



CITY OF
**Peachtree
CORNERS**
Innovative & Remarkable

INSIDE PEACHTREE CORNERS

3rd Quarter 2016

From Mayor's Desk

Town Center Update

**New Homes Under
Construction**

**Developing
Transportation Plan**

**Startup Incubator
Opens**

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ACCOMPLISHMENTS

July 1, 2015 - June 30, 2016

- Adopted a balanced budget with a zero millage rate
- Partnered with ATDC to develop a startup incubator program
- Established the first startup incubator location in Technology Park
- Assisted with the acquisition of Simpsonwood Park
- Approved final plans for the Town Center and Town Green
- Developed plans for a botanical garden at Town Center
- Awarded Tree City USA designation
- Awarded ARC's Green Communities certification
- Held first Arbor Day event
- Installed new sidewalks in various locations including Winters Chapel Road and Technology Parkway
- Completed Holcomb Bridge Road Corridor Study
- Completed study on redevelopment options for aging apartments
- Completed a multi-use trail study
- Adopted a trails and open space ordinance
- Acquired land for the first phase of the multi-use trail and approved trail design
- Approved new millennial housing in Technology Park
- Began traffic study for S.R. 141
- Resurfaced numerous streets throughout the city
- Elected new city council member
- Held first storm drain stenciling event



From the Mayor's Desk City Celebrates 4th Anniversary – A Look Back and a Look Ahead

On July 1, our young city celebrated its fourth anniversary. Peachtree Corners has made tremendous strides since incorporating as Gwinnett County's 16th city in 2012.

I think this might be the ideal time to also reflect back on what our city would have looked like had we not incorporated.

- The 20 acres across from The Forum, which is the site of the city's new Town Center, would have been developed into 267 garden apartments had the city not stepped in to purchase the land. The loss of this site would have eliminated any opportunity to create a special community gathering spot that citizens could enjoy for years to come.
- And the pristine 227 acres of land on which Simpsonwood Retreat & Conference Center was located, would have been the site of 200+ homes. Because the land was already zoned RA-200, developers would not have needed approval to cut down the thick forest and carve out subdivision roads, add utilities, and build homes on this beautiful piece of land fronting the Chattahoochee River. Thanks to Gwinnett County and the city, Miss Ludie Simpson's land has been preserved as a peaceful park for all to enjoy.

These two decisions alone made a huge impact on our new city. Creating a town center and preserving Simpsonwood were implemented based on citizens'

input when the city developed the Comprehensive Plan. Preserving green space, developing multi-use trails, and improving Holcomb Bridge Road were listed by our residents as top priorities.

These actions have resulted in an economic development boon for the city. More businesses are choosing to locate or relocate here. Gov. Nathan Deal's recent announcement that Comcast selected Peachtree Corners to expand its regional headquarters is just one example of many businesses choosing to grow Peachtree Corners. Office vacancy rates have dropped from 19.2 percent in 2014 to 16.3 percent in 2015. And the city has become a regional job hub with as many jobs as residents.

Now let's take a look back on some of the innovative and remarkable progress we made over the past 12 months. (See list of accomplishments on left.)

Peachtree Corners has a lot to boast about: a zero millage property rate, superior education choices, excellent amenities, robust property values, an affluent community and educated workforce. Our city by the river has a bright future, and with your help and support, we will continue making Peachtree Corners truly "Innovative and Remarkable."

Mike Mason

mmason@peachtreecornersga.gov

City Developing Transportation Plan with Citizen Input

As Peachtree Corners continues to grow, planning long term for the city's expanding transportation needs is paramount.

Recently city leaders began developing a comprehensive transportation plan to ensure that quality of life for its citizens is maintained. The city enlisted the services of Pond & Company, an urban engineering firm, to analyze the various modes of transportation throughout Peachtree Corners and determine its future needs and to develop solutions.



Residents and business owners were invited to participate in an interactive community meeting. Over 50 attended the first meeting on Aug. 11, 2016. Attendees were asked to participate in a number of interactive activities to help identify areas of need within the city and identify specific areas that they thought needed improvement.

The preliminary findings - and the results from the online survey - will be presented on Nov. 17 at City Hall at 6 p.m. Attendees will have an opportunity to comment on the recommendations at the November meeting. A final report will follow.

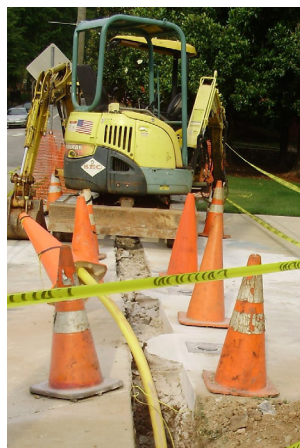
City leaders encourage those who have not yet participated, to take a few moments and complete the online transportation survey which is available on the city's website. Locate "Public Works" under the "Departments" tab, then select "Comprehensive Transportation Plan" in the pulldown menu. The link to the survey is located near the bottom of the page.

Gas Company to Replace Pipes throughout City

In the coming months, Atlanta Gas Light will be working throughout Peachtree Corners neighborhoods and businesses to replace portions of its old pipes with newer, technologically advanced plastic pipe.

The work will include replacing gas mains and service lines. The gas main replacement work typically occurs in the road right-of-way, just inside or outside of the street's edge. The individual service line connecting your home or business will likely need replacing as well. If required, the service replacement will extend from the gas main on road right-of-way to the gas meter serving your home or business.

This is an **Atlanta Gas Light** project; if you have any questions or concerns, please contact AGL directly at 404-584-3142 or via email at vintageplastic@aglresources.com.



Peachtree Corners Named One of Top Cities to Live in Georgia

In an August 2016 online report, Peachtree Corners was ranked 12th as one of the top choices to live in Georgia. Gwinnett County's largest city received an overall "A+" rating with top marks in a number of categories including education, safety, jobs, commute time and family amenities.

The report by Niche.com, a ranking and review site, uses data from a number of sources including the U.S. Education, U.S. Census Bureau, the FBI's Uniform Crime Report, and others.

The report offered opportunities for residents to rate and comment on their city in a number of categories. Comments included: "It's great place to live" and "Great shopping and restaurants. There are a lot of neat projects under way by the city."

Residents also gave "excellent" marks to police and fire protection, street repair/maintenance, park maintenance, public libraries and trash and recycling collection.



Street Lights to be Installed

The city is adding street lights on Medlock Bridge Road (between Spalding Drive and S.R. 141) and on Lou Ivy Road. Georgia Power will be installing the new lights; the work is expected to be complete by Sept. 17.

At the August City Council meeting the council decided to expand the lighting throughout the city and staff is working now to identify those areas. Lighting will be added to existing poles. The city will pay for the installation and the cost of electricity.

The city is responsible for lighting the main roads, however, that does not include subdivisions or neighborhoods.

For subdivisions and neighborhoods, residents are required to pay for the installation and ongoing cost of electricity. Those interested may submit a request for lighting, and if 80 percent of the neighbors agree, then Georgia Power will install the lights. The costs will be added to individual's annual Gwinnett County property bill.

You can find additional information on the city's website, www.peachtreecornersga.gov. Locate the Departments tab on top of the homepage, select "Public Works" then click on "Request for Street Lights" or call City Hall at 678-691-1200.



Curbside Yard Trimming Pickup Service Reminder

If you have added Waste Pros Yard Trimming Pickup Service, please remember it includes up to ten (10) bags per household.

Residents may also use a labeled container (marked yard trimmings) for yard waste pickup. Also accepted: bundled sticks no longer than three (3) feet and 50 lb. limit (per bundle).

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Introducing Peachtree Corners' New Startup Incubator

The incubator space offers unique features including a design and development lab and custom-built podcast recording room.

In 2015, the City of Peachtree Corners worked with Georgia Tech's Enterprise Innovation Institute to investigate the community's readiness for a startup incubator program, and what they found was hundreds of excited, eager entrepreneurs, business owners, investors, community leaders, and citizens ready to support establishing a startup incubator in Peachtree Corners.

In response to this demand, the City of Peachtree Corners partnered with Georgia Tech's Advanced Technology Development Center (ATDC) to offer its nationally-recognized education and resources for the city's startups. The development of the Peachtree Corners incubator will not only help support early startups but also encourage those entrepreneurs to stay in the same community, creating jobs and increasing local sales revenue.

The new incubator, Prototype Prime, is located in space directly below City Hall; renovations are expected to be complete in September. The incubator will provide space that will offer access to education, tools, venture capitalists and more to help entrepreneurs launch and scale their startups.

The main goal of an incubator is to produce successful firms which have the potential to create jobs, revitalize neighborhoods and strengthen local economies. And investing in an incubator service can provide real returns. A 2007 study by the Maryland Technology Development Corporation, shows that incubators in that state also generated approximately \$1.2 billion in gross state product and \$100 million in state and local tax revenue.

It's fitting that the new incubator would be located in Technology Park since the business park has been considered a hub for innovators since its establishment in the 1970s and '80s. Find more information on Prototype Prime on its website, www.prototypeprime.com.

Prototype Prime is located at 147 Technology Parkway, Suite 100 in Peachtree Corners, GA 30092.



New Residential Construction Update

Activity on new residential construction around town has certainly picked up since the city was incorporated just four years ago. In 2015 alone the city issued over 400 permits for residential construction. Following is information on three new residential developments.

Duke Reserve

Location: Spalding Drive and Triangle Parkway, 25 townhomes planned on 4.33 acres; 2-story homes, 4 sided brick in a gated community, 2,750-3,500 square feet, priced from \$500,000.

Builder: Peachtree Residential, LLC

Website: www.peachtreeresidential.com

Oglethorpe

Location: Spalding Drive and Spalding Terrace, 19 detached single-family homes on 5.13 acres; 2-story homes, gated community, 3,000-4,000 square feet, priced from \$600,000.

Developer & Builder: Peachtree Residential, LLC

Website: www.peachtreeresidential.com

The Terraces at Peachtree Corners

Location: Parkway Lane and Jay Bird Alley, 100 townhomes on 15 acres; 2,400 square feet (average), priced from \$300,000.

Builder: Taylor Morrison Homes

Website: www.taylormorrison.com

Please visit the websites of each of these new developments for more information.

City Trash Pickup and Recycling Holiday Schedule



There are only three (3) holidays that the City does not provide collection and disposal services:

- New Year's Day, January 1st
- Thanksgiving Day, 4th Thursday in November
- Christmas Day, December 25th

How it works; if one of the holidays listed above falls on a Monday, then your trash, recycling and yard waste will be picked up on Tuesday.

Two Residents to Serve on County's Transportation Selection Committee

A Citizens Project Selection Committee has been formed that will review transportation projects for 2017 SPLOST funding and recommend funding allocations and priorities to Gwinnett County officials. Voters will consider the proposed 2017 SPLOST in a ballot referendum on the Nov. 8 General Election.

Peachtree Corners residents Sherry Ferguson and Alan Kaplan were selected from among their peers to serve on the committee during an organizational meeting held at the Gwinnett Justice and Administration Center in August. Ferguson represents Commission District 2 and Kaplan, schools. The meeting was attended by about 360 residents who divided themselves into 11 different special interest groups to select their representative and alternate.

The committee is made up of 11 members and 11 alternates representing these specific interest groups: Gwinnett County Commission Districts 1, 2, 3 and 4, Business, Civic, Environmental, Freight and Manufacturing Industry, Schools, Seniors and Young Professionals.

"We are pleased that two Peachtree Corners residents have been selected to serve on this committee," said Mayor Mike Mason. "Identifying transportation projects is an important step in ensuring our city and Gwinnett County continues to improve transportation throughout the area."

If the Nov. 8 SPLOST referendum passes, the committee will begin prioritizing projects in each transportation category for recommendation to the Gwinnett County Board of Commissioners.

SIGN UP . . .

to receive important reminders and other city news. Visit www.peachtreecornersga.gov and click on the link at the top of the home page labeled "Sign up for eNewsletters."

Internship Offers Students Introduction to City Government

For nine weeks over the summer, six high school students from Gwinnett County participated in a cohort-style student government experience at the City of Peachtree Corners.

The on-site educational program was aimed at educating students about the different areas of government and exposing them to the challenges of running a city.

“This program is purely about exposing students to the various facets of city government,” said program administrator Jennifer Howard. “We hoped to create a spark. But at minimum, students learned about the different functions and how they are intertwined.”

The student government internship included a group research project dealing with one of the city’s newest additions, the Prototype Prime startup incubator. The incubator provides space and access to education, tools, venture capitalists, and other services to help local entrepreneurs launch and scale their startups. Working with members of Prototype Prime, students researched start-up incentive programs, support options and developed an awards program for the most innovative startup. They subsequently presented a proposal to the city council, which lent its support.

Developed by the student interns, the Vision Award was adopted by the city council in August, and involves the award of a \$2,500 grant each year to a STEM-focused startup with a product or service that is noticeably different from the competition. A local startup incubator, Prototype Prime, is offering three months of free incubator space, as part of the award package, and student intern assistance will also be made available to the winner.



Peachtree Corners Community Development Director Diana Wheeler challenges students with a visioning exercise during a student government internship program this summer. Pictured are Norcross High School students Jonathon Finol, Lydia Gratwick, and Jeremy Fortin as well as Christian Jamison, who attends the Gwinnett School of Mathematics, Science, and Technology.

Councilmember Aulbach Selected for Leadership Gwinnett Class

Jeanne Aulbach, councilmember for Post 4, is among 40 local leaders chosen for the 2017 Leadership Gwinnett Class. The nine-month program began in August.



Jeanne Aulbach
City Council Post 4

The program includes topics such as leadership in a world class community, infrastructure, economics, education, health & human services, study groups, exclusive tours and hands-on experiences.

Established in 1985, Leadership Gwinnett was created to ensure that the community’s most influential leaders are knowledgeable about issues pertaining to the county and region.

Councilmember Christopher Selected for ARC’s Leadership Program

Lorri Christopher, Post 5 City Councilmember, has been selected to participate in the Atlanta Regional



Lorri Christopher
City Council Post 5

Commission’s Regional Leadership Institute (RLI) program.

The RLI program is a comprehensive leadership program designed to better prepare a diverse group of community, government, business and nonprofit leaders to work collaboratively in addressing regional issues.

The intensive one-week program trains, empowers and supports leaders so they may effect positive community change in the region

The mission of the RLI program is to: create a shared sense of community; build relationships of trust between businesses, government, non-profit, civic, religious, racial, ethnic and cultural groups; expand leaders’ knowledge of key issues and bring clarity, awareness and competencies required to lead the Atlanta region. This year’s class will be held Sept. 25-30.



What are the Benefits of Building Green?

By Ringo McCollum, Building Official

Building green means living better, smarter and healthier. Just by choosing energy-efficient building materials and supplies, homeowners can make positive changes to both the inside and outside environments, creating homes that are better for you and our world.

Building green does not necessarily mean starting from scratch or spending more money. There are many ways to improve the green factor in existing homes by using longer-lasting and sustainable materials.

- Use energy-efficient light bulbs, turn off lights and unplug electronics when not in use.
- Seal air leaks.
- Install programmable thermostats.
- Upgrade windows, heating and air conditioning equipment.
- Change filters frequently.
- Install more insulation in walls, floors and attics.
- Choose energy efficient appliances.

If you are building new, consider the best position on the lot for trapping light and energy, and make use of energy-efficient foundation, framing, plumbing, wiring and HVAC systems now available.

Green homes are also healthier homes, reducing mold, mildew and other allergens that contribute to asthma and other significant health issues.

Below are tips for keeping your home dry and mold-free:

- Keep it dry: install a drain pan under the water heater; place dehumidifiers in basements and other damp areas; position downspouts away from the house; repair any water damage.
- Keep it clean: use track-off mats at all doorways; clean up dust to eliminate contaminants such as lead dust and allergens.
- Keep it ventilated: install or replace exhaust fans in bathrooms and kitchens (make sure they vent to the outside).
- Keep it contaminant-free: use wire shelving that doesn't collect dust; have your home tested for radon and lead-based paint.

Calling All U.S. Veterans

Are you a veteran of the U.S. Armed Forces - or do you have a spouse or family member who has served our country? If so, the city would like to hear from you.

Plans to create a monument to honor Peachtree Corners veterans are underway. The monument will be located on the Town Green of the city's new Town Center and is expected to be complete in the fall of 2017.

View the plans for the Peachtree Corners Veterans Monument at www.ptcvets.net.

Veterans and families, we are asking that you send in your name and contact information including the branch of service and years served. Please include a daytime phone number. Send an email to Judy Putnam, Communications Director at jputnam@peachtreecornersga.gov or call 770-609-8821.



Update on Town Center

Construction on the 20+ acre site across from The Forum is expected to get underway this winter. The developer, Fuqua Development, is currently in the process of coordinating and finalizing multiple leases.

The Town Center will feature restaurants, retail shops, a 2-acre Town Green, a veteran's monument and over 70 townhomes.

If you have any questions about the Town Center, please contact Community Development Director, Diana Wheeler, at 678-691-1200.

Parking Requirements for Residential Vehicles

In any residential district, the parking of any motor vehicle, except on a hard-surfaced driveway or in a carport or garage, is prohibited.

Any recreational vehicle or any non-motor vehicle may only be parked in a carport, enclosed structure, or in the rear yard on a paved surface (or approved porous or grassed paving system).

Any vehicles parked in the rear yard not in a carport or in an enclosed structure must be parked at least fifteen (15) feet from the property line. For questions contact the Code Enforcement Department at 678-691-1200.



R.V.'s must be parked in an enclosed structure.

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An aerial view of the city. Pictured: S.R. 141 on the left and Peachtree Industrial Boulevard on the right.

FINDING INNOVATIVE WAYS TO USE TECHNOLOGY

By Brandon Branham, Finance Director

When it incorporated four years ago, the new city needed to identify all of its assets including roads, rights-of-way, signage and other built and installed assets. Peachtree Corners decided to go digital - digitizing its resources to more efficiently manage its operations and make the public safer.

Municipal governments now have more technology options available to successfully manage their assets. Peachtree Corners and CH2M, the city's partner in operations, applied photo imaging and LIDAR (surveying technology that measures distance by illuminating a target with a laser light) to compile a comprehensive asset catalog for the city to help refine and focus its management strategy.

Although this technology had been used to produce aerial views for years, no jurisdiction in Georgia had used it from the ground level.

GIS technology provides vital support for almost everything a local government does. Well-defined geospatial programs help cities like Peachtree Corners provide quality service to citizens in a cost-effective manner.

The Peachtree Corners asset inventory project is complete and 35,000+ assets were captured in rights-of-way — more than double what the city thought it had. The city is surprised by the amount of data it is receiving and is benefitting from the value innovative geospatial technology is providing.

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Peachtree Corners GA 30092

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Mayor & City Council

Mayor, Mike Mason

City Council Post 1, Phil Sadd

City Council Post 2, Eric Christ

City Council Post 3, Alex Wright

City Council Post 4, Jeanne Aulbach

City Council Post 5, Lorri Christopher

City Council Post 6, Weare Gratwick

City Staff

City Manager, Julian Jackson

City Clerk, Kymberly Chereck

Community Development Director, Diana Wheeler

City Attorney, Bill Riley

City Hall

City of Peachtree Corners

147 Technology Parkway, Suite 200

Peachtree Corners, GA 30092

City Hall: 678-691-1200

Municipal Court: 770-609-8816

Hours: 9 a.m. – 4 p.m. Monday – Friday

Website: www.peachtreecornersga.gov

Facebook: www.facebook.com/peachtreecornersga

Twitter: www.twitter.com/PtreeCorners

Public Safety

Gwinnett County Police Department

Non-Emergency: 770-513-5700

Emergency: 911

Gwinnett County Fire and Emergency Services

770-518-4800