



RESOLUTION NO.

A RESOLUTION OF THE CITY COUNCIL OF ALPHARETTA, GEORGIA FOR THE TRANSMITTAL OF THE CAPITAL IMPROVEMENTS ELEMENT OF THE COMPREHENSIVE PLAN

WHEREAS, the Georgia Planning Act encourages local governments to keep their comprehensive plans current in order for the plans to be used for policy guidance and as management tools for daily decisions, and

WHEREAS, the annual update of the capital improvements element was prepared in accordance with the Development Impact Fee Compliance Requirements and the Minimum Planning Standards and Procedures for Local Comprehensive Planning established by the Georgia Planning Act of 1989, and a Public Hearing was held on August 28, 2017 at 6:30 PM at the City Hall of Alpharetta, Georgia, and

WHEREAS, such updates are required to extend status to the City of Alpharetta as a Qualified Local Government,

NOW, THEREFORE, BE IT RESOLVED, that the City Council of the City of Alpharetta hereby approves transmittal of the annual update of the capital improvements element and transmitting these documents to the Atlanta Regional Commission, per the Georgia Planning Act of 1989.

SO RESOLVED this 28th day of August, 2017.

CITY OF Alpharetta

By: _____

David Belle Isle, Mayor

COUNCIL MEMBERS

Attest:

City Clerk

City Clerk

David Belle Isle
[Signature]
[Signature]
[Signature]
[Signature]
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CITY OF ALPHARETTA, GA

ANNUAL IMPACT FEE FINANCIAL REPORT

FISCAL YEAR 2016

	Impact Fee Fund				General Fund	
	Roads	Public Safety	Recreation and Parks	Total Impact Fee Fund	Administrative Costs*	Total
Impact Fee Fund Balance on July 1, 2015	\$ 909,018.56	\$ 354,939.68	\$ 318,602.01	\$ 1,582,560.25	\$ -	\$ 1,582,560.25
Fiscal Year 2016 Activity						
Sources:						
Impact Fees Collected	\$ 372,293.77	\$ 180,604.93	\$ 880,287.77	\$ 1,433,186.47	\$ 30,025.49	\$ 1,463,211.96
Impact Fee Refunds	(815.77)	(6,175.31)	(528.00)	\$ (7,519.08)	-	\$ (7,519.08)
Accrued Interest	4,588.27	1,896.84	4,293.97	\$ 10,779.08	-	\$ 10,779.08
Total Sources	\$ 376,066.27	\$ 176,326.46	\$ 884,053.74	\$ 1,436,446.47	\$ 30,025.49	\$ 1,466,471.96
(Uses):						
Project Expenditures/Debt Service	\$ (2,274.99)	\$ (75,703.13)	\$ (771.88)	\$ (78,750.00)	\$ (30,025.49)	\$ (108,775.49)
Administrative Costs*	(6,644.78)	(3,606.18)	(2,741.70)	\$ (12,992.66)	-	\$ (12,992.66)
Total Uses	\$ (8,919.77)	\$ (79,309.31)	\$ (3,513.58)	\$ (91,742.66)	\$ (30,025.49)	\$ (121,768.15)
Impact Fee Fund Balance on June 30, 2016	\$ 1,276,165.06	\$ 451,956.83	\$ 1,199,142.17	\$ 2,927,264.06	\$ -	\$ 2,927,264.06
Impact Fees Encumbered at June 30, 2016	\$ -	\$ 224,062.50	\$ -	\$ -		\$ 224,062.50

* The Community Development Department implemented a new permitting software during FY 2016 that resulted in a change to how Administrative Fees are reflected on the General Ledger. Under the legacy permitting software, Administrative Fees were included in impact fee revenues and recognized as an expense within the Impact Fee Fund (and journaled to a revenue account within the General Fund). Under the new permitting software, the Administrative Fees are recorded directly in the General Fund. Accordingly, Administrative Fees are shown in each Fund for FY 2016. Future years will reflect Administrative Fees in the General Fund only.



CITY OF ALPHARETTA, GA
CAPITAL IMPROVEMENT ELEMENT (FY's 2016-2020)
Service Area for each Public Facility: Citywide

Public Facility	Project Description	Project Start Date (Fiscal Year)	Project End Date (Fiscal Year)	Local Cost of Project	Maximum % of Funding from Impact Fees	Maximum Funding from Impact Fees	Impact Fees Expended in FY 2016	Impact Fees Expended in Previous Years	Total Impact Fees Expended to Date	Impact Fees Encumbered as of the end of FY 2016	Funding Sources	Status/ Comment	Responsible Department
Roads													
	Impact Fee Ordinance Update	2014	2016	\$ 35,000	100.00%	\$ 35,000	\$ 2,274.99	\$ 32,724.99	\$ 34,999.98	\$ -	Impact Fees	Completed	Community Development
	Lily Garden Terrace (Trailer St) Extension (Construction)	2017	2020	1,540,000	75.90%	1,168,860	-	-	-	-	GO Bond; General Revenues	Design Phase	Public Works
	Rucker Rd Corridor Improvements	2017	2020	16,734,570	24.10%	4,033,031	-	-	-	-	GO Bond; Impact Fees; General Revenues	Design Phase	Public Works
	Kimball Bridge Rd Congestion Mitigation (North Point Pkwy to Waters Rd)	2017	2020	9,000,000	24.10%	2,169,000	-	-	-	-	GO Bond	Design Phase	Public Works
	Windward Pkwy Corridor Improvements (S.R. 9 to Westside Pkwy)	2017	2020	2,000,000	24.10%	482,000	-	-	-	-	GO Bond		Public Works
	Northwinds Traffic Signal (temporary)	2017	2018	90,000	75.90%	68,310	-	-	-	-	Impact Fees; General Revenue	Construction Phase	Public Works
	Teasley Street Extension/Improvements	2017	2019	75,000	75.90%	56,925	-	-	-	-	Impact Fees; General Revenue	Design Phase	Public Works
	Kimball Bridge Rd Bicycle/Pedestrian/Operational Improvements	2017	2022	4,906,529	24.10%	1,182,473	-	-	-	-	TSPLOST	Design Phase	Public Works
	Bethany Rd at Mid-Broadwell Rd Intersection Improvements	2017	2021	1,280,000	24.10%	308,480	-	-	-	-	TSPLOST	Design Phase	Public Works
	Bethany Rd at Mayfield Rd Intersection Improvements	2017	2020	1,280,000	24.10%	308,480	-	-	-	-	TSPLOST	Design Phase	Public Works
	Morris Rd Operational Improvements	2017	2020	2,700,000	24.10%	650,700	-	-	-	-	TSPLOST	Design Phase	Public Works
	Old Milton Parkway Capacity Improvements	2017	2023	6,000,000	24.10%	1,446,000	-	-	-	-	TSPLOST	Design Phase	Public Works
	Windward Parkway Business District/Union Hill Rd Capacity Improvements	2017	2023	19,247,634	24.10%	4,638,680	-	-	-	-	TSPLOST	Design Phase	Public Works
	Academy St/Webb Bridge Rd Operational and Pedestrian Improvements	2018	2023	15,496,028	24.10%	3,734,543	-	-	-	-	TSPLOST; General Revenue	Design Phase	Public Works
	Haynes Bridge Rd Capacity Improvements	2018	2020	5,000,000	24.10%	1,205,000	-	-	-	-	TSPLOST	IGA Phase (City of Johns Creek)	Public Works
	McGinnis Ferry Rd Capacity Improvements	2020	2022	2,400,000	24.10%	578,400	-	-	-	-	TSPLOST		Public Works
	Adaptive Traffic Signal/ITS	2019	2020	1,322,153	24.10%	318,639	-	-	-	-	TSPLOST; General Revenue		Public Works
	Cricket Lane Improvements	2019	2021	525,000	24.10%	126,525	-	-	-	-	TBD		Public Works
	Canton Street Improvements	2025	2027	2,500,000	24.10%	602,500	-	-	-	-	TBD		Public Works
	Alpharetta Downtown Streets	2025	2027	1,500,000	24.10%	361,500	-	-	-	-	TBD		Public Works
	Major Intersection Improvements	2019	2029	2,550,000	24.10%	614,550	-	-	-	-	TBD		Public Works
	Webb Bridge Rd Bridge over GA 400 (replacement)	2021	2024	4,320,809	24.10%	1,041,315	-	-	-	-	TBD		Public Works
	Kimball Bridge Rd Bridge over GA 400 (replacement)	2019	2022	3,000,000	24.10%	723,000	-	-	-	-	TBD		Public Works
	Davis Road Extension to Westside Parkway	2019	2021	2,000,000	75.90%	1,518,000	-	-	-	-	TBD		Public Works
	Connector Rd (North Point Pkwy to Edison Dr)	2019	2022	1,045,000	75.90%	793,155	-	-	-	-	TBD		Public Works
	Hembree Road Turn Lanes	2019	2023	725,000	24.10%	174,725	-	-	-	-	TBD		Public Works
	Westside/Morrison Parkway Improvements	2025	2028	2,780,000	24.10%	669,980	-	-	-	-	TBD		Public Works
	Marjean Way Extension	2019	2022	3,300,000	75.90%	2,504,700	-	-	-	-	TBD		Public Works
	Waters Rd Traffic Calming	2019	2022	1,250,000	24.10%	301,250	-	-	-	-	TBD		Public Works
	Kimball Bridge Rd Improvements (Waters Rd to Buice Rd)	2020	2023	1,450,000	24.10%	349,450	-	-	-	-	TBD		Public Works
	North Point Drive Corridor Improvements	2019	2020	100,000	24.10%	24,100	-	-	-	-	TBD		Public Works
	Park Plaza Signalization Upgrade	2019	2020	300,000	24.10%	72,300	-	-	-	-	TBD		Public Works
	Mayfield Rd Bike Route (Mayfield Cir to Upshaw Dr)	2024	2027	555,000	24.10%	133,755	-	-	-	-	TBD		Public Works
				<u>\$117,007,723</u>		<u>\$ 32,395,326</u>	<u>\$ 2,274.99</u>	<u>\$ 32,724.99</u>	<u>\$ 34,999.98</u>	<u>\$ -</u>			



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Public Safety													
	Impact Fee Ordinance Update	2014	2016	\$ 15,625	100.00%	\$ 15,625	\$ 1,015.63	\$ 14,609.38	\$ 15,625.01	\$ -	Impact Fees	Completed	Community Development
	Public Safety Headquarters Expansion	2017	2019	3,886,554	100.00%	3,886,554	74,687.50	-	74,687.50	224,062.50	General Revenues; Impact Fees; DEA; E-911 Fees	Design Phase	Public Safety/ Public Works
				<u>\$ 3,902,179</u>		<u>\$ 3,902,179</u>	<u>\$ 75,703.13</u>	<u>\$ 14,609.38</u>	<u>\$ 90,312.51</u>	<u>\$ 224,062.50</u>			
Recreation and Parks													
	Impact Fee Ordinance Update	2014	2016	\$ 11,875	100.00%	\$ 11,875	\$ 771.88	\$ 11,103.13	\$ 11,875.01	\$ -	Impact Fees	Completed	Community Development
	Sidewalk Improvements	2017	2028	8,767,031	24.00%	2,104,088	-	-	-	-	GO Bond; General Revenues; TBD	Design Phase	Public Works
	Sidewalk Improvements (2017 Phase 1)	2017	2019	436,998	24.00%	104,880	-	-	-	-	GO Bond	Construction Phase	Public Works
	Mayfield Road Sidewalk Improvements	2017	2019	932,370	24.00%	223,769	-	-	-	-	GO Bond	Construction Phase	Public Works
	City Center Walking Trail	2017	2019	300,000	100.00%	300,000	-	-	-	-	Impact Fees	Design Phase	Public Works
	Eastside Community Center/YMCA Partnership	2017	2022	2,500,000	30.96%	774,000	-	-	-	-	GO Bond		Parks
	Alpharetta Arts Center Development	2017	2019	3,387,243	54.17%	1,834,870	-	-	-	-	GO Bond; Impact Fees; General Revenues; Hotel/Motel Taxes;	Construction Bidding Phase	Parks/Public Works
	Wills Park Pool Renovation/Expansion	2017	2019	6,140,451	36.12%	2,217,931	-	-	-	-	GO Bond; Impact Fees; General Revenues	Construction Bidding Phase	Parks/Public Works
	Parkland Acquisition	2017	2019	5,000,000	100.00%	5,000,000	-	-	-	-	GO Bond; Developer Contribution	Land Acquisition/Demolition Phase	Parks
	Cultural Arts/Parkland Acquisition	2017	2022	1,600,000	100.00%	1,600,000	-	-	-	-	GO Bond; Impact Fees		Parks
	Greenway Extension to Forsyth County	2017	2020	6,500,000	25.63%	1,665,950	-	-	-	-	GO Bond	Design Phase	Parks/Public Works
	AlphaLoop City Trail	2017	2022	7,925,646	100.00%	7,925,646	-	-	-	-	General Revenues; Developer Contributions; Grants; Impact Fees; TBD	Design Phase	Community Development/ Public Works
	Alpharetta Community Center Interior Makeover	2019	2022	1,400,000	0.00%	-	-	-	-	-	TBD		Parks
	Alpharetta Community Ctr Expansion Ph. III	2020	2022	4,815,000	54.17%	2,608,286	-	-	-	-	TBD		Parks
	Wills Park Pool Concession Building Renovation	2019	2020	110,000	0.00%	-	-	-	-	-	TBD		Parks
	Concession/Restroom Building Improvements (multiple)	2018	2022	1,290,000	86.16%	1,111,464	-	-	-	-	TBD		Parks
	Wills Park Maintenance Barn (replacement)	2020	2022	550,000	0.00%	-	-	-	-	-	TBD		Parks
	Park Master Plans for newly acquired Park Lands	2018	2019	68,000	100.00%	68,000	-	-	-	-	TBD		Parks
	Neighborhood Park Renovation/Development	2019	2026	3,850,000	43.34%	1,668,590	-	-	-	-	TBD		Parks
	Wills Park Baseball Fence (replacements)	2020	2022	200,000	0.00%	-	-	-	-	-	TBD		Parks
	Wills Park Equestrian Center Improvements	2019	2023	1,061,250	68.93%	731,520	-	-	-	-	TBD		Parks
	North Park Trail System	2021	2022	250,000	100.00%	250,000	-	-	-	-	TBD		Parks
	North Park Softball Turf Fields	2022	2024	375,500	0.00%	-	-	-	-	-	TBD		Parks
	North Park Field 5 Re-Design	2021	2023	485,000	69.69%	337,997	-	-	-	-	TBD		Parks
	Webb Bridge Park Community Center	2021	2024	17,750,000	54.17%	9,615,175	-	-	-	-	TBD		Parks
	Webb Bridge Park Synthetic Turf (baseball field 4)	2020	2022	550,000	0.00%	-	-	-	-	-	TBD		Parks
	Playground Equipment Replacement	2018	2026	500,000	0.00%	-	-	-	-	-	TBD		Parks
	Expand Westside Parkway Pocket Park	2021	2023	100,000	36.12%	36,120	-	-	-	-	TBD		Parks



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	Pocket Park Development	2019	2027	1,250,000	36.12%	451,500	-	-	-	-	TBD		Parks
	Botanical Garden	2023	2026	2,000,000	26.26%	525,200	-	-	-	-	TBD		Parks
	Eastside Dog Park	2022	2025	300,000	39.39%	118,170	-	-	-	-	TBD		Parks
	Synthetic Turf Field Replacement	2018	2022	1,200,000	0.00%	-	-	-	-	-	TBD		Parks
	Park Repairs/Improvements	2018	2028	1,094,900	0.00%	-	-	-	-	-	TBD		Parks
	Greenway Linkages	2021	2024	500,000	25.63%	128,150	-	-	-	-	TBD		Parks/Public Works
	Big Creek Stream Bank Restoration	2019	2027	2,200,000	0.00%	-	-	-	-	-	TBD		Parks/Public Works
	Georgia 400 Bicycle Expressway and Greenway	2020	2024	16,000,000	0.00%	-	-	-	-	-	TBD		Public Works
				<u>\$101,401,265</u>		<u>\$ 41,413,178</u>	<u>\$ 771.88</u>	<u>\$ 11,103.13</u>	<u>\$ 11,875.01</u>	<u>\$ -</u>			