



MAYOR
Linda M. Blechinger

CITY ADMINISTRATOR
Alex W. Mitchem

CITY COUNCIL
Peggy J. Langley
Robert L. Vogel, III
Bill Ackworth
Jay L. Riemenschneider

**CITY OF AUBURN
CITY COUNCIL WORKSHOP MEETING
May 20, 2021
5:00 PM
Council Chambers**

Mayor: Linda Blechinger
Council Member: Peggy Langley
Council Member: Bob Vogel
Council Member: Bill Ackworth
Council Member: Jay Riemenschneider

City Staff in Attendance: Alex Mitchem, Joyce Brown, Chief Hodge, Michael Parks, Jay Miller, Iris Akridge, Bel Outwater, Jack Wilson.

Mayor Blechinger called meeting to order at 5:00 pm.

Mayor Blechinger asked for a moment of silence in honor and recognition of the passing of a long-time employee, Wayne Chambers. Wayne worked for the City of Auburn for over 20 years.

Citizen Comments on agenda items

Donnie Robinson at 1522 Willow Gate Trace spoke against Agenda Item #3 Fowler Farms Development and Item #4 Auburn Station at Hill Shop Road, both the developments of high-density housing. Mr. Robinson stated that what he and neighbors like about Auburn is that it is not high-density housing. He stated that if we wanted to live like that, we would be in Gwinnett County or somewhere else, however; we like it here. He commented that he and most of his neighbors have been here for many years and do not plan on moving. He stated that we would like to carefully consider how we develop in the future, would like to keep what makes Auburn special.

Gary Krist at 134 Hill Shop Road spoke against Agenda Item #4 Auburn Station at Hill Shop Road Development of 74 acres for a development consisting of 399 lots of single-family detached homes, townhomes, and commercial tract. Mr. Krist has lived in Auburn for over 20 years, he built his home. His property backs up to the proposed development. Mr. Krist says that Auburn is a bedroom community. He stated that Auburn is a small, tiny, humble town with really nice people that you can get to know with very few problems of any kind. Reasonably good schools in Barrow County. Reasonably good infrastructure in Barrow County. Mr. Krist says he has a son that lives in North Hills, Los Angeles. He says he sure does not want Auburn to look like North Hills. He states that what the developers are proposing is worse than North Hills, expensive homes, over-populated with traffic issues. He expressed concerns with the development being so close to the railroad tracks, fears that you will not be able to attract people to live there due to the train noise. He also expressed concerns that with the new development there will be increased traffic, sewage issues, over-crowded schools or the need to build new schools, increased social services, and no sidewalks. He stated that he is dead set against this development, said he does not think it is a good idea.

Joe Ruiz, Jr. at 143 Hill Shop Road (also owns 147 Hill Shop Road and 149 Hill Shop Road) spoke against Agenda Item #4 Auburn Station at Hill Shop Road Development. Mr. Ruiz has lived in Auburn for over 26 years. He stated that back in the day they rode horses on 324, but with the amount of traffic now, riding horses is a thing of the past. Mr. Ruiz's main concern with the new development is the traffic, stated that the traffic is already bad now. He is also concerned with over-crowded schools or the need to build new schools, the need for an additional Fire Dept., and water control issues.

Vanessa Rodriguez at 147 Hill Shop Road (Joe Ruiz, Jr.'s daughter) spoke against Agenda Item #4 Auburn Station at Hill Shop Road Development. Vanessa stated that she has lived in Auburn all of her life. She attended Auburn Elementary, Russell Middle, and Apalachee High schools. Vanessa said Auburn is a country town and she loves it. Vanessa stated that the traffic is very bad now, so her biggest concern with the development is the amount of traffic the development will create.

Rhonda Greene at 1521 Willow Gate Trace spoke against Agenda Item #3 Fowler Farms Development and Agenda Item #4 Auburn Station at Hill Shop Road. Ms. Greene expressed concerns with the amount of traffic that both of the developments will create and over-crowded schools or the need to build new schools. She stated that we have not even seen the impact on the roads and schools from the current development that is going on. She said that like the others that have spoken, they moved here eight years ago from Gwinnett County because they wanted that small town feel and live in a small town for their kids to grow up in. She stated that this is the reason people that live here choose to live here.

Item: **Ardell Court Cul de Sac Improvements**

Iris Akridge presented

-placed on June 3, 2021 Council Business Agenda

Item: **Fowler Farms**

Jay Miller presented

-placed on June 3, 2021 Council Business Agenda

Clint Dixon with Clayton Properties Group, Inc. dba Chafin Communities at 5230 Bellewood Court in Buford, GA spoke in favor of Agenda Item #3 Fowler Farms. Mr. Dixon representing Chafin Communities is the applicant requesting the annexation and rezoning of 172 + acres along Apalachee Church Road to the PSV (Planned Suburban Village) zoning district for a development consisting of 529 lots of single-family detached homes, townhomes, and commercial tract. The site is currently zoned AG (Agriculture). Mr. Dixon stated that the property and development of a residential community is compatible with the adjacent nearby properties. There would also be a club house with swimming pool and lazy river. The streets will have private roads (managed by the HOA) and be a gated community. He stated that the development of the property will create a neighborhood for the residents in the community and be convenient to major stores and state highways.

Item: **Auburn Station at Hill Shop Road**

Jay Miller presented

-placed on June 3, 2021 Council Business Agenda

Shane Lanham with InLine Communities, LLC C/O Mahaffey Pickens Tucker, LLP at 1550 N. Brown Rd., Suite 125 Lawrenceville, GA spoke in favor of Agenda Item #4 Auburn Station at Hill Shop Road. Mr. Lanham representing Mahaffey Pickens Tucker, LLP is the applicant requesting to annex and rezone 74 acres along Hill's Shop Road to the PSV (Planned Suburban Village) zoning classification in order to develop a subdivision consisting of 399 lots and a commercial tract that will be a single-family residential community with a mix of attached townhomes and traditional single-family detached homes. The property is currently zoned R-3 in Barrow County. Mr. Lanham stated that the development will complement the adjacent and nearby land uses. He stated that the proposed mixed-use development will be compatible with the existing residential and commercial development in the area. The streets will be private roads owned and maintained by the HOA. He also stated that the proposed development will be in close proximity to major roadways.

Item: **Lawn Maintenance**

Michael Parks presented

-to be voted on at end of meeting

Item: **Auburn Representative on Barrow Library Board of Trustees**

Bel Outwater presented

-placed on June 3, 2021 Council Business Agenda

Item: **Lawn Maintenance**

Mayor Blechinger asked for a motion to approve a contract with Verdure Turf to begin a maintenance schedule and pest control for the grounds at Whistlestop, PRC, Burel Park, fields at Parks Mill and Mary Carter in the amount of \$11,325 annually.

Motion: Made by **Council Member Langley** to approve a contract with Verdure Turf to begin a maintenance schedule and pest control for the grounds at Whistlestop, PRC, Burel Park, fields at Parks Mill and Mary Carter in the amount of \$11,325 annually.

Seconded: By **Council Member Riemenschneider** .

Vote was taken with all members present voting yes.

Item: **Executive Session – Real Property Acquisition**

Mayor Blechinger asked for a motion to go into Executive Session for Real Property Acquisition.

Motion: Made by **Council Member Langley** to go into Executive Session for Real Property Acquisition.

Seconded: By **Council Member Ackworth**.

Mayor Blechinger asked for any discussion. There was none.

Vote was taken with all members present voting yes.

Jack Wilson: “ During Executive Session the Council met to discuss real property acquisition. There were no votes taken and no evidence received in the Executive Session. The original affidavit and resolution have been signed by the Mayor and Council and I will give them to the clerk to be included in the minutes.”

Respectfully submitted,

Joyce Brown, City Clerk

Read and approved this ____ day of June 2021,

Mayor Linda M. Blechinger