

# REGIONAL REVIEW NOTIFICATION

Atlanta Regional Commission • 229 Peachtree Street NE | Suite 100 | Atlanta, Georgia 30303 • ph: 404.463.3100 fax: 404.463.3205 • atlantaregional.org

**DATE:** July 2, 2021

**ARC REVIEW CODE:** P2107022

**TO:** Mayor Jim Gilvin, City of Alpharetta  
**ATTN TO:** Eric Graves, Senior Engineer, Development Services  
**FROM:** Douglas R. Hooker, Executive Director, ARC



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Original on file

The Atlanta Regional Commission (ARC) has received the following proposal and is initiating a regional review to seek comments from potentially impacted jurisdictions and agencies. The ARC requests your comments related to the proposal not addressed by the Commission's regional plans and policies.

**Name of Proposal:** 2021 City of Alpharetta CIE Annual Update

**Review Type:** Local Comprehensive Plan

**Description:** A regional review of the draft 2021 City of Alpharetta CIE Annual Update.

**Submitting Local Government:** City of Alpharetta

**Action Under Consideration:** Approval

**Date Opened:** July 2, 2021

**Deadline for Comments:** July 23, 2021

**Earliest the Regional Review can be Completed:** Upon approval by Georgia DCA

## THE FOLLOWING LOCAL GOVERNMENTS AND AGENCIES ARE RECEIVING NOTICE OF THIS REVIEW:

ARC COMMUNITY DEVELOPMENT  
ARC RESEARCH & ANALYTICS  
GEORGIA DEPARTMENT OF NATURAL RESOURCES  
CITY OF JOHNS CREEK  
CITY OF MOUNTAIN PARK

ARC TRANSPORTATION ACCESS & MOBILITY  
ARC AGING & HEALTH RESOURCES  
GEORGIA DEPARTMENT OF TRANSPORTATION  
CITY OF MILTON  
FORSYTH COUNTY

ARC NATURAL RESOURCES  
GEORGIA DEPARTMENT OF COMMUNITY AFFAIRS  
FULTON COUNTY  
CITY OF ROSWELL

## Attached is information concerning this review.

If you have any questions regarding this review, please contact Andrew Smith at [asmith@atlantaregional.org](mailto:asmith@atlantaregional.org) or 470-378-1645. If ARC staff does not receive comments from you on or before **Friday, July 23, 2021**, we will assume that your agency has no comments and will close the review. Comments must be emailed. The ARC review website is located at <http://www.atlantaregional.org/land-use/planreviews>.

**NOTICE OF LOCAL PLAN SUBMITTAL AND HEARING/COMMENT OPPORTUNITY**

<b>Submitting Local Government:</b>	City of Alpharetta	<b>Date Received:</b>	July 2, 2021			
<b>Local Contact:</b>	Eric Graves, Senior Engineer, Development Services, City of Alpharetta					
<b>Phone:</b>	678-297-6220	<b>E-Mail:</b>	egraves@alpharetta.ga.us			
<b>Fax:</b>		<b>Website:</b>	<a href="https://www.alpharetta.ga.us/">https://www.alpharetta.ga.us/</a>			
<b>Street</b>	2 Park Plaza	<b>City State, Zip:</b>	Alpharetta, GA 30009			
<b>Department of Community Affairs Review Required</b>						
<b>Review Title:</b>	2021 City of Alpharetta CIE Annual Update					
<b>Description:</b>	A regional review of the draft 2021 City of Alpharetta CIE Annual Update.  Document can be viewed on the ARC website at: <a href="http://www.atlantaregional.org/landuse">http://www.atlantaregional.org/landuse</a> Under Plan Review, search for the City of Alpharetta.					
<b>The submitted documents are available for review at ARC and the local government.</b>						
<b>Reviewing Regional Commission:</b>						
Atlanta Regional Commission 229 Peachtree Street NE, Suite 100 Atlanta, GA 30303  Phone 404-463-3100						
<b>Contact Person:</b>	Andrew Smith, Principal Planner, 470-378-1645					
<b>E-Mail</b>	<a href="mailto:asmith@atlantaregional.org">asmith@atlantaregional.org</a>					

**DATE:** July 2, 2021

**TO:** ARC Managers

**Community Development:** Smith, Andrew

**Transportation Access & Mobility:** Little, Aries

**Research & Analytics:** Skinner, Jim

**Name of Proposal:** 2021 City of Alpharetta CIE Annual Update

**Description:** A regional review of the draft 2021 City of Alpharetta CIE Annual Update.

### **Submitting Local Government:** City of Alpharetta

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1) ☐ Proposal is CONSISTENT with the following regional development guide listed in the comment section.

- 2) ☐ While neither specifically consistent nor inconsistent, the proposal relates to the following regional development guide listed in the comment section.
- 3) ☐ While neither specifically consistent nor inconsistent, the proposal relates to the following regional development guide listed in the comment section.
- 4) ☐ The proposal is INCONSISTENT with the following regional development guide listed in the comment section.
- 5) ☐ The proposal does NOT relate to any development guide for which this division is responsible.
- 6) ☐ Staff wishes to confer with the applicant for the reasons listed in the comment section.

[illegible]

## RESOLUTION NO.

**A RESOLUTION OF THE CITY COUNCIL OF ALPHARETTA, GEORGIA  
FOR 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 June 21, 2021 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.


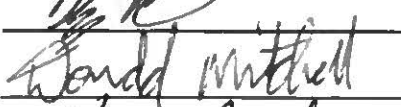

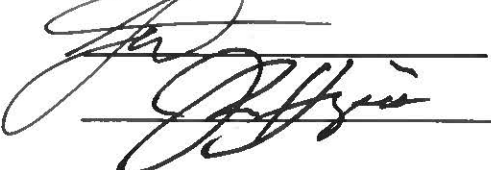
**SO RESOLVED** this 21 day of June, 2021.

CITY OF Alpharetta

By:

  
Jim Gilvin, Mayor

COUNCIL MEMBERS

Attest:



  
City Clerk

APPROVED AS TO FORM:

  
C. SAM THOMAS, CITY ATTORNEY



2 PARK PLAZA  
ALPHARETTA, GA 30009  
PHONE: 678.297.6000  
WWW.ALPHARETTA.GA.US

# Annual Impact Fee Report and Capital Improvement Element Update

June 2021

MAYOR  
JIM GILVIN

MAYOR PRO TEM  
DONALD F. MITCHELL

COUNCIL MEMBERS  
JASON BINDER  
BEN BURNETT  
JOHN HIPES  
DAN MERKEL  
KAREN RICHARD

CITY ADMINISTRATOR  
ROBERT J. REGUS



# CITY OF ALPHARETTA, GA

## ANNUAL IMPACT FEE FINANCIAL REPORT

### FISCAL YEAR 2020

	Impact Fee Fund				General Fund	
	Roads	Public Safety	Recreation and Parks	Total Impact Fee Fund	Administrative Costs*	Total
<b>Impact Fee Fund Balance on July 1, 2019</b>	<b>\$ 2,075,671.29</b>	<b>\$ 185,149.71</b>	<b>\$ 1,135,095.08</b>	<b>\$ 3,395,916.08</b>	<b>\$ -</b>	<b>\$ 3,395,916.08</b>
<b>Fiscal Year 2020 Activity</b>						
Sources:						
Impact Fees	\$ 676,255.50	\$ 92,749.71	\$ 1,938,076.00	\$ 2,707,081.21	\$ 81,110.36	\$ 2,788,191.57
Credits	(493,964.66)	(1,420.43)	(1,345,603.56)	(1,840,988.65)	(33,894.01)	(1,874,882.66)
Refunds	-	-	-	-	-	-
General Revenue (e.g. Interest)	39,665.30	4,856.87	30,347.93	74,870.10	-	74,870.10
<b>Total Sources</b>	<b>\$ 221,956.14</b>	<b>\$ 96,186.15</b>	<b>\$ 622,820.37</b>	<b>\$ 940,962.66</b>	<b>\$ 47,216.35</b>	<b>\$ 988,179.01</b>
(Uses):						
Project Expenditures/Debt Service	\$ (657,581.14)	\$ -	\$ (420,992.69)	\$ (1,078,573.83)	\$ -	\$ (1,078,573.83)
Administrative Costs	-	-	-	-	(47,216.35)	(47,216.35)
<b>Total Uses</b>	<b>\$ (657,581.14)</b>	<b>\$ -</b>	<b>\$ (420,992.69)</b>	<b>\$ (1,078,573.83)</b>	<b>\$ (47,216.35)</b>	<b>\$ (1,125,790.18)</b>
<b>Impact Fee Fund Balance on June 30, 2020</b>	<b>\$ 1,640,046.29</b>	<b>\$ 281,335.86</b>	<b>\$ 1,336,922.76</b>	<b>\$ 3,258,304.91</b>	<b>\$ -</b>	<b>\$ 3,258,304.91</b>
<b>Impact Fees Encumbered at June 30, 2020</b>	<b>\$ 32,297.00</b>	<b>\$ 155,750.00</b>	<b>\$ 1,064,102.00</b>	<b>\$ 1,252,149.00</b>		<b>\$ 1,252,149.00</b>

\* Administrative Costs exceed 3% due to multiple transactions involving developers utilizing impact fee credits to reduce their impact fee obligations (in accordance with our Impact Fee Ordinance) but still remitting an administrative fee.



**CITY OF ALPHARETTA, GA**  
**CAPITAL IMPROVEMENT ELEMENT (FY's 2020-2031)**  
**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 2020	Impact Fees Expended in Previous Years	Total Impact Fees Expended to Date	Impact Fees Encumbered as of the end of FY 2020	Current/ Forecasted Funding Sources	Status/ Comment	Responsible Department
<b>Roads</b>													
	Impact Fee Ordinance Update	2014	2016	\$ 86,145	100.00%	\$ 86,145	\$ -	\$ 34,999.98	\$ 34,999.98	\$ -	Impact Fees (100%)	Completed	Community Development
	Rucker Rd Corridor Improvements	2017	2020	16,759,573	24.10%	4,039,057	556,968.35	23,700.00	580,668.35	20,645.00	GO Bond (89%); Impact Fees (7%); General Revenues (4%)	Completed	Public Works
	Kimball Bridge Rd Congestion Mitigation (North Point Pkwy to Waters Rd)	2017	2023	9,847,283	24.10%	2,373,195	-	-	-	-	GO Bond (100%)	Construction Phase	Public Works
	Kimball Bridge Rd Bicycle/Pedestrian/Operational Improvements	2017	2024	1,359,741	24.10%	327,698	-	-	-	-	TSPLOST (100%)	Conceptual Design Phase	Public Works
	Kimball Bridge Rd Improvements (Waters Rd to Buice Rd)	2024	2028	3,000,000	24.10%	723,000	-	-	-	-	TBD		Public Works
	Kimball Bridge Rd Widening (Verizon to Georgia Power driveway)	2024	2028	1,500,000	24.10%	361,500	-	-	-	-	TBD		Public Works
	Windward Parkway Business District/Union Hill Rd Capacity Improvements	2017	2023	185,100	24.10%	44,609	-	-	-	-	TSPLOST (100%)	Split into Projects Below	Public Works
	Windward Parkway East Improvements	2017	2023	1,615,348	24.10%	389,299	-	-	-	-	TSPLOST (100%)	Construction Phase	Public Works
	Windward Parkway West Improvements	2017	2023	996,285	24.10%	240,105	-	-	-	-	TSPLOST (100%)	Construction Phase	Public Works
	Windward Pkwy Corridor Improvements (S.R. 9 to Westside Pkwy)	2017	2023	401,613	24.10%	96,789	-	-	-	-	GO Bond (100%)	On Hold	Public Works
	Northwinds Traffic Signal (temporary)	2017	2018	56,079	75.90%	42,564	-	42,564.32	42,564.32	-	Impact Fees (76%); General Revenue (4%)	Completed	Public Works
	Bethany Rd at Mid-Broadwell Rd Intersection Improvements	2017	2021	1,247,354	24.10%	300,612	-	-	-	-	TSPLOST (100%)	Construction Phase	Public Works
	Bethany Rd at Mayfield Rd Intersection Improvements	2017	2021	2,171,659	24.10%	523,370	-	-	-	-	TSPLOST (81%); GO Bond (19%)	Construction Phase	Public Works
	Morris Rd Operational Improvements	2017	2021	3,215,477	24.10%	774,930	-	-	-	-	TSPLOST (100%)	Complete	Public Works
	Old Milton Parkway Capacity Improvements	2017	2023	5,579,474	24.10%	1,344,653	-	-	-	-	TSPLOST; TBD	Design Phase	Public Works
	Academy St/Webb Bridge Rd Operational and Pedestrian Improvements	2018	2020	442,595	24.10%	106,665	-	-	-	-	TSPLOST (98%); General Revenue (2%)	Split into Projects Below	Public Works
	Academy St Improvements	2021	2025	3,089,576	24.10%	744,588	-	-	-	-	TSPLOST; TBD	Conceptual Design Phase	Public Works
	Webb Bridge Road Improvements (Greenway to Webb Bridge Park/KBR)	2021	2025	23,876,396	24.10%	5,754,212	-	-	-	-	TSPLOST; TBD	Design Phase	Public Works
	Webb Bridge Road Improvements (North Point Parkway to the Greenway)	2021	2025	692,508	24.10%	166,894	-	-	-	-	TSPLOST; TBD	Conceptual Design Phase	Public Works
	Webb Bridge Rd Improvements (Morris Rd to Greenway)	2023	2027	10,000,000	24.10%	2,410,000	-	-	-	-	TBD		Public Works
	Haynes Bridge Rd Capacity Improvements	2020	2025	8,264,103	24.10%	1,991,649	-	-	-	-	TSPLOST; TBD	IGA Phase (City of Johns Creek)	Public Works
	McGinnis Ferry Rd Capacity Improvements	2020	2025	8,900,000	24.10%	2,144,900	-	-	-	-	TSPLOST (61%); GO Bond (38%); General Revenue (1%)	ROW Acquisition Phase	Public Works
	GA400 Bridge (Academy St/Webb Bridge Rd - GDOT PI 0001757)	2020	2025	1,703,000	24.10%	410,423	-	-	-	-	TSPLOST (100%)	Conceptual Design Phase	Public Works
	GA400 Bridge (Kimball Bridge Rd - GDOT PI 0001757)	2020	2025	1,317,000	24.10%	317,397	-	-	-	-	TSPLOST (100%)	Conceptual Design Phase	Public Works
	GA400 Bridge (Tradewinds - GDOT PI 0001757)	2020	2025	1,866,000	24.10%	449,706	-	-	-	-	TSPLOST (100%)	Conceptual Design Phase	Public Works
	North Point Parkway Improvements	2020	2026	30,000,000	24.10%	7,230,000	-	-	-	-	TBD	Conceptual Design Phase	Multi-Dept.
	Major Intersection Improvements	2027	2031	1,250,000	24.10%	301,250	-	-	-	-	TBD		Public Works
	Old Roswell St. Park and Plaza	2027	2029	1,500,000	24.10%	361,500	-	-	-	-	TBD		Community Dev.
	Southlake Traffic Calming	2026	2029	2,000,000	24.10%	482,000	-	-	-	-	TBD		Public Works
	Waters Rd Traffic Calming	2026	2030	2,000,000	24.10%	482,000	-	-	-	-	TBD		Public Works





**CITY OF ALPHARETTA, GA**  
**CAPITAL IMPROVEMENT ELEMENT (FY's 2020-2031)**  
**Service Area for each Public Facility: Citywide**

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	Douglas Rd Traffic Calming Improvements	2025	2029	1,750,000	24.10%	421,750	-	-	-	-	TBD		Public Works
	Hembree Road Widening	2027	2030	4,000,000	24.10%	964,000	-	-	-	-	TBD		Public Works
	Wills Road Widening (Milton Avenue to Old Milton Pkwy)	2022	2025	33,293	75.90%	25,269	-	14,460.00	14,460.00	-	Impact Fees (57%); General Revenue (43%)	Conceptual Design Phase	Public Works
	Lilly Garden Extension	2024	2026	800,000	75.90%	607,200	-	-	-	-	TBD		Public Works
	Dryden Rd Extension	2026	2029	3,000,000	75.90%	2,277,000	-	-	-	-	TBD		Public Works
	Marjean Way Extension	2022	2025	1,750,000	75.90%	1,328,250	-	-	-	-	TBD		Public Works
	Tradewinds Ripple Effect Improvements	2023	2027	6,000,000	24.10%	1,446,000	-	-	-	-	TBD		Public Works
	Cumming St. Corridor Improvements	2023	2027	7,350,000	24.10%	1,771,350	-	-	-	-	TBD		Public Works
	Milton Ave Streetscape	2023	2026	3,950,000	24.10%	951,950	-	-	-	-	TBD		Public Works
	Teasley Street Improvements	2020	2025	75,000	75.90%	56,925	38,125.00	-	38,125.00	-	Impact Fees (76%); General Revenue (24%)	Completed	Public Works
	Roundabout Studies	2025	2028	125,000	24.10%	30,125	-	-	-	-	TBD		Public Works
	Roundabout (Roswell St at Old Roswell St)	2026	2029	1,500,000	24.10%	361,500	-	-	-	-	TBD		Public Works
	Roundabout (Milton Ave at Canton/Roswell St)	2026	2029	1,775,000	24.10%	427,775	-	-	-	-	TBD		Public Works
	Roundabout (Windward Pkwy at Clubhouse Dr)	2026	2029	3,000,000	24.10%	723,000	-	-	-	-	TBD		Public Works
	Roundabout (Hopewell Rd at Vaughan Dr)	2020	2026	1,617,034	24.10%	389,705	16,553.19	-	16,553.19	11,652.00	TSPLOST; TBD	On Hold	Public Works
	Roundabout (Mayfield Rd at Canton St)	2024	2027	1,750,000	24.10%	421,750	-	-	-	-	TBD		Public Works
	Roundabout (Mayfield Rd at Providence Rd)	2024	2027	2,000,000	24.10%	482,000	-	-	-	-	TBD		Public Works
				<b>\$ 185,397,636</b>		<b>\$ 47,706,259</b>	<b>\$ 611,646.54</b>	<b>\$ 115,724.30</b>	<b>\$ 727,370.84</b>	<b>\$ 32,297.00</b>			
<b>Public Safety</b>													
	Impact Fee Ordinance Update	2014	2016	\$ 22,907	100.00%	\$ 22,907	\$ -	\$ 15,625.01	\$ 15,625.01	\$ -	Impact Fees (100%)	Completed	Community Development
	Public Safety Headquarters Expansion	2017	2019	4,573,815	100.00%	4,573,815	-	718,750.00	718,750.00	-	General Revenues (55%); Impact Fees (16%); DEA (13%); E-911 Fees (16%)	Completed	Public Safety/ Public Works
	Public Safety Headquarters Parking Expansion	2022	2023	200,000	62.30%	124,600	-	-	-	-	TBD		Public Safety
	E911 Facility Renovations	2022	2023	50,000	100.00%	50,000	-	-	-	-	TBD		Public Safety/ Public Works
	Hazardous Materials Truck & Trailer	2020	2021	250,000	62.30%	155,750	-	-	-	155,750.00	Impact Fees (62%); General Revenue (38%)	In-Process	Public Safety
	Quint Apparatus for Fire Station 81	2022	2023	1,600,000	62.30%	996,800	-	-	-	-	Capital Lease		Public Safety
	Fire Rescue-Rapid Response Truck	2022	2023	200,000	62.30%	124,600	-	-	-	-	TBD		Public Safety
				<b>\$ 6,896,722</b>		<b>\$ 6,048,472</b>	<b>\$ -</b>	<b>\$ 734,375.01</b>	<b>\$ 734,375.01</b>	<b>\$ 155,750.00</b>			
<b>Recreation and Parks</b>													
	Impact Fee Ordinance Update	2014	2016	\$ 21,948	100.00%	\$ 21,948	\$ -	\$ 11,875.01	\$ 11,875.01	\$ -	Impact Fees (100%)	Completed	Community Development
	Scramble Intersection at Canton St and Milton Ave	2026	2028	100,000	24.00%	24,000	-	-	-	-	TBD		Public Works
	Providence Road Sidewalk Improvements	2023	2025	600,000	24.00%	144,000	-	-	-	-	TBD		Public Works
	Waters Rd Sidewalk Improvements	2024	2027	990,000	24.00%	237,600	-	-	-	-	TBD		Public Works
	Mid-Block Crosswalk (Alpharetta Elementary School)	2023	2024	50,000	24.00%	12,000	-	-	-	-	TBD		Public Works
	Mid-Block Crosswalk (Manning Oaks Elementary School)	2023	2024	125,000	24.00%	30,000	-	-	-	-	TBD		Public Works
	Mid-Block Crosswalk (Cogburn Road Park)	2023	2024	50,000	24.00%	12,000	-	-	-	-	TBD		Public Works
	Mid-Block Crosswalk (Mid Broadwell Rd at Charlotte Dr)	2023	2024	75,000	24.00%	18,000	-	-	-	-	TBD		Public Works
	Improved Crossing from Parking Deck to north side of Milton Ave	2023	2024	250,000	24.00%	60,000	-	-	-	-	TBD		Public Works
	Raised Intersection at Marietta St. and Roswell St.	2023	2024	350,000	24.00%	84,000	-	-	-	-	TBD		Public Works





**CITY OF ALPHARETTA, GA**  
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**Service Area for each Public Facility: Citywide**

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	Improved Pedestrian Crossings from City Center to Churches	2023	2024	750,000	24.00%	180,000	-	-	-	-	TBD		Public Works
	4 Pedestrian Bridges (Windward Pkwy over Big Creek; Greenway access)	2023	2026	2,500,000	24.00%	600,000	-	-	-	-	TBD		Public Works
	AlphaLoop City Trail	2017	2022	17,384,502	100.00%	17,384,502	-	-	-	-	General Revenue; GO Bond; Other	Multiple Phases (design/construction)	Community Development/ Public Works
	Parks along AlphaLoop	2022	2025	3,000,000	100.00%	433,693	-	-	-	-	TBD		Parks
	City Center Walking Trail	2017	2019	300,000	100.00%	300,000	-	300,000.00	300,000.00	-	Impact Fees (100%)	Completed	Public Works
	Greenway Extension to Forsyth County	2017	2021	12,285,705	25.63%	3,148,826	-	-	-	1,051,402.00	GO Bond (80%); Impact Fees (10%); TSPLOST (8%); General Revenues (2%)	Construction Phase	Parks/Public Works
	Encore Parkway Greenway Connection	2023	2025	3,000,000	25.63%	768,900	-	-	-	-	TBD		
	Eastside Community Center/YMCA Partnership	2017	2022	2,500,001	30.96%	774,000	-	-	-	-	GO Bond (100%)	Construction Phase	Parks
	Alpharetta Arts Center Development	2017	2019	3,387,246	54.17%	1,834,871	-	1,300,001.33	1,300,001.33	-	GO Bond (44%); Impact Fees (38%); General Revenues (2%); Hotel/Motel Taxes (16%)	Completed	Parks/Public Works
	Alpharetta Arts Center Parking Expansion	2022	2024	950,000	54.17%	514,615	-	-	-	-	TBD		Parks/Public Works
	Wills Park Pool Renovation/Expansion	2017	2019	6,140,453	36.12%	2,217,932	-	1,100,000.00	1,100,000.00	-	GO Bond (44%); Impact Fees (18%); General Revenues (38%)	Completed	Parks/Public Works
	Parkland Acquisition	2017	2019	9,488,751	100.00%	9,488,751	-	-	-	-	GO Bond; TBD	On-Going	Parks
	Wills Park Equestrian Center Master Plan buildout	2022	2026	5,000,000	68.93%	3,446,500	-	-	-	-	TBD		Parks
	Wills Park Master Plan	2022	2026	4,000,000	9.06% to 100%	4,000,000	-	-	-	-	TBD		Parks
	Mid-Broadwell Park build-out	2022	2026	500,000	9.06% to 100%	500,000	-	-	-	-	TBD		Parks
	Milton Avenue Park build-out	2022	2026	2,000,000	9.06% to 100%	2,000,000	-	-	-	-	TBD		Parks
	Old Rucker Park build-out	2022	2026	2,000,000	9.06% to 100%	2,000,000	-	-	-	-	TBD		Parks
	Union Hill Park (redevelopment/trailhead)	2022	2026	2,000,000	9.06% to 100%	2,000,000	-	-	-	-	TBD		Parks
	Farmhouse Park build-out	2022	2026	3,000,000	9.06% to 100%	3,000,000	-	-	-	-	TBD		Parks
	Brookside Park build-out	2022	2026	2,000,000	9.06% to 100%	2,000,000	-	-	-	-	TBD		Parks
	Waters Road Park build-out	2022	2026	2,000,000	9.06% to 100%	2,000,000	-	-	-	-	TBD		Parks
	Synthetic Turf Webb Bridge Park (soccer field)	2022	2026	1,000,000	36.12%	361,200	-	-	-	-	TBD		Parks
	North Park Master Plan/Development	2023	2028	1,600,000	9.06% to 100%	1,600,000	-	-	-	-	TBD		Parks
	Webb Bridge Park Master Plan/Development	2024	2029	1,600,000	9.06% to 100%	1,600,000	-	-	-	-	TBD		Parks
	Pocket Park Development	2022	2027	425,000	36.12%	153,510	-	-	-	-	TBD		Parks
	Activity Centers Interior Improvements	2023	2026	1,850,000	54.17%	1,002,145	-	-	-	-	TBD		Parks
	Historic Preservation Initiative	2022	2031	325,000	36.12%	117,390	-	-	-	-	TBD		Parks
	Haynes Bridge Road Park Restroom (new)	2022	2023	300,000	91.91%	275,730	-	-	-	-	TBD		Parks
	Marconi Drive Park Restroom (new)	2022	2023	100,000	91.91%	91,910	-	-	-	-	TBD		Parks
				<b>\$ 93,998,605</b>		<b>\$ 64,438,023</b>	<b>\$ -</b>	<b>\$ 2,711,876.34</b>	<b>\$ 2,711,876.34</b>	<b>\$ 1,051,402.00</b>			
<b>Total</b>							<b>\$ 611,646.54</b>	<b>\$ 3,561,975.65</b>	<b>\$ 4,173,622.19</b>	<b>\$ 1,239,449.00</b>			

# BACKUP

CITY OF ALPHARETTA  
**COMBINING STATEMENT OF REVENUES, EXPENDITURES,  
 AND CHANGES IN FUND BALANCES**  
 NONMAJOR GOVERNMENTAL FUNDS

For the Fiscal Year Ended June 30, 2020 - Page 1 of 2

	Special Revenue Funds				
	Hotel Motel	Impact Fee	Confiscated Assets	Grant Operating	E911
<b>Revenues:</b>					
Property taxes	\$ —	\$ —	\$ —	\$ —	\$ —
Hotel/Motel taxes	6,672,097	—	—	—	—
Impact fees	—	866,093	—	—	—
Charges for services	—	—	—	—	3,032,895
Forfeiture income	—	—	229,643	—	—
Intergovernmental	—	—	—	66,128	1,261,160
Contributions	—	—	—	8,235	—
Investment earnings	—	74,869	1,864	3,338	23,155
Other revenues	—	—	—	—	—
<b>Total revenues</b>	<b>6,672,097</b>	<b>940,962</b>	<b>231,507</b>	<b>77,701</b>	<b>4,317,210</b>
<b>Expenditures:</b>					
Current:					
General government	—	—	—	—	—
Public safety	—	420,993	459,660	7,384	3,806,574
Culture and recreation	—	—	—	41,098	—
Community development	3,924,619	—	—	—	—
Public works	—	657,581	—	—	—
Capital outlay	—	—	—	—	—
Debt service:					
Principal	200,000	—	—	—	69,301
Interest	775,963	—	—	—	7,476
<b>Total expenditures</b>	<b>4,900,582</b>	<b>1,078,574</b>	<b>459,660</b>	<b>48,482</b>	<b>3,883,351</b>
Excess (deficiency) of revenues over expenditures	1,771,515	(137,612)	(228,153)	29,219	433,859
<b>Other financing sources (uses):</b>					
Transfers out	(2,502,036)	—	—	—	—
Transfers in	—	—	—	—	—
Bond issuance	—	—	—	—	—
Premium from bond issuance	—	—	—	—	—
Payment to refunding escrow	—	—	—	—	—
<b>Total other financing sources (uses)</b>	<b>(2,502,036)</b>	<b>—</b>	<b>—</b>	<b>—</b>	<b>—</b>
<b>Net change in fund balances</b>	<b>(730,521)</b>	<b>(137,612)</b>	<b>(228,153)</b>	<b>29,219</b>	<b>433,859</b>
<b>Fund balances, beginning of fiscal year</b>	<b>2,697,154</b>	<b>3,395,917</b>	<b>494,638</b>	<b>118,038</b>	<b>1,808,567</b>
<b>Fund balances, end of fiscal year</b>	<b>\$1,966,633</b>	<b>\$3,258,305</b>	<b>\$266,485</b>	<b>\$147,257</b>	<b>\$2,242,426</b>

continued  
on next page →



# Comprehensive Annual Financial Report

THE CITY OF  
**ALPHARETTA**  
GEORGIA

For the Fiscal Year Ended June 30, 2020

