



FAYETTEVILLE CITY COUNCIL

Edward J. Johnson, Jr. Mayor
Scott Stacy, Mayor Pro Tem
Kathaleen Brewer
Paul C. Oddo, Jr.
Harlan Shirley
James B. Williams

STAFF

Ray Gibson, City Manager
Anne Barksdale, City Clerk

MEETING LOCATION

Fayetteville City Hall
Council Chambers
240 South Glynn Street
Fayetteville, Ga. 30214

**MEETING TIME
EACH MONTH**

1st Thursday 6:00 p.m. -
Voting Work Session
3rd Thursday 7:00 p.m. -
Regular Session

MAYOR AND COUNCIL OFFICE

Fayetteville City Hall
240 South Glynn Street
Fayetteville, Ga. 30214

Phone: 770-461-6029
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Web Site:

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Agenda
Fayetteville City Council
Work Session/Voting Meeting
April 7, 2016
6:00 P.M.

Call to Order

Opening Prayer

The Pledge of Allegiance to the Flag

Approval of Agenda

1. Approval of Minutes of the March 17th City Council Meeting
2. Approval of Minutes of the March 29th City Council Called Meeting

RECOGNITIONS AND PRESENTATIONS

3. Proclamation: Alcohol Awareness Month

PUBLIC HEARINGS:

4. Consider #0-3-16: Ordinance Amendment for Chapter 6 – Advertising and Signs (2nd Reading). *Presented by Senior Planner Julie Brown*
5. Consider #0-4-16: Ordinance Amendment for Chapter 94 – Zoning (2nd Reading). *Presented by Senior Planner Julie Brown*
6. Consider #0-5-16: Ordinance Amendment for Chapter 78 – Subdivisions (2nd Reading). *Presented by Senior Planner Julie Brown*

NEW BUSINESS:

7. Consider #0-6-16: Traffic & Vehicles - Blocking Intersection (2nd Reading). *Presented by Police Chief Scott Pitts*

REPORTS AND COMMENTS:

8. City Manager and Staff Reports
9. City Council and Committee Reports
10. Mayors Comments
11. Public Comments
12. Executive Session – Discuss potential litigation & Real Estate Acquisition

City of Fayetteville
Regular Mayor and City Council Meeting
Minutes
March 17, 2016

Call to Order

The Mayor and City Council of Fayetteville met in regular session on March 17, 2016 at 7:00 p.m. in the Council Chambers at City Hall. Mayor Edward Johnson called the meeting to order, followed by Opening Prayer and led those attending in the Pledge of Allegiance to the Flag. Council members present were: Harlan Shirley, Paul Oddo, and James Williams. Councilmembers Kathaleen Brewer and Scott Stacy were absent. Staff members present were City Manager Ray Gibson and City Clerk Anne Barksdale.

Mayor Johnson stated he would like to add an agenda item – Statement of Support for Southern Conservation Trust (SCT) under New Business, Item #11. Oddo moved to add an agenda item – Statement of Support for Southern Conservation Trust (SCT) under New Business, Item #11. Shirley seconded the motion. Motion carried unanimously.

Oddo moved to approve the agenda as presented. Shirley seconded the motion. Motion carried unanimously.

Shirley moved to approve the minutes of the City Council Work Session Meeting of March 3, 2016. Oddo seconded the motion. Motion carried unanimously.

Recognitions and Presentations:

Mayor Johnson recognized Assistant Director of Finance Carleetha Talmadge and Director of Finance and Administrative Services Mike Bush, and their staff for the FY 2015 GFOA Distinguished Budget Award. This is the 10th year in a row the City has received this award.

Mayor Johnson called Mr. Miller Edwards, Mauldin & Jenkins, CPA, LLC to present the FY 2015 Comprehensive Annual Financial Report (CAFR). He stated the City of Fayetteville is in very good financial shape.

Public Hearings:

Mayor Johnson called Consider #0-3-16 – Ordinance Amendment for Chapter 6 – Advertising and Signs – Public Hearing and 1st Reading.

Julie Brown, Senior Planner stated, the City has received a request to install perforated vinyl window graphics on the outside of the window as recommended by the manufacturer. This request becomes difficult to implement because of the restrictive definition of a window sign found in Section 6-2-Definitions.

The current definition for *Window sign* means any type of sign located entirely within the interior of a building or structure, and placed near a window or door, the letters, numbers, pictorial or sculptured matter of which is visible from the exterior of the premises.

She explained the wording of this definition requires that, for the applicant to have the standardized, perforated vinyl window graphic installed correctly, it must be treated as a wall sign and not a window sign. “Wall signs” fall under much greater scrutiny in the ordinance, and would effectively limit most businesses’ ability to place any signage on their window, unless they sacrifice having a typical wall-mounted storefront sign.

In order to allow applicants to install the window graphic as recommended by the manufacturer and provide clarity as to what constitutes a window sign and a wall sign, staff is recommending amendments to both definitions.

Ms. Brown added, non-residential window signs in the Main Street District permitted by Section 6-6-Regulated Signs, subsection (b)(5)(c)(10) will also need to be amended to remove verbiage in order to provide consistency in the sign ordinance pertaining to window signs.

The perforated window vinyl is manufactured in different grades of opacity including 30%, 50% and 80%. The level of opacity determines how easily the window vinyl can be seen through.

Window signage (outside of the Main Street District) currently permitted by Sec. 6-6- Regulated Signs, subsection (b)(4)(c) is not calculated as part of the overall signage allowed per property, but must meet the sign material requirements of Chapter 6 Advertising and Signs. Staff recommends that the 50/50 perforated vinyl graphic be added to Section 6-7 (Construction and Maintenance Requirements) as the required opacity used for construction of any exterior window sign.

She said, in an effort to help Fayetteville business owners use perforated vinyl window graphics as recommended by the manufacturer, staff recommends approval of the ordinance amendments to Sections 6-2, 6-6, and 6-7 of the sign ordinance.

There were no public comments.

Mayor Johnson stated this was posted for 1st Reading.

Mayor Johnson called Consider #0-4-16 – Ordinance Amendment for Chapter 94 – Zoning – Public Hearing and 1st Reading.

Julie Brown, Senior Planner stated, in an effort to expedite an applicant's request for approval of accessory structures such as decks, pavilions, storage sheds, loading docks, and additional garages, staff recommends ordinance amendments to Chapter 94 –Zoning, Section 94-5- Development plan review and approval and Section 94-194 Applications for building permits.

The code currently requires that the exterior of any building or structure not located in a single-family zoning district, as defined in section 94-131, outside of the Main Street Architectural Overlay District, except for single family detached houses, shall not be erected, moved, added to, or structurally altered without development plan approval from the planning and zoning commission. The exterior of any building or structure, in any zoning district, inside the Main Street Architectural Overlay District, shall not be erected, moved, added to, or structurally altered without development plan approval from the planning and zoning commission. Any non-structural changes to the exterior of any building which is located within the Main Street Architectural Overlay District and which alter the appearance of the structure must be approved by the art and architectural advisory committee. Simple color changes may be approved by the director of planning and zoning.

She explained, per Section 94-208- Architectural and site design, and Section 94-192 Construction of new buildings and structures (within the Main Street District) the code addresses appropriate and inappropriate exterior materials and architectural elements along with the design of accessory buildings, stating the design should reflect and coordinate with the general style of architectural inherent in the primary structure on the property.

Amending the verbiage from “any building or structure” to “any habitable building or structure” (not including garages) would allow the approval of accessory structures to be done at staff level. This would reduce redundancy in procedures, expedite the applicant's approval process and save city resources.

Ms. Brown said, Staff sees no adverse effects to the development design from these changes as the earlier stated sections of the code, Section 94-208- Architectural and site design, and Section 94-192 Construction of new buildings and structures (within the Main Street District) require appropriate exterior materials and architectural elements be incorporated in the design of accessory structures ensuring a cohesive design with the primary structure.

The proposed ordinance amendments were presented to the P&Z Commission for review and comments. The P&Z Commission supports the proposed changes to the ordinance. Staff recommends approval of the proposed amendments to Chapter 94 –Zoning, Section 94-5 Development plan review and approval and Section 94-194 Applications for building permits.

There were no public comments.

Mayor Johnson stated this was posted for 1st Reading.

Mayor Johnson called Consider #0-5-16 – Ordinance Amendment for Chapter 78 – Subdivisions – Public Hearing and 1st Reading.

Julie Brown, Senior Planner stated, with the U. S. Postal Service now requiring cluster mailboxes for all new subdivision developments, staff feels it is necessary to adopt a new ordinance that will address cluster mailbox design and installation requirements as well as address identification for emergency services.

Building and fire codes currently require that structures provide identification, but have no requirements for distance or lighting. The adoption of an ordinance to address these issues will ensure that emergency services can easily identify the address they are responding to.

Ms. Brown added, with the city seeing its first CBU (cluster box units) installed in the Logan Park subdivision, it is important that we set a standard to maintain cohesive design and installation requirements for CBU, along with their accessory structures and individual address markers throughout the city's new developments.

In researching CBU, staff spoke with local U.S. Postal personnel to determine what is required of the developer when establishing new delivery service to a CBU. These items have been included in the proposed ordinance as well as some additional safety and design standards.

She said, Staff requests adoption of the ordinance for cluster mailboxes and address identification as proposed.

There were no public comments.

Mayor Johnson stated this was posted for 1st Reading.

Mayor Johnson called Consider #0-6-16 – Traffic & Vehicles – Blocking Intersections – Public Hearing and 1st Reading.

Scott Pitts, Police Chief stated, the purpose for this proposal is to prevent or reduce the adverse impact of impeding vehicles from entering or exiting roadways, alleys, and driveways, by prohibiting the blocking of intersections of certain roadways, alleyways, and driveways, except when so ordered by a police officer or other authorized officer. He added, there is a state law that addresses obstructing an intersection however, it only covers certain roadways that intersect with state highways.

Chief Pitts said this ordinance will allow the City Council to designate certain intersections within the city that should be properly marked with the appropriate signage, "DO NOT BLOCK INTERSECTION", and would be applicable for enforcement by the city police department.

In an effort to help Fayetteville citizens and business owners in reducing the impediments of traveling through the city, staff recommends approval of Ordinance #0-6-16, Traffic and Vehicles: Blocking Intersections Sec. 82-79.

There was some discussion about the state law that addresses obstructing an intersection, especially when turning on a yellow light.

Mayor Johnson stated this was posted for 1st Reading.

New Business:

Mayor Johnson called Consider R-4-16 – Appoint Citizen Advisory Committee for SPLOST projects.

Ray Gibson, City Manager stated since we have two council members absent he would like to table this item until the called meeting scheduled for March 29th.

Oddo moved to table R-4-16 – Appoint Citizen Advisory Committee for SPLOST projects until the March 29th called meeting. Shirley seconded the motion. Motion carried unanimously.

Mayor Johnson called R-5-16 – Resolution of Support to Apply for SAFER Grant.

Alan Jones, Fire Chief/Assistant City Manager stated, Staff is requesting authorization to submit an application for the hiring of nine (9) firefighters through the SAFER grant program. These personnel are requested to help meet current and anticipated service demands as indicated by the City's current growth.

He explained, the SAFER grant application requires this statement of support from each applying agency. If a grant is offered, the jurisdiction awarded must maintain staffing levels existing at the date of award, as well as the SAFER positions approved, for a period of two years. There is no local match required for the salary and benefit costs for the SAFER employees during the two-year period. The jurisdiction is not required to maintain the SAFER positions after the end of the performance period.

Chief Jones asked for approval to proceed with the application according to the grant requirements.

Shirley moved to approve R-5-16 – Resolution of Support to Apply for SAFER Grant. Oddo seconded the motion. Motion carried unanimously.

Mayor Johnson called Consider Items for Surplus.

Anne Barksdale, City Clerk stated surplus items included are equipment from Public Works, a glass table top, and miscellaneous office items. Items will be auctioned through GovDeals online auction April 7th – April 21st.

Shirley moved to approve Items for Surplus. Oddo seconded the motion. Motion carried unanimously.

Mayor Johnson called Consider Statement of Support for Southern Conservation Trust (SCT).

Mayor Johnson read statement of support. (Statement attached in minutes)

Shirley moved to approve Statement of Support for Southern Conservation Trust. Oddo seconded the motion. Motion carried unanimously.

City Manager and Staff Reports:

Ray Gibson, City Manager stated there will be a Called Executive Session Meeting on Tuesday, March 29th at 6:00pm for Police Department Assessment.

He also noted, scheduled at this time is a Town Hall meeting on March 24th at 6:00pm for Downtown Master Plan discussion and a Town Hall meeting on March 31st at 6:00pm for Small Business discussion.

Brian Wismer, Director of Community Development added this Sunday, March 20th in conjunction with Fayetteville First United Methodist Church, will be the first Easter Palooza Easter Egg Hunt Event from 3:00 – 5:00pm on the Old Courthouse Lawn.

City Council and Committee Reports:

Councilman Oddo congratulated City Staff for all their hard work on the Budget Award and the outstanding CAFR report.

Mayor's Comments:

Mayor Johnson said he agreed with Councilmember Oddo that the City Staff deserves this recognition for all they do.

Public Comments:

Mr. Bob Lester discussed the town hall meetings for the Downtown Master Plan, asking what the protocol is for questions and answers. He feels there is not enough public input at the meetings for all participants to hear and discuss.

Mr. Ernest Delane complained about the incessant noise coming from the Concrete Supply company by Hood Ave. and asked what the City can do about it. He said it is ruining his and other neighbor's quality of life.

Ms. Laura Paneer discussed ideas for the Downtown Master Plan that came from her meeting on the 16th she organized with other young adults at Truett's Luau.

Executive Session:

Mayor Johnson said Council and staff need to adjourn into Executive Session to discuss Potential Litigation Issue.

Ray Gibson, City Manager asked that this item be tabled until all council members are present.

Oddo moved to table Executive Session until further notice. Shirley seconded the motion. Motion carried unanimously.

Shirley moved to adjourn the meeting. Williams seconded the motion. The motion carried unanimously.

Respectfully submitted,

Anne Barksdale, City Clerk

City of Fayetteville
Mayor and City Council Called Meeting
Minutes
March 29, 2016

Call to Order

The Mayor and City Council of Fayetteville met in regular session on March 29, 2016 at 6:00 p.m. in the Council Chambers at City Hall. Mayor Edward Johnson called the meeting to order, followed by Opening Prayer and led those attending in the Pledge of Allegiance to the Flag. Council members present were: Harlan Shirley, Kathaleen Brewer, Paul Oddo, Scott Stacy, and James Williams. Staff members present were City Manager Ray Gibson and City Clerk Anne Barksdale.

Motion to amend agenda to delete Executive Session Item #3 - PD Department Assessment: Mr. Frank Rotondo, Executive Director of GA Association Chiefs of Police and enter as Regular Agenda item #3 – Williams, Second – Brewer. Motion carried 3-2; For – Williams & Brewer; Against – Stacy, Oddo, Shirley.

Motion to table Executive Session to future meeting in order to get clarification from City Attorney on Executive Session question – Shirley, Second – Oddo. Motion died for lack of vote.

Motion to Approve Agenda with addition of Executive Session added back as Regular Agenda item #3 – Stacy, Second – Brewer. Motion carried 4-1; For – Stacy, Brewer, Oddo, Williams, Against – Shirley.

New Business:

Mayor Johnson called Consider Resolution R-4-16 – Council Appointments for SPLOST Citizen Advisory Committee.

Ray Gibson, City Manager stated, as discussed in our Council Work Session March 3rd, we would like to form a “*SPLOST Citizen Advisory Committee*” made up two Council Members, one City resident chosen by the Mayor and each Council member, and myself as the Committee Facilitator. Each appointment will be required to be supported by the majority of the City Council.

The following is a brief overview of the importance of the committee and their overall objectives:

The City of Fayetteville has many infrastructure challenges that need to be addressed with limited funds to do so. As a result, City staff have prepared a list of projects that could be considered if the County was to move forward with the SPLOST ballot in November of 2016. It is also important that other funding sources (millage increase, rate increases, grants etc.) are considered and discussed so that the City has a proactive plan moving forward. There has been an abbreviated list of projects presented to the Mayor and Council that shows infrastructure improvements totaling approximately \$30,000,000.00. The reality is that we have a project list currently that well exceeds this \$30,000,000.00 figure, but again everyone will have their own opinion as to what is important for the City of Fayetteville.

Due to limited funding and time constraints, any list of projects will need to be vetted and prioritized. To this end, the objective of the “*SPLOST Citizen Advisory Committee*” will be to assess each project on the current list and debate its importance for the community as a whole. There may also be new projects brought up by the committee that are not currently shown on the list of projects. The committees’ main objectives are as follows:

- Vetting and prioritizing the community project list dated January 19, 2016; and,
- Identifying funding sources to complete projects. (millage increase, grants, SPLOST, etc.); and,
- Presenting a consensus based prioritized project list to City Council for consideration and approval; and,
- Providing a project list for the SPLOST ballot initiative.

He added, the first meeting of the committee will take place on Monday, April 11th at 6:00 PM at City Hall. The Committee Members to be approved via Resolution R-4-16 are as follows:

SPLOST CITIZEN ADVISORY COMMITTEE

Ray Gibson, City Manager: Facilitator

Harlan Shirley, City Council Member: Council Appointment

Paul Oddo, City Council Member: Council Appointment

Rick Jones, City Resident: Appointed by Scott Stacy

Lauren Panter, City Resident: Appointed by Harlan Shirley

Sandi Schofield, City Resident: Appointed by Kathaleen Brewer

Mickey Edwards, City Resident: Appointed by Paul Oddo

Rich Hoffman, City Resident: Appointed by Jim Williams

Kelly Brown, City Resident: Appointed by Ed Johnson

Shirley moved to approve Resolution R-4-16 – Council Appointments for SPLOST Citizen Advisory Committee. Stacy seconded the motion. Motion carried unanimously.

Mayor Johnson called Consider Resolution R-6-16 – Approval of Market Analysis for Downtown Master Plan.

Ray Gibson, City Manager stated, in June of 2015 the City began the process of creating a Downtown Master Plan, and in doing so hired the services of Foley Design Group. The intent of the planning process was to define the roadway system and land uses make-up of the downtown and to define the necessary participation of the City of Fayetteville and Fayette County in redeveloping the downtown area. The process, which is ongoing, has combined previous development studies and development design and input by the City and its stakeholders to help define a plan for traffic and pedestrian circulation that would be best suited for the downtown.

He explained, in moving towards the completion of the master planning process it was important that a second study, regarding market analysis, be completed in order to gain an understanding of the market potential and opportunities for a number of land uses that represent candidates for development, including:

- Retail and dining
- Rental apartments
- Office to include medical office
- For-sale small lot single-family detached and condominiums

As a result, the City is recommending the services of Noell Consulting Group out of Atlanta to conduct the market analysis for a fee not to exceed \$24,500.00. As part of this project the staff of Noell will conduct an independent assessment of the greater Fayetteville-area market, placing the Downtown in the context of larger market trends and conditions, and to identify the most appropriate development program for Downtown; one that maximizes potential market appeal as well as value over time. In doing so, they will answer the four questions identified above, and provide a set of recommendations that address:

- Level and timing of the opportunity
- Supportable commercial SF/acres and number of residential units/acres;
- Achievable rents/prices by use and or residential unit type;
- Overall community amenities; and
- Target market audiences by product type;
- Mix of tenant types and/or residential units and unit sizes;
- Achievable levels of absorption and lease-up;
- Other marketing and design considerations impacting opportunities for success;

Mr. Gibson said, given the time constraints regarding the completion of the Downtown Master Plan, the Staff is utilizing the professional services clause of the purchasing procedures in order to get the

process moving forward. Noell Consulting Group was also chosen because of their work on the Pinewood Forrest project and the fact they have already collected some of the important data for the area.

Williams moved to approve Resolution R-6-16 – Approval of Market Analysis for Downtown Master Plan in the amount of \$24,500.00 Stacy seconded the motion. Motion carried unanimously.

Mayor Johnson called for review of Police Department Assessment, stating Council, Staff, and the public interested in attending would move to the large conference room where the presentation was set up.

Mr. Frank Rotondo, Executive Director of GA Association Chiefs of Police presented the report in detail, stating overall the Fayetteville Police Department scored extremely well. He gave a plan of action for PD to prioritize and complete the recommendations; many of which have already been corrected or changed.

Shirley moved to adjourn the meeting. Oddo seconded the motion. The motion carried unanimously.

Respectfully submitted,

Anne Barksdale, City Clerk



CITY OF FAYETTEVILLE

INTEROFFICE MEMORANDUM

TO: Mayor and Council

VIA: Ray Gibson, City Manager

CC: Mike Bush, Director of Finance & Admin
Carleetha Talmadge, Assistant Director of Finance

FROM: Anne Barksdale, City Clerk

DATE: April 1, 2016

SUBJECT: Alcohol Awareness Month

April is “Alcohol Awareness Month”. This campaign has been sponsored by the National Council on Alcohol and Drug Dependence (NCADD) since 1987. This year AVPride is bringing two campaigns, “Alcohol Awareness” and “Parents Who Host Lose the Most” to our attention. Underage drinking statistics that are specific to Fayette County and the City of Fayetteville will also be highlighted. Michael Mumper, working with AVPride and Fayette Factor, will be present to discuss education and action on underage drinking in Fayette County.

Proclamation

NCADD ALCOHOL AWARENESS MONTH 2016

Talk Early, Talk Often: Parents Can Make a Difference in Teen Alcohol Use

WHEREAS, alcohol is a primary factor in the four leading causes of death for young people ages 10-21; and

WHEREAS, alcohol is the most commonly used addictive substance in the United States; and

WHEREAS, young people who begin drinking before age 15 are four times more likely to develop alcohol dependence than those who begin drinking at age 21; and

WHEREAS, the typical American will see 100,000 beer commercials before he or she turns 18; and

WHEREAS, kids who drink are more likely to be victims of violent crime, to be involved in alcohol-related traffic crashes, and to have serious school-related problems; and

WHEREAS, a supportive family environment is associated with lowered rates of alcohol use for adolescents; and

WHEREAS, consistent and sustained parental attitudes can influence a child's decision about whether or not to use alcohol and drugs; and

WHEREAS, kids who have conversations with their parents and learn about the dangers of alcohol and drug use are 50% less likely to use alcohol and drugs than those who don't have such conversations.

NOW THEREFORE, We, the Mayor and Council of the City of Fayetteville join the National Council on Alcoholism and Drug Dependence, Inc. (NCADD) and do hereby proclaim the month of April 2016 as Alcohol Awareness Month in Fayetteville. As the Mayor of Fayetteville, I also call upon all citizens, parents, governmental agencies, public and private institutions, businesses, hospitals, schools and colleges in Fayetteville to support efforts that will provide early education about alcoholism and addiction and increase support for individuals and families coping with alcoholism. Through these efforts, together, we can provide Hope, Help and Healing for those in our community who are facing challenges with alcohol use and abuse.

SO PROCLAIMED, this 7th Day of April, 2016.

Edward J. Johnson, Jr., Mayor

Attest:

Anne Barksdale, City Clerk



CITY OF FAYETTEVILLE

INTEROFFICE MEMORANDUM

TO: Mayor and Council

VIA: Ray Gibson, City Manager

CC: Brian Wismer, Director of Community Development
Anne Barksdale, City Clerk

FROM: Julie Brown, Senior Planner

DATE: March 9, 2016

SUBJECT: Consider #0-03-16 to amend Chapter 6 (Advertising & Signs) Section 6-2-Definitions, Section 6-6- Regulated Signs and Section 6-7-Construction and Maintenance Requirements.

Staff receives requests for approval of window signs on a regular basis. Specifically, the applicant requests to install perforated vinyl window graphics on the outside of the window as recommended by the manufacturer. This request becomes difficult to implement because of the restrictive definition of a window sign found in Section 6-2- Definitions.

The current definition for *Window sign* means any type of sign located entirely within the interior of a building or structure, and placed near a window or door, the letters, numbers, pictorial or sculptured matter of which is visible from the exterior of the premises.

The wording of this definition requires that, for the applicant to have the standardized, perforated vinyl window graphic installed correctly, it must be treated as a wall sign and not a window sign. “Wall signs” fall under much greater scrutiny in the ordinance, and would effectively limit most businesses’ ability to place any signage on their window, unless they sacrifice having a typical wall-mounted storefront sign.

In order to allow applicants to install the window graphic as recommended by the manufacturer and provide clarity as to what constitutes a window sign and a wall sign, staff is recommending amendments to both definitions.

Non-residential window signs in the Main Street District permitted by Section 6-6 -Regulated Signs, subsection (b)(5)(c)(10) will also need to be amended to remove verbiage in order to provide consistency in the sign ordinance pertaining to window signs.

The perforated window vinyl is manufactured in different grades of opacity including 30%, 50% and 80%. The level of opacity determines how easily the window vinyl can be seen through.

Window signage (outside of the Main Street District) currently permitted by Sec. 6-6-Regulated Signs, subsection (b)(4)(c) is not calculated as part of the overall signage allowed per property, but must meet the sign material requirements of Chapter 6 Advertising and Signs. Staff recommends that the 50/50 perforated vinyl graphic be added to Section 6-7 (Construction and Maintenance Requirements) as the required opacity used for construction of any exterior window sign.

In an effort to help Fayetteville business owners use perforated vinyl window graphics as recommended by the manufacturer, staff recommends *Approval* of the ordinance amendments to Sections 6-2, 6-6, and 6-7 of the sign ordinance.

PUBLIC NOTICE

The Mayor and City Council of the City of Fayetteville will hold public hearings on Thursday March 17, 2016 and Thursday, April 07, 2016 at 7:00 p.m. at City Hall 240 South Glynn Street, Fayetteville, Georgia, 30214.

The purpose of these hearings is to consider text amendments to the City of Fayetteville Code of Ordinances. **Chapter 6 Advertising and Signs:** (Section 6-2) **Definitions,** (Section 6.6) **Regulated Signs** and (Section 6.7) **Construction and Maintenance Requirements-** pertaining to window signs. **Chapter 94 Zoning:** (Section 94-5) **Development plan review and approval** and (Section 94-194) **Applications for building permits-** pertaining to the project types that require approval from the planning and zoning commission. **Chapter 78 Subdivisions: Article IV. Design and Construction Guidelines-** pertaining to the creation of (Section 78-191) **Cluster Mailboxes and House Identification.**

The text of the original ordinances shall be available at City Hall for public inspection during regular business hours of 8:00 a.m. to 5:00 p.m., Monday through Friday.

Please advertise March 16, 2016 and March 23, 2016



Management Development Program

Julie Brown

MDP Project:

Proposed Ordinance Amendments

New Ordinance for Adoption

Proposed Text Amendments:

#0-03-16 / Chapter 6 -Advertising and Signs:

Section 6-2. -Definitions

Section 6-6. - Regulated Signs

Section 6-7. - Construction and Maintenance Requirements

0-04-16 / Chapter 94- Zoning:

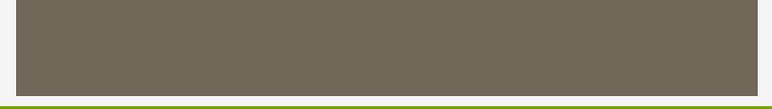
Section 94-5. -Development Plan Review and Approval

Section 94-194. - Applications for Building Permits

Proposed Ordinance for Adoption:

0-05-16 / Chapter 78- Subdivisions:

Creation of Section 78-191.- Cluster Mailboxes and Address Identification:



Perforated vinyl is the most popular material for storefront window advertising.

- Designed for exterior mounted window graphics
- Can be applied to any glass surface- easy to apply and remove
- Printable surface with see-through holes (available in 50/50, 70/30, 80/20 opacity)
- The larger the holes (50/50) the smaller the printable surface
- The larger holes (50/50) also provide the least restrictive view
- Graphic front with adhesive back (only printable on 1 side)



**Example of exterior 50/50 perforated vinyl graphic
View: from the street/sidewalk**

Example of exterior 50/50 perforated vinyl graphic
View: Standing at window looking inside

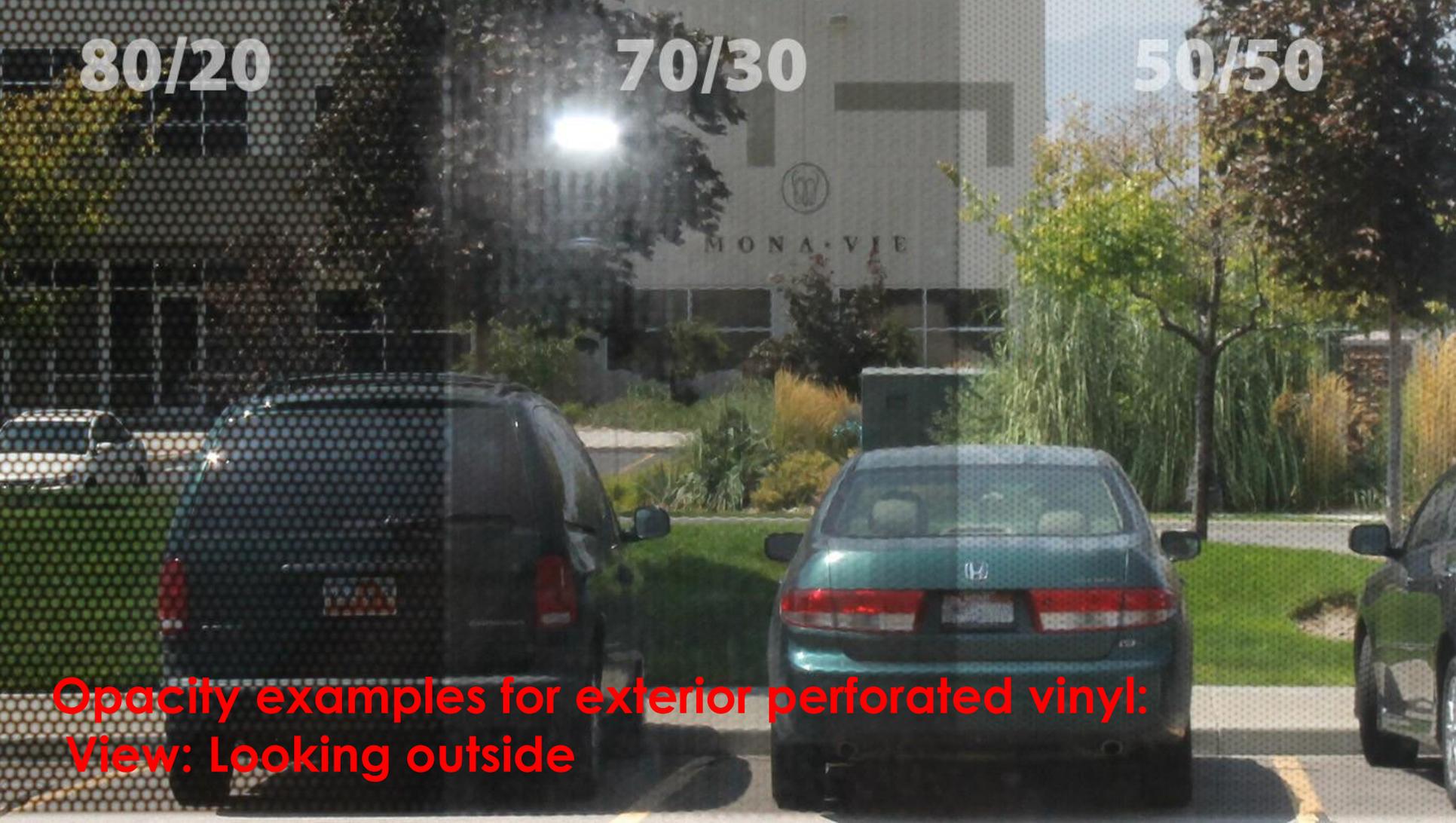


80/20

70/30

50/50

Opacity examples for exterior perforated vinyl:
View: Looking outside



**Example of Exterior Perforated Vinyl:
Printable front-adhesive back**



Current Definition: Sec. 6-2. - Definitions.

Window sign means any type of sign located entirely within the interior of a building or structure, and placed near a window or door, the letters, numbers, pictorial or sculptured matter of which is visible from the exterior of the premises.

Proposed Amendment:

Amend by deleting the stricken (~~stricken~~) language and adding the double underlined (double underlined) language as follows:

Window sign means any type of sign located ~~entirely within the interior of a building or structure, and placed near~~ on the interior or exterior of a window or door, the letters, numbers, pictorial or sculptured matter of which is visible from the exterior of the premises.

Current Definition: Sec. 6-2. - Definitions.

Wall sign means a sign applied to or mounted to the wall or surface of a building or structure, the display surface of which does not project more than 15 inches from the outside face of the wall of such building or structure, and does not extend above the highest horizontal line of the wall. The vertical surface of a canopy is not a wall for purposes of this chapter; however, see variances, [section 6-13](#)

Proposed Amendment:

Amend by and adding the double underlined (double underlined) language as follows:

Wall sign means a sign applied to or mounted to the wall or surface of a building or structure, not to include window signs, the display surface of which does not project more than 15 inches from the outside face of the wall of such building or structure, and does not extend above the highest horizontal line of the wall. The vertical surface of a canopy is not a wall for purposes of this chapter; however, see variances, [section 6-13](#)

Current Definition: Sec. 6-6. – Regulated Signs.

(Applies to window signs in the Main Street District)

Window signs. Interior window signs, bearing lettered, numbered, or pictorial matter, shall not exceed 25 percent of the total window area exposed to public view. Window signs shall not be included within the overall amount of signage allowed.

Proposed Amendment:

Amend by deleting the stricken (~~stricken~~) language and adding the double underlined (double underlined) language as follows:

Window signs. Interior window signs, bearing lettered, numbered, or pictorial matter, shall not exceed 25 percent of the total window area exposed to public view. Window signs shall not be included within the overall amount of signage allowed

Sec. 6-7. –Construction and Maintenance Requirements.

Proposed additional language for required opacity for all window signs.

Amend by adding the double underlined (double underlined) language as follows:

(s) All window signs placed on the exterior of any window or door must be constructed of 50/50 perforated vinyl graphic.

Sec. 94-5. - Development plan review and approval.

(a)

The exterior of any building or structure not located in a single-family zoning district, as defined in section 94-131, outside of the Main Street Architectural Overlay District, except for single family detached houses, shall not be erected, moved, added to, or structurally altered without development plan approval from the planning and zoning commission. The exterior of any building or structure, in any zoning district, inside the Main Street Architectural Overlay District, shall not be erected, moved, added to, or structurally altered without development plan approval from the planning and zoning commission. Any non-structural changes to the exterior of any building which is located within the Main Street Architectural Overlay District and which alter the appearance of the structure must be approved by the art and architectural advisory committee. Simple color changes may be approved by the director of planning and zoning

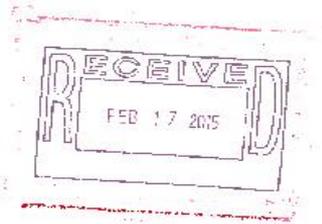
Sec. 94-194. - Applications for building permits.

The exterior of any building or structure, in any zoning district, inside the Main Street Architectural Overlay District, shall not be erected, moved, added to, or structurally altered without development plan approval from the planning and zoning commission. Any non-structural changes to the exterior of any building located within the Main Street Architectural Overlay District which alter the appearance must be approved by the art and architectural advisory committee. Simple color changes may be approved by the director of planning and zoning.



Rendering of Storage Building for 240 Jeff Davis Drive

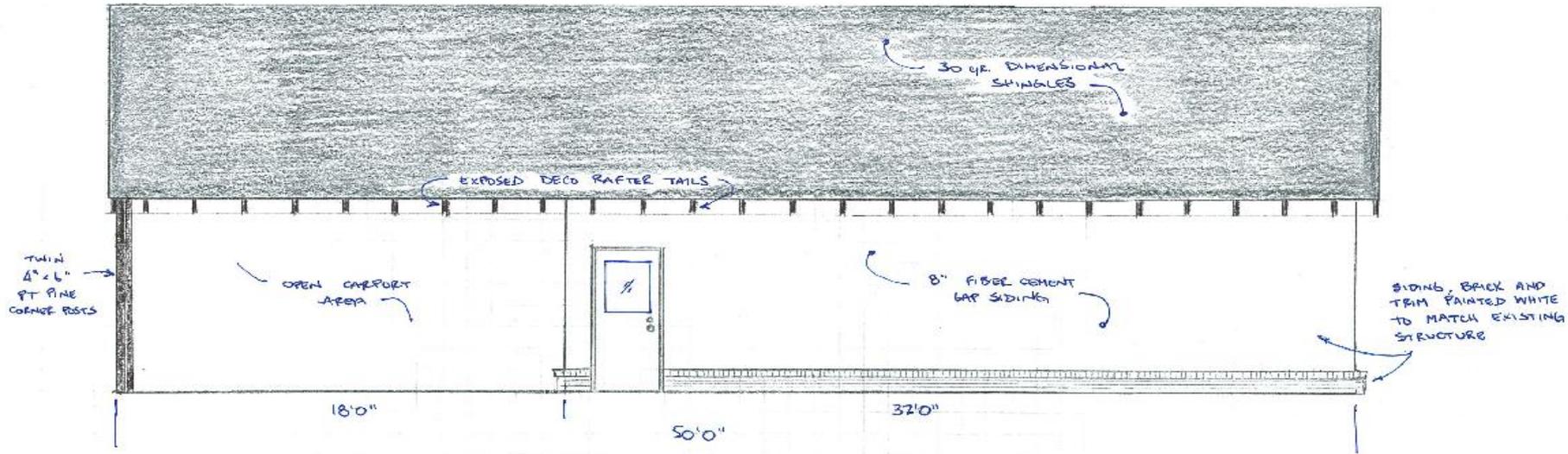
Building will be out of same material as the addition to 260 Jeff Davis Drive: Horizontal Cement Based Siding and Trim with Shingles that match 240 and 260 Jeff Davis Drive North. Color will also match these buildings which are a soft green with contrasting trim color.





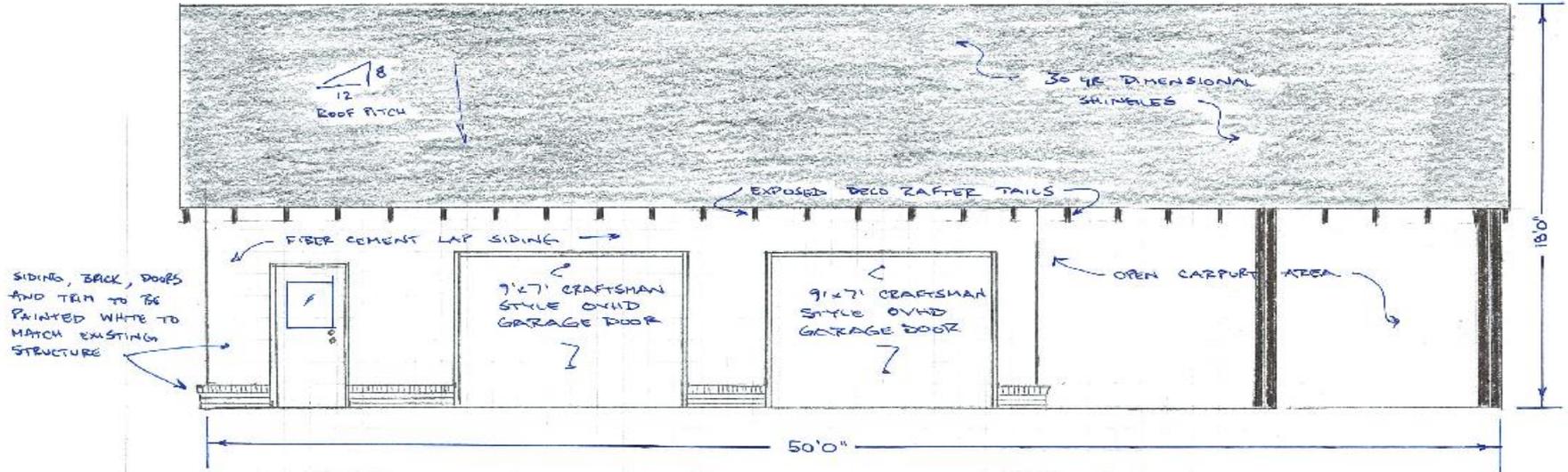
Current Elevations- 300 Glynn Street South

300 Glynn Street South – Proposed Garage Addition



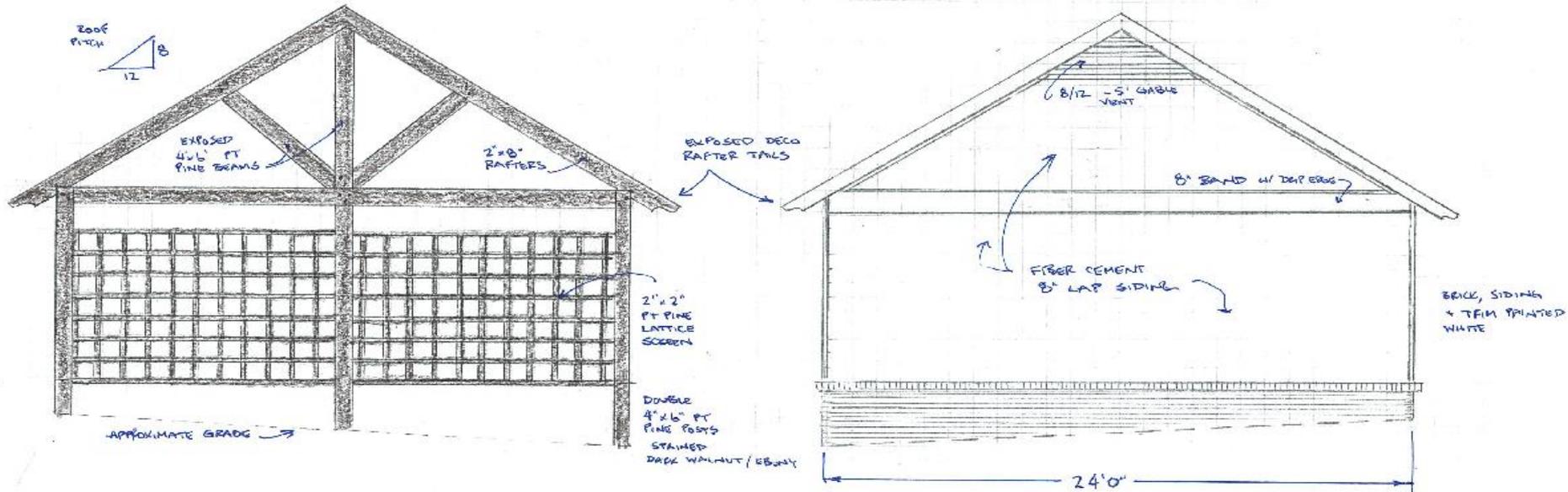
REAR ELEVATION
(WEST FACING)

300 Glynn Street South – Proposed Garage Addition



FRONT ELEVATION
(EAST FACING)

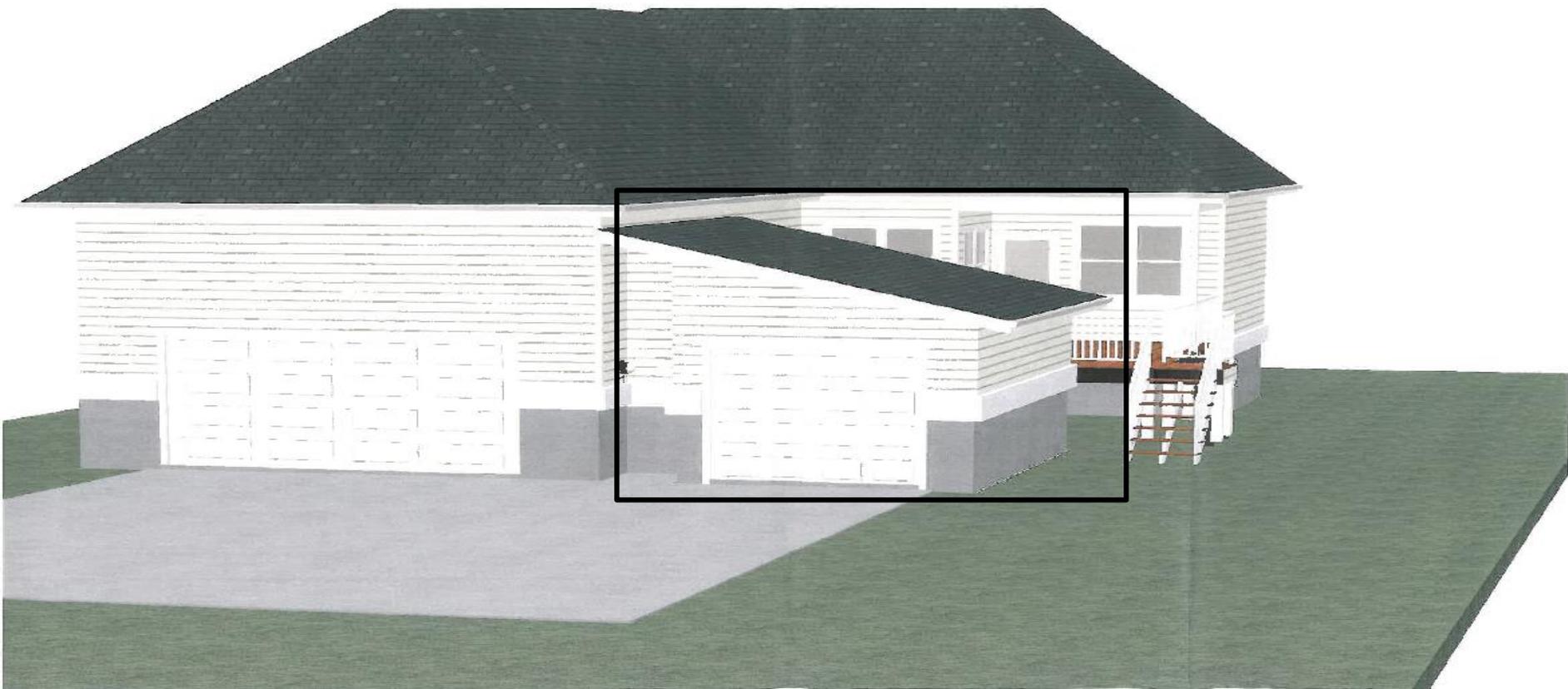
300 Glynn Street South – Proposed Carport & Garage



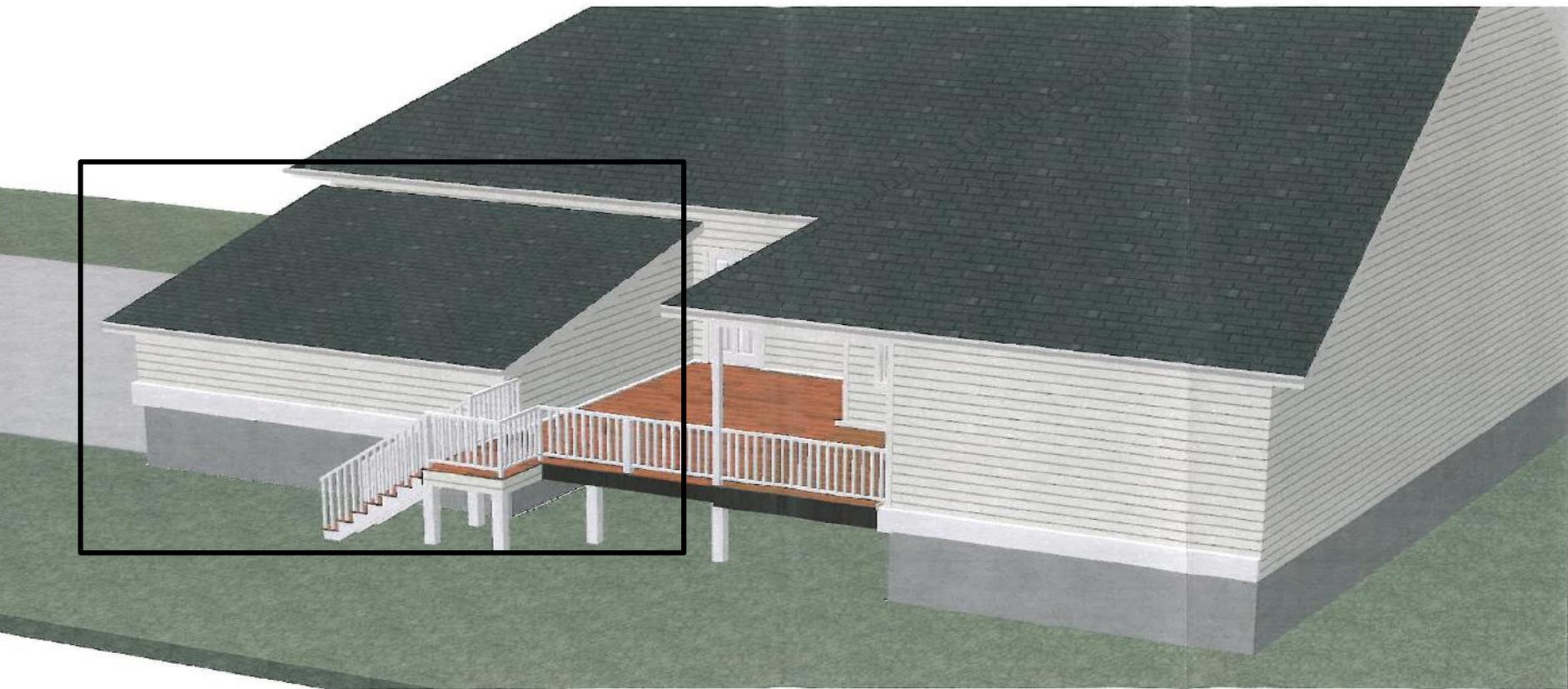
RIGHT ELEVATION
(NORTH FACING)

LEFT ELEVATION
(SOUTH FACING)

140 Campaign Trial – The Villages / 2nd garage addition



140 Campaign Trial- The Villages / 2nd garage addition



Sec. 94-5. - Development plan review and approval.

Amend by adding the double underlined (double underlined) language as follows:

The exterior of any habitable building or structure not located in a single-family zoning district, as defined in section 94-131, outside of the Main Street Architectural Overlay District, except for single family detached houses, shall not be erected, moved, added to, (not including garages) or structurally altered without development plan approval from the planning and zoning commission. The exterior of any habitable building or structure, in any zoning district, inside the Main Street Architectural Overlay District, shall not be erected, moved, added to, (not including garages) or structurally altered without development plan approval from the planning and zoning commission. Any non-structural changes to the exterior of any habitable building which is located within the Main Street Architectural Overlay District and which alter the appearance of the structure must be approved by the art and architectural advisory committee. Simple color changes may be approved by the director of planning and zoning

Sec. 94-194. - Applications for building permits.

Amend by adding the double underlined (double underlined) language as follows:

The exterior of any habitable building or structure, in any zoning district, inside the Main Street Architectural Overlay District, shall not be erected, moved, added to, (not including garages) or structurally altered without development plan approval from the planning and zoning commission. Any non-structural changes to the exterior of any habitable building located within the Main Street Architectural Overlay District which alter the appearance must be approved by the art and architectural advisory committee. Simple color changes may be approved by the director of planning and zoning.

Applications reviewable only by the building official (for interior work) shall not be subject to the remaining procedures of this division 3, except that applications denied by the building official, or his designee, for failure to comply with these architectural design standards shall be appealable to the mayor and city council pursuant to section 94-199. All applications shall include all information required for development plans, and required by this division 3 and required by the building official.



Examples of Cluster Box Units (CBU)





CBUs





1010











**Address Identification (installed by JR Homes)
Logan Park Subdivision**





theSeasonalHome.com



Examples for Address Identification



74095
DOWLING STREET



4640

A black metal house number sign with the number 12345. The sign is rectangular with a slightly curved top and is mounted on two black metal stakes. The numbers are white and have a classic, slightly stylized font. The background shows a green lawn and some foliage.

12345

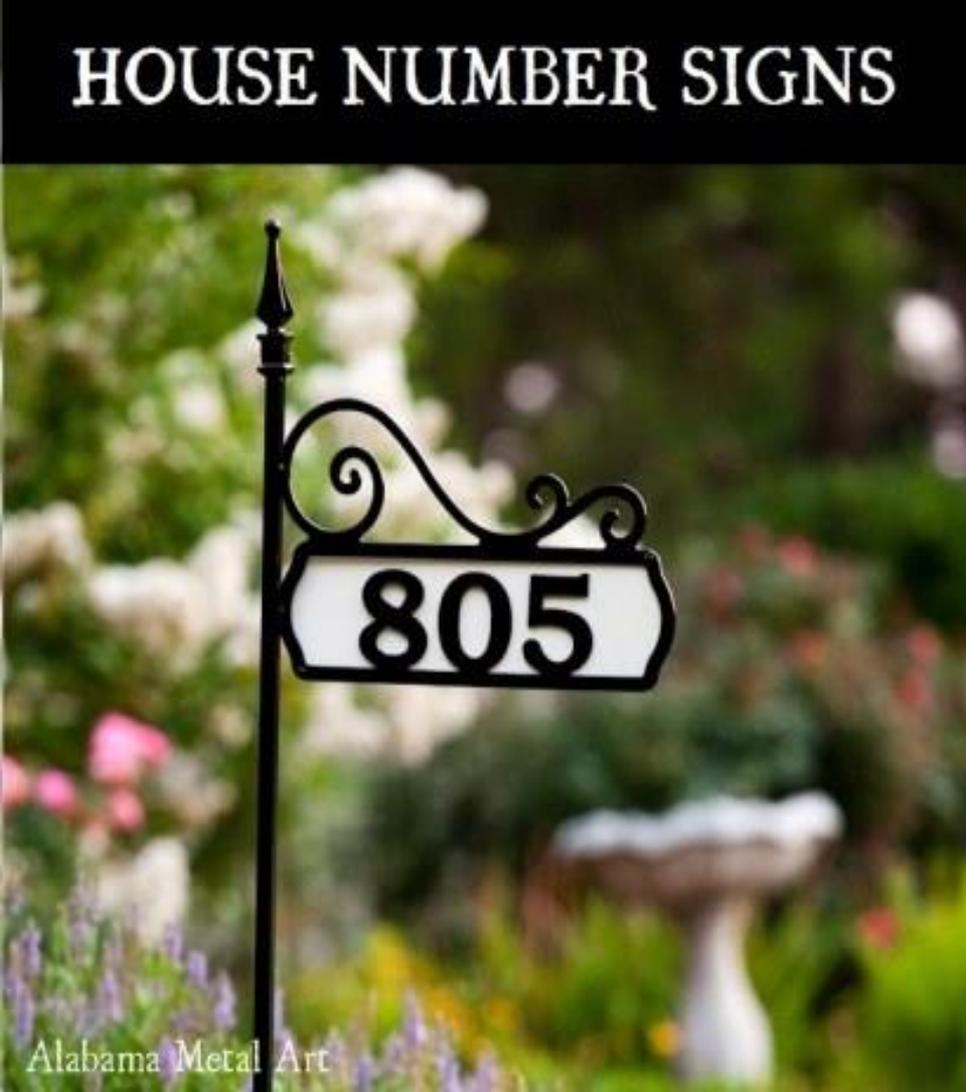
A black oval house number sign with the number 3938. The sign is mounted on a single black metal post that has a decorative finial on top. The numbers are white and have a classic, slightly stylized font. The background shows a green lawn and some foliage.

3938

HOUSE NUMBER SIGNS

A black metal signpost stands in a green lawn. The sign is a vertical black bar with rounded ends, featuring the house number 5279 in white, stacked vertically. In the background, a house with a red door and some landscaping is visible.

5
2
7
9

A black metal signpost with a decorative, scrolled top holds a white sign with a black border. The sign displays the house number 805 in black. The background is a lush garden with various flowers and a birdbath.

805

Alabama Metal Art





Thank you for your time and consideration of the proposed ordinance amendments presented in my MDP Project.

Julie Brown– Senior Planner

Proposed Ordinance: 0-03-16
Subject Matter: Amendment to Chapter 6 (Advertising & Signs) Section 6.2
–Definitions, Section 6.6- Regulated Signs, Section 6.7-Construction and
Maintenance Requirements
Date of Published Notice of Public Hearing: March 16, 2016 & March 23,
2016
Date First Presented at Council Public Meeting: March 17, 2016
Date of Public Hearing Before City Council: March 17, 2016
Date of Second Reading and Adoption: April 7, 2016

CITY OF FAYETTEVILLE
COUNTY OF FAYETTE
STATE OF GEORGIA

ORDINANCE NUMBER 0-03-16
CITY OF FAYETTEVILLE, GEORGIA

PREAMBLE AND FINDINGS

AN ORDINANCE OF THE CITY OF FAYETTEVILLE

WHEREAS, the City of Fayetteville (the “City”) has previously adopted by ordinance, the sign ordinance codified at Chapter 6 of the City’s Code of Ordinances; and

WHEREAS, the City wishes to update its sign ordinance Section 6-2.-Definitions, Section 6-6.-Regulated Signs and Section 6-7.-Construction and Maintenance Requirements to better meet the needs of Fayetteville business owners; to allow said business owners to install perforated vinyl window graphics as recommended by the manufacturer, which shall improve efficiency in City resources; and

WHEREAS, the City of Fayetteville does hereby ordain and adopt the following amendments to Chapter 6, Section 6-2. - Definitions, Section 6-6. - Regulated Signs and Section 6-7. Construction and Maintenance Requirements

WHEREFORE THE CITY OF FAYETTEVILLE HEREBY ADOPTS AND
ORDAINS THE FOLLOWING ORDINANCE:

ARTICLE ONE

The City of Fayetteville’s sign ordinance, as codified in part at Chapter 6, Section 6-2 (Definitions) of the City’s Code of Ordinances, is hereby amended by deleting the stricken (~~stricken~~) language and adding the double underlined (double underlined) language as follows:

Window sign means any type of sign located ~~entirely within the interior of a building or structure, and placed near~~ on the interior or exterior of a window or door, the letters, numbers, pictorial or sculptured matter of which is visible from the exterior of the premises. Window signs placed on the exterior of any window or door must be constructed of 50/50 perforated vinyl graphic.

Wall sign means a sign applied to or mounted to the wall or surface of a building or structure, not to include window signs, the display surface of which does not project more than 15 inches from the outside face of the wall of such building or structure, and does not extend above the highest horizontal line of the wall. The vertical surface of a canopy is not a wall for purposes of this chapter; however, see variances, section 6-13

ARTICLE TWO

The City of Fayetteville's sign ordinance, as codified in part at Chapter 6, Section 6-6 (Regulated Signs) of the City's Code of Ordinances, is hereby amended by deleting the stricken (~~stricken~~) language as follows:

Window signs. ~~Interior~~ window signs, bearing lettered, numbered, or pictorial matter, shall not exceed 25 percent of the total window area exposed to public view. Window signs shall not be included within the overall amount of signage allowed.

ARTICLE THREE

The City of Fayetteville's sign ordinance, as codified in part at Chapter 6, Section 6-7 (Construction and Maintenance Requirements) of the City's Code of Ordinances, is hereby amended by adding the double underlined (double underlined) language as follows:

(s) All window signs placed on the exterior of any window or door must be constructed of 50/50 perforated vinyl graphic.

ARTICLE FOUR

This ordinance shall become immediately effective upon its second reading and adoption by the City Council.

ARTICLE FIVE

The preamble of this ordinance shall be construed to be, and is hereby incorporated by reference as if fully set out herein.

ARTICLE SIX

All ordinances and parts of ordinances in conflict herewith are expressly repealed.

APPROVED BY THE MAYOR AND COUNCIL OF THE CITY OF FAYETTEVILLE at a regular meeting of the Mayor and Council on the 7th day of April, 2016, by the following voting for adoption:

ATTEST:

Edward J. Johnson, Jr. Mayor

Scott Stacy, Mayor Pro Tem

Anne Barksdale, City Clerk

Kathaleen Brewer, Council Member

Paul C. Oddo, Jr., Council Member

Harlan Shirley, Council Member

James B. Williams, Council Member



CITY OF FAYETTEVILLE

INTEROFFICE MEMORANDUM

TO: Mayor and Council

VIA: Ray Gibson, City Manager

CC: Brian Wismer, Director of Community Development
Anne Barksdale, City Clerk

FROM: Julie Brown, Senior Planner

DATE: March 9, 2016

SUBJECT: Consider amendments to Zoning Ordinance #0-04-16 (Sec. 94-5 & 94-194)

In an effort to expedite an applicants request for approval of accessory structures such as decks, pavilions, storage sheds, loading docks, and additional garages, staff recommends ordinance amendments to Chapter 94 –Zoning, Section 94-5- Development plan review and approval and Section 94-194 Applications for building permits.

The code currently requires that the exterior of any building or structure not located in a single-family zoning district, as defined in section 94-131, outside of the Main Street Architectural Overlay District, except for single family detached houses, shall not be erected, moved, added to, or structurally altered without development plan approval from the planning and zoning commission. The exterior of any building or structure, in any zoning district, inside the Main Street Architectural Overlay District, shall not be erected, moved, added to, or structurally altered without development plan approval from the planning and zoning commission. Any non-structural changes to the exterior of any building which is located within the Main Street Architectural Overlay District and which alter the appearance of the structure must be approved by the art and architectural advisory committee. Simple color changes may be approved by the director of planning and zoning.

Per Section 94-208- Architectural and site design, and Section 94-192 Construction of new buildings and structures (within the Main Street District) the code addresses appropriate and inappropriate exterior materials and architectural elements along with the design of accessory buildings, stating the design should reflect and coordinate with the general style of architectural inherent in the primary structure on the property.

Amending the verbiage from “~~any building or structure~~” to “any habitable building or structure” (not including garages) would allow the approval of accessory structures to be done at staff level. This would reduce redundancy in procedures, expedite the applicant’s approval process and save city resources.

Staff sees no adverse effects to the development design from these changes as the earlier stated sections of the code, Section 94-208- Architectural and site design, and Section 94-192 Construction of new buildings and structures (within the Main Street District) require appropriate exterior materials and architectural elements be incorporated in the design of accessory structures ensuring a cohesive design with the primary structure.

The proposed ordinance amendments were presented to the P&Z Commission for review and comments. The P&Z Commission supports the proposed changes to the ordinance.

Staff recommends APPROVAL of the proposed amendments to Chapter 94 –Zoning, Section 94-5 Development plan review and approval and Section 94-194 Applications for building permits.

PUBLIC NOTICE

The Mayor and City Council of the City of Fayetteville will hold public hearings on Thursday March 17, 2016 and Thursday, April 07, 2016 at 7:00 p.m. at City Hall 240 South Glynn Street, Fayetteville, Georgia, 30214.

The purpose of these hearings is to consider text amendments to the City of Fayetteville Code of Ordinances. **Chapter 6 Advertising and Signs:** (Section 6-2) **Definitions,** (Section 6.6) **Regulated Signs** and (Section 6.7) **Construction and Maintenance Requirements-** pertaining to window signs. **Chapter 94 Zoning:** (Section 94-5) **Development plan review and approval** and (Section 94-194) **Applications for building permits-** pertaining to the project types that require approval from the planning and zoning commission. **Chapter 78 Subdivisions: Article IV. Design and Construction Guidelines-** pertaining to the creation of (Section 78-191) **Cluster Mailboxes and House Identification.**

The text of the original ordinances shall be available at City Hall for public inspection during regular business hours of 8:00 a.m. to 5:00 p.m., Monday through Friday.

Please advertise March 16, 2016 and March 23, 2016

Proposed Ordinance: 0-04-16
Subject Matter: Amendment to Chapter 94 (Zoning) Section 94-5 –
Development Plan Review and Approval, Section 94-194 – Applications of
Building Permits
Date of Published Notice of Public Hearing: March 16, 2016 & March 23,
2016
Date First Presented at Council Public Meeting: March 17, 2016
Date of Public Hearing Before City Council: March 17, 2016
Date of Second Reading and Adoption: April 7, 2016

CITY OF FAYETTEVILLE
COUNTY OF FAYETTE
STATE OF GEORGIA

ORDINANCE NUMBER 0-04-16
CITY OF FAYETTEVILLE, GEORGIA

PREAMBLE AND FINDINGS

AN ORDINANCE OF THE CITY OF FAYETTEVILLE

WHEREAS, the City of Fayetteville (the “City”) has adopted a comprehensive zoning ordinance codified at Chapter 94 of the City’s Code of Ordinances; and

WHEREAS, the City wishes to amend portions of the zoning ordinance in order to better meet the needs of the community; to ensure cohesive development, and to reduce redundant procedures; and

WHEREAS, the City of Fayetteville does hereby ordain and adopt the following amendments to Chapter 94, Section 94-5-2. – Development Plan Review and Approval, and Section 94-194. - Applications for Building Permits.

WHEREFORE THE CITY OF FAYETTEVILLE HEREBY ADOPTS AND
ORDAINS THE FOLLOWING ORDINANCE:

ARTICLE ONE

The City of Fayetteville’s zoning ordinance, as codified in part at Chapter 94 Section 94-5 (Development Plan review and Approval) of the City’s Code of Ordinances, is hereby amended by adding the double underlined (double underlined) language as follows:

The exterior of any habitable building or structure not located in a single-family zoning district, as defined in section 94-131, outside of the Main Street Architectural Overlay District, except for single family detached houses, (not including garages) shall not be erected, moved, added to, or structurally altered without development plan approval from the planning and zoning commission. The exterior of any habitable building or structure, in any zoning district, inside the Main Street Architectural Overlay District, (not including garages) shall not be erected, moved, added to, or structurally altered without development plan approval from the planning and zoning commission. Any non-structural changes to the exterior of any habitable building which is located within the Main Street Architectural Overlay District and which alter the appearance of the structure must be approved by the art and architectural advisory committee. Simple color changes may be approved by the director of planning and zoning.

ARTICLE TWO

The City of Fayetteville's zoning ordinance, as codified in part at Chapter 94, Section 94-194 (Applications for Building Permits) of the City's Code of Ordinances, is hereby amended by adding the double underlined (double underlined) language as follows:

The exterior of any habitable building or structure, in any zoning district, inside the Main Street Architectural Overlay District, (not including garages) shall not be erected, moved, added to, or structurally altered without development plan approval from the planning and zoning commission. Any non-structural changes to the exterior of any habitable building located within the Main Street Architectural Overlay District which alter the appearance must be approved by the art and architectural advisory committee. Simple color changes may be approved by the director of planning and zoning.

Applications reviewable only by the building official (for interior work) shall not be subject to the remaining procedures of this division 3, except that applications denied by the building official, or his designee, for failure to comply with these architectural design standards shall be appealable to the mayor and city council pursuant to section 94-199. All applications shall include all information required for development plans, and required by this division 3 and required by the building official.

ARTICLE THREE

This ordinance shall become immediately effective upon its second reading and adoption by the City Council.

ARTICLE FOUR

The preamble of this ordinance shall be construed to be, and is hereby incorporated by reference as if fully set out herein.

ARTICLE FIVE

All ordinances and parts of ordinances in conflict herewith are expressly repealed.

APPROVED BY THE MAYOR AND COUNCIL OF THE CITY OF FAYETTEVILLE at a regular meeting of the Mayor and Council on the 7th day of April, 2016, by the following voting for adoption:

ATTEST:

Edward J. Johnson, Jr. Mayor

Scott Stacy, Mayor Pro Tem

Anne Barksdale, City Clerk

Kathaleen Brewer, Council Member

Paul C. Oddo, Jr., Council Member

Harlan Shirley, Council Member

James B. Williams, Council Member



CITY OF FAYETTEVILLE

INTEROFFICE MEMORANDUM

TO: Mayor and Council

VIA: Ray Gibson, City Manager

CC: Brian Wismer, Director of Community Development
Anne Barksdale, City Clerk

FROM: Julie Brown, Senior Planner

DATE: March 9, 2016

SUBJECT: Consider adoption of Ordinance #0-05-16 Chapter 78, Article IV. Section 78-191 Cluster Mailboxes and Address Identification

With the U. S. Postal Service now requiring cluster mailboxes for all new subdivision developments, staff feels it is necessary to adopt a new ordinance that will address cluster mailbox design and installation requirements as well as address identification for emergency services.

Building and fire codes currently require that structures provide identification, but have no requirements for distance or lighting. The adoption of an ordinance to address these issues will ensure that emergency services can easily identify the address they are responding to.

With the city seeing its first CBU (cluster box units) installed in the Logan Park subdivision, it is important that we set a standard to maintain cohesive design and installation requirements for CBU, along with their accessory structures and individual address markers throughout the city's new developments.

In researching CBU, staff spoke with local U.S. Postal personnel to determine what is required of the developer when establishing new delivery service to a CBU. These items have been included in the proposed ordinance as well as some additional safety and design standards.

Staff requests your **ADOPTION** of the ordinance for cluster mailboxes and address identification as proposed.

PUBLIC NOTICE

The Mayor and City Council of the City of Fayetteville will hold public hearings on Thursday March 17, 2016 and Thursday, April 07, 2016 at 7:00 p.m. at City Hall 240 South Glynn Street, Fayetteville, Georgia, 30214.

The purpose of these hearings is to consider text amendments to the City of Fayetteville Code of Ordinances. **Chapter 6 Advertising and Signs:** (Section 6-2) **Definitions,** (Section 6.6) **Regulated Signs** and (Section 6.7) **Construction and Maintenance Requirements-** pertaining to window signs. **Chapter 94 Zoning:** (Section 94-5) **Development plan review and approval** and (Section 94-194) **Applications for building permits-** pertaining to the project types that require approval from the planning and zoning commission. **Chapter 78 Subdivisions: Article IV. Design and Construction Guidelines-** pertaining to the creation of (Section 78-191) **Cluster Mailboxes and House Identification.**

The text of the original ordinances shall be available at City Hall for public inspection during regular business hours of 8:00 a.m. to 5:00 p.m., Monday through Friday.

Please advertise March 16, 2016 and March 23, 2016

Proposed Ordinance: 0-05-16
Subject Matter: Enactment of Section 78-191 of Code (Cluster Mailboxes and Address Identification)
Date of Published Notice of Public Hearing: March 16, & March 23, 2016
Date First Presented at Council Public Meeting: March 17, 2016
Date of Public Hearing Before City Council: March 17, 2016
Date of Second Reading and Adoption: April 7, 2016

CITY OF FAYETTEVILLE
COUNTY OF FAYETTE
STATE OF GEORGIA

ORDINANCE NUMBER 0-05-16
CITY OF FAYETTEVILLE, GEORGIA

PREAMBLE AND FINDINGS

AN ORDINANCE OF THE CITY OF FAYETTEVILLE

WHEREAS, the City of Fayetteville (the “City”) has determined that to serve the needs of the community certain regulations are needed to specifically address “Cluster Mailboxes and Address Identification” in the City’s Code; and

WHEREAS, the City seeks to encourage quality residential design and development throughout the City; and

WHEREAS, the City recognizes that the USPS requirements for cluster mailboxes in new residential developments, implemented in 2012, has led to the elimination of standard mailboxes in neighborhood developments, creating a public safety issue with respect to emergency services being able to easily identify a residential address; and

WHEREAS, the City desires to develop minimum architectural standards that will require cohesive cluster mailbox and address identification design; and

WHEREAS, these regulations are necessary to further the public safety and welfare of the community; and

WHEREAS, the City of Fayetteville does hereby enact the following Section 78-191, “Cluster Mailboxes and Address Identification” to the City’s Code.

WHEREFORE THE CITY OF FAYETTEVILLE HEREBY ADOPTS
AND ORDAINS THE FOLLOWING ORDINANCE:

ARTICLE ONE

There is hereby ordained and enacted the following language and the same shall be codified at Section 78-191 of the City's Code of Ordinances, to wit:

Sec. 78-191. – Cluster Mailboxes and Address Identification.

Section 94-191 shall hereafter be known and cited as the “cluster mailbox and address identification ordinance”.

The following guidelines apply to all residential development:

Cluster mailboxes. In situations where the USPS determines that individual mail delivery will not be available to a new development, the following requirements shall apply:

1. Installation of the mailbox unit(s), as well as required shelters, lighting, parking, trash receptacles, and other related amenities shall be the responsibility of the developer.
2. Maintenance of the mailbox unit(s), as well as required shelters, lighting, parking, trash receptacles, and other related amenities shall be the responsibility of the homeowners. The establishment of a homeowners' association is strongly encouraged in developments where individual mail delivery will be unavailable.
3. Cluster mailbox units shall be prohibited within the public right-of-way.
4. Cluster mailbox units, and any associated structures, shall not adversely impact sight distance to any driveway or road intersection, as determined by the City of Fayetteville engineering department. Whenever feasible, the mailbox unit should be located within an amenity center, if one is proposed for the development.
5. Cluster mailbox unit(s) shall be located in area(s) that will best allow for vehicle stacking or parking without creating pedestrian safety or vehicle safety issues, and shall be approved by the City of Fayetteville engineering department. The planning and zoning department may determine a minimum number of parking spaces be required based on the size of the development.
6. A paved area with adequate ingress/egress, designed to meet the requirements of the City of Fayetteville engineering department, shall be provided to allow vehicles to pull off the roadway safely while retrieving mail.
7. All access to cluster mailbox unit(s) shall comply with current Americans with Disabilities Act and the Georgia Accessibility Code. Any sidewalks required by

other provisions of this Ordinance shall be incorporated into the mailbox area(s).

8. The mailbox unit(s) must be installed according to the manufacturer's standards and be a USPS approved design.
9. It shall be the responsibility of the developer to submit and receive approval for mailbox unit(s) design from the USPS.
10. The mailbox unit(s) and required shelter shall be exempt from the normal setback requirements; however, shelters or other structures must be submitted at the time of application for preliminary plat for review and approval by the P&Z Commission. Architectural design of required shelter and any associated structures shall be compatible with primary structures.
11. Any required cluster mailbox unit(s) and related improvements shall be installed and approved prior to the recording of the final plat.

Address identification.

- a. Required address identification for non-single family residential uses.
 1. New and existing buildings shall have approved address numbers, building numbers or approved building identification placed in a position that is plainly legible and visible at all times from the street or road fronting the property.
 2. These address numbers shall be a minimum of four inches (101.6 mm) high with a minimum stroke of 0.5 inch (12.7 mm) and shall contrast in color with the background on which they are affixed.
 3. New and existing properties utilizing a mailbox or signage for address identification shall post numbers meeting the requirements of paragraphs 1 and 2 above, which can be viewed from either direction of vehicular travel.
 4. Buildings or lots with multiple buildings utilizing one street address and containing multiple commercial occupancies with separate entry doors shall post suite numbers or letters above the main entry door to each occupancy or building meeting the requirements of paragraphs 1 and 2 above.
 5. For multiple properties that share a common single private drive, each owner shall display address numbers at the vehicular access point to the private drive and at the vehicular access point to each individual building meeting the requirements of paragraphs 1 and 2 above.

6. All new office, institutional, commercial and industrial lots shall be numbered with the approved street address number and suite numbers or letters, if applicable, at the time the certificate of occupancy or the certificate of completion is issued.
- b. Required address identification for all single family residential uses.
1. New and existing residential properties shall have approved address numbers placed in a position that is plainly legible and visible at all times from the street or road fronting the property.
 2. These address numbers shall be a minimum of four inches (101.6 mm) high with a minimum stroke width of 0.5 inch (12.7 mm) shall contrast in color with the background on which they are affixed and be made of cast aluminum.
 3. New and existing residential properties utilizing a mailbox or signage for address identification shall post numbers meeting the requirements of paragraphs 1 and 2 above, which can be viewed from either direction of vehicular travel.
 4. Neighborhoods, subdivisions, or residential properties utilizing a cluster mailbox or utilizing a post office box and not having individual mailboxes to use as address identification shall post individual address identification signage meeting the requirements of paragraphs 1 and 2 above.
 - A. Address signage shall be no more than ten (10) feet from the driveway and no more than twenty five (25) feet from the road.
 - B. For multiple residential properties that share a common single private drive, each owner shall display address numbers at the vehicular access point to the private drive and at the vehicular access point to each individual structure meeting the requirements of paragraphs 1 and 2 above.
 5. All new residential lots shall be numbered with the approved street address number and suite numbers or letters, if applicable, at the time the certificate of occupancy or the certificate of completion is issued.
 6. It shall be the responsibility of the property owners to post and maintain the address identification at all times.

ARTICLE TWO

This ordinance shall become immediately effective upon its second reading and adoption by the City Council.

ARTICLE THREE

The preamble of this ordinance shall be construed to be, and is hereby incorporated by reference as if fully set out herein.

ARTICLE FOUR

All ordinances and parts of ordinances in conflict herewith are expressly repealed.

APPROVED BY THE MAYOR AND COUNCIL OF THE CITY OF FAYETTEVILLE at a regular meeting of the Mayor and Council on the 7th day of April, 2016, by the following voting for adoption:

ATTEST:

Edward J. Johnson, Jr. Mayor

Scott Stacy, Mayor Pro Tem

Anne Barksdale, City Clerk

Kathaleen Brewer, Council Member

Paul C. Oddo, Jr., Council Member

Harlan Shirley, Council Member

James B. Williams, Council Member



CITY OF FAYETTEVILLE

INTEROFFICE MEMORANDUM

TO: Mayor and City Council

VIA: Ray Gibson, City Manager

FROM: Scott Pitts, Police Chief

DATE: March 17, 2016

SUBJECT: #0-6-16 – Proposed Blocking Intersection Ordinance

Please find attached to this memorandum a copy of the proposed ordinance for Blocking Intersections, Section 82-79. The purpose for this proposal is to prevent or reduce the adverse impact of impeding vehicles from entering or exiting roadways, alleys, and driveways, by prohibiting the blocking of intersections of certain roadways, alleyways, and driveways, except when so ordered by a police officer or other authorized officer. There is a state law that addresses obstructing an intersection however, it only covers certain roadways that intersect with state highways.

If approved, this ordinance will allow the City Council to designate certain intersections within the city that should be properly marked with the appropriate signage, “DO NOT BLOCK INTERSECTION”, and would be applicable for enforcement by the city police department.

In an effort to help Fayetteville citizens and business owners in reducing the impediments of traveling through the city, staff recommends approval of Ordinance #0-6-16, Traffic and Vehicles: Blocking Intersections Sec. 82-79.

Proposed Ordinance: #0-6-16
Subject Matter: Traffic and Vehicles – Blocking Intersections
Date First Presented at Council Public Meeting: 3-17-16
Date of Public Hearing Before City Council: 3-17-16
Date of Second Reading and Adoption: 4-7-16

CITY OF FAYETTEVILLE
COUNTY OF FAYETTE
STATE OF GEORGIA

ORDINANCE NUMBER 0-6-16
CITY OF FAYETTEVILLE, GEORGIA

PREAMBLE AND FINDINGS

AN ORDINANCE OF THE CITY OF FAYETTEVILLE

WHEREAS, the City of Fayetteville (the “City”) has determined that to serve the needs of the community certain revisions to the City Code of Ordinances are needed; and

WHEREAS, Section 1.04(k) of the City Charter grants the City Council the power to define, regulate and prohibit any act, practice, conduct or use of property which is detrimental, or likely to be detrimental, to the health, morals, safety, security, peace, convenience or general welfare of inhabitants of the City; and

WHEREAS, based on the recommendations of City staff, the Mayor and City Council find that the act of blocking an intersection creates an impediment to the natural flow of vehicular traffic and presents confusion and safety issues for the drivers of vehicles making turns to enter or exit certain roadways, alleys and driveways.

WHEREAS, the Mayor and City Council therefore find that it is in the best interest of the health, safety, of the motorist in the community to prevent or reduce the adverse impact of impeding vehicles from entering or exiting roadways, alleys, and driveways, prohibit the blocking of intersections of certain roadways, alleyways, and driveways, where such intersections are properly marked and signage has been erected.

WHEREAS, the City does hereby ordain the following amendments to its Traffic and Vehicles Ordinance.

WHEREFORE THE CITY OF FAYETTEVILLE HEREBY ADOPTS AND ORDAINS THE FOLLOWING ORDINANCE:

ARTICLE ONE

The City of Fayetteville Ordinance as codified at Chapter 82, Article 3 of the City's Code of Ordinances is hereby amended by adding a New Section 82-79:

Sec. 82-79. - Blocking driveway intersection.

(a) Definition. *The following definition shall apply in the interpretation and enforcement of this Section, unless otherwise specifically stated:*

Intersection – is the area embraced within the prolongation or connection of the lateral curb lines, or, if none, then the lateral boundary lines of the roadways, alleyways, or driveways which join one another or the area within which vehicles traveling upon different roadways, alleyways, or driveways, joining at any angle may come into conflict.

(b) Procedure to Designate. *The city council may by ordinance or resolution designate intersections in the city for the erection and enforcement of “DO NOT BLOCK INTERSECTION” signs, or other similarly worded signs sufficient to meet the purposes of this section.*

The City council may require the property owner requesting a Do Not Block Intersection designation to provide a traffic study of the specific intersection to determine the circumstances for the request and the volume of weekday traffic affected by an adjacent traffic queued intersection.

When an intersection is designated, the city shall cause signs to be erected at each of the points in the intersection where vehicular traffic enters into the intersection. These signs shall carry the wording “DO NOT BLOCK INTERSECTION” or some other similar wording. No person shall be in violation of this section unless the intersection is so designated and marked.

(c) Violation. *It is unlawful for any vehicle to stop, stand or park at any time within any intersection which has been designated and marked with a “DO NOT BLOCK INTERSECTION” sign or similarly worded sign, except in compliance with the orders of a police officer or other authorized officer. No driver of a vehicle shall enter such a marked intersection if traffic conditions will not permit his or her vehicle to pass through the intersection completely, so as not to block vehicular traffic entering into the intersection from any other direction.*

(d) Penalty for Violator. *Upon conviction of a violation as described above at (c), the violator may be fined up to One Hundred Dollars (\$100.00) per violation.*

ARTICLE TWO

This Ordinance shall become immediately effective upon its second reading and adoption by the City Council.

ARTICLE THREE

The Preamble of this Ordinance shall be construed to be, and is hereby incorporated by reference as if fully set out herein.

ARTICLE FOUR

The sections, paragraphs, sentences, clauses, and phrases of this Ordinance are severable, and if any phrase, sentence, paragraph, or section of this Ordinance shall be declared illegal by the valid judgment or decree of any court of competent jurisdiction, such an illegality shall not affect any of the remaining phrases, clauses, sentences, paragraphs, and sections of this Ordinance.

ARTICLE FIVE

All ordinances and parts of ordinances in conflict herewith are hereby expressly repealed.

APPROVED BY THE MAYOR AND COUNCIL OF THE CITY OF FAYETTEVILLE at a regular meeting of the Mayor and Council on the 7th day of April, 2016 by the following voting for adoption:

ATTEST:

Edward J. Johnson, Jr. Mayor

Scott Stacy, Mayor Pro Tem

Anne Barksdale, City Clerk

Kathleen Brewer, Council Member

Paul C. Oddo, Jr., Council Member

Harlan Shirley, Council Member

James B. Williams, Council Member



CITY OF FAYETTEVILLE

INTEROFFICE MEMORANDUM

TO: Mayor and Council

VIA: Ray Gibson, City Manager

CC: Alan Jones, Assistant City Manager/Fire Chief
Chris Hindman, Director of Public Services

FROM: Anne Barksdale, City Clerk

DATE: 4/6/16

SUBJECT: Executive Session

Staff is requesting to meet in Executive Session to discuss potential litigation.