

BUFORD CITY COMMISSION MEETING

November 4, 2024
Buford City Hall
7:00 p.m.

1. Pledge to the Flag.
2. Approve the agenda as presented.
3. Approve the minutes from the October 7, 2024 regular meeting.
4. Recognize Darryl McEachin for his twenty (20) years of service.

PUBLIC HEARINGS

5. **Special Use Permit:**

I. #SUP-24-19:

TAG Auto Solutions, LLC
5217 Bellewood Court
Parcel: 08-170-002055

Requesting to allow towing of vehicles to this location for diagnostic and calibration work.

P & Z Recommendation:

#SUP-24-19: TAG Auto Solutions, LLC requested a special use permit for the property located at 5217 Bellewood Court. The special use permit requested is to allow towing vehicles to this location for diagnostic and calibration work. A representative spoke explaining the request to the Board. He stated they will tow vehicles to this location to calibrate the safety systems on vehicles after collision repairs. He stated the calibration would be the same day turn around and they usually average about six (6) vehicles per day. There were no objections from the audience. Motion by Harley Bennett and seconded by Jason Mosley to recommend approval of the special use permit as requested with the following conditions:

1. Automotive work shall take place within the building. Outdoor work on equipment shall be prohibited.
2. Outdoor storage of parts, junk vehicles, or automotive repair-related equipment shall be prohibited.
3. This special use permit is approved for TAG Auto Solutions, LLC only and shall expire should the applicant vacate the property.
4. Parking of vehicles are to be in designated striped parking areas only.

Ayes – 5

Nays – 0

II. #SUP-24-20:

Blue Diamond Pumps, Inc.
5047 BU Bowman Drive
Parcel: 08-157A-000010

Requesting to allow temporary storage containers on the northwest side of the property.

P & Z Recommendation:

#SUP-24-20: Blue Diamond Pumps, Inc. requested a special use permit for the property located at 5047 B.U. Bowman Drive. The special use permit requested is to allow temporary storage containers on the northwest side of the property. A representative spoke explaining the request to the Board. He stated they are a pump manufacturing company and needed extra space to store new pumps until they are delivered to installers. They are asking for eight (8) containers to be placed outside the main building in the rear for storage on a temporary basis for approximately eight (8) months. There were no objections from the audience. Motion by Wayne Johnson and seconded by Amy Reed to recommend approval of the special use permit as requested with the following conditions:

1. Outdoor storage shall be inside the temporary containers and not accumulated outside in the areas.
2. The containers are removing seven required parking spaces as shown on the plans. Parking shall not spill into areas that are not striped and designated as parking spaces. On-street parking is prohibited.
3. The temporary containers shall be removed from the site eight (8) months from the date of approval of the special use permit.

Ayes – 5

Nays – 0

III. #SUP-24-22:

Steve White
4965 Lanier Islands Parkway, Suite 101
Parcel: 08-157A-000022

Requesting to allow a fast-food drive-thru window.

P & Z Recommendation:

#SUP-24-22: Steve White requested a special use permit for the property located at 4965 Lanier Islands Parkway, Suite 101. The special use permit requested is to allow a fast-food drive-thru service. The applicant was present and explained the request to the Board. He stated this would be Jimmy John's fast-food restaurant. The Board asked about the flow of traffic for the drive-thru lane. He stated they would stack along the back of the building. Their service is fast and there would not be a long stack of cars. He also stated they relocated some angled parking spaces for parallel parking in the rear for better traffic flow. The City stated he would need to submit parking calculations to comply with parking requirements. There were no objections from the audience. Motion by Amy Reed and seconded by Wayne Johnson to recommend approval of the special use permit as requested with the following conditions:

1. Approval of this special use permit is for Jimmy John's and will expire should the current owner vacate the site.
2. The applicant shall provide the Planning Director with a calculation of square footage for the building. The calculation is to provide an accurate parking calculation using the correct parking ratios for retail use. Should the calculations indicate the current conditions for parking cannot be met the applicant must apply for a parking reduction variance.
3. The approval of the special use permit does not confer approval for any non-compliant components depicted on the submitted site plan. All applicable federal, state, and local codes must be adhered to for the proposed development, unless variances have been granted to allow specific deviations.
4. All parking and driveway surfaces to be asphalt or concrete with curb and gutter meeting the minimal standards of the City of Buford Development Regulations.

Ayes – 5
Nays – 0

IV. #SUP-24-23:

Hakim Hillard
4965 Lanier Islands Parkway, Suite 112
Parcel: 08-157A-000022

Requesting to allow a vape shop.

P & Z Recommendation:

#SUP-24-23: Hakim Hillard requested a special use permit for the property located at 4965 Lanier Islands Parkway, Suite 112. The special use permit requested is to allow a vape shop. The applicant was present and explained the request to the Board. He stated this was for Xhale City and the suite is 2012 square feet. The hours of operation are 10:00 a.m. – 12:00 a.m. Monday thru Saturday. The City asked for the hours of operation be 10:00 a.m. – 10:00 p.m. and to comply with the City’s sign ordinance. The applicant agreed. There were no objections from the audience. Motion by Harley Bennett and seconded by Wayne Johnson to recommend approval of the special use permit as requested with the following conditions:

1. Approval of this special use permit is for Hakim Hillard and will expire should the current owner vacate the site.
2. The applicant shall provide the Planning Director with approval of the Fire Marshal passed inspection prior to the issuance of a certificate of occupancy.
3. The size of the suite shall be no less than 1000 sq. ft.
4. Alcohol or food service shall be prohibited at this establishment.
5. The hours of operation shall be 10:00 a.m. – 10:00 p.m. Monday thru Saturday.
6. The owner/applicant shall comply with the City of Buford Sign Ordinance.

Ayes – 5

Nays – 0

V. #SUP-24-24:

Shine Bright Auto Solutions
5215 Palmero Court, Suite 103
Parcel: 08-170-002062

Requesting to allow mobile detail and tint applications.

P & Z Recommendation:

#SUP-24-24: Shine Bright Auto Solutions requested a special use permit for the property located at 5215 Palmero Court, Suite 103. The special use permit requested is to allow mobile detail and tint applications. Two business owners were present and explained the request to the Board. They stated they detail high-end vehicles both mobile and at the building. All services will be performed inside the building. There were no objections from the audience. Motion by Jason Mosley and seconded by Harley Bennett to recommend approval of the special use permit as requested with the following conditions:

1. Automotive work shall take place within the building. Outdoor work shall be prohibited.
2. Outdoor storage of parts, junk vehicles, or automotive repair-related equipment shall be prohibited.
3. This special use permit is approved for Shine Bright Auto Solutions only and shall expire should the applicant vacate the property.
4. Parking of vehicles are to be in designated striped parking areas only.

Ayes – 5

Nays – 0

6. Annexations:

I. Plat #700/#Z-24-31:

Applicant: Seefried Industrial Properties
3333 Riverwood Parkway SE
Suite 200
Atlanta, GA 30339

Owner: Patricia Ann Bennett
Property: 4602 Bennett Road, Hall County
Parcel: 08-153-000002C
Acres: 2.07
Zoned From: AR-III
Zoned To: M-I

P & Z Recommendation:

Plat #700/#Z-24-31: Seefried Industrial Properties requested annexation and rezoning for the property located at 4602 Bennett Road from AR-III to M-1. Doug Smith spoke on behalf of the applicant and explained this parcel would be part of the industrial development for Friendship Business Park. Tim Mooney spoke in favor of the request. Hall County did not object to this annexation and rezoning and there were no objections from the audience. Motion by Jason Mosley and seconded by Amy Reed to recommend approval of the annexation and rezoning to M-1 with the following conditions:

1. Recommendations from the review and report of the Development of Regional Impact (DRI) shall be incorporated into the final site plan design and reviewed for compliance by the Planning Director.
2. The final development design shall be substantially similar to the site plan provided with the application including the sizes of the proposed buildings and parking.
3. Building elevations shall be similar in material and color to the elevations provided by the applicant. Building permit plans and elevations are to be approved by the Planning Director and may include concrete tilt-up construction.
4. The site shall be approved to have retaining walls in the front yard. The final design, location and material to be approved by the Planning Director.
5. The development shall include a 20' enhanced landscape strip, adjacent to the right-of-way, planted with a mixture of evergreen trees and shrubs to provide an effective screen from Friendship Road. The final landscape plan is to be submitted to the Planning Director.
6. Outdoor lighting shall be contained in cut-off luminaires and shall be directed toward the property so as not to reflect into adjacent properties or rights-of-way.

Ayes – 5
Nays – 0

END OF PUBLIC HEARINGS

7. Consider extension of SUP-15-14 at 4560 Atwater Court, Suites 101-102 to allow church operations to continue for an additional one (1) year.
8. Consider updates to City of Buford Personnel Policy, subject to the approval of City Attorney.
9. Approve recommendation of city engineer for renewal of water and sewer annual contracts for an additional year with JDS, Inc with a contract price increase of 7.5%.
10. Authorize payment of Invoice #18137-32 in the amount of \$37,393.61 to Breaux & Associates for Buford City Stadium project.
11. Authorize payment #23 in the amount of \$2,713,279.00 to Charles Black Construction Company, Inc. for Buford City Stadium project.
12. Authorize payment of Invoice #1015 in the amount of \$619,642.00 to Digital Scoreboards, LLC for Buford City Stadium project.
13. Authorize payment #2 in the amount of \$82,307.24 to dB Integrations for audio/visual installation at Buford City Stadium.
14. Authorize payment #3 in the amount of \$215,109.32 to dB Integrations for audio/visual installation at Buford City Stadium.
15. Authorize payment #3 in the amount of \$374,191.57 to JDS, Inc. for New Bethany Road sewer improvements project and utilize American Rescue Plan Act funds (ARPA).
16. Authorize final change order and final payment in the amount of \$139,410.00 for Buford Senior Academy addition project and payment #1 in the amount of \$11,422.08 for Buford Senior Academy sign to Charles Black Construction Company, Inc.
17. Authorize payment of Invoice #2403-002-2 in the amount of \$20,280.24 to Charles Black Construction Company, Inc. for legion fields playground Project and utilize SPLOST funds.

18. Authorize payment #2 in the amount of \$202,091.00 to Charles Black Construction Company, Inc. for Buford City Gym Parking project and utilize SPLOST funds.
19. Authorize payment of Invoice #2403-033-1 in the amount of \$94,005.58 to Charles Black Construction Company, Inc. for French's Boulevard repair project.
20. Authorize payment #22 in the amount of \$8,007.00 to Charles Black Construction Company, Inc. for New Street relocation project and utilize SPLOST funds and general funds.
21. City Manager's Report.
22. City Attorney's Report.

NOTE: The City of Buford does not discriminate on the basis of disability in the admission or access to, or treatment or employment in, its programs or activities per the Americans with Disabilities Act of 1992. Bryan Kerlin, City Manager, 770-945-6761, has been designated to coordinate compliance with the non-discrimination requirements contained in Section 35.107 of the Department of Justice Regulations. Information concerning the provisions of the Americans with Disabilities Act, and the rights provided thereunder, are available from the ADA coordinator. The City of Buford will assist citizens with special needs given proper advance notice. Any requests for reasonable accommodations required by individuals to fully participate in any open meeting, program, or activity of the city should be directed to the ADA Coordinator, Bryan Kerlin, 2300 Buford Highway, Buford, Georgia, 770-945-6761.