

**MAYOR**  
Linda M. Blechinger

**CITY CLERK**  
Joyce Brown

**CITY OF AUBURN  
CITY COUNCIL  
BUSINESS MEETING  
City Council Chambers  
FOR  
June 3, 2021**

**City Council**  
Peggy J. Langley  
Robert L. Vogel, III  
Bill Ackworth  
Jay L. Riemenschneider

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

City Staff in Attendance: City Administrator Alex Mitchem, Joyce Brown, Jay Miller, Iris Akridge, Bel Outwater, Michelle Walker, Michael Parks, Josh Campbell, Lt. Schotter, Jack Wilson

**Mayor Blechinger** called the meeting to order at 5:00 p.m.

**Alex Mitchem** asked for a moment of silence for the passing of Christy Case's son who was in the Navy. Christy is the City Accountant.

**Alex Mitchem** gave the invocation.

**Alex Mitchem** led the pledge to the flag.

**Mayor Blechinger** announced that for each Public Hearing for the individuals that would like to speak in favor of or in opposition of, each side would be given ten minutes each and that our City Attorney, Jack Wilson, would be the timekeeper.

Item: **Public Hearing on Annexation and Rezoning Fowler Farms – Apalachee Church Road: RZ 21-0003, Tax Parcels XX014 001 & XX012 004**

**Mayor Blechinger** asked for a motion to open the Public Hearing on the Annexation and Rezoning Fowler Farms – Apalachee Church Road: RZ 21-0003, Tax Parcels XX014 001 & XX012 004.

Motion: Made by **Council Member Vogel** to open the Public Hearing on the Annexation and Rezoning Fowler Farms – Apalachee Church Road: RZ 21-0003, Tax Parcels XX014 001 & XX012 004.

Seconded: By **Council Member Langley**.

**Mayor Blechinger** asked for any discussion. There was none.

Vote was taken with all members present voting yes. Public Hearing opened.

**Jay Miller** presented. (Attached Staff Recommended Conditions: Fowler Farm)

**Clint Dixon** with Clayton Properties Group, Inc. dba Chafin Communities at 5230 Bellewood Court in Buford, GA spoke in favor of the annexation and rezoning of Fowler Farms. Mr. Dixon representing Chafin Communities is the applicant requesting the annexation and rezoning of 172+ acres along Apalachee Church Road to go from AG (Agricultural) to PSV (Planned Suburban Village) zoning district. Chafin Communities is proposing a 529 lot community with a resort style amenity. Chafin Communities

is also the developer of Auburn Station where they did a similar amenity. The difference in this amenity is that they are adding in a lazy river which they feel will be very attractive to the new homeowners. It will be a gated community. The streets will also be private, this will take the burden off of the City. Looking to provide a unique community. They understand that there is a possibility of getting a similar zoning in the County but prefer to be in the City. Mr. Dixon stated that the City is doing such a great job creating a vibrant City here in Auburn with more to come with the City Center that's being developed now. He stated that there is a lot of desire to be in the City and would like to continue being a business member in the City. Also, proposing five product lines with a mixture of lot sizes. Proposing townhomes with three lot sizes. Will have an age targeted section of ranch style homes. Proposing to put a trail that will connect to Gwinnett County's greenway with the Rowan Project. Feels that this would be a great amenity for the residents in the community and the other residents in Auburn. The site plan changed for the commercial component out front since the planning meeting and the business meeting-they moved it internally. They are flexible on this-whatever the Council and community prefers. Prefers not to do the commercial component. Added additional park area. Made the amenity area bigger. Vision is to have multiple products. Model home row as you come into the community. Price points: Townhomes-high 200's, Single-Family Homes-mid 300's, Basement Lot Homes-approaching 400's in today's numbers. Timing: Fairly long project. If approved, 12-month development cycle plus permitting. So, looking at 18 months before start building houses. Once get started, today's numbers would be a four-year build-out, so looking at 5 ½ years. But it could be a 7 – 8-year project. It will be a gradual progression. Feels that the land use with this property is consistent. It backs up to our community at Auburn Station. Said it was his understanding that Apalachee Ch. Rd. will be a thorough fare for the Rowan Project which is in the future. Respectfully requests approval for the annexation and rezoning of Fowler Farms. Stated that they have engaged a traffic engineer to address the traffic concerns. Said they are working on the traffic study, still a couple of weeks out from getting the traffic report back. The reason for the delay is because of the holiday weekend, the traffic flow is different for the engineers. So, they have not started the traffic studies, it will be a couple of weeks before he has the information back. Mr. Dixon presented pictures of the townhomes and single-family homes. Did not have pictures of the ranch style homes.

**Mayor Blechinger** asked Mr. Dixon to touch on the HOA requirements.

**Clint Dixon** stated they are flexible on the HOA requirements. The HOA requirements for the Townhomes are: Exterior Maintenance (Roofing Painting, and Ground Maintenance)-completely controlled by the HOA. Lawn Maintenance-completely controlled by the HOA. The HOA requirements for the Single-Family Homes are: Exterior Maintenance-Most homeowners prefer to have that maintenance on their own. Lawn Maintenance-Most homeowners prefer to mow their own grass.

**Mayor Blechinger** asked for any comments in favor of approving the Annexation and Rezoning Fowler Farms – Apalachee Church Road: RZ 21-0003, Tax Parcels XX014 001 & XX012 004.

**Ray Fowler** at 141 Apalachee Church Road spoke in favor of the Annexation and Rezoning of Fowler Farms-Apalachee Church Road. Mr. Fowler stated that he and his wife are the owners of Fowler Farms. Said that he and his wife are almost 75 years old and cannot make a living on the farm anymore. Stated that there is no income on the farm anymore. Mr. Fowler said the farm has been in his wife's family since the 1940's and thought that this would be a forever home for them, however; things change. He also stated that his children have no interest in taking over the farm. Mr. Fowler said that they had a lot of offers when they decided to sell. They chose Chafin Communities after seeing what they have done at Auburn Station and other properties they have developed. They feel like they are a top-notch company to do business with and that they will uphold the legacy of Fowler Farms that was started. Mr. Fowler said that 5 or 6 years ago when you would ride by the Fowler Farms it was a show place, said that when you ride by it now, they are just not able to maintain it. Mr. Fowler asked for support in granting this annexation and change in the zoning.

**Bel Outwater** spoke in favor of the Annexation and Rezoning of Fowler Farms-Apalachee Church Road. Bel manages the Public Library here in Auburn and serves on the Downtown Development Authority

Board. She grew up in Auburn. Other than going away to college, she has lived in Auburn her entire life. Bel's parents and grandparents lived in Auburn. Bel's grandmother's picture hangs on a wall at the Perry Rainey Center because she worked at the R & R Building. Bel said the history of Auburn is her history and hopes the future of Auburn is her future. She has seen a lot of growth and change come to the City over the last 40 years. Said that more change and more growth is coming. Stated that with Auburn's location just off of Hwy. 316, people from Athens and Atlanta are seeking housing. She said, Who wouldn't want to live in Auburn? She heard the argument that we do not need more housing but says that we do. Has an employee that has been trying to buy a home here in Barrow for months and she keeps getting out bid on every offer because there is just not enough inventory. The Rowan Development is coming to Gwinnett County that will bring 100's if not 1,000's of jobs, people are going to need a place to live. Bel says that we can't stop this progress. We just can't. What we have to do is accept that it's going to happen. She thinks we should roll up our sleeves and decide how we want to handle it. Bel stated that, "We shape our future not by swimming upstream but by following the currents". Bel said that she loves that the citizens of Auburn are so passionate about preserving our small town feel and charm. Does not want to change that either. Said that she loves everything about Auburn, but does not think there is anything we can do to stop development coming in. Stated that at least if we approve it, we can control how it goes, we can minimize the impact it will have on our citizens and our property as much as possible.

**Pastor Tim Watson** of the Center of Hope Church spoke in favor of the Annexation and Rezoning of Fowler Farms-Apalachee Church Road. Pastor Tim stated that he has a ministry that is forth coming in Auburn. He annexed into the City. Pastor said that a century and 30 years ago a little town of Auburn was surveyed and came to be by a seaboard railroad company. The rail line bisects the Auburn Center and extends east and west in either direction to Athens and down to Atlanta. Auburn became the terminus or the final stop for working crews and eight warehouses that were built with kerosine lamps. There was an influx of people to the town then. Auburn is an active community of 7,000 now. Pastor expressed that growth is uncomfortable. He compared it to anyone being born, they grew in the fetus and nine months later were born. He expressed again that growth is uncomfortable. Pastor stated that Auburn had no choice to grow then, and it has no choice to grow now. Because growth is not only uncomfortable, but it is inevitable. Pastor stated that in preparation for this meeting to be totally objective, he surveyed the plans for both these property developments. He states, I found that these are forward thinking and extremely ambitious. It is like an opportunity riding on a dangerous wind. Pastor said that is what the Chinese used to say. Because along with all these opportunities comes inherent problems which are solvable. We can solve these problems. Problems like the ingress and egress of on-coming traffic. The expansion of the school system and diversity. Diversity is coming. So, with these problems enforces us to face our true potential. Pastor said that is why he believes Sir Richard Bronson at "If your dreams don't scare you, then they are not big enough". Pastor said he came here with a heart-felt plea to tell us that about a month ago he buried his mother. Said that he stood over the grave and poured hot tears into freshly turned soil. Said that mother raised he and his siblings to be very frugal, to be very careful with their business dealings. To always put a little bit aside in case hard times come and then you will have something to fall back on. Paster said that he is here to tell us that he believes these plans, even though they are ambitious, that we are not falling backwards but we are falling forward. Finally, that if we are alive 30, 50, or even 100 years from now that we will be able to hand over to our children, our grandchildren, a beautiful City. He said, I am Pastor Tim. I am internationally known, and locally respected.

**Mayor Blechinger** asked for any comments opposing the Annexation and Rezoning Fowler Farms – Apalachee Church Road: RZ 21-0003, Tax Parcels XX014 001 & XX012 004.

**David Gunter** Browns Bridge Road (at the corner of Apalachee Ch. Rd. and Browns Bridge Road) spoke in opposition to the annexation and rezoning of Fowler Farms-Apalachee Church Road. Mr. Gunter said he is not sure why we have to do the high density, wants to know why it cannot be a country subdivision like we have along Apalachee Ch. Rd.? He said Apalachee Ch. Rd. is not a thorough fare, it is a country road. He stated that he sees Auburn as others have stated, that growth is inevitable, but we can manage it.

Putting 529 homes off of Apalachee Ch. Rd., Apalachee Rd is falling apart, there is crumbling asphalt, there are potholes. You have 500 to 1500 new cars that are going to be coming up and down Apalachee Ch. Rd. Stated that he does not like it. Said he does not think it is necessary to have that many in that one area. Said that there is a development at Tanner Road and Drowning Creek, there is 48 acres, putting 48 houses on it. He asked why can't this be something like that? Why can't this be reduced to 200 homes? Or 250 homes? Said he just doesn't see the purpose of having this in the middle of a country area. Mr. Gunter stated that if we do not manage our growth, we will just be another Gwinnett County in 10 to 15 years. He said Next Door is a website that has people talk on it. It is for local people, and he sees all the time people stating their opposition to all of this growth going on right here in Auburn. Said as he understands it, in another month, talking about 300 + homes going in over on Carl-Cedar Hill Road. Mr. Gunter stated that we already have Auburn Station, the townhomes coming in, and all of the other building going on. He thinks we need to scale this back. He said 529 homes and 300 + more homes, that's a lot of traffic. And then what about the school system? Can we handle 1,000 new kids? Said he has not heard anything about the school system, about adding a school system. Mr. Gunter said he would appeal to try to scale this down a bit, this is what he would appeal for.

**Donnie Robinson** 1522 Willow Gate Trace spoke in opposition to the annexation and rezoning of Fowler Farms-Apalachee Church Road. Mr. Robinson started by saying whatever Mayor and Council decides, he knows that they are making the decision in the best interest for our City and thanks them. Mr. Robinson said his dad said it best when he moved here from Gwinnett County. Mr. Robinson has lived here over 20 years, his dad moved here about 5 years ago. His dad said that Gwinnett County has no soul: its nothing but strip malls and housing. This might be a beautiful subdivision. Chafin Homes is a great builder. He has no problem with this. Mr. Robinson wants to make sure that we keep this City, Auburn, with soul.

**Rhonda Greene** 1521 Willow Gate Trace spoke in opposition to the annexation and rezoning of Fowler Farms-Apalachee Church Road. Ms. Greene said that she wanted to come and confirm some of the concerns that have been voiced. She stated that if you are familiar with Apalachee Ch. Rd., it is a winding road. It is a quiet road. It is a road where you often see deer and all that. So, to add 529 homes off of this little country road, it is going to consume that area. She asked if there are plans to do something? Because it will not be able to contain 529 homes. Which every home will have at least 2 vehicles, you are looking at over 1,000 additional vehicles on this small road and then dumping into Hwy. 29. It is just not feasible. I understand, those people have pointed out that there is going to be growth. There is going to be housing that needs to be there, but Auburn has a feel to it, just like the subdivision that is already on Apalachee Ch. Rd. that have  $\frac{3}{4}$  or 1 acre lots. They are not just cookie cutter, stacked on top of each other houses or townhomes. That is what we want to avoid. As we grow, we have got to be responsible to keep the feel that is Auburn. We can still have growth but manage it responsibly. To add that many and another development across the road down on Hill Shop Road with another almost 500 homes. Auburn Elementary is already bursting, where are we going to put these? What are we going to do with the schools? the infrastructures? The streets that are there - you can't hardly get off of Apalachee Ch. Rd. in the morning or coming home in the evening from Hill Shop Rd. The townhomes in Auburn are not even fully occupied yet. They are not even up and running yet. It is already getting so out of control. I just plead with you if we move forward with any of these developments that they would be revised and they would become something that is more in tune with the heart of Auburn.

**Peter Greene** 1521 Apalachee Church Road spoke in opposition to the annexation and rezoning of Fowler Farms-Apalachee Church Road. Mr. Greene wanted to retread and support what everyone has said about growth. He agrees with the Reverend that growth is inevitable and that it will happen. Stated that we are seeing growth in Auburn-Case in point-Auburn Station and these other bunch of houses that he does not know the name of the subdivision. They are not occupied. They are the new kids of Auburn, that Auburn has birthed, and we are proud of it. That is growth. We cannot stop growth. That is awesome and we need to wait until these children grow up so that we can space them for the other child that is coming behind. If we have two or three children of the same age, it is very unhealthy. You cannot develop these kids together in the same age. It is a very healthy thing to have gaps between children. So,

this project over here, these children of Auburn, which will eventually come up, but at the right time. You need to give space to the mother, that is Auburn, to nurture the new child which is being born and developed. Let it come up to fruition. Let Auburn come back and be strong again to support these things: by infrastructure, by school, by power generation. All those things have to be supported. It is very important that Auburn which is my town be strong. It is very important that Auburn where I live and raise my children be safe. It is very important that this town which has not been infected by the big town virus be not infected by that. Because we moved from big town, our neighbors, Gwinnett and do not like the growth and the way lots of stuff was happening. We chose our town Auburn. We have been here for seven years. A lot of growth has happened since then, which is fine. We have to grow. This is a sign of a healthy society. My thing is to space and to use the structure the way it is being built to match the town we live in. Mr. Greene said he would like to end by reading scripture from Job 8:7 And though your beginnings were small, your latter days will be great.

**Mayor Blechinger** asked for a motion to close the Public Hearing on the Annexation and Rezoning Fowler Farms – Apalachee Church Road: RZ 21-0003, Tax Parcels XX014 001 & XX012 004.

Motion: Made by **Council Member Langley** to close the Public Hearing on the Annexation and Rezoning Fowler Farms – Apalachee Church Road: RZ 21-0003, Tax Parcels XX014 001 & XX012 004.

Seconded: By **Council Member Vogel**.

**Mayor Blechinger** asked for any discussion. There was none.

Vote was taken with all members present voting yes. Public Hearing closed.

Item: **Public Hearing on Annexation and Rezoning Auburn Station – Hill Shop Road, RZ 21-0005, Tax Parcels XX011 007 & XX011 012.**

**Mayor Blechinger** asked for a motion to open the Public Hearing on the Annexation and Rezoning Auburn Station – Hill Shop Road, RZ 21-0005, Tax Parcels XX011 007 & XX011 012.

Motion: Made by **Council Member Vogel** to open the Public Hearing on the Annexation and Rezoning Auburn Station – Hill Shop Road, RZ 21-0005, Tax Parcels XX011 007 & XX011 012.

Seconded: By **Council Member Langley**.

**Mayor Blechinger** asked for any discussion. There was none.

Vote was taken with all members present voting yes. Public Hearing opened.

**Jay Miller** presented. (Attached Staff Recommended Conditions: Auburn Station @ Hill Shop Rd.)

**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 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 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 said that **Kenneth Wood** the project engineer with Planners & Engineers Collaborative is here to give an overview of the project, couple of the changes made to the site plan since the last meeting together, and to talk through the flow and functionality.

**Kenneth Wood** the project engineer with Planners & Engineers Collaborative, 350 Research Court, Peachtree Corners, GA said the total property is 74 acres off of Hill Shop Road. Mr. Wood said this is our latest plan: It consists of 386 lots. Breaking it up into couple of different feeling neighborhoods. Coming off of Hill Shop Road will have two different access points. Access point coming into the Townhomes on the west. Single-family detached homes on the east side. Back part of the property will be townhomes. Design elements: Stormwater management concept-will have three really large ponds on the property that will handle all of the stormwater for the property. One of the largest reconfiguring is: The first property-the Townhomes-they have their own amenity. Up at the front as well as another master amenity and back in the back. So, you have multiple amenities as you run through all parts of the property. We tried to basically take the green space and some park areas throughout the different parts of the development. Have a lot of guest parking. When you are doing townhomes and doing single-family homes there is always that need for guest parking. So, there is over 140 guest parking spaces. We wanted to make sure we were distributing parking throughout the site. One key thing is people are talking about the area and the development that is going in. What you always need to see is if you can have your new development within one area so that it creates that village feel. Received some good comments back from the City regarding commercial. What we have done on the latest plan is take the access coming into the residential, 300ft. or 350ft., the main boulevard through the site is a divided boulevard with commercial on both sides. What this does is, it gives more than 50% of the entire frontage to commercial. It is almost two acres on the east side and over one acre on the west side. So, this gives you enough land of commercial to have that village feel with the mixture of uses within the residential. So, this could be a restaurant with an office behind it or a restaurant on the other corner. So, it really gives you enough of gateway to the village. Recap on the newest plan: 159 on the front, 133 single-family detached, and 94 in the back. That dropped down from over 200 to those new numbers. That new number is 386 on the total. Some things on the buffer CSX requirement was 40ft. of the setback. What we wanted to do is push back a little farther. It is about 60ft. to the rail line. We are about 60ft. to the back of the single-family lots. Then it is another 25ft. minimum, 30ft. minimum to a home. So, we really have about 85ft. to 90ft. from the right of way not the tracks of the CSX lines to the single-family homes and the same thing on the Townhomes too. We are about 50ft. to the side of the Townhomes. If you look at the orientation, we oriented all of the Townhomes to the side and made sure we did not have any of them facing so that we could change that orientation. So, the last thing was HOA requirements: Kind of like you heard before, this will have full requirements for the exterior of the Townhomes would be maintained and you would have HOA's that would maintain the pools, the common areas throughout. Will hand it back over to **Shane Lanham**.

**Shane Lanham** said with that understanding of the changes that we have made, one of the goals here is to create this mixed-use environment, create these neighborhoods serving commercial uses that resident propose that the community would have easy pedestrian access to. What we are trying to envision is people being able to wake up in the morning, walk just a few 100 yards down the road, get some coffee, get a donut or bagel, or do whatever it is. Then come back in and enjoy some of the green space that we have in the community. Just trying to make it active. Get people out moving around. It helps these communities stay vibrant. Mr. Lanham said he wanted to touch on land use aspects: Is this proposed use an appropriate use of this property? And I think to begin that analysis it is important to provide some content. The property is in unincorporated Barrow County. It is currently zoned R3. That is Barrow County's high-density residential zoning classification. It accommodates single-family detached, but it is also duplexes, townhomes, and apartments. We think there is a good opportunity for us. We are attracted to Auburn based on it is easy to spot quality and it is easy to tell when a place is run well. We know that there are good things happening here with downtown and with the surrounding area. So, we are drawn to Auburn. We think it is a good opportunity for the City to control this project. To not be at the mercy of what Barrow County decides. We think it is an opportunity for the City to control what happens on that property. We think there are some advantages there and we are happy to work with the City to continue that dialogue to make sure we are providing the development that is in line with what the City wants to see. Based on our analysis, we think it is. We think it is compatible with it's surrounding zoning classifications and land uses. We have some commercial uses that continue along Hill Shop Road and Route 324. It is compatible with the policies of the comprehensive plan which calls for a diversification

of housing types. Not only to accommodate new growth that is coming but to support downtown. Downtown is a business center, and it functions better when there are people nearby with money to spend and want to go downtown and have that experience, the Auburn experience downtown. This would be a great opportunity to provide high quality development with people with disposable income to support the downtown businesses. It is at the intersection of two main roads. There is already commercial growth there. We think this is an appropriate transition. We respectfully request your approval for the annexation and rezoning of this development.

**Mayor Blechinger** asked for any comments in favor of approving the Annexation and Rezoning Auburn Station – Hill Shop Road, RZ 21-0005, Tax Parcels XX011 007 & XX011 012.

None were given.

**Mayor Blechinger** asked for any comments opposing the Annexation and Rezoning Auburn Station – Hill Shop Road, RZ 21-0005, Tax Parcels XX011 007 & XX011 012.

**Gloria Hicks** at Hill Shop Road spoke in opposition to the annexation and rezoning of Auburn Station-Hill Shop Road. Ms. Hicks said that she lives next door to where the development is going. She said that the land she lives on has been in her family 100 years. Ms. Hicks said she loves Auburn, loves the way Auburn is run. It is family oriented. She loves attending the events: the fireworks and the festivals. When things get too big and too busy, she stops going. She doesn't like big and busy. She stated that the traffic down her road is horrendous. She sits in her driveway for forever trying to get out her driveway. She knows that they plan to widen the road. She expressed her love for Auburn again. She knows that growth has to come, but that we do have a choice. We have a choice to keep this City small, homey, and quaint. She thinks that's why most people have moved here. She stated that she has lived in Auburn all of her life. She loves it. Ms. Hicks knows things have to change, but she just wanted to throw her opinion out there.

**Joe Ruiz, Jr.** 143 Hill Shop Road (also owns 147 Hill Shop Road and 149 Hill Shop Road) spoke in opposition to the annexation and rezoning of Auburn Station-Hill Shop Road. Mr. Ruiz said my first question is , the last time we talked, I voiced how all that traffic comes up Hwy. 324 which is Hill Shop Road. I would expect that they would at least have a traffic report on how many cars do come up and down that road. Before you give them an approval, I feel like you should have this information so that you can actually see what everyone is saying on how much traffic there is. Plus, if you go 1,000ft. up the road to Bailey Road they are putting in a new subdivision. They are going to be ½ acre or ¾ acre lots. I know the builder, they do good work, and I have no problem with that. But if you turn left on Bailey Road, there is another new subdivision that's going to bring another 300 to 400 houses, 1,000ft. or so from the new location where they are building. Mr. Ruiz said he wants to change the subject, he said they said they have three retention ponds and that is great. With all that said, is it going to hold enough water with the three storm drains? With what it is doing now, all the water in that whole area is coming across Gloria Hick's driveway up under Hwy. 324, and over into my driveway. I have videos of it. You should see the amount of water. It floods my driveway and almost floods my son's driveway. I have three homes there – my son's, my daughter's, and mine. Those homes are between 500,000 and 700,000 on each home. With all that said, I am all for the annexation. The Police Dept. here in Auburn is great. I think the service would be much better for us to have the property annexed into the City of Auburn. I am all for that. I think that is great. My concern again is after these stormwater ponds are full, where does that water go? Surely there is an overflow for that. I am the low spot, all three of us, the three homes there. We are the lowest spot. Next door it starts going back uphill, which is Gwinnett County. I am just really concerned with that. I understand growth is coming. Don't want to repeat about the schools. Before making a decision: #1 - get a report on traffic on Hwy. 324 on how many cars go up and down the road and #2 - After three retention ponds are full, what happens, where does the water go? How much water can these three ponds hold? Not sure what legal rights I have if my property does get flooded? Who do I go after? That is my main concern.

**Mayor Blechinger** asked for a motion to close the Public Hearing on the Annexation and Rezoning Auburn Station – Hill Shop Road, RZ 21-0005, Tax Parcels XX011 007 & XX011 012.

Motion: Made by **Council Member Langley** to close the Public Hearing on the Annexation and Rezoning Auburn Station – Hill Shop Road, RZ 21-0005, Tax Parcels XX011 007 & XX011 012.

Seconded: By **Council Member Vogel**.

**Mayor Blechinger** asked for any discussion. There was none.

Vote was taken with all members present voting yes. Public Hearing closed.

### **Council Reports and Announcements**

None were given.

**Mayor Blechinger** asked for any Citizens comments for items on tonight's agenda.

None were given.

### **Item: Consent Agenda**

**Mayor Blechinger** asked if any of the consent agenda items needed to be removed for further discussion.

None were given.

**Mayor Blechinger** asked for a motion to approve the Consent:

- a. May 6, 2021 - Council Business Meeting Minutes
- b. May 20, 2021 - Council Workshop Meeting Minutes
- c. Ardell Court Cul de Sac Improvements
- d. Auburn Representation on Barrow Library Board of Trustees
- e. Package Store Referendum

Motion: Made by **Council Member Langley** to approve the Consent Agenda.

Seconded: By **Council Member Vogel**.

**Mayor Blechinger** asked for any discussion. There was none.

Vote was taken with all members present voting yes.

### **Item: Annexation Fowler Farms – Apalachee Church Road**

**Mayor Blechinger** asked for a motion to approve the Annexation of Fowler Farms – Apalachee Church Road.

Motion: Made by **Council Member Langley** to table and move the Annexation of Fowler Farms – Apalachee Church Road to the July 15, 2021 Council Workshop Meeting.

Seconded: By **Council Member Vogel**.

**Mayor Blechinger** asked for any discussion. There was none.

Vote was taken with all members present voting yes.

Item: **Rezoning Fowler Farms – Apalachee Church Road**

**Mayor Blechinger** asked for a motion to approve the Rezoning of Fowler Farms – Apalachee Church Road.

Motion: Made by **Council Member Langley** to table and move the Rezoning of Fowler Farms – Apalachee Church Road to the July 15, 2021 Council Workshop Meeting.

Seconded: By **Council Member Vogel**.

**Mayor Blechinger** asked for any discussion. There was none.

Vote was taken with all members present voting yes.

Item: **Annexation Auburn Station – Hill Shop Road**

**Mayor Blechinger** asked for a motion to approve the Annexation of Auburn Station – Hill Shop Road.

Motion: Made by **Council Member Langley** to table and move the Annexation of Auburn Station – Hill Shop Road to the June 17, 2021 Council Workshop Meeting.

Seconded: By **Council Member Ackworth**.

**Mayor Blechinger** asked for any discussion. There was none.

Vote was taken with all members present voting yes.

Item: **Rezoning Auburn Station – Hill Shop Road**

**Mayor Blechinger** asked for a motion to approve the Rezoning of Auburn Station – Hill Shop Road.

Motion: Made by **Council Member Langley** to table and move the Rezoning of Auburn Station – Hill Shop Road to the June 17, 2021 Council Workshop Meeting.

Seconded: By **Council Member Vogel**.

**Mayor Blechinger** asked for any discussion. There was none.

Vote was taken with all members present voting yes.

Item: **Citizen Comments on Agenda Items**

**Mayor Blechinger** asked for any Citizens comments for items on tonight's agenda.

None were given.

**ADJOURN:** **Mayor Blechinger** asked for a motion to adjourn.

Motion: Made by **Council Member Vogel** to adjourn.

Seconded: By **Council Member Langley**.

**Mayor Blechinger** asked for any discussion. There was none.

Vote was taken with all members present voting yes. Meeting adjourned.

Respectfully submitted,

Read and approved this \_\_\_\_\_ Day of July 2021

Attest:

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Mayor Linda M. Blechinger