

**REGULAR COUNCIL MEETING
CITY OF SKY VALLEY, GEORGIA
JUNE 23, 2015
TUESDAY, 10:00 AM
FELLOWSHIP HALL, 817 SKY VALLEY WAY**

AGENDA

CALL TO ORDER

INVOCATION/PLEDGE OF ALLEGIANCE

APPROVAL OF MINUTES

May 26, 2015 Regular Council Meeting

ADOPTION OF AGENDA

MAYOR'S REMARKS

COUNCIL REMARKS

CITY MANAGER & DEPARTMENT REPORTS – EXCEPTIONS AND QUESTIONS

OLD BUSINESS

- Windstream MOU – Easement

NEW BUSINESS

- Award Bid for 2015 Paving Project

PUBLIC FORUM AND GENERAL COMMENTS

ADJOURNMENT

**REGULAR COUNCIL MEETING
CITY OF SKY VALLEY, GEORGIA
MAY 26, 2015
TUESDAY, 10:00 AM
FELLOWSHIP HALL, 817 SKY VALLEY WAY**

MINUTES

Mayor Goodgame called the meeting to order.

Those present: Mayor Goodgame, Council President Carr, Councilors Greene, Howard, Larsen, and Lively, City Manager Lapeyrouse, Chief Dills, City Clerk Cantrell.

Cathy Turner gave the invocation. Mayor Goodgame led the Pledge of Allegiance.

Councilor Howard made a motion to approve the minutes of the April 28, 2015 Regular Council Meeting, 2nd Council President Carr, unanimously approved.

Councilor Greene made a motion to adopt the agenda, 2nd Councilor Howard, unanimously approved.

MAYOR'S REMARKS

Mayor Goodgame said we had a fabulous weekend. He said he spoke to the brewery representatives that were present at the beer festival, and they said that it was the most successful first event they have attended. Ten orange cones went missing so if you happen to see any cones, please let us know.

The garbage compactor should be ready this week.

Cell Tower: Verizon has said that we should hear something back this week about construction of the cell tower. He said that there is a possible temporary option of a mini cell network that works off of fiber-optic cable with transmitters located throughout the City that would allow cell service over Wi-Fi. We will be checking more into that option.

Sewer: He has been asked to make a presentation at a County Commission meeting on why we need sewer and how having sewer in Sky Valley will help growth of the County.

Public Works Department: Under the supervision of James Holbrooks, he believes this is the best the City has looked in the twelve years he has been here.

COUNCIL REMARKS

Councilor Greene said that the Maintenance and Public Works Committee met to discuss 2015 road paving and a future community garden.

Councilor Howard asked what type of update we are expecting from Verizon. Mayor Goodgame said it is if we will be on the 2015 or 2016 construction calendar.

Councilor Larsen said that the city does look great. He said the beer festival was very well attended and he believes it is something we should continue.

Council President Carr said that she has received many calls from people saying that the rights of way look fabulous. She thanked everyone for the calls. She asked to make sure that Driver Lane was on the list for cleaning ditches. Carr asked about recycle participation. City Manager Lapeyrouse said that we are very pleased with the amount of participation and that cardboard and plastic are the top items.

Councilor Lively said that he wanted to thank all the volunteers for the beer festival, and especially the City Manager and City Clerk for their hard work.

NEW BUSINESS

- Decorations Calendar

Mayor Goodgame said that he asked City Manager Lapeyrouse to draft a decorations calendar for scheduling. This calendar was discussed and revised during the recent joint Beautification and Marketing Committee Meeting. He said that last year, there were some issues with some scheduling for when to have seasonal decorations out, and we had rotten pumpkins in the fall. City Manager Lapeyrouse presented the decorations calendar. Councilor Greene made a motion to approve the decorations calendar as presented, 2nd Council President Carr, unanimously approved.

- Banners

Mayor Goodgame said that at the recommendation of our landscaper, we made changes to the front bed at the first island so that we can have year-round color. That allows us to put the turkey hay bale in the second center island. At the meeting with the Beautification Committee Chair and the Marketing Committee Chair, we discussed banners on light poles like what other cities have instead of the small flags on the fence on Bald Mountain. We also talked about lighting and putting a banner across Bald Mountain that say "Georgia's Highest and Coolest City," before events. Councilor Lively made a motion to approve using banners, 2nd Council President Carr, unanimously approved.

- Lease (Calderone Fine Art Gallery & Studio)

City Manager Lapeyrouse drafted a new lease that creates a two-year lease with an annual opt-out so that the lease does not bind one Council to another. Councilor Larsen made a motion to approve the lease, 2nd Councilor Greene, unanimously approved.

- Wolfe Appeal of Water Bill Adjustment

Mayor Goodgame said that we gave the adjustment allowed by our water ordinance, and Mr. Wolfe has requested an additional adjustment. City Manager Lapeyrouse said that Mr. Wolfe's

March water bill was \$625.15. He qualified for an adjustment, making his bill \$352.39. He paid this amount, but he is requesting that it be further adjusted and the adjusted amount be donated to the St. James Episcopal Church. Councilor Larsen made a motion not to give a further adjustment, 2nd Councilor Howard. Councilor Carr asked if Mr. Wolfe did vacation rentals and if he paid the hotel/motel tax. City Clerk Cantrell said that he does not rent the house to her knowledge. There being no further discussion, the motion passed unanimously.

- **Driveway/Parking Requirements**

Mayor Goodgame said that in his neighborhood, someone took away the yard area of a home and created a gravel parking area. He said that after a light rain, some of the gravel washed into the road. He said that we currently only require paving from the property line to the street and he would like to see the City adopt an ordinance requiring that all new driveways be asphalt or cement. He recommended requiring a driveway permit and adopting a storm water management ordinance. Discussion followed about driveway requirements. Resident Will Gurley suggested including paver stones in the allowable materials. Councilor Larsen said that he agrees that we should include paver stones adding that he has brick pavers for his driveway and they are very nice. Mayor Goodgame asked for a motion for staff to work on a revision to this requirement in the Code and present to Council. Council President Carr made a motion for staff to prepare a revision and present to Council, 2nd Councilor Greene, unanimously approved.

Mayor Goodgame said that the Planning and Zoning Commission is also working on design guidelines for commercial construction. Planning and Zoning Commission Chairman Gurley said that they are working with the Georgia Mountains Regional Commission on this and are waiting on a report back from them.

- **Mutual Aid Map**

City Manager Lapeyrouse presented the map to be attached the Mutual Aid Agreement with Macon County, North Carolina. It is the same coverage area as the Sky Valley/Scaly Mountain Volunteer Fire and Rescue Department. Councilor Greene made a motion to approve the Mutual Aid Map and for it to be attached to the mutual aid agreement, 2nd Councilor Lively, unanimously approved.

PUBLIC FORUM

Steve Brett said the city looks very nice in the valley area, but Alex Mountain and Ridgepole need mowing again. He said they have a vacant house on their street with grass that is about two feet high. City Manager Lapeyrouse said that someone reported that property to her on Saturday, and that the Building Inspector will address it as allowable by the Nuisance Ordinance.

Don Haney asked about reduction of the police force. Mayor Goodgame said that we went from a Chief plus four officers to a Chief plus three officers. The City eliminated having two officers on duty during the day on weekdays. We still have 24-hour coverage and plan to continue so in the future.

A resident reported that a dog on Sky Valley Way is in a pen without a covering, and the dog barks quite a bit. Chief Dills will talk to the owner.

Will Gurley said there was recently a horse-drawn carriage on Ridgepole Drive, and there was quite a mess after the horses had gone by. Chief Dills will make contact with the owners and make sure they clean up after themselves in the future.

A resident also reported a dog running free on Alpine. Chief Dills will talk to the owner.

Milt Gillespie asked about the yellow tax notices. City Manager Lapeyrouse said that the signs are for the County's delinquent tax sale. Mayor Goodgame suggested sending an email with the tax sale information to the City's distribution list.


Councilor Lively made a motion to adjourn, 2nd Council President Carr, unanimously approved.

Respectfully submitted:

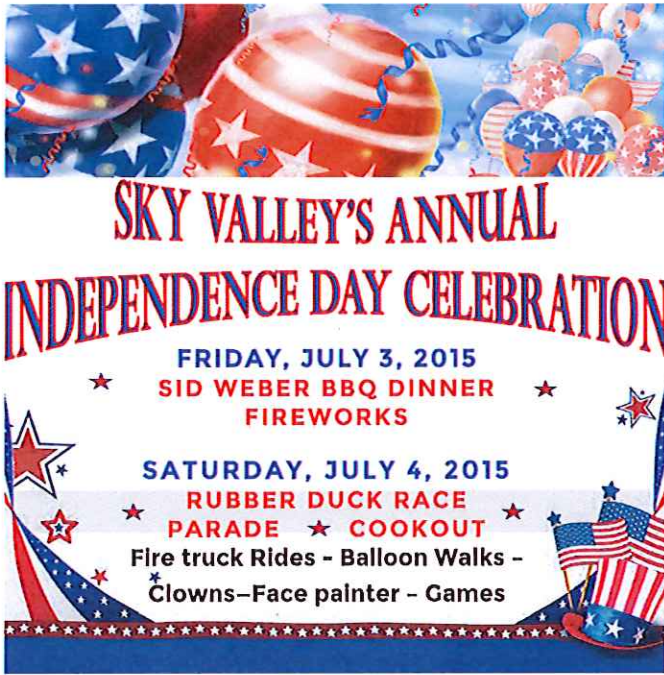


Hughel Goodgame, Mayor

Attested:



Mandi Cantrell, City Clerk



*Departmental Report
by the
City Manager*

June, 2014

Announcements -

City Hall Closed for Holiday

City Hall will be closed on Friday, July 3rd in observance of Independence Day.

Fourth of July Activities

Friday, July 3rd will be the Sid Weber BBQ Dinner from 6:00 PM – 8:00 PM. Tickets for the BBQ dinner are advance purchase only. Tickets are being sold at City Hall, the Sky Valley Visitor Center, Timeshares, Re/Max and through Connie Larsen at 706-746-5695.

Saturday, July 4th will start with a pancake breakfast from 8:00 AM – 10 AM followed by the rubber duck race, parade and cookout at the pavilion.

Personal Transportation Vehicles (PTVs)

Registered PTVs through the City are the only legal golf carts that can be used on city streets outside of a designated cart lane. Please visit the city's website at www.skyvalleyga.com for required safety equipment, application and PTV regulations.

Short-term Rentals

It is mandatory that every person engaging in short-term rentals on their homes of 10 days or less to register with the city clerk. If you have not done this yet, I urge you to contact City Hall immediately. Each rental within the City limits of Sky Valley is required to submit a monthly tax return by the 20th of the month for rentals during the previous month. An operator who fails to make any return or to pay the amount of tax will be assessed penalties and interest.

Housing & Development & Code Enforcement

Grass, Weeds, Trees & Other Vegetation

Weeds or grass allowed to grow to a height greater than 12 inches on average, or any accumulation of dead weeds, grass, or brush, that may provide safe harborage for rats, mice, snakes and other vermin constitutes a public nuisance.

Trees, shrubs, bushes and other vegetation that obstructs the safe passage or line-of-sight of motorists or pedestrians at an intersection or driveway connection with a public street or along any street also constitutes a public nuisance.

The City receives complaints from time to time of these types of nuisances on private property. If we find that there is a public nuisance that exists in violation of our ordinances, our Code Enforcement Officer will write the property owner a letter advising them of the nuisance and giving them notice to abate the nuisance. If necessary, the City will file an action in the municipal court to abate the nuisance. Please understand that this process takes time.

Recreational Vehicles, Boats and Similar Vehicles

All motor homes, recreational vehicles, travel trailers, boats and similar items may be stored inside a residence, garage or carport of any home or business as long as the item is entirely enclosed, covered and out of site. Otherwise, such items may be parked at a Sky Valley residence for no more than forty-eight hours for the purpose of unloading and loading.

Permits

The building inspector wants to remind everyone that work done on your home may likely require a permit. The inspector has come across a number of jobs that did not have the appropriate permits. When in doubt, please contact the Building Inspector's Office or City Hall. If you are found to be doing work without a permit, your first offense will subject you to a penalty fee equal to double the cost of the permit, a \$50 minimum. The homeowner is ultimately responsible for making sure his/her contractors obtain the necessary permits. Permits are required for, but not limited to, all structural, mechanical, electrical, plumbing, soil & erosion, roofing, decking, stairs, concrete, tree cutting, additions and remodeling. Many repair permits have no cost associated with them but are still required and will still be subject to the penalty fee if they are not properly obtained.

Public Works -

Tree Cutting/Trimming/Topping

Please don't forget that any tree with a trunk that is 8" or more in diameter or 25" or more in circumference at 18" above the ground requires a permit for cutting, trimming & topping. You are allowed to remove limbs from a tree up to twelve feet above the ground without a permit. If you had to obtain a permit to cut, it would not qualify for city chipping service. Contractors are responsible for the removal of all tree cuttings and debris within fourteen days.

Chipping Service

The City provides 15 minutes of chipping service to every homeowner each month at no cost. Chipping service is then provided at a rate of \$100/hour for any time exceeding the first 15 minutes. Cuttings must be less than 8" in diameter and must be stacked in one direction on the right-of-way, out of the road and not in an area that will block culverts or otherwise impede storm water drainage. We cannot chip small yard debris, vines, thorn bushes, small shrubbery clippings, railroad ties, landscape timbers, or similar type items. The chipping service is designed for limbs and small trees only. All other yard waste must be bagged.

Leaves and Yard Waste Pick-up

Yard waste is collected separately from household garbage. Please call City Hall to let us know you have yard waste to be picked up. Yard waste shall be bagged and placed for pickup within 5 feet of the roadway. Please do not mix household garbage in with this material.

Mulch

Mulch from our chipping service is available for purchase from the City for \$25 per load delivered.

Water -

Don't forget that we offer automated bank draft for water/garbage billings. Please contact Alyssa Mullins at City Hall to sign up for this service. Remember, your account will automatically be drafted for the total amount due each month. You will still receive a paper bill so that you can continue to audit the water usage and billing amount each month.

Solid Waste -

The City is picking up household garbage on Mondays and recycling on Thursdays. I am about to place an order for more recycle bins, so if you have not already reserved a bin, please do so as quickly as possible so that I can get a good count. Please do not put garbage out on Thursday. If you need to dispose of garbage during the week, you are welcome to use the compactor on Knob Drive behind the postal facility.



Please note, if your underground cans are in disrepair, you will need to discontinue their use or replace them. We have a constant problem with untied bags and loose trash in the underground cans. If you are using an underground can, you should have a removable liner such as the one pictured here. If you do not have the liner that our garbage collectors can lift out of your underground can, you will need to discontinue use until replaced. This is for the safety of our garbage collectors.

The bears are very active so far this season. Don't forget that garbage should not be placed out for pick-up any earlier than the morning of the service. Animals scatter garbage even when put in the underground cans. Our garbage collectors are not responsible for picking up any garbage that is not properly bagged once they arrive. The compactor at the tractor barn on Knob Drive can be utilized when you need to take your garbage somewhere prior to a garbage collection day. This is especially important when your garbage contains food items. NO garbage other than regular bagged household garbage should be put out by the road or in any dumpster or compactor.



Any contractors or residents found dumping lumber, carpeting, paint, furniture, appliances, or any other non-bagged household garbage in the dumpsters or compactor will be cited and fined up to \$1,000. Construction debris and other such items should be hauled to the transfer station on Boggs Mountain Road in Tiger.



Reduce... Reuse... Recycle...

Reduce the amount and toxicity of trash you throw away

Reuse containers and products

Recycle as much as possible and buy products with recycled content



SKY VALLEY POLICE DEPARTMENT MONTHLY STATISTICS

INCIDENT	MONTH	YTD 2014	MONTH	YTD 2013	STAT
Fire	0	2	2	2	
Medical Emergency	5	13	4	15	
Vehicle Accident	1	3	0	02	
Family Violence	0	0	0	0	
Fight/Assault	0	0	0	0	
Suicide/Death	0	0	0	3	
Missing Person	0	1	0	2	
Burglary/ Break-In	0	3	0	0	
Theft	1	3	0	2	
Suspicious Activity	5	12	4	17	
Suspicious Person	0	2	2	03	
Suspicious Vehicle	0	11	2	11	
Alarm	0	06	1	3	
Investigation	0	0	0	2	
DUI/ Public Drunk	0	0	0	0	
Drug Related	0	0	0	0	
Juvenile	0	0	0	0	
Stationary Patrol	0	0	0	0	
Traffic Control	4	16	1	2	
Traffic Stop	2	04	3	07	
Mutual Aid	2	06	6	14	
Animal	8	13	4	09	
Lost & Found	0	1	0	1	
Complaint	0	01	2	7	
City Ord. Violation	0	3	0	1	
All Others	0	02	1	12	
Assisting Residents	0	09	2	15	
Escorting Visitors	3	05	4	12	
Residential Check	00	026	016	104	
Discovered Unsecure	00	6	0	1	
Welfare Check	3	06	1	06	
Water/Tree/Infrastructure	07	28	04	33	
Vehicle Assistance	05	19	05	36	
Arrested	0	0	0	1	
Incarcerated	0	0	0	1	
Warning	0	0	0	0	
Citations	0	0	0	5	
Total Calls	00	114	050	219	
911 Calls	00	10	10	026	
Mileage	3963	20,831	3994	20,622	
May 2015					



SKY VALLEY POLICE DEPARTMENT

Fact Sheet for May 2015 Report

Medical:	05/02	Demorest Lane	
	05/19	Saddleback Circle	
	05/20	Tahoe Lane	
	05/25	Diabetic Emergency	
	05/25	Tahoe Lane	
Accident:	05/01	City Hall	
Theft:	05/06	Snowshoe Ln	Stolen Wind Chimes
Susp. Activity	05/04	D Units	Individual Breaking into Window
	05/20	Welcome Ctr	Susp. Vehicles There
	05/23		Suspicious Truck
	05/29	Ridgeview	Open Screen Door
	05/29	Old Lodge	2 Suspicious Vehicles , No Contact
Traffic Stops:	05/01	Hwy 246	Defective Equipment
	05/06	S.V Way	Driving Too Fast
Traff Control:	05/01		To Put Up Signage
	05/13		For Road Paving
	05/17	Rebel Circle	Helping Semi Truck Back Out
	05/21		For Trash Pick-Up
Mutual Aid:	05/07	Rabun Co S/O	Shooting in Dillard
	05/22	Rabun Co S/O	Possible Burglary in Dillard
Animal:	05/08		Possible Rabid Fox , No Contact
	05/11	Forest Ct.	Large Rattlesnake
	05/24	Oakmont Units	Bats in Unit
	05/25	Bald Mtn	Dogs Digging Up Groundhog
	05/26	Snowbird	Dog Complaint
	05/27	Saddleback	Bear
	05/28	S.V Way	Dog Complaint
	05/30	Alpine Lane	Small Puppy Found
Escort:	05/01	Overlook	To Timeshare Office
	05/15		Find Residence on Ridgepole
	05/31		To Cypress Point

Veh Assist:	05/04	Moonridge	Vehicle Broke Down
	05/08	Hwy 246	Vehicle Broke Down
	05/19	Ridgepole	Vehicle Stuck
	05/22	Club House	Vehicle Unlock
	05/26	Timeshare	Vehicle Unlock
Welfare Ck:	05/11	Saddle Back	Check on Resident , All 10-4
	05/28	Glen Abby	Resident O.K
	05/28	Overlook Ln	Resident O.K
Infrastruct:	05/21		Remove Limbs From Roadway
	05/22	Little Bear	Water Problem
	05/24	Stilwater	Turn on Water
	05/25	Alex Mtn	Water Leak
	05/27	Saddle Back	Tree Removed From Road
	05/27	View Ln	Turn Water On
	05/28	Ridgepole	No Water

Balance Sheet - as of May 31, 2015

General Funds	
General Fund Cash	1,046,805.00
Municipal Court	10,226.00
Petty Cash	300.00
Accounts Receivable	18,119.00
Due from Other Funds	296,437.10
SPLOST Fund	350,000.00
Total Assets	1,721,887.10
Liabilities	
Deferred Revenue (Property Taxes)	
Funds Remaining in 2015 Budget	1,080,718.06
Due to Other Funds	0.00
Total Liabilities	1,080,718.06
Balance	641,169.04
Restricted Funds	
Prepaid Expenses	250.00
General Government (Buildings)	49,962.00
Road Improvements (Includes SPLOST)	469,150.00
Police	0.00
Admin (Vehicle Replacement)	10,000.00
Total Locally Restricted Funds	529,362.00
Total Unrestricted Fund Balance	111,807.04
Enterprise Funds	
Combined Utility Fund Cash	893,368.00
Accounts Receivable	1,105.66
Total Current Assets	894,473.66
Current Liabilities	
Prepaid Accounts	903.00
Deposits for Water Service	416.00
Due to Other Funds	296,437.10
Total Liabilities	297,756.10
Restricted Funds	
GEFA Debt Service Reserve	126,555.00
Net Assets	470,162.56
Local Restrictions on Funds	
Water (Depreciation)	77,600.00
Sewer Project	15,000.00
Solid Waste (Depreciation)	17,451.00
Total Locally Restricted	110,051.00
Total Unrestricted Net Assets	360,111.56
Hotel/Motel Tax Fund	
Accommodations Tax Received	2,867.00

	January - May 2015	Budget	% of Budget
Total Income	1,068,203.29	1,525,035.00	70.04%
Operating Expenses			
Administration & General Government	101,077.91	246,895.00	40.94%
Police	123,711.87	350,270.00	35.32%
Roads	84,030.40	221,500.00	37.94%
Housing & Development	7,181.88	36,500.00	19.68%
Judicial	609.92	4,810.00	12.68%
Elections	248.01	3,000.00	8.27%
Executive	2,601.80	4,700.00	55.36%
Legislative	8,203.23	12,500.00	65.63%
Promotion & Tourism (Marketing)	31,791.92	47,850.00	66.44%
Fire & Rescue	29,000.00	58,000.00	50.00%
Total Operating	388,456.94	986,025.00	39.40%
Capital			
Fleet Vehicle Replacement	-	10,000.00	0.00%
Equipment Replacement	-	4,000.00	0.00%
Road Improvement Program	-	469,150.00	0.00%
Total Capital	-	483,150.00	0.00%
Contingency	24,810.00	24,810.00	100.00%
Depreciation	34,050.00	34,050.00	100.00%
Total Expenditures	447,316.94	1,528,035.00	29.27%
Net Income	620,886.35		

Housing & Development Departmental Data Report	For month ending May 31, 2015		
	May-15	YTD	2014 YTD
New Residential & Commercial permits issued	0	0	0
All other addition, remodel and repair permits	9	51	42
Certificates of Occupancy issued	0	0	1
Total New Construction not yet finalized	1		0
Total Other Construction not yet finalized	8		4
Notices to Comply issued	0	0	0
Stop Work Orders issued	0	0	1
Tree Cutting permits issued	6	16	12
Code & Ordinance Violations cited	0	0	0
Fees Collected			
	May-15	YTD	2014 YTD
New Residential or Commercial Permits	\$0.00	\$0.00	\$0.00
Other Addition, Remodel, Repair Permits	\$325.00	\$3,830.00	\$2,185.00
Tree Cutting Permits	\$300.00	\$1,045.00	\$720.00
Land Disturbing Permits	\$0.00	\$0.00	\$0.00
Fines Collected for for Ordinance Violations	\$0.00	\$5,000.00	\$0.00

**Totals Report For 2013 Taxes
May 2015
Tax Commissioner**

	Billed	Collected	Adjustments	Outstanding
2013 Ad Valorem Tax	838,547.44	830,285.50	5,810.10-	2451.84
Interest	2460.58	2040.24	0	420.34
Penalty	1585.69	1340.52	0	245.17
Costs	3049.00	1629.00	0	1420.00
Totals	845,642.71	835,295.26	5,810.10-	4537.35

Collected: 99.71%

**Totals Report For 2014 Taxes
May 2015
Tax Commissioner**

	Billed	Collected	Adjustments	Outstanding
2014 Ad Valorem Tax	953,344.25	936,857.09	4,782.03	11,705.13
Interest	1,394.26	1007.05	0	387.21
Penalty	1396.58	380.82	0	1015.76
Costs	962.00	488.00	0	474.00
Totals	957,097.09	938,732.96	4,782.03	13582.10

Collected: 98.76%



Memorandum of Understanding ("MOU") form revised 2011.11.11

Work Order /JobTrac # 704351187 Exchange DILLARD

Check one box: Funding by BU# 043715588 or, by Stimulus Funds

Landowner/s CITY OF SKY VALLEY

Phone/email 706-746-2204 SVCITYMANAGER@WINDSTREAM.NET

Address of Landowner/s 3444 HWY. 246

SKY VALLEY, GA. 30537

Address of Easement Property, if different INTERSECTION OF

WEST SUGAR BUSH DR. & SADDLEBACK CIRCLE

Brief description of Easement (approx. size / facilities / location from intersection, etc.)

35' X 28' SWITCH CABINET & CROSS CONNECT

Payment ("consideration") amount offered by "Windstream" \$ 0

Subject to approval and signing of an Easement Agreement by Windstream management, Windstream is offering the amount stated above to the landowner/s to obtain an Easement Agreement for placing its communications facilities on the land described above.

Payment will be made to Landowner/s within 6 to 8 weeks of the last to occur:
(1) Windstream and Landowner/s signing/notarizing an Easement Agreement;
(2) Windstream's receiving a signed W-9 form with Landowner's Social Security Number;
(3) Windstream's receipt of requested documents required to show the authority of the Landowner/s to sign.

Nothing in this "MOU" shall be deemed to obligate either the Landowner/s or Windstream to sign an Easement Agreement. If an Easement Agreement is not signed by both parties, then Windstream shall not have the right to use the property described above for its communications facilities and Windstream shall not pay any amount to the Landowner/s.

Signed this 8th day of JUNE, 2015, by Landowner/s and
(print name) JEFF HEDDEN OSP ENG. II, representative of Windstream.

[Signature] Mayor /// If owner is "corporate,"
Signature of Landowner

Signature of Landowner Title of "corporate" officer

Jeff Hedden OSP ENG. II 706-782-4013
Signature of Windstream representative WIN rep's phone number

EASEMENT DRAWING FOR:
WINDSTREAM COMMUNICATIONS
INCORPORATED

WEST SUGARBUSH DRIVE
80' R/W

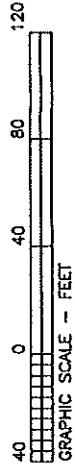
SADDLEBACK
CIRCLE
40' R/W

0.022 ACRES
965.816 SQ.FT.

CITY OF SKY VALLEY

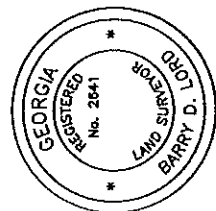
SKY VALLEY SUBDIVISION
A PORTION OF LOT 7A
L.L. 195 2ND DISTRICT
RABUN COUNTY, GEORGIA

SCALE: 1"=40'
DATE: 5-21-2015



LEGEND

IPF	IRON PIN FOUND	COURSE	BEARING	DISTANCE
IPS	IRON PIN SET	L-1	S 45°30'00"E	15.60'
CMF	CONCRETE MONUMENT FOUND	L-2	S 68°14'00"E	12.85'
R/W	RIGHT OF WAY	L-3	S 29°43'19"W	35.00'
BL	BUILDING LINE	L-4	N 60°16'41"W	28.00'
LL	LAND LOT LINE	L-5	N 29°43'19"E	36.40'
N/F	NOW OR FORMERLY			
CL	CENTER LINE			
NTS	NOT TO SCALE			
BM	BENCH MARK			
TBM	TEMPORARY BENCH MARK			
PC	POINT OF CURVATURE			
PI	POINT OF INTERSECTION			
PT	POINT OF TANGENCY			
R	RADIUS			
CH	CHORD			
IE	INVERT ELEVATION			
-T-	TELEPHONE LINE			
-W-	WATER LINE			
-G-	GAS LINE			
-S-	SEWER LINE			
-P-	POWER LINE			
MH	MAN HOLE			
SSE	SANITARY SEWER EASEMENT			
DE	DRAINAGE EASEMENT			
CE	CONSTRUCTION EASEMENT			
CB	CATCH BASIN			
JB	JUNCTION BOX			
DI	DROP INLET			
HW	HEAD WALL			
FH	FIRE HYDRANT			
RCP	REINFORCED CONCRETE PIPE			



LEGAL DESCRIPTION

ALL THAT TRACT OR PARCEL OF LAND LYING IN OR BEING IN LL 195 2ND DISTRICT RABUN COUNTY, GEORGIA, AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT S45°30'00"E 84.20' FRO THE INTERSECTION OF THE RIGHT OF WAYS OF WEST SUGARBUSH DRIVE AND SADDLEBACK CIRCLE

THENCE South 45 degrees 30 minutes 00 seconds East for a distance of 15.60' feet TO A POINT;

THENCE South 68 degrees 14 minutes 00 seconds East for a distance of 12.85' feet TO A POINT;

THENCE South 29 degrees 43 minutes 19 seconds West for a distance of 35.00' feet TO A POINT;

THENCE North 60 degrees 16 minutes 41 seconds West for a distance of 28.00' feet TO A POINT;

THENCE North 29 degrees 43 minutes 19 seconds East for a distance of 36.40' feet TO THE POINT OF BEGINNING.

Together with and subject to covenants, easements, and restrictions of record.

Said property contains 0.022 acres more or less.
965.816 SQUARE FEET

GENERAL NOTES

- 1) The field data upon which this plot is based has a precision of one foot in 6,689 feet and an angular error of 04" per angle point and was adjusted using least squares.
- 2) This plot has been calculated for closure and has an accuracy of one foot in 100,000 feet.
- 3) Field equipment used for this survey was a Topcon GPT2005.
- 4) All easements, restrictions, or exceptions to this are shown based on information supplied to INGRAM, LORD AND ASSOCIATES. No certification as to the correctness of the same is made by INGRAM, LORD AND ASSOCIATES.
- 5) Underground utilities shown on this plot were taken from field observation and from data by others, the exact location of all utilities should be verified by the respective utility company. INGRAM, LORD AND ASSOCIATES assumes no liability as to the exact location of any underground utility. For verification contact the Utilities Protection Center Inc. 1-800-282-7411.
- 6) This survey is a correct representation of the land plotted and has been plotted in conformity with the minimum standards of Georgia Law. It does not intend to indicate ownership of any parcel or easement, this information should be verified by an attorney licensed by the state of Georgia.

MAGNETIC NORTH

INGRAM, LORD & ASSOCIATES
LAND SURVEYING AND PLANNING
437 SAN BROWN BLVD.
COMMERCE, GEORGIA 30529
706-335-9069

IL2681A

EASEMENT REVIEW REQUEST

SUBMIT COMPLETED FORM TO: corp.network.easements@windstream.com

Date: 6-5-2015

URGENT: X Yes No

CAF easement: Yes X No

Windstream Info:

Project Location-City, State (specific address if it exists): SKY VALLEY, GA. 30537

JobTrac #: 704351187 Windstream Company/Grantee: 043

Exchange name: DLRD Exchange Code: 746 Site Name Code: SUGA

Is JobTrac open/funding available? X Yes No

Scheduled construction start date: 7-1-2015

Person Submitting Request/Title: JEFF HEDDEN/OSPII

Phone # and Email of Person Submitting Request: 706-782-4013 jeff.hedden@windstream.com

Windstream Local Office Address: 35 S.CHURCH ST. CLAYTON, GA 30525

Landowner Info:

Grantor(s): CITY OF SKY VALLEY

Grantor Contact Name: LINDA LAPEYROUSE-- CITY MANAGER

Grantor's Physical Mailing Address and/or PO Box, if applicable: 3444 HWY.246 SKY VALLEY, GA. 30537

Grantor's Phone Number and Email address: 706-746-2204 svcitymanager@windstream.net

Grantor's Attorney Contact Info, if applicable:

Type of Review Requested/Documents Being Sent:

X New Easement Review:

- Vesting Deed and/or other ownership info attached? Yes X No
- MOU attached? Yes X No If No, amount offered for easement: NA
- W9 attached? Yes X No
- Exhibit B survey drawing attached? X Yes No
- Temporary Exhibit B drawing attached? Yes No

Mark all appropriate items to be installed:

- poles cables wires drains buildings fixtures conduits guys and anchors
marker poles manholes handholds cabinets fences gates
other (list here)_____

Type of Installation:

Aerial Footage: _____

Underground Footage: 80'_____

Square footage (remote, DLC, etc.) Square Footage: 966_____

Access Only Footage: _____

How many feet on each side of the centerline of the easement do we need? NA_____ ft.

Review of Changes to Standard Easement Provisions:

Requested changes attached or described in detail below? Yes No

Purchase or Sale Agreement:

Deed to Property and information regarding purchase attached? Yes No

Other:

Encroachment Agreement: Yes No

Crossing Agreement: Yes No

Annexation Notification: Yes No

Right of Entry Agreement: Yes No

Other (please describe):

Other Information:

PLEASE FILL OUT THIS FORM COMPLETELY AND SUBMIT WITH EACH REVIEW REQUEST—FAILURE TO DO SO WILL RESULT IN A RETURN OF THIS REQUEST WITHOUT REVIEW!

INSTRUCTIONS FOR SUBMITTING EASEMENT REVIEW REQUEST
corp.network.easements@windstream.com

- ! Every request for easement review MUST be accompanied by the Easement Review Request Form which has been completely filled out. If a request comes to the easement inbox without the form, or with a form that has not been filled out completely, it will be returned to you and will not be reviewed.

- ! You MUST attach all required documents to the email with your review request. If you do not attach the required documents your request will be returned to you and will not be reviewed.

- All requests need to be sent to the Easement Inbox at **corp.network.easements@windstream.com**. Each region has an Easement Team to route and review all easement review requests daily. The easement inbox will be checked daily and requests routed immediately to the appropriate reviewer.

- The subject line of your email should follow this format:
NEW EASEMENT REVIEW, CHANGES TO STANDARD EASEMENT LANGUAGE (fill in appropriate type of request) _ City, State_Site Name_ Grantor . If your request is urgent, please also add "URGENT" at the beginning of the subject line.

- ! **PLEASE DO NOT SEND REVIEW REQUESTS DIRECTLY TO THE EASEMENT TEAM.** In order for your review requests to be processed in a timely manner, they MUST be routed to the Easement Inbox. They will be promptly forwarded to the appropriate easement reviewer who will then correspond with you directly to resolve any issues.

- This form can be used to send request for review of crossing agreements, encroachment agreements, property purchase or sale issues, or any other documentation other than an alleged trespass issue.

For questions about submitting easement review requests or for any escalations, please contact Stacy Majors Light, Manager OSP P&E-Easements, Franchises, ROWs at stacy.m.light@windstream.com or at 501-748-7538.

ORDER OF PRIORITY

1 Winding Ridge Drive	70,532	0.69 LMIG funding
2 Covered Bridge Lane	45,999	0.45
3 Scotland Lane	8,689	0.08
4 Unpaved portion of Scotland	28,160	0.1
5 Alpine Drive	96,088	0.94
6 Sky Valley Way to Post Office	158,314	1.18
7 Cedar Lane	18,400	0.18
8 Visitor Center Driveway & Parking	12,000	
9 City Hall Driveway (upper half)	6,000	
10 Post Office Driveway	6,000	
11 Estatoah View	9,136	0.23
	Estimate 459,318	3.62 miles
Estimated Striping	10,000	
\$469,150 Available Funds	469,318	

