	-
Repair & Maintenance (Outside)	-	-	-	-	-
Repair & Maintenance (Inside)	-	-	-	-	-
Maintenance Contracts	-	-	-	-	-
Other Contractual Services	-	-	-	-	-
Communication Services	319	348	2,905	7,852	3,852
Postage	-	-	-	10	-
INTERNET COSTS	-	2,000	-	2,000	-
Public Relations	-	-	-	-	-
Marketing Expense	-	-	-	-	-
Utility Bill Printing Services	-	-	-	-	-
Dues & Subscriptions	-	-	-	-	-
Fees	-	-	792	1,166	792
FCC Fees	-	-	-	-	-
Training & Education	-	-	-	-	-
General Liability Insurance	-	-	-	-	-
Vehicle Tag & Title Fee	-	-	-	-	-
GA Dept Revenue Fee	-	-	-	200	200
Uniform Rental	-	-	-	-	-
Contract Labor	7,382	-	28,211	25,943	42,020
Fines/Late Fee	-	-	-	-	-
Shipping/Freight	-	-	-	-	-
Total Purchased Property Services (ACTUAL)	\$ 7,701	\$ 2,348	\$ 31,908	\$ 37,171	\$ 46,864

TELECOM (Continued)

Supplies

	Oct 2022	Oct 2021	FY2022 YTD	FY2021 YTD	12-MONTH
Chemicals & Pesticides	\$ -	\$ -	\$ -	\$ -	\$ -
Office Supplies & Expense	-	-	258	-	307
Postage	-	-	-	-	-
Auto Parts	2,313	388	8,645	3,172	8,868
CONSTRUCTION MATERIALS	-	-	-	3,745	-
Damage Claims	-	-	-	-	-
EXPENDABLE FLUIDS	-	6	244	60	485
Tires	608	-	873	482	1,367
Uniform Expense	-	-	2,557	4,063	2,557
Janitorial Supplies	493	256	2,682	2,782	3,451
Equipment Parts	58	-	618	8,883	969
R&M Building - Inside	-	-	-	202	-
Equipment R&M - Inside	-	-	-	-	-
System R&M - Inside	1,508	4,679	27,391	27,797	33,847
Sys R&M - Inside/Shipping	-	-	-	27	-
COVID-19 EXPENSES	-	-	-	957	-
Utility Costs	2,976	2,992	34,421	28,352	42,420
Mileage Reimbursement	-	-	-	-	-
Auto & Truck Fuel	1,359	990	12,985	9,535	15,852
Food	124	86	921	806	1,125
Small Tools & Minor Equipment	64	251	842	1,599	3,627
Small Operating Supplies	373	511	3,430	13,077	4,233
Uniform Expense	-	-	-	-	-
Equipment Pur (Less than \$5M)	-	-	-	-	-
OFFICE SUPPLIES & EXPENSES	71	-	395	1,567	512
AUTO PARTS	-	-	192	-	192
CONSTRUCTION MATERIALS	-	-	-	11,992	-
EXPENDABLE FLUIDS	-	-	-	-	2
UNIFORM EXPENSE	-	-	5,346	-	5,346
JANITORIAL SUPPLIES	-	-	315	256	315
COMPUTER EQUIP NON-CAP	1,511	-	5,803	7,930	7,020
EQUIPMENT PARTS	23	-	2,422	606	2,509
REPAIRS & MAINTENANCE	12,290	3,469	105,090	51,162	114,651
COVID-19 EXPENSES	-	-	-	957	-
UTILITY COSTS	1,916	1,830	16,682	16,381	22,141
AUTO & TRUCK FUEL	1,359	990	13,350	9,535	16,217
SMALL TOOLS & MINOR EQUIPMENT	3,413	908	31,210	3,249	32,240
SMALL OPERATING SUPPLIES	737	383	16,070	30,811	19,655
DEPRECIATION EXPENSE	3,478	2,150	34,783	21,496	36,933
EQUIPMENT	-	-	-	-	-
Total Supplies (ACTUAL)	\$ 34,673	\$ 19,890	\$ 327,753	\$ 261,480	\$ 377,130

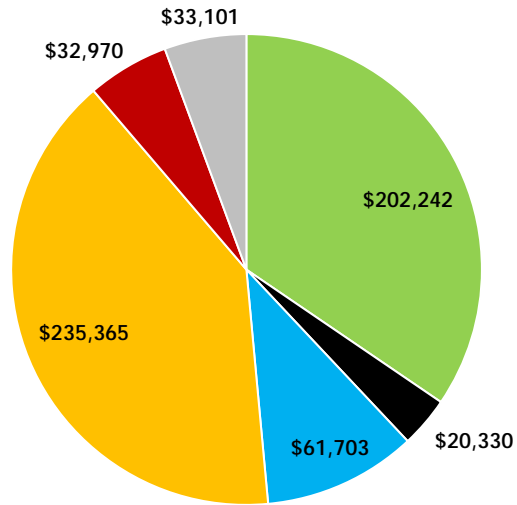
MOST RECENT
12-MONTH

	Oct 2022	Oct 2021	FY2022 YTD	FY2021 YTD	
Cost of Goods Sold					
Internet Costs	-	-	-	-	-
Cost of Sales Telephone	-	-	-	-	-
Cost of Sales Fiber	-	-	-	-	-
Cost of Sales Electricity	-	-	-	-	-
Cost of Sales Telephone	17,535	16,093	167,184	161,298	199,653
Cost of Sales CATV	190,302	206,873	1,894,902	2,156,042	2,335,252
Cost of Sales Internet	7,386	14,774	167,967	182,233	205,503
Cost of Sales Internet	-	-	-	-	-
Cost of Sales Fiber	8,357	8,409	82,466	78,320	99,274
Cost of Programming CATV	-	-	-	-	-
Total Cost of Goods Sold (ACTUAL)	\$ 223,581	\$ 246,149	\$ 2,312,518	\$ 2,577,893	\$ 2,839,681
Depr, Debt Svc & Other Costs					
Damage Claims	\$ -	\$ -	\$ -	\$ -	\$ -
Miscellaneous	-	-	-	-	-
Utility Cashiers (Over)/Short	-	-	-	-	-
Utility Internal Admin Allocate	-	-	-	-	-
Depreciation Expense	15,619	14,706	156,449	146,624	171,156
INTEREST EXP - 2020 REV BONDS	43,089	43,089	430,892	430,892	517,070
Amortization Exp	-	-	-	-	-
Admin. Allocation - Adm Exp	67,899	83,804	730,124	721,135	752,224
Utility Bad Debt Expense	-	-	-	-	-
Revenue Bond Principal	-	-	-	-	-
Debt Service Interest	-	-	-	-	-
Interest Expenses (Bond)	-	-	-	-	-
Construction in Progress	-	-	-	-	-
Capital Exp-Software	-	-	-	-	-
Capital Exp - Equipment	-	-	-	-	-
Total Depr, Debt Svc & Other Costs (ACTUAL)	\$ 117,884	\$ 132,876	\$ 1,230,231	\$ 1,211,417	\$ 1,335,768
Fund Transfers					
Transfer 5% to General Fund	17,218	16,157	178,588	174,199	211,151
TRANS OUT UTIL 5% TO GEN FUND	26,371	20,032	248,337	193,087	290,806
ADMIN ALLOC - ADMIN EXPENSES	67,899	83,804	730,124	721,135	752,224
Total Fund Transfers (ACTUAL)	\$ 111,488	\$ 119,993	\$ 1,157,049	\$ 1,088,420	\$ 1,254,181
TOTAL TELECOM EXPENSES (ACTUAL)	\$ 590,682	\$ 624,401	\$ 5,964,415	\$ 6,100,222	\$ 6,878,858

CHART 5
MONTHLY DIRECTOR'S REPORT
REVENUES & EXPENSES

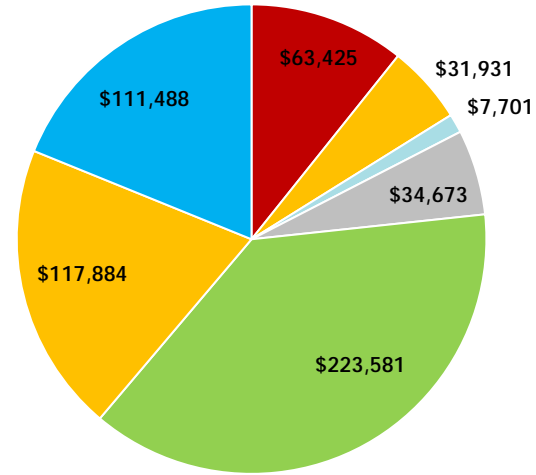
REVENUES [Oct 2022]

- CABLE TELEVISION
- DVR SERVICE
- FIBER OPTICS
- INTERNET
- TELEPHONE
- OTHER REVENUES



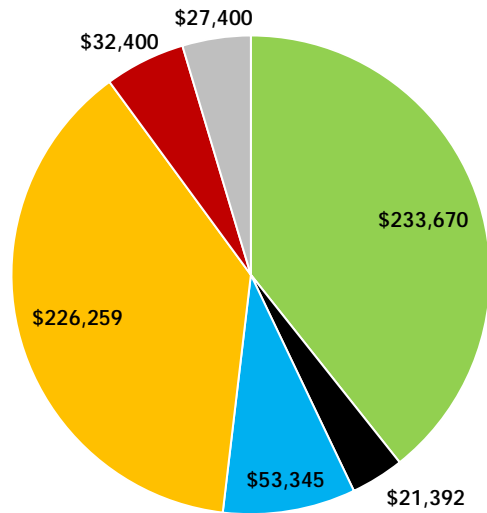
EXPENSES [Oct 2022]

- PERSONNEL
- PURCHASED & CONTRACTED SVC
- PURCHASED PROPERTY SERVICES
- SUPPLIES
- COST OF GOODS SOLD
- DEPR, DEBT SVC & OTHER COSTS
- FUND TRANSFERS



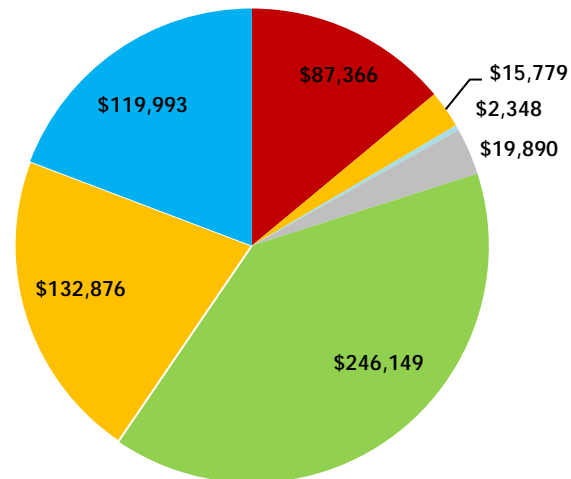
REVENUES [Oct 2021]

- CABLE TELEVISION
- DVR SERVICE
- FIBER OPTICS
- INTERNET
- TELEPHONE
- OTHER REVENUES



EXPENSES [Oct 2021]

- PERSONNEL
- PURCHASED & CONTRACTED SVC
- PURCHASED PROPERTY SERVICES
- SUPPLIES
- COST OF GOODS SOLD
- DEPR, DEBT SVC & OTHER COSTS
- FUND TRANSFERS



MOST RECENT
12-MONTH

	Oct 2022	Oct 2021	FY2022 YTD	FY2021 YTD	
BASIC & EXPANDED BASIC					
Number of Bills	1,653	1,936	17,465	21,653	21,251
Revenue (\$)	\$ 187,930	\$ 219,717	\$ 1,989,132	\$ 2,445,914	\$ 2,419,744
Revenue Per Bill (\$)	\$ 114	\$ 113	\$ 114	\$ 113	\$ 114
MINI BASIC					
Number of Bills	304	291	3,021	2,621	3,612
Revenue (\$)	\$ 11,193	\$ 10,589	\$ 112,127	\$ 93,433	\$ 133,805
Revenue Per Bill (\$)	\$ 37	\$ 36	\$ 37	\$ 36	\$ 37
BOSTWICK					
Number of Bills	10	11	108	112	130
Revenue (\$)	\$ 1,150	\$ 1,265	\$ 12,374	\$ 12,895	\$ 14,904
Revenue Per Bill (\$)	\$ 115	\$ 115	\$ 115	\$ 115	\$ 115
BULK CATV/MOTEL					
Number of Bills	4	4	40	48	48
Revenue (\$)	\$ 1,310	\$ 1,310	\$ 13,100	\$ 14,893	\$ 15,720
Revenue Per Bill (\$)	\$ 328	\$ 328	\$ 328	\$ 310	\$ 328
SHOWTIME					
Number of Bills	3	3	36	32	42
Revenue (\$)	\$ 44	\$ 41	\$ 466	\$ 429	\$ 554
Revenue Per Bill (\$)	\$ 15	\$ 14	\$ 13	\$ 13	\$ 13
SHOW/HBO					
Number of Bills	4	6	46	66	58
Revenue (\$)	\$ 50	\$ 75	\$ 575	\$ 821	\$ 725
Revenue Per Bill (\$)	\$ 13	\$ 13	\$ 12	\$ 12	\$ 13
BULK SHOWTIME/MOTEL					
Number of Bills	-	-	-	-	-
Revenue (\$)	\$ -	\$ -	\$ -	\$ -	\$ -
Revenue Per Bill (\$)	\$ -	\$ -	\$ -	\$ -	\$ -
CINEMAX					
Number of Bills	2	2	20	20	24
Revenue (\$)	\$ 29	\$ 29	\$ 293	\$ 293	\$ 352
Revenue Per Bill (\$)	\$ 15	\$ 15	\$ 15	\$ 15	\$ 15

MOST RECENT
12-MONTH

Oct 2022

Oct 2021

FY2022 YTD

FY2021 YTD

HBO

Number of Bills		16		21		197		227		239
Revenue (\$)	\$	234	\$	308	\$	2,841	\$	3,281	\$	3,456
Revenue Per Bill (\$)	\$	15	\$	15	\$	14	\$	14	\$	14

MAX/HBO

Number of Bills		3		6		47		59		59
Revenue (\$)	\$	38	\$	75	\$	561	\$	729	\$	712
Revenue Per Bill (\$)	\$	13	\$	13	\$	12	\$	12	\$	12

PLAYBOY

Number of Bills		-		-		-		-		-
Revenue (\$)	\$	-	\$	-	\$	-	\$	-	\$	-
Revenue Per Bill (\$)	\$	-	\$	-	\$	-	\$	-	\$	-

STARZ

Number of Bills		18		18		191		187		227
Revenue (\$)	\$	264	\$	261	\$	2,750	\$	2,677	\$	3,278
Revenue Per Bill (\$)	\$	15	\$	14	\$	14	\$	14	\$	14

DVR

Number of Bills		124		132		1,269		1,390		1,531
Revenue (\$)	\$	14,525	\$	15,468	\$	150,122	\$	162,185	\$	180,935
Revenue Per Bill (\$)	\$	117	\$	117	\$	118	\$	117	\$	118

NON DVR

Number of Bills		40		42		430		384		511
Revenue (\$)	\$	4,800	\$	4,946	\$	50,359	\$	46,042	\$	59,833
Revenue Per Bill (\$)	\$	120	\$	118	\$	117	\$	120	\$	117

SET TOP BOX

Number of Bills		108		129		1,152		1,471		1,402
Revenue (\$)	\$	1,336	\$	1,644	\$	14,028	\$	18,202	\$	17,139
Revenue Per Bill (\$)	\$	12	\$	13	\$	12	\$	12	\$	12

	Oct 2022	Oct 2021	FY2022 YTD	FY2021 YTD	MOST RECENT 12-MONTH
ADD'L DVR BOX					
Number of Bills	57	49	555	555	658
Revenue (\$)	\$ 831	\$ 763	\$ 7,919	\$ 8,473	\$ 9,415
Revenue Per Bill (\$)	\$ 15	\$ 16	\$ 14	\$ 15	\$ 14
ADD'L NON DVR BOX					
Number of Bills	17	20	202	159	242
Revenue (\$)	\$ 174	\$ 215	\$ 2,122	\$ 1,777	\$ 2,566
Revenue Per Bill (\$)	\$ 10	\$ 11	\$ 11	\$ 11	\$ 11
FIBER					
Number of Bills	367	230	3,007	1,803	3,484
Revenue (\$)	\$ 61,703	\$ 53,345	\$ 581,060	\$ 506,178	\$ 690,208
Revenue Per Bill (\$)	\$ 168	\$ 232	\$ 193	\$ 281	\$ 198
INTERNET					
Number of Bills	4,170	4,107	41,269	40,936	49,486
Revenue (\$)	\$ 233,481	\$ 223,801	\$ 2,278,021	\$ 2,168,135	\$ 2,729,199
Revenue Per Bill (\$)	\$ 56	\$ 54	\$ 55	\$ 53	\$ 55
WIRELESS INTERNET					
Number of Bills	32	35	294	381	362
Revenue (\$)	\$ 1,883	\$ 2,458	\$ 19,843	\$ 26,612	\$ 24,531
Revenue Per Bill (\$)	\$ 59	\$ 70	\$ 67	\$ 70	\$ 68
RESIDENTIAL PHONE					
Number of Bills	735	760	7,389	7,945	8,908
Revenue (\$)	\$ 6,653	\$ 5,618	\$ 64,250	\$ 53,573	\$ 76,124
Revenue Per Bill (\$)	\$ 9	\$ 7	\$ 9	\$ 7	\$ 9
COMMERCIAL PHONE					
Number of Bills	282	279	2,849	2,827	3,415
Revenue (\$)	\$ 17,732	\$ 17,893	\$ 182,559	\$ 186,102	\$ 218,819
Revenue Per Bill (\$)	\$ 63	\$ 64	\$ 64	\$ 66	\$ 64
TOTAL REVENUES	\$ 545,361	\$ 559,820	\$ 5,484,502	\$ 5,752,645	\$ 6,602,019

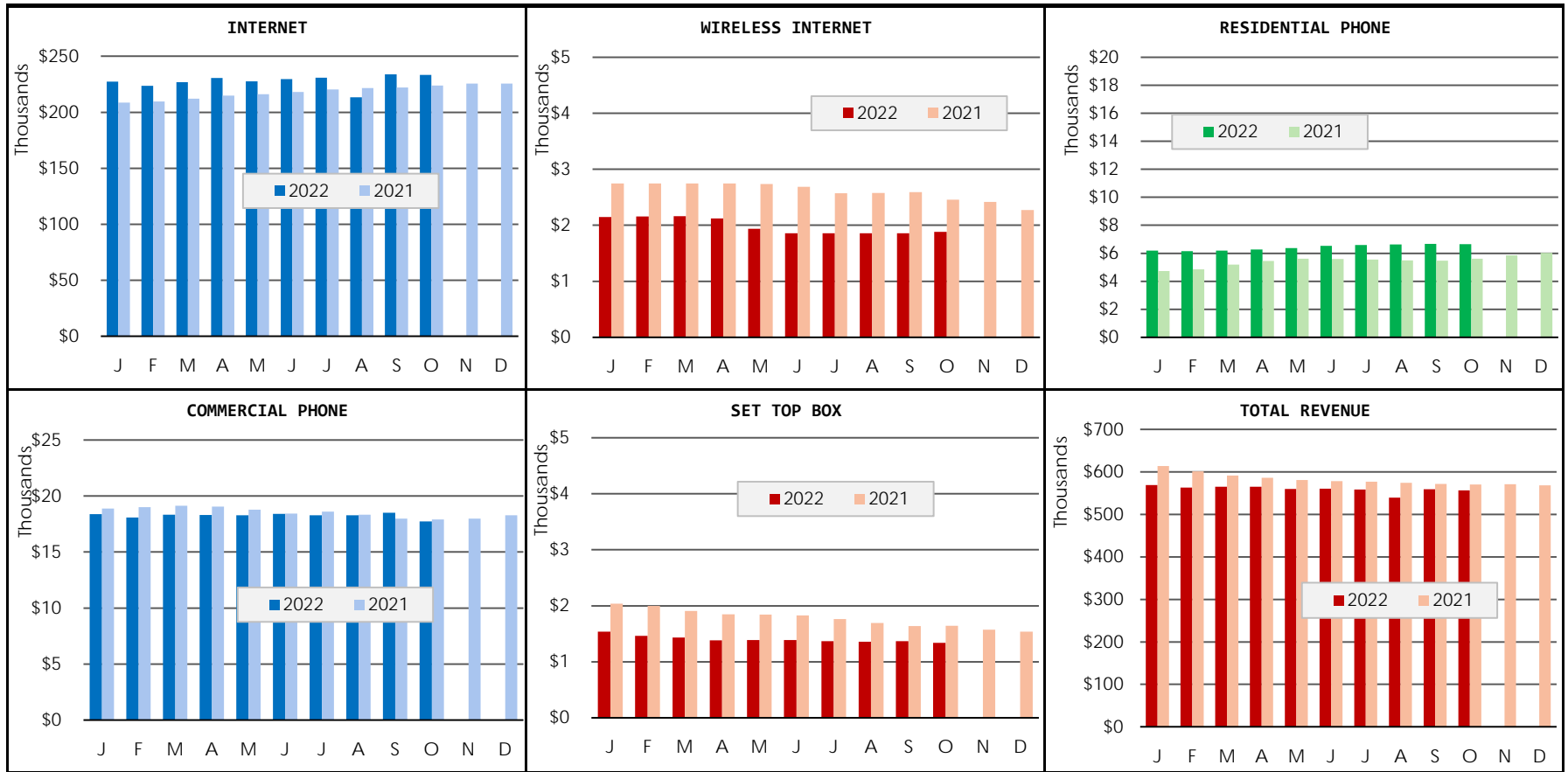
CHART 7
REVENUES FROM SALES BY CLASS
CURRENT VS. PREVIOUS FISCAL YEAR



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



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





Financial Report as of October 2022

Online financial reports are available here
<https://cleargov.com/georgia/walton/city/monroe>

GENERAL FUND SUMMARY

GENERAL FUND REVENUES



TOTAL BUDGETED

\$15,653,543

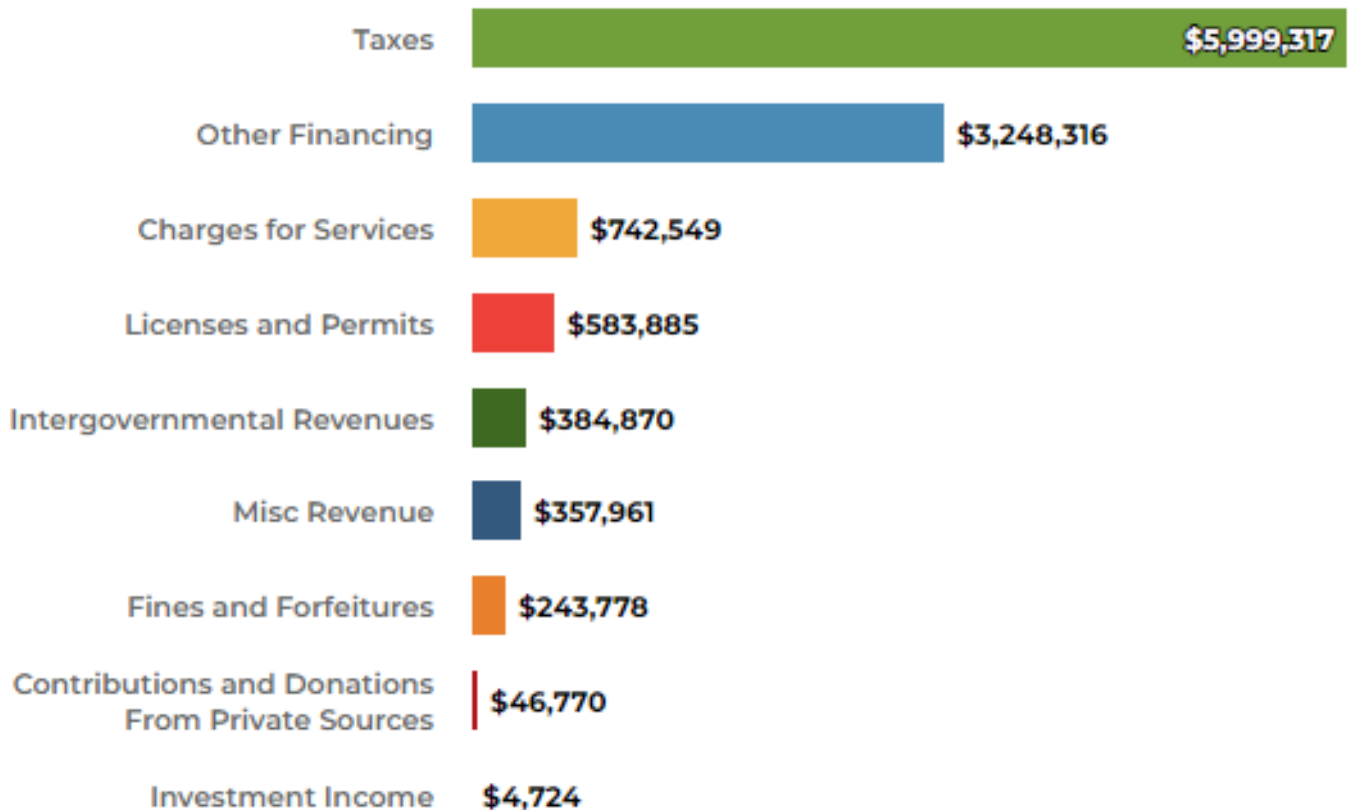
COLLECTED TO DATE

(74% of budgeted collected to date)

\$11,612,170

General Fund year-to-date revenues for the month totaled \$11,612,170 which is 74% of total budgeted revenues of \$15,653,543 for 2022. 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 YTD Revenue



GENERAL FUND EXPENDITURES



TOTAL BUDGETED

\$15,653,543

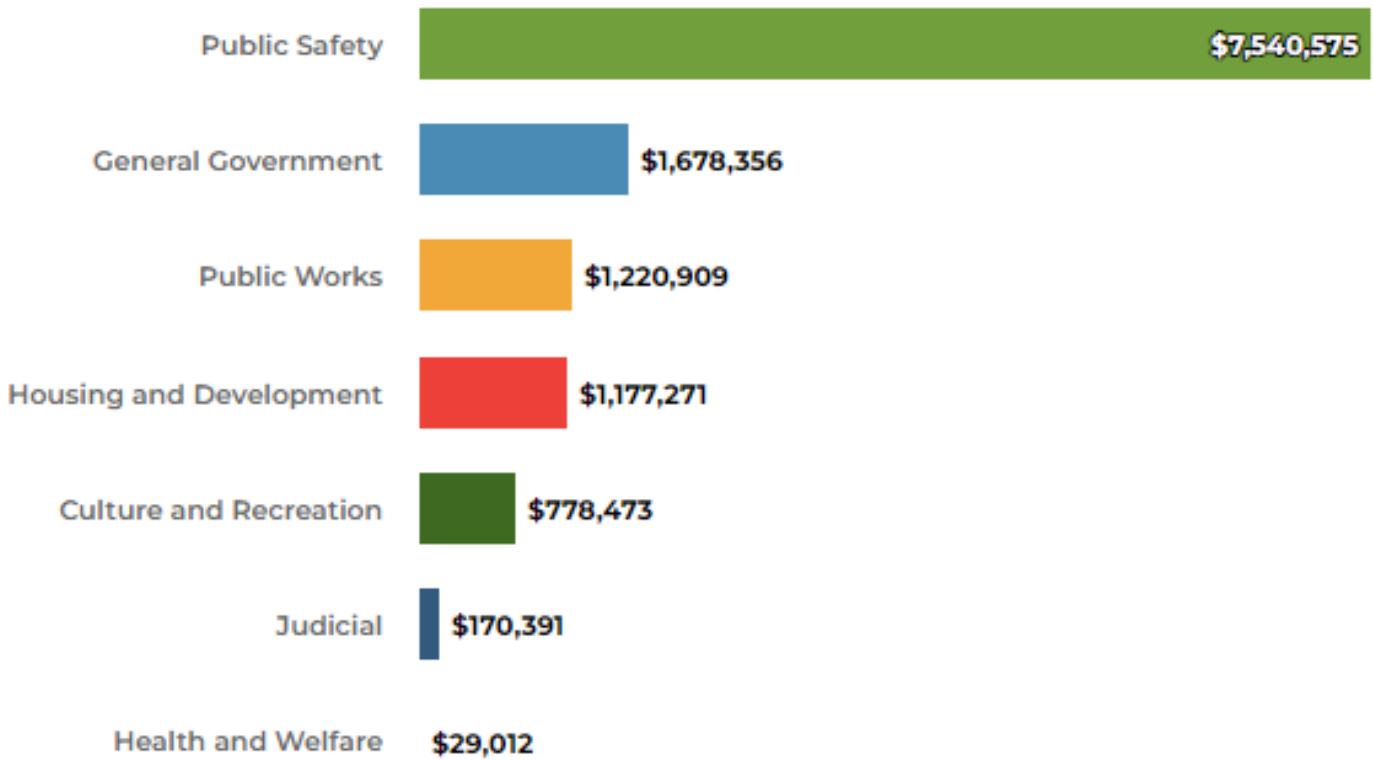
EXPENDED TO DATE

(80% of budgeted used to date)

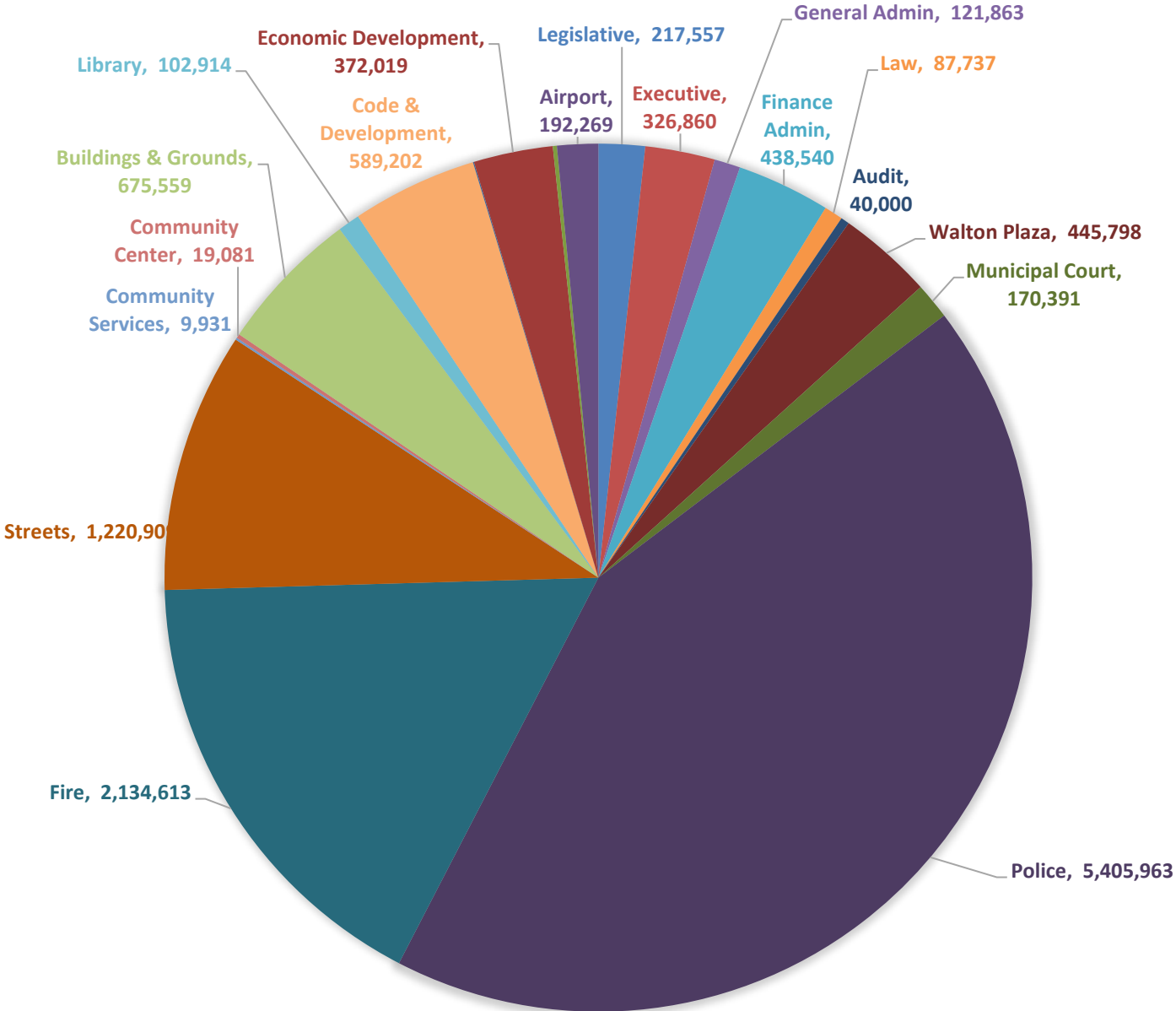
\$12,594,987

General Fund year-to-date expenses for the month totaled \$12,594,987 which is 80% of total budgeted expenses of \$15,653,543 for 2022.

General Fund YTD Expenditures



GENERAL FUND EXPENSE YTD



UTILITY FUND SUMMARY

UTILITY FUND REVENUES



TOTAL BUDGETED

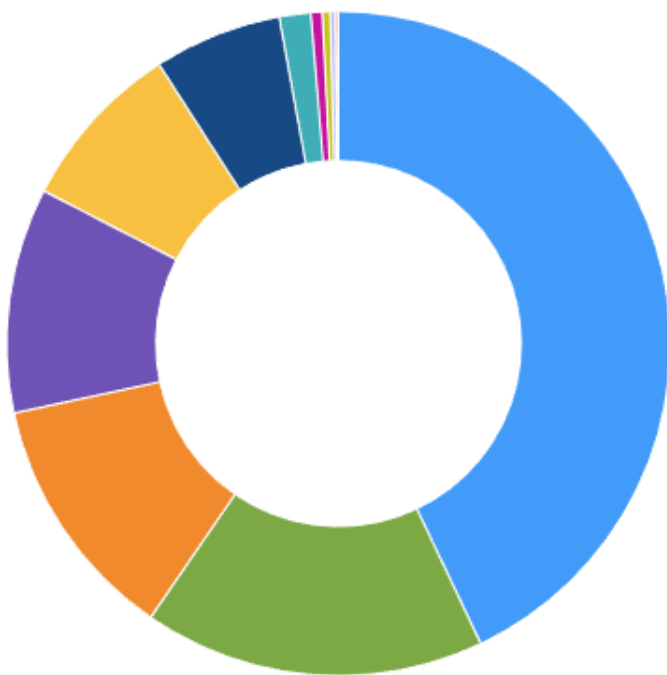
\$45,689,095

COLLECTED TO DATE

(88% of budgeted collected to date)

\$40,395,127

Utility Fund year-to-date operating revenues for the month totaled \$40,331,922 (*excluding capital revenue*). This is 88% of total budgeted revenues of \$45,689,095 for 2022. Capital revenues total \$59,024.



● Electric	43%
● Water	16.6%
● Natural Gas	12.1%
● Sewage	11%
● Telecom & Internet	8.3%
● Cable Tv	6.2%
● Utility Intergovernmental	1.5%
● Water Distribution System	0.6%
● Special Facility / Guta	0.4%
● Util Finance	0.2%
● Sewage Collection System	0.1%
● Stormwater	0.01%
● Sewage Treatment Plant	0.000%

UTILITY FUND EXPENDITURES



TOTAL BUDGETED

\$45,689,095

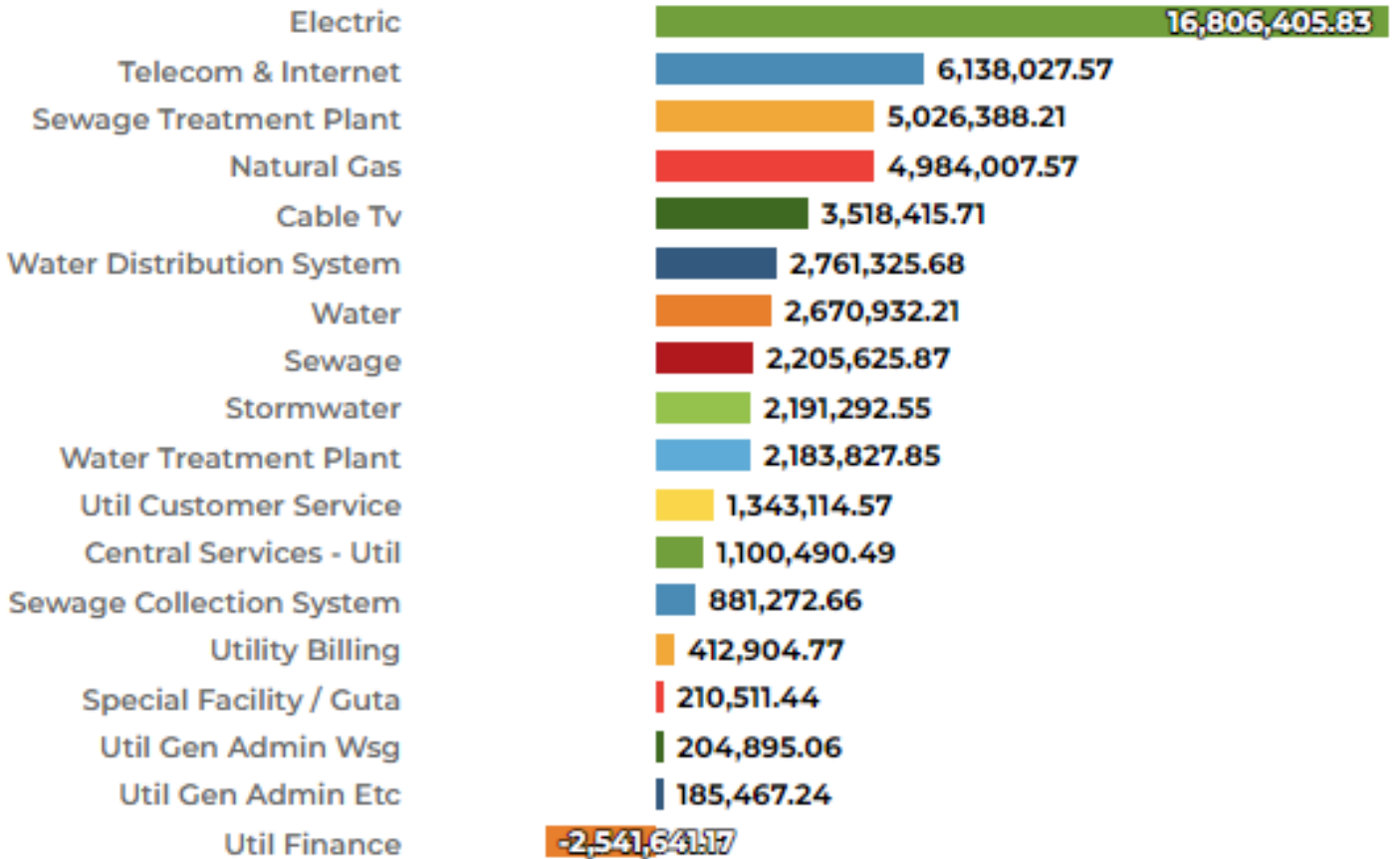
EXPENDED TO DATE

(110% of budgeted used to date)

\$50,283,264

Utility Fund year-to-date operating expenses for the month totaled \$37,278,750 (*excluding capital expense*) which is 82% of total budgeted expenses of \$45,689,095 for 2022. Year-to-date capital expense totaled \$13,001,504, which include Utility Bond expenditures.

Utility YTD Expenditures



SOLID WASTE FUND SUMMARY

SOLID WASTE FUND REVENUES



TOTAL BUDGETED

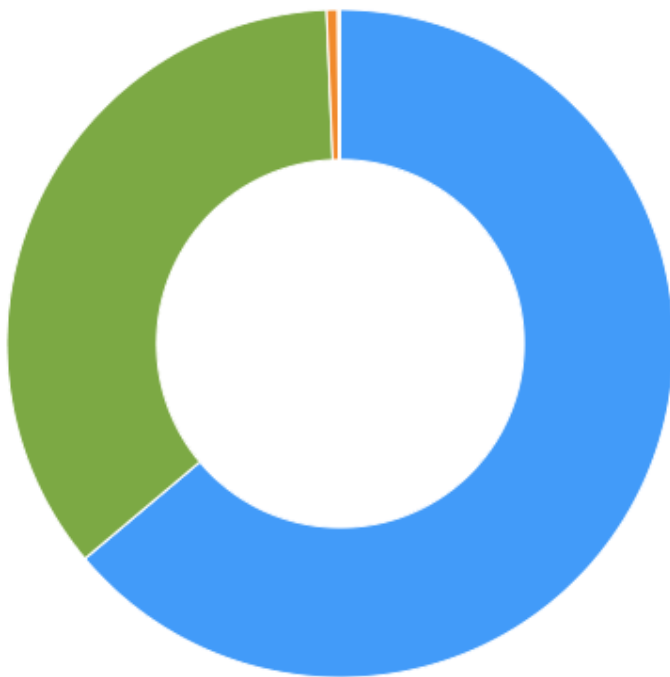
\$6,193,677

COLLECTED TO DATE

(94% of budgeted collected to date)

\$5,810,140

Solid Waste year-to-date revenues for the month totaled \$5,810,140. This is 94% of total budgeted revenues of \$6,193,677 for 2022.



● Solid Waste Disposal	63.9%
● Solid Waste Collection	35.5%
● Recyclables Collection	0.6%
● Yard Trimmings Collection	0.06%
● Solid Waste Administration	0.05%

SOLID WASTE FUND EXPENDITURES



TOTAL BUDGETED

\$6,193,677

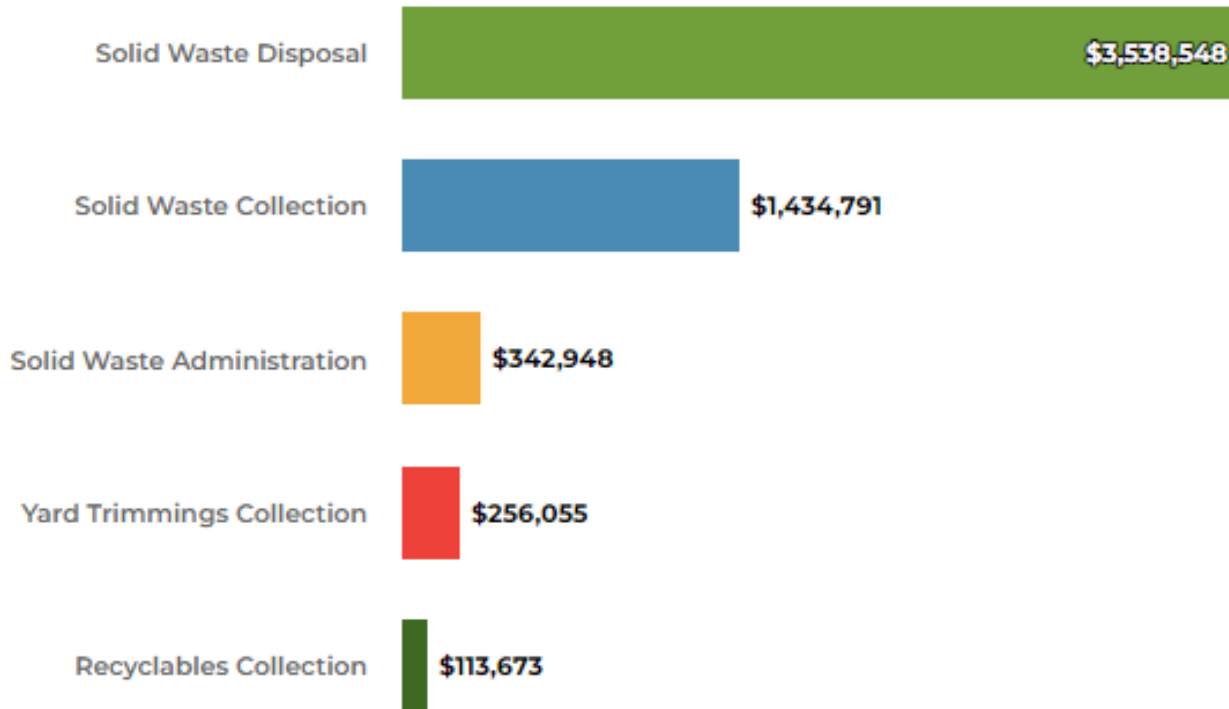
EXPENDED TO DATE

(97% of budgeted used to date)

\$6,033,631

Solid Waste year-to-date expenses for the month totaled \$5,654,805 (*excluding capital expense*) which is 91% of total budgeted expenses \$6,193,677. Year to date capital expenses total \$378,826.

Solid Waste YTD Expenditures



Cash balances for the City of Monroe at month end totaled **\$80,471,175** including the utility bond funds.

GOVERNMENTAL FUND	
General Fund Checking	2,981,284
Stabilization Fund	1,250,000
Group Health Insurance Claims (Insurance Trust)	98,299
CAPITAL PROJECTS FUND	
Capital Improvement - General Government	2,740
SPLOST 2013	293,275
SPLOST 2019	4,728,408
SPECIAL REVENUE FUND	
Hotel/Motel	9,002
DEA Confiscated Assets Fund	140,517
Confiscated Assets Fund	90,398
American Rescue Plan	4,163,938
ENTERPRISE FUND	
Solid Waste	971,533
Solid Waste Capital	701,443
Utility Revenue	373,526
Utility Revenue Reserve	-
Utility MEAG Short-Term Investment	6,856,234
Utility MEAG Intermediate Extended Investment	8,617,474
Utility MEAG Intermediate Portfolio Investment	3,635,138
Utility Capital Improvement	3,294,389
Utility Tap Fees	6,925,959
Utility GEFA	1,000
Utility Bond Sinking Fund	889,157
2020 Util Bond Sinking Fund	745,429
2020 Bond Fund	30,865,749
Utility Customer Deposits (Restricted)	679,890
Utility Customer Deposits (Investment)	1,584,926

The total Utility Capital funds available at month end are \$11,220,348 as broken down in the section below:

Utility Capital Improvement Cash Balance	3,294,389
Utility Revenue Reserve Cash Balance	1,000,000
Tap Fees Cash Balance	6,925,959
Total Current Funds Available	11,220,348

<u>Remaining</u>	<u>2022 Budgeted</u>	<u>2022 Actual</u>	<u>Remaining</u>
<u>Budget</u>	<u>Expense</u>	<u>Expense</u>	<u>Budget</u>

	5,777,807	6,136,210	5,050,242	9,120,186
Totals				
Remaining estimated annual Tap Fees	-	1,449,996	241,666	241,666
Remaining estimated annual CIP transfers-in	-	3,456,000	576,000	576,000
Estimated Utility Capital Cash Balance EOY	5,442,541		12,038,014	2,917,828

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

Utility Transfers Out

	Capital	
	Improvement	General Fund
January	\$ 285,041	\$ 260,872
February	\$ 310,829	\$ 283,237
March	\$ 331,966	\$ 303,537
April	\$ 285,727	\$ 261,347
May	\$ 278,248	\$ 254,952
June	\$ 276,965	\$ 255,332
July	\$ 291,881	\$ 285,186
August	\$ 310,017	\$ 305,281
September	\$ 300,504	\$ 295,207
October	\$ 283,073	\$ 274,596
November		
December		
YTD Total	\$ 2,954,250	\$ 2,779,547

Utility Capital Funding

Approved Projects/Assets

<u>Dept</u>	<u>Project Description</u>	<u>Remaining Budget</u>	<u>2022 Budgeted Expense</u>	<u>2022 Actual Expense</u>	<u>Remaining Budget</u>
Sewer	Application/Design CDBG 2022 submittal			8,700	
Sewer	CDBG 2022 Construction	-	100,000		100,000
Sewer	Lumpkin Street Sewer improvements			424	
Sewer	Sewer Main Rehab 2022	200,000	200,000	9,413	390,587
Sewer	Truck Bypass Sewer Relocation		39,400	39,398	2
Sewer	16 Ton Equipment Trailer	8,190	16,990	14,990	
Sewer	Fusing Machine		23,700	22,415	
Sewer Plant	Pump Station SCADA	50,000	192,900		242,900
Sewer Plant	Zero Turn Mower		8,000	8,000	-
Sewer Plant	WWTP Infrastructure Repair/Replacement-2022 EQUIP NOT A PROJECT		350,000	75,314	274,686
Sewer Plant	Wastewater Pump Station Electrical		200,000	49,850	150,150
Water	Fire Hydrant Replacement	110,000	55,000		165,000
Water	Replacement of Controls	40,000			40,000
Water	Water Meters	113,000	56,500		169,500
Water	Infrastructure Repair/Replacement	-			-
Water	Fire Hydrant Security	75,000	50,000		125,000
Water	Service Renewals		200,000		200,000
Water	Waterline extensions & pressure improvements	511,179			511,179
Water	New Construction Water Meters	20,560			20,560
Water	Water Master Plan	32,306		1,745	30,561
Water	REMOVE BRICK FACING OLD WATER PLANT			74,429	
Water	Water Main Rehab 2022		300,000		300,000
Water	Jim Daws Water Hydrant Extension			3,774	
Water	Macedonia Church Rd Water Extension		8,800	7,899	
Water	Truck Bypass Water Relocation		200,932	201,671	(739)
Water	High Service Pumps	12,034			12,034
Water	Alcovy River Screen	350,000			350,000
Water	Water Main Extensions		300,000		300,000
Water	equipment trailer	8,190	16,990	14,990	
Water	Truck		47,000	39,314	
Water Plant	Warehouse Improvements	22,384		71,362	
Water Plant	Infrastructure Repair/Replacement	400,000	250,000	91,659	558,341
Water	VFD	-			-
Water	Piedmont Park Water Tank/GEFA Loan	-		11,485	(11,485)
Water	Water Treatment Plant generators	-			-
Water Plant	Membrane Filters 2022	50,000	200,000	156,929	93,071
Water Plant	Truck		46,950	39,314	
Water Plant	WTP SCADA Upgrade		75,000	61,800	13,200
Water Plant	Jacks Creek Pump Station Clearing & Dredging		165,000		165,000
Water/Telecom	Loganville Water Line-Fiber	245,000			245,000
Central Svcs	Plaza renovations phase #2 (bldgs B thru E)			117,851	
Central Svcs	Utility Branding Imagery		175,000	65,590	109,410
Central Svcs	SR 83 connector - engineering	-		139	
Central Svcs	Town Green				-
Central Svcs	Vehicle	-	77,000	33,950	43,050
Central Svcs	Exchange server	49,038	15,000		64,038
Central Svcs	Forklift at Warehouse	36,100	40,000		76,100
Central Svcs	Zero Turn Mower		12,000		12,000
Central Svcs	City Hall Flooring Replacement		90,000		90,000
Central Svcs	North Lumpkin Alleyway Improvements		150,000		150,000
Admin	Cisco Firepower for cyber security			10,379	
Electric	Automated Switching	74,572			74,572
Electric	GIS Program Development	5,817			5,817
Electric	Underground for Town Green	138,129		136,898	1,232
Electric	Monroe Pavilion Electric	-		181,127	
Electric	AMI meters/system	346,613		1,067	345,546
Electric	Rebuild Highland & S Madison Ave (poles, transformers, wire, etc)	556,207		100,220	455,986
Electric	Meadows Farm Subdivision			61,646	
Electric	Stone Creek II streetlights			5,397	
Electric	commercial demand meters	70,000		53,856	16,144
Electric	EV charging stations		110,500		110,500
Electric	Mill Farm Place on Alcovy			18,434	
Electric	3 Phase Feeder (Hwy138 - Hospital)	95,000			95,000
Electric	Altec AA55 bucket truck		205,000		205,000
Electric	Repairs to Excavator			11,249	
Telecom	Fiber to the X services	-		595,285	
Telecom	Managed WiFi			240,000	

Telecom	Streaming TV			155,138	
Telecom	Fusion Splicer	38,079			38,079
Telecom	Altec 37G vehicles/Two		126,000		126,000
Cable	Cable Replacement			12,716	
Gas	natural gas master plan	150,000			150,000
Gas	Gas GIS	72,249			72,249
Gas	GIS Program Development	5,817			5,817
Gas	Main Extension (Monroe Pavilion, etc)	88,705	-		88,705
Gas	Gas Main Renewal 2022		400,000	36,830	363,170
Gas	Extensions 2022		200,000	193,086	6,914
Gas	Truck Bypass Gas Relocation		237,554	86,823	150,731
Gas	Lacy, Davis, Harris & Ash Streets	140,000			140,000
Gas	Various Projects				-
Gas	equipment trailer	16,380	33,980	32,280	
Gas	Truck	-			-
Gas	mini excavator		70,014	69,750	264
Gas	Gas System Improv-Metering SCADA		18,500		18,500
Stormwater	pickup truck	93,232			93,232
Stormwater	2018 Infrastructure Repair/Replacement	45,510			45,510
Stormwater	CDBG 2020 Construction	996,442		1,712,886	
Stormwater	Storm/Drain Retention Pond Rehab	270,500	100,000		370,500
Stormwater	Infrastructure / Pipes / Inlets / etc. 2021	133,391	-		133,391
Stormwater	Infrastructure / Pipes / Inlets / etc. 2022		50,000	97,781	
Stormwater	Lateral Repair	8,183			8,183
Stormwater	Improvements	100,000			100,000
Stormwater	North Madison Stormwater Rehab		400,000		400,000
Stormwater	Stormwater Master Plan		400,000		400,000
Stormwater	Dumptruck		110,000		110,000
Stormwater	Trailer for excavator		12,500	14,990	

Utility 2020 Bond Projects

	Original Budget	Expenditures	Balance
Alcoy Sewer Line Extension	4,000,000	2,113,771	1,886,229
Loganville Water Transmission Line Extension	5,580,000	5,580,000	-
Broadband Fiber Extension	12,700,000	4,046,487	8,653,513
Blaine Station Telecom Building	478,648	536,706	-58,058
Wastewater Treatment Plant Upgrades	7,500,000	4,002,727	3,497,273
Raw Water Line Upgrades	3,520,000	166,711	3,353,289
Water Tank Industrial Park & Line Extension	3,000,000	101,807	2,898,193
East Walton Gas Line Extension	1,000,000	323,895	676,105
Future Water Transmission Line Extensions	1,700,000	1,601,832	98,168
Future Expansion Projects	5,771,352		5,771,352
Water Plant System Upgrades	3,000,000	901,290	2,098,710
Water Tank Northside of System	1,750,000		1,750,000
Bond Closing Fees from Bond Proceeds		435,942	(435,942)
	\$50,000,000	\$19,811,167	\$30,188,833

Solid Waste Capital Funding

Approved Projects/Assets

<u>Dept</u>	<u>Project Description</u>	<u>Remaining Budget</u>	<u>2022 Budgeted Expense</u>	<u>2022 Actual Expense</u>	<u>Remaining Budget</u>
Solid Waste	Recycling & Garbage Carts	15,203			
Solid Waste	Transfer Station Improvements	24,067	32,506	26,956	29,617
Solid Waste	Guardrails for New Scales		14,000		14,000
Solid Waste	Downtown Dumpster Corrals	150,000			150,000
Solid Waste	Residential Garbage Truck		150,752		150,752
Solid Waste	Commercial Garbage Truck	270,000	301,000	319,835	251,165
Solid Waste	Pickup Truck	-	35,000		35,000
Solid Waste	Front Load Dumpsters			18,630	
Solid Waste	Misc Equipment/Repairs to Capital			7,855	
Totals		459,270	533,258	373,276	630,534
Remaining estimated annual CIP transfers-in		-	300,000	50,000	50,000
Estimated Solid Waste Capital Cash Balance		242,174			120,909

Solid Waste Capital Improvement Cash Balance 701,443 as of October

SPLOST Budgets

2013 SPLOST	Original Budget	Total Revenue Received Amended Budget	Expenditures	Reimbursements	Balance
Transportation	\$5,785,964	\$5,953,753	\$9,560,223	\$3,839,812	\$233,342
Public Safety	1,200,000	1,210,933	1,170,667	19,667	59,932
Solid Waste	2,513,544	2,119,133	2,119,132		0
	\$9,499,508	\$9,283,819	\$12,850,023	\$3,859,479	\$293,275

2019 SPLOST	Original Budget	Total Revenue Received	Expenditures	Reimbursements	Balance
Transportation	\$6,139,675	\$6,450,339	\$4,360,718	\$1,299,406	\$3,389,028
Parks	2,631,289	2,764,431	1,923,983	420	840,868
	\$8,770,964	\$9,214,771	\$6,284,701	\$1,299,826	\$4,229,896



General Fund

For Fiscal Period Ending: 10/2022

	Original Total Budget	Current Total Budget	Period Activity	YTD	Assumed Nov-Dec	Projected Year End 2022	Year End 2021
Revenue							
1510 - FINANCE ADMIN	13,844,928	13,844,928	2,348,447	9,914,756	4,561,294	14,476,050	14,143,436
1519 - INTERGOVERNMENTAL	109,600	109,600	-	151,809	6,624	158,433	126,615
1565 - WALTON PLAZA	3,308	3,308	276	2,756	552	3,308	3,308
2650 - MUNICIPAL COURT	300,000	300,000	18,714	204,360	51,426	255,786	293,141
3200 - POLICE	198,739	248,258	11,901	196,185	109,918	306,103	360,736
3500 - FIRE OPERATIONS	49,812	60,344	1,267	11,799	49,812	61,611	64,005
3510 - FIRE PREVENTION/CRR	-	-	1,000	8,455	500	8,955	1,000
4200 - STREETS & TRANSPORTATION	175,474	175,474	-	196,518	-	196,518	152,099
5530 - COMMUNITY CENTER	38,333	38,333	3,750	34,583	4,581	39,164	18,333
7200 - CODE & DEVELOPMENT	506,700	506,700	75,909	604,429	129,398	733,826	505,555
7520 - ECONOMIC DEVELOPMENT	20,000	20,000	9,424	17,488	5,739	23,227	26,027
7521 - MAINSTREET	35,000	35,000	-	26,250	8,750	35,000	35,000
7563 - AIRPORT	205,350	205,350	18,314	242,821	55,071	297,892	278,194
Revenue Total:	15,487,244	15,547,295	2,489,002	11,612,207	4,983,664	16,595,871	16,007,449
Expense							
1100 - LEGISLATIVE	251,291	251,291	15,941	217,557	29,595	247,152	240,604
1300 - EXECUTIVE	571,181	571,181	48,429	326,860	93,849	420,709	389,602
1400 - ELECTIONS	-	-	-	-	-	-	17,700
1500 - GENERAL ADMIN	147,847	147,847	10,354	121,863	25,585	147,448	144,744
1510 - FINANCE ADMIN	501,455	501,455	127,398	438,539	83,546	522,085	1,285,060
1530 - LAW	160,000	160,000	-	87,737	-	87,737	218,844
1560 - AUDIT	40,000	40,000	-	40,000	-	40,000	39,500
1565 - WALTON PLAZA	594,136	594,136	-	445,798	28,094	473,892	596,373
2650 - MUNICIPAL COURT	217,973	217,973	15,583	170,391	29,968	200,359	197,999
3200 - POLICE	6,360,323	6,409,842	496,138	5,405,344	1,287,669	6,693,013	5,732,588
3500 - FIRE OPERATIONS	2,700,122	2,710,654	173,366	2,054,073	643,540	2,697,613	2,445,037
3510 - FIRE PREVENTION/CRR	102,787	102,787	5,905	81,159	11,535	92,694	93,355
4200 - STREETS & TRANSPORTATION	1,646,471	1,646,471	115,122	1,220,908	281,842	1,502,751	1,474,913
5500 - COMMUNITY SERVICES	12,900	12,900	-	9,931	-	9,931	12,818
5530 - COMMUNITY CENTER	6,032	6,032	2,218	19,081	2,170	21,251	10,462
6200 - BLDGS & GROUNDS	582,127	582,127	58,423	675,559	88,941	764,500	1,217,014
6500 - LIBRARIES	124,075	124,075	520	102,914	31,556	134,470	135,123
7200 - CODE & DEVELOPMENT	771,750	771,750	67,667	589,202	146,652	735,854	716,608
7400 - PLANNING AND ZONING	4,844	4,844	-	4,683	-	4,683	4,844
7520 - ECONOMIC DEVELOPMENT	520,780	520,780	52,747	372,019	96,303	468,322	460,745
7550 - DOWNTOWN DEVELOPMENT	25,400	25,400	38	19,099	6,332	25,431	25,000
7563 - AIRPORT	145,750	145,750	2,212	192,269	34,367	226,636	191,257
Expense Total:	15,487,244	15,547,295	1,192,062	12,594,986	2,921,545	15,516,531	15,650,193
Report Surplus (Deficit):				(982,779)		1,079,340	357,256



Monroe, GA

General Fund

Monthly Budget Report
Group Summary
For Fiscal: 2022 Period Ending: 10/31/2022

DEP...	October Budget	October Activity	Variance Favorable (Unfavorable)	Percent Remaining	YTD Budget	YTD Activity	Variance Favorable (Unfavorable)	Percent Remaining	Total Budget
Revenue									
R1: 31 - TAXES									
1510 - FINANCE ADMIN	775,889.41	1,947,387.91	1,171,498.50	150.99 %	7,758,894.10	5,999,317.34	-1,759,576.76	-22.68 %	9,314,399.00
Total R1: 31 - TAXES:	775,889.41	1,947,387.91	1,171,498.50	150.99 %	7,758,894.10	5,999,317.34	-1,759,576.76	-22.68 %	9,314,399.00
R1: 32 - LICENSES & PERMITS									
7200 - CODE & DEVELOPMENT	36,710.31	74,646.14	37,935.83	103.34 %	367,103.10	583,884.82	216,781.72	59.05 %	440,700.00
Total R1: 32 - LICENSES & PERMITS:	36,710.31	74,646.14	37,935.83	103.34 %	367,103.10	583,884.82	216,781.72	59.05 %	440,700.00
R1: 33 - INTERGOVERNMENTAL									
1519 - INTERGOVERNMENTAL	9,129.68	0.00	-9,129.68	-100.00 %	91,296.80	151,808.50	60,511.70	66.28 %	109,600.00
3200 - POLICE	7,042.08	0.00	-7,042.08	-100.00 %	70,420.80	49,519.00	-20,901.80	-29.68 %	84,519.00
4200 - STREETS & TRANSPORTATION	14,616.98	0.00	-14,616.98	-100.00 %	146,169.80	175,474.02	29,304.22	20.05 %	175,474.00
7200 - CODE & DEVELOPMENT	0.00	0.00	0.00	0.00 %	0.00	8,068.50	8,068.50	0.00 %	0.00
Total R1: 33 - INTERGOVERNMENTAL:	30,788.74	0.00	-30,788.74	-100.00 %	307,887.40	384,870.02	76,982.62	25.00 %	369,593.00
R1: 34 - CHARGES FOR SERVICES									
1510 - FINANCE ADMIN	66,640.00	62,833.65	-3,806.35	-5.71 %	666,400.00	695,967.07	29,567.07	4.44 %	800,000.00
3200 - POLICE	1,666.00	1,123.43	-542.57	-32.57 %	16,660.00	5,581.58	-11,078.42	-66.50 %	20,000.00
3500 - FIRE OPERATIONS	0.00	1,267.00	1,267.00	0.00 %	0.00	1,267.00	1,267.00	0.00 %	0.00
3510 - FIRE PREVENTION/CRR	0.00	1,000.00	1,000.00	0.00 %	0.00	8,455.00	8,455.00	0.00 %	0.00
7200 - CODE & DEVELOPMENT	416.50	900.00	483.50	116.09 %	4,165.00	12,950.75	8,785.75	210.94 %	5,000.00
7520 - ECONOMIC DEVELOPMENT & PLANNING	1,666.00	9,424.00	7,758.00	465.67 %	16,660.00	17,488.00	828.00	4.97 %	20,000.00
7563 - AIRPORT	91.63	80.00	-11.63	-12.69 %	916.30	840.00	-76.30	-8.33 %	1,100.00
Total R1: 34 - CHARGES FOR SERVICES:	70,480.13	76,628.08	6,147.95	8.72 %	704,801.30	742,549.40	37,748.10	5.36 %	846,100.00
R1: 35 - FINES & FORFEITURES									
2650 - MUNICIPAL COURT	24,990.00	18,714.35	-6,275.65	-25.11 %	249,900.00	204,359.98	-45,540.02	-18.22 %	300,000.00
3200 - POLICE	2,499.00	4,518.88	2,019.88	80.83 %	24,990.00	39,417.70	14,427.70	57.73 %	30,000.00
Total R1: 35 - FINES & FORFEITURES:	27,489.00	23,233.23	-4,255.77	-15.48 %	274,890.00	243,777.68	-31,112.32	-11.32 %	330,000.00
R1: 36 - INVESTMENT INCOME									
1510 - FINANCE ADMIN	0.00	1,432.94	1,432.94	0.00 %	0.00	4,723.51	4,723.51	0.00 %	0.00
Total R1: 36 - INVESTMENT INCOME:	0.00	1,432.94	1,432.94	0.00 %	0.00	4,723.51	4,723.51	0.00 %	0.00
R1: 37 - CONTRIBUTIONS & DONATIONS									
3200 - POLICE	333.20	0.00	-333.20	-100.00 %	3,332.00	0.00	-3,332.00	-100.00 %	4,000.00
4200 - STREETS & TRANSPORTATION	0.00	0.00	0.00	0.00 %	0.00	20,520.00	20,520.00	0.00 %	0.00
7521 - MAINSTREET	2,915.50	0.00	-2,915.50	-100.00 %	29,155.00	26,250.00	-2,905.00	-9.96 %	35,000.00
Total R1: 37 - CONTRIBUTIONS & DONATIONS:	3,248.70	0.00	-3,248.70	-100.00 %	32,487.00	46,770.00	14,283.00	43.97 %	39,000.00

DEP...	October Budget	October Activity	Variance Favorable (Unfavorable)	Percent Remaining	YTD Budget	YTD Activity	Variance Favorable (Unfavorable)	Percent Remaining	Total Budget
R1: 38 - MISCELLANEOUS REVENUE									
1510 - FINANCE ADMIN	2,915.50	8,531.41	5,615.91	192.62 %	29,155.00	61,685.13	32,530.13	111.58 %	35,000.00
1565 - WALTON PLAZA	275.55	275.63	0.08	0.03 %	2,755.50	2,756.30	0.80	0.03 %	3,308.00
3200 - POLICE	0.00	6,258.99	6,258.99	0.00 %	0.00	6,374.99	6,374.99	0.00 %	0.00
3500 - FIRE OPERATIONS	877.67	0.00	-877.67	-100.00 %	8,776.70	10,532.00	1,755.30	20.00 %	10,532.00
4200 - STREETS & TRANSPORTATION	0.00	0.00	0.00	0.00 %	0.00	523.69	523.69	0.00 %	0.00
5530 - COMMUNITY CENTER	3,193.13	3,750.00	556.87	17.44 %	31,931.30	34,583.36	2,652.06	8.31 %	38,333.00
7200 - CODE & DEVELOPMENT	0.00	362.64	362.64	0.00 %	0.00	-475.00	-475.00	0.00 %	0.00
7563 - AIRPORT	17,014.02	18,233.88	1,219.86	7.17 %	170,140.20	241,980.71	71,840.51	42.22 %	204,250.00
Total R1: 38 - MISCELLANEOUS REVENUE:	24,275.87	37,412.55	13,136.68	54.11 %	242,758.70	357,961.18	115,202.48	47.46 %	291,423.00
R1: 39 - OTHER FINANCING SOURCES									
1510 - FINANCE ADMIN	316,691.58	328,261.36	11,569.78	3.65 %	3,166,915.80	3,153,024.73	-13,891.07	-0.44 %	3,801,777.32
3200 - POLICE	9,141.25	0.00	-9,141.25	-100.00 %	91,412.50	95,291.52	3,879.02	4.24 %	109,739.00
3500 - FIRE OPERATIONS	4,149.33	0.00	-4,149.33	-100.00 %	41,493.30	0.00	-41,493.30	-100.00 %	49,812.00
7200 - CODE & DEVELOPMENT	5,081.30	0.00	-5,081.30	-100.00 %	50,813.00	0.00	-50,813.00	-100.00 %	61,000.00
Total R1: 39 - OTHER FINANCING SOURCES:	335,063.46	328,261.36	-6,802.10	-2.03 %	3,350,634.60	3,248,316.25	-102,318.35	-3.05 %	4,022,328.32
Total Revenue:	1,303,945.62	2,489,002.21	1,185,056.59	90.88 %	13,039,456.20	11,612,170.20	-1,427,286.00	-10.95 %	15,653,543.32
Expense									
1100 - LEGISLATIVE	20,932.52	15,941.02	4,991.50	23.85 %	209,325.20	217,557.20	-8,232.00	-3.93 %	251,291.00
1300 - EXECUTIVE	47,783.18	48,428.98	-645.80	-1.35 %	477,831.80	326,859.94	150,971.86	31.60 %	573,627.24
1500 - GENERAL ADMIN	12,468.16	10,354.48	2,113.68	16.95 %	124,681.60	121,863.02	2,818.58	2.26 %	149,677.40
1510 - FINANCE ADMIN	41,940.58	127,398.16	-85,457.58	-203.76 %	419,405.80	438,540.17	-19,134.37	-4.56 %	503,488.44
1530 - LAW	13,328.00	0.00	13,328.00	100.00 %	133,280.00	87,737.39	45,542.61	34.17 %	160,000.00
1560 - AUDIT	3,332.00	0.00	3,332.00	100.00 %	33,320.00	40,000.00	-6,680.00	-20.05 %	40,000.00
1565 - WALTON PLAZA	49,491.52	0.00	49,491.52	100.00 %	494,915.20	445,798.14	49,117.06	9.92 %	594,136.00
2650 - MUNICIPAL COURT	18,293.80	15,583.22	2,710.58	14.82 %	182,938.00	170,391.08	12,546.92	6.86 %	219,613.48
3200 - POLICE	537,948.38	496,138.39	41,809.99	7.77 %	5,379,483.80	5,405,962.58	-26,478.78	-0.49 %	6,457,925.52
3500 - FIRE OPERATIONS	227,867.15	173,365.57	54,501.58	23.92 %	2,278,671.50	2,053,453.96	225,217.54	9.88 %	2,735,486.48
3510 - FIRE PREVENTION/CRR	8,640.96	5,904.83	2,736.13	31.66 %	86,409.60	81,158.82	5,250.78	6.08 %	103,733.08
4200 - STREETS & TRANSPORTATION	138,080.51	115,122.43	22,958.08	16.63 %	1,380,805.10	1,220,908.70	159,896.40	11.58 %	1,657,625.08
5500 - COMMUNITY SERVICES	1,074.57	0.00	1,074.57	100.00 %	10,745.70	9,931.00	814.70	7.58 %	12,900.00
5530 - COMMUNITY CENTER	502.46	2,218.14	-1,715.68	-341.46 %	5,024.60	19,080.72	-14,056.12	-279.75 %	6,032.00
6200 - BLDGS & GROUNDS	48,743.92	58,422.94	-9,679.02	-19.86 %	487,439.20	675,558.75	-188,119.55	-38.59 %	585,160.60
6500 - LIBRARIES	10,335.44	519.69	9,815.75	94.97 %	103,354.40	102,914.29	440.11	0.43 %	124,075.00
7200 - CODE & DEVELOPMENT	64,935.24	67,667.27	-2,732.03	-4.21 %	649,352.40	589,201.61	60,150.79	9.26 %	779,532.24
7400 - PLANNING AND ZONING	403.50	0.00	403.50	100.00 %	4,035.00	4,682.78	-647.78	-16.05 %	4,844.00
7520 - ECONOMIC DEVELOPMENT & PLANNING	43,586.42	52,747.13	-9,160.71	-21.02 %	435,864.20	372,018.67	63,845.53	14.65 %	523,245.76
7550 - DOWNTOWN DEVELOPMENT	2,115.82	37.95	2,077.87	98.21 %	21,158.20	19,099.41	2,058.79	9.73 %	25,400.00
7563 - AIRPORT	12,140.94	2,212.24	9,928.70	81.78 %	121,409.40	192,268.58	-70,859.18	-58.36 %	145,750.00

Monthly Budget Report

For Fiscal: 2022 Period Ending: 10/29/22

DEP...	October Budget	October Activity	Variance Favorable (Unfavorable)	Percent Remaining	YTD Budget	YTD Activity	Variance Favorable (Unfavorable)	Percent Remaining	Total Budget
Total Expense:	1,303,945.07	1,192,062.44	111,882.63	8.58 %	13,039,450.70	12,594,986.81	444,463.89	3.41 %	15,653,543.32
Report Total:	0.55	1,296,939.77	1,296,939.22		5.50	-982,816.61	-982,822.11		0.00



Monroe, GA

General Fund

Income Statement

Group Summary

For Fiscal: 2022 Period Ending: 10/31/2022

DEPT	Original Total Budget	Current Total Budget	MTD Activity	YTD Activity	Budget Remaining
Revenue					
1510 - FINANCE ADMIN	13,844,928.00	13,951,176.32	2,348,447.27	9,914,717.78	4,036,458.54
1519 - INTERGOVERNMENTAL	109,600.00	109,600.00	0.00	151,808.50	-42,208.50
1565 - WALTON PLAZA	3,308.00	3,308.00	275.63	2,756.30	551.70
2650 - MUNICIPAL COURT	300,000.00	300,000.00	18,714.35	204,359.98	95,640.02
3200 - POLICE	198,739.00	248,258.00	11,901.30	196,184.79	52,073.21
3500 - FIRE OPERATIONS	49,812.00	60,344.00	1,267.00	11,799.00	48,545.00
3510 - FIRE PREVENTION/CRR	0.00	0.00	1,000.00	8,455.00	-8,455.00
4200 - STREETS & TRANSPORTATION	175,474.00	175,474.00	0.00	196,517.71	-21,043.71
5530 - COMMUNITY CENTER	38,333.00	38,333.00	3,750.00	34,583.36	3,749.64
7200 - CODE & DEVELOPMENT	506,700.00	506,700.00	75,908.78	604,429.07	-97,729.07
7520 - ECONOMIC DEVELOPMENT & PLANNNG	20,000.00	20,000.00	9,424.00	17,488.00	2,512.00
7521 - MAINSTREET	35,000.00	35,000.00	0.00	26,250.00	8,750.00
7563 - AIRPORT	205,350.00	205,350.00	18,313.88	242,820.71	-37,470.71
Revenue Total:	15,487,244.00	15,653,543.32	2,489,002.21	11,612,170.20	4,041,373.12
Expense					
1100 - LEGISLATIVE	251,291.00	251,291.00	15,941.02	217,557.20	33,733.80
1300 - EXECUTIVE	571,181.00	573,627.24	48,428.98	326,859.94	246,767.30
1500 - GENERAL ADMIN	147,847.00	149,677.40	10,354.48	121,863.02	27,814.38
1510 - FINANCE ADMIN	501,455.00	503,488.44	127,398.16	438,540.17	64,948.27
1530 - LAW	160,000.00	160,000.00	0.00	87,737.39	72,262.61
1560 - AUDIT	40,000.00	40,000.00	0.00	40,000.00	0.00
1565 - WALTON PLAZA	594,136.00	594,136.00	0.00	445,798.14	148,337.86
2650 - MUNICIPAL COURT	217,973.00	219,613.48	15,583.22	170,391.08	49,222.40
3200 - POLICE	6,360,323.00	6,457,925.52	496,138.39	5,405,962.58	1,051,962.94
3500 - FIRE OPERATIONS	2,700,122.00	2,735,486.48	173,365.57	2,053,453.96	682,032.52
3510 - FIRE PREVENTION/CRR	102,787.00	103,733.08	5,904.83	81,158.82	22,574.26
4200 - STREETS & TRANSPORTATION	1,646,471.00	1,657,625.08	115,122.43	1,220,908.70	436,716.38
5500 - COMMUNITY SERVICES	12,900.00	12,900.00	0.00	9,931.00	2,969.00
5530 - COMMUNITY CENTER	6,032.00	6,032.00	2,218.14	19,080.72	-13,048.72
6200 - BLDGS & GROUNDS	582,127.00	585,160.60	58,422.94	675,558.75	-90,398.15
6500 - LIBRARIES	124,075.00	124,075.00	519.69	102,914.29	21,160.71
7200 - CODE & DEVELOPMENT	771,750.00	779,532.24	67,667.27	589,201.61	190,330.63
7400 - PLANNING AND ZONING	4,844.00	4,844.00	0.00	4,682.78	161.22
7520 - ECONOMIC DEVELOPMENT & PLANNNG	520,780.00	523,245.76	52,747.13	372,018.67	151,227.09
7550 - DOWNTOWN DEVELOPMENT	25,400.00	25,400.00	37.95	19,099.41	6,300.59
7563 - AIRPORT	145,750.00	145,750.00	2,212.24	192,268.58	-46,518.58
Expense Total:	15,487,244.00	15,653,543.32	1,192,062.44	12,594,986.81	3,058,556.51
Total Surplus (Deficit):	0.00	0.00	1,296,939.77	-982,816.61	



Monroe, GA

General Fund

Prior-Year Comparative Income Statement

Group Summary

For the Period Ending 10/31/2022

DEP...	2021 Oct. Activity	2022 Oct. Activity	Oct. Variance Favorable / (Unfavorable)	Variance %	2021 YTD Activity	2022 YTD Activity	YTD Variance Favorable / (Unfavorable)	Variance %
Revenue								
1510 - FINANCE ADMIN	1,964,288.39	2,348,447.27	384,158.88	19.56%	8,606,820.95	9,914,717.78	1,307,896.83	15.20%
1519 - INTERGOVERNMENTAL	12,467.50	0.00	-12,467.50	-100.00%	119,991.18	151,808.50	31,817.32	26.52%
1565 - WALTON PLAZA	275.63	275.63	0.00	0.00%	2,756.30	2,756.30	0.00	0.00%
2650 - MUNICIPAL COURT	23,513.01	18,714.35	-4,798.66	-20.41%	241,715.49	204,359.98	-37,355.51	-15.45%
3200 - POLICE	48,757.94	11,901.30	-36,856.64	-75.59%	103,909.89	196,184.79	92,274.90	88.80%
3500 - FIRE OPERATIONS	0.00	1,267.00	1,267.00	0.00%	33,862.90	11,799.00	-22,063.90	-65.16%
3510 - FIRE PREVENTION/CRR	0.00	1,000.00	1,000.00	0.00%	500.00	8,455.00	7,955.00	1,591.00%
4200 - STREETS & TRANSPORTATION	0.00	0.00	0.00	0.00%	152,098.59	196,517.71	44,419.12	29.20%
5530 - COMMUNITY CENTER	2,916.67	3,750.00	833.33	28.57%	15,416.69	34,583.36	19,166.67	124.32%
7200 - CODE & DEVELOPMENT	33,223.26	75,908.78	42,685.52	128.48%	457,037.92	604,429.07	147,391.15	32.25%
7520 - ECONOMIC DEVELOPMENT & PLANNING	11,254.00	9,424.00	-1,830.00	-16.26%	20,287.65	17,488.00	-2,799.65	-13.80%
7521 - MAINSTREET	0.00	0.00	0.00	0.00%	26,250.00	26,250.00	0.00	0.00%
7563 - AIRPORT	26,917.75	18,313.88	-8,603.87	-31.96%	191,999.27	242,820.71	50,821.44	26.47%
Revenue Total:	2,123,614.15	2,489,002.21	365,388.06	17.21%	9,972,646.83	11,612,170.20	1,639,523.37	16.44%
Expense								
1100 - LEGISLATIVE	17,677.87	15,941.02	1,736.85	9.82%	197,878.55	217,557.20	-19,678.65	-9.94%
1300 - EXECUTIVE	29,400.44	48,428.98	-19,028.54	-64.72%	286,736.79	326,859.94	-40,123.15	-13.99%
1500 - GENERAL ADMIN	14,805.58	10,354.48	4,451.10	30.06%	121,219.89	121,863.02	-643.13	-0.53%
1510 - FINANCE ADMIN	-10,003.02	127,398.16	-137,401.18	-1,373.60%	274,005.23	438,540.17	-164,534.94	-60.05%
1530 - LAW	13,671.51	0.00	13,671.51	100.00%	169,700.38	87,737.39	81,962.99	48.30%
1560 - AUDIT	0.00	0.00	0.00	0.00%	39,500.00	40,000.00	-500.00	-1.27%
1565 - WALTON PLAZA	120,889.23	0.00	120,889.23	100.00%	568,279.01	445,798.14	122,480.87	21.55%
2650 - MUNICIPAL COURT	60,866.65	15,583.22	45,283.43	74.40%	163,962.18	170,391.08	-6,428.90	-3.92%
3200 - POLICE	525,554.58	496,138.39	29,416.19	5.60%	4,352,384.40	5,405,962.58	-1,053,578.18	-24.21%
3500 - FIRE OPERATIONS	232,467.91	173,365.57	59,102.34	25.42%	1,979,886.82	2,053,453.96	-73,567.14	-3.72%
3510 - FIRE PREVENTION/CRR	17,884.46	5,904.83	11,979.63	66.98%	75,724.49	81,158.82	-5,434.33	-7.18%
4200 - STREETS & TRANSPORTATION	147,654.61	115,122.43	32,532.18	22.03%	1,192,914.84	1,220,908.70	-27,993.86	-2.35%
5500 - COMMUNITY SERVICES	0.00	0.00	0.00	0.00%	12,818.40	9,931.00	2,887.40	22.53%
5530 - COMMUNITY CENTER	1,004.75	2,218.14	-1,213.39	-120.77%	8,291.33	19,080.72	-10,789.39	-130.13%
6200 - BLDGS & GROUNDS	185,798.44	58,422.94	127,375.50	68.56%	525,546.54	675,558.75	-150,012.21	-28.54%
6500 - LIBRARIES	-1,656.80	519.69	-2,176.49	-131.37%	103,376.25	102,914.29	461.96	0.45%
7200 - CODE & DEVELOPMENT	53,612.28	67,667.27	-14,054.99	-26.22%	623,416.13	589,201.61	34,214.52	5.49%
7400 - PLANNING AND ZONING	0.00	0.00	0.00	0.00%	4,844.25	4,682.78	161.47	3.33%
7520 - ECONOMIC DEVELOPMENT & PLANNING	53,633.74	52,747.13	886.61	1.65%	362,728.16	372,018.67	-9,290.51	-2.56%
7550 - DOWNTOWN DEVELOPMENT	27.92	37.95	-10.03	-35.92%	18,945.44	19,099.41	-153.97	-0.81%

Prior-Year Comparative Income Statement

For the Period Ending 10/31/

DEP...	2021 Oct. Activity	2022 Oct. Activity	Oct. Variance Favorable / (Unfavorable)	Variance %	2021 YTD Activity	2022 YTD Activity	YTD Variance Favorable / (Unfavorable)	Variance %
7563 - AIRPORT	34,271.15	2,212.24	32,058.91	93.54%	156,898.39	192,268.58	-35,370.19	-22.54%
Expense Total:	1,497,561.30	1,192,062.44	305,498.86	20.40%	11,239,057.47	12,594,986.81	-1,355,929.34	-12.06%
Total Surplus (Deficit):	626,052.85	1,296,939.77	670,886.92	107.16%	-1,266,410.64	-982,816.61	283,594.03	22.39%



Monroe, GA

General Fund

Budget Report
Group Summary

For Fiscal: 2022 Period Ending: 10/31/2022

DEP...	Original Total Budget	Current Total Budget	Period Activity	Fiscal Activity	Variance Favorable (Unfavorable)	Percent Remaining
Revenue						
1510 - FINANCE ADMIN	13,844,928.00	13,951,176.32	2,348,447.27	9,914,717.78	-4,036,458.54	28.93 %
1519 - INTERGOVERNMENTAL	109,600.00	109,600.00	0.00	151,808.50	42,208.50	38.51 %
1565 - WALTON PLAZA	3,308.00	3,308.00	275.63	2,756.30	-551.70	16.68 %
2650 - MUNICIPAL COURT	300,000.00	300,000.00	18,714.35	204,359.98	-95,640.02	31.88 %
3200 - POLICE	198,739.00	248,258.00	11,901.30	196,184.79	-52,073.21	20.98 %
3500 - FIRE OPERATIONS	49,812.00	60,344.00	1,267.00	11,799.00	-48,545.00	80.45 %
3510 - FIRE PREVENTION/CRR	0.00	0.00	1,000.00	8,455.00	8,455.00	0.00 %
4200 - STREETS & TRANSPORTATION	175,474.00	175,474.00	0.00	196,517.71	21,043.71	11.99 %
5530 - COMMUNITY CENTER	38,333.00	38,333.00	3,750.00	34,583.36	-3,749.64	9.78 %
7200 - CODE & DEVELOPMENT	506,700.00	506,700.00	75,908.78	604,429.07	97,729.07	19.29 %
7520 - ECONOMIC DEVELOPMENT & PLANNNG	20,000.00	20,000.00	9,424.00	17,488.00	-2,512.00	12.56 %
7521 - MAINSTREET	35,000.00	35,000.00	0.00	26,250.00	-8,750.00	25.00 %
7563 - AIRPORT	205,350.00	205,350.00	18,313.88	242,820.71	37,470.71	18.25 %
Revenue Total:	15,487,244.00	15,653,543.32	2,489,002.21	11,612,170.20	-4,041,373.12	25.82 %
Expense						
1100 - LEGISLATIVE	251,291.00	251,291.00	15,941.02	217,557.20	33,733.80	13.42 %
1300 - EXECUTIVE	571,181.00	573,627.24	48,428.98	326,859.94	246,767.30	43.02 %
1500 - GENERAL ADMIN	147,847.00	149,677.40	10,354.48	121,863.02	27,814.38	18.58 %
1510 - FINANCE ADMIN	501,455.00	503,488.44	127,398.16	438,540.17	64,948.27	12.90 %
1530 - LAW	160,000.00	160,000.00	0.00	87,737.39	72,262.61	45.16 %
1560 - AUDIT	40,000.00	40,000.00	0.00	40,000.00	0.00	0.00 %
1565 - WALTON PLAZA	594,136.00	594,136.00	0.00	445,798.14	148,337.86	24.97 %
2650 - MUNICIPAL COURT	217,973.00	219,613.48	15,583.22	170,391.08	49,222.40	22.41 %
3200 - POLICE	6,360,323.00	6,457,925.52	496,138.39	5,405,962.58	1,051,962.94	16.29 %
3500 - FIRE OPERATIONS	2,700,122.00	2,735,486.48	173,365.57	2,053,453.96	682,032.52	24.93 %
3510 - FIRE PREVENTION/CRR	102,787.00	103,733.08	5,904.83	81,158.82	22,574.26	21.76 %
4200 - STREETS & TRANSPORTATION	1,646,471.00	1,657,625.08	115,122.43	1,220,908.70	436,716.38	26.35 %
5500 - COMMUNITY SERVICES	12,900.00	12,900.00	0.00	9,931.00	2,969.00	23.02 %
5530 - COMMUNITY CENTER	6,032.00	6,032.00	2,218.14	19,080.72	-13,048.72	-216.32 %
6200 - BLDGS & GROUNDS	582,127.00	585,160.60	58,422.94	675,558.75	-90,398.15	-15.45 %
6500 - LIBRARIES	124,075.00	124,075.00	519.69	102,914.29	21,160.71	17.05 %
7200 - CODE & DEVELOPMENT	771,750.00	779,532.24	67,667.27	589,201.61	190,330.63	24.42 %
7400 - PLANNING AND ZONING	4,844.00	4,844.00	0.00	4,682.78	161.22	3.33 %
7520 - ECONOMIC DEVELOPMENT & PLANNNG	520,780.00	523,245.76	52,747.13	372,018.67	151,227.09	28.90 %
7550 - DOWNTOWN DEVELOPMENT	25,400.00	25,400.00	37.95	19,099.41	6,300.59	24.81 %
7563 - AIRPORT	145,750.00	145,750.00	2,212.24	192,268.58	-46,518.58	-31.92 %
Expense Total:	15,487,244.00	15,653,543.32	1,192,062.44	12,594,986.81	3,058,556.51	19.54 %
Report Surplus (Deficit):	0.00	0.00	1,296,939.77	-982,816.61	-982,816.61	0.00 %



Utilities Fund

For Fiscal Period Ending: 10/2022

	Original Total Budget	Current Total Budget	Period Activity	YTD	Assumed Nov-Dec	Projected Year End 2022	Year End 2021
Revenue							
4002 - WATER	7,185,833	7,404,201	723,911	6,937,428	1,375,979	8,313,407	6,425,791
4003 - SEWER	5,768,333	5,822,830	433,808	4,481,853	886,853	5,368,706	5,667,273
4005 - GAS	4,296,506	4,546,231	247,841	4,872,293	812,302	5,684,595	4,556,551
4006 - GUTA	130,000	131,730	11,390	153,870	20,700	174,570	165,953
4008 - ELECTRIC	20,588,335	20,606,298	1,818,856	17,300,068	3,255,218	20,555,286	20,484,897
4009 - TELECOM & INTERNET	3,668,333	3,672,995	351,191	3,350,224	600,000	3,950,224	3,775,124
4010 - CABLE TV	3,468,333	3,473,881	248,226	2,520,118	537,914	3,058,032	3,511,105
4012 - UTIL FINANCE	-	30,929	4,892	716,068	104,696	820,764	222,692
Revenue Total:	45,105,673	45,689,095	3,840,114	40,331,922	7,593,662	47,925,584	44,809,386
Expense							
4002 - WATER	6,856,158	6,873,594	547,204	5,380,359	1,243,568	6,623,928	5,552,006
4003 - SEWER	5,681,194	5,693,206	426,838	4,168,986	1,080,153	5,249,139	4,454,049
4004 - STORMWATER	375,800	378,885	23,679	294,408	73,827	368,235	294,992
4005 - GAS	4,832,182	4,841,113	371,409	4,429,416	778,769	5,208,185	4,008,267
4006 - GUTA	248,969	250,699	15,777	210,511	50,408	260,920	260,644
4007 - GEN ADMIN WSG	239,584	242,824	19,832	204,895	28,688	233,583	239,098
4008 - ELECTRIC	18,292,912	18,308,001	1,633,372	16,248,933	2,731,488	18,980,420	17,550,490
4009 - TELECOM & INTERNET	3,267,143	3,271,805	243,878	2,458,719	398,228	2,856,947	2,643,621
4010 - CABLE TV	4,907,280	4,912,828	346,809	3,505,700	594,913	4,100,613	4,433,681
4011 - GEN ADMIN ELEC/TELECOM	212,471	215,345	17,559	185,467	17,207	202,674	216,853
4012 - UTIL FINANCE	(2,715,945)	(2,708,932)	(251,347)	(2,553,508)	43,325	(2,510,183)	(2,495,134)
4013 - UTIL CUST SVC	1,553,059	1,564,531	137,770	1,343,115	181,100	1,524,215	1,585,053
4014 - UTIL BILLING	499,865	503,811	34,305	412,905	61,683	474,588	474,409
4015 - CENTRAL SERVICES	855,001	863,499	97,385	988,993	101,432	1,090,425	1,024,348
CAPITAL	-	477,886	-	-	-	-	-
Expense Total:	45,105,673	45,689,095	3,664,468	37,278,901	7,384,788	44,663,689	40,242,377
Report Surplus (Deficit):				3,053,022		3,261,895	4,567,009



Monroe, GA

Utility Fund
without Capital

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Monthly Budget Report

Group Summary

For Fiscal: 2022 Period Ending: 10/31/2022

ACTIVIT...	October Budget	October Activity	Variance Favorable (Unfavorable)	Percent Remaining	YTD Budget	YTD Activity	Variance Favorable (Unfavorable)	Percent Remaining	Total Budget
Revenue									
4002 - WATER	616,777.21	723,911.04	107,133.83	17.37 %	6,167,772.10	6,937,428.33	769,656.23	12.48 %	7,404,200.97
4003 - SEWER	485,043.57	433,807.57	-51,236.00	-10.56 %	4,850,435.70	4,481,852.94	-368,582.76	-7.60 %	5,822,830.28
4005 - GAS	378,709.35	247,840.72	-130,868.63	-34.56 %	3,787,093.50	4,872,293.11	1,085,199.61	28.66 %	4,546,230.94
4006 - GUTA	10,973.17	11,390.00	416.83	3.80 %	109,731.70	153,870.08	44,138.38	40.22 %	131,730.08
4008 - ELECTRIC	1,716,505.21	1,818,855.72	102,350.51	5.96 %	17,165,052.10	17,300,068.24	135,016.14	0.79 %	20,606,297.88
4009 - TELECOM & INTERNET	305,960.61	351,190.65	45,230.04	14.78 %	3,059,606.10	3,350,223.50	290,617.40	9.50 %	3,672,994.76
4010 - CABLE TV	289,374.48	248,226.43	-41,148.05	-14.22 %	2,893,744.80	2,520,117.91	-373,626.89	-12.91 %	3,473,881.16
4012 - UTIL FINANCE	2,577.43	4,892.27	2,314.84	89.81 %	25,774.30	716,068.35	690,294.05	2,678.23 %	30,929.12
Total Revenue:	3,805,921.03	3,840,114.40	34,193.37	0.90 %	38,059,210.30	40,331,922.46	2,272,712.16	5.97 %	45,689,095.19
Expense									
4002 - WATER	572,570.82	547,204.10	25,366.72	4.43 %	5,725,708.20	5,380,359.84	345,348.36	6.03 %	6,873,593.68
4003 - SEWER	474,244.33	426,838.17	47,406.16	10.00 %	4,742,443.30	4,168,986.00	573,457.30	12.09 %	5,693,206.32
4004 - STORMWATER	31,561.21	23,678.54	7,882.67	24.98 %	315,612.10	294,256.96	21,355.14	6.77 %	378,884.96
4005 - GAS	403,264.94	371,409.20	31,855.74	7.90 %	4,032,649.40	4,429,415.91	-396,766.51	-9.84 %	4,841,113.20
4006 - GUTA	20,883.24	15,776.70	5,106.54	24.45 %	208,832.40	210,511.44	-1,679.04	-0.80 %	250,699.08
4007 - GEN ADMIN WSG	20,227.30	19,831.81	395.49	1.96 %	202,273.00	204,895.06	-2,622.06	-1.30 %	242,823.84
4008 - ELECTRIC	1,525,056.92	1,633,371.53	-108,314.61	-7.10 %	15,250,569.20	16,248,932.66	-998,363.46	-6.55 %	18,308,000.96
4009 - TELECOM & INTERNET	272,541.43	243,877.52	28,663.91	10.52 %	2,725,414.30	2,458,719.26	266,695.04	9.79 %	3,271,804.76
4010 - CABLE TV	409,238.69	346,808.89	62,429.80	15.26 %	4,092,386.90	3,505,700.21	586,686.69	14.34 %	4,912,828.16
4011 - GEN ADMIN ELEC/TELECOM	17,938.30	17,559.14	379.16	2.11 %	179,383.00	185,467.24	-6,084.24	-3.39 %	215,344.92
4012 - UTIL FINANCE	-225,653.86	-251,347.41	25,693.55	-11.39 %	-2,256,538.60	-2,553,508.00	296,969.40	-13.16 %	-2,708,932.20
4013 - UTIL CUST SVC	130,325.76	137,770.06	-7,444.30	-5.71 %	1,303,257.60	1,343,114.57	-39,856.97	-3.06 %	1,564,531.00
4014 - UTIL BILLING	41,967.59	34,305.08	7,662.51	18.26 %	419,675.90	412,904.77	6,771.13	1.61 %	503,811.24
4015 - CENTRAL SERVICES	71,763.04	97,385.04	-25,622.00	-35.70 %	717,630.40	988,993.41	-271,363.01	-37.81 %	861,499.08
Total Expense:	3,765,929.71	3,664,468.37	101,461.34	2.69 %	37,659,297.10	37,278,749.33	380,547.77	1.01 %	45,209,209.00
Report Total:	39,991.32	175,646.03	135,654.71		399,913.20	3,053,173.13	2,653,259.93		479,886.19



Monroe, GA

Utility Fund
with Capital

Income Statement
Group Summary

For Fiscal: 2022 Period Ending: 10/31/2022

ACTIVITY	Original Total Budget	Current Total Budget	MTD Activity	YTD Activity	Budget Remaining
Revenue					
4002 - WATER	7,185,833.00	7,404,200.97	723,911.04	6,945,702.77	458,498.20
4003 - SEWER	5,768,333.00	5,822,830.28	433,807.57	4,481,852.94	1,340,977.34
4004 - STORMWATER	0.00	0.00	0.00	4,180.00	-4,180.00
4005 - GAS	4,296,506.00	4,546,230.94	247,840.72	4,872,293.11	-326,062.17
4006 - GUTA	130,000.00	131,730.08	11,390.00	153,870.08	-22,140.00
4008 - ELECTRIC	20,588,333.00	20,606,297.88	1,817,355.72	17,350,818.24	3,255,479.64
4009 - TELECOM & INTERNET	3,668,333.00	3,672,994.76	351,190.65	3,350,223.50	322,771.26
4010 - CABLE TV	3,468,333.00	3,473,881.16	248,226.43	2,520,117.91	953,763.25
4012 - UTIL FINANCE	0.00	30,929.12	4,892.27	716,068.35	-685,139.23
Revenue Total:	45,105,671.00	45,689,095.19	3,838,614.40	40,395,126.90	5,293,968.29
Expense					
4002 - WATER	6,856,159.00	7,074,525.97	1,090,139.77	7,616,085.74	-541,559.77
4003 - SEWER	5,681,195.00	5,732,606.32	1,127,810.76	8,113,286.74	-2,380,680.42
4004 - STORMWATER	375,800.00	378,884.96	207,479.64	2,191,292.55	-1,812,407.59
4005 - GAS	4,832,183.00	5,078,667.10	463,729.70	4,984,007.57	94,659.53
4006 - GUTA	248,969.00	250,699.08	15,776.70	210,511.44	40,187.64
4007 - GEN ADMIN WSG	239,584.00	242,823.84	19,831.81	204,895.06	37,928.78
4008 - ELECTRIC	18,292,913.00	18,308,000.96	1,666,978.53	16,806,405.83	1,501,595.13
4009 - TELECOM & INTERNET	3,267,144.00	3,271,804.76	1,060,424.97	6,138,027.57	-2,866,222.81
4010 - CABLE TV	4,907,280.00	4,912,828.16	347,654.14	3,518,415.71	1,394,412.45
4011 - GEN ADMIN ELEC/TELECOM	212,471.00	215,344.92	17,559.14	185,467.24	29,877.68
4012 - UTIL FINANCE	-2,715,945.00	-2,708,932.20	-250,154.41	-2,541,641.17	-167,291.03
4013 - UTIL CUST SVC	1,553,059.00	1,564,531.00	137,770.06	1,343,114.57	221,416.43
4014 - UTIL BILLING	499,865.00	503,811.24	34,305.08	412,904.77	90,906.47
4015 - CENTRAL SERVICES	855,001.00	863,499.08	100,982.43	1,100,490.49	-236,991.41
Expense Total:	45,105,678.00	45,689,095.19	6,040,288.32	50,283,264.11	-4,594,168.92
Total Surplus (Deficit):	-7.00	0.00	-2,201,673.92	-9,888,137.21	



Monroe, GA

Utility Fund
with Capital

Prior-Year Comparative Income Statement

Group Summary

For the Period Ending 10/31/2022

ACTIVIT...	2021 Oct. Activity	2022 Oct. Activity	Oct. Variance Favorable / (Unfavorable)	Variance %	2021 YTD Activity	2022 YTD Activity	YTD Variance Favorable / (Unfavorable)	Variance %
Revenue								
4002 - WATER	596,637.12	723,911.04	127,273.92	21.33%	5,637,580.33	6,945,702.77	1,308,122.44	23.20%
4003 - SEWER	468,833.26	433,807.57	-35,025.69	-7.47%	4,813,754.30	4,481,852.94	-331,901.36	-6.89%
4004 - STORMWATER	0.00	0.00	0.00	0.00%	0.00	4,180.00	4,180.00	0.00%
4005 - GAS	208,758.28	247,840.72	39,082.44	18.72%	3,744,210.15	4,872,293.11	1,128,082.96	30.13%
4006 - GUTA	34,985.00	11,390.00	-23,595.00	-67.44%	145,253.32	153,870.08	8,616.76	5.93%
4008 - ELECTRIC	1,772,895.96	1,817,355.72	44,459.76	2.51%	17,760,777.77	17,350,818.24	-409,959.53	-2.31%
4009 - TELECOM & INTERNET	320,763.31	351,190.65	30,427.34	9.49%	3,101,280.09	3,350,223.50	248,943.41	8.03%
4010 - CABLE TV	274,834.36	248,226.43	-26,607.93	-9.68%	3,019,191.04	2,520,117.91	-499,073.13	-16.53%
4012 - UTIL FINANCE	66,551.20	4,892.27	-61,658.93	-92.65%	117,996.68	716,068.35	598,071.67	506.85%
Revenue Total:	3,744,258.49	3,838,614.40	94,355.91	2.52%	38,340,043.68	40,395,126.90	2,055,083.22	5.36%
Expense								
4002 - WATER	1,212,864.24	1,090,139.77	122,724.47	10.12%	6,757,092.80	7,616,085.74	-858,992.94	-12.71%
4003 - SEWER	749,220.21	1,127,810.76	-378,590.55	-50.53%	6,522,853.03	8,113,286.74	-1,590,433.71	-24.38%
4004 - STORMWATER	73,341.51	207,479.64	-134,138.13	-182.90%	520,957.74	2,191,292.55	-1,670,334.81	-320.63%
4005 - GAS	315,824.04	463,729.70	-147,905.66	-46.83%	3,883,495.82	4,984,007.57	-1,100,511.75	-28.34%
4006 - GUTA	26,133.82	15,776.70	10,357.12	39.63%	201,657.94	210,511.44	-8,853.50	-4.39%
4007 - GEN ADMIN WSG	25,748.63	19,831.81	5,916.82	22.98%	195,940.25	204,895.06	-8,954.81	-4.57%
4008 - ELECTRIC	1,693,013.44	1,666,978.53	26,034.91	1.54%	15,990,077.08	16,806,405.83	-816,328.75	-5.11%
4009 - TELECOM & INTERNET	407,785.14	1,060,424.97	-652,639.83	-160.05%	3,910,103.80	6,138,027.57	-2,227,923.77	-56.98%
4010 - CABLE TV	386,435.02	347,654.14	38,780.88	10.04%	3,821,317.84	3,518,415.71	302,902.13	7.93%
4011 - GEN ADMIN ELEC/TELECOM	22,972.23	17,559.14	5,413.09	23.56%	177,282.27	185,467.24	-8,184.97	-4.62%
4012 - UTIL FINANCE	-295,543.17	-250,154.41	-45,388.76	-15.36%	-2,482,377.09	-2,541,641.17	59,264.08	2.39%
4013 - UTIL CUST SVC	158,066.08	137,770.06	20,296.02	12.84%	1,326,956.31	1,343,114.57	-16,158.26	-1.22%
4014 - UTIL BILLING	40,357.06	34,305.08	6,051.98	15.00%	439,508.08	412,904.77	26,603.31	6.05%
4015 - CENTRAL SERVICES	97,138.03	100,982.43	-3,844.40	-3.96%	927,473.24	1,100,490.49	-173,017.25	-18.65%
Expense Total:	4,913,356.28	6,040,288.32	-1,126,932.04	-22.94%	42,192,339.11	50,283,264.11	-8,090,925.00	-19.18%
Total Surplus (Deficit):	-1,169,097.79	-2,201,673.92	-1,032,576.13	-88.32%	-3,852,295.43	-9,888,137.21	-6,035,841.78	-156.68%



Monroe, GA

Utility Fund
without Capital

Budget Report
Group Summary

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For Fiscal: 2022 Period Ending: 10/31/2022

ACTIVIT...	Original Total Budget	Current Total Budget	Period Activity	Fiscal Activity	Variance Favorable (Unfavorable)	Percent Remaining
Revenue						
4002 - WATER	7,185,833.00	7,404,200.97	723,911.04	6,937,428.33	-466,772.64	6.30 %
4003 - SEWER	5,768,333.00	5,822,830.28	433,807.57	4,481,852.94	-1,340,977.34	23.03 %
4005 - GAS	4,296,506.00	4,546,230.94	247,840.72	4,872,293.11	326,062.17	7.17 %
4006 - GUTA	130,000.00	131,730.08	11,390.00	153,870.08	22,140.00	16.81 %
4008 - ELECTRIC	20,588,333.00	20,606,297.88	1,818,855.72	17,300,068.24	-3,306,229.64	16.04 %
4009 - TELECOM & INTERNET	3,668,333.00	3,672,994.76	351,190.65	3,350,223.50	-322,771.26	8.79 %
4010 - CABLE TV	3,468,333.00	3,473,881.16	248,226.43	2,520,117.91	-953,763.25	27.46 %
4012 - UTIL FINANCE	0.00	30,929.12	4,892.27	716,068.35	685,139.23	2,215.19 %
Revenue Total:	45,105,671.00	45,689,095.19	3,840,114.40	40,331,922.46	-5,357,172.73	11.73 %
Expense						
4002 - WATER	6,856,159.00	6,873,593.68	547,204.10	5,380,359.84	1,493,233.84	21.72 %
4003 - SEWER	5,681,195.00	5,693,206.32	426,838.17	4,168,986.00	1,524,220.32	26.77 %
4004 - STORMWATER	375,800.00	378,884.96	23,678.54	294,256.96	84,628.00	22.34 %
4005 - GAS	4,832,183.00	4,841,113.20	371,409.20	4,429,415.91	411,697.29	8.50 %
4006 - GUTA	248,969.00	250,699.08	15,776.70	210,511.44	40,187.64	16.03 %
4007 - GEN ADMIN WSG	239,584.00	242,823.84	19,831.81	204,895.06	37,928.78	15.62 %
4008 - ELECTRIC	18,292,913.00	18,308,000.96	1,633,371.53	16,248,932.66	2,059,068.30	11.25 %
4009 - TELECOM & INTERNET	3,267,144.00	3,271,804.76	243,877.52	2,458,719.26	813,085.50	24.85 %
4010 - CABLE TV	4,907,280.00	4,912,828.16	346,808.89	3,505,700.21	1,407,127.95	28.64 %
4011 - GEN ADMIN ELEC/TELECOM	212,471.00	215,344.92	17,559.14	185,467.24	29,877.68	13.87 %
4012 - UTIL FINANCE	-2,715,945.00	-2,708,932.20	-251,347.41	-2,553,508.00	-155,424.20	5.74 %
4013 - UTIL CUST SVC	1,553,059.00	1,564,531.00	137,770.06	1,343,114.57	221,416.43	14.15 %
4014 - UTIL BILLING	499,865.00	503,811.24	34,305.08	412,904.77	90,906.47	18.04 %
4015 - CENTRAL SERVICES	855,001.00	861,499.08	97,385.04	988,993.41	-127,494.33	-14.80 %
Expense Total:	45,105,678.00	45,209,209.00	3,664,468.37	37,278,749.33	7,930,459.67	17.54 %
Report Surplus (Deficit):	-7.00	479,886.19	175,646.03	3,053,173.13	2,573,286.94	-536.23 %



Monroe, GA

Utility Fund Capital

Budget Report Group Summary

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For Fiscal: 2022 Period Ending: 10/31/2022

ACTIVIT...	Original Total Budget	Current Total Budget	Period Activity	Fiscal Activity	Variance Favorable (Unfavorable)	Percent Remaining
Revenue						
4002 - WATER	0.00	0.00	0.00	8,274.44	8,274.44	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	-1,500.00	50,750.00	50,750.00	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 %
Revenue Total:	0.00	0.00	-1,500.00	59,024.44	59,024.44	0.00 %
Expense						
4002 - WATER	0.00	200,932.29	542,935.67	2,235,725.90	-2,034,793.61	-1,012.68 %
4003 - SEWER	0.00	39,400.00	700,972.59	3,944,300.74	-3,904,900.74	-9,910.92 %
4004 - STORMWATER	0.00	0.00	183,801.10	1,897,035.59	-1,897,035.59	0.00 %
4005 - GAS	0.00	237,553.90	92,320.50	554,591.66	-317,037.76	-133.46 %
4006 - GUTA	0.00	0.00	0.00	0.00	0.00	0.00 %
4008 - ELECTRIC	0.00	0.00	33,607.00	557,473.17	-557,473.17	0.00 %
4009 - TELECOM & INTERNET	0.00	0.00	816,547.45	3,679,308.31	-3,679,308.31	0.00 %
4010 - CABLE TV	0.00	0.00	845.25	12,715.50	-12,715.50	0.00 %
4012 - UTIL FINANCE	0.00	0.00	0.00	10,379.23	-10,379.23	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	3,597.39	109,974.18	-109,974.18	0.00 %
Expense Total:	0.00	477,886.19	2,374,626.95	13,001,504.28	-12,523,618.09	-2,620.63 %
Report Surplus (Deficit):	0.00	-477,886.19	-2,376,126.95	-12,942,479.84	-12,464,593.65	-2,608.28 %



Solid Waste Fund

For Fiscal Period Ending: 10/2022

	Original Total Budget	Current Total Budget	Period Activity	YTD	Assumed Nov-Dec	Projected Year End 2022	Year End 2021
Revenue							
4510- SOLID WASTE ADMINISTRATION	-	2,943	-	2,943	-	2,943	-
4520 - SOLID WASTE COLLECTION	2,300,000	2,308,590	207,749	2,060,113	423,295	2,483,408	2,699,767
4530 - SOLID WASTE DISPOSAL	3,845,924	3,846,639	337,195	3,711,297	649,779	4,361,075	3,906,727
4540 - RECYCLABLES COLLECTION	32,000	32,687	5,966	32,169	7,831	40,000	26,569
4585- YARD TRIMMINGS COLLECTION	-	2,817	801	3,619	-	3,619	1,775
Revenue Total:	6,177,924	6,193,677	551,712	5,810,140	1,080,905	6,888,102	6,634,838
Expense							
4510 - SOLID WASTE ADMINISTRATION	782,563	785,506	44,199	342,947	42,683	385,631	353,935
4520 - SOLID WASTE COLLECTION	1,164,099	1,172,689	94,120	1,096,326	158,986	1,255,313	1,222,257
4530 - SOLID WASTE DISPOSAL	3,049,540	3,050,255	345,237	3,498,188	605,659	4,103,847	3,835,504
4540 - RECYCLABLES COLLECTION	214,266	214,953	6,234	113,674	25,009	138,683	185,594
4585 - YARD TRIMMINGS COLLECTION	287,884	290,701	22,343	256,055	27,615	283,670	271,961
9003 - SW - OTHER FINANCING USES	679,572	679,572	33,055	347,615	62,645	410,261	378,194
Expense Total:	6,177,924	6,193,677	545,189	5,654,806	922,598	6,577,404	6,247,445
Report Surplus (Deficit):				155,334		310,698	387,393



Monroe, GA

Solid Waste Fund without Capital

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Monthly Budget Report

Group Summary

For Fiscal: 2022 Period Ending: 10/31/2022

DEP...	October Budget	October Activity	Variance Favorable (Unfavorable)	Percent Remaining	YTD Budget	YTD Activity	Variance Favorable (Unfavorable)	Percent Remaining	Total Budget
Revenue									
4510 - SOLID WASTE ADMINISTRATION	245.21	0.00	-245.21	-100.00 %	2,452.10	2,942.56	490.46	20.00 %	2,942.56
4520 - SOLID WASTE COLLECTION	192,305.85	207,749.33	15,443.48	8.03 %	1,923,058.50	2,060,113.08	137,054.58	7.13 %	2,308,590.24
4530 - SOLID WASTE DISPOSAL	320,425.07	337,195.47	16,770.40	5.23 %	3,204,250.70	3,711,296.56	507,045.86	15.82 %	3,846,639.36
4540 - RECYCLABLES COLLECTION	2,722.85	5,966.14	3,243.29	119.11 %	27,228.50	32,168.88	4,940.38	18.14 %	32,687.04
4585 - YARD TRIMMINGS COLLECTION	234.79	801.19	566.40	241.24 %	2,347.90	3,618.63	1,270.73	54.12 %	2,817.44
Total Revenue:	515,933.77	551,712.13	35,778.36	6.93 %	5,159,337.70	5,810,139.71	650,802.01	12.61 %	6,193,676.64
Expense									
4510 - SOLID WASTE ADMINISTRATION	65,432.66	44,199.41	21,233.25	32.45 %	654,326.60	342,947.64	311,378.96	47.59 %	785,505.56
4520 - SOLID WASTE COLLECTION	97,462.06	94,120.40	3,341.66	3.43 %	977,298.90	1,096,326.13	-119,027.23	-12.18 %	1,172,689.24
4530 - SOLID WASTE DISPOSAL	254,086.25	345,237.48	-91,151.23	-35.87 %	2,540,862.50	3,498,187.16	-957,324.66	-37.68 %	3,050,255.36
4540 - RECYCLABLES COLLECTION	17,905.55	6,234.34	11,671.21	65.18 %	179,055.50	113,673.47	65,382.03	36.51 %	214,953.04
4585 - YARD TRIMMINGS COLLECTION	24,215.49	22,342.88	1,872.61	7.73 %	242,154.90	256,055.09	-13,900.19	-5.74 %	290,701.44
9003 - SW - OTHER FINANCING USES	56,608.33	33,054.66	23,553.67	41.61 %	566,083.30	347,615.40	218,467.90	38.59 %	679,572.00
Total Expense:	515,710.34	545,189.17	-29,478.83	-5.72 %	5,159,781.70	5,654,804.89	-495,023.19	-9.59 %	6,193,676.64
Report Total:	223.43	6,522.96	6,299.53		-444.00	155,334.82	155,778.82		0.00



Monroe, GA

Solid Waste Fund
with Capital

Income Statement

Group Summary

For Fiscal: 2022 Period Ending: 10/31/2022

DEPT	Original Total Budget	Current Total Budget	MTD Activity	YTD Activity	Budget Remaining
Revenue					
4510 - SOLID WASTE ADMINISTRATION	0.00	2,942.56	0.00	2,942.56	0.00
4520 - SOLID WASTE COLLECTION	2,300,000.00	2,308,590.24	207,749.33	2,060,113.08	248,477.16
4530 - SOLID WASTE DISPOSAL	3,845,924.00	3,846,639.36	337,195.47	3,711,296.56	135,342.80
4540 - RECYCLABLES COLLECTION	32,000.00	32,687.04	5,966.14	32,168.88	518.16
4585 - YARD TRIMMINGS COLLECTION	0.00	2,817.44	801.19	3,618.63	-801.19
Revenue Total:	6,177,924.00	6,193,676.64	551,712.13	5,810,139.71	383,536.93
Expense					
4510 - SOLID WASTE ADMINISTRATION	782,563.00	785,505.56	44,199.41	342,947.64	442,557.92
4520 - SOLID WASTE COLLECTION	1,164,099.00	1,172,689.24	94,120.40	1,434,791.13	-262,101.89
4530 - SOLID WASTE DISPOSAL	3,049,540.00	3,050,255.36	350,787.48	3,538,548.03	-488,292.67
4540 - RECYCLABLES COLLECTION	214,266.00	214,953.04	6,234.34	113,673.47	101,279.57
4585 - YARD TRIMMINGS COLLECTION	287,884.00	290,701.44	22,342.88	256,055.09	34,646.35
9003 - SW - OTHER FINANCING USES	679,571.00	679,572.00	33,054.66	347,615.40	331,956.60
Expense Total:	6,177,923.00	6,193,676.64	550,739.17	6,033,630.76	160,045.88
Total Surplus (Deficit):	1.00	0.00	972.96	-223,491.05	



Monroe, GA

Solid Waste Fund
with Capital

Prior-Year Comparative Income Statement

Group Summary

For the Period Ending 10/31/2022

DEP...	2021 Oct. Activity	2022 Oct. Activity	Oct. Variance Favorable / (Unfavorable)	Variance %	2021 YTD Activity	2022 YTD Activity	YTD Variance Favorable / (Unfavorable)	Variance %
Revenue								
4510 - SOLID WASTE ADMINISTRATION	0.00	0.00	0.00	0.00%	0.00	2,942.56	2,942.56	0.00%
4520 - SOLID WASTE COLLECTION	202,055.62	207,749.33	5,693.71	2.82%	2,276,472.68	2,060,113.08	-216,359.60	-9.50%
4530 - SOLID WASTE DISPOSAL	312,697.12	337,195.47	24,498.35	7.83%	3,256,948.16	3,711,296.56	454,348.40	13.95%
4540 - RECYCLABLES COLLECTION	2,633.61	5,966.14	3,332.53	126.54%	21,107.63	32,168.88	11,061.25	52.40%
4585 - YARD TRIMMINGS COLLECTION	0.00	801.19	801.19	0.00%	1,774.80	3,618.63	1,843.83	103.89%
Revenue Total:	517,386.35	551,712.13	34,325.78	6.63%	5,556,303.27	5,810,139.71	253,836.44	4.57%
Expense								
4510 - SOLID WASTE ADMINISTRATION	40,788.12	44,199.41	-3,411.29	-8.36%	279,694.83	342,947.64	-63,252.81	-22.61%
4520 - SOLID WASTE COLLECTION	139,632.99	94,120.40	45,512.59	32.59%	1,011,455.94	1,434,791.13	-423,335.19	-41.85%
4530 - SOLID WASTE DISPOSAL	316,339.09	350,787.48	-34,448.39	-10.89%	3,094,088.51	3,538,548.03	-444,459.52	-14.36%
4540 - RECYCLABLES COLLECTION	17,848.69	6,234.34	11,614.35	65.07%	158,722.41	113,673.47	45,048.94	28.38%
4585 - YARD TRIMMINGS COLLECTION	36,987.03	22,342.88	14,644.15	39.59%	225,424.61	256,055.09	-30,630.48	-13.59%
9003 - SW - OTHER FINANCING USES	31,043.18	33,054.66	-2,011.48	-6.48%	315,548.62	347,615.40	-32,066.78	-10.16%
Expense Total:	582,639.10	550,739.17	31,899.93	5.48%	5,084,934.92	6,033,630.76	-948,695.84	-18.66%
Total Surplus (Deficit):	-65,252.75	972.96	66,225.71	101.49%	471,368.35	-223,491.05	-694,859.40	-147.41%



Monroe, GA

Solid Waste Fund without Capital

Budget Report Group Summary

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For Fiscal: 2022 Period Ending: 10/31/2022

DEP...	Original Total Budget	Current Total Budget	Period Activity	Fiscal Activity	Variance Favorable (Unfavorable)	Percent Remaining
Revenue						
4510 - SOLID WASTE ADMINISTRATION	0.00	2,942.56	0.00	2,942.56	0.00	0.00 %
4520 - SOLID WASTE COLLECTION	2,300,000.00	2,308,590.24	207,749.33	2,060,113.08	-248,477.16	10.76 %
4530 - SOLID WASTE DISPOSAL	3,845,924.00	3,846,639.36	337,195.47	3,711,296.56	-135,342.80	3.52 %
4540 - RECYCLABLES COLLECTION	32,000.00	32,687.04	5,966.14	32,168.88	-518.16	1.59 %
4585 - YARD TRIMMINGS COLLECTION	0.00	2,817.44	801.19	3,618.63	801.19	28.44 %
Revenue Total:	6,177,924.00	6,193,676.64	551,712.13	5,810,139.71	-383,536.93	6.19 %
Expense						
4500 - SOLID WASTE & RECYCLING	0.00	0.00	0.00	0.00	0.00	0.00 %
4510 - SOLID WASTE ADMINISTRATION	782,563.00	785,505.56	44,199.41	342,947.64	442,557.92	56.34 %
4520 - SOLID WASTE COLLECTION	1,164,099.00	1,172,689.24	94,120.40	1,096,326.13	76,363.11	6.51 %
4530 - SOLID WASTE DISPOSAL	3,049,540.00	3,050,255.36	345,237.48	3,498,187.16	-447,931.80	-14.69 %
4540 - RECYCLABLES COLLECTION	214,266.00	214,953.04	6,234.34	113,673.47	101,279.57	47.12 %
4580 - PUBLIC EDUCATION	0.00	0.00	0.00	0.00	0.00	0.00 %
4585 - YARD TRIMMINGS COLLECTION	287,884.00	290,701.44	22,342.88	256,055.09	34,646.35	11.92 %
9003 - SW - OTHER FINANCING USES	679,571.00	679,572.00	33,054.66	347,615.40	331,956.60	48.85 %
Expense Total:	6,177,923.00	6,193,676.64	545,189.17	5,654,804.89	538,871.75	8.70 %
Report Surplus (Deficit):	1.00	0.00	6,522.96	155,334.82	155,334.82	0.00 %



Monroe, GA

Solid Waste Fund
Capital

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Budget Report
Group Summary

For Fiscal: 2022 Period Ending: 10/31/2022

DEP...	Original Total Budget	Current Total Budget	Period Activity	Fiscal Activity	Variance Favorable (Unfavorable)	Percent Remaining
Expense						
4510 - SOLID WASTE ADMINISTRATION	0.00	0.00	0.00	0.00	0.00	0.00 %
4520 - SOLID WASTE COLLECTION	0.00	0.00	0.00	338,465.00	-338,465.00	0.00 %
4530 - SOLID WASTE DISPOSAL	0.00	0.00	5,550.00	40,360.87	-40,360.87	0.00 %
4585 - YARD TRIMMINGS COLLECTION	0.00	0.00	0.00	0.00	0.00	0.00 %
Expense Total:	0.00	0.00	5,550.00	378,825.87	-378,825.87	0.00 %
Report Total:	0.00	0.00	5,550.00	378,825.87	-378,825.87	0.00 %

Performance Indicators	Oct-22	Sep-22	Aug-22	Jul-22	Jun-22	May-22	Apr-22	Mar-22	Feb-22	Jan-22	Dec-21	Nov-21	Oct-21
Utilities													
Electric Customers	6,834	6,841	6,830	6,802	6,801	6,798	6,790	6,770	6,769	6,745	6,768	6,758	6,743
Natural Gas Customers	4,292	4,279	4,270	4,261	4,230	4,226	4,203	4,197	4,190	4,170	4,173	4,162	4,148
Water Customers	10,734	10,730	10,714	10,686	10,648	10,615	10,572	10,561	10,555	10,532	10,528	10,493	10,482
Wastewater Customers	7,766	7,780	7,763	7,727	7,726	7,708	7,694	7,699	7,682	7,987	7,667	7,645	7,627
Cable TV Customers	1,967	1,980	1,995	2,023	2,039	2,067	2,084	2,128	2,149	2,162	2,188	2,211	2,238
Digital Cable Customers	164	168	170	170	170	169	173	175	171	169	170	173	174
Internet Customers	4,202	4,208	4,180	4,160	4,148	4,054	4,117	4,170	4,122	4,139	4,133	4,152	4,142
Residential Phone Customers	735	737	737	733	733	734	739	742	747	752	756	763	760
Commercial Phone Customers	282	288	286	285	283	284	283	286	285	287	286	280	279
Fiber Customers	367	335	319	310	310	303	287	278	257	241	240	237	230
WIFI Router Customers													
Work Orders Generated													
Utilities													
Connects	263	265	272	239	304	292	267	284	269	281	265	306	302
Cutoff for Non-Payment	54	88	75	60	54	70	67	58	81	72	76	71	80
Electric Work Orders	75	95	123	74	137	171	161	174	95	96	82	76	95
Water Work Orders	127	154	125	116	152	106	107	124	87	135	101	132	158
Natural Gas Work Orders	59	40	53	34	40	38	103	117	54	52	33	44	39
Disconnects	181	175	192	164	184	192	170	206	176	202	184	197	217
Sewer Work Orders	16	11	18	15	20	8	21	15	29	33	20	17	18
Telecomm Work Orders	247	212	266	196	183	170	171	255	205	234	179	184	216
Stormwater Work Orders	-	-	-	2		-	-	-	1	1	-		
Billing/Collections													
Utilities													
Utility Revenue Billed	\$ 3,906,987	\$ 4,181,752	\$ 4,384,941	\$ 4,033,365	\$ 3,723,681	\$ 3,806,253	\$ 3,737,109	\$ 4,298,336	\$ 4,191,851	\$ 3,759,972	\$ 3,554,338	\$ 3,503,844	\$ 3,901,304
Utility Revenue Collected	\$ 3,700,133	\$ 3,978,175	\$ 4,155,844	\$ 3,837,452	\$ 3,512,742	\$ 3,622,186	\$ 3,657,019	\$ 4,107,304	\$ 4,008,499	\$ 3,608,582	\$ 3,351,898	\$ 3,311,489	\$ 3,720,182
Amount Written Off for Bad Debt	\$ 22,001	\$ 12,510	\$ 17,405	\$ 28,662	\$ 35,440	\$ 31,386	\$ 18,697	\$ 14,990	\$ 40,124	\$ 26,746	\$ 28,404	\$ 22,102	\$ 20,398
Extensions													
Utilities													
Extensions Requested	582	595	603	565	559	507	510	468	516	539	518	588	610
Extensions Pending	179	38	130	36	38	129	42	82	41	138	119	125	170
Extensions Defaulted	24	43	14	24	26	24	31	20	33	37	17	32	16
Extensions Paid per Agreement	417	642	492	543	479	396	519	397	590	483	489	600	430
Percentage of Extensions Paid	1	1	1	1	1	1	1	1	1	1	1	1	1
Taxes													
Admin Support													
Property Tax Collected	\$ 269,552	\$ 4,094	\$ 4,580	\$ 3,752	\$ 2,757	\$ 4,731	\$ 9,583	\$ 16,789	\$ 74,560	\$ 79,872	\$ 79,872	\$ 2,869,833	\$ 407,962
Accounting													
Payroll & Benefits													
Payroll Checks issued	-	-	-	-	-	-	1	-	-	-	-	-	-
Direct Deposit Advices	655	988	651	656	676	638	952	691	623	626	715	738	949
General Ledger													
Accounts Payable Checks Issued	296	283	338	264	335	290	289	350	288	301	336	363	314
Accounts Payable Invoices Entered	400	366	421	344	451	367	369	419	297	363	412	447	386
Journal Entries Processed	87	97	97	96	65	91	85	107	97	143	176	112	121
Miscellaneous Receipts	406	311	424	396	445	394	488	541	566	822	324	319	351
Utility Deposit Refunds Processed	31	25	22	40	39	54	42	61	42	39	55	48	36
Local Option Sales Tax	\$ 312,157	\$ 315,857	\$ 315,011	\$ 307,128	\$ 309,486	\$ 295,570	\$ 283,314	\$ 256,395	\$ 252,907	\$ 292,991	\$ 273,259	\$ 267,182	\$ 261,531
Special Local Option Sales Tax - 2019		336,613	298,360	280,683	273,659	275,720	263,336	252,440	228,454	225,328	261,062	243,480	238,067
Payroll & Benefits													

Performance Indicators	Oct-22	Sep-22	Aug-22	Jul-22	Jun-22	May-22	Apr-22	Mar-22	Feb-22	Jan-22	Dec-21	Nov-21	Oct-21
Filled Positions	252	254	253	253	254	251	245	244	244	241	239	241	245
Vacancies	11	9	10	10	9	12	18	19	19	22	15	13	9
Unfunded Positions	38	38	38	38	38	38	38	38	38	38	38	38	38
Airport													
Airport													
Airport Fuel Sales - Gallons	1,778	2,124	2,354	2,495	2,344	3,526	3,840	5,842	4,214	3,335	4,288	5,207	4,476
Fuel Sales - Revenue	11,004	13,149	14,574	1,544	14,507	21,824	17,627	26,817	19,214	14,976	19,252	22,859	19,650



**FIRE
DEPARTMENT
CITY COUNCIL
MONTHLY MEETING**

DEC. 2022

City of Monroe Fire Dept

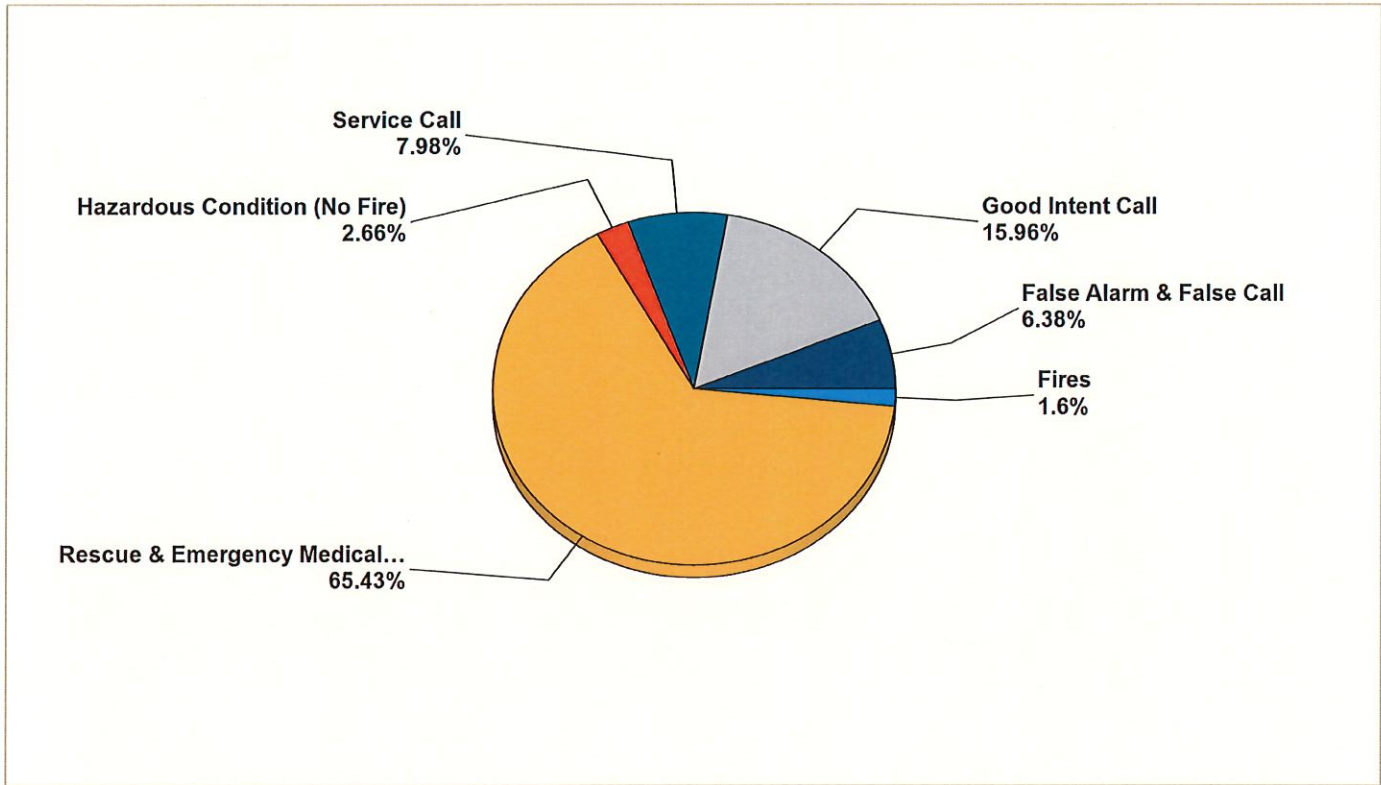
Monroe, GA

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Breakdown by Major Incident Types for Date Range

Zone(s): All Zones | Start Date: 10/01/2022 | End Date: 10/31/2022



MAJOR INCIDENT TYPE	# INCIDENTS	% of TOTAL
Fires	3	1.6%
Rescue & Emergency Medical Service	123	65.43%
Hazardous Condition (No Fire)	5	2.66%
Service Call	15	7.98%
Good Intent Call	30	15.96%
False Alarm & False Call	12	6.38%
TOTAL	188	100%

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
121 - Fire in mobile home used as fixed residence	1	0.53%
131 - Passenger vehicle fire	1	0.53%
141 - Forest, woods or wildland fire	1	0.53%
311 - Medical assist, assist EMS crew	73	38.83%
321 - EMS call, excluding vehicle accident with injury	32	17.02%
322 - Motor vehicle accident with injuries	9	4.79%
323 - Motor vehicle/pedestrian accident (MV Ped)	1	0.53%
324 - Motor vehicle accident with no injuries.	6	3.19%
352 - Extrication of victim(s) from vehicle	2	1.06%
422 - Chemical spill or leak	1	0.53%
440 - Electrical wiring/equipment problem, other	1	0.53%
445 - Arcing, shorted electrical equipment	3	1.6%
522 - Water or steam leak	2	1.06%
551 - Assist police or other governmental agency	4	2.13%
553 - Public service	7	3.72%
554 - Assist invalid	2	1.06%
611 - Dispatched & cancelled en route	24	12.77%
622 - No incident found on arrival at dispatch address	2	1.06%
651 - Smoke scare, odor of smoke	3	1.6%
671 - HazMat release investigation w/no HazMat	1	0.53%
710 - Malicious, mischievous false call, other	1	0.53%
733 - Smoke detector activation due to malfunction	1	0.53%
735 - Alarm system sounded due to malfunction	5	2.66%
743 - Smoke detector activation, no fire - unintentional	3	1.6%
745 - Alarm system activation, no fire - unintentional	2	1.06%
TOTAL INCIDENTS:	188	100%

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



October 2022 Incident Distribution

City of Monroe Fire Dept

Monroe, GA



Incident Comparison 2018-2022					
October	2018	2019	2020	2021	2022
100 - Fire	6	3	6	5	3
200 - Overpressure Rupture, Explosion, Overheat	0	0	0	0	0
300 - Rescue & EMS	134	122	126	116	123
400 - Hazardous Condition	5	11	6	9	5
500 - Service Call	22	17	14	11	15
600 - Good Intent & Canceled Call	48	67	41	65	30
700 - False Alarm & False Call	6	10	17	11	12
800 - Severe Weather & Natural Disaster	0	0	0	0	0
900 - Special Incident Type	0	0	0	0	0
	221	230	210	217	188

City of Monroe Fire Dept

Monroe, GA

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Detailed Losses For Date Range

Start Date: 10/01/2022 | End Date: 10/31/2022

# 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
1	\$11,000.00	\$0.00	\$11,000.00	\$11,000.00	\$11,000.00	\$0.00	\$11,000.00	\$11,000.00

INCIDENT #	DATE	TYPE	LOCATION	PRE-INCIDENT PROPERTY	PRE-INCIDENT CONTENTS	PRE-INCIDENT TOTAL	PROP. LOSS	CONT. LOSS	TOTAL
2022-1991	10/29/2022	131 - Passenger vehicle fire	2151 W Spring ST Monroe	\$11,000.00	\$0.00	\$11,000.00	\$11,000.00	\$0.00	\$11,000.00

Only Reviewed Incidents included.



City of Monroe Fire Dept

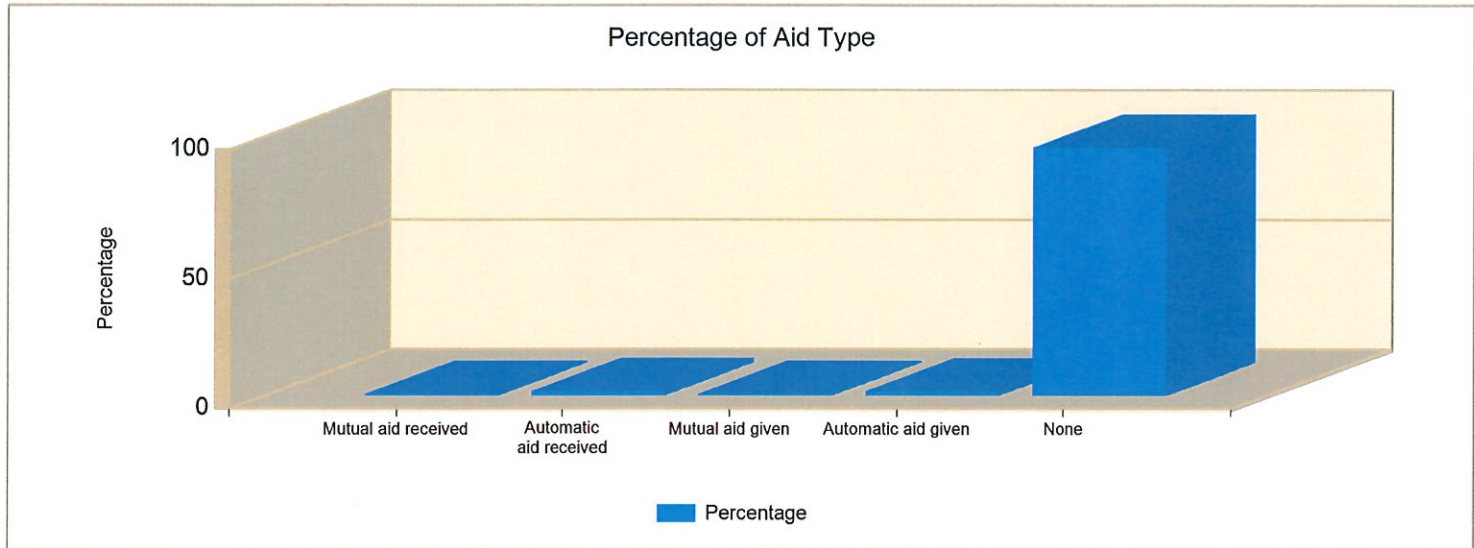
Monroe, GA

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Count of Aid Given and Received for Incidents for Date Range

Start Date: 10/01/2022 | End Date: 10/31/2022



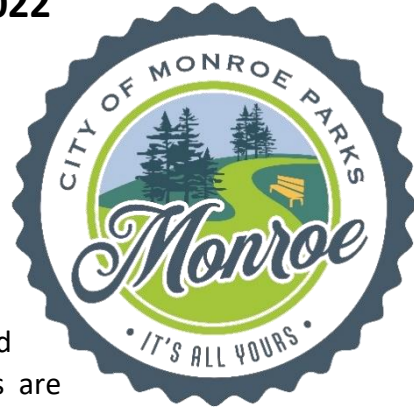
AID TYPE	TOTAL	% of TOTAL
Mutual aid received	1	0.5%
Automatic aid received	3	1.6%
Mutual aid given	1	0.5%
Automatic aid given	3	1.6%
None	180	95.7%

Only REVIEWED incidents included

PARKS PROJECTS & UPDATES – DECEMBER 2022

PILOT PARK

The restroom at Pilot Park has been installed and is open to the public. New Sidewalks were installed providing access to the new restroom, along with some sidewalk repairs inside the park. New fencing and a gate have been installed around the new restroom. The lower area drainage improvements and adjustments to alleviate standing water and drainage issues are complete. New mulch was installed for a catalogue photoshoot by PlaySouth Playground Equipment companies for 2022. Also, the retaining wall for the small parking area has been replaced. The total cost of the improvements made to Pilot Park are approximately \$423,232. Monthly cleaning is also continuing to keep the equipment sanitized and clean for all patrons, and a weekly bathroom cleaning schedule will start upon the opening of the facility.



Pilot Park became the first park in Monroe and Walton County to place a permanent pinwheel representing the awareness for child abuse prevention. Annually, during the month of April, A Child’s Voice, a Chapter of PCA Georgia in Walton County, places small pinwheels around cities to create attention with the goal in mind of strengthening families and inspiring action through education, awareness, and advocacy to help prevent child abuse. The thought behind these pinwheels symbolizes playfulness, joy,

and whimsy and is entirely a symbol of child abuse prevention. Those pinwheels during the month of April are temporary, while this pinwheel, built and installed by Dr. Alex Rodriguez and placed in Pilot Park will be permanent. This pinwheel was graciously sponsored by the Kiwanis Club of Monroe.

MATHEWS PARK

The second phase of renovations/additions for the rehabilitation work of paving/parking, pavilions, additional signage, disc golf renovations, fencing, and other amenities is in process. In September the front parking area was repaired and a new parking area added along with curb and cutter to help control stormwater runoff. The rear parking lot will be removed during the month of December. Additional walkways and ramps have been tied into the new parking areas. The additional disc golf signage has been completed and installed. The new privacy fence and safety fence around the playground are currently being installed.

The new pavilions are complete and are waiting for the installation of additional equipment, seating, and trash receptacles. A study of the pond wildlife and dam was completed by Aquatic Environmental Services, with a follow up management plan now provided by



the same company. The installation of fish beds, new feeders, and fish stocking have been completed. During November, the pond was stocked with over 500 Rainbow Trout. The total cost of the Phase I improvements made to Mathews Park are approximately \$165,510. The upgrades as proposed in Phase II are currently at \$243,830 for improvements and additions.



**POLICE
DEPARTMENT
MONTHLY REPORT
December
2022**

Comparison of October 2021 to October 2022 Activity Reports

	2022			2021		
Calls for Service	1,938			1,598		
Area Checks	9,133			9,063		
Calls to MPD	n/a			n/a		
Court Cases	233			234		
Training Hours	580			412		
Part A Crimes	63			86		
Part B Crimes	31			53		
Arrest-Adult	48			60		
Juvenile	9			12		
C/S Trash Pick Up						
Tires						

AGENCY	2022 JAN	FEB	MARCH	APRIL	MAY	JUNE	JULY	AUG	SEPT	OCT	NOV	DEC	TOTALS
LE CALLS													
WALTON SO	3,449	3,321	3,753	3,240	3,651	3,585	3,402	3,350	3,718	3,515			34,984
WCSSO AREA CHECKS	10,500	9,025	8,964	7,559	9,920	8,512	9,119	9,459	7,839	6,652			87,549
MONROE PD	1,565	1,509	1,933	1,974	1,909	1,963	2,063	1,723	1,783	1,938			18,360
MPD AREA CHECKS	10,690	10,546	10,674	9,078	10,595	9,740	10,813	9,798	10,445	9,133			101,512
LOGANVILLE PD	797	709	882	969	1,008	870	872	862	848	932			8,749
LPD AREA CHECKS	9	15	54	24	15	9	14	20	21	17			198
SOCIAL CIRCLE PD	375	359	407	368	331	386	355	341	296	274			3,492
SPD AREA CHECKS	1,858	1,677	1,856	1,683	1,664	2,129	2,166	1,847	1,948	1,989			18,817
LAW TOTALS	29,243	27,161	28,523	24,895	29,093	27,194	28,804	27,400	26,898	24,450	0	0	273,661
WALTON EMS	1,895	1,491	1,564	1,513	1,590	1,607	1,749	1,701	1,543	1,749			16,402
FIRE DEPTS													0
WALTON FIRE	507	376	457	440	418	449	440	459	386	458			4,390
MONROE FIRE	235	191	197	186	189	222	235	196	201	192			2,044
LOGANVILLE FIRE	226	188	209	183	169	135	199	183	217	237			1,946
SOC CIRCLE FIRE	73	53	51	73	65	56	67	63	66	57			624
FIRE DEPT TOTALS	1,041	808	914	882	841	862	941	901	870	944	0	0	9,004
PHONE CALLS													
ABANDONED	252	182	172	204	207	178	206	274	174	190			
ADMIN IN	5,026	4,453	5,317	5,299	5,239	5,497	5,079	5,304	4,893	4,965			
ADMIN OUT	3,457	3,081	3,760	3,686	3,529	3,378	3,197	3,370	2,950	2,789			
911 INCOMING	4,535	4,008	4,592	4,422	5,148	4,424	4,759	4,817	4,248	4,537			
CALL TOTALS	13,270	11,724	13,841	13,611	14,123	13,477	13,241	13,765	12,265	12,481	0	0	131,798

Municipal Court

	October 2021	October 2022
Citations issued:	214	227
Adjudicated/Closed cases:	234	233
Fines collected per month:	\$40,764.00	\$27,169.11
Year to date collected:	\$404,314.45	\$359,618.40

October 2022 Training Hours for Monroe Police Department

GPSTC online training: 0

Conference training: 0

In-service Training: 428

Off Site Training: 152

Total Training Hours: 580



Offense and Arrest Summary Report

Beginning Date: 10/01/2022

Ending Date: 10/31/2022

Agency: MONROE POLICE DEPARTMENT

Total Offenses 94 Clearance Rate 27.66%
 % change from last year -32.37% Last years rate 37.41%

Total Arrests 57 Hate Crime Offenses 0
 % change from last year -20.83% Law Officers Assaulted 0

Group A Crime Rate per 100,000 Population : 667.09 Summary based reporting Crime Rate per 100,000 Population : 276.77

Arrest Rate per 100,000 Population : 404.51

Arrest Reporting

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	1
Robbery	1	0	0
Aggravated Assault	3	2	10
Burglary	6	1	4
Larceny	28	3	52
Motor Vehicle Theft	1	0	1
Arson	0	0	0
Simple Assault	24	9	18
Intimidation	5	1	5
Bribery	0	0	0
Counterfeiting/Forgery	0	0	0
Vandalism	8	1	10
Drug/Narcotic Violations	8	7	19
Drug Equipment Violations	1	1	6
Embezzlement	0	0	0
Extortion/Blackmail	0	0	0
Fraud	5	0	4
Gambling	0	0	0
Kidnapping	1	1	0
Pornography	0	0	0
Prostitution	0	0	0
Sodomy	1	0	0
Sexual Assault w/Object	0	0	0
Fondling	0	0	3
Incest	0	0	0
Statutory Rape	1	0	0
Stolen Property	0	0	1
Weapons Law Violations	1	0	5
Human Trafficking, Commercial Sex Acts	0	0	0
Human Trafficking, Involuntary Servitude	0	0	0
Animal Cruelty	0	0	0
Total Group "A"	94	26	139

Crime Against Person
 35 - This year
 37 - Last year
 -5.41% - Percent Change

Crime Against Property
 49 - This year
 72 - Last year
 -31.94% - Percent Change

Crime Against Society
 10 - This year
 30 - Last year
 -66.67% - Percent Change

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	0	0	0	0	0
Aggravated Assault	3	1	0	4	6
Burglary	0	1	0	1	3
Larceny	4	0	0	4	15
Motor Vehicle Theft	0	0	0	0	0
Arson	0	0	0	0	0
Simple Assault	7	1	0	8	9
Intimidation	1	0	0	1	0
Bribery	0	0	0	0	0
Counterfeiting/Forgery	0	0	0	0	0
Vandalism	1	0	0	1	0
Drug/Narcotic Violations	7	0	0	7	12
Drug Equipment Violations	0	0	0	0	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	0
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	0	0	0	0	1
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
Total Group A Arrests	24	3	0	27	46
Group "B" Arrests					
Bad Checks	0	0	0	0	0
Curfew/Vagrancy	0	0	0	0	6
Disorderly Conduct	5	2	0	7	6
DUI	7	0	0	7	2
Drunkenness	2	0	0	2	0
Family Offenses-nonviolent	1	0	0	1	1
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	8	4	0	12	11
Total Group B Arrests	24	6	0	30	26
Total Arrests	40	9	0	57	72

Population: 14091

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



WALTON COUNTY 911

Radio Log Statistical Report, by Unit

<u>Unit</u>	<u>Unit Description</u>	<u>Number of Logs</u>
311	LAW ENFORCEMENT UNIT	29
323	LAW ENFORCEMENT UNIT	225
324	LAW ENFORCEMENT UNIT	3
325	LAW ENFORCEMENT UNIT	895
327	LAW ENFORCEMENT UNIT	88
333	LAW ENFORCEMENT UNIT	396
335	LAW ENFORCEMENT UNIT	129
336	LAW ENFORCEMENT UNIT	5
337	LAW ENFORCEMENT UNIT	151
338	LAW ENFORCEMENT UNIT	70
341	LAW ENFORCEMENT UNIT	348
342	LAW ENFORCEMENT UNIT	470
343	LAW ENFORCEMENT UNIT	222
346	LAW ENFORCEMENT UNIT	199
347	LAW ENFORCEMENT UNIT	178
348	LAW ENFORCEMENT UNIT	148
349	LAW ENFORCEMENT UNIT	1642
351	LAW ENFORCEMENT UNIT	508
352	LAW ENFORCEMENT UNIT	376
353	LAW ENFORCEMENT UNIT	840
354	LAW ENFORCEMENT UNIT	198
355	LAW ENFORCEMENT UNIT	387
356	LAW ENFORCEMENT UNIT	174
360	LAW ENFORCEMENT UNIT	373
365	LAW ENFORCEMENT UNIT	1
366	LAW ENFORCEMENT UNIT	734
367	LAW ENFORCEMENT UNIT	174
369	LAW ENFORCEMENT UNIT	170
Total Radio Logs:		9133

Report Includes:

All dates between `00:00:00 10/01/22` and `23:59:59 10/31/22`, 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	4
ANIMAL BITE	2
ANIMAL COMPLAINT	15
INJURED ANIMAL	2
VICIOUS ANIMAL	2
PROWLER	8
ATTEMPTED BURGLARY	1
BURGLARY IN PROGRESS	3
BURGLARY REPORT	2
DOMESTIC NON-VIOLENT	34
DOMESTIC VIOLENT	8
ARMED ROBBERY	1
WARRANT SERVICE	20
SUBJECT WITH WEAPON	2
SUSPICIOUS PERSON	86
SUSPICIOUS VEHICLE	114
SUICIDE	1
SUICIDE ATTEMPT	5
SUICIDE THREAT	6
KEYS LOCKED IN VEHICLE	94
SPEEDING AUTO	3
ACCIDENT NO INJURIES	71
INJURY BY COMPLAINT	1
ACCIDENT WITH A DEER	5
FATALITY TRAFFIC ACCIDENT	1
ACCIDENT WITH INJURIES	10
OFFICER INVOLVED ACCIDENT	2
ACCIDENT UNKNOWN INJURIES	8
ROAD HAZARD	9
DRUNK DRIVER	3
HIT AND RUN	5
DIRECT TRAFFIC	2
FUNERAL ESCORT	11
TRANSPORT	4
DISABLED VEHICLE	21
AREA/BLDG CHECK	19
LITTERING/ILLEGAL DUMPING	2
CHILD ABUSE	1
SEXUAL ASSAULT	4
CHASE	3
BUSINESS ALARM	54
CHURCH ALARM	1
RESIDENTIAL ALARM	16
SCHOOL ALARM	1

<u>Nature of Incident</u>	<u>Total Incidents</u>
DRAG RACING	1
SUBJECT IN CUSTODY	7
TRANSPORT TO COURT	2
TRANSPORT TO JAIL	1
DEMENTED PERSON NON-VIOLENT	14
STOLEN VEHICLE	3
911 HANGUP	85
CONTROL SUBSTANCE PROBLEM	4
AGENCY ASSISTANCE	8
ASSAULT	2
ASSAULT LAW ENFORCEMENT ONLY	3
CHILD CUSTODY DISPUTE	6
CIVIL ISSUE/DISPUTE	24
COUNTERFEIT MONEY	3
CIVIL PAPER SERVICE	1
DAMAGE TO PROPERTY	16
DISPUTE NON VIOLENT IN NATURE	71
DISPUTE VIOLENT IN NATURE	2
DISTRUBING THE PEACE	10
Dead Body	4
ABUSE OF THE ELDERLY	1
EMERGENCY MESSAGE	1
LE ASSIST FOR EMS	14
ENTERING AN AUTO	10
EXTRA PATROL REQUEST	2
ASSIST FIRE DEPARTMENT	4
FIREARMS DISCHARGED	5
FOLLOW UP TO PREVIOUS CALL	1
FOUND PROPERTY	8
FRAUD	10
HARRASSMENT	3
IDENTITY THEFT	2
ILLEGAL ALCOHOL	1
ILLEGAL PARKING	9
JUVENILE RUNAWAY	3
JUVENILE COMPLAINT	16
JUVENILE PROBLEM -NO COMPLAINT	6
KIDNAPPING	2
LOST ITEM REPOR	4
LOUD MUSIC COMPLAINT	14
MISSING PERSON	4
MISCELLANEOUS LAW INCIDENT	25
POWER LINES DOWN	2
RECOVERED STOLEN PROPERTY	1
RECOVERED STOLEN VEHICLE	2
ROAD RAGE	3
PHONE CALLS/MAIL SCAMS	2
SEARCH WARRANT	1
SHOPLIFTING	9
SHOTS FIRED	1

<u>Nature of Incident</u>	<u>Total Incidents</u>
STALKING	1
THEFT IN PROGRESS	2
THEFT REPORT	19
THREATS	5
TRAFFIC LIGHT OUT	1
TRAFFIC VIOLATION	751
TRAILER INSPECTION	2
TRESPASSING	8
UNKNOWN PRIORITY 1	1
UNKNOWN LAW PROBLEM	7
UNSECURE PREMISES	4
VEHICLE INSPECTION	10
VIOLATION TPO	1
WELFARE CHECK	26

Total reported: 1938

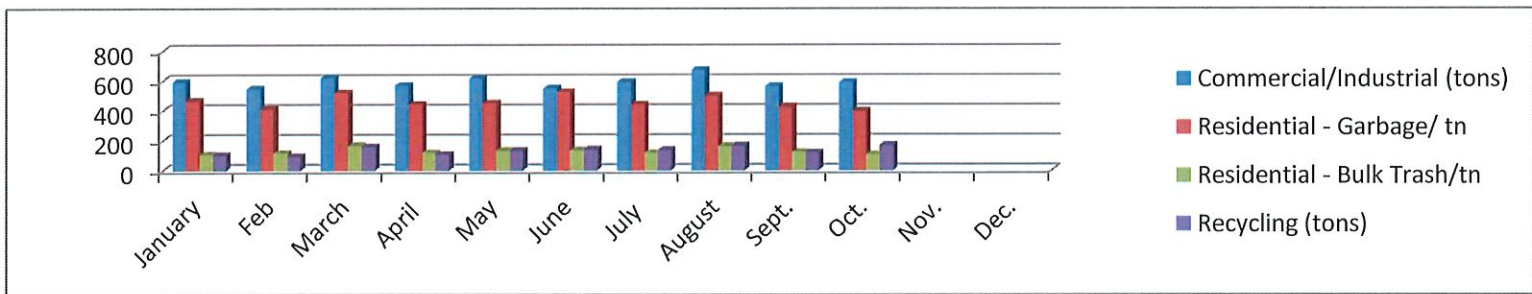
Report Includes:

All dates between `00:00:00 10/01/22` and `23:59:59 10/31/22`, 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



**SOLID WASTE
DEPARTMENT
MONTHLY REPORT
DECEMBER
2022**

2022	January	Feb	March	April	May	June	July	August	Sept.	Oct.	Nov.	Dec.
Commercial/Industrial (tons)	596.1	547.99	622.6	568.92	619.76	551.06	596.29	674.21	563.67	592.03		
Residential - Garbage/ tn	467.24	411.99	522.06	443.87	452.66	525.98	443.6	500.56	426.45	400.53		
Residential - Bulk Trash/tn	105.98	116.38	166.76	120.47	136.22	138.03	119.01	162.45	124.39	107.79		
Recycling (tons)	101.26	93.17	158.04	107.71	135.55	143.39	138.94	166.78	120.66	168.73		
Transfer Station (tons)	9,229.85	8,037.19	10,290.11	9,525.72	9,395.10	10,081.58	9,721.55	10,088.46	8,525.38	8,208.21		
Customers (TS)	19	19	20	18	19	19	18	19	17	19		
Sweeper debris (tons)	13.66	8.58	17.83	8.94	9.9	10.35	2.07	33.36	9.68	3.4		
Storm drain debris (tons)	3.07	1.30	14.07	0.28	5.70	1.91	17.86	19.64	2.43			
2022	January	Feb	March	April	May	June	July	August	Sept.	Oct.	Nov.	Dec.
Recycling - Yard Waste (tons)	60.27	55.91	97.17	64.61	83.65	87.63	83.99	106.69	65.55	56.67		
Recycling - Leaves (tons)			4.91		2.85							
Recycling - Curbside (tons)	25.99	21.32	33.92	25.39	34.14	37.95	34.94	37.57	38.89	42.83		
Recycling - Cardboard (tons)	13.38	10.35	15.85	12.35	7.97	15.09	10.96	15.97	12.43	13.66		
Recycling - Scrap Metal (tons)			2.49		3.56		6.09	3.98		52.91		
Recycling - Scrap tires (tons)		187 (3.86)	59 (1.22)	165 (3.40)	63 ((1.30)	35 (.72)	42 (.87)	19 (.39)	94 (1.94)	93 (1.92)		
Recycling - Glass (tons)	1.62	1.73	2.48	1.96	2.08	2	2.09	2.18	1.85	0.74		
Recycling - C & D (tons)												
95G Garbage carts (each)	77	38	59	59	67	73	95	68	116	58		
65G Recycling Carts (each)	28	24	28	24	27	35	22	26	29	26		
18G Recycling bins (each)	9	5	17	9	10	9	6	6	7	3		
Dumpsters (each)		6			6	3	1	5		2		
Cemetery Permits	9	4	3	5	1	4	5	2	5	6		



Note:
1,100.35 tons of trash /garbage collected and disposed.
168.73 tons of recycled materials collected, including scrap tires.

ITEMS OF INTEREST

- I. Project Update- Transfer Station Improvements:
 - Fencing - To be installed along the entrance side of the transfer station. **Complete as of: 5/6/2022!**
 - Repair French drains in front of the building. **In progress!**
 - Guardrails to be installed on both sides of the scale ramps. **Complete as of: 9/24/2022**

- II. Transfer Station tonnage report: Deposited 8,208.21 tons in October 2022. An increase of 161.62 tons compared to October 2021.

- III. Curbside Recycling – Transitioned to the 65-gallon carts - Update:

The “Oops” tags are now being implemented. The tags are designed to help educate citizens and reduce the amount of contamination in the cart.

 - Customers who did not receive a cart or would like to participate, should call our office at: 770-267-6933 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 382 customers participating. (.74 tons collected in October 2022).

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.

- V. Solid Waste Website: The information has been updated to improve our customer service and to help educate citizens on service guidelines. **We encourage all of our citizens to please visit!**

GARBAGE PICKUP CHANGES

The City of Monroe Solid Waste Department will be running a modified garbage pickup schedule during December and January.

City offices will be closed December 23rd & 26th, January 2nd & January 16th.

December Holiday Schedule:

Friday, December 23, 2022 – No Collection

Monday, December 26, 2022 – No Collection

Tuesday, December 27, 2022 – Monday’s Collection Route

Wednesday, December 28, 2022 – Tuesday’s Collection Route

Thursday, December 29, 2022 – Wednesday’s Collection Route

Friday, December 30, 2022 – Thursday’s Collection Route

January Holiday Schedule:

Monday, January 2, 2023 – No Collection

Tuesday, January 3, 2023 – Monday’s Collection Route

Wednesday, January 4, 2023 – Tuesday’s Collection Route

Thursday, January 5, 2023 – Wednesday’s Collection Route

Friday, January 6, 2023 – Thursday’s Collection Route

Monday, January 16, 2023 – No Collection

Tuesday, January 17, 2023 – Monday’s Collection Route

Wednesday, January 18, 2023 – Tuesday’s Collection Route

Thursday, January 19, 2023 – Wednesday’s Collection Route

Friday, January 20, 2023 – Thursday’s Collection Route

**Have a safe & happy holiday from the City of Monroe.
Remember to do your part & recycle!**





**STREETS AND
TRANSPORTATION
DEPARTMENT
MONTHLY REPORT
DECEMBER
2022**

Public Works Administration

October 2022

	Jan.	Feb.	March	April	May	June	July	Aug.	Sept.	Oct.	Nov.	Dec.	Total
Calls received	612	549	801	654	694	836	894	864	780	508			7192
Work orders received	98	84	113	124	93	114	171	138	146	101			1182
Work orders completed	95	81	110	116	90	110	165	128	137	94			1126
Permits received/approved -													
Road closure					4	4	6		1	5			20
Parade								1	1				2
Procession													0
Public demonstration													0
Assembly		1	1	4	1	3	3	7	11	3			34
Picket													0
Road race				2						1			3

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						1							1
City Hall													0
Code	1		1					1					3
Electric/Cable	3	6	6	12	7	7	5	12	15	8			81
Finance													0
Fire	6	2	1	2	2	3	2	3	7	6			34
Gas/Water/Sewer	2	8	7	7	18	6	7	8	4	2			69
GUTA								1					1
Meter Readers			3	2		1	2	7		2			17
Motor Pool													0
Police	15	18	21	15	20	22	23	22	14	17			187
Public Works	29	34	29	29	41	30	26	53	29	23			323
TOTAL	56	68	68	67	88	70	65	107	69	58	0	0	716

Street Division

- Backfill the curb and sidewalk on Church Street
- Patched utility cuts – city wide
- Watered grass at old police department parking lot
- Backfilled Mathews Park and seed and strawed
- Dug out for sidewalk on Church Street and Waverly Way
- Pulled stump up at Play House
- Backfilled Church Street and Waverly Way and seed and straw
- Edge rut on Double Springs Church Road
- Christmas lights at Childer’s Park
- Fall Festival – downtown
- First Friday Concert

	January	February	March	April	May	June	July	August	September	October	November	December	Total
Utility Cuts	0	8.02	30.4	0	20.7	19.07	0	2	44.96	18.2			143.4
Pot Holes	26	0	27	13	4	2	1	1	4	3			81

Stormwater

- Storm grate cleaning (City wide)
- Storm pipe repair
-Cherry Hill
- * Catch basin maintenance/structure repair
-Magnolia Terrace
- * Ditch maintenance
-Green Street
- * Other Activities
-Stormwater inlet stencil markers
-Decorative column and build custom monument base
-Assist with 12 days of Christmas lights

System Inspections -

	January	February	March	April	May	June	July	August	September	October	November	December	Total
Grates	100	70	66	39	80	60	64	80	144	109			812
Total Tons	0.41	0.25	0.48	0.28	0.5	0.42	0.41	0.5	0.53	0.49			4.27

Sign & Marking Division

• General maintenance:

	Jan.	Feb.	March	April	May	June	July	Aug.	Sept.	Oct.	Nov.	Dec.	Total
Signs repaired	2	3	13	8	3	2	6	5	8	6			56
Signs replaced	8	2	3	1	10	31	42	24	33	17			171
Sign post replaced/installed	20	7	1	1	14	26	12	18	14	8			121
New signs	35	29	36	42	37	39	33	49	52	46			398
Signs cleaned		6		3	26	17		10	6	10			78
Signs installed (new)	17	6				12	5	8		1			49
City emblems installed						4		2	2				8
In-lane pedestrian signs													0
Banners	2		8	7	6	3	5	5	10	8			54
Compaction Test													0
Traffic Studies	4				2	3	2	21	10	4			46
Parking Lot Striped								1		1			2
Speed hump installed			1				1		2	3			7
Crosswalk installed									1				1
Stop bars installed													0
Airport Maint.	7	8	10	3	8	6	5	11	5	7			70
Handicap Marking													0
Curb Striped			1										1
TOTAL	95	61	73	65	106	143	111	154	143	111	0	0	1062



WATER, SEWER & GAS MONTHLY REPORT

DECEMBER 2022

2022 Project List

	<i>Estimated Start Date</i>	<i>Estimated Completion Date</i>	<i>Notes</i>	<i>Progress</i>	<i>Contractor or City</i>
Natural Gas					
Union Street gas main renewal	Jul-22	Aug-22	Replace 2,800' of steel gas main	Completed	Contractor
Belle Meade gas main replacement	Jul-22	Aug-22	Replace 2" steel gas main with 2" plastic/main installed along Belle Meade/Main installed	In Process	City
Hwy 83 Good Hope to Chandler Road main extension	Jun-22	Dec-22	Install 10,500' of 4" plastic gas main	Planning Stage	City
Chandler Road to Old Monroe-Madison Rd main extension	Sep-22	Dec-22	Install 15,000' of 4" plastic gas main/will serve 5 chicken houses	Completed	City
Old Monroe-Madison Rd to Morgan County line	Jan-22	Jun-22	Install 23,000' of 4" plastic gas main/will serve 4 chicken houses	Completed	City
Victory Drive Gas Renewal	Jan-22	Dec-22	Replace 1500' of 2" steel with 2" plastic	Planning Stage	Planning
Harris & Lacy Streets Gas Renewal	Jan-22	Dec-22	Replace 2000' of 2" steel with 2" plastic	Planning Stage	Planning
Sewer Collection					
2022 CDBG	21-Dec	23-Dec	Rehab of 6" sewer mains along Glen Iris, Stowers and sections of Bryant and Edwards Street	Awarded	Carter & Sloope
Sewer main rehab @ Town Green	22-Nov	22-Dec	Pipe burst 8" concrete sewer main, doghouse 8" from Metro & install 60' of 8" main	In Progress	City
Alcovy River/Hwy 138 Sewer Extension	Jan-21	Dec-21	Gravity sewer installed and completed/waiting on pump station contractor to complete station	90% completed	Contractor
Sewer Treatment Plant					
Jacks Creek Plant Rehab	Sep-21	Sep-22	New superintendent on-site now, progress being made	50-60%	Heavy/Hofstadter
Water Distribution					
Implementation of EPA's new Lead & Copper Rule	22-Jul	23-Dec	Inventory of all water services to determine presence of lead	Data Collection	City/120Water
24" Raw Water Main / 20" Finished Water Main	Jan-21	Jan-22	EPD approval 7/26/21 / GDOT, Georgia Power, Transco permits submitted	Obtaining easements	Wiedeman & Singleton
S. Broad St main extension Mears St to John's Supermarket	May-21	Jun-21	Main installed from Mears Street to Walker Street	Completed	City
Water Treatment Plant					
500,000 gal elevated water tank @ Piedmont Industrial Park	Jul-21	Dec-22	Engineering in process	Design Phase	Carter & Sloope
1,000,000 gallon clearwell @ WTP location	Jun-21	Oct-22	Construction has begun, Shoring being drilled in next week and first concrete pour scheduled for January. Currently working to relocate some unknown utility locations.	Work begun	Wiedeman & Singleton

Completed Projects 2022

Hwy 186 approx. 4.5 miles of 6" gas main extension
 Lumpkin Street sewer replacement 300' of 6" main replaced with 10"PVC
 Thurston Snow Road gas extension 3500' of 2' plastic gas main installed
 Installed 7,500' of 2" gas on Mountain Creek Church Rd
 Installed 23,000' of 4" plastic gas main along Old Monroe Madison to serve 4 chicken houses
 Replaced 2,300' of old 2" steel gas main with 2" plastic along Belle Meade

WATER/WASTEWATER: MONTHLY DIRECTOR'S REPORT

REPORTING PERIOD: 10/2022 | FY 2022

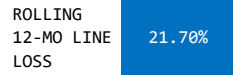


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DETAIL REVENUES	6
DETAIL EXPENSES	7-8

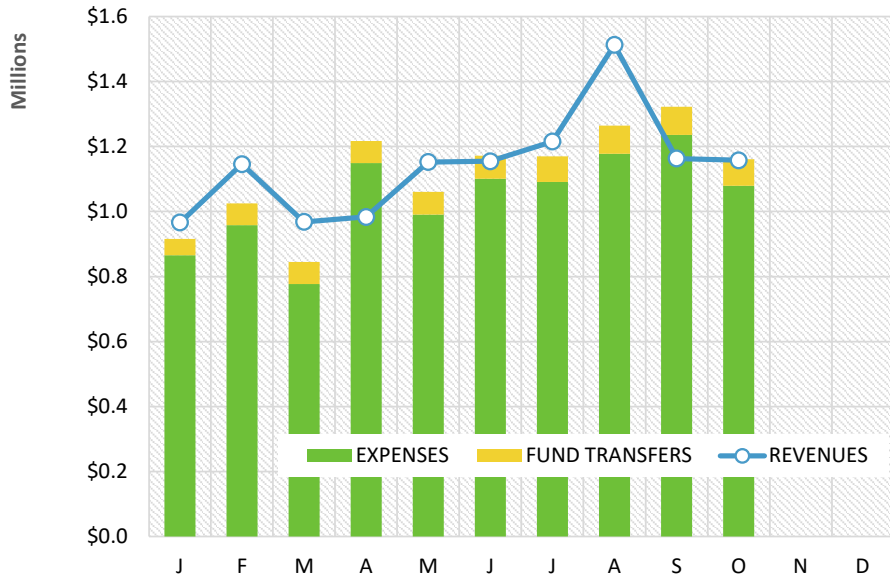
CITY OF MONROE: WATER & SEWER FUND OVERVIEW

343

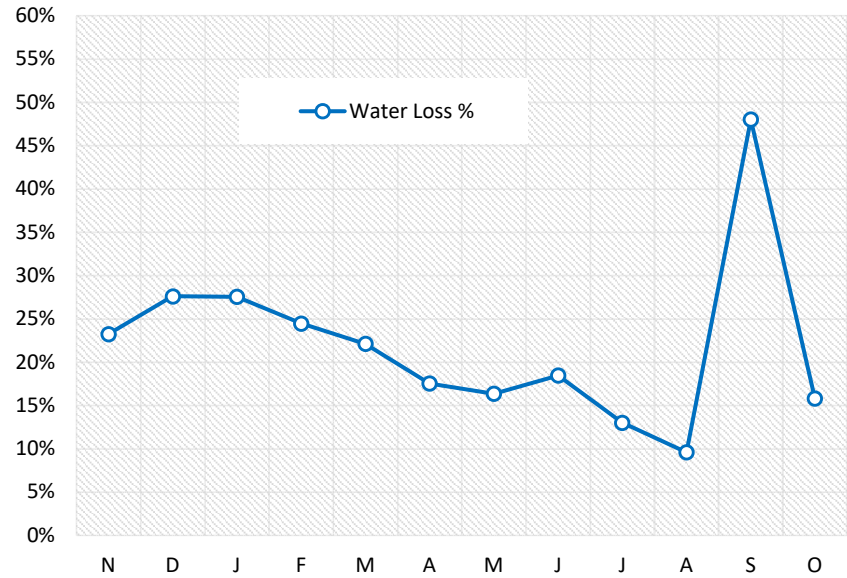
	Jan 2022	Feb 2022	Mar 2022	Apr 2022	May 2022	Jun 2022	Jul 2022	Aug 2022	Sep 2022	Oct 2022	Nov 2022	Dec 2022	FY 2022	AS BUDGET	FY 2021
REVENUES	\$ 0.966M	\$ 1.146M	\$ 0.968M	\$ 0.983M	\$ 1.152M	\$ 1.155M	\$ 1.215M	\$ 1.513M	\$ 1.163M	\$ 1.158M			\$ 11.419M	\$ 12.954M	\$ 10.090M
PERSONNEL COSTS	\$ 0.199M	\$ 0.223M	\$ 0.210M	\$ 0.300M	\$ 0.221M	\$ 0.251M	\$ 0.263M	\$ 0.279M	\$ 0.327M	\$ 0.214M			\$ 2.487M	\$ 2.888M	\$ 2.218M
CONTRACTED SVC	\$ 0.023M	\$ 0.041M	\$ 0.040M	\$ 0.063M	\$ 0.060M	\$ 0.066M	\$ 0.038M	\$ 0.116M	\$ 0.095M	\$ 0.079M			\$ 0.620M	\$ 1.372M	\$ 0.443M
SUPPLIES	\$ 0.119M	\$ 0.158M	\$ 0.190M	\$ 0.173M	\$ 0.171M	\$ 0.197M	\$ 0.205M	\$ 0.201M	\$ 0.207M	\$ 0.210M			\$ 1.830M	\$ 2.097M	\$ 1.525M
CAPITAL OUTLAY	\$ 0.301M	\$ 0.297M	\$ 0.175M	\$ 0.369M	\$ 0.295M	\$ 0.341M	\$ 0.330M	\$ 0.322M	\$ 0.345M	\$ 0.317M			\$ 3.092M	\$ 2.710M	\$ 1.624M
FUND TRANSFERS	\$ 0.050M	\$ 0.067M	\$ 0.068M	\$ 0.068M	\$ 0.069M	\$ 0.071M	\$ 0.079M	\$ 0.086M	\$ 0.086M	\$ 0.082M			\$ 0.727M	\$ 1.926M	\$ 0.493M
DEPRECIATION	\$ 0.173M	\$ 0.173M	\$ 0.094M	\$ 0.175M	\$ 0.176M	\$ 0.175M	\$ 0.175M	\$ 0.175M	\$ 0.176M	\$ 0.176M			\$ 1.668M	\$ -	\$ 1.587M
EXPENSES	\$ 0.865M	\$ 0.958M	\$ 0.777M	\$ 1.149M	\$ 0.991M	\$ 1.101M	\$ 1.091M	\$ 1.178M	\$ 1.236M	\$ 1.079M			\$ 10.425M	\$ 10.994M	\$ 7.891M
MARGIN	\$ 0.101M	\$ 0.188M	\$ 0.191M	\$ (0.166M)	\$ 0.161M	\$ 0.054M	\$ 0.125M	\$ 0.335M	\$ (0.073M)	\$ 0.079M			\$ 0.994M	\$ 1.961M	\$ 2.199M



REVENUES vs. EXPENSES



MONTHLY WATER PROCESSED VS SOLD



RETAIL SALES REPORT

[Jan 2022](#)
[Feb 2022](#)
[Mar 2022](#)
[Apr 2022](#)
[May 2022](#)
[Jun 2022](#)
[Jul 2022](#)
[Aug 2022](#)
[Sep 2022](#)
[Oct 2022](#)
[Nov 2022](#)
[Dec 2022](#)

CUSTOMER COUNT - WATER

Residential	8,941	8,955	8,965	8,969	9,002	9,024	9,040	9,075	9,084	9,084
Commercial	970	972	971	975	975	975	983	980	982	983
Industrial	1	1	1	1	1	1	1	1	1	1
Water Authority	1	1	1	1	1	1	1	1	1	1
Residential Sprinkler	529	535	532	535	545	555	567	564	569	571
Commercial Sprinkler	90	90	90	90	90	91	93	92	92	93
Loganville	1	1	1	1	1	1	1	1	1	1
Total	10,533	10,555	10,561	10,572	10,615	10,648	10,686	10,714	10,730	10,734
YOY Δ	-1.39%	-1.82%	-2.38%	-2.56%	-2.75%	-3.08%	-2.87%	-2.92%	-2.77%	-3.31%

KGALLONS - WATER

Residential	34,939	34,209	34,417	34,675	36,259	42,364	49,139	46,979	42,661	41,957
Commercial	11,070	11,096	12,060	12,228	12,405	16,337	19,254	21,086	19,787	18,013
Industrial	1,790	2,845	2,774	2,196	2,852	1,857	2,336	2,461	2,331	2,665
Water Authority	-	2	3	1	-	1,038	922	934	334	236
Loganville	29,843	38,240	33,273	33,795	37,185	40,113	43,933	43,263	-	45,031
Total	77,642	86,392	82,527	82,895	88,701	101,709	115,584	114,723	65,113	107,902
YOY Δ	69.59%	81.31%	88.21%	89.90%	82.66%	77.73%	48.35%	59.94%	-4.71%	56.17%

REVENUE - WATER

Residential	\$ 0.306M	\$ 0.297M	\$ 0.302M	\$ 0.303M	\$ 0.312M	\$ 0.361M	\$ 0.416M	\$ 0.401M	\$ 0.367M	\$ 0.360M
Commercial	\$ 0.085M	\$ 0.085M	\$ 0.090M	\$ 0.092M	\$ 0.093M	\$ 0.116M	\$ 0.132M	\$ 0.142M	\$ 0.135M	\$ 0.125M
Industrial	\$ 0.007M	\$ 0.012M	\$ 0.011M	\$ 0.009M	\$ 0.012M	\$ 0.008M	\$ 0.010M	\$ 0.010M	\$ 0.010M	\$ 0.011M
Water Authority	\$ 0.000M	\$ 0.000M	\$ 0.000M	\$ 0.000M	\$ 0.000M	\$ 0.004M	\$ 0.004M	\$ 0.004M	\$ 0.002M	\$ 0.001M
Loganville	\$ 0.112M	\$ 0.139M	\$ 0.123M	\$ 0.124M	\$ 0.136M	\$ 0.146M	\$ 0.159M	\$ 0.156M	\$ -	\$ 0.162M
Total	\$ 0.510M	\$ 0.533M	\$ 0.527M	\$ 0.529M	\$ 0.553M	\$ 0.635M	\$ 0.720M	\$ 0.714M	\$ 0.514M	\$ 0.660M
YOY Δ	34.18%	37.30%	42.76%	43.99%	38.43%	42.68%	31.45%	35.58%	-0.36%	26.74%

RETAIL SALES REPORT

[Jan 2022](#)
[Feb 2022](#)
[Mar 2022](#)
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[Aug 2022](#)
[Sep 2022](#)
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[Dec 2022](#)

CUSTOMER COUNT - SEWER

Residential	7,172	6,867	6,883	6,876	6,892	6,907	6,906	6,939	6,954	6,943
Commercial	814	814	815	817	815	818	820	823	825	822
Water Authority	1	1	1	1	1	1	1	1	1	1
Total	7,987	7,682	7,699	7,694	7,708	7,726	7,727	7,763	7,780	7,766
YOY Δ	7.67%	3.06%	2.78%	2.74%	2.75%	2.59%	2.30%	2.47%	2.57%	1.82%

KGALLONS - SEWER

Residential	34,939	34,209	34,417	34,675	36,259	42,364	49,139	46,979	42,661	41,957
Commercial	11,070	11,096	12,060	12,228	12,405	16,337	19,254	21,086	19,787	18,013
Water Authority	-	2	3	1	-	1,038	922	934	334	236
Total	46,009	45,307	46,480	46,904	48,664	59,739	69,315	68,999	62,782	60,206
YOY Δ	3.42%	0.35%	9.97%	11.00%	2.52%	7.51%	-9.77%	-2.28%	-6.49%	-10.90%

REVENUE - SEWER

Residential	\$ 0.216M	\$ 0.215M	\$ 0.215M	\$ 0.216M	\$ 0.219M	\$ 0.227M	\$ 0.238M	\$ 0.235M	\$ 0.230M	\$ 0.229M
Commercial	\$ 0.126M	\$ 0.125M	\$ 0.134M	\$ 0.139M	\$ 0.141M	\$ 0.149M	\$ 0.143M	\$ 0.149M	\$ 0.144M	\$ 0.156M
Water Authority	\$ 0.002M	\$ 0.002M	\$ 0.002M	\$ 0.002M	\$ 0.002M	\$ 0.002M	\$ 0.002M	\$ 0.002M	\$ 0.002M	\$ 0.002M
Total	\$ 0.344M	\$ 0.342M	\$ 0.350M	\$ 0.357M	\$ 0.361M	\$ 0.377M	\$ 0.383M	\$ 0.386M	\$ 0.375M	\$ 0.386M
YOY Δ	4.86%	3.32%	7.86%	9.10%	2.29%	6.50%	37.85%	-0.58%	1.76%	2.87%

SALES STATISTICS

Jan 2022 Feb 2022 Mar 2022 Apr 2022 May 2022 Jun 2022 Jul 2022 Aug 2022 Sep 2022 Oct 2022 Nov 2022 Dec 2022 YTD

AVERAGE KGALLONS/CUSTOMER (WATER)

Residential	4	4	4	4	4	5	5	5	5	5	4
Commercial	11	11	12	13	13	17	20	22	20	18	16
Industrial	1,790	2,845	2,774	2,196	2,852	1,857	2,336	2,461	2,331	2,665	2,411
Water Authority	-	2	3	1	-	1,038	922	934	334	236	347
Loganville	29,843	38,240	33,273	33,795	37,185	40,113	43,933	43,263	-	45,031	34,468

AVERAGE \$/CUSTOMER (WATER)

Residential	\$34	\$33	\$34	\$34	\$35	\$40	\$46	\$44	\$40	\$40	\$38
Commercial	\$88	\$87	\$93	\$94	\$95	\$119	\$134	\$145	\$138	\$128	\$112
Industrial	\$7,400	\$11,663	\$11,376	\$9,041	\$11,691	\$7,671	\$9,606	\$10,111	\$9,586	\$10,935	\$9,908
Water Authority	\$169	\$177	\$181	\$173	\$169	\$4,362	\$3,894	\$3,942	\$1,518	\$1,122	\$1,571
Loganville	\$111,600	\$139,368	\$122,631	\$124,390	\$135,812	\$145,680	\$158,556	\$156,295	\$0	\$162,254	\$125,659

AVERAGE \$/KGALLON (WATER)

Residential	\$8.75	\$8.68	\$8.79	\$8.74	\$8.62	\$8.52	\$8.47	\$8.55	\$8.60	\$8.58	\$8.63
Commercial	\$7.69	\$7.62	\$7.49	\$7.52	\$7.46	\$7.12	\$6.85	\$6.76	\$6.85	\$6.96	\$7.23
Industrial	\$4.13	\$4.10	\$4.10	\$4.12	\$4.10	\$4.13	\$4.11	\$4.11	\$4.11	\$4.10	\$4.11
Water Authority		\$88.42		\$172.79		\$4.20		\$4.22	\$4.55	\$4.76	\$46.49
Loganville	\$3.74	\$3.64	\$3.69	\$3.68	\$3.65	\$3.63	\$3.61	\$3.61	#DIV/0!	\$3.60	
Average	\$6.8576	\$27.2046	\$6.7927	\$48.2903	\$6.7251	\$5.9936	\$6.4749	\$5.9080	\$6.0261	\$6.1017	\$12.64

AVERAGE KGALLONS/CUSTOMER (SEWER)

Residential	5	5	5	5	5	6	7	7	6	6	6
Commercial	14	14	15	15	15	20	23	26	24	22	19
Water Authority	-	2	3	1	-	1,038	922	934	334	236	347

AVERAGE \$/CUSTOMER (SEWER)

Residential	\$30	\$31	\$31	\$31	\$32	\$33	\$34	\$34	\$33	\$33	\$32
Commercial	\$155	\$154	\$164	\$170	\$173	\$182	\$175	\$181	\$174	\$189	\$172
Water Authority	\$1,871	\$1,562	\$1,743	\$1,567	\$1,615	\$1,716	\$1,508	\$2,052	\$1,642	\$1,738	\$1,701

AVERAGE \$/KGALLON (SEWER)

Residential	\$6.18	\$6.29	\$6.23	\$6.23	\$6.03	\$5.35	\$4.84	\$4.99	\$5.38	\$5.46	\$5.70
Commercial	\$11.42	\$11.29	\$11.08	\$11.37	\$11.38	\$9.13	\$7.45	\$7.06	\$7.27	\$8.64	\$9.61
Water Authority		\$780.85		\$1,567.02		\$1.65		\$2.20	\$4.92	\$7.36	\$394.00
Average	\$8.80	\$266.14	\$8.66	\$528.21	\$8.70	\$5.38	\$6.15	\$4.75	\$5.86	\$7.15	\$84.9794

	Oct 2022	Oct 2021	FY2022 YTD	FY2021 YTD	12-MONTH
SALES REVENUES					
WATER SALES	\$ 652,378	\$ 513,647	\$ 6,012,096	\$ 4,408,673	\$ 7,020,789
SEWER SALES	\$ 380,852	\$ 367,702	\$ 3,580,686	\$ 3,463,207	\$ 4,313,057
SALES REVENUES (ACTUAL)	\$ 1,033,231	\$ 881,350	\$ 9,592,782	\$ 7,871,880	\$ 11,333,846
AS BUDGET	\$ 916,667	\$ 811,667	\$ 9,166,667	\$ 8,116,667	Not Applicable
% ACTUAL TO BUDGET	112.72%	108.59%	104.65%	96.98%	Not Applicable
OTHER REVENUES					
WATER					
OP REVENUE	\$ 244	\$ 182	\$ 2,552	\$ 1,833	\$ 261
MISC REVENUE	\$ 6,555	\$ 5,664	\$ 63,372	\$ 61,379	\$ 11,316
SALE OF FIXED ASSETS	\$ -	\$ -	\$ -	\$ -	\$ -
TAP FEES	\$ 41,475	\$ 65,700	\$ 507,557	\$ 695,825	\$ 58,445
REIMB DAMAGE PROP	\$ -	\$ -	\$ -	\$ 1,533	\$ -
OTHER REV	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -
ADMIN ALLOC WATER	\$ 23,259	\$ 11,444	\$ 133,483	\$ 106,569	\$ 14,109
INT/INVEST INCOME	\$ -	\$ -	\$ -	\$ -	\$ -
STATE GRANTS	\$ -	\$ -	\$ -	\$ -	\$ -
FEDERAL GRANT	\$ -	\$ -	\$ -	\$ -	\$ -
OTHER REVENUES (WATER)	\$ 71,533	\$ 82,990	\$ 706,964	\$ 867,138	\$ 84,131
SEWER					
OP REVENUE	\$ 4,580	\$ 26,688	\$ 183,835	\$ 272,655	\$ 16,318
FEDERAL GRANT	\$ -	\$ -	\$ -	\$ -	\$ -
MISC REVENUE	\$ 116	\$ -	\$ 116	\$ 74	\$ -
TAP FEES	\$ 25,000	\$ 63,000	\$ 529,150	\$ 971,250	\$ 42,000
SALE OF ASSETS - SEWAGE	\$ -	\$ -	\$ -	\$ -	\$ -
CUST ACCT FEES	\$ -	\$ -	\$ -	\$ -	\$ -
OTHER REV	\$ -	\$ -	\$ -	\$ -	\$ -
FEDERAL GRANT CDBG 2018	\$ -	\$ -	\$ -	\$ -	\$ -
ADMIN ALLOC SEWAGE	\$ 23,259	\$ 11,444	\$ 133,483	\$ 106,569	\$ 14,109
OTHER - UTILITY	\$ -	\$ -	\$ 86	\$ -	\$ -
INT/INVEST INCOME	\$ -	\$ -	\$ -	\$ -	\$ -
STATE GRANTS	\$ -	\$ -	\$ -	\$ -	\$ -
OPERATING TRANSFERS IN	\$ -	\$ -	\$ 218,368	\$ -	\$ -
OPERATING TRANSFERS IN	\$ -	\$ -	\$ 54,497	\$ -	\$ -
OTHER REVENUES (SEWER)	\$ 52,955	\$ 101,131	\$ 1,119,535	\$ 1,350,547	\$ 72,427
OTHER REVENUES (TOTAL)	\$ 124,488	\$ 184,121	\$ 1,826,500	\$ 2,217,686	\$ 156,557
AS BUDGET	\$ 162,847	\$ 159,145	\$ 1,628,472	\$ 1,591,453	Not Applicable
% ACTUAL TO BUDGET	76.44%	115.69%	112.16%	139.35%	Not Applicable
TOTAL REVENUES (ACTUAL)	\$ 1,157,719	\$ 1,065,470	\$ 11,419,281	\$ 10,089,566	\$ 11,490,403
AS BUDGET	\$ 1,079,514	\$ 970,812	\$ 10,795,138	\$ 9,708,119	Not Applicable
% ACTUAL TO BUDGET	107.24%	109.75%	105.78%	103.93%	Not Applicable

	Oct 2022	Oct 2021	FY2022 YTD	FY2021 YTD	12-MONTH
PERSONNEL	\$ 213,998	\$ 262,880	\$ 2,487,189	\$ 2,217,569	\$ 2,794,470
CONTRACTED SERVICES	\$ 79,346	\$ 44,522	\$ 620,416	\$ 443,082	\$ 777,583
SUPPLIES	\$ 209,927	\$ 170,963	\$ 1,829,765	\$ 1,525,497	\$ 2,207,673
CAPITAL OUTLAY	\$ 236,274	\$ 270,620	\$ 2,366,955	\$ 2,438,526	\$ 2,602,532
FUND TRANSFERS	\$ 82,332	\$ 55,578	\$ 727,263	\$ 493,276	\$ 839,865
DEPRECIATION	\$ 256,895	\$ 91,949	\$ 2,393,345	\$ 2,261,324	\$ 2,790,843
TOTAL	\$ 1,078,771	\$ 896,514	\$ 10,424,933	\$ 9,379,275	\$ 12,012,967

WATER

WATER TREATMENT PLANT

PERSONNEL					
Compensation	\$ 37,305	\$ 51,891	\$ 475,714	\$ 369,741	\$ 535,712
PERSONNEL (ACTUAL)	\$ 55,312	\$ 71,019	\$ 693,169	\$ 551,230	\$ 784,838
AS BUDGET	\$ 64,455	\$ 53,887	\$ 644,549	\$ 538,874	Not Applicable
% ACTUAL TO BUDGET	85.81%	131.79%	107.54%	102.29%	Not Applicable

CONTRACTED SERVICES

CONTRACTED SERVICES (ACTUAL)	\$ 38,494	\$ 12,112	\$ 187,907	\$ 105,848	\$ 249,360
AS BUDGET	\$ 26,263	\$ 23,763	\$ 262,625	\$ 237,625	Not Applicable
% ACTUAL TO BUDGET	146.57%	50.97%	71.55%	44.54%	Not Applicable

SUPPLIES

SUPPLIES (ACTUAL)	\$ 105,583	\$ 84,893	\$ 816,709	\$ 586,168	\$ 960,587
AS BUDGET	\$ 63,192	\$ 57,921	\$ 631,917	\$ 579,208	Not Applicable
% ACTUAL TO BUDGET	167.08%	146.57%	129.24%	101.20%	Not Applicable

CAPITAL OUTLAY

Capital Expenditures	\$ -	\$ -	\$ -	\$ -	\$ -
CAPITAL OUTLAY (ACTUAL)	\$ 166,956	\$ 184,151	\$ 1,703,929	\$ 1,707,775	\$ 1,919,402
AS BUDGET	\$ 88,847	\$ 85,194	\$ 888,471	\$ 851,941	Not Applicable
% ACTUAL TO BUDGET	187.91%	216.15%	191.78%	200.46%	Not Applicable

DEPRECIATION

DEPRECIATION (ACTUAL)	\$ 91,733	\$ 89,114	\$ 912,179	\$ 893,214	\$ 1,001,292
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FUND TRANSFERS

FUND TRANSFERS (ACTUAL)	\$ 52,558	\$ 31,850	\$ 445,598	\$ 272,388	\$ 509,145
AS BUDGET	\$ 92,662	\$ 70,832	\$ 926,624	\$ 708,319	Not Applicable
% ACTUAL TO BUDGET	56.72%	44.97%	48.09%	38.46%	Not Applicable

WATER DISTRIBUTION SYSTEM

PERSONNEL					
PERSONNEL (ACTUAL)	\$ 61,987	\$ 69,918	\$ 690,777	\$ 669,480	\$ 767,835
AS BUDGET	\$ 67,198	\$ 63,678	\$ 671,977	\$ 636,778	Not Applicable
% ACTUAL TO BUDGET	92.25%	109.80%	102.80%	105.14%	Not Applicable

CONTRACTED SERVICES

CONTRACTED SERVICES (ACTUAL)	\$ (6,170)	\$ 5,214	\$ 65,716	\$ 75,948	\$ 54,218
AS BUDGET	\$ 15,963	\$ 15,629	\$ 159,625	\$ 156,292	Not Applicable
% ACTUAL TO BUDGET	-38.66%	33.36%	41.17%	48.59%	Not Applicable

SUPPLIES

SUPPLIES (ACTUAL)	\$ 19,829	\$ 27,249	\$ 255,149	\$ 312,603	\$ 297,497
AS BUDGET	\$ 32,229	\$ 24,604	\$ 322,292	\$ 246,042	Not Applicable
% ACTUAL TO BUDGET	61.53%	110.75%	79.17%	127.05%	Not Applicable

CAPITAL OUTLAY

CAPITAL OUTLAY (ACTUAL)	\$ -	\$ -	\$ -	\$ -	\$ -
AS BUDGET	\$ -	\$ -	\$ -	\$ -	Not Applicable
% ACTUAL TO BUDGET	0.00%	0.00%	0.00%	0.00%	Not Applicable

TOTAL WATER EXPENSES (ACTUAL)	\$ 586,282	\$ 575,521	\$ 5,771,134	\$ 5,174,655	\$ 6,544,174
AS BUDGET	\$ 450,808	\$ 395,508	\$ 4,508,079	\$ 3,955,079	Not Applicable
% ACTUAL TO BUDGET	130.05%	145.51%	128.02%	130.84%	Not Applicable

Oct 2022 Oct 2021 FY2022 YTD FY2021 YTD 12-MONTH

WASTEWATER

STORMWATER

PERSONNEL

PERSONNEL (ACTUAL)	\$ 17,897	\$ 24,470	\$ 212,360	\$ 186,487	\$ 229,915
AS BUDGET	\$ 23,246	\$ 15,550	\$ 232,458	\$ 155,504	Not Applicable
% ACTUAL TO BUDGET	76.99%	157.36%	91.35%	119.92%	Not Applicable

CONTRACTED SERVICES

CONTRACTED SERVICES (ACTUAL)	\$ 542	\$ 642	\$ 15,561	\$ 8,857	\$ 22,228
AS BUDGET	\$ 2,679	\$ 8,001	\$ 26,792	\$ 80,008	Not Applicable
% ACTUAL TO BUDGET	20.22%	8.03%	58.08%	11.07%	Not Applicable

SUPPLIES

SUPPLIES (ACTUAL)	\$ 2,179	\$ 5,144	\$ 36,662	\$ 32,744	\$ 41,695
AS BUDGET	\$ 63,192	\$ 57,921	\$ 631,917	\$ 579,208	Not Applicable
% ACTUAL TO BUDGET	3.45%	8.88%	5.80%	5.65%	Not Applicable

CAPITAL OUTLAY

Capital Expenditures	\$ -	\$ -	\$ -	\$ -	\$ -
CAPITAL OUTLAY (ACTUAL)	\$ 69,317	\$ 86,469	\$ 663,026	\$ 730,751	\$ 683,130
AS BUDGET	\$ 136,994	\$ 132,086	\$ 1,369,937	\$ 1,320,862	Not Applicable
% ACTUAL TO BUDGET	50.60%	65.46%	48.40%	55.32%	Not Applicable

Depreciation Expense [Stormwater]	\$ 3,061	\$ 2,835	\$ 30,358	\$ 19,580	\$ 33,193
Depreciation Expense [Sewage]	\$ 81,051	\$ -	\$ 725,404	\$ 674,265	\$ 878,179

DEPRECIATION

DEPRECIATION (ACTUAL)	\$ 84,111	\$ 2,835	\$ 755,762	\$ 693,845	\$ 911,372
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SEWAGE

FUND TRANSFERS

FUND TRANSFERS (ACTUAL)	\$ 29,774	\$ 23,728	\$ 281,665	\$ 220,888	\$ 330,720
AS BUDGET	\$ 67,875	\$ 59,125	\$ 678,749	\$ 591,250	Not Applicable
% ACTUAL TO BUDGET	43.87%	40.13%	41.50%	37.36%	Not Applicable

DEPRECIATION	\$ 81,051	\$ -	\$ 725,404	\$ 674,265	\$ 878,179
DEPRECIATION (ACTUAL)	\$ 81,051	\$ -	\$ 725,404	\$ 674,265	\$ 878,179

SEWAGE COLLECTION

PERSONNEL

PERSONNEL (ACTUAL)	\$ 39,564	\$ 51,366	\$ 453,518	\$ 390,484	\$ 521,290
AS BUDGET	\$ 42,920	\$ 39,237	\$ 429,203	\$ 392,374	Not Applicable
% ACTUAL TO BUDGET	92.18%	130.91%	105.67%	99.52%	Not Applicable

CONTRACTED SERVICES

CONTRACTED SERVICES (ACTUAL)	\$ 14,851	\$ 6,567	\$ 67,874	\$ 61,869	\$ 77,816
AS BUDGET	\$ 8,396	\$ 8,313	\$ 83,958	\$ 83,125	Not Applicable
% ACTUAL TO BUDGET	176.89%	79.00%	80.84%	74.43%	Not Applicable

SUPPLIES

SUPPLIES (ACTUAL)	\$ 7,938	\$ 6,407	\$ 81,588	\$ 85,411	\$ 109,536
AS BUDGET	\$ 10,804	\$ 10,179	\$ 108,042	\$ 101,792	Not Applicable
% ACTUAL TO BUDGET	73.47%	62.94%	75.52%	83.91%	Not Applicable

SEWAGE TREATMENT

PERSONNEL

PERSONNEL (ACTUAL)	\$ 39,239	\$ 46,107	\$ 437,365	\$ 419,887	\$ 490,592
AS BUDGET	\$ 42,740	\$ 38,559	\$ 427,399	\$ 385,587	Not Applicable
% ACTUAL TO BUDGET	91.81%	119.58%	102.33%	108.90%	Not Applicable

CONTRACTED SERVICES

CONTRACTED SERVICES (ACTUAL)	\$ 31,629	\$ 19,988	\$ 283,358	\$ 190,560	\$ 373,962
AS BUDGET	\$ 61,038	\$ 60,517	\$ 610,375	\$ 605,167	Not Applicable
% ACTUAL TO BUDGET	51.82%	33.03%	46.42%	31.49%	Not Applicable

SUPPLIES

SUPPLIES (ACTUAL)	\$ 74,397	\$ 47,270	\$ 639,657	\$ 508,572	\$ 798,357
AS BUDGET	\$ 63,104	\$ 58,604	\$ 631,042	\$ 586,042	Not Applicable
% ACTUAL TO BUDGET	117.90%	80.66%	101.37%	86.78%	Not Applicable

TOTAL EXPENSES (ACTUAL)	\$ 492,490	\$ 320,993	\$ 4,653,800	\$ 4,204,621	\$ 5,468,792
AS BUDGET	\$ 522,987	\$ 488,092	\$ 5,229,871	\$ 4,880,918	Not Applicable
% ACTUAL TO BUDGET	94.17%	65.76%	88.98%	86.14%	Not Applicable

NATURAL GAS MONTHLY DIRECTOR'S REPORT

REPORTING PERIOD: 10/2022 | FY 2022



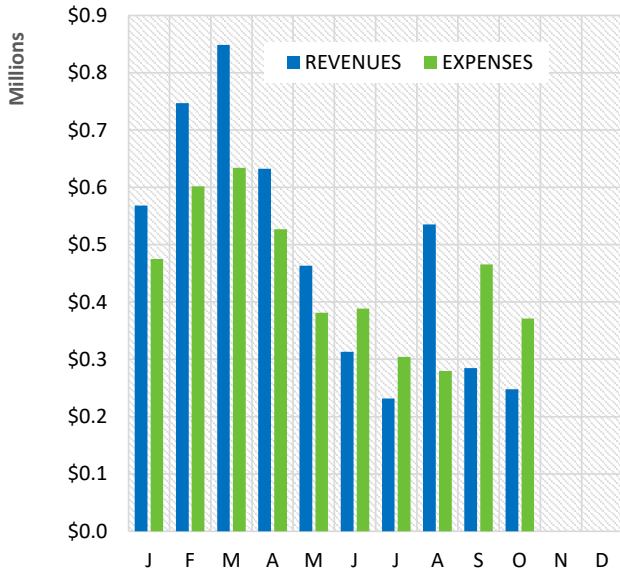
COVER	1
OVERVIEW	2
SALES REPORT	3
SALES STATISTICS	4
POWER SUPPLY	5
DETAIL REVENUES	6
DETAIL EXPENSES	7-9

CITY OF MONROE: NATURAL GAS FUND OVERVIEW

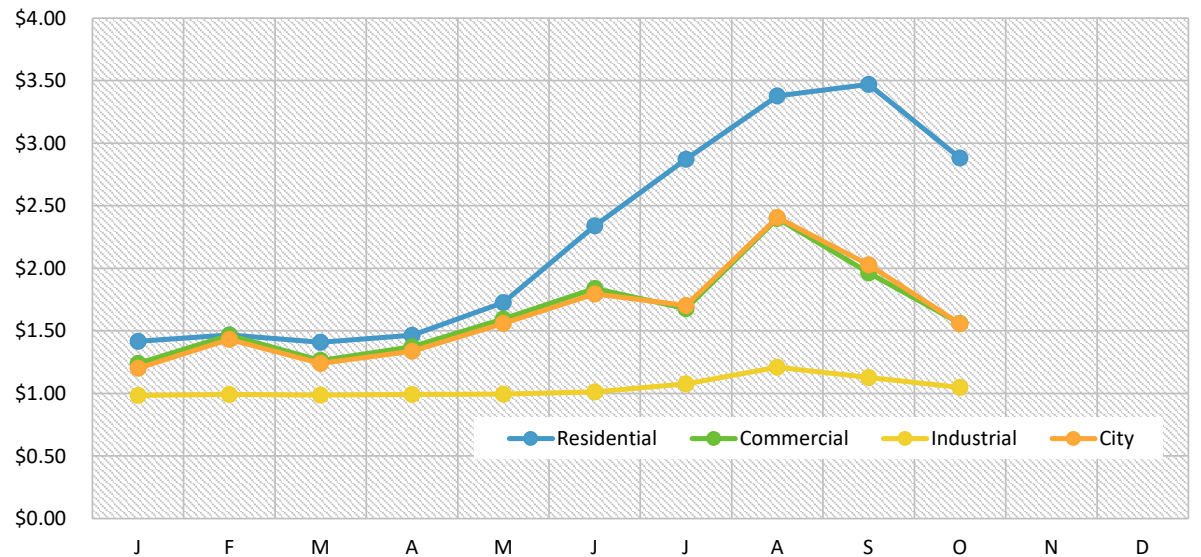
	Jan 2022	Feb 2022	Mar 2022	Apr 2022	May 2022	Jun 2022	Jul 2022	Aug 2022	Sep 2022	Oct 2022	Nov 2022	Dec 2022	FY 2022	AS BUDGET	FY 2021
REVENUES	\$ 0.568M	\$ 0.747M	\$ 0.849M	\$ 0.632M	\$ 0.463M	\$ 0.313M	\$ 0.232M	\$ 0.535M	\$ 0.285M	\$ 0.248M			\$ 4.872M	\$ 3.580M	\$ 3.744M
PERSONNEL COSTS	\$ 0.059M	\$ 0.065M	\$ 0.060M	\$ 0.082M	\$ 0.059M	\$ 0.068M	\$ 0.067M	\$ 0.033M	\$ 0.086M	\$ 0.061M			\$ 0.639M	\$ 0.622M	\$ 0.544M
CONTRACTED SVC	\$ 0.005M	\$ 0.037M	\$ 0.021M	\$ 0.035M	\$ 0.017M	\$ 0.007M	\$ (0.036M)	\$ 0.006M	\$ 0.019M	\$ 0.007M			\$ 0.119M	\$ 0.200M	\$ 0.136M
SUPPLIES	\$ 0.302M	\$ 0.375M	\$ 0.402M	\$ 0.229M	\$ 0.183M	\$ 0.174M	\$ 0.153M	\$ 0.127M	\$ 0.233M	\$ 0.193M			\$ 2.372M	\$ 1.637M	\$ 1.488M
CAPITAL OUTLAY	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -			\$ -	\$ -	\$ -
FUND TRANSFERS	\$ 0.109M	\$ 0.125M	\$ 0.151M	\$ 0.181M	\$ 0.122M	\$ 0.139M	\$ 0.120M	\$ 0.113M	\$ 0.128M	\$ 0.111M			\$ 1.300M	\$ 1.344M	\$ 1.133M
EXPENSES	\$ 0.475M	\$ 0.602M	\$ 0.634M	\$ 0.527M	\$ 0.381M	\$ 0.389M	\$ 0.304M	\$ 0.279M	\$ 0.466M	\$ 0.371M			\$ 4.429M	\$ 3.803M	\$ 3.301M
MARGIN	\$ 0.093M	\$ 0.145M	\$ 0.215M	\$ 0.105M	\$ 0.082M	\$ (0.076M)	\$ (0.073M)	\$ 0.256M	\$ (0.181M)	\$ (0.124M)			\$ 0.443M	\$ (0.223M)	\$ 0.444M



REVENUES vs. EXPENSES



AVERAGE \$/CCF



RETAIL SALES REPORT

Jan 2022 Feb 2022 Mar 2022 Apr 2022 May 2022 Jun 2022 Jul 2022 Aug 2022 Sep 2022 Oct 2022 Nov 2022 Dec 2022

352

CUSTOMER COUNT

Residential	3,564	3,583	3,591	3,598	3,619	3,634	3,651	3,662	3,670	3,680
Commercial	577	578	577	576	578	580	581	579	580	583
Industrial	7	7	7	7	7	7	7	7	7	7
City	20	20	20	20	20	20	20	20	20	20
Total	4,170	4,190	4,197	4,203	4,226	4,243	4,261	4,270	4,279	4,292
Year-Over-Year Δ	3.71%	3.79%	3.48%	3.34%	3.53%	3.82%	3.93%	3.57%	3.46%	3.47%

CCF

Residential	0.216M	0.296M	0.336M	0.196M	0.129M	0.055M	0.033M	0.029M	0.029M	0.032M
Commercial	0.149M	0.174M	0.226M	0.135M	0.108M	0.070M	0.061M	0.056M	0.065M	0.066M
Industrial	0.029M	0.011M	0.024M	0.011M	0.010M	0.004M	0.001M	0.001M	0.001M	0.002M
City	0.010M	0.012M	0.015M	0.008M	0.006M	0.003M	0.002M	0.002M	0.002M	0.002M
Total	0.418M	0.507M	0.622M	0.369M	0.272M	0.149M	0.109M	0.099M	0.112M	0.115M
Year-Over-Year Δ	-2.79%	-16.46%	10.21%	-3.73%	18.50%	-3.27%	0.50%	-1.94%	11.60%	13.44%

REVENUE

Residential	\$ 0.306M	\$ 0.434M	\$ 0.474M	\$ 0.287M	\$ 0.222M	\$ 0.129M	\$ 0.095M	\$ 0.099M	\$ 0.099M	\$ 0.093M
Commercial	\$ 0.185M	\$ 0.255M	\$ 0.286M	\$ 0.185M	\$ 0.172M	\$ 0.129M	\$ 0.103M	\$ 0.135M	\$ 0.127M	\$ 0.103M
Industrial	\$ 0.028M	\$ 0.011M	\$ 0.024M	\$ 0.011M	\$ 0.010M	\$ 0.004M	\$ 0.002M	\$ 0.001M	\$ 0.001M	\$ 0.002M
Other	\$ 0.015M	\$ 0.018M	\$ 0.023M	\$ 0.022M	\$ 0.026M	\$ 0.026M	\$ 0.016M	\$ 0.024M	\$ 0.027M	\$ 0.016M
City	\$ 0.012M	\$ 0.017M	\$ 0.019M	\$ 0.011M	\$ 0.009M	\$ 0.006M	\$ 0.003M	\$ 0.005M	\$ 0.003M	\$ 0.004M
Total	\$ 0.546M	\$ 0.735M	\$ 0.825M	\$ 0.516M	\$ 0.440M	\$ 0.294M	\$ 0.219M	\$ 0.263M	\$ 0.258M	\$ 0.218M
Year-Over-Year Δ	13.38%	9.72%	29.88%	17.14%	52.47%	37.99%	27.07%	55.31%	49.85%	16.60%

SALES STATISTICS

[Jan 2022](#)
[Feb 2022](#)
[Mar 2022](#)
[Apr 2022](#)
[May 2022](#)
[Jun 2022](#)
[Jul 2022](#)
[Aug 2022](#)
[Sep 2022](#)
[Oct 2022](#)
[Nov 2022](#)
[Dec 2022](#)

YTD 353

AVERAGE CCF/CUSTOMER

Residential	61	83	94	55	36	15	9	8	8	9	38
Commercial	258	301	392	234	187	121	105	97	112	114	192
Industrial	4,113	1,560	3,475	1,620	1,448	604	200	84	132	279	1,352
City	491	606	764	403	285	167	96	96	85	118	311

AVERAGE \$/CUSTOMER

Residential	\$86	\$121	\$132	\$80	\$61	\$36	\$26	\$27	\$27	\$25	\$62
Commercial	\$320	\$441	\$496	\$321	\$298	\$222	\$177	\$233	\$219	\$177	\$290
Industrial	\$4,050	\$1,548	\$3,424	\$1,607	\$1,438	\$611	\$216	\$102	\$148	\$293	\$1,344
City	\$590	\$867	\$947	\$539	\$444	\$299	\$164	\$232	\$173	\$184	\$444

AVERAGE \$/CCF

Residential	\$1.4158	\$1.4663	\$1.4095	\$1.4640	\$1.7250	\$2.3400	\$2.8725	\$3.3793	\$3.4717	\$2.8820	\$2.2426
Commercial	\$1.2394	\$1.4644	\$1.2641	\$1.3721	\$1.5962	\$1.8396	\$1.6777	\$2.3996	\$1.9641	\$1.5584	\$1.6376
Industrial	\$0.9847	\$0.9924	\$0.9856	\$0.9919	\$0.9933	\$1.0119	\$1.0763	\$1.2084	\$1.1264	\$1.0490	\$1.0420
City	\$1.2019	\$1.4307	\$1.2393	\$1.3362	\$1.5592	\$1.7948	\$1.7022	\$2.4069	\$2.0283	\$1.5570	\$1.6256
Average	\$1.2104	\$1.3384	\$1.2246	\$1.2911	\$1.4685	\$1.7466	\$1.8322	\$2.3485	\$2.1476	\$1.7616	\$1.6370

	Oct 2022	Oct 2021	FY2022 YTD	FY2021 YTD	MOST RECENT 12-MONTH
Natural Gas Supply Cost					
Capacity Reservation Fees	\$ 34,537	\$ 34,469	\$ 423,102	\$ 423,008	\$ 514,776
Demand Storage/Peaking Services	\$ 2,306	\$ 2,143	\$ 22,712	\$ 21,718	\$ 27,070
Supply Charges	\$ 136,505	\$ 50,409	\$ 1,729,673	\$ 871,976	\$ 2,095,834
Gas Authority Supply Charges	\$ 1,502	\$ 1,716	\$ 41,198	\$ 46,413	\$ 49,324
Gas Authority Charges	\$ (2,289)	\$ 551	\$ (70,120)	\$ (71,916)	\$ (85,221)
P.A.C.E	300	300	3,000	3,000	3,600
APGA Annual Dues	-	-	3,528	3,368	3,528
Other	2,285	847	22,732	25,953	29,827
TOTAL MGAG BILL	\$ 175,148	\$ 90,435	\$ 2,175,826	\$ 1,323,520	\$ 2,638,738

DELIVERED SUPPLY

Volume CCF	126,200	109,770	2,818,810	2,970,260	3,407,940
Volume Dth (MGAG)	122,460	112,870	2,766,990	2,890,620	3,340,230

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

UNIT COSTS					
\$/Dth	1.4302	0.8012	0.7864	0.4579	0.7900
\$/CCF	1.3879	0.8239	0.7719	0.4456	0.7743

MOST RECENT
12-MONTH

Oct 2022 Oct 2021 FY2022 YTD FY2021 YTD

SALES REVENUES

NATURAL GAS SALES	\$	218,070	\$	187,028	\$	4,314,559	\$	3,429,870	\$	5,074,658
SALES REVENUES (ACTUAL)	\$	218,070	\$	187,028	\$	4,314,559	\$	3,429,870	\$	5,074,658
AS BUDGET	\$	334,348	\$	315,287	\$	3,343,478	\$	315,287		Not Applicable
% ACTUAL TO BUDGET		65.22%		59.32%		129.04%		1087.86%		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		846		(250)		3,099		1,800		3,499
CONTRIBUTED CAPITAL		-		-		-		-		-
SALE FIXED ASSETS		-		-		-		-		-
TAP FEES		5,409		10,537		71,676		85,551		87,132
REIMB DAMAGED PROP - GAS		-		-		-		-		10,666
ADMIN ALLOC		23,259		11,444		133,483		106,569		159,163
INT/INVEST INCOME		-		-		-		-		-
STATE GRANTS		-		-		-		-		-
MGAG REBATE		-		-		99,495		120,420		99,495
OPERATING TRANSFERS IN		-		-		249,725		-		249,725
SALE OF ASSETS - GAS		257		-		257		-		257
OTHER REVENUES (ACTUAL)	\$	29,770	\$	21,730	\$	557,734	\$	314,340	\$	609,937
AS BUDGET	\$	23,694	\$	24,097	\$	236,944	\$	240,972		Not Applicable
% ACTUAL TO BUDGET		125.64%		90.18%		235.39%		130.45%		Not Applicable

TOTAL REVENUES (ACTUAL)	\$	247,841	\$	208,758	\$	4,872,293	\$	3,744,210	\$	5,684,595
AS BUDGET	\$	358,042	\$	339,384	\$	3,580,422	\$	3,393,840		Not Applicable
% ACTUAL TO BUDGET		69.22%		61.51%		136.08%		110.32%		Not Applicable

MOST RECENT
12-MONTH

	Oct 2022	Oct 2021	FY2022 YTD	FY2021 YTD	
PERSONNEL					
Compensation	\$ 43,084	\$ 53,266	\$ 423,772	\$ 341,602	\$ 462,301
Benefits	17,624	20,959	214,073	200,484	249,255
PERSONNEL (ACTUAL)	\$ 60,861	\$ 74,285	\$ 639,014	\$ 542,754	\$ 712,885
AS BUDGET	\$ 62,156	\$ 55,273	\$ 621,558	\$ 552,731	Not Applicable
% ACTUAL TO BUDGET	97.92%	134.40%	102.81%	98.20%	Not Applicable

CONTRACTED SERVICES

Consulting	\$ -	\$ -	\$ -	\$ 5,986	\$ 40
Landfill Fees	-	-	-	-	-
Custodial Service	-	-	-	-	-
Lawn & Maint	-	-	192	-	192
Holiday Events	-	-	-	-	-
Security Sys	-	-	-	-	-
Equipment Rep & Maint	-	78	10,622	3,726	15,944
Vehicle Rep & Maint Outside	302	158	1,924	3,977	2,677
R&M System - Outside	-	2,334	28,286	22,387	29,573
R & M Buildings - Outside	-	-	432	44	2,487
Maintenance Contracts	406	460	4,411	8,585	8,801
Equip Rent/Lease	810	810	13,584	7,973	16,065
Pole Equip Rent/Lease	-	-	-	-	-
Equipment Rental	27	-	224	197	1,743
Repairs & Maintenance (Outside)	-	-	-	-	-
Landfill Fees	-	-	-	-	-
Maint Contracts	-	-	-	-	-
Other Contract Svcs	-	-	-	-	-
Comm Svcs	592	584	5,499	5,853	6,746
Postage	-	-	-	459	-
Adverstising	4	-	449	413	931
Mkt Expense	200	-	1,850	6,050	3,164
Printing	-	-	450	(32)	450
Util Bill Print Svcs	-	-	-	-	-
Dues & Sub	-	-	-	-	-
Travel	453	1,001	3,148	4,008	5,789
Fees	-	-	370	810	370
Vehicle Tag & Title Fee	-	-	42	(18)	42
Ga Dept Rev Fee	-	-	-	100	50
Training & Ed	1,300	980	5,617	2,999	12,792
Gen Liab Ins	-	-	-	-	-
Uniform Rent	-	-	-	-	-
Contract Labor	2,601	8,789	41,938	63,767	80,621
Shipping/Freight	-	-	-	-	-
CONTRACTED SERVICES (ACTUAL)	\$ 6,695	\$ 15,195	\$ 119,038	\$ 137,282	\$ 188,477
AS BUDGET	\$ 20,079	\$ 19,571	\$ 200,792	\$ 195,708	Not Applicable
% ACTUAL TO BUDGET	33.34%	77.64%	59.28%	70.15%	Not Applicable

MOST RECENT
12-MONTH

	Oct 2022	Oct 2021	FY2022 YTD	FY2021 YTD	
SUPPLIES					
Gas Cost	172,618	89,005	2,146,673	1,290,922	2,659,311
Office Supplies	230	97	781	475	1,099
Postage	-	-	-	-	-
Furniture <5000	-	-	-	-	-
Auto Parts	93	242	3,215	1,206	4,768
Construction Materials	-	-	82	-	82
Damage Claims	-	-	-	2,424	-
Expendable Fluids	-	-	78	44	320
Tires	-	-	534	2,661	1,472
Uniform Expense	-	-	7,883	4,891	7,883
Janitorial	332	173	2,286	1,968	2,804
Computer Equipment	-	-	3,819	250	3,819
Equipment Parts	626	320	17,025	10,746	22,469
Repair & Maintenance	13,397	9,457	121,988	99,702	139,495
Util Costs - Util Fund	314	397	3,543	3,562	4,321
Covid-19 Expenses	-	-	-	957	-
Mileage Reimb	-	-	-	-	-
Auto & Truck Fuel	4,242	2,012	32,880	18,269	39,796
Food	161	158	1,740	1,606	2,458
Sm Tool & Min Equip	64	449	7,636	16,578	10,117
Meters	-	-	11,757	2,179	11,757
Sm Oper Supplies	725	1,239	9,607	30,209	12,039
Construction Material	-	-	-	-	-
Tires	-	-	-	-	-
Uniform Exp	-	-	-	-	-
Repairs & Maintenance (Inside)	-	-	-	-	-
Equip Pur (<\$5M)	-	-	-	-	-
Dam Claims	-	-	-	-	-
SUPPLIES (ACTUAL)	\$ 192,802	\$ 103,549	\$ 2,371,529	\$ 1,488,649	\$ 2,924,010
AS BUDGET	\$ 163,669	\$ 12,921	\$ 1,636,688	\$ 129,208	Not Applicable
% ACTUAL TO BUDGET	117.80%	801.41%	144.90%	1152.13%	Not Applicable

CAPITAL OUTLAY

Amortization Def Chg 2016 Bond	\$ 1,080	\$ 1,080	\$ 4,320	\$ 4,320	\$ 4,320
Amort 2020 Bond Premium	\$ (692)	\$ (692)	\$ (6,919)	\$ (6,919)	\$ (8,302)
Depr Exp	\$ 17,129	\$ 16,004	\$ 172,054	\$ 161,146	\$ 187,448
Int Exp 2016 Rev Bond	1,924	2,325	20,252	24,248	24,704
Interest Exp - 2020 Rev Bonds	3,417	3,417	34,174	34,174	41,009
Issuance Costs	-	-	-	-	-
CAPITAL OUTLAY (ACTUAL)	\$ 22,858	\$ 22,135	\$ 223,882	\$ 216,969	\$ 249,179
AS BUDGET	\$ 2,385	\$ 2,785	\$ 23,853	\$ 27,848	Not Applicable
% ACTUAL TO BUDGET	958.31%	794.84%	938.61%	779.12%	Not Applicable

Oct 2022 Oct 2021 FY2022 YTD FY2021 YTD

FUND TRANSFERS

Admin Alloc - Adm Exp	\$	67,899	\$	83,804	\$	730,124	\$	721,135	\$	752,224
Transfer To Gf		20,294		10,961		345,503		222,127		381,463
Transfer To Cip		-		-		-		-		-
Transfer - Insurance		-		-		-		-		-
Transfer - E&R		-		-		-		-		-

FUND TRANSFERS (ACTUAL)	\$	88,193	\$	94,765	\$	1,075,627	\$	943,261	\$	1,133,687
AS BUDGET	\$	132,048	\$	119,012	\$	1,320,483	\$	1,190,116		Not Applicable
% ACTUAL TO BUDGET		66.79%		79.63%		81.46%		79.26%		Not Applicable

TOTAL EXPENSES (ACTUAL)	\$	371,409	\$	309,929	\$	4,429,089	\$	3,328,916	\$	5,208,238
AS BUDGET	\$	380,337	\$	209,561	\$	3,803,374	\$	2,095,611		Not Applicable
% ACTUAL TO BUDGET		97.65%		147.89%		116.45%		158.85%		Not Applicable