



**City of Flowery Branch
Special Called City Council Meeting
Thursday, March 11, 2021, 6:00 pm
City of Flowery Branch City Hall
5410 Pine Street, Flowery Branch, GA 30542**



CALL WORK SESSION TO ORDER:

Mayor Miller called the meeting to order at 6:00 pm.

Present: Mayor Mike Miller and Council Members Chris Mundy, Ed Asbridge and Leslie Jarchow.

Absent: Council Member Joe Anglin

Also present were Bill Andrew, City Manager, Vickie Short, City Clerk, Ron Bennett, City Attorney, Rich Atkinson, City Planner, Alisha Gamble, Finance Director and Wastewater Treatment Director, Jimmy Dean.

PLEDGE OF ALLEGIANCE:

Mayor Miller led the Pledge of Allegiance.

NEW BUSINESS-WORK SESSION:

Addendum to the Installment Agreement with the Gainesville-Hall Development Authority for the Redevelopment of Old Town

Mr. Andrew gave a historical overview of the Development Agreement.

- July 18, 2019 – the City and The Residential Group entered into a Development Agreement to implement certain portions of the City's downtown redevelopment plan including certain public improvements.
- March 1, 2021 – The City and TRG engaged the Gainesville and Hall County Development Authority (GHDA) to serve as an intermediary to create efficiency and enjoy cost savings in the development of the Project. To that end, the City, TRG and GHDA concurrently entered into mirror agreements on March 1, 2021.
- The contract documents inadvertently left off the necessary provision authorizing the City to act as an agent of the GHDA. The GHDA corrected this error by approving an Addendum to the Installment Sale Agreement related to the bond issuance at its last meeting.

- With this change, the City may now proceed with selecting and directly contracting as an agent of the GHDA for construction of the Project's public improvement component.
- Tri Scapes has proposed a lump sum of \$3,750,000. The City has a budget of \$5,229,559, so the \$3,750,000 cost would leave \$1,479,559 available for the East Main Street Bike/Pedestrian Path.



Flowery Branch - City Improvements 01/15/21

Demo	\$167,751.00
Grading	\$371,638.90
Drainage	\$572,333.25
Landscape	\$170,777.07
Hardscape	\$1,151,327.65
Site Furnishings	\$316,593.75
Irrigation	\$33,000.00
Asphalt	\$58,269.30
Pavillion	\$59,711.00
Farmers Market	\$228,092.00
Farmers Market Roofing	\$75,000.00
Electrical	\$269,900.00
Contingency	\$275,606.08
Total	\$3,750,000.00

Staff and engineering are still working to confirm that this price is off the correct and final drawings. But this quote should be close to the final number, if not the final number itself.

TRG Proposal

Total Project Estimate	\$ 5,094,305.02
Major Scopes of Work	
Demolition	\$ 225,450.00
Sitework & Utilities	\$ 1,268,878.50
Hardscape	\$ 1,448,224.22
Landscaping & Irrigation	\$ 240,753.00
Structures & Signage	\$ 805,818.24
Site Lighting & Fixtures	\$ 321,617.71
GC's, Fee & Cont	\$ 783,563.34
Total Project Estimate	\$ 5,094,305.02

Mr. Andrew presented several draft slides of the project. The slides included parking, Farmer's Market layout, park, amphitheater and the woonerf.

Mayor Miller asked if site lighting and fixtures were on the Tri Scapes bid. Mr. Andrew confirmed it was listed as electrical.

Mr. Mundy asked if Railroad Avenue will be one way. Mr. Andrew confirmed that that was the plan.

Mr. Asbridge asked about signage. Mr. Andrew explained the City-wide signage project is currently out for bid.

ADJOURNMENT WORK SESSION:

Mayor Miller adjourned the work session at 6:23 pm.

VOTING SESSION AGENDA

CALL VOTING SESSION TO ORDER:

Mayor Miller called the voting session to order at 6:23 pm.

PUBLIC COMMENTS: There were no public comments.

NEW BUSINESS VOTING SESSION:

Addendum to the Installment Agreement with the Gainesville-Hall Development Authority for the Redevelopment of Old Town.

There was a motion made to approve the Addendum to the Installment Agreement with the Gainesville-Hall County Development Authority.

MOTION: Amy Farah
SECOND: Leslie Jarchow
AYES: Ed Asbridge, Amy Farah, Leslie Jarchow, Chris Mundy
NAYS: None
Motion carried

EXECUTIVE SESSION:

There was a motion made to enter executive session for matters related to the acquisition of real estate at 6:25 pm.

MOTION: Amy Farah
SECOND: Leslie Jarchow
AYES: Ed Asbridge, Amy Farah, Leslie Jarchow, Chris Mundy
NAYS: None
Motion carried

There was a motion made to reconvene open session at 7:16 pm.

MOTION: Amy Farah
SECOND: Leslie Jarchow
AYES: Ed Asbridge, Amy Farah, Leslie Jarchow, Chris Mundy
NAYS: None
Motion carried

ADJOURNMENT:

There was a motion made to adjourn at 7:16 pm.

MOTION: Chris Mundy

SECOND: Leslie Jarchow

AYES: Ed Asbridge, Amy Farah, Leslie Jarchow, Chris Mundy

NAYS: None

Motion carried

Mayor – Mike Miller

Date

City Clerk – Vickie Short