

DATE: September 28, 2022

TO: Mayor Rusty Paul, City of Sandy Springs
ATTN TO: Helen Owens, Planner III, City of Sandy Springs
FROM: Mike Alexander, Director, ARC Center for Livable Communities

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. ARC requests your comments related to the proposal not addressed by the Commission's regional plans and policies.

Name of Proposal: 2022 City of Sandy Springs Annual CIE Update

Description: A regional review of the draft 2022 City of Sandy Springs Annual CIE Update.

Submitting Local Government: City of Sandy Springs

Date Opened: September 28, 2022

Deadline for Comments: October 19, 2022

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

ATLANTA REGIONAL COMMISSION
GEORGIA DEPARTMENT OF TRANSPORTATION
GEORGIA ENVIRONMENTAL FINANCE AUTHORITY
CITY OF DUNWOODY
CITY OF ATLANTA

GEORGIA DEPARTMENT OF NATURAL RESOURCE
GEORGIA REGIONAL TRANSPORTATION AUTHORITY
FULTON COUNTY
CITY OF BROOKHAVEN
COBB COUNTY

GEORGIA DEPARTMENT OF COMMUNITY AFFAIRS
GEORGIA SOIL AND WATER CONSERVATION COMMISSION
CITY OF ROSWELL
CITY OF PEACHTREE CORNERS
PERIMETER CIDS

Review information is attached.

For questions, please contact Donald Shockey at dshockey@atlantaregional.org or 470-378-1531. If ARC staff do not receive comments from you on or before **October 19, 2022**, we will assume that your agency has no comments and will close the review. Comments via e-mail are strongly encouraged. The ARC review website is located at <https://atlantaregional.org/community-development/comprehensive-planning/plan-reviews/>

STATE OF GEORGIA
COUNTY OF FULTON

**RESOLUTION TO TRANSMIT THE DRAFT CAPITAL IMPROVEMENTS ELEMENT
ANNUAL UPDATE FY 22 FOR REGIONAL REVIEW**

WHEREAS, the City of Sandy Springs has prepared an annual update to a Capital Improvements Element and Work Program; and

WHEREAS, the annual update of the Capital Improvements Element and Work Program was prepared in accordance with the Development Impact Fees Compliance Requirement and the Minimum Planning Standard and Procedures for Local Comprehensive Planning established by the Georgia Planning Act of 1989, and a public hearing was held on September 20, 2022, at City Hall.

BE IT THEREFORE RESOLVED, that the Mayor and City Council of the City of Sandy Springs does hereby submit the annual update of the Capital Improvements Element and Work Program covering the five-year period 2023-2027 to the Atlanta Regional Commission Regional Development Center for Regional review, as per the requirements of the Georgia Planning Act of 1989.

1.

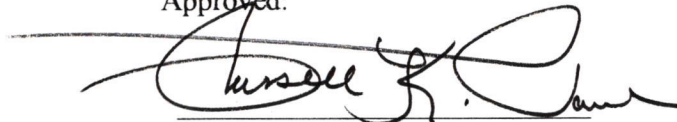
The Mayor and City Council of the City of Sandy Springs do hereby approve the Resolution Transmittal for the Annual Update to the Capital Improvements Element (CIE).

2.


This Resolution is effective September 20, 2022; and

RESOLVED this the 20th day of September, 2022.

Approved:


Rusty Paul, Mayor

Attest:


Karina Reyna, Assistant City Clerk
(Seal)



CITY OF SANDY SPRINGS

ANNUAL FINANCIAL REPORT FOR FY: 2022 (thru 08/11/22)

Public Facility Type *	Total Impact Fee Fund	Transportation	Parks & Recreation	Public Safety
Service Area	City Wide	City Wide	City Wide	City Wide
Beginning Impact Fee Fund Balance (see NOTE)	\$5,169,648.94	\$1,346,774.05	\$3,753,455.70	\$69,419.19
Impact Fees Collected	\$1,124,650.21	\$336,162.70	\$715,257.72	\$73,229.79
Interest Income Current and Prior Years (see NOTE)	\$74,707.43	\$12,889.00	\$57,754.15	\$4,064.28
Project Expenditures **	(\$1,306,988.16)	(\$123,842.29)	(\$1,183,145.87)	\$0.00
Administrative Costs ***	(\$6,809.00)	(\$1,773.85)	(\$4,943.72)	(\$91.43)
Impact Fee Refund	\$0.00	\$0.00	\$0.00	\$0.00
Ending Impact Fee Fund Balance	\$5,055,209.42	\$1,570,209.61	\$3,338,377.98	\$146,621.83
Impact Fees Encumbered****	\$565,692.35	\$514,397.65	\$51,294.70	\$0.00

Total available fees	\$4,489,517.07	\$1,055,811.96	\$3,287,083.28	\$146,621.83
Oldest unspent fee		09/14/18	08/31/17	10/24/19
Amount to spend by 06/30/23 (5-FYs after collection)		n/a	\$1,058,199.48	n/a

NOTE: Beginning Balance adjusted to remove previously recognized interest so that Interest Income amount can reflect current and prior years (per caption).

* Impact Fees not collected for these Public Facility types:

- Water Supply (Provided by City of Atlanta)
- Waste Water (Provided by Fulton County)
- Libraries
- Stormwater

** Project Expenditures relate to:

- Transportation - T0035 Chattahoochee Pedestrian Bridge \$0.00 no attributable expenses yet
- Transportation - T0058 City Center Trans Network \$123,842.29 to be transferred at FYE
- Parks & Recreation - P0020 Crooked Creek Park \$21,044.59 to be transferred at FYE
- Parks & Recreation - P0031 Parkland Acquisition \$1,162,101.28 previously over-transferred

*** Administrative costs represent expenses for Impact Fee Program Evaluation & Update.

**** Impact Fees encumbered relate to:

- Transportation - T0035 Chattahoochee Pedestrian Bridge \$200,000.00 remaining
- Transportation - T0058 City Center Trans Network \$314,397.65 remaining
- Parks & Recreation - P0020 Crooked Creek Park \$6,349.49 remaining
- Parks & Recreation - P0031 Parkland Acquisition \$44,945.21 remaining

CITY OF SANDY SPRINGS

5-YEAR WORK PROGRAM ADDENDUM: IMPACT FEE ELIGIBLE PROJECTS

Project Description	2022	2023	2024	2025	2026	2027	Responsible Party (City Dept.)	Estimated Cost	Funding Source	Notes/ Explanation
Parks and Recreation										
1 new park walking trail at Abernathy-Greenway Linear Park							Recreation and Parks	\$800,000	96.24% impact fees; General Fund	COMPLETE
4 new tennis courts at Sandy Springs Tennis Center	x	x	x	x	x	x	Recreation and Parks		58.32% impact fees; General Fund	Capital Project #P0006- to be completed in phases
Old Riverside Drive Park Improvements								\$2,500,000	Impact fees and General Fund:	Capital Project #P0019-
1 new playground	x	x	x	x	x		Recreation and Parks		96.24% impact fees; General Fund	
1 new grassed playfield	x	x	x	x	x				42.77% impact fees; General Fund	
2 new picnic shelters	x	x	x	x	x				92.67% impact fees; General Fund	
1 new restroom building	x	x	x	x	x				85.54% impact fees; General Fund	
1 new park walking trail at Crooked Creek Park	x	x	x				Recreation and Parks	\$600,000	96.24% impact fees; General Fund	Capital Project #P0020
Park Land Acquisition	x	x	x	x	x	x	Recreation and Parks	\$4,242,375	100.00% impact fees	Capital Project #P0031

CITY OF SANDY SPRINGS

5-YEAR WORK PROGRAM ADDENDUM: IMPACT FEE ELIGIBLE PROJECTS

Project Description	2022	2023	2024	2025	2026	2027	Responsible Party (City Dept.)	Estimated Cost	Funding Source	Notes/ Explanation
Public Safety										
Roswell Road bike/ped bridge (over Chattahoochee River)	x	x	x	x			Public Works	\$725,882	27.74% impact fees; General Fund	Capital Project #T0035
Glenridge Drive sidewalks (High Point to Roswell Rd.)	x						Public Works	\$402,300	27.74% impact fees; General Fund	COMPLETE
Spalding Drive sidewalks (Dunwoody Rd. to Ex.Drive near Dunwoody city limits)							Public Works	\$41,625	27.74% impact fees; General Fund	COMPLETE
Construct Panhandle Fire Station	x	x	x	x			Fire / Administration	\$4,050,400	100% impact fees	
Purchase ladder fire truck							Fire Rescue	\$1,400,000	100% impact fees	COMPLETE
Construct Public Safety Complex	x						Fire / Police / Administration	\$38,634,728	27.74% impact fees; General Fund	Capital Project #F0009- To be completed this year
Purchase Rescue/Airlight/Rehab Truck							Fire Rescue	\$750,000	100% impact fees	COMPLETE
Road Improvements										
Boylston Road Connector is now Boylston at Hammond Drive Intersection and Streetscape (Phase 2)	x	x	x	x			Public Works	\$4,400,000	28.7% impact fees; General Fund	Capital Project #T0058-1; TSPLOST II List
Expansion of Advanced Traffic Management System (ATMS)	x	x	x				Public Works	\$3,492,671	28.7% impact fees; General Fund	COMPLETE
Johnson Ferry Rd. Improvement is now Johnson Ferry Td./Mt Vernon Hwy Improvement widening and intersection improvements	x	x	x	x	x		Public Works	\$26,300,000	28.7% impact fees; General Fund	Updated description to Capital Project TS-191
Roswell Road North Boulevard Project	x	x	x	x			Public Works	\$9,680,000	28.7% impact fees; General Fund	TSPLOST II List
Abernathy Rd. road and intersection improvements	x	x	x				Public Works	\$1,027,000	28.7% impact fees; General Fund	Under study-funded by GDOT

CITY OF SANDY SPRINGS

5-YEAR WORK PROGRAM ADDENDUM: IMPACT FEE ELIGIBLE PROJECTS

Project Description	2022	2023	2024	2025	2026	2027	Responsible Party (City Dept.)	Estimated Cost	Funding Source	Notes/ Explanation
Roswell Road at Glenridge Intersection Improvement							Public Works	\$4,292,850	28.7% impact fees; General Fund	COMPLETED
Holcomb Bridge/River Exchange @ Spalding Dr Intersection	x						Public Works	\$3,000,000	28.7% impact fees; General Fund	Capital Project T-0066-funded by GDOT
Intersection - Roswell Rd. @ Roberts Dr.	x	x					Public Works		28.7% impact fees; General Fund	Incorporated into Roswell Rd. North Blvd Project

CITY OF SANDY SPRINGS

5-YEAR WORK PROGRAM ADDENDUM: IMPACT FEE ELIGIBLE PROJECTS

Project Description	2022	2023	2024	2025	2026	2027	Responsible Party (City Dept.)	Estimated Cost	Funding Source	Notes/ Explanation
Intersection - Roswell Rd. @ North River Pkwy.			x	x			Public Works	\$1,000,000	28.7% impact fees; General Fund	Incorporated into Roswell Rd. North Blvd Project
Intersection - Roswell Rd. @ Morgan Falls Rd.		x	x				Public Works	\$1,000,000	28.7% impact fees; General Fund	Safety Study
Intersection - Roswell Rd. @ Dalrymple Rd.	x	x	x	x			Public Works	\$2,840,000	28.7% impact fees; General Fund	Capital Project TS-108
Intersection - Colquitt Rd. @ Pitts Rd.	x	x	x	x			Public Works	\$500,000	28.7% impact fees; General Fund	to completed in phases
Intersection - Peachtree Dunwoody Rd. @ Crestline	x	x	x	x			Public Works	\$1,000,000	28.7% impact fees; General Fund	to be completed in phases
Intersection - Roswell Rd. @ Lake Placid			x	x			Public Works	\$500,000	28.7% impact fees; General Fund	to be completed in phases