

CITY OF SOUTH FULTON, GEORGIA
REGULAR MEETING - Southwest Arts Center 915 New Hope Road, Atlanta, GA 30331
Tuesday, October 24, 2023, 5:00 PM



SOUTH FULTON CITY COUNCIL MISSION STATEMENT:

To provide exceptional customer service that sustains a safe, inclusive, innovative, and an economically vibrant city.

The Honorable khalid kamau, Mayor
The Honorable Catherine F. Rowell, District 1 Councilmember
The Honorable Carmalitha Gumbs , District 2 Councilmember
The Honorable Helen Z. Willis, District 3 Councilmember
The Honorable Jaceey Sebastian, District 4 Councilmember
The Honorable Corey A. Reeves, District 5 Councilmember
The Honorable Natasha Williams-Brown, District 6 Councilmember
The Honorable Linda B. Pritchett, District 7 Councilmember

REGULAR COUNCIL MEETING AGENDA

- I. 5:00 p.m. Invocation - Chaplain Barbara McKee
- II. 5:02 p.m. Pledge of Allegiance
- III. 5:03 p.m. Roll Call- Corey Adams, City Clerk
- IV. 5:04 p.m. Meeting Called to Order- Mayor khalid (*Times are estimates only)
- V. 5:05 p.m. Approval of City Council Meeting Minutes
 - 1. Request Council Approval of City Council Regular Meeting Minutes from October 10, 2023 (City Clerk)
 - 2. Request Council Approval of City Council Work Session Minutes from October 10, 2023 (City Clerk)
 - 3. Request Council Approval of City Council Alcohol/Zoning Public Hearing Minutes from October 10, 2023 (City Clerk)
- VI. 5:07 p.m. Adoption of Council Agenda
- VII. 5:10 p.m. Consent Agenda Items

4. Consent Agenda: PROCLAMATIONS

Mayor/Council Proclamations for Spreading on the Minutes:

Veterans Helping Veterans Appreciation Day (Councilmember Pritchett)

Albert L. Lewis Appreciation Day (Councilmember Pritchett)

5. **Request to enter into an IGA with City of Atlanta Watershed**

Management - Butner Road at Union Road Intersection Improvements

Intersection improvements will include the addition of a single lane roundabout to address congestion and reduce the severity of accidents at Butner Road and Union Road. Additional improvements include drainage, curb & gutter, streetlights, and 5' wide sidewalks. The City of Atlanta's Department of Watershed Management has existing water lines that conflict with the project that must be relocated and/or adjusted as part of the intersection improvements. DWM's scope of work includes adjusting/relocating/replacing: 320 LF of 8-inch watermain, 30 LF of ¾-inch water service line; two (2) water meter boxes; five (5) water valve boxes; three (3) fire hydrants and other appurtenances to accommodate the intersection improvements. Pursuant to Resolution No. 22-R-3441, and for which the City will invoice and be reimbursed, DWM is authorized to and shall contribute an amount not to exceed \$45,047.65.

6. **Request to enter into an IGA with City of Atlanta Watershed**

Management - Enon Road Culvert Replacement Over Camp Creek

The proposed project will replace the existing culvert located on Enon Road between Enon Mill Drive and Enon Pines Drive. The deteriorated timber culvert will be removed and replaced with a structure to carry two 12-foot travel lanes and 8-foot shoulders, which include 6-foot sidewalks. The City of Atlanta's Department of Watershed Management has existing water lines that conflict with the project that must be relocated and/or adjusted as part of the culvert replacement. Pursuant to Resolution No. 22-R-3719, and for which the City will invoice and be reimbursed, DWM is authorized to and shall contribute an amount not to exceed \$53,000.

VIII. 5:11 Alcohol License, Rezoning, Variance and Modification Cases (For Motion and Vote)

7. Special Use Permits

5:11 p.m. Case U23-014: Application by Wendy Smith-Martin requesting a Special Use Permit to operate a church at 0 Old National Hwy (Parcel ID: 13 0188LL0487) District 7

8. 5:13 p.m. Case U23-011: Application by Frederick Grisham requesting a Special Use Permit to operate a salon at 3220 Butner Rd SW, Suite 140 (Parcel ID: 14 F0073LL0974) District 2

9. Short-Term Rental

5:16 p.m. U23-007: Application by ST Holdings LLC requesting a Special Use Permit to operate a Short-Term Rental at 7240 Hobgood Road, Fairburn GA 30213 (Parcel ID: 07 250001210224). (District 4) Deferred at September 12 Public Hearing

10. 5:21 p.m. Case U23-012: Application by Beverly Allen requesting a Special Use Permit to operate a Short-Term Rental at 4144 Butternut Place (Parcel ID: 09 F410001715719) District 3

IX. 5:25 p.m. Public Comment

Speakers will be granted a total of two (2) minutes each and public comments will not exceed thirty (30) minutes. Speakers will not be allowed to yield or donate their time to other speakers. Speakers must identify themselves and their addresses prior to speaking. Speakers may only address the Presiding Officer, shall observe all rules of decorum. No debate, disrespect or obscenities shall be tolerated. The Presiding Officer shall rule any such individual out of order that fails to comply with the foregoing.

X. 5:55 p.m. Council Comments

XI. 6:15 p.m. Agenda Items

11. PUBLIC SAFETY

6:15 p.m. Request Approval of A Sublease Agreement To Fourth Amendment Of Master Lease Agreement For Facilities For An Amount Not to Exceed \$660,000.00 (Municipal Court)

12. 6:25 p.m. Request Approval Of A Resolution Urging The South Fulton Police Department And Other Law Enforcement Agencies With Jurisdiction Within The City To Expand The Use Of Diversion Services, Encouraging Fulton County And The Fulton County Sheriff To Take Similar Measures In Addressing Overcrowding And Safety Concerns At The Fulton County Jail, And Exploring Funding Opportunities To Support Diversion Services (Noni's Law) (Sponsored by Mayor khalid)

13. PROCUREMENT AND CONTRACTS

6:41 p.m. Request Approval to Award the Contract for Request For Proposal (RFP) Number 23-51 - Management of the Merk Miles Citizens Convenience Center for the City of South Fulton (Latham Home Sanitation - Base Pay of the vendor will be \$35,000 per month) (Public Works)

14. 7:00 p.m. Request Approval to renew the Professional Services Agreement with Lowe Engineers, LLC in the amount of \$959,404.00. Per section 1.01(D) of the agreement, the City is exercising its first renewal by extending the term to September 30, 2024. There are two (2) one-year renewals remaining. (Public Works)

15. 7:05 p.m. Request Approval to enter into an Agreement with Allscan to purchase, design, install and implement our physical security services related to cameras, card access and intrusion detection at our city locations and other services within the city. This is funded by the Information Technology ARPA fund allocation and Police fund allocations for an amount not to exceed \$800,000. (Phase I) (Information Technology)

XII. 8:00 p.m. Executive Session, if necessary

When an Executive Session is Required, one will be called for the following issues:

1) Personnel, 2) Litigation or 3) Real Estate

XIII. Adjournment of Meeting

GOVERNMENT OF THE CITY OF SOUTH FULTON

khalid kamau
MAYOR



SHARON D. SUBADAN
CITY MANAGER

MEMORANDUM

TO: Request Council Approval of City Council Regular Meeting Minutes from October 10, 2023

DATE: October 24, 2023

SUBJECT: Request Council Approval of City Council Regular Meeting Minutes from October 10, 2023

REFERENCE:

CONCLUSION:

BACKGROUND:

FISCAL IMPACT:

ATTACHMENTS:

Description	Type	Upload Date
Minutes_RM_2023_10_10_Meeting DRAFT	Cover Memo	10/18/2023

CITY OF SOUTH FULTON, GEORGIA
REGULAR MEETING - Welcome All Park Multipurpose Facility, 4255 Will Lee Rd, South
Fulton, GA 30349
Tuesday, October 10, 2023, 7:00 PM



REGULAR MEETING MINUTES

I. 8:00 p.m. Invocation

Minutes:

The invocation was rendered by Chaplain Corporal Nehemiah Nesmith.

II. 8:02 p.m. Pledge of Allegiance

Minutes:

The pledge of allegiance was recited in unison.

Attendee Name	Title	Status	Arrived
khalid kamau	Mayor	Present	
Catherine F. Rowell	District 1 Councilmember	Present	
Carmalitha Gumbs	District 2 Councilmember	Present	
Helen Z. Willis	District 3 Councilmember	Present	
Jaceey Sebastian	District 4 Councilmember	Present	
Corey A. Reeves	District 5 Councilmember	Present	
Natasha Williams	District 6 Councilmember	Present	
Linda Pritchett	District 7 Councilmember	Present	

Following the roll call by the City Clerk, a quorum was established. Councilmember Pritchett was present via Zoom.

III. 8:04 p.m. Meeting Called to Order- Mayor khalid (*Times are estimates only)

Minutes:

The meeting was called to order by Mayor khalid kamau at 8:02 PM.

IV. 8:05 p.m. Approval of City Council Meeting Minutes

1. Request Council Approval of City Council Regular Meeting Minutes from September 26, 2023 (City Clerk)

Motion (Approve): Councilmember Rowell

Second: Councilmember Sebastian

[Motion Approved]

Yea: 7 Gumbs, Pritchett, Reeves, Rowell, Sebastian, Williams, Willis

Nay: 0

Abstain: 0

Not Voting: 0

Minutes:

A motion was made to approve the City Council Regular Meeting Minutes from September 26, 2023.

The motion was approved unanimously.

V. 8:07 p.m. Adoption of Council Agenda

Motion (Approve): Councilmember Reeves

Second:

[Motion Failed for Lack of Second]

Yea: 0

Nay: 0

Abstain: 0

Not Voting: 0

Minutes:

A motion was made to approve the agenda without any amendments.

The motion failed for the lack of a second.

Motion (Approve as Amended): Councilmember Rowell

Second: Councilmember Williams

[Motion Approved]

Yea: 7 Gumbs, Pritchett, Reeves, Rowell, Sebastian, Williams, Willis

Nay: 0

Abstain: 0

Not Voting: 0

Minutes:

A motion was made to approve the agenda with the following amendments:

1) Add a special event permit application for Fastenal Annual 5K Walk/Run

2) Remove Hispanic Heritage Month Proclamation to Regular Agenda to allow personal

privilege for Councilmember Pritchett to read the Proclamation into the record

3) Correct the dollar figures on the following agenda items due to the omission of the 10% contingency:

Item #13 - correct amount should be \$2,786,641.10

Item #14 - correct amount should be \$3,813,695.55

Item #15 - correct amount should be \$1,814,805.02

The motion was approved as amended unanimously.

VI. 8:10 p.m. Consent Agenda Items

Motion (Approve as Amended): Councilmember Gumbs

Second: Councilmember Rowell

[Motion Approved]

Yea: 7 Gumbs, Pritchett, Reeves, Rowell, Sebastian, Williams, Willis

Nay: 0

Abstain: 0

Not Voting: 0

Minutes:

A motion was made to approve the Consent Agenda Items 2 and 3.

The motion was approved unanimously.

2. Consent Agenda: PROCLAMATIONS

Mayor/Council Proclamations for Spreading on the Minutes:

Al-Karim Court No. 219 Appreciation Day (Mayor khalid)

Mr. ColliPark Appreciation Day (Councilmember Willis)

South Fulton Lodge No. 598 and South Fulton Chapter No. 591 Appreciation Day (Councilmember Gumbs)

Minutes:

Item approved as a part of the Consent Agenda.

3. Consent Agenda: SUBDIVISION PLATS

Request Council confirmation of the following recorded development plats as approved by the City Engineer pursuant to Section 4.2.2.E of the Subdivision Regulations, Appendix D:

a. 1855 Zone Avenue Lot Split (District 1)

Minutes:

Item approved as a part of the Consent Agenda.

4. Request Approval of a Resolution Recognizing Hispanic Heritage Month
(Councilmember Pritchett)

Motion (Approve as Amended): Linda Pritchett

Second: Councilmember Gumbs

[Motion Approved]

Yea: 7 Gumbs, Pritchett, Reeves, Rowell, Sebastian, Williams, Willis

Nay: 0

Abstain: 0

Not Voting: 0

Minutes:

Item removed to Regular Agenda and heard later in the meeting.

A motion was made to approve A Resolution Recognizing Hispanic Heritage Month and add Councilmember Gumbs as a co-sponsor.

The motion was approved unanimously.

VII. 8:12 p.m. Public Comment

Motion (Approve): Councilmember Reeves

Second: Councilmember Sebastian

[Motion Not Carried]

Yea: 0

Nay: 0

Abstain: 0

Not Voting: 0

Minutes:

A motion was made to suspend the public speaking rules.

The motion was not carried.

Motion (Approve): Councilmember Willis

Second: Councilmember Gumbs

[Motion Approved]

Yea: 4 Gumbs, Rowell, Sebastian, Willis

Nay: 0

Abstain: 0

Not Voting: 3 Pritchett, Reeves, Williams

Minutes:

A motion was made to suspend the public speaking rules and allow all speakers to speak.

The motion was approved 4-0. Councilmember Reeves, Williams-Brown and Pritchett did not vote.

VIII. 8:45 p.m. Agenda Items

5. Alcohol License, Rezoning, Variance and Modification Cases (For Motion and Vote)

8:45 p.m. Z23-007 and CV23-002: Second Read and Request Council Approval of A Rezoning Ordinance for an Application by PVJ RE Holdings LLC requesting a Rezoning from the AG-1 Agricultural District to the C-1 Limited Commercial District and Concurrent Variances to reduce the north zoning buffer from 25' to 10', reduce the north improvement setback from 10' to 0', to reduce the east zoning buffer from 50' to 25', and to reduce the parking space requirement from 47 spaces to 29 spaces at the parcel located on the corner of Old National Highway and Carobet Terrace (Parcel ID: 13 0132 LL0443). (District 6)

Motion (Approve): Councilmember Williams

Second: Councilmember Reeves

[Motion Approved]

Yea: 7 Gumbs, Pritchett, Reeves, Rowell, Sebastian, Williams, Willis

Nay: 0

Abstain: 0

Not Voting: 0

Minutes:

A motion was made to approve Z23-007 and CV23-002: Second Read and Request Council Approval of A Rezoning Ordinance for an Application by PVJ RE Holdings LLC requesting a Rezoning from the AG-1 Agricultural District to the C-1 Limited Commercial District and Concurrent Variances to reduce the north zoning buffer from 25' to 10', reduce the north improvement setback from 10' to 0', to reduce the east zoning buffer from 50' to 25', and to reduce the parking space requirement from 47 spaces to 29 spaces at the parcel located on the corner of Old National Highway and Carobet Terrace.

The motion was approved unanimously.

6. 8:50 p.m. Z23-009: Second Read and Request Council Approval of A Rezoning Ordinance for an Application by Kenneth Wilson to Rezone from AG-1 (Agricultural District) to M-1 (Light Industrial District) property located at 2888 Sullivan Road, College Park, GA 30337 (Parcel ID: 13 0062 LL0694). (District 5).

Motion (Approve): Councilmember Reeves

Second: Councilmember Williams

[Motion Approved]

Yea: 7 Gumbs, Pritchett, Reeves, Rowell, Sebastian, Williams, Willis

Nay: 0
Abstain: 0
Not Voting: 0

Minutes:

A motion was made to Approve A Rezoning Ordinance for an Application by Kenneth Wilson to Rezone from AG-1 (Agricultural District) to M-1 (Light Industrial District) property located at 2888 Sullivan Road, College Park, GA 30337.

The motion was approved unanimously.

7. 8:55 p.m. Z23-010: Second Read and Request Council Approval of A Rezoning Ordinance for an Application by Randy Arnold Jr, requesting to Rezone from AG-1 (Agricultural District) and SUB A (Suburban A Single-Family District) to MIX (Mixed Use District) property located at 5425 and 5445 Buffington Road, South Fulton, GA 30349 (Parcel ID: 13 0096 LL0280 and 13 0096 LL0033). (District 5).

Motion (Approve): Councilmember Reeves

Second: Councilmember Sebastian

[Motion Approved]

Yea: 7 Gumbs, Pritchett, Reeves, Rowell, Sebastian, Williams, Willis
Nay: 0
Abstain: 0
Not Voting: 0

Minutes:

A motion was made to Approve A Rezoning Ordinance for an Application by Randy Arnold Jr, requesting to Rezone from AG-1 (Agricultural District) and SUB A (Suburban A Single-Family District) to MIX (Mixed Use District) property located at 5425 and 5445 Buffington Road, South Fulton, GA 30349.

The motion was approved unanimously.

8. 9:00 p.m. Z23-011: Second Read and Request Approval of An Ordinance to Rezone from R-3 (Single Family Dwelling District) to R-5A (Single Family Dwelling District) property located at 0 Estes Drive (Parcel ID: 13 0096 LL0561). (District 5).

Motion (Defer): Councilmember Reeves

Second: Councilmember Williams

[Motion Approved]

Yea: 7 Gumbs, Pritchett, Reeves, Rowell, Sebastian, Williams, Willis
Nay: 0
Abstain: 0
Not Voting: 0

Minutes:

A motion was made to defer this case until the November 14 Council Meeting.

The motion to defer was approved unanimously.

9. PUBLIC WORKS, HEALTH AND SAFETY

9:05 p.m. Second Read and Request for Approval of An Ordinance To Amend Title 6, Health And Sanitation, Chapter 1, Smoke-Free Air, Of The City Of South Fulton Code Of Ordinances So As To Provide An Exemption From The Smoking Regulations Identified In Section 6-1005 Through 6-1008 For One (1) Cigar Bar Located At 3461 Roosevelt Highway, Suite 15; And For Other Lawful Purposes. (Sponsored by Councilmember Willis)

Motion (Approve): Councilmember Willis

Second: Councilmember Sebastian

[Motion Approved]

Yea: 5 Gumbs, Pritchett, Sebastian, Williams, Willis

Nay: 0

Abstain: 1 Rowell

Not Voting: 1 Reeves

Minutes:

A motion was made to Approve An Ordinance To Amend Title 6, Health And Sanitation, Chapter 1, Smoke-Free Air, Of The City Of South Fulton Code Of Ordinances So As To Provide An Exemption From The Smoking Regulations Identified In Section 6-1005 Through 6-1008 For One (1) Cigar Bar Located At 3461 Roosevelt Highway, Suite 15.

The motion was approved 5-0-1. Councilmember Rowell abstained. Councilmember Reeves did not vote.

10. 9:10 p.m. Second Read and Request for Approval of An Ordinance To Amend Section 6-2002 – Definitions, Chapter 2 – Solid Waste Ordinance of Title 6 – Health And Administration By Reinstating The 2005 Fulton Solid Waste Management Plan; And For Other Lawful Purposes. (Sponsored by Councilmember Rowell and Public Works)

Motion (Approve): Councilmember Rowell

Second: Councilmember Gumbs

[Motion Approved]

Yea: 7 Gumbs, Pritchett, Reeves, Rowell, Sebastian, Williams, Willis

Nay: 0

Abstain: 0

Not Voting: 0

Minutes:

A motion was made to Approve An Ordinance To Amend Section 6-2002 – Definitions, Chapter

2 – Solid Waste Ordinance of Title 6 – Health And Administration By Reinstating The 2005 Fulton Solid Waste Management Plan.

The motion was approved unanimously.

11. First Read: Ordinance Revising Travon Wilkens Memorial Pedestrian Fund, Amending Title 1, Administration, Chapter 8, Budget Of The City Code Of Ordinances To Restrict School A Portion Of Zone Traffic Camera Revenues For Speed Humps/Bumps/Tables And Crosswalks And For Other Lawful Purposes (Mayor khalid)

Minutes:

First Read

12. First Read: Ordinance Amending Appendix H To South Fulton's City Code Of Ordinances, Enhancing Pedestrian Safety, Traffic Calming Policy And For Other Lawful Purposes (Mayor khalid)

Minutes:

First Read

13. PROCUREMENT AND CONTRACTS

9:15 p.m. Request approval to award the contract for ITB #23-74 TSPLOST Rivertown Road at Cedar Grove Road Improvement Project (CMC Inc. \$2,533,310.10)

This project will provide intersection improvements, including constructing a single-lane roundabout. Additional improvements include drainage, curb & gutter, streetlights, and 5-ft wide sidewalks.

Motion (Approve): Councilmember Reeves

Second: Councilmember Williams

[Motion Approved]

Yea: 7 Gumbs, Pritchett, Reeves, Rowell, Sebastian, Williams, Willis

Nay: 0

Abstain: 0

Not Voting: 0

Minutes:

A motion was made to approve items 13-16 as a group vote.

Correct dollar amount should be \$2,786,641.10

The motion was approved unanimously.

14. 9:20 p.m. Request approval to award the contract for ITB #23-73 Butner Road at Union Road Improvement Project (Awardee: SD and C Inc. - \$3,466,995.95)

This project will provide Intersection improvements will include the construction of a single lane roundabout. Additional improvements include drainage, curb and gutter, streetlights, 5-ft wide sidewalks.

Minutes:

Item approved as a part of group block vote for items 13-16.

Correct dollar amount should be \$3,813,695.55

15. 9:25 p.m. Request approval to award the contract for ITB #23-70 (Enon Road Over Camp Creek Tributary Road Improvement Project) (Apparent Awardee: Baldwin Paving Company, Inc. - \$1,649,822.75)

The project will replace the existing culvert located on Enon Road between Enon Mill Drive and Enon Pines Drive. The deteriorated timber culvert will be removed and replaced with a structure to carry two 12-ft travel lanes and 8-ft shoulders, which include 6-ft sidewalks as better described/depicted in the construction plans.

Minutes:

Item approved as a part of group block vote for items 13-16.

Correct dollar amount should be \$1,814,805.02

16. 9:30 p.m. Request approval to award the contract for RFP #23-37 Environmental Consultants Firm (Awardee: Stantec Consulting Services Inc. - \$492,500.00)

This project will serve as a technical liaison between the City and GA-EPD. Services will include completing a Threatened and Endangered Species Survey, an Environmental Site Assessment at designated sites, specific risk assessments as needed, and completion of a final close-out report summarizing all grant activities.

Minutes:

Item approved as a part of group block vote for items 13-16.

17. Request Council confirmation of a special event for "FASTENAL BK5K Annual RUN/WALK"

Motion (Approve): Councilmember Rowell

Second: Councilmember Gumbs

[Motion Approved]

Yea: 7 Gumbs, Pritchett, Reeves, Rowell, Sebastian, Williams, Willis
Nay: 0
Abstain: 0
Not Voting: 0

Minutes:

A motion was made to approve a special event application for “FASTENAL BK5K Annual RUN/WALK” - October 21, 2023 - 6 am - 1 pm start located at Wolf Creek Amphitheater - 3025 Merk Rd, South Fulton, GA 30349.

The motion was approved unanimously.

IX. 9:35 p.m. Council Comments

X. 10:00 p.m. Executive Session

Minutes:

No Executive Session Conducted.

XI. Adjournment of Meeting

Motion (Adjourn): Councilmember Reeves

Second: Councilmember Gumbs

[Motion Approved]

Yea: 7 Gumbs, Pritchett, Reeves, Rowell, Sebastian, Williams, Willis
Nay: 0
Abstain: 0
Not Voting: 0

Minutes:

A motion was made to adjourn the meeting at 10:12 PM.

The motion was approved unanimously.

GOVERNMENT OF THE CITY OF SOUTH FULTON

khalid kamau
MAYOR



SHARON D. SUBADAN
CITY MANAGER

MEMORANDUM

TO: Request Council Approval of City Council Work Session Minutes from October 10, 2023

DATE: October 24, 2023

SUBJECT: Request Council Approval of City Council Work Session Minutes from October 10, 2023

REFERENCE:

CONCLUSION:

BACKGROUND:

FISCAL IMPACT:

ATTACHMENTS:

Description	Type	Upload Date
Minutes_WS_2023_10_10_Meeting_DRAFT	Cover Memo	10/23/2023

CITY OF SOUTH FULTON, GEORGIA
WORK SESSION - Welcome All Park Multipurpose Facility, 4255 Will Lee Rd, South Fulton,
GA 30349
Tuesday, October 10, 2023, 4:00 PM



COUNCIL WORK SESSION MEETING MINUTES

I. 4:00 p.m. Call to Order - Mayor khalid

Minutes:

The meeting was called to order by Mayor Pro Tem Natasha Williams-Brown at 4:02 pm.

II. 4:01 p.m. Roll Call - Corey Adams, City Clerk

Attendee Name	Title	Status	Arrived
khalid kamau	Mayor	Present	4:05 PM
Catherine F. Rowell	District 1 Councilmember	Present	
Carmalitha Gumbs	District 2 Councilmember	Present	
Helen Z. Willis	District 3 Councilmember	Present	
Jaceey Sebastian	District 4 Councilmember	Present	
Corey A. Reeves	District 5 Councilmember	Present	
Natasha Williams	District 6 Councilmember	Present	
Linda Pritchett	District 7 Councilmember	Present	4:15 PM

Following the roll call by the City Clerk, a quorum was established.

III. 4:03 p.m. City Manager Items - Sharon Subadan, Interim City Manager

1. Staff Reports

4:03 p.m. City Manager Monthly Reports (inclusive of the Finance and Public Works Reports)

- a. Briefing on City Contracts/Purchases Exceeding \$25,000.00
- b. Update City Initiatives Aligned with Strategic Plan

Minutes:

Sharon Subadan, Interim City Manager, provided the monthly city manager's report.

IV. 4:30 p.m. Presentations

2. a. 4:15 p.m. Hospital Authority Initiative: Discussion with Senator Donzella James (Councilmember Gumbs and CDRA)
- b. 4:45 p.m. Reg'nia Majors Speed Camera Ordinance and Travon Wilkens Pedestrian Safety Fund (Mayor khalid and Finance)

Minutes:

Senator Donzella James and East Point Councilmember Joshua Butler presented research and plan to form a Hospital Authority in South Fulton County. The current plan is to start with the cities of East Point and South Fulton.

Several councilmembers expressed concern with the absence of Fulton County in the plan. Additionally, concerns were expressed regarding financial obligations to the cities.

Senator James and Councilmember Butler advised they will take the council's questions and concerns under consideration and when appropriate come back before the council for further discussion.

Minutes:

Mayor khalid discussed the Reg'nia Majors Speed Camera Ordinance and Travon Wilkens Pedestrian Safety Fund. He indicated that the legislative items are in the legislative process for comment and review.

V. City Attorney's Report (not discussed in Public, per City Attorney)

Minutes:

No Report.

VI. 5:15 p.m. Executive Session (if needed)

When an Executive Session is Required, one will be called for the following issues: 1) Personnel, 2) Litigation or 3) Real Estate

Motion (Recess): Councilmember Sebastian

Second: Councilmember Gumbs

[Motion Approved]

Yea: 6 Gumbs, Reeves, Rowell, Sebastian, Williams, Willis

Nay: 0

Abstain: 0

Not Voting: 1 Pritchett

Minutes:

A motion was made to recess for Executive Session for Personnel, Real Estate, Cyber Security and Litigation at 6:19 PM.

The motion was approved 6-0.

Motion (Reconvene): Councilmember Rowell

Second: Councilmember Sebastian

[Motion Approved]

Yea: 5 Reeves, Rowell, Sebastian, Williams, Willis

Nay: 0

Abstain: 0

Not Voting: 2 Gumbs, Pritchett

Minutes:

A motion was made to reconvene from Executive Session at 6:58 PM.

The motion was approved 5-0.

VII. 6:00 p.m. Adjournment of Meeting

Motion (Adjourn): Councilmember Willis

Second: Councilmember Rowell

[Motion Approved]

Yea: 5 Reeves, Rowell, Sebastian, Williams, Willis

Nay: 0

Abstain: 0

Not Voting: 2 Gumbs, Pritchett

Minutes:

A motion was made to adjourn the Work Session at 6:59 pm.

The motion was approved 5-0.

GOVERNMENT OF THE CITY OF SOUTH FULTON

khalid kamau
MAYOR



SHARON D. SUBADAN
CITY MANAGER

MEMORANDUM

TO: Request Council Approval of City Council Alcohol/Zoning Public Hearing Minutes from October 10, 202

DATE: October 24, 2023

SUBJECT: Request Council Approval of City Council Alcohol/Zoning Public Hearing Minutes from October 10, 202

REFERENCE:

CONCLUSION:

BACKGROUND:

FISCAL IMPACT:

ATTACHMENTS:

Description	Type	Upload Date
Minutes_ZPH_2023_10_10_Meeting DRAFT	Cover Memo	10/18/2023

CITY OF SOUTH FULTON, GEORGIA
ALCOHOL/ZONING PUBLIC HEARINGS - Welcome All Park Multipurpose Facility,
4255 Will Lee Rd, South Fulton, GA 30349
Tuesday, October 10, 2023, 6:00 PM



SPECIAL CALLED MEETING MINUTES

1. 6:00 p.m. Meeting Called to Order – Mayor khalid

Minutes:

The meeting was called to order by Mayor Pro Tem Natasha Williams-Brown at 7:00 PM.

2. 6:01 p.m. Roll Call - Corey Adams, City Clerk

Minutes:

Attendee Name	Title	Status	Arrived
khalid kamau	Mayor	Present	
Catherine F. Rowell	District 1 Councilmember	Present	
Carmalitha Gumbs	District 2 Councilmember	Present	7:04 PM
Helen Z. Willis	District 3 Councilmember	Present	
Jaceey Sebastian	District 4 Councilmember	Present	
Corey A. Reeves	District 5 Councilmember	Present	
Natasha Williams	District 6 Councilmember	Present	
Linda Pritchett	District 7 Councilmember	Present	

Following the roll call by the City Clerk, a quorum was established. Councilmember Pritchett was present via Zoom.

3. 6:02 p.m. Alcohol Licenses, Rezoning, Variance and Special Use Permit Cases (Public Hearing Only)

1. Rezoning Case

Public Hearing – Case Z23-012: Application by DRB Group Homes c/o Battle Law, PC to Rezone from AG-1 (Agricultural District) to CUP (Community Unit Plan) property located at 4700 Welcome All Road (Parcel ID: 14 F0144LL0953). (District 3)

Motion (Defer): Councilmember Willis

Second: Councilmember Gumbs

[Motion Approved]

Yea: 7 Gumbs, Pritchett, Reeves, Rowell, Sebastian, Williams, Willis

Nay: 0

Abstain: 0

Not Voting: 0

Minutes:

A motion was made to defer this rezoning case until the December 12 Public Hearing.

The motion was approved unanimously.

2. Special Use Cases

Public Hearing – Case U23-014: Application by Wendy Smith-Martin requesting a Special Use Permit to operate a church at 0 Old National Hwy (Parcel ID: 13 0188LL0487) (District 7)

Minutes:

Public Hearing held.

Applicant: Wendy Smith Martin, Senior Pastor, Greater Victory Christian Center

Support: Joe Tolbert

Mark Twyman

3. Public Hearing – Case U23-011: Application by Frederick Grisham requesting a Special Use Permit to operate a salon at 3220 Butner Rd SW, Suite 140 (Parcel ID: 14 F0073LL0974) (District 2)

Minutes:

Public Hearing held.

4. **Short Term Rentals**

Public Hearing – U23-007: Application by ST Holdings LLC requesting a Special Use Permit to operate a Short-Term Rental at 7240 Hobgood Road, Fairburn GA 30213 (Parcel ID: 07 250001210224). (District 4)
Deferred at September 12 Public Hearing

Minutes:

Public Hearing held.

Applicant: Neema Tabar

Opposition: Opal Hadley

-
5. Public Hearing – U23-008: Application by Sean McKinney requesting a Special Use Permit to operate a Short-Term Rental at 5775 Dodson Road, Fairburn GA 30213 (Parcel ID: 09F20000970343). (District 4)
Deferred at September 12 Public Hearing

Motion (Withdraw): Councilmember Sebastian

Second: Councilmember Gumbs

[Motion Approved]

Yea: 7 Gumbs, Pritchett, Reeves, Rowell, Sebastian, Williams, Willis

Nay: 0

Abstain: 0

Not Voting: 0

Minutes:

Based upon the recommendation of the CDRA Department, A motion was made to accept the withdrawal of this special use permit application due to the absence of the applicant.

The motion was approved unanimously.

-
6. Public Hearing – Case U23-013: Application by Brian and Deborah Davis requesting a Special Use Permit to operate a Short-Term Rental at 4857 Neal Ridge (Parcel ID: 09 F390001764620). (District 3)

Motion (Defer): Councilmember Willis

Second: Councilmember Gumbs
[Motion Approved]

Yea: 7 Gumbs, Pritchett, Reeves, Rowell, Sebastian, Williams, Willis
Nay: 0
Abstain: 0
Not Voting: 0

Minutes:

A motion was made to defer this rezoning case until the November 14 Public Hearing.

The motion was approved unanimously.

7. Public Hearing – Case U23-012: Application by Beverly Allen requesting a Special Use Permit to operate a Short-Term Rental at 4144 Butternut Place (Parcel ID: 09 F410001715719) (District 3)

Minutes:

Public Hearing held.

Applicant: Beverly Allen

Councilmember Willis indicated that she did receive a comment in opposition to this case and will submit it to the City Clerk.

4. 7:00 p.m. Adjournment of Meeting

Motion (Adjourn): Councilmember Rowell
Second: Councilmember Gumbs
[Motion Approved]

Yea: 7 Gumbs, Pritchett, Reeves, Rowell, Sebastian, Williams, Willis
Nay: 0
Abstain: 0
Not Voting: 0

Minutes:

A motion was made to adjourn the meeting at 8:01 pm.

The motion was approved unanimously.

GOVERNMENT OF THE CITY OF SOUTH FULTON

khalid kamau
MAYOR



SHARON D. SUBADAN
CITY MANAGER

MEMORANDUM

TO: Mayor/Council Proclamations for Spreading on the Minutes

DATE: October 24, 2023

SUBJECT: Mayor/Council Proclamations for Spreading on the Minutes

REFERENCE:

CONCLUSION:

BACKGROUND:

FISCAL IMPACT:

GOVERNMENT OF THE CITY OF SOUTH FULTON

khalid kamau
MAYOR



SHARON D. SUBADAN
CITY MANAGER

MEMORANDUM

TO: Request to enter into an IGA with City of Atlanta Watershed Management - Butner Road at Union Road Intersection Improvements

DATE: October 24, 2023

SUBJECT: Request to enter into an IGA with City of Atlanta Watershed Management - Butner Road at Union Road Intersection Improvements

REFERENCE:

CONCLUSION:

BACKGROUND:

FISCAL IMPACT:

ATTACHMENTS:

Description	Type	Upload Date
OSI 602 Butner and Union Road Intersection Improvement Project City of South Fulton IGA (COA Signed)	Cover Memo	10/18/2023

INTERGOVERNMENTAL AGREEMENT

**BY AND BETWEEN
CITY OF SOUTH FULTON, GEORGIA
AND
THE CITY OF ATLANTA, GEORGIA**

**OSI 602 BUTNER ROAD @ UNION ROAD
INTERSECTION IMPROVEMENT PROJECT**



Atlanta, Georgia

**Andre Dickens
Mayor
City of Atlanta**

**Mikita K. Browning
Commissioner
Department of Watershed Management**

**Rob Bocarro
Deputy Commissioner
Office of Engineering Services**

INTERGOVERNMENTAL AGREEMENT

INTERGOVERNMENTAL AGREEMENT

This Intergovernmental Agreement ("Agreement"), is entered into as of the ____ day of _____, 20__, by and between the **City of South Fulton, Georgia**, a municipal corporation of the State of Georgia, referred to herein as ("Project Sponsor") and the **City of Atlanta, Georgia**, ("Atlanta") a municipal corporation of the State of Georgia, by and through the City of Atlanta's Department of Watershed Management ("DWM") (collectively, "Project Sponsor" and "Atlanta" may be referred to herein as "Parties" or individually as "Party"). ***Project OSI 602 Butner Road @ Union Road Intersection Improvement Project*** referred to herein as ("Project").

WHEREAS, the Project Sponsor has agreed to participate in the Project for the purpose of the following scopes:

OSI 602 Butner Road @ Union Road Intersection Improvement Project

This intersection improvement project includes a circular roundabout along with drainage, curb & gutter, streetlights, and 5-foot-wide sidewalks at the intersection of Butner Road and Union Road in the City of South Fulton, Fulton County Georgia.

WHEREAS, the Project Sponsor is responsible for, among other things, competitively procuring a contractor for constructing the Project; entering into a contract with the selected contractor ("Construction Contract"); securing all necessary rights of way for the Project; and resolving all utility conflicts affecting the Project; and

WHEREAS, DWM has existing water facilities ("Facilities") that conflict with the Project that must be relocated, and/or adjusted to accommodate the Project. The DWM scope will consist generally of adjusting/relocating/replacing: 320 LF of 8-inch watermain; 30 LF of ¾-inch water service line; five (5) water valve boxes; three (3) fire hydrants; two (2) water meter boxes; and other appurtenances as required.

WHEREAS, the Parties desire to enter into an Intergovernmental Agreement that allows the Project Sponsor to include the construction work for installation, relocation and/or adjustment of the Facilities needed to accommodate the Project in accordance with Atlanta's designs, standards and specifications; and

WHEREAS, Atlanta has agreed to participate in the design and construction costs in connection with the installation, relocation and/or adjustment of the Facilities to accommodate the Project, which will also include making certain necessary improvements and upgrades to the Facilities desired by DWM ("DWM Improvements"); and the DWM Improvements will be included as part of the Project and constructed by the competitively selected contractor for the Project; and

WHEREAS, Atlanta will provide to the Project Sponsor, at Atlanta's expense and prior to the solicitation for the Project, the final design drawings, plans and specifications for the construction of the DWM Improvements and such design drawings, plans and specifications will be made part of the bidding package and construction plans for the Project, in accordance with this Agreement ("DWM Improvement Plans"); and

WHEREAS, Atlanta has further agreed to contribute to the Project Costs (as defined below in Section 1.1 and described in Sections 1.2.1 through 1.2.5) for the construction of the DWM Improvements

and, as such, desires to enter into this Agreement with the Project Sponsor for the purpose of defining the terms and conditions as between the Parties for Atlanta's contribution to the Project Costs for the construction of the DWM Improvements, which costs are estimated not to exceed Forty-Five Thousand Forty-Seven Dollars and Sixty-Five Cents (\$45,047.65); and

WHEREAS, the Constitution of the State of Georgia authorizes intergovernmental agreements whereby governmental entities may contract with one another "for joint services, for the provision of services, or for joint or separate use of facilities or equipment; but such contracts must deal with activities, services or facilities which the parties are authorized by law to undertake or provide." Ga Const. Art. IX, Sec. III, Par. I; and

WHEREAS, Atlanta has determined that participation in the Project Costs, pursuant to this Agreement, is in its best interests and will, among other things, reduce and/or eliminate costs associated with erosion and sedimentation control measures, mobilization and traffic control; and

WHEREAS, subject to the terms and conditions set forth herein, the Parties have agreed to execute this Agreement, defining the terms and conditions of the Parties related to the Facilities and the DWM Improvements and Atlanta's contribution of the Project Costs.

STATEMENT OF AGREEMENT

NOW, THEREFORE, in consideration of TEN AND 00/100 DOLLARS (\$10.00) and the mutual agreements and covenants hereinafter set forth and other valuable consideration, the receipt and sufficiency of which are hereby acknowledged by the Parties hereto, the Parties agree as follows:

Section 1. Atlanta Contribution.

1.1. **Atlanta Authority.** Atlanta hereby acknowledges and agrees that pursuant to Resolution No. 22-R-3441 the Mayor is authorized to execute this Agreement. Furthermore, pursuant to 22-R-3441 and this Agreement, Atlanta is authorized to and shall contribute an amount not to exceed Forty-Five Thousand Forty-Seven Dollars and Sixty-Five Cents (\$45,047.65); ("Project Costs") for the DWM Improvements to the Project Sponsor for the purpose of funding the DWM Improvements, in accordance with the terms and conditions of this Agreement ("DWM Contribution").

1.2. **Payment.** Atlanta agrees to and shall pay the Project Sponsor 100% of the DWM Contribution, in the total amount not to exceed Forty-Five Thousand Forty-Seven Dollars and Sixty-Five Cents (\$45,047.65); estimated by Atlanta, within sixty (60) days of receipt of an invoice from the Project Sponsor. For purposes of this Agreement, "Project Costs" shall include the following costs described in Sections 1.2.1 through 1.2.5 associated with the construction, oversight, and management of the DWM Improvements, but shall not include such costs generally associated with the Project and not related to the DWM Improvements:

1.2.1. Costs of labor, materials, bond premiums (payment and performance bonds), permit fees, impact fees, approval fees, license fees, inspection fees, certification fees, easement costs, utilities, equipment (acquired or rented), applicable governmental permits, environmental site assessments, hazardous material removal, environmental mitigation and remediation and similar items incorporated into, consumed in the construction of the DWM Improvements or necessary for the construction of the DWM Improvements and compliance with this Agreement and any related site or landscaping work

incorporated in or related to the DWM Improvements, including but not limited to all costs incurred by the Project Sponsor;

1.2.2. Consulting, construction management, design and engineering fees and expenses paid or incurred for outside consultants, designer and engineers in connection with the construction of the DWM Improvements, including any needed borings, soil analysis or other geotechnical services that are required outside of the DWM Plans;

1.2.3. Tree recompense or tree ordinance compliance expenses, if any;

1.2.4. Cost for the acquisition of temporary construction easements and permanent easement on which the subject improvements shall be constructed (if any); and

1.2.5. Costs for all surveys, plats, environmental assessment and environmental site restoration and mitigation, title work, title insurance policies, attorneys' fees for closing and other costs and all other costs associated with acquiring the rights of way needed for the DWM Improvements, and after completion of the DWM Improvements, conveying such rights of way to Atlanta.

1.3. Project Costs Overruns. Atlanta shall not be responsible for any Project Costs that exceed the amount specified in Section 1.2, unless Atlanta provides prior approval of any such cost overruns. The Project Sponsor shall promptly notify Atlanta of any anticipated cost overruns or notifications received by the Project Sponsor associated with unforeseen conditions or changes that affect the DWM Improvements prior to performing work associated with such cost overruns. Atlanta shall, within thirty (30) days after receiving such notice, notify the Project Sponsor whether the costs overruns are approved or disapproved. The Project Sponsor has the authority to not proceed with the work associated with said cost overruns until Atlanta has provided the required approval. If the costs overruns are not approved, the Project Sponsor is not required to perform the work associated with said cost overruns. No changes in the DWM Improvement Plans may be made without Atlanta's approval.

1.4. Project Costs Underruns. Atlanta shall not be responsible for the total estimated Project Costs amount specified in Section 1.2 if the actual Project Costs for the DWM Improvements are less than the estimated Project Costs amount specified in Section 1.2.

1.5. Final Accounting. Within thirty (30) days from Dedication and Acceptance of the DWM Improvements, as defined in Section 6, the Project Sponsor shall submit a revised invoice to Atlanta that represents a final accounting of the actual Project Costs, including any approved Project Costs Overruns, as defined in Section 1.3, and any Project Costs Underruns, as defined in Section 1.4. If the amount of the actual Project Costs is greater than the projected Project Costs, if approved by Atlanta, Atlanta shall, within ninety (90) days of receipt of the revised invoice, remit payment to the Project Sponsor for the difference. If the amount of the actual Project Costs is less than the projected Project Costs, the Project Sponsor shall, within ninety (90) days of sending the revised invoice, remit payment to Atlanta for the difference.

Section 2. Atlanta's Obligations.

2.1. General Obligation. Atlanta shall design the installation, relocation and/or adjustment of its Facilities in accordance with the terms and conditions of this Agreement and all applicable local, state and federal laws, regulations, policies and standards. The cost of such DWM Improvement Plans will be

the sole responsibility of Atlanta. DWM Improvement Plans shall be delivered to the Project Sponsor upon execution of this Agreement and prior to the Project Sponsor advertising the Project for bidding.

2.2. Plan Design. The DWM Improvement Plans shall provide for installation, relocation and/or adjustment of the Facilities in accordance with the Georgia Department of Transportation's standard pay items and procedures for including such items in the Project Agreements.

Section 3. Project Sponsor's Obligations.

3.1. General Obligation. The Project Sponsor shall construct or cause, through its contractors, to construct the DWM Improvements in accordance with the DWM Improvement Plans, the terms and conditions of this Agreement and all applicable local, state and federal laws, regulations, policies and standards.

3.2. Construction Contract. If the parties agree that a Construction Contract is applicable, the Project Sponsor shall provide a copy of the Construction Contract, and any proposed change orders, modifications, or amendments to the Construction Contract, to Atlanta for review and approval (as it pertains to the DWM Improvements), prior to executing the Construction Contract, change order, modification, or amendment (as the case may be).

3.3. Permits, approvals, licenses, inspection and certifications, fees. The Project Sponsor shall be responsible for obtaining all permits, licenses, certifications, and inspections, necessary for the construction of the DWM Improvements.

3.4. Construction of the Project.

3.4.1. If any proposed construction and/or land disturbance activities will occur in or around rights of way owned, accessed or maintained by Atlanta, the Project Sponsor, if applicable to the project, will seek the necessary approval and/or permits. Accordingly, and subject to a relevant permit being issued by Atlanta, through the Atlanta Department of Transportation, Atlanta hereby consents to and authorizes the Project Sponsor, its agents, representatives, and contractors a right of entry onto rights of way owned and maintained by Atlanta for the purpose of constructing the DWM Improvements, which work shall be performed in accordance with this Agreement and the DWM Improvement Plans. The Project Sponsor agrees that this right to use Atlanta's rights of way shall be non-exclusive and temporary and shall terminate upon the completion of the DWM Improvements and shall be and is subject to any existing agreements of record that Atlanta has with any third party, including a public utility.

3.4.2. The Project Sponsor shall acquire all permanent and temporary easements, rights of access or other interests necessary to complete the construction of the DWM Project (if any). Upon the completion of the DWM Project and upon the dedication and Final Acceptance of the DWM Improvements, as defined below, Project Sponsors shall dedicate and assign all permanent easements to Atlanta for the DWM Improvements.

3.4.3. The construction of the DWM Improvements shall be completed lien free, in a good workmanlike manner, free of material defects and in compliance with the requirements of all applicable federal, state and local permits, ordinances, building codes, procedures, rules, and regulations and in substantial conformity with the DWM Improvement Plans and this Agreement.

3.4.4. The Project Sponsor shall cause the repair of any damage to any of the Facilities, any public or private utilities, or any private property caused by or related to Project Sponsor's construction activities or take appropriate measures in the event that such activities are a threat to the public health, safety or welfare, including without limitation, dangers or threats to persons or real and personal property within the limits of the DWM Improvements.

3.4.5. The Project Sponsor shall require that any and all contractors, subcontractors or suppliers comply with the applicable provisions of federal, state and local safety laws; perform work in a good workmanlike manner; and take all measures necessary in an effort to prevent accidents, damages, injury or loss to persons and property in the construction of the DWM Improvements.

Section 4. Bonds, Insurance and Indemnification.

4.1. Bonds and Insurance. The Project Sponsor shall ensure that its contractors or subcontractors for the construction for the DWM Improvements provide performance and payment bonds for 100% of the costs of the DWM Improvements. Additionally, the Project Sponsor shall cause the contractor for the Project to maintain a policy of general liability insurance, which names Atlanta as an additional insured. Prior to the Project Sponsor issuing a notice to proceed for the construction of the DWM Improvements, the Project Sponsor shall provide a copy of said bonds and a certificate of insurance for all applicable insurance policies.

4.2. Indemnification. The Project Sponsor shall insert terms in the Construction Contract for the Project that requires the Project contractor to indemnify and hold harmless Atlanta, its agents and employees from and against all claims, damages, actions, judgments, costs, penalties, liabilities, losses and expenses, including but not limited to attorneys' fees, arising out of or resulting from the negligent and/or wrongful conduct, acts or omissions of the Contractor, subcontractor or its agents, employees and/or assigns in the performance of the DWM Improvements ("Indemnification Obligation"). The Indemnification Obligation shall not be waived or reduced because Atlanta approved, required modification of or did not require modification of any plan, calculation or specification submitted by or on behalf of the Project Sponsor concerning or relating to the construction of the DWM Improvements. The obligations to indemnify and/or hold harmless shall not extend to the Architect-Engineer, its agents or employees, arising out of (1) the preparation or approval of maps, drawings, opinions, reports, surveys, change orders, designs, specifications or Contract Documents, or (2) the giving of or the failure to give directions or instruction by Architect-Engineer, its agents, or employees providing such giving or failure to give is the primary cause of the injury or damage.

4.3. Relevant Agreements. The Project Sponsor shall provide Atlanta with copies of all relevant agreements, bonds and insurance certificates evidencing compliance with Section 4 of this Agreement prior to and as a condition of commencement of work on the DWM Improvements.

Section 5. Inspection and Maintenance of Records.

5.1. Inspection. Atlanta shall have the right to visit and inspect, monitor and evaluate the DWM Improvements work at any time to ensure that the work is performed in accordance with the terms of this Agreement, including without limitation, providing an onsite inspector to monitor the daily work. The cost of any visits or inspections by Atlanta will be the responsibility of Atlanta. At any time Atlanta determines that construction is resulting in materially defective work, Atlanta shall provide notice to the Project Sponsor, and the Project Sponsor shall immediately cause to remedy, at the Project Sponsor's

expense, any such identified defects as directed by Atlanta. The Project Sponsor agrees to notify Atlanta when all DWM Improvements work is complete and ready for final inspection and invite Atlanta to attend the final inspection or provide a corrections list to the Project Sponsor prior to the final inspection.

5.2. Records. The Project Sponsor shall, and the Project Sponsor shall cause the Project contractor to, keep records, books, correspondence, instructions, drawings, receipts, vouchers, and other documents related to the construction of the Project ("Records"). Such Records shall be kept in good order and in conformance with generally accepted accounting principles. The Project Sponsor shall maintain the Records for a minimum period of four (4) years after the completion of the DWM Improvements. The Project Sponsor shall provide access to Atlanta upon request to all Records for inspection, review, analysis, and, if deemed necessary and appropriate, for an audit at Atlanta's expense.

Section 6. Facilities Maintenance, Acceptance and Dedication.

6.1. Maintenance. After award and execution for the construction of the Project Agreement, Atlanta will continue to maintain its Facilities until the DWM Improvements work begins on any segment; and once the DWM Improvements work begins, the Project Sponsor will be responsible for the maintenance and operation of the DWM Improvements until such time as the DWM Improvements are Accepted by Atlanta, in accordance with Section 6.3.

6.2. Dedication. Upon completion of the DWM Improvements in accordance with this Agreement, the Project Sponsor shall notify Atlanta of its intent to dedicate the DWM Improvements and all applicable permanent easements (if any) to Atlanta.

6.3. Acceptance. Atlanta shall accept the dedication of the DWM Improvements in writing and conditioned upon the following:

6.3.1. The Project Sponsor completes the DWM Improvements in accordance with the DWM Improvement Plans;

6.3.2. The Project Sponsor provides certified as-built drawings of the completed DWM Improvements, as approved by Atlanta; such approval of Atlanta shall not be unreasonably delayed, conditioned or withheld;

6.3.3. All construction is properly inspected by Atlanta and meets all applicable testing to the satisfaction of Atlanta; and

6.3.4. The Project Sponsor provides a two-year maintenance bond for all DWM Improvements to Atlanta.

Section 7. Miscellaneous Provisions.

7.1. Entire Agreement. This Agreement supersedes all prior discussions and agreements between the Parties with respect to the subject matter hereof. This Agreement shall not be modified in any respect except by written instrument executed by or on behalf of the Parties in the manner as this Agreement is executed and specifically referencing such a modification or amendment.

7.2. Binding Effect. This Agreement shall injure to the benefit of and be binding upon the Parties hereto, their heirs, successors, executors and assigns.

7.3. Severability. In the event any provision or portion of this Agreement is held by any Court of competent jurisdiction to be invalid or unenforceable, such holdings shall not affect the remainder hereof, and the remaining provisions shall continue in full force and effect to the same extent as would have been the case had such invalid or unenforceable provisions or portion never been apart hereof.

7.4. Notices. Notices and reports described herein shall be delivered or sent to the parties as follows:

To Project Sponsor:

Mayor Khalid Kamau
City Hall
5440 Fulton Industrial Blvd.
Atlanta, GA 30336
470-809- 7721

and

Antonio M. Valenzuela
City Hall
5440 Fulton Industrial Blvd.
Atlanta, GA 30336
770-964-2244

With a copy to:

City Attorney
Vincent D. Hyman, Esq
City Hall
5440 Fulton Industrial Blvd.
Atlanta, GA 30336
470-338-5095

To the City:

Mikita Browning,
Commissioner
Department of Watershed Management
72 Marietta Street, NW
Atlanta, GA 30303

With a copy to:

City Attorney
Suite 5000, City Hall
55 Trinity Avenue, SW
Atlanta, GA 30303

Either Party may, at any time, change its respective address or telephone number by sending written notice to the other Party of the change.

7.5. Entire Agreement; Amendment; Waiver; Counterparts. This Agreement constitutes the entire agreement between the Parties; it supersedes any prior agreement or understandings between them, oral or written, with respect to the matters addressed herein, all of which are hereby canceled. This Agreement may not be amended or modified except by an instrument in writing signed by both Parties hereto. Waiver of any term or condition of this Agreement shall be effective if in writing and shall not be construed as a waiver of any subsequent breach or waiver of the same term or condition, or a waiver of any other term or condition of this Agreement. This Agreement may be executed in one or more counterparts, each of which when executed shall be deemed to be an original but all of which taken together shall constitute one and the same agreement.

7.6. Governance. This Agreement shall be governed by the laws of the State of Georgia.

7.7. Default and Termination. Notwithstanding the foregoing, if the Project Sponsor defaults in the performance of their obligations as set forth herein, and fails to cure such default within thirty (30) days of Atlanta's written notice to the Project Sponsor of such default (or if such default is not capable of being cured within thirty (30) days, the Project Sponsor has not commenced and diligently pursued such cure to completion within a reasonable amount of time), this Agreement may be terminated by Atlanta upon five (5) days' prior written notice to the Project Sponsor. In the event of termination, the Project Sponsor shall retain a portion of the Project Costs paid by Atlanta equivalent to work actually performed. The remainder of the Project Costs shall be reimbursed to Atlanta within sixty (60) days of the termination date. In the event the Project is abandoned or terminated early by the Project Sponsor before the DWM Improvements are completed, the Project Sponsor shall reimburse to Atlanta the portion of the Project Costs remaining at the time of such early termination or Project abandonment within sixty (60) days of the date of such early termination or Project abandonment.

7.8. Time. Time is and shall be of the essence in this Agreement.

IN WITNESS WHEREOF, Atlanta and the Project Sponsor have executed this Agreement and caused their seals to be affixed and attested as of the day and year first above written.

**PROJECT SPONSOR:
CITY OF SOUTH FULTON**

By: _____
Mayor

Attest:

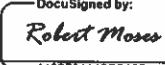
City Clerk (seal)

Approved as to Form:

City Attorney, City of South Fulton

CITY OF ATLANTA

Approved as to form:

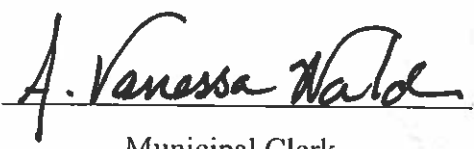
By: 

Senior Attorney

By: 

Mayor



Attest: 

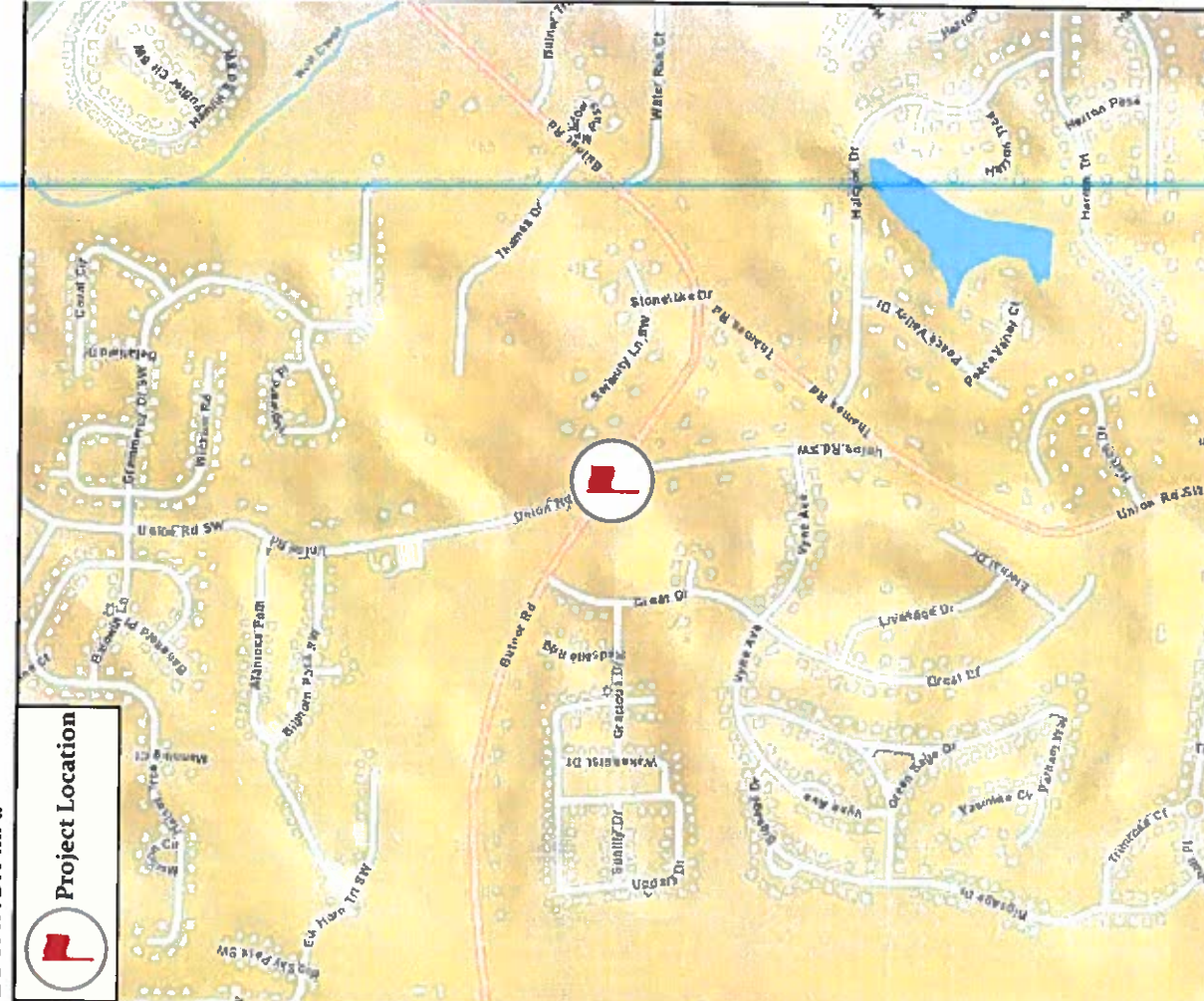
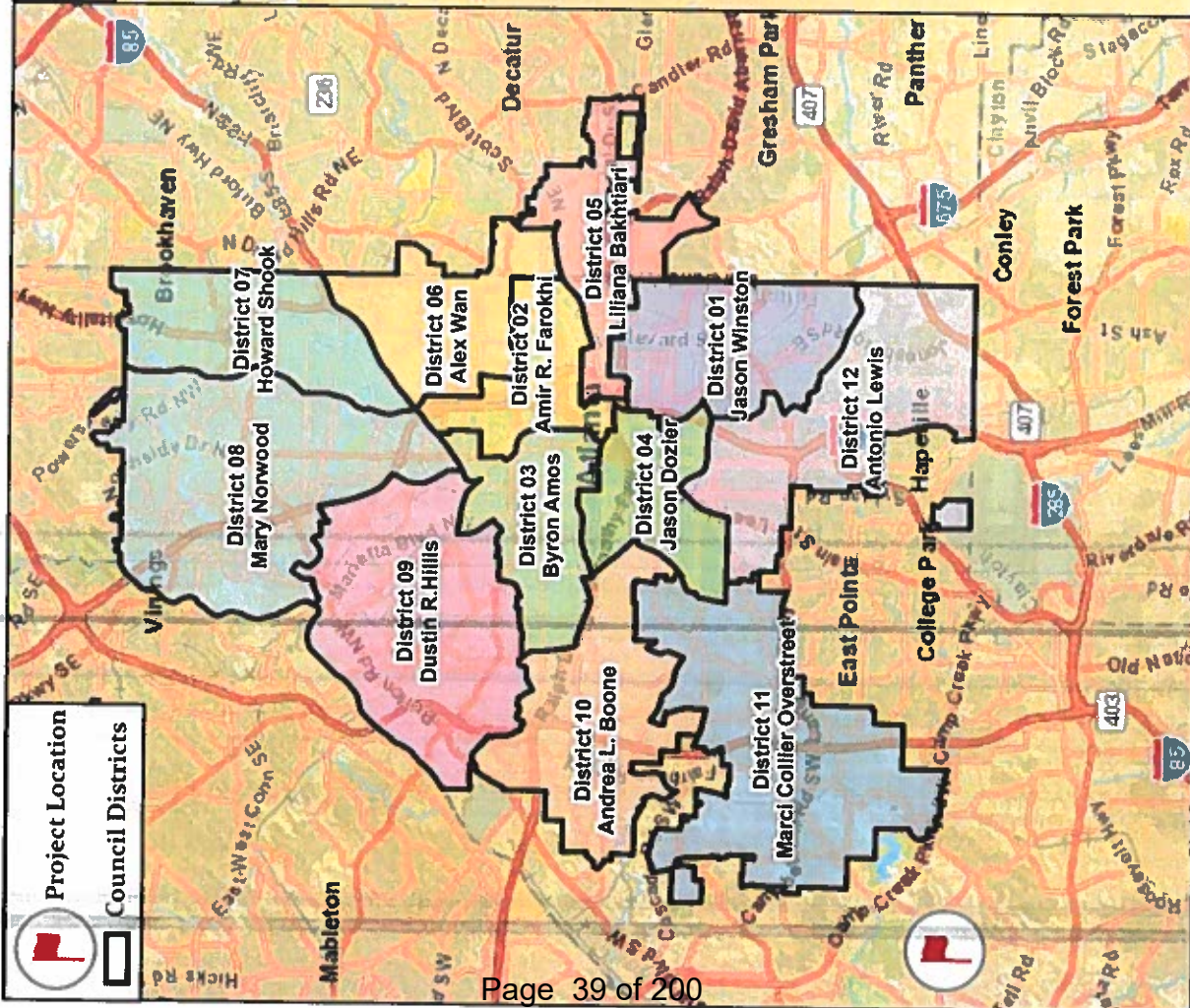
Municipal Clerk

A. Vanessa Waldon
Deputy Municipal Clerk

LOCATION MAP

OSI 602 Butner Road @ Union Road Intersection Improvement Project

VICINITY MAP



THIS MAP IS PROVIDED AS A PUBLIC SERVICE. The City of Atlanta has made known that this data contains known errors and inconsistencies. The City of Atlanta in no way ensures, represents, or warrants the accuracy and/or reliability of the Data and/or map products being developed. The user of the Data and/or map products assumes all risk and liabilities which may arise from the information produced by Maps or Data furnished to User by the City of Atlanta.



City of Atlanta Department of Watershed Management
@ATLWatershed
www.atlantawatershed.org

COORDINATE SYSTEM	NAD 1983 STATE PLANE GEORGIA WEST
UNITS	U.S. SURVEY FEET
DATE	3/9/2022
AUTHOR	DWM GIS
TITLE	Request
MAP SCALE	1:13,055

LEGISLATION 22-R-3441



**CITY COUNCIL
ATLANTA, GEORGIA**

22-R-3441

A RESOLUTION BY CITY UTILITIES COMMITTEE AUTHORIZING THE MAYOR TO ENTER INTO AN INTERGOVERNMENTAL AGREEMENT WITH THE CITY OF SOUTH FULTON, GEORGIA, ON BEHALF OF THE DEPARTMENT OF WATERSHED MANAGEMENT, FOR THE PURPOSE OF ADJUSTING WATER AND SEWER FACILITIES THAT ARE IN CONFLICT WITH THE CITY OF SOUTH FULTON'S INTERSECTION IMPROVEMENT PROJECT OSI 602 BUTNER ROAD AT UNION ROAD, IN AN AMOUNT NOT TO EXCEED FORTY-FIVE THOUSAND FORTY-SEVEN DOLLARS AND SIXTY-FIVE CENTS (\$45,047.65); ALL CONTRACTED WORK WILL BE CHARGED TO AND PAID FROM THE FUND DEPARTMENT ORGANIZATION AND ACCOUNT NUMBER LISTED HEREIN; AND FOR OTHER PURPOSES.

WHEREAS, the City of South Fulton, a municipal corporation of the State of Georgia ("South Fulton") is currently sponsoring a pedestrian improvement project OSI 602 Butner Road at Union Road ("Project") in South Fulton; and

WHEREAS, the City of Atlanta ("City") Department of Watershed Management ("Department") owns various water related facilities, which include water main, water service line, fire hydrants, water valve boxes, water meter boxes, and other appurtenances ("Facilities"), that are located within the Project limits; and

WHEREAS, the Facilities present a conflict with the construction of the Project and must be relocated and/or adjusted to accommodate the Project; and

WHEREAS, the scope of work for the Department includes adjusting/relocating/replacing three hundred twenty (320) linear feet of eight- (8) inch water main, thirty (30) linear feet of $\frac{3}{4}$ inch water service line, three (3) fire hydrants, five (5) water valve boxes, two (2) water meter boxes; and

WHEREAS, by including the relocation and/or adjustment of the Facilities in the Project, the City gains the benefits of expediting the staging of construction to minimize service interruptions, reduces traffic and safety concerns, and limits City liability to contractor delay claims; and

WHEREAS, the Department and South Fulton have determined that the most effective and economical means for relocating and/or adjusting the Facilities is to include the work as part of the Project, in accordance with an intergovernmental agreement in substantially the same form as the agreement attached hereto as Exhibit A; and

WHEREAS, the Commissioner of the Department of Watershed Management recommends entering into an Intergovernmental Agreement with the City of South Fulton for the relocation and/or adjustment of the Facilities as part of the Project in an amount not to exceed Forty-Five Thousand Forty-Seven Dollars and Sixty-Five Cents (\$45,047.65).

NOW THEREFORE, THE CITY COUNCIL OF THE CITY OF ATLANTA, GEORGIA, HEREBY RESOLVES, that the Mayor, or his designee, is authorized to enter into an Intergovernmental Agreement with the City of South Fulton for the Project, in substantially the same form as the agreement attached hereto as Exhibit A, to adjust the Facilities as part of the Project on behalf of the Department of Watershed Management, in an amount not to exceed Forty-Five Thousand Forty-Seven Dollars and Sixty-Five Cents (\$45,047.65).

BE IT FURTHER RESOLVED, that the Chief Procurement Officer is authorized to issue purchase orders with respect to the Intergovernmental Agreement.

BE IT FURTHER RESOLVED that all contracted work will be charged to and paid from the Fund Department Organization and Account Number 5052 (Water & Wastewater Renewal & Extension Fund), 171005 (DWM Infrastructure Appurtenance), 5414002 (Facilities Other Than Buildings), 4410000 (Water Administration), 110893 (Utilities GDOT & Municipal) 21391 (Water & Wastewater Renewal & Extension Fund) and Project Task Award Expenditure and Organization Number 17110893 (Utilities GDOT & Municipal), 112 (Utility Relocation) 505221391 (Water & Wastewater Renewal & Extension Fund), 5414002 (Facilities Other Than Buildings), COA.

BE IT FURTHER RESOLVED, that the City Attorney is directed to prepare all appropriate documents for execution by the Mayor, or his authorized designee.

BE IT FINALLY RESOLVED that the Intergovernmental Agreement will not become binding on the City and the City will incur no obligation or liability under it until it has been duly executed by the City and delivered to the City of South Fulton.

A true copy,


Foris Webb III
Municipal Clerk

ADOPTED by the Atlanta City Council
APPROVED per City Charter Section 2-403

MAY 02, 2022
MAY 11, 2022

GOVERNMENT OF THE CITY OF SOUTH FULTON

khalid kamau
MAYOR



SHARON D. SUBADAN
CITY MANAGER

MEMORANDUM

TO: Request to enter into an IGA with City of Atlanta Watershed Management - Enon Road Culvert Replacement Over Camp Creek

DATE: October 24, 2023

SUBJECT: Request to enter into an IGA with City of Atlanta Watershed Management - Enon Road Culvert Replacement Over Camp Creek

REFERENCE:

CONCLUSION:

BACKGROUND:

FISCAL IMPACT:

ATTACHMENTS:

Description	Type	Upload Date
B 501 Enon Road Culvert Replacement over Camp Creek Tributary Legislation package (COA signed)R1	Cover Memo	10/18/2023

INTERGOVERNMENTAL AGREEMENT

**BY AND BETWEEN
CITY OF SOUTH FULTON, GEORGIA
AND
THE CITY OF ATLANTA, GEORGIA**

**CULVERT REPLACEMENT PROJECT B501
ENON ROAD OVER CAMP CREEK TRIBUTARY**



Atlanta, Georgia

**Andre Dickens
Mayor
City of Atlanta**

**Mikita K. Browning
Commissioner
Department of Watershed Management**

**Rob Bocarro
Deputy Commissioner
Office of Engineering Services**

INTERGOVERNMENTAL AGREEMENT

INTERGOVERNMENTAL AGREEMENT

This Intergovernmental Agreement (“Agreement”), is entered into as of the ____ day of _____, 20__, by and between the **City of South Fulton, Georgia**, a municipal corporation of the State of Georgia, referred to herein as (“Project Sponsor”) and the **City of Atlanta, Georgia**, (“Atlanta”) a municipal corporation of the State of Georgia, by and through the City of Atlanta’s Department of Watershed Management (“DWM”) (collectively, “Project Sponsor” and “Atlanta” may be referred to herein as “Parties” or individually as “Party”). ***B501 Enon Road Culvert Replacement Over Camp Creek Tributary*** referred to herein as (“Project”).

WHEREAS, the Project Sponsor has agreed to participate in the Project for the purpose of the following scopes:

B501 ENON ROAD CULVERT REPLACEMENT OVER CAMP CREEP TRIBUTARY

This is a Culvert replacing project on Enon Road over Camp Creek Tributary and adding new storm pipe and drainage with riprap.

WHEREAS, the Project Sponsor is responsible for, among other things, competitively procuring a contractor for constructing the Project; entering into a contract with the selected contractor (“Construction Contract”); securing all necessary rights of way for the Project; and resolving all utility conflicts affecting the Project; and

WHEREAS, DWM has existing water facilities (“Facilities”) that conflict with the Project that must be relocated, and/or adjusted to accommodate the Project. The DWM scope will consist generally of relocate 12 inch existing water line and one (1) existing fire hydrant.

WHEREAS, the Parties desire to enter into an Intergovernmental Agreement that allows the Project Sponsor to include the construction work for installation, relocation and/or adjustment of the Facilities needed to accommodate the Project in accordance with Atlanta’s designs, standards and specifications; and

WHEREAS, Atlanta has agreed to participate in the design and construction costs in connection with the installation, relocation and/or adjustment of the Facilities to accommodate the Project, which will also include making certain necessary improvements and upgrades to the Facilities desired by DWM (“DWM Improvements”); and the DWM Improvements will be included as part of the Project and constructed by the competitively selected contractor for the Project; and

WHEREAS, Atlanta will provide to the Project Sponsor, at Atlanta’s expense and prior to the solicitation for the Project, the final design drawings, plans and specifications for the construction of the DWM Improvements and such design drawings, plans and specifications will be made part of the bidding package and construction plans for the Project, in accordance with this Agreement (“DWM Improvement Plans”); and

WHEREAS, Atlanta has further agreed to contribute to the Project Costs (as defined below in Section 1.1 and described in Sections 1.2.1 through 1.2.5) for the construction of the DWM Improvements and, as such, desires to enter into this Agreement with the Project Sponsor for the purpose of defining the terms and conditions as between the Parties for Atlanta’s contribution to the Project Costs for the

construction of the DWM Improvements, which costs are estimated not to exceed Fifty-Three Thousand Dollars and Zero Cents (\$53,000.00); and

WHEREAS, the Constitution of the State of Georgia authorizes intergovernmental agreements whereby governmental entities may contract with one another “for joint services, for the provision of services, or for joint or separate use of facilities or equipment; but such contracts must deal with activities, services or facilities which the parties are authorized by law to undertake or provide.” Ga Const. Art. IX, Sec. III, Par. I; and

WHEREAS, Atlanta has determined that participation in the Project Costs, pursuant to this Agreement, is in its best interests and will, among other things, reduce and/or eliminate costs associated with erosion and sedimentation control measures, mobilization and traffic control; and

WHEREAS, subject to the terms and conditions set forth herein, the Parties have agreed to execute this Agreement, defining the terms and conditions of the Parties related to the Facilities and the DWM Improvements and Atlanta’s contribution of the Project Costs.

STATEMENT OF AGREEMENT

NOW, THEREFORE, in consideration of TEN AND 00/100 DOLLARS (\$10.00) and the mutual agreements and covenants hereinafter set forth and other valuable consideration, the receipt and sufficiency of which are hereby acknowledged by the Parties hereto, the Parties agree as follows:

Section 1. Atlanta Contribution.

1.1. **Atlanta Authority.** Atlanta hereby acknowledges and agrees that pursuant to Resolution No. 22-R-3719 the Mayor is authorized to execute this Agreement. Furthermore, pursuant to 22-R-3719 and this Agreement, Atlanta is authorized to and shall contribute an amount not to exceed Fifty-Three Thousand Dollars and Zero Cents (\$53,000.00); (“Project Costs”) for the DWM Improvements to the Project Sponsor for the purpose of funding the DWM Improvements, in accordance with the terms and conditions of this Agreement (“DWM Contribution”).

1.2. **Payment.** Atlanta agrees to and shall pay the Project Sponsor 100% of the DWM Contribution, in the total amount not to exceed Fifty-Three Thousand Dollars and Zero Cents (\$53,000.00); estimated by Atlanta, within sixty (60) days of receipt of an invoice from the Project Sponsor. For purposes of this Agreement, “Project Costs” shall include the following costs described in Sections 1.2.1 through 1.2.5 associated with the construction, oversight, and management of the DWM Improvements, but shall not include such costs generally associated with the Project and not related to the DWM Improvements:

1.2.1. Costs of labor, materials, bond premiums (payment and performance bonds), permit fees, impact fees, approval fees, license fees, inspection fees, certification fees, easement costs, utilities, equipment (acquired or rented), applicable governmental permits, environmental site assessments, hazardous material removal, environmental mitigation and remediation and similar items incorporated into, consumed in the construction of the DWM Improvements or necessary for the construction of the DWM Improvements and compliance with this Agreement and any related site or landscaping work incorporated in or related to the DWM Improvements, including but not limited to all costs incurred by the Project Sponsor;

1.2.2. Consulting, construction management, design and engineering fees and expenses paid or incurred for outside consultants, designer and engineers in connection with the construction of the DWM Improvements, including any needed borings, soil analysis or other geotechnical services that are required outside of the DWM Plans;

1.2.3. Tree recompense or tree ordinance compliance expenses, if any;

1.2.4. Cost for the acquisition of temporary construction easements and permanent easement on which the subject improvements shall be constructed (if any); and

1.2.5. Costs for all surveys, plats, environmental assessment and environmental site restoration and mitigation, title work, title insurance policies, attorneys' fees for closing and other costs and all other costs associated with acquiring the rights of way needed for the DWM Improvements, and after completion of the DWM Improvements, conveying such rights of way to Atlanta.

1.3. Project Costs Overruns. Atlanta shall not be responsible for any Project Costs that exceed the amount specified in Section 1.2, unless Atlanta provides prior approval of any such cost overruns. The Project Sponsor shall promptly notify Atlanta of any anticipated cost overruns or notifications received by the Project Sponsor associated with unforeseen conditions or changes that affect the DWM Improvements prior to performing work associated with such cost overruns. Atlanta shall, within thirty (30) days after receiving such notice, notify the Project Sponsor whether the costs overruns are approved or disapproved. The Project Sponsor has the authority to not proceed with the work associated with said cost overruns until Atlanta has provided the required approval. If the costs overruns are not approved, the Project Sponsor is not required to perform the work associated with said cost overruns. No changes in the DWM Improvement Plans may be made without Atlanta's approval.

1.4. Project Costs Underruns. Atlanta shall not be responsible for the total estimated Project Costs amount specified in Section 1.2 if the actual Project Costs for the DWM Improvements are less than the estimated Project Costs amount specified in Section 1.2.

1.5. Final Accounting. Within thirty (30) days from Dedication and Acceptance of the DWM Improvements, as defined in Section 6, the Project Sponsor shall submit a revised invoice to Atlanta that represents a final accounting of the actual Project Costs, including any approved Project Costs Overruns, as defined in Section 1.3, and any Project Costs Underruns, as defined in Section 1.4. If the amount of the actual Project Costs is greater than the projected Project Costs, if approved by Atlanta, Atlanta shall, within ninety (90) days of receipt of the revised invoice, remit payment to the Project Sponsor for the difference. If the amount of the actual Project Costs is less than the projected Project Costs, the Project Sponsor shall, within ninety (90) days of sending the revised invoice, remit payment to Atlanta for the difference.

Section 2. Atlanta's Obligations.

2.1. General Obligation. Atlanta shall design the installation, relocation and/or adjustment of its Facilities in accordance with the terms and conditions of this Agreement and all applicable local, state and federal laws, regulations, policies and standards. The cost of such DWM Improvement Plans will be the sole responsibility of Atlanta. DWM Improvement Plans shall be delivered to the Project Sponsor upon execution of this Agreement and prior to the Project Sponsor advertising the Project for bidding.

2.2. Plan Design. The DWM Improvement Plans shall provide for installation, relocation and/or adjustment of the Facilities in accordance with the Georgia Department of Transportation's standard pay items and procedures for including such items in the Project Agreements.

Section 3. Project Sponsor's Obligations.

3.1. General Obligation. The Project Sponsor shall construct or cause, through its contractors, to construct the DWM Improvements in accordance with the DWM Improvement Plans, the terms and conditions of this Agreement and all applicable local, state and federal laws, regulations, policies and standards.

3.2 Construction Contract. If the parties agree that a Construction Contract is applicable, the Project Sponsor shall provide a copy of the Construction Contract, and any proposed change orders, modifications, or amendments to the Construction Contract, to Atlanta for review and approval (as it pertains to the DWM Improvements), prior to executing the Construction Contract, change order, modification, or amendment (as the case may be).

3.3. Permits, approvals, licenses, inspection and certifications, fees. The Project Sponsor shall be responsible for obtaining all permits, licenses, certifications, and inspections, necessary for the construction of the DWM Improvements.

3.4. Construction of the Project.

3.4.1. If any proposed construction and/or land disturbance activities will occur in or around rights of way owned, accessed or maintained by Atlanta, the Project Sponsor, if applicable to the project, will seek the necessary approval and/or permits. Accordingly, and subject to a relevant permit being issued by Atlanta, through the Atlanta Department of Transportation, Atlanta hereby consents to and authorizes the Project Sponsor, its agents, representatives, and contractors a right of entry onto rights of way owned and maintained by Atlanta for the purpose of constructing the DWM Improvements, which work shall be performed in accordance with this Agreement and the DWM Improvement Plans. The Project Sponsor agrees that this right to use Atlanta's rights of way shall be non-exclusive and temporary and shall terminate upon the completion of the DWM Improvements and shall be and is subject to any existing agreements of record that Atlanta has with any third party, including a public utility.

3.4.2. The Project Sponsor shall acquire all permanent and temporary easements, rights of access or other interests necessary to complete the construction of the DWM Project (if any). Upon the completion of the DWM Project and upon the dedication and Final Acceptance of the DWM Improvements, as defined below, Project Sponsors shall dedicate and assign all permanent easements to Atlanta for the DWM Improvements.

3.4.3. The construction of the DWM Improvements shall be completed lien free, in a good workmanlike manner, free of material defects and in compliance with the requirements of all applicable federal, state and local permits, ordinances, building codes, procedures, rules, and regulations and in substantial conformity with the DWM Improvement Plans and this Agreement.

3.4.4. The Project Sponsor shall cause the repair of any damage to any of the Facilities, any public or private utilities, or any private property caused by or related to Project Sponsor's construction activities

or take appropriate measures in the event that such activities are a threat to the public health, safety or welfare, including without limitation, dangers or threats to persons or real and personal property within the limits of the DWM Improvements.

3.4.5. The Project Sponsor shall require that any and all contractors, subcontractors or suppliers comply with the applicable provisions of federal, state and local safety laws; perform work in a good workmanlike manner; and take all measures necessary in an effort to prevent accidents, damages, injury or loss to persons and property in the construction of the DWM Improvements.

Section 4. Bonds, Insurance and Indemnification.

4.1. Bonds and Insurance. The Project Sponsor shall ensure that its contractors or subcontractors for the construction for the DWM Improvements provide performance and payment bonds for 100% of the costs of the DWM Improvements. Additionally, the Project Sponsor shall cause the contractor for the Project to maintain a policy of general liability insurance, which names Atlanta as an additional insured. Prior to the Project Sponsor issuing a notice to proceed for the construction of the DWM Improvements, the Project Sponsor shall provide a copy of said bonds and a certificate of insurance for all applicable insurance policies.

4.2. Indemnification. The Project Sponsor shall insert terms in the Construction Contract for the Project that requires the Project contractor to indemnify and hold harmless Atlanta, its agents and employees from and against all claims, damages, actions, judgments, costs, penalties, liabilities, losses and expenses, including but not limited to attorneys' fees, arising out of or resulting from the negligent and/or wrongful conduct, acts or omissions of the Contractor, subcontractor or its agents, employees and/or assigns in the performance of the DWM Improvements ("Indemnification Obligation"). The Indemnification Obligation shall not be waived or reduced because Atlanta approved, required modification of or did not require modification of any plan, calculation or specification submitted by or on behalf of the Project Sponsor concerning or relating to the construction of the DWM Improvements. The obligations to indemnify and/or hold harmless shall not extend to the Architect-Engineer, its agents or employees, arising out of (1) the preparation or approval of maps, drawings, opinions, reports, surveys, change orders, designs, specifications or Contract Documents, or (2) the giving of or the failure to give directions or instruction by Architect-Engineer, its agents, or employees providing such giving or failure to give is the primary cause of the injury or damage.

4.3. Relevant Agreements. The Project Sponsor shall provide Atlanta with copies of all relevant agreements, bonds and insurance certificates evidencing compliance with Section 4 of this Agreement prior to and as a condition of commencement of work on the DWM Improvements.

Section 5. Inspection and Maintenance of Records.

5.1. Inspection. Atlanta shall have the right to visit and inspect, monitor and evaluate the DWM Improvements work at any time to ensure that the work is performed in accordance with the terms of this Agreement, including without limitation, providing an onsite inspector to monitor the daily work. The cost of any visits or inspections by Atlanta will be the responsibility of Atlanta. At any time Atlanta determines that construction is resulting in materially defective work, Atlanta shall provide notice to the Project Sponsor, and the Project Sponsor shall immediately cause to remedy, at the Project Sponsor's expense, any such identified defects as directed by Atlanta. The Project Sponsor agrees to notify Atlanta

when all DWM Improvements work is complete and ready for final inspection and invite Atlanta to attend the final inspection or provide a corrections list to the Project Sponsor prior to the final inspection.

5.2. Records. The Project Sponsor shall, and the Project Sponsor shall cause the Project contractor to, keep records, books, correspondence, instructions, drawings, receipts, vouchers, and other documents related to the construction of the Project ("Records"). Such Records shall be kept in good order and in conformance with generally accepted accounting principles. The Project Sponsor shall maintain the Records for a minimum period of four (4) years after the completion of the DWM Improvements. The Project Sponsor shall provide access to Atlanta upon request to all Records for inspection, review, analysis, and, if deemed necessary and appropriate, for an audit at Atlanta's expense.

Section 6. Facilities Maintenance, Acceptance and Dedication.

6.1. Maintenance. After award and execution for the construction of the Project Agreement, Atlanta will continue to maintain its Facilities until the DWM Improvements work begins on any segment; and once the DWM Improvements work begins, the Project Sponsor will be responsible for the maintenance and operation of the DWM Improvements until such time as the DWM Improvements are Accepted by Atlanta, in accordance with Section 6.3.

6.2. Dedication. Upon completion of the DWM Improvements in accordance with this Agreement, the Project Sponsor shall notify Atlanta of its intent to dedicate the DWM Improvements and all applicable permanent easements (if any) to Atlanta.

6.3. Acceptance. Atlanta shall accept the dedication of the DWM Improvements in writing and conditioned upon the following:

6.3.1. The Project Sponsor completes the DWM Improvements in accordance with the DWM Improvement Plans;

6.3.2. The Project Sponsor provides certified as-built drawings of the completed DWM Improvements, as approved by Atlanta; such approval of Atlanta shall not be unreasonably delayed, conditioned or withheld;

6.3.3. All construction is properly inspected by Atlanta and meets all applicable testing to the satisfaction of Atlanta; and

6.3.4. The Project Sponsor provides a two-year maintenance bond for all DWM Improvements to Atlanta.

Section 7. Miscellaneous Provisions.

7.1. Entire Agreement. This Agreement supersedes all prior discussions and agreements between the Parties with respect to the subject matter hereof. This Agreement shall not be modified in any respect except by written instrument executed by or on behalf of the Parties in the manner as this Agreement is executed and specifically referencing such a modification or amendment.

7.2. Binding Effect. This Agreement shall inure to the benefit of and be binding upon the Parties hereto, their heirs, successors, executors and assigns.

7.3. Severability. In the event any provision or portion of this Agreement is held by any Court of competent jurisdiction to be invalid or unenforceable, such holdings shall not affect the remainder hereof, and the remaining provisions shall continue in full force and effect to the same extent as would have been the case had such invalid or unenforceable provisions or portion never been apart hereof.

7.4. Notices. Notices and reports described herein shall be delivered or sent to the parties as follows:

To Project Sponsor:

Mayor Khalid Kamau
City Hall
5440 Fulton Industrial Blvd.
Atlanta, GA 30336
470-809- 7721

and

Antonio M. Valenzuela
City Hall
5440 Fulton Industrial Blvd.
Atlanta, GA 30336
770-964-2244

With a copy to:

City Attorney
Vincent D. Hyman, Esq
City Hall
5440 Fulton Industrial Blvd.
Atlanta, GA 30336
470-338-5095

To the City:

Mikita Browning,
Commissioner
Department of Watershed Management
72 Marietta Street, NW
Atlanta, GA 30303

With a copy to:

City Attorney
Suite 5000, City Hall
55 Trinity Avenue, SW
Atlanta, GA 30303

Either Party may, at any time, change its respective address or telephone number by sending written notice to the other Party of the change.

7.5. Entire Agreement; Amendment; Waiver; Counterparts. This Agreement constitutes the entire agreement between the Parties; it supersedes any prior agreement or understandings between them, oral or written, with respect to the matters addressed herein, all of which are hereby canceled. This Agreement may not be amended or modified except by an instrument in writing signed by both Parties hereto. Waiver of any term or condition of this Agreement shall be effective if in writing and shall not be construed as a waiver of any subsequent breach or waiver of the same term or condition, or a waiver of any other term or condition of this Agreement. This Agreement may be executed in one or more counterparts, each of which when executed shall be deemed to be an original but all of which taken together shall constitute one and the same agreement.

7.6. Governance. This Agreement shall be governed by the laws of the State of Georgia.

7.7. Default and Termination. Notwithstanding the foregoing, if the Project Sponsor defaults in the performance of their obligations as set forth herein, and fails to cure such default within thirty (30) days of Atlanta's written notice to the Project Sponsor of such default (or if such default is not capable of

being cured within thirty (30) days, the Project Sponsor has not commenced and diligently pursued such cure to completion within a reasonable amount of time), this Agreement may be terminated by Atlanta upon five (5) days' prior written notice to the Project Sponsor. In the event of termination, the Project Sponsor shall retain a portion of the Project Costs paid by Atlanta equivalent to work actually performed. The remainder of the Project Costs shall be reimbursed to Atlanta within sixty (60) days of the termination date. In the event the Project is abandoned or terminated early by the Project Sponsor before the DWM Improvements are completed, the Project Sponsor shall reimburse to Atlanta the portion of the Project Costs remaining at the time of such early termination or Project abandonment within sixty (60) days of the date of such early termination or Project abandonment.

7.8. Time. Time is and shall be of the essence in this Agreement.

IN WITNESS WHEREOF, Atlanta and the Project Sponsor have executed this Agreement and caused their seals to be affixed and attested as of the day and year first above written.

**PROJECT SPONSOR:
CITY OF SOUTH FULTON**

By: _____
Mayor

Attest:

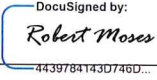
_____(seal)
City Clerk

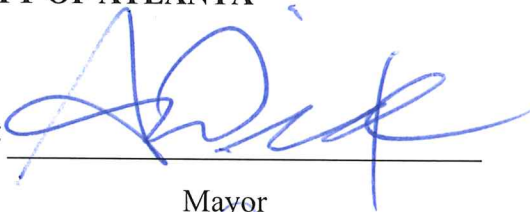
Approved as to Form:

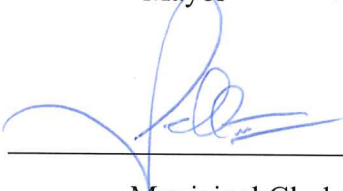
City Attorney, City of South Fulton

CITY OF ATLANTA

Approved as to form:

By:  _____
Senior Attorney

By:  _____
Mayor

Attest:  _____
Municipal Clerk

GOVERNMENT OF THE CITY OF SOUTH FULTON

khalid kamau
MAYOR



SHARON D. SUBADAN
CITY MANAGER

MEMORANDUM

TO: 5:11 p.m. Case U23-014: Application by Wendy Smith-Martin requesting a Special Use Permit to operate a church at 0 Old National Hwy

DATE: October 24, 2023

SUBJECT: 5:11 p.m. Case U23-014: Application by Wendy Smith-Martin requesting a Special Use Permit to operate a church at 0 Old National Hwy

REFERENCE:

CONCLUSION:

BACKGROUND:

FISCAL IMPACT:

ATTACHMENTS:

Description	Type	Upload Date
U23-014 Staff Report_CC	Cover Memo	10/17/2023

GOVERNMENT OF THE CITY OF SOUTH FULTON

SHARON SUBADAN
INTERIM CITY MANAGER



REGINALD MCCLENDON
INTERIM DIRECTOR
COMMUNITY DEVELOPMENT AND
REGULATORY AFFAIRS

MEMORANDUM

TO: Mayor & City Council

FROM: Department of Community Development and Regulatory Affairs
Planning & Zoning Division

SUBJECT: **U23-014: o Old National Hwy (Parcel ID: 13088LL0487)**

MEETING DATE: October 10, 2023

The applicant seeks a Special Use Permit to operate a church or other facility for religious organizations worship.

STAFF RECOMMENDATION: APPROVAL

PLANNING COMMISSION RECOMMENDATION: APPROVAL

APPLICATION INFORMATION

Applicant Information: Wendy Smith-Martin

Status of Applicant: Owner

City Council District(s): 7

Parcel ID Number: 13 0188LLO487

Area of Property: 13.19

Existing Zoning/Future Land Use: AG-1 (Agriculture) / Regional Live Work

Current/Past Use of the Property: AG-1 (Agriculture)

Prior Zoning Cases/History:

SPECIFIC INFORMATION**FINDINGS OF FACT****PROPERTY LOCATION**

The property is located on the corner of Old National lying and being in Land Lot 188 and Land Lot 189 of the 13th District of Fulton County, Georgia. The property is located in Council District 7.

2021 COMPREHENSIVE PLAN LAND USE DESIGNATION

The subject property has a future land use designation of Regional Live Work within the 2021 South Fulton Comprehensive Plan.

ADJACENT ZONING AND LAND USES

North: AG-1 Agricultural District
East: AG-1 Agricultural District
South: AG-1 Agricultural District
West: MIX- Mixed Use Development

COMMUNITY AND PROPERTY OWNERS NOTIFICATION/COMMENTS

Per the requirements of Section 803.05, a Community Zoning Information Meeting was held virtually on Monday, September 5, 2023, at 6:00pm. At this meeting basic information regarding the proposed special use for a church or other facility for religious worship was presented.

Staff placed the required notice of public hearing in The Daily Report on September 7, 2023, to notify the public that Case U23-009 would be heard at the Planning Commission Meeting on September 27, 2023, and at the City Council meeting on October 10, 2023.

Staff placed a notification sign in front of the subject property on September 7, 2023 to notify the surrounding community that Case U23-009 would be heard at the Planning Commission Meeting on September 27, 2023 and at the City Council meeting on October 10, 2023. (Attachment 2)

The Applicant was given the addresses within one mile of the subject property for the purposes of hosting their own community meeting.

CONCLUSIONS

Standard of review for proposed use permit (City Code, Appendix C, Sec. 803.06):

1) Is the proposed use consistent or inconsistent with the Comprehensive Plan?

Yes, the proposed use of a church or religious facility for worship will attract new interest in the area.

2) Is the proposed use consistent with the supplemental plans adopted by the City Council, such as/or revitalization or economic development plans?

N/A – no supplemental plans have been adopted by the City Council.

3) Is the proposed use compatible with the adjacent land uses and zoning districts?

The proposed use of a special use for a church or religious place of worship does not change the nature of the existing property.

4) Does the proposed use on violate local, state, and or/federal statues, ordinances, or regulations governing land development?

The proposed use does not violate local, state, and federal statues, ordinances, and regulations.

5) What is the effect of the proposed use on vehicular and pedestrian traffic flow and safety, along adjoining streets?

The operation of the special use does not change the current flow of vehicular and pedestrian traffic on the adjoining streets.

6) Is the screening adequate to protect adjacent uses from any negative impacts of the proposed use?

The property is relatively set back from its adjacent neighbor.

7) Can outdoor lighting be used so as to not interfere with surrounding uses?

Outdoor lighting must be consistent with that of a residential development and therefore would not interfere with surrounding uses.

8) Does ingress and egress to the property reduce negative impacts of the proposed use or enhance safety?

The property is accessed from its private driveway.

9) Will the number, size, and type of signs proposed for the site have any negative impact on traffic or surrounding property uses?

No signs are proposed.

10) Are off-street parking space adequate? Will they be properly located to reduce any negative impact on surrounding property uses?

Off-street parking is provided on the subject property.

11) Does the use have sufficient space to operate its activities?

The subject property has sufficient space to operate as a rental. All rental activities are exclusively within the property's boundaries.

12) Are there any negative environmental impacts which should be considered, for example, topography, special geological features, soil, water runoff, air pollution, water pollution or contamination, wetlands, etc?

No new development is being proposed to incur environmental impacts.

13) Availability of other land suitable for proposed use and effect on balance of land uses;

14) Effect on character of the neighborhood;

The Applicant requires guests to sign agreements prior to approving reservations, in order to prevent any potential large gatherings or nuisance to our neighbors and neighborhood.

15) Effect on adjacent property;

The Applicant requires guests to abide by rules to minimize potential effects on adjacent properties and their owners.

16) Economic use of current zoning;

The AG-1 Agriculture has numerous allowed uses that supports the economic viability of the subject property.

17) Other conditions

N/A

PUBLIC PARTICIPATION

The public participation meeting was held on September 19 via zoom.

STAFF COMMENTS

Engineering: Requested information, none provided.

Arborist: Requested information, none provided.

Environmental: Requested information, none provided.

Public Works: Requested information, none provided.

Transportation: Requested information, none provided.

MARTA: Requested information, none provided.

Fulton County Health Department: Requested information, none provided.

Fulton County Schools: Requested information, none provided.

Fire: Requested information, none provided.

Legal: Requested information, none provided.

STAFF ANALYSIS:

The AG-1 Agricultural District. The AG-1 District is intended to encompass lands devoted to agricultural uses and low-density residential use, single-family subdivisions and conservation subdivisions. The Old National Highway Overlay District is adopted as part of a strategy designed to promote the health, safety, order, prosperity, and general welfare of the citizens of South Fulton through the regulation of design, aesthetics, location, bulk, size of buildings and structures, and the density and distribution of population. This District also seeks to reduce congestion on the streets; to provide safety from fire, flood and other dangers; provide adequate light and open space; protect the natural environment and address other public requirements, in order to provide sustainable development that involves the simultaneous pursuit of economic prosperity, environmental protection and social quality. This District also seeks, among other things, to promote accepted design principles in areas of new development and redevelopment, to raise the level of community understanding and expectation for quality in the built environment, to protect and enhance local aesthetic and functional qualities, and to stimulate business and promote economic development.

The Regional Live Work Character Area provides a balanced mix of uses along Old National Highway, and other key areas within the City of South Fulton. The Regional Live Work Character Areas contain the areas of highest density within the City of South Fulton. Within the Regional Live-Work Character Areas, vertical and horizontal mixed-use is appropriate and is strongly encouraged. This includes high-density housing options, Commercial shopping that is developed in a walkable nature is encouraged. Office uses are also encouraged. Within these areas, the City of South Fulton will develop small area plans to further guide development that establishes recommendations for the character and vision for each Regional Live-Work Character Area.

The proposed use is allowed by the zoning, via special use approval, and is in line with the Regional Live Work Future Land Use.

STAFF RECOMMENDATION: APPROVAL**PLANNING COMMISSION RECOMMENDATION: APPROVAL**

PREPARED BY: Shynae Howard, Planner,

REVIEWED BY: Reginald McClendon, Director, CDRA

GOVERNMENT OF THE CITY OF SOUTH FULTON

khalid kamau
MAYOR



SHARON D. SUBADAN
CITY MANAGER

MEMORANDUM

TO: 5:13 p.m. Case U23-011: Application by Frederick Grisham requesting a Special Use Permit to operate a salon at 3220 Butner Rd SW, Suite 140

DATE: October 24, 2023

SUBJECT: 5:13 p.m. Case U23-011: Application by Frederick Grisham requesting a Special Use Permit to operate a salon at 3220 Butner Rd SW, Suite 140

REFERENCE:

CONCLUSION:

BACKGROUND:

FISCAL IMPACT:

ATTACHMENTS:

Description	Type	Upload Date
U23-011 Staff Report_CC	Cover Memo	10/17/2023

GOVERNMENT OF THE CITY OF SOUTH FULTON

SHARON SUBADAN
INTERIM CITY MANAGER



REGINALD MCCLENDON
INTERIM DIRECTOR
COMMUNITY DEVELOPMENT AND
REGULATORY AFFAIRS

MEMORANDUM

TO: Mayor & City Council

FROM: Department of Community Development and Regulatory Affairs
Planning & Zoning Division

SUBJECT: **U23-011: 3220 Butner Rd SW, Suite 140, Atlanta GA 30331**

MEETING DATE: October 10, 2023

The applicant seeks a Special Use Permit to operate salon studios located at 3220 Butner Rd SW, Suite 140, Atlanta GA 30331, in the MIX (Mixed Use) zoning district. (Council District 2)

STAFF RECOMMENDATION: APPROVAL CONDITIONAL

PLANNING COMMISSION RECOMMENDATION: APPROVAL CONDITIONAL

APPLICATION INFORMATION

Applicant Information: Frederick Gresham

Status of Applicant: Owner

City Council District(s): 2

Parcel ID Number: 14 F0073LL080

Area of Property: .42 Acres

Existing Zoning/Future Land Use: Mixed Use/ Suburban Neighborhood

Current/Past Use of the Property: Currently Mixed Use Development.

Prior Zoning Cases/History: 2002Z-0012

SPECIFIC INFORMATION**FINDINGS OF FACT****BACKGROUND****PROPERTY LOCATION**

The property is located on the east side of Butner Rd lying and being in Land Lot 73 of the 14th District of Fulton County, Georgia, being Camp Creek Village Retail and Townhomes. The property is located in Council District 2.

2021 COMPREHENSIVE PLAN LAND USE DESIGNATION

The subject property has a future land use designation of Suburban Neighborhood within the 2021 South Fulton Comprehensive Plan.

ADJACENT ZONING AND LAND USES

North: CUP Community Unit Plan

East: R-4 Single Family Dwelling

South: AG-1 Agricultural District

West: AG-1 Agricultural District

COMMUNITY AND PROPERTY OWNERS NOTIFICATION/COMMENTS

Per the requirements of Section 803.05, a Community Zoning Information Meeting was held virtually on Monday, September 5, 2023, at 6:00pm. At this meeting basic information regarding the proposed short-term rental was shared by staff while the Applicant shared that his rental is

primarily medium to long-term rentals and that they are mostly to crew members in the movie industry. The Applicant also advised that his two neighbors are aware that he rents rooms.

Staff placed the required notice of public hearing in The Daily Report on September 7, 2023, to notify the public that Case U23-011 would be heard at the Planning Commission Meeting on September 27, 2023, and at the City Council meeting on October 10, 2023.

Staff placed a notification sign in front of the subject property on September 12, 2023 to notify the surrounding community that Case U23-011 would be heard at the Planning Commission Meeting on September 27, 2023 and at the City Council meeting on October 10, 2023.
(Attachment 2)

The Applicant was given the addresses within one mile of the subject property for the purposes of hosting their own community meeting.

CONCLUSIONS

Standard of review for proposed use permit (City Code, Appendix C, Sec. 803.06):

1) Is the proposed use consistent or inconsistent with the Comprehensive Plan?

The Comprehensive Plan identifies a desire to attract visitors through the creation of safe, inviting, and dynamic places. Salon Studios is a form of accommodation that allows visitors to enjoy the community amenities and the City's attractions.

The current use of the property is a salon studio space.

2) Is the proposed use consistent with the supplemental plans adopted by the City Council, such as/or revitalization or economic development plans?

N/A – no supplemental plans have been adopted by the City Council.

3) Is the proposed use compatible with the adjacent land uses and zoning districts?

The proposed use of a special use for a salon studio space does not change the nature of the existing single-family dwelling that is on the subject property.

4) Does the proposed use on violate local, state, and or/federal statutes, ordinances, or regulations governing land development?

The proposed use does not violate local, state, and federal statutes, ordinances, and regulations.

5) What is the effect of the proposed use on vehicular and pedestrian traffic flow and safety, along adjoining streets?

The operation of the salon studios does not change the current flow of vehicular and pedestrian traffic on the adjoining streets.

6) Is the screening adequate to protect adjacent uses from any negative impacts of the proposed use?

The property is relatively set back from its adjacent neighbor.

- 7) Can outdoor lighting be used so as to not interfere with surrounding uses?**
Outdoor lighting must be consistent with that of a residential development and therefore would not interfere with surrounding uses.
- 8) Does ingress and egress to the property reduce negative impacts of the proposed use or enhance safety?**
The property is accessed from its private driveway.
- 9) Will the number, size, and type of signs proposed for the site have any negative impact on traffic or surrounding property uses?**
No signs are proposed.
- 10) Area off-street parking space adequate? Will they be properly located to reduce any negative impact on surrounding property uses?**
Off-street parking is provided on the subject property.
- 11) Does the use have sufficient space to operate its activities?**
The subject property has sufficient space to operate as a rental. All rental activities are exclusively within the property's boundaries.
- 12) Are there any negative environmental impacts which should be considered, for example, topography, special geological features, soil, water runoff, air pollution, water pollution or contamination, wetlands, etc?**
No new development is being proposed to incur environmental impacts.
- 13) Availability of other land suitable for proposed use and effect on balance of land uses;**
- 14) Effect on character of the neighborhood;**
The Applicant requires guests to sign agreements prior to approving reservations, in order to prevent any potential large gatherings or nuisance to our neighbors and neighborhood.
- 15) Effect on adjacent property;**
The Applicant requires guests to abide by rules to minimize potential effects on adjacent properties and their owners.
- 16) Economic use of current zoning;**
The MIX (Mixed Use District) has numerous allowed uses that supports the economic viability of the subject property.
- 17) Other conditions**
N/A

PUBLIC PARTICIPATION

The public participation meeting was held on August 18 via zoom.

STAFF COMMENTS

Engineering: Requested information, none provided.

Arborist: Requested information, none provided.

Environmental: Requested information, none provided.

Public Works: Requested information, none provided.

Transportation: Requested information, none provided.

MARTA: Requested information, none provided.

Fulton County Health Department: Requested information, none provided.

Fulton County Schools: Requested information, none provided.

Fire: Requested information, none provided.

Legal: Requested information, none provided.

STAFF RECOMMENDATION: APPROVAL CONDITIONAL

Recommended Conditions:

1. That that Special Use Permit is not transferrable.
2. That the permittee is required to maintain a valid South Fulton business license to operate a special use for salon studios.

PLANNING COMMISSION RECOMMENDATION: APPROVAL CONDITIONAL

PREPARED BY: Shynae Howard, Planner,

REVIEWED BY: Reginald McClendon, Director, CDRA

GOVERNMENT OF THE CITY OF SOUTH FULTON

khalid kamau
MAYOR



SHARON D. SUBADAN
CITY MANAGER

MEMORANDUM

TO: 5:16 p.m. U23-007: Application by ST Holdings LLC requesting a Special Use Permit to operate a Short-Term Rental at 7240 Hobgood Road, Fairburn GA 30213

DATE: October 24, 2023

SUBJECT: 5:16 p.m. U23-007: Application by ST Holdings LLC requesting a Special Use Permit to operate a Short-Term Rental at 7240 Hobgood Road, Fairburn GA 30213

REFERENCE:

CONCLUSION:

BACKGROUND:

FISCAL IMPACT:

ATTACHMENTS:

Description	Type	Upload Date
U23-007 Staff Report_CC	Cover Memo	10/17/2023

GOVERNMENT OF THE CITY OF SOUTH FULTON

SHARON SUBADAN
INTERIM CITY MANAGER



REGINALD MCCLENDON
INTERIM DIRECTOR
COMMUNITY DEVELOPMENT AND
REGULATORY AFFAIRS

MEMORANDUM

TO: Planning Commission

FROM: Department of Community Development and Regulatory Affairs
Planning & Zoning Division

SUBJECT: **U23-007: 7240 Hobgood Road Fairburn GA 30213**

MEETING DATE: September 27, 2023

The applicant seeks a Special Use Permit to operate a short-term rental at the existing single-family residential dwelling located at 7240 Hobgood Road, Fairburn, GA 30213, in the R-2 (Single Family Dwelling District) zoning district. (Council District 4)

STAFF RECOMMENDATION: APPROVAL CONDITIONAL

APPLICATION INFORMATION

Applicant Information: Neema Tabar

Status of Applicant: Owner

City Council District(s): 4

Parcel ID Number: 07 250001210224

Area of Property: 1.30 Acres

Existing Zoning/Future Land Use: R-2 Single Family Dwelling District (Attachment 1)
Rural Neighborhood (Attachment 1)

Current/Past Use of the Property: Currently developed with a single family home.

Prior Zoning Cases/History: N/A

SPECIFIC INFORMATION**FINDINGS OF FACT****BACKGROUND**

Ordinance 22-045 was adopted by City Council in December of 2022. This ordinance reduced the number of zoning districts allowing short-term rentals and determined that operators must first apply for a Special Use Permit. The Applicant is an existing rental serving primarily medium to long-term rentals for roommates in the film industry, local restaurant industry, and Delta airlines employees.

PROPERTY LOCATION

The property is located on east side of Hobgood Road lying and being in Land Lot 121 of the 7th District of Fulton County, Georgia, being Lot 35, Bear Creek Estates, according to Plat Book 102, Page 66, Fulton County, Georgia records. The property is located in Council District 4.

2021 COMPREHENSIVE PLAN LAND USE DESIGNATION

The subject property has a future land use designation of Rural Neighborhood within the 2021 South Fulton Comprehensive Plan.

ADJACENT ZONING AND LAND USES

North: R-2 Single Family Dwelling
East: AG-1 Agricultural District
South: R-2 Single Family Dwelling
West: R-2 Single Family Dwelling

COMMUNITY AND PROPERTY OWNERS NOTIFICATION/COMENTS

Per the requirements of Section 803.05, a Community Zoning Information Meeting was held virtually on Monday, August 7, 2023, at 6:00pm. At this meeting basic information regarding the proposed short-term rental was shared by staff while the Applicant shared that his rental is really primarily medium to long-term rentals and that they are mostly to crew members in the movie industry. The Applicant also advised that his two neighbors are aware that he rents rooms.

Staff placed the required notice of public hearing in The Daily Report on July 6, 2023, to notify the public that Case U23-007 would be heard at the Planning Commission Meeting on July 26, 2023, and at the City Council meeting on August 8, 2023. The applicant requested to be deferred to the next planning commission cycle August 23, and City Council September 12, 2023.

Staff placed a notification sign in front of the subject property on August 3, 2023 to notify the surrounding community that Case U23-007 would be heard at the Planning Commission Meeting on August 23, 2023 and at the City Council meeting on September 12, 2023. (Attachment 2)

The Applicant was given the addresses within one-quarter mile of the subject property for the purposes of hosting their own community meeting. (Attachment 2)

CONCLUSIONS

Standard of review for proposed use permit (City Code, Appendix C, Sec. 803.06):

1) Is the proposed use consistent or inconsistent with the Comprehensive Plan?

The Comprehensive Plan identifies a desire to attract visitors through the creation of safe, inviting, and dynamic places. A short-term rental is a form of accommodation that allows visitors to enjoy the community amenities and the City's attractions.

The current use of the property is a short-term rental. The short-term rental has been operating for 12 months.

2) Is the proposed use consistent with the supplemental plans adopted by the City Council, such as/or revitalization or economic development plans?

N/A – no supplemental plans have been adopted by the City Council.

3) Is the proposed use compatible with the adjacent land uses and zoning districts?

The proposed use of a short-term rental does not change the nature of the existing single-family dwelling that is on the subject property.

4) Does the proposed use on violate local, state, and or/federal statues, ordinances, or regulations governing land development?

The proposed use does not violate local, state, and federal statues, ordinances, and regulations.

5) What is the effect of the proposed use on vehicular and pedestrian traffic flow and safety, along adjoining streets?

The operation of the short-term rental does not change the current flow of vehicular and pedestrian traffic on the adjoining streets.

6) Is the screening adequate to protect adjacent uses from any negative impacts of the proposed use?

The property is relatively set back from its adjacent neighbor.

7) Can outdoor lighting be used so as to not interfere with surrounding uses?

Outdoor lighting must be consistent with that of a residential development and therefore would not interfere with surrounding uses.

8) Does ingress and egress to the property reduce negative impacts of the proposed use or enhance safety?

The property is accessed from its private driveway.

9) Will the number, size, and type of signs proposed for the site have any negative impact on traffic or surrounding property uses?

No signs are proposed.

10) Are off-street parking space adequate? Will they be properly located to reduce any negative impact on surrounding property uses?

Off-street parking is provided on the subject property.

11) Does the use have sufficient space to operate its activities?

The subject property has sufficient space to operate as a rental. All rental activities are exclusively within the property's boundaries.

12) Are there any negative environmental impacts which should be considered, for example, topography, special geological features, soil, water runoff, air pollution, water pollution or contamination, wetlands, etc?

No new development is being proposed to incur environmental impacts.

13) Availability of other land suitable for proposed use and effect on balance of land uses;

To address concerns of the proliferation of short-term rentals, Ordinance 2022-045- restricted the number of zoning districts which allow short-term rentals rooming houses. This effectively reduced the availability of land available for the proposed use within the City of South Fulton.

14) Effect on character of the neighborhood;

The Applicant requires guests to sign agreements prior to approving reservations, in order to prevent any potential large gatherings or nuisance to our neighbors and neighborhood.

15) Effect on adjacent property;

The Applicant requires guests to abide by rules to minimize potential effects on adjacent properties and their owners.

16) Economic use of current zoning;

The R-2 Single-Dwelling District has numerous allowed uses that supports the economic viability of the subject property.

17) Other conditions

N/A

PUBLIC PARTICIPATION

The public participation meeting will be held on Friday August 14th via zoom.

STAFF COMMENTS

Engineering: Requested information, none provided.

Arborist: Requested information, none provided.

Environmental: Requested information, none provided.

Public Works: Requested information, none provided.

Transportation: Requested information, none provided.

MARTA: Requested information, none provided.

Fulton County Health Department: Requested information, none provided.

Fulton County Schools: Requested information, none provided.

Fire: Requested information, none provided.

Legal: Requested information, none provided.

STAFF RECOMMENDATION: APPROVAL CONDITIONAL.

Recommended Conditions:

1. That that Special Use Permit is not transferrable.
2. That the permittee is required to maintain a valid South Fulton business license to operate a short term rental.

PLANNING COMMISSION RECOMMENDATION: APPROVAL CONDITIONAL.

REVIEWED BY: Reginald McClendon, Director, CDRA

GOVERNMENT OF THE CITY OF SOUTH FULTON

khalid kamau
MAYOR



SHARON D. SUBADAN
CITY MANAGER

MEMORANDUM

TO: 5:21 p.m. Case U23-012: Application by Beverly Allen requesting a Special Use Permit to operate a Short-Term Rental at 4144 Butternut Place

DATE: October 24, 2023

SUBJECT: 5:21 p.m. Case U23-012: Application by Beverly Allen requesting a Special Use Permit to operate a Short-Term Rental at 4144 Butternut Place

REFERENCE:

CONCLUSION:

BACKGROUND:

FISCAL IMPACT:

ATTACHMENTS:

Description	Type	Upload Date
U23-012 Council Staff Report_CC	Cover Memo	10/17/2023

GOVERNMENT OF THE CITY OF SOUTH FULTON

SHARON SUBADAN
INTERIM CITY MANAGER



REGINALD MCCLENDON
INTERIM DIRECTOR
COMMUNITY DEVELOPMENT AND
REGULATORY AFFAIRS

MEMORANDUM

TO: Mayor and City Council

FROM: Department of Community Development and Regulatory Affairs
Planning & Zoning Division

SUBJECT: **U23-012: 4144 Butternut Place Atlanta GA 30349**

MEETING DATE: October 10, 2023

The applicant seeks a Special Use Permit to operate a short-term rental at the existing single-family residential dwelling located at 4144 Butternut Place, Atlanta GA 30349, in the CUP (Community Unit Plan) zoning district. (Council District 4)

STAFF RECOMMENDATION: APPROVAL CONDITIONAL

PLANNING COMMISSION RECOMMENDATION: APPROVAL CONDITIONAL

APPLICATION INFORMATION

Applicant Information: Beverly Allen

Status of Applicant: Owner

City Council District(s): 4

Parcel ID Number: 09F410001715719

Area of Property: .19 Acres

Existing Zoning/Future Land Use: CUP Community Unit Plan District (Attachment 1)
Suburban Neighborhood (Attachment 1)

Current/Past Use of the Property: Currently developed with a single-family home.

Prior Zoning Cases/History: N/A

SPECIFIC INFORMATION**FINDINGS OF FACT****BACKGROUND**

Ordinance 22-045 was adopted by City Council in December of 2022. This ordinance reduced the number of zoning districts allowing short-term rentals and determined that operators must first apply for a Special Use Permit. The Applicant is an existing rental serving primarily medium to long-term rentals for roommates in the film industry, local restaurant industry, and Delta airlines employees.

PROPERTY LOCATION

The property is located on north side of Butternut Place lying and being in Land Lot 171 of the 9F District of Fulton County, Georgie, being Lot 54, St. Martins Landing FKA Emmanuel, as per plat recorded in plat book 337, pages 78-84, Fulton County, Georgia records. The property is located in Council District 4.

2021 COMPREHENSIVE PLAN LAND USE DESIGNATION

The subject property has a future land use designation of suburban neighborhood within the 2021 South Fulton Comprehensive Plan.

ADJACENT ZONING AND LAND USES

North: Community Unit Plan District

East: Community Unit Plan District

South: Community Unit Plan District

West: Community Unit Plan District

COMMUNITY AND PROPERTY OWNERS NOTIFICATION/COMENTS

Per the requirements of Section 803.05, a Community Zoning Information Meeting was held virtually on Tuesday, September 5, 2023 at 6:00 p.m. At this meeting basic information regarding the proposed short-term rental was shared by staff while the applicant presented her case.

Staff placed the required notice of public hearing in The Daily Report on September 12, 2023, to notify the public that Case U23-012 would be heard at the Planning Commission Meeting on September 27, 2023, and at the City Council meeting on October 10, 2023.

Staff placed a notification sign in front of the subject property on September 7, 2023 to notify the surrounding community that Case U23-012 would be heard at the Planning Commission Meeting on September 27, 2023 and at the City Council meeting on October 10, 2023.

The Applicant was given the addresses within one-quarter mile of the subject property for the purposes of hosting their own community meeting.

CONCLUSIONS

Standard of review for proposed use permit (City Code, Appendix C, Sec. 803.06):

1) Is the proposed use consistent or inconsistent with the Comprehensive Plan?

The Comprehensive Plan identifies a desire to attract visitors through the creation of safe, inviting, and dynamic places. A short-term rental is a form of accommodation that allows visitors to enjoy the community amenities and the City's attractions.

2) Is the proposed use consistent with the supplemental plans adopted by the City Council, such as/or revitalization or economic development plans?

N/A – no supplemental plans have been adopted by the City Council.

3) Is the proposed use compatible with the adjacent land uses and zoning districts?

The proposed use of a short-term rental does not change the nature of the existing single-family dwelling that is on the subject property.

4) Does the proposed use on violate local, state, and or/federal statues, ordinances, or regulations governing land development?

The proposed use does not violate local, state, and federal statues, ordinances, and regulations.

5) What is the effect of the proposed use on vehicular and pedestrian traffic flow and safety, along adjoining streets?

The operation of the short-term rental does not change the current flow of vehicular and pedestrian traffic on the adjoining streets.

6) Is the screening adequate to protect adjacent uses from any negative impacts of the proposed use?

The property is relatively set back from its adjacent neighbor.

7) Can outdoor lighting be used so as to not interfere with surrounding uses?

Outdoor lighting must be consistent with that of a residential development and therefore would not interfere with surrounding uses.

8) Does ingress and egress to the property reduce negative impacts of the proposed use or enhance safety?

The property is accessed from its private driveway.

9) Will the number, size, and type of signs proposed for the site have any negative impact on traffic or surrounding property uses?

No signs are proposed.

10) Are off-street parking space adequate? Will they be properly located to reduce any negative impact on surrounding property uses?

Off-street parking is provided on the subject property.

11) Does the use have sufficient space to operate its activities?

The subject property has sufficient space to operate as a rental. All rental activities are exclusively within the property's boundaries.

12) Are there any negative environmental impacts which should be considered, for example, topography, special geological features, soil, water runoff, air pollution, water pollution or contamination, wetlands, etc?

No new development is being proposed to incur environmental impacts.

13) Availability of other land suitable for proposed use and effect on balance of land uses;

To address concerns of the proliferation of short-term rentals, Ordinance 2022-045- restricted the number of zoning districts which allow short-term rentals rooming houses. This effectively reduced the availability of land available for the proposed use within the City of South Fulton.

14) Effect on character of the neighborhood;

The proposed short-term rental should have no effect on the neighborhood's character.

15) Effect on adjacent property;

The proposed short-term rental should have no effect on adjacent property.

16) Economic use of current zoning;

The CUP Community Unit Plan District has numerous allowed uses that support the economic viability of the subject property.

17) Other conditions

N/A

PUBLIC PARTICIPATION

The public participation meeting was held on Sunday, August 20th at 10:00 a.m.

STAFF RECOMMENDATION: APPROVAL CONDITIONAL.

Recommended Conditions:

1. That that Special Use Permit is not transferrable.
2. That the permittee is required to maintain a valid South Fulton business license to operate a short-term rental.

PLANNING COMMISSION RECOMMENDATION: APPROVAL CONDITIONAL

PREPARED BY: Karen Tominey, Senior Planner,

REVIEWED BY: Reginald McClendon, Director, CDRA

GOVERNMENT OF THE CITY OF SOUTH FULTON

khalid kamau
MAYOR



SHARON D. SUBADAN
CITY MANAGER

MEMORANDUM

TO: 6:15 p.m. Request Approval of A Sublease Agreement To Fourth Amendment Of Master Lease Agreement For Facilities For An Amount Not to Exceed \$660,000.00

DATE: October 24, 2023

SUBJECT: 6:15 p.m. Request Approval of A Sublease Agreement To Fourth Amendment Of Master Lease Agreement For Facilities For An Amount Not to Exceed \$660,000.00

REFERENCE:

CONCLUSION:

BACKGROUND:

FISCAL IMPACT:

ATTACHMENTS:

Description	Type	Upload Date
5615 Old National - Sublease to COSF 6.12.23 (004)	Cover Memo	10/17/2023
5616 Old National Floorplan	Cover Memo	10/17/2023

**SUBLEASE AGREEMENT TO FOURTH AMENDMENT OF MASTER LEASE
AGREEMENT FOR FACILITIES**

THIS SUBLEASE AGREEMENT (the “Sublease”) is made and entered into as of _____, 2023, (the “Commencement Date”) and consented to by Landlord and is by and between FULTON COUNTY, GEORGIA, a political subdivision of the State of Georgia (“Lessee/Tenant” and/or “Sublessor”), and the CITY OF SOUTH FULTON, GEORGIA, a municipal corporation duly organized and existing under the laws of the State of Georgia (“Subtenant”).

WITNESSETH:

WHEREAS, Southern National Management, LLC, as landlord/lessor (“Original Landlord”), and Fulton County, Georgia, as Lessee/Tenant, entered into that certain *Master Lease Agreement for Facilities* dated May 2, 2007, (the “Lease”) a copy of which is attached hereto as Exhibit “A” and incorporated by reference, to be utilized by the Fulton County Sheriff’s Office, and pursuant to which Original Landlord leased to Sublessor certain improved premises then known and designated as 5549 Old National Highway, Suite B, College Park, Georgia 30337, in Fulton County, Georgia consisting of approximately 2,000 square feet of space, located within the multi-tenant building (the “Premises”), as more fully set forth in the Lease; and

WHEREAS, on November 20, 2012, Original Landlord and Lessee/Tenant [Sublessor] entered into that certain *Amendment of Master Lease Agreement for Facilities Amendment to Extend the Master Lease Agreement for Facilities* (the “First Amendment”), a copy of which is attached hereto as Exhibit “B” and incorporated by reference, extending the Lease through December 31, 2018; and

WHEREAS, on August 19, 2016, Original Landlord and Lessee/Tenant [Sublessor] entered into that certain *Second Amendment to Master Lease Agreement for Facilities* (“Second Amendment”), a copy of which is attached hereto as Exhibit “C” and incorporated by reference, which amended the Lease by acknowledging the transfer of ownership of the Premises by changing the name of the landlord from the Original Landlord to The Lansky Partnership LLLP (the “Landlord”) and changing the address assigned to the Premises by the U.S. Postal Service (“USPS”) to 5615 Old National Highway, College Park, Georgia 30349-3811 due to a change by USPS; and

WHEREAS, on December 19, 2018, the Landlord and Lessee/Tenant [Sublessor] entered into that certain *Third Amendment to Master Lease Agreement for Facilities* (“Third Amendment”), a copy of which is attached hereto as Exhibit “D” and incorporated by reference, which amended the Lease by (i) extending the number of option terms under the Lease through December 31, 2023, (ii) providing for an early termination mechanism to Sublessor in the event it and Landlord failed to agree on build-out and expansion, (iii) updating Section 32. Notices, and (iv) addressing repairs by Landlord; and

WHEREAS, on March 25, 2022, Landlord and Lessee/Tenant [Sublessor] entered into that certain *Fourth Amendment to Master Lease Agreement for Facilities* (the “Fourth Amendment”), a copy of which is attached hereto as Exhibit “E” and incorporated by reference, which amended the Lease by, among other things, (a) adding an additional 3,958 square feet to the Premises, (b) identifying certain Lessor’s work to incorporate and build-out the

additional space, (c) adding an additional 10 one year automatic renewal option years to the Term through December 31, 2032, and (d) setting the Rent through those option years; and

WHEREAS, Section 14 of the Lease, as amended, authorizes the Lessee/Tenant [Sublessor] to sublease the Lease, as amended, with the consent of Landlord; and

WHEREAS, Subtenant desires to sublet from Sublessor and Sublessor desires to sublet to Subtenant the entire Premises, as depicted on the floor plan attached hereto Exhibit "F", on the terms and conditions more particularly set forth herein.

NOW, THEREFORE, for and in consideration of Ten and No/100 Dollars (\$10.00) and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, and in further consideration of the mutual covenants and agreements herein contained, the parties hereto agree as follows:

1. Sublease. Sublessor hereby rents and sublets the Premises to Subtenant, to have and to hold the same unto Subtenant from the date hereof for the term of this Sublease, subject to the terms and provisions hereof. Subtenant shall hold the Subleased Premises pursuant and subject to the same terms, conditions, covenants, and agreements contained in the Original Lease, as amended, and shall perform all such functions as are required to be performed by Lessee/Tenant [Sublessor], under the Lease, as amended, as to the Premises. Subtenant hereby expressly assumes and agrees to keep, observe, perform, and be bound by all of the conditions, covenants, and agreements contained in the Lease, as amended, and required to be kept, observed, and performed by Sublessor pertaining to the Premises. All of the terms and provisions of the Lease, as amended, that are applicable to and binding upon Lessee/Tenant [Sublessor], thereunder, shall also be applicable to or binding upon Subtenant in the same manner. All provisions of the Lease, as amended, which inure to the benefit of the Landlord therein shall inure to the benefit of and be enforceable by Sublessor herein as against Subtenant. Except as otherwise set forth herein, and provided that no default event by Subtenant has occurred hereunder, Sublessor shall enforce on behalf of Subtenant, or at Sublessor's option, shall permit Subtenant to enforce, as against the Landlord, all obligations of Landlord under the Lease. Subtenant acknowledges that the Lease controls over any inconsistent provision in this Sublease. All terms having their initial letters capitalized and not defined herein shall have the meanings set forth in the Lease, as amended. Notwithstanding any provision contained in the Lease, as amended or the Sublease to the contrary, the following shall apply with respect to the Premises:

(a) Term: The term (the "Term") of this Sublease shall commence on the Commencement Date and shall expire on December 31, 2023, which is "Option Term 16" under the Lease, as amended by the Fourth Amendment, unless earlier terminated by operation of law. Subject to the Lease, as amended, remaining in effect, Sublessor and Subtenant acknowledge that after the Term, the Sublease shall be automatically renewed for four (4) one-year consecutive renewal terms (being Option Terms 17, 18, 19, and 20 under the Lease, as amended) and one (1) partial year renewal term from January 1, 2028 through the anniversary of the Commencement Date (being a portion of Option Term 21 under the Lease, as amended), so that the Sublease shall end on _____ absolutely, unless amended by the parties. Pursuant to O.C.G.A. § 36-60-13, beginning with calendar year 2024, Subtenant acknowledges that the automatic renewals shall be contingent upon the availability and appropriation of funds by Subtenant's City Council.

(b) Rent: Subtenant shall pay to Sublessor as Rent under this Sublease the sums set forth in Section 8 of the Lease, as amended by the Fourth Amendment, as the same may be amended. In addition, Subtenant shall pay to Sublessor all other amounts required to be paid by Sublessor, as Lessee/Tenant under the Lease, as amended. (e.g., Sections 7, 12, 16, etc. of the Lease as amended). Subtenant shall pay the Rent and all other amounts to be paid on a monthly basis in advance of the first day of each month, which amounts shall be prorated in the event of a partial month, by check made or Electronic Funds Transfer (EFT) payable to the Fulton County Finance Department, and deliver or mail said payments to Finance Director, 141 Pryor Street S.W., Suite 7001, Atlanta, Georgia 30303, or to such other place as Sublessor may direct Lessee in writing.

2. Possession of Premises. Sublessor shall deliver possession of the Premises to Subtenant on the Commencement Date in a broom-clean condition with all plumbing, mechanical, HVAC, lighting, and electrical systems in good working order.

3. Use. Subtenant shall use the Premises only for the purpose of housing Subtenant's Municipal Court and conducting in person hearings and trials and for such other lawful purposes as may be incidental thereto. Any other use shall require the prior written consent of the Landlord and Sublessor. Subtenant shall not do or suffer anything to be done upon the Premises which shall cause an injury to the Premises, or violate any zoning, building, health, safety or other code or ordinance of any federal, state or local unit of government which has jurisdiction over the Premises and Subtenant shall, to the extent permissible by law, hold Sublessor harmless against any and all costs, expenses, losses or damages incurred, suffered, or imposed on Sublessor as a result of any use of the Premises by Subtenant in violation of any such laws or the terms of the Lease. Where Subtenant is unable to make Sublessor whole for any damage Subtenant causes to the Premises, such action shall constitute a default under the terms of this Sublease, entitling Sublessor to terminate the Sublease after giving Subtenant a reasonable cure period as set forth in Section 9 of this Sublease.

4. Maintenance. Subtenant shall maintain and keep the Premises in good repair and in a clean and orderly condition and shall assume all obligations of Sublessor under the Lease related to the maintenance and repair of the Premises. Upon expiration of the Term of the Sublease hereof, Subtenant shall deliver the Premises to Sublessor, broom clean and in the same condition as at the Commencement Date of the Sublease, ordinary wear and tear excepted.

5. Utilities. Subtenant shall secure utility accounts in Subtenant's name and pay all utility service charges of any kind whatsoever for services rendered in the Premises by any utility company during the Term.

6. Insurance. Subtenant shall procure and maintain all such insurance coverage to insure the Premises as Sublessor is required to maintain under the Lease, as amended, naming Sublessor and the Landlord as additional insured

7. Assignment and Subletting. Subtenant may not assign or sublease all or any portion of the Premises to any other party. In the event that Subtenant attempts or purports to assign or sublease all or a part of the Premises to any other party in violation of the terms of this paragraph and/or the Lease, such action shall constitute a default under the terms of this Sublease, entitling Sublessor to exercise all remedies provided at law, in equity or under the Lease, in which case Sublessor shall have the remedies available to the Landlord.

8. Alterations. Subtenant shall not make any alterations, additions, or improvements to the Premises without the prior written consent of Sublessor, which such consent shall not be unreasonably withheld. All alterations now or hereafter proposed to be made by Subtenant shall be made in accordance with and shall be subject to the provisions of the Lease, as amended.

9. Default. The occurrence of any of the following events as a result of Subtenant's acts or omissions shall constitute an event of default entitling Sublessor to exercise those rights specified in the Lease as available to the Landlord thereunder and any rights provided by law or equity:

(a) failure to pay any installment of rent or any other payments due hereunder as and when the same shall become due and payable;

(b) breach of any term, condition or covenant of the Lease imposed therein on Sublessor and imposed under this Sublease on Subtenant;

(c) the occurrence of any event of default specified in the Lease, as amended;

(d) the occurrence of any event of default specified in this Sublease

provided, however, that with respect to any default described in subparagraph (a) above, Sublessor shall not exercise any of its remedies for default unless and until Subtenant shall fail to cure such default within three (3) business days after receipt of written notice of default from Sublessor, and with respect to any default described in subparagraphs (b) and (c) and (d) above, Sublessor shall not exercise any of its remedies for default unless and until Subtenant shall fail to cure any default within ten (10) business days of receipt of written notice of default from Sublessor (or such shorter period as may be provided in the Lease). Notwithstanding the foregoing, in no event shall Sublessor be required to give notice of any default described in subparagraph (a) above more than one (1) time during any twelve (12) month period. Furthermore, no failure by Sublessor to send notice of default shall be deemed or construed to operate as a waiver of such default or in any way relieve or release Subtenant of any of its obligations under this Sublease.

10. Sublessor's Right to Cure Defaults of Subtenant. If Subtenant shall fail to fulfill any of its obligations under the Lease or this Sublease, Sublessor may, but shall not be obligated to, fulfill any obligations of Subtenant hereunder and if Sublessor shall incur any costs in doing so, such costs shall be additional rent due from Subtenant on the first to occur of demand, or the date of the next rent payment, together with interest at the highest rate allowed by law from the date expended until the date repaid.

11. Damages. Notwithstanding any provision of the Lease to the contrary, Sublessor shall not be liable to Subtenant, or any of its agents, employees, servants, or invitees for any damage to persons or property due to the condition, design, or any defect in the building or its mechanical systems that may exist or subsequently occur. Subtenant, with respect to itself or its agents, employees, servants, and invitees, expressly assumes all risk and damages to persons and property, either proximate or remote, by reason of the present or future condition of the Premises. Nothing herein shall be construed as a waiver of Sublessor's sovereign immunity or any governmental immunity available to its officials, employees, or agents.

12. Notices.

(a) Any notices required or permitted to be delivered hereunder shall be in writing and shall be deemed to have been received upon the first to occur of: actual receipt; or three (3) days after deposit in an official depository of the United States postal service, postage prepaid, registered or certified mail, return receipt requested, or via traceable overnight carrier (i.e., FedEx or UPS) addressed to the parties as follows:

If to Sublessor: Fulton County, Georgia
County Manager
141 Pryor Street, SW, Suite 10061
Atlanta, Georgia 30303

With copies to: Fulton County, Georgia
Office of the County Attorney
141 Pryor Street, SW, Suite 4038
Atlanta, Georgia 30303
Attention: County Attorney

Fulton County, Georgia
Department of Real Estate and Asset Management
141 Pryor Street, SW, Suite G119
Atlanta, Georgia, 30303
Attention: Director

If to Subtenant: _____

Either party may change the address for notices by notice in writing given to the other party in the manner hereinabove described.

(b) Each party hereto shall promptly give the other party a copy of each notice received from, or sent to, the Landlord relating to the Premises.

13. No Tenant Improvement (TI) Allowance. Notwithstanding anything to the contrary in the Lease, as amended, there will be no TI Allowance granted to Subtenant. The Premises are provided to Subtenant by Sublandlord AS IS / WHERE IS.

14. Real Estate Broker. The parties represent and warrant to each other that no brokers or agents have been involved on behalf of such party in connection with the consummation of the transactions contemplated by this Sublease.

15. Consent of Landlord. This Sublease is conditioned and is only valid upon Sublessor obtaining the consent of Landlord to the subletting provided for hereunder. In this regard, Subtenant agrees to execute and deliver to Sublessor within ten (10) business days of notice by Sublessor such documents and information as are required to obtain Landlord's consent to such subletting.

16. This Sublease may be executed in two (2) or more counterparts, each of which is deemed an original of equal dignity with the other and which is deemed one and the same instrument as the other. Electronic, facsimile or .pdf signatures shall have the same force and effect as original signatures. The parties hereto intend to be bound by the signatures on the electronic, facsimile or .pdf document, and hereby waive any defenses to the enforcement of the terms of this Agreement based on the use of an electronic, facsimile or .pdf signature.

[Signatures on Following Page]

DRAFT

EXECUTED as of the day and year first above written.

SUBLESSOR:
FULTON COUNTY, GEORGIA

Robert L. Pitts, Chairman
Fulton County Board of Commissioners

Date signed: _____

ATTEST:

Tonya R. Grier
Clerk to the Commission

APPROVED AS TO FORM:

Y. Soo Jo, County Attorney

SUBTENANT:
CITY OF SOUTH FULTON, GEORGIA

By: _____
Its: _____

Date signed: _____

Having seen and consented to:

LANDLORD:
The Lansky Partnership, LLLP

By: _____
Its: _____

Date signed: _____

CAContracts/DREAM/5615 Old National - Sublease to COSF/5615 Old National - Sublease to COSF 6.12.23.docx

Exhibit A

Master Lease Agreement for Facilities

DRAFT

Exhibit B

*[First] Amendment of Master Lease Agreement for Facilities Amendment to Extend the
Master Lease Agreement for Facilities*

DRAFT

Exhibit C

Second Amendment to Master Lease Agreement for Facilities

DRAFT

Exhibit D

Third Amendment to Master Lease Agreement for Facilities

DRAFT

Exhibit E

Fourth Amendment to Master Lease Agreement for Facilities

DRAFT

Exhibit F

Premises Floor Plan

DRAFT

GOVERNMENT OF THE CITY OF SOUTH FULTON

khalid kamau
MAYOR



SHARON D. SUBADAN
CITY MANAGER

MEMORANDUM

TO: 6:25 p.m. A Resolution Urging The South Fulton Police Department And Other Law Enforcement Agencies With Jurisdiction Within The City To Expand The Use Of Diversion Services, Encouraging Fulton County And The Fulton County Sheriff To Take Similar Measures In Addressing Overcrowding And Safety Concerns At The Fulton County Jail, And Exploring Funding Opportunities To Support Diversion Services (Noni's Law)

DATE: October 24, 2023

SUBJECT: 6:25 p.m. A Resolution Urging The South Fulton Police Department And Other Law Enforcement Agencies With Jurisdiction Within The City To Expand The Use Of Diversion Services, Encouraging Fulton County And The Fulton County Sheriff To Take Similar Measures In Addressing Overcrowding And Safety Concerns At The Fulton County Jail, And Exploring Funding Opportunities To Support Diversion Services (Noni's Law)

REFERENCE:

CONCLUSION:

BACKGROUND:

FISCAL IMPACT:

ATTACHMENTS:

Description	Type	Upload Date
Fulton Jail Diversion (Noni's Law, 10 Oct 2023)	Cover Memo	10/17/2023

1 **STATE OF GEORGIA**
2 **COUNTY OF FULTON**
3 **CITY OF SOUTH FULTON**

RES 2023-____

4
5
6 **A RESOLUTION URGING THE SOUTH FULTON POLICE DEPARTMENT AND**
7 **OTHER LAW ENFORCEMENT AGENCIES WITH JURISDICTION WITHIN THE CITY**
8 **TO EXPAND THE USE OF DIVERSION SERVICES, ENCOURAGING FULTON**
9 **COUNTY AND THE FULTON COUNTY SHERIFF TO TAKE SIMILAR MEASURES IN**
10 **ADDRESSING OVERCROWDING AND SAFETY CONCERNS AT THE FULTON**
11 **COUNTY JAIL, AND EXPLORING FUNDING OPPORTUNITIES TO SUPPORT**
12 **DIVERSION SERVICES (NONI'S LAW)**

13
14 **(Sponsored by Mayor khalid)**

15
16 *Plain Text Explanation: Stopping the transfer of South Fulton Residents who arrested to*
17 *the current Fulton County Jail (901 Rice Street).*
18
19

20 **WHEREAS**, the City of South Fulton ("City") is a municipal corporation duly
21 organized and existing under the laws of the State of Georgia;
22

23 **WHEREAS**, the duly elected governing authority of the City is the Mayor and
24 Council thereof ("City Council");
25

26 **WHEREAS**, this Resolution is in the best interests of the health, safety and general
27 welfare of the City, its residents, the general public and humane and restorative justice
28 interventions for the broader diaspora;
29

30 **WHEREAS**, the Fulton County Jail is currently under investigation by the United
31 States Department of Justice after "credible allegations... that the Fulton County Jail is
32 structurally unsafe, the prevalent violence has resulted in serious injuries and homicides,
33 and that officers are being prosecuted for using excessive force," including the strangling
34 of an inmate;
35

36 **WHEREAS**, ten Fulton County residents, not convicted and awaiting trial, have
37 been found dead in the Fulton County Jail this year;
38

39 **WHEREAS**, one of the ten dead was Noni Battiste-Kosoko, a diagnosed,
40 schizophrenic, 19 year-old who attended South Fulton's Langston Hughes High School,
41 died in the Atlanta City Detention Center (in which Fulton County leases jail space) where
42 she was being held for missing a court date;
43

44 **WHEREAS**, diversion services offer a compassionate and forward-thinking
45 solution to minimize jail bookings, thus addressing jail overcrowding and the related
46 safety concerns; and

47 **WHEREAS**, funding is pivotal for the successful implementation and scaling up
48 of diversion services to meet the intended outcomes;

49
50 **THE COUNCIL OF THE CITY OF SOUTH FULTON, GEORGIA, HEREBY**
51 **RESOLVES** as follows:

52
53 **Section 1.**

- 54
55 1. **Law Enforcement Action.** The South Fulton Police Department shall send, nor
56 contract to send, no human being it takes into custody to the current Fulton
57 County Jail or the Atlanta Detention Center; and shall urge all other law
58 enforcement agencies operating within the city limits of the City of South Fulton
59 to not send, nor contract to send human being it takes into custody to the current
60 Fulton County Jail or the Atlanta Detention Center. The City shall urge all other
61 law enforcement agencies operating within the city limits of the City of South
62 Fulton to significantly bolster their utilization of diversion services, in order to
63 reduce admissions into the Fulton County Jail and the Atlanta Detention Center,
64 as well as other incarceration facilities contracted to hold South Fulton residents.
- 65 2. **Engagement with Fulton County.** The City calls upon Fulton County and its
66 Sheriff and Marshall to prioritize the enhancement of diversion services,
67 recognizing their potential to ease overcrowding and deadly conditions in the
68 Fulton County Jail and Atlanta Detention Center, as well as other incarceration
69 facilities contracted to hold South Fulton residents.
- 70 3. **Public Awareness and Advocacy.** The shall commit personnel and financial
71 resources to collaborating with Fulton County to intensify public awareness
72 efforts about available diversion services, ensuring residents are adequately
73 informed about these alternatives.
- 74 4. **Funding Exploration:** The City shall actively seek and explore funding
75 opportunities, grants, and partnerships to financially support and expand
76 diversion services within the city, including mental health intervention and
77 response units proven effective in preventing or ameliorating criminal activity.
- 78 5. **Stakeholder Collaboration:** The shall orchestrate dialogues with harm reduction
79 organizations, entities focused on treatment and addiction, churches, violence
80 reduction organizations, and other pivotal stakeholders to cultivate a community-
81 centric approach to diverting human beings to carceral facilities.
- 82
83

84 *****

85
86 **Section 2.** It is hereby declared to be the intention of the City Council that: (a) All
87 sections, paragraphs, sentences, clauses and phrases of this Resolution are or were,

88 upon their enactment, believed by the City Council to be fully valid, enforceable and
89 constitutional.

90 (b) To the greatest extent allowed by law, each and every section, paragraph, sentence,
91 clause or phrase of this Resolution is severable from every other section, paragraph,
92 sentence, clause or phrase of this Resolution. No section, paragraph, sentence, clause
93 or phrase of this Resolution is mutually dependent upon any other section, paragraph,
94 sentence, clause or phrase of this Resolution.

95 (c) In the event that any phrase, clause, sentence, paragraph or section of this Resolution
96 shall, for any reason whatsoever, be declared invalid, unconstitutional or otherwise
97 unenforceable by the valid judgment or decree of any court of competent jurisdiction, it is
98 the express intent of the City Council that such invalidity, unconstitutionality or
99 unenforceability shall, to the greatest extent allowed by law, not render invalid,
100 unconstitutional or otherwise unenforceable any of the remaining phrases, clauses,
101 sentences, paragraphs or sections of the Resolution.

102
103 **Section 3.** All Resolution and parts of Resolution in conflict herewith are hereby
104 expressly repealed.

105
106 **Section 4.** The City Attorney and City Clerk are authorized to make non-substantive
107 editing and renumbering revisions to this Resolution for proofing, codification, and
108 supplementation purposes. The final version of all resolutions shall be filed with the City
109 Clerk.

110
111 **Section 5.** The effective date of this Resolution shall be the date of adoption, unless
112 provided otherwise by the City Charter or state and/or federal law.

113
114 **[signatures and voting tabulations appear on the following page]**
115

GOVERNMENT OF THE CITY OF SOUTH FULTON

khalid kamau
MAYOR



SHARON D. SUBADAN
CITY MANAGER

MEMORANDUM

TO: 6:41 p.m. Request Approval to Award the Contract for Request For Proposal (RFP) Number 23-51 - Management of the Merk Miles Citizens Convenience Center for the City of South Fulton (Latham Home Sanitation - Base Pay of the vendor will be \$35,000 per month)

DATE: October 24, 2023

SUBJECT: 6:41 p.m. Request Approval to Award the Contract for Request For Proposal (RFP) Number 23-51 - Management of the Merk Miles Citizens Convenience Center for the City of South Fulton (Latham Home Sanitation - Base Pay of the vendor will be \$35,000 per month)

REFERENCE:

CONCLUSION:

BACKGROUND:

FISCAL IMPACT:

ATTACHMENTS:

Description	Type	Upload Date
Merk Miles Update 2023	Cover Memo	10/17/2023

**HONORABLE MAYOR
& CITY COUNCIL**

KHALID KAMAU
MAYOR

DR. CATHERINE F. ROWELL
DISTRICT 1

CARMALITHA GUMBS
DISTRICT 2

HELEN ZENOBIA WILLIS
DISTRICT 3

JACEEY SEBASTIAN
DISTRICT 4

COREY A. REEVES
DISTRICT 5

NATASHA WILLIAMS-BROWN
DISTRICT 6

LINDA PRITCHETT
DISTRICT 7

To: The Honorable Mayor and Council

From: Sharon Subadan 
Interim City Manager

Date: October 17, 2023

Subject: Merk Miles Citizens Convenience Center Operations

The purpose of this memorandum is to provide an update on the selection of a new vendor to operate Merk Miles Citizens Convenience Center. As you are aware, the city operates this facility through a Memorandum of Agreement (MOA) with Fulton County. This action falls within the scope of this agreement.

I am recommending the proposal submitted by Latham Home Sanitation which is operated by Rick Jarvis and Barbara Jarvis Latham. Latham Sanitation has provided residential, commercial, and recycling services to the residents of South Fulton and surrounding communities for over 50 years. Once approved, the vendor is prepared to open within 10 days.

Merk Miles New Hours of Operation

If approved, the facility will operate on the following schedule:

Tuesday through Friday	8:00am to 4:30pm
Saturday	8:00am to 3pm
Sunday & Monday	Closed

Pricing

Pricing for Municipal Solid Waste (MSW), Construction Debris (C&D) & Yard Waste will operate under the following structure with a preference for residents:

Residents

- May pay cash or credit.
- \$10 for up to 150lbs
- \$60 for 151 to 500lbs
- \$120 per ton after 500lbs

Non-Residents/Commercial

- Debit/credit card only
- \$20 for up to 150lbs
- \$60 for 151 to 500lbs
- \$120 per ton after 500lbs

**HONORABLE MAYOR
& CITY COUNCIL**

KHALID KAMAU
MAYOR

DR. CATHERINE F. ROWELL
DISTRICT 1

CARMALITHA GUMBS
DISTRICT 2

HELEN ZENOBIA WILLIS
DISTRICT 3

JACEEY SEBASTIAN
DISTRICT 4

COREY A. REEVES
DISTRICT 5

NATASHA WILLIAMS-BROWN
DISTRICT 6

LINDA PRITCHETT
DISTRICT 7

Expanded Recycling

This agreement will expand materials recycled at Merk Miles. This includes paper, cardboard, computers, automobile fluids, cooking oil, aluminum, plastics 1-7 and glass at no charge.

Agreement Highlights

Key Highlights of the agreement are:

- Base Pay of the vendor will be \$35,000 per month;
- 90/10 split of revenue as long as 350 tons of material are received;
- Standard monthly reporting of revenues and materials collected
- Less than 350 tons of material, vendor retains all revenue; and
- No performance bond.

Historical Numbers vs New Contract Projections

Using data collected from January to May of 2023 at Merk Miles, we evaluated how the proposed agreement would perform.

Based on this proforma, monthly expenditures, or subsidy, for the facility will range from \$18,000-\$30,000 per month. In the previous agreement, the city subsidy averaged \$36,000 per month and proposed an increase to \$50,000 per month.

Forecast for New Operation Agreement for Merk Miles						
Assumption						
Disposal Fee/ Ton	\$ 52.00					
Historic Transactions from Merk 2023	Jan	Feb	Mar	Apr	May	
Total Revenue from Operations	\$ 60,174	\$ 66,380	\$ 80,191	\$ 65,738	\$ 78,399	
Tons	477.3	503.4	651.4	564.9	667.7	
Proposed Agreement Calculations Based on Historic Data (at min 350 Tons)						
Revenue Split (90% Vendor and 10% City)						
Vendor @ 90%	\$ 54,157	\$ 59,742	\$ 72,172	\$ 59,164	\$ 70,559	
City @ 10%	\$ 6,017	\$ 6,638	\$ 8,019	\$ 6,574	\$ 7,840	
City Expenses						
Disposal Fee @\$52 per ton (can increase)	\$ (24,820)	\$ (26,177)	\$ (33,873)	\$ (29,375)	\$ (34,720)	
City Net (Subsidy)						
Revenue Sharing	\$ 6,017	\$ 6,638	\$ 8,019	\$ 6,574	\$ 7,840	
Disposal	\$ (24,820)	\$ (26,177)	\$ (33,873)	\$ (29,375)	\$ (34,720)	
Total	\$ (18,802)	\$ (19,539)	\$ (25,854)	\$ (22,801)	\$ (26,881)	
Vendor Revenue						
	\$ 54,157	\$ 59,742	\$ 72,172	\$ 59,164	\$ 70,559	

GOVERNMENT OF THE CITY OF SOUTH FULTON

khalid kamau
MAYOR



SHARON D. SUBADAN
CITY MANAGER

MEMORANDUM

TO: 7:00 p.m. Request Approval to renew the Professional Services Agreement with Lowe Engineers, LLC in the amount of \$959,404.00. Per section 1.01(D) of the agreement, the City is exercising its first renewal by extending the term to September 30, 2024. There are two (2) one-year renewals remaining.

DATE: October 24, 2023

SUBJECT: 7:00 p.m. Request Approval to renew the Professional Services Agreement with Lowe Engineers, LLC in the amount of \$959,404.00. Per section 1.01(D) of the agreement, the City is exercising its first renewal by extending the term to September 30, 2024. There are two (2) one-year renewals remaining.

REFERENCE:

CONCLUSION:

BACKGROUND:

FISCAL IMPACT:

ATTACHMENTS:

Description	Type	Upload Date
Lowe Engineers PSA Executed 20221019 (1)	Cover Memo	10/17/2023



Exhibit C- City of South Fulton Negotiated Rates

LOWE ENGINEERS, LLC
South Fulton Budget

Subdivision Budget																	
Rate	Work Days in Month	Anticipated Utilization	Role	Oct-22	Nov-22	Dec-22	Jan-23	Feb-23	Mar-23	Apr-23	May-23	Jun-23	Jul-23	Aug-23	Sep-23	2022-2023	
				21	19	20	21	19	23	20	22	22	20	23	20	20	250

* Contractors will be billed separately based on the POs generated

*This estimate is for budget purposes and could vary each month



PROFESSIONAL LICENSING

GEORGIA SECRETARY OF STATE BRAD RAFFENSPERGER

CORPORATIONS • ELECTIONS • LICENSING • CHARITIES

Licensee Details

Licensee Information

Name: Jeffrey William Mueller

Address:

Tucker GA 30084

Primary Source License Information

Lic #:	PE020402	Profession:	Engineers / Land Surveyors	Type:	Professional Engineer
Secondary:		Method:	Examination	Status:	Active
Issued:	2/2/1993	Expires:	12/31/2022	Last Renewal Date:	10/20/2020

Associated Licenses

No Prerequisite Information

Public Board Orders

Please see Documents section below for any Public Board Orders

Other Documents

No Other Documents

Data current as of: October 14, 2022 8:51:51

This website is to be used as a primary source verification for licenses issued by the Professional Licensing Boards. Paper verifications are available for a fee. Please contact the Professional Licensing Boards at 844-753-7825.



**PROFESSIONAL SERVICES AGREEMENT
BETWEEN CITY OF SOUTH FULTON GA (OWNER) AND LOWE ENGINEERS, LLC
(ENGINEER)**

THIS IS AN AGREEMENT effective as of 10/14/2022 ("Effective Date") between **THE CITY OF SOUTH FULTON** ("Owner") and **LOWE ENGINEERS, LLC** ("Engineer").

Owner's Project, of which Engineer's services under this Agreement are a part, is generally identified as follows: Provide Project Management Consulting Services to The City of South Fulton Georgia ("Project").

Engineer's services under this Agreement are generally identified as follows: Traffic Engineering Project Management Services ("Services"). Please reference Exhibit A – Project Understanding.

Owner and Engineer further agree as follows:

1.01 Basic Agreement and Period of Service

- A. Engineer shall provide or furnish the Services set forth in this Agreement. If authorized by Owner, or if required because of changes in the Project, Engineer shall furnish services in addition to those set forth above ("Additional Services").
- B. Engineer shall complete its Services within the following specific time period commencing October 1, 2022 through September 30, 2023.
- C. If, through no fault of Engineer, such periods of time or dates are changed, or the orderly and continuous progress of Engineer's Services is impaired, or Engineer's Services are delayed or suspended, then the time for completion of Engineer's Services, Services should be closed out at the same rate. End date and scope may be modified but rates per hour should remain the same through the completion of the services. Remove from document, shall be adjusted equitably.
- D. The period of contract runs from October 1, 2022 through midnight on September 30, 2023 with option for renewal for one (1) year up to three (3) years.

2.01 Payment Procedures

- A. *Invoices:* Engineer shall prepare invoices in accordance with its standard invoicing practices and submit the invoices to Owner on a monthly basis. Invoices are due and payable within 30 days of receipt.

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- B. *Payment:* As compensation for Engineer providing or furnishing Services and Additional Services, Owner shall pay Engineer as set forth in Paragraphs 2.01, 2.02 (Services), and 2.03 (Additional Services). If Owner disputes an invoice, either as to amount or entitlement, then Owner shall promptly advise Engineer in writing of the specific basis for doing so, may withhold only that portion so disputed, and must pay the undisputed portion.

2.02 *Basis of Payment—Hourly Rates Plus Reimbursable Expenses*

- A. Owner shall pay Engineer for Services as follows:

1. The City will not reimburse beyond the negotiated hourly rates provided in Exhibit B.
2. Engineer's Standard Hourly Negotiated rates are attached as *Exhibit B*.

2.03 *Additional Services:* The city reserves the right to assign task orders for additional services outside the agreed scope of work.

3.01 *Termination*

- A. The obligation to continue performance under this Agreement may be terminated:

1. For cause,
 - a. By either party upon 30 days written notice in the event of substantial failure by the other party to perform in accordance with the Agreement's terms through no fault of the terminating party. Failure to pay Engineer for its services is a substantial failure to perform and a basis for termination.
 - b. By Engineer:
 - 1) upon seven days written notice if Owner demands that Engineer furnish or perform services contrary to Engineer's responsibilities as a licensed professional; or
 - 2) upon seven days written notice if the Engineer's Services are delayed for more than 90 days for reasons beyond Engineer's control, or as the result of the presence at the Site of undisclosed Constituents of Concern, as set forth in Paragraph 5.01.i.
 - c. Engineer shall have no liability to Owner on account of a termination for cause by Engineer.
 - d. Notwithstanding the foregoing, this Agreement will not terminate as a result of a substantial failure under Paragraph 3.01.A.1.a if the party receiving such notice begins, within seven days of receipt of such notice, to correct its substantial failure to perform and proceeds diligently to cure such failure within no more than 30 days of receipt of notice; provided, however, that if and to the extent such substantial failure cannot be reasonably cured within such 30 day period, and if such party has diligently attempted to cure the same and thereafter continues diligently to cure the same, then the cure period provided for herein shall extend up to, but in no case more than, 60 days after the date of receipt of the notice.

2. For convenience, by Owner effective upon Engineer's receipt of written notice from Owner.

- B. In the event of any termination under Paragraph 3.01, Engineer will be entitled to invoice Owner and to receive full payment for all Services and Additional Services performed or furnished in accordance with this Agreement. The City will not reimburse beyond the negotiated hourly rates provided in Exhibit B

4.01 *Successors, Assigns, and Beneficiaries*

- A. Owner and Engineer are hereby bound and the successors, executors, administrators, and legal representatives of Owner and Engineer (and to the extent permitted by Paragraph 4.01.B the assigns of Owner and Engineer) are hereby bound to the other party to this Agreement and to the successors, executors, administrators, and legal representatives (and said assigns) of such other party, in respect of all covenants, agreements, and obligations of this Agreement.
- B. Neither Owner nor Engineer may assign, sublet, or transfer any rights under or interest (including, but without limitation, money that is due or may become due) in this Agreement without the written consent of the other party, except to the extent that any assignment, subletting, or transfer is mandated by law. Unless specifically stated to the contrary in any written consent to an assignment, no assignment will release or discharge the assignor from any duty or responsibility under this Agreement.
- C. Unless expressly provided otherwise, nothing in this Agreement shall be construed to create, impose, or give rise to any duty owed by Owner or Engineer to any Constructor, other third-party individual or entity, or to any surety for or employee of any of them. All duties and responsibilities undertaken pursuant to this Agreement will be for the sole and exclusive benefit of Owner and Engineer and not for the benefit of any other party.

5.01 *General Considerations*

- A. The standard of care for all professional engineering and related services performed or furnished by Engineer under this Agreement will be the care and skill ordinarily used by members of the subject profession practicing under similar circumstances at the same time and in the same locality. Engineer makes no warranties, express or implied, under this Agreement or otherwise, in connection with any services performed or furnished by Engineer. Subject to the foregoing standard of care, Engineer and its consultants may use or rely upon design elements and information ordinarily or customarily furnished by others, including, but not limited to, specialty contractors, manufacturers, suppliers, and the publishers of technical standards.
- B. Engineer shall not at any time supervise, direct, control, or have authority over any Constructor's work, nor shall Engineer have authority over or be responsible for the means, methods, techniques, sequences, or procedures of construction selected or used by any Constructor, or the safety precautions and programs incident thereto, for security or safety at the Project site, nor for any failure of a Constructor to comply with laws and regulations applicable to such Constructor's furnishing and performing of its work. Engineer shall not be responsible for the acts or omissions of any Constructor.
- C. Engineer neither guarantees the performance of any Constructor nor assumes responsibility for any Constructor's failure to furnish and perform its work.

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- D. Engineer's opinions (if any) of probable construction cost are to be made on the basis of Engineer's experience, qualifications, and general familiarity with the construction industry. However, because Engineer has no control over the cost of labor, materials, equipment, or services furnished by others, or over contractors' methods of determining prices, or over competitive bidding or market conditions, Engineer cannot and does not guarantee that proposals, bids, or actual construction cost will not vary from opinions of probable construction cost prepared by Engineer. If Owner requires greater assurance as to probable construction cost, then Owner agrees to obtain an independent cost estimate.
- E. Engineer shall not be responsible for any decision made regarding the construction contract requirements, or any application, interpretation, clarification, or modification of the construction contract documents other than those made by Engineer or its consultants.
- F. The Engineer grants its construction review personnel no authority to make any changes to contract documents. All changes, without exception, must be approved by the client.
- G. Unless specified differently elsewhere in this contract, the Client and their project managers, agents, and representatives accept all responsibility for supervision, management, direction, inspection and review of all construction surveys and staking performed by the Engineer. The Client further accepts responsibility to notify the Engineer within 48 hours of any suspected errors or omissions. The Engineer agrees to promptly investigate and replace if necessary, and construction staking found to be in error or omitted; however, the Engineer in no way accepts liability for construction activity costs that result from these errors and/or omissions.
- H. Unless otherwise agreed, Client shall provide free and unrestricted right-of-entry to the land owned or controlled by the Client and that the Client will indemnify and hold Engineer harmless from any damages, losses, cost, expense, or liability including attorney's fees, by reason of the failure of the Client to be possessed with the means of unrestricted ingress and egress to and from the property as well as any failure of title in Client as to the property which Client has warranted that it owns or over which it has control. Engineer will take reasonable precautions to minimize damage to the land caused by their equipment. However, unless otherwise agreed, the Basis of Payment as set forth in Paragraph 2.02 does not include the cost of restoration or damage which may result from the Engineer's operations. If Client desires the Engineer to restore the land to its former condition, we will comply and add the cost to the fee, unless the damage is caused by the Engineer's or its employees' negligence or willful misconduct, in which event Engineer shall pay for such restoration.
- I. All documents prepared or furnished by Engineer are instruments of service, and Engineer retains an ownership and property interest (including the copyright and the right of reuse) in such documents, whether or not the Project is completed. Owner shall have a limited license to use the documents on the Project, extensions of the Project, and for related uses of the Owner, subject to receipt by Engineer of full payment due and owing for all Services and Additional Services relating to preparation of the documents and subject to the following limitations:
 - 1. Owner acknowledges that such documents are not intended or represented to be suitable for use on the Project unless completed by Engineer, or for use or reuse by Owner or others on extensions of the Project, on any other project, or for any other use or purpose, without written verification or adaptation by Engineer;

2. any such use or reuse, or any modification of the documents, without written verification, completion, or adaptation by Engineer, as appropriate for the specific purpose intended, will be at Owner's sole risk and without liability or legal exposure to Engineer or to its officers, directors, members, partners, agents, employees, and consultants;
- J. The location of existing underground utilities is shown in an approximate way only. The Client or his Contractor shall determine the exact location of all existing utilities before commencing work. The Client agrees to be fully responsible for any and all damages which might be occasioned by failure of the Client or his Contractors to exactly locate and preserve any and all underground utilities.
- K. On maps compiled by the Engineer using photogrammetric methods, contours portrayed as dashed or broken lines represent areas of dense vegetation and should be considered approximate. Unless noted otherwise, mapping has not been field verified. Prior to use as a basis for design and/or construction, mapping must be field verified.
- L. From time to time the Engineer may provide the Client with preliminary working drawings, sketches, opinions of probable cost, draft specifications, etc. These documents may or may not be labeled "Preliminary". The Client should not under any circumstances use this information as if it were final. Preliminary documents have not been reviewed and may change substantially prior to final submittal.
- M. Owner and Engineer may transmit, and shall accept, Project-related correspondence, documents, text, data, drawings, information, and graphics, in electronic media or digital format, either directly, or through access to a secure Project website, in accordance with a mutually agreeable protocol.
- N. To the fullest extent permitted by law, Owner and Engineer agree that Engineer's total liability to Owner under this Agreement shall be limited to \$25,000.00 or the total amount of compensation received by Engineer, whichever is greater.
- O. The parties acknowledge that Engineer's Services do not include any services related to unknown or undisclosed Constituents of Concern. If Engineer or any other party encounters, uncovers, or reveals an unknown or undisclosed Constituent of Concern, then Engineer may, at its option and without liability for consequential or any other damages, suspend performance of Services on the portion of the Project affected thereby until such portion of the Project is no longer affected, or terminate this Agreement for cause if it is not practical to continue providing Services.
- P. Owner and Engineer agree to negotiate each dispute between them in good faith during the 30 days after notice of dispute. If negotiations are unsuccessful in resolving the dispute, then the dispute shall be mediated. If mediation is unsuccessful, then the parties may exercise their rights at law.
- Q. This Agreement is to be governed by the law of the State of Georgia in a court of law with venue in Fulton County, Georgia.
- R. Engineer's Services and Additional Services do not include: (1) serving as a "municipal advisor" for purposes of the registration requirements of Section 975 of the Dodd-Frank Wall Street Reform and Consumer Protection Act (2010) or the municipal advisor registration rules issued by the Securities and Exchange Commission; (2) advising Owner, or any municipal entity or other person or entity, regarding municipal financial products or the issuance of municipal securities, including advice with respect to the structure, timing, terms, or other similar matters concerning such products or issuances; (3) providing

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surety bonding or insurance-related advice, recommendations, counseling, or research, or enforcement of construction insurance or surety bonding requirements; or (4) providing legal advice or representation.

6.01 *Total Agreement*

- A. This Agreement (including any expressly incorporated attachments), constitutes the entire agreement between Owner and Engineer and supersedes all prior written or oral understandings. This Agreement may only be amended, supplemented, modified, or canceled by a duly executed written instrument.
- B. In the event that any provision of this Agreement is found to be unenforceable, all other provisions shall remain in full force and effect.

7.01 *Definitions*

- A. *Constructor*—Any person or entity (not including the Engineer, its employees, agents, representatives, and consultants), performing or supporting construction activities relating to the Project, including but not limited to contractors, subcontractors, suppliers, Owner's work forces, utility companies, construction managers, testing firms, shippers, and truckers, and the employees, agents, and representatives of any or all of them.
- B. *Constituent of Concern*—Asbestos, petroleum, radioactive material, polychlorinated biphenyls (PCBs), hazardous waste, and any substance, product, waste, or other material of any nature whatsoever that is or becomes listed, regulated, or addressed pursuant to (a) the Comprehensive Environmental Response, Compensation and Liability Act, 42 U.S.C. §§9601 et seq. ("CERCLA"); (b) the Hazardous Materials Transportation Act, 49 U.S.C. §§5101 et seq.; (c) the Resource Conservation and Recovery Act, 42 U.S.C. §§6901 et seq. ("RCRA"); (d) the Toxic Substances Control Act, 15 U.S.C. §§2601 et seq.; (e) the Clean Water Act, 33 U.S.C. §§1251 et seq.; (f) the Clean Air Act, 42 U.S.C. §§7401 et seq.; or (g) any other federal, State, or local statute, law, rule, regulation, ordinance, resolution, code, order, or decree regulating, relating to, or imposing liability or standards of conduct concerning, any hazardous, toxic, or dangerous waste, substance, or material.

8.01 *Attachments:*

Exhibit A – Project Understanding

Exhibit B – Engineer's City of South Fulton GA Negotiated Fees

IN WITNESS WHEREOF, the parties hereto have executed this Agreement, the Effective Date of which is indicated on page 1.

Owner: **The City of South Fulton**

By: Tammi Saddler Jones
Print name: Tammi Saddler Jones
Title: City Manager
Date Signed: 10/19/2022

Engineer: **Lowe Engineers, LLC**

By: [Signature]
Print name: Sameer Patharkar, PE
Title: Partner
Date Signed: 10/14/2022

Address for Owner's receipt of notices:

**The City of South Fulton
5440 Fulton Industrial Blvd, SW
Atlanta, GA 30336**

Address for Engineer's receipt of notices:

**Lowe Engineers, LLC
990 Hammond Drive, Suite 900
Atlanta, Georgia 30328**

This Agreement, approved by
CITY OF SOUTH FULTON, the _____

As To Form:

[Signature] 10/19/22
Name and Title Vincent D. Hyman
City Attorney

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Project Understanding

We understand the City of South Fulton is looking for a consultant to provide 24/7 traffic engineering support in various capacities. The City expects the consultant to have traffic engineering and maintenance expertise in reviewing and adjusting signal timing, troubleshooting signals, and reviewing traffic plans and traffic studies. The City requires that the consultant provide an on-site Professional Engineer, Jeff Mueller, PE License 020402 (attached) in the State of Georgia. Staffing, subject to the Director of Public Works' approval, shall be adequate to perform the duties and functions during normal business hours and on-call after hours. The Consultant shall be an extension of the City staff and will report to the Public Works Director.

Some of the duties will include the following:

- Attend regular and special-called council meetings, as required. Prepare presentation materials and/or make presentations on technical topics of interest to the city. Attend townhall and neighborhood meetings, as requested. Meetings outside work hours are an expected part of this assignment.
- The consultant shall review signal design and ATMS plans, Traffic Impact Studies, Safety Studies, Developments of Regional Impacts, and other traffic studies submitted by developers/contractors for new developments in the City for the Community Development Regulatory Affairs (CDRA) Department.
- The consultant shall provide traffic analysis for the Traffic Calming Program and other Traffic engineering study requests.
- Review traffic studies that are submitted as part of capital projects.
- Maintain and assist in developing an inventory of speed, traffic volume, and crash data.
- Inspect signal timings and adjust as required. Oversee minor repairs and timing adjustments.
- Prepare and maintain an inventory of all City traffic devices and make recommendations based on the City's current and future needs.
- Review the connectivity between signals and prepare a plan to connect all signals to a centralized TCC. This TCC plan will be implemented over time as budget allows.
- Signs and Pavement Markings – Review and approve the installation of pavement markings by the City's contractor based on a priority basis as needed excluding private streets. Keep an inventory of signs across the City. Signs should be checked for proper location, condition, and reflectivity (Will reflectivity be checked by contractor or our staff – I have seen specialty type equipment used for this and/or it could involve nighttime reviews). All signs should meet requirements recommended by the MUTCD. Make recommendations to change signs over time as budget allows.
- Coordination with Other Agencies - Coordinate with Fulton County, Georgia Department of Transportation (GDOT), Atlanta Regional Commission (ARC), SigOps, other municipalities, state, federal and other agencies regarding future and existing capital projects, project funding, and transportation planning issues. Attend related meetings as necessary.
- Emergency Response – Routing information during emergency situations to the appropriate parties and coordinating with appropriate response team to ensure timely response with minimal disruption to daily operations of signal network. The consultant understands that this is a 24/7 support contract.
- Vendor/ Contractor/ Maintenance Team Management – Manage, coordinate, and overlook daily activities related to contractors, vendors, and maintenance team. This will include spot checking of work orders issued to City's contracted maintenance vendor.

- Bidding Assistance – Assist the Public Works Director in preparing RFPs/ RFQs and in general provide assistance through the bidding process

The consultant shall also be responsible for:

- Addressing citizen complaints and inquiries on traffic related issues
- Coordinating with SigOps on setting up and maintaining communications of all traffic signals and monitor for notifications of malfunctioning.
- Traffic signal management, planning, and engineering
- Emergency preparedness and response
- Coordination with GDOT, SigOps consultants, and neighboring jurisdictions as needed for the timing and control of traffic signals
- Identifying and performing other traffic signal and control system responsibilities where the consultant may foresee needs
- Proper maintenance of all street signs within the city, which shall include the cleaning, repair, replacement, and removal of existing signs and installation of new signs.
- A sign inventory, their locations, current conditions, and associated work orders shall be stored on a city asset management tool.
- Review and process applications for new streetlights

Typical maintenance activities to be undertaken by City's contractor shall include but not limited to the following activities:

- Replacing signal lamps
- Repairing pedestrian push button
- Troubleshooting, repairing, and replacing signal equipment
- Troubleshooting and replacing inductive loop and video detection
- Replacing damaged cabinets and signal poles
- Marking signal communication lines in response to 811 utilities locate ticket requests
- Troubleshooting and repairing signal fiber communication
- Providing traffic control in accordance with the Manual on Uniform Traffic Control Devices (MUTCD)
- Others, as may be required

Capital and TSPLOST Projects

Program/Project Management

- Assist City staff in developing priorities for the capital program, to include adjusting the program to add projects as they are identified.
- Develop a program management plan for all projects.
- Maintain the budget and schedule; this includes establishment of project management protocol on appropriate software and detail for management and coordination of all managed projects.
- Provide detailed forecasting and reporting to the Public Works Director on performance, deadlines, and budgetary considerations, including estimations of post-construction maintenance costs for City staff consideration.
- Coordination with the City's annual budget process, long-term capital improvement planning, and applicable grants administration.

- Coordination and management of all project phases, completion of design, engineering, environmental considerations, utilities, permitting, bidding, procurement, construction through contract closeout, and financial reporting of improved capital assets.
- Assistance with grant administration and compliance through entire lifecycle of grant.
- Responsible for providing weekly updates to the Public Works Director, as well as quarterly and ad hoc reports to the Mayor and City Council.
- Construction inspection services, either directly or through coordination thereof, on behalf of the City.
- Work with City staff to provide communication to the public regarding project status; prepare and attend city council workshops, meetings and other applicable public hearings; articulate program accomplishments to the Public Works Director, City staff, Mayor and City Council, and public; provide up-to-date information on program development to Public Information Officer and City public relations team to be included on City's website and other communication platforms.
- Work with the Public Works Director and the Procurement Department and provide assistance with RFP/RFQ preparation and any necessary bidding assistance.
- Must have ability to render services five (5) days per week with on-call services available up to seven (7) days per week, if needed.

Pre-Construction Services

- Pre-construction contractor management in areas such as engineering, architecture, landscape architecture, land surveying, environmental compliance, technical management, and administrative services. Additionally, the selected project management firm will provide qualified technical and professional personnel to perform to City standards and procedures as assigned. The City may elect to expand, reduce, or delete the extent of each work element listed below or add work elements as needed:
- Expected to offer recommendations on scheduling and phasing of projects.
- Provide coordination and support of permit applications; must have the ability to coordinate, negotiate and resolve all issues with permitting agencies.
- Provide coordination of structural reviews, manage independent reviews of designs of buildings, major retaining walls, etc. to verify design integrity, cost-effectiveness, and conformity to current design.
- Provide utility coordination for all projects. Expected to identify and manage utility conflicts early in the project lifecycle to avoid or minimize cost to the City or to avoid schedule delays.
- Coordinate engineering support for limited construction plans and bid documents for minor projects including, but not limited to, drainage improvements, sidewalks, etc.

Construction Services

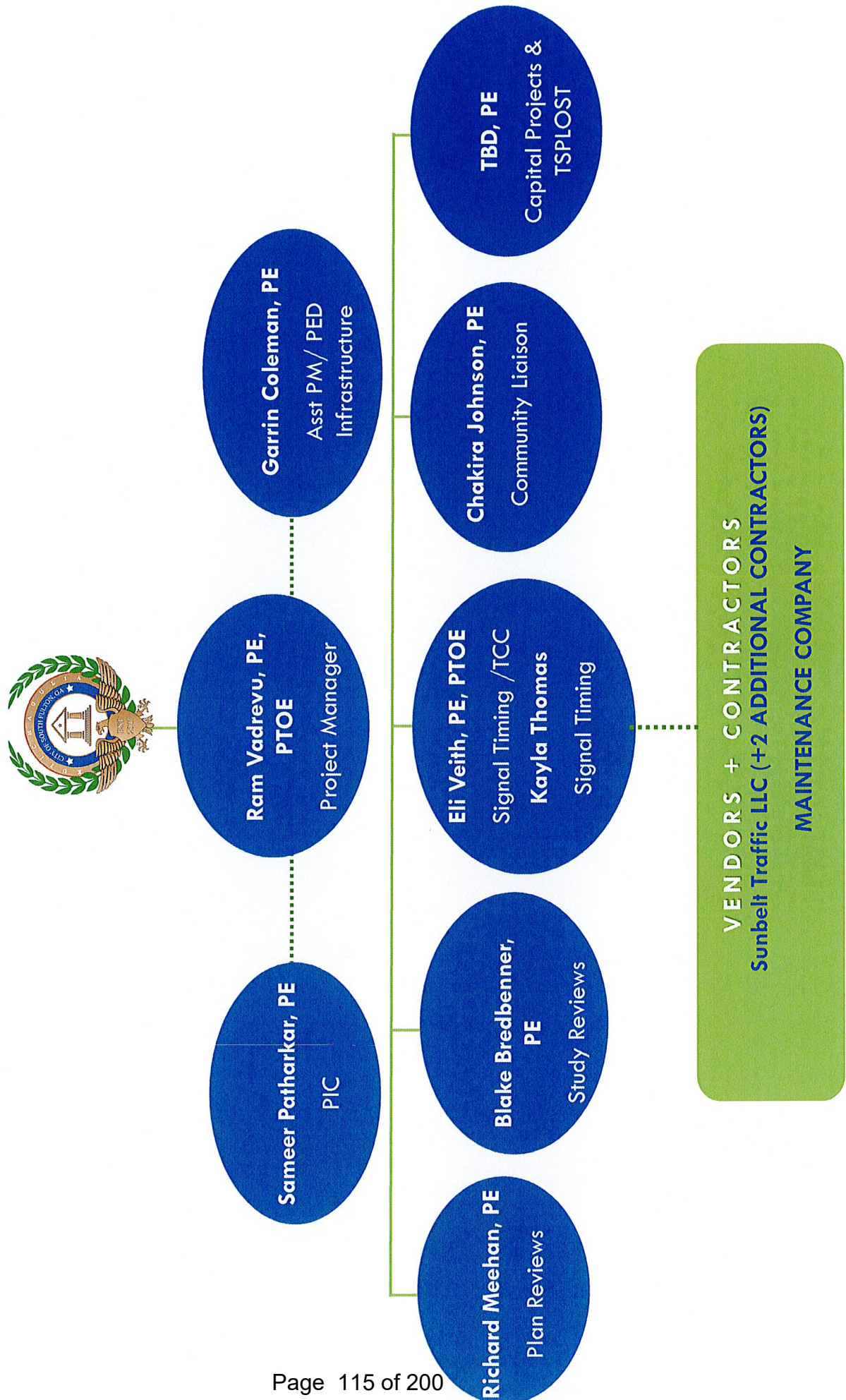
- Responsible for construction management of the entirety of managed programs and/or projects, including change order management, contractor management, administration, construction, engineering, inspection and management of materials, and compliance with city codes, standards and procedures as well as close out services for all projects that meet the standards of any grant awards. Additional construction services will include the following:
- Prepare or validate construction cost estimates based on preliminary plans and prepare final estimates for engineers along with cost comparisons.

- Prepare and/or review bid documents and manage bid process for all projects. Responsible for ensuring compliance to all applicable federal, state, and local procurement laws.
- Schedule and conduct pre-construction conferences with contractors, utilities, and other appropriate parties.
- Receive, review, and archive all submittals, including schedules, shop drawings, engineering and architectural plans, and erosion control plans.
- Provide experienced project staff whose duties will include day-to-day decisions on plans, construction acceptability, direction to the contractor's superintendent, and supervision and assignment of inspection and testing personnel.
- Maintain detailed and accurate records of contractors' operations and significant events that affect work; will also be required to input all documents and activities into a designated FTP site or cloud-based software that will be made available for City staff to inspect during project(s) construction phase.
- Provide complete contract administration, management, and documentation of the projects, including providing and maintaining all emails, letters, submittals, reports, resolution of problems, etc.; these records shall be provided to the City during project closeout.
- Assist City staff in responding to all public inquiries during design and construction.

Post-Construction Closeout

- Provide City with all necessary documentation and records of program activities, including all audit records.
- Provide all operation manuals and guarantees associated with Capital program.
- Provide City with all as-built and record drawings associated with Capital program.
- Ensure all warranty management related items have been satisfied.
- Notify appropriate agencies (GDOT, etc.) of project close, and provide agencies with all necessary/required documentation and final payments to fully closeout project.
- It is expected that the City is provided with a completed project closeout package including all the necessary documentation and activities listed above.
- Convene a final program management closeout meeting with City staff; all projects documents will be provided to the City during this meeting.

Organization Chart



Individual Roles

Ram Vadrevu, PE, PTOE has over 20 years of experience and will be the day-to-day contact. Ram will spend a minimum of three days per week at the City office. His primary duties will include the following:

- Be on-call 24/7
- Receive complaints/ requests from the call center or via the City website and disseminate information to the appropriate parties for solutions.
- Manage contractors for emergency and non-emergency situations during business and non-business hours
- Proactively create inventories for signing and marking deficiencies, controller deficiencies, traffic data, and safety/ crash data
- Attend meetings and assist in coordination between GDOT, SigOps, and adjoining cities
- Assist the Public Works Director in creating budgets

Sameer Patharkar has over 20 years of experience and will serve as the principal-in-charge.

Richard Meehan has over 30 years of experience related to roadway design, traffic signal design, and ATMS design. He is well versed with GDOT standards. Richard will serve as the Design Review lead.

Blake Bredbenner, PE has 10 years of experience in traffic engineering. He will be the Studies Review lead. He will also work on projects whenever required. These projects could include but will not be limited to impact studies, intersection analysis, turn lane warrants, safety projects, signal warrants, ad roundabout analysis.

Eli Veith, PE, PTOE has over 20 years of experience in traffic operations in the public and private sector. Eli will assist in daily operations requirements. Eli will also assist in making recommendations for new technology and equipment. Eli will perform signal timing tasks and maintenance along with the contractors. Within funding limits, building a temporary makeshift TCC with an eye towards a fully operationally sophisticated TCC will be one of his goals.

Kayla Thomas has over 5 years of experience and has worked on RTOP corridors for three years. She will assist Eli with signal timing tasks.

Chakira Johnson has over 20 years of experience and has served as a council woman for a local city for 12 years. She will attend council meetings and will assist with public information meetings and citizen outreach programs

Hari Karikaran, PE has over 25 years of experience and has served in several capacities at various cities and counties. He will play a dual role as an Assistant PM (and back-up to the PM/ daily POC) and overlook infrastructure projects related to pedestrians and bicyclists.

Garrin Coleman, PE has over 20 years of experience working for local city and county governments and also for the public sector. He will be responsible for handling the traffic engineering portion of capital projects and oversee the construction aspect of it.

TBD, PE will manage Capital Improvement Projects and TSPLOTS Projects. This person will manage pre-construction, construction and post-construction services and will provide assistance with RFP/RFQ

preparation and bidding assistance, when needed. This person will work closely with the Public Works Director, Procurement Direction, city staff and contractors.

Workflow

The Project Manager and daily point-of-contact, Ram, will play a pivotal role in the success of this contract. Most tasks will flow to the appropriate stakeholders through him. The PM must decide the workflow based on whether it is during normal business hours or non-business hours. The PM must assess the situation and determine if it is an emergency or a non-emergency. In addition to that the PM will categorize it as operational and non-operational. Based on the categories the PM will assign the tasks to appropriate people. Purchase orders will be created for all service calls to keep a log of work performed and completed.

We anticipate work orders being created from five different sources:

- Call center/ City website
- Community Development Regulatory Affairs (CDRA)
- In-house list by Public Works Director/ PM
- Regular Maintenance
- Capital projects

Call Center/ Website

When a call is received from the call center or via the website during normal business hours, the PM will determine the urgency of the call and determine if it is operational or non-operational. If it is operational, the PM will visit the site along with a technician to determine if it can be fixed on site. If contractor services are required, the PM will contact the contractor and upon accepting the pre-determined pricing will request services to be performed immediately. Usually, non-operational related projects are lower on the emergency list. The PM can resolve the issues over time.

If a call is received after normal business hours, the PM will call the contractors on the list and request services. If the services required are not urgent in nature, the PM will request contractor services the following day. If any services can be resolved by Eli, contractor services will not be requested.

Community Development Regulatory Affairs (CDRA)

Most task orders from CDRA are anticipated to be reviews for LDP permits. This could include traffic impact studies, Development of Regional Impact (DRI) studies, or signal/ ATMS design plans. Once these are received, the PM will assign those to either Blake Bredbenner (study reviews) or Richard Meehan (design reviews). Once the comments are received back, the PM may sit down with CDRA and the developer to discuss these.

The PM will create an inventory of deficiencies around the City and with assistance and guidance from the Public Works Director determine a plan to execute the projects. Some of these deficiencies could require in-house analysis and design. The PM will assign those duties to Richard Meehan or Blake Bredbenner as deemed appropriate.

Regular Maintenance

With several traffic devices across the City, a regular maintenance is required. Any tickets regarding maintenance issues will be tackled by the PM. The PM will determine the appropriate response and assign the task to the contractor. The PM will also periodically overlook the work performed by the maintenance company for school flashers

Capital Projects

The City has several capital projects under construction and in the process of letting. The PM may determine that reviews for certain projects may be necessary. The PM will assign those duties to Richard Meehan or Blake Bredbenner as deemed appropriate.

TSPLOST Projects

The City can take advantage of voter approved TSPLOT (Transportation Special Purpose Local Options Sales Tax) funds for projects. Traditionally TSPLOST projects are as a source of funding for Capital Projects. TSPLOST allocates up to a 1% sales tax and the capital outlays are intended for transportation purposes. Projects on the 2022 TSPLOST Project List included over \$545 million in transportation infrastructure investment over the next 5 years across North in South Fulton. Project categories include

- Pedestrian, Bike, Streetscape & Landscape Projects
- Congestion Relief & Roadway projects
- Maintenance & Safety Improvements
- Bridges
- Quick Response Project Funding

Other Services

Budget and Schedule

Lowe will assume complete responsibility in developing and maintaining budgets and schedules for all projects as well as an overall budget and schedule. We utilize Microsoft Project or any other City-desired software to accomplish this. Our software is collaborative and has an issue tracking system, integrated scheduling, overall program reporting, resource and document management, workflow systems, forecasting and reporting and analyses. The software can be web-based for easy access by interested parties. It will provide functionality for multiple funding sources, varying with cash flow and change management

City Systems and Software

Lowe will utilize, coordinate with, provide data entry and/or data loading, and verification of City scheduling, project management, and limited financial systems so that accurate, up-to-date management information is available for City Staff and consultant team members. Lowe may also recommend enhancements to and/or other programs to maximize system productivity and eliminate redundancies.

Microsoft Project

Microsoft Project is the project management software that Lowe uses to manage tasks. It tracks projects so they stay on schedule and handles budgets to make sure we complete the project on budget. We use the software to handle labor, such as who is working on what project, as well as manage and measure how effective the time spent is. We can also use it to handle financials and resources. Budgets created

GOVERNMENT OF THE CITY OF SOUTH FULTON

khalid kamau
MAYOR



SHARON D. SUBADAN
CITY MANAGER

MEMORANDUM

TO: 7:05 p.m. Request Approval to enter into an agreement with Allscan to purchase, design, install and implement our physical security services related to cameras, card access and intrusion detection at our city locations and other services within the city.

DATE: October 24, 2023

SUBJECT: 7:05 p.m. Request Approval to enter into an agreement with Allscan to purchase, design, install and implement our physical security services related to cameras, card access and intrusion detection at our city locations and other services within the city.

REFERENCE:

CONCLUSION:

BACKGROUND:

FISCAL IMPACT:

ATTACHMENTS:

Description	Type	Upload Date
Alscan_Proposal_CityofSouthFulton_230920_100 (1)	Cover Memo	10/17/2023

ALSCAN

Our Business is Minding Yours™

Proposal – City of South Fulton

September 2023

Version 1.02 as of September 21, 2023

September 21, 2023

City of South Fulton
5539 Old National Highway
College Park, GA 30336

RE: Multiple City Sites – Security Upgrades

Alscan, Inc. presents the following proposal to upgrade the security systems for three City of South Fulton locations. The scope includes site specific upgrades to video surveillance, access control, electrified door hardware, and intercom call boxes. Additional scope detail can be found in the subsequent pages of this SOW document.

Alscan has been a leader in providing security system design and installation for commercial and industrial clients throughout the Southeast since 1981. Our experience enables us to offer efficient system designs that are customized to meet each client's specific needs. Additionally, Alscan is an approved vendor on the State of Georgia Mandatory Statewide Contract for Integrated Security (99999-SPD0000172) and is one of four vendors qualified to provide pricing for all four statewide categories, including video surveillance, access control, mass communication/intercom, and shooter detection.

We are a proud family-owned and operated company and appreciates the opportunity to provide our custom services to South Fulton. For any inquiries regarding the enclosed information, please do not hesitate to contact our team.

Thank you for including us in this opportunity. Please feel free to contact me with any questions you have regarding the enclosed information.

Best regards



Marc Goldberg,
President,
Alscan, Inc.

PERSONNEL / TRAINING / SUPPORT

Alscan provides state-of-the-art technology that enhances performance across analog and digital platforms, meeting the requirements of even the most demanding applications. Working with our clients, Alscan specialists can custom design, install, and maintain an advanced security system tailored to your needs.

Our mission is to provide engineered systems that exceed the expectations of our clients and help create a safe and secure environment to protect people and assets.

Corporate Headquarters:

237 Oxmoor Circle
Birmingham, AL 35209
800 / 951-0051
www.alscaninc.com

Atlanta Office:

1213 Dalon Road
Atlanta, GA 30306

All Alscan technicians are certified by the multiple manufacturers of the systems that we install. Additionally, Alscan technicians maintain all necessary state and local licenses. Alscan performs background checks, driving record checks, and random drug screening on all Alscan technicians. Our technicians are OSHA certified, wear proper safety gear and uniforms and carry identification badges. The Alscan organization chart that will be assigned to this contract includes:

- Marc Goldberg, President – Alscan employee since 2007
- Michael Barnett, Production Manager – Alscan employee since 2001
- Chuck Kimbrough, Service Manager – Alscan employee since 1992
- Mike Littrell, Project Engineer – Alscan employee since 2010
- Jeff Priest, Service Supervisor – Alscan employee since 2011
- Clark Cofer, System Design – Alscan employee since 2021

TIMELINE - PROJECT APPROACH – IMPLEMENTATION AND WORK FLOW

Alscan will provide expert assistance to prepare for and implement the system upgrades for South Fulton. We anticipate a four to five month duration for this project.

The following table outlines our implementation methodology.

We utilize our 40+ years of company experience to ensure each system is installed to our client's exact specifications.

Work Stages	 STAGE 1 <i>Define Install Timeline</i>  STAGE 2 <i>Coordinate Installation</i>  STAGE 3 <i>Deploy & Program</i>  STAGE 4 <i>Training & Support</i>			
	<i>Define goals & design timeline to achieve identified goals</i>	<i>Coordinate preparation and installation of new systems</i>	<i>Deploy platform and program system functionality</i>	<i>End-user technical training and support</i>
Key Activities	- Discovery session to identify client expectations - Develop shop drawings - Develop customized timeline to ensure project is completed on schedule - Coordinate with client to develop communication plan	- On-going communications with functional working group - Install new equipment - Quality assurance of new installation	- On-going communications with functional work group - Coordinate with South Fulton personnel for required system programming and/or integrations	- On-going communications with functional working group - Train personnel - Provide ongoing support as personnel continue using platform - Required post-installation maintenance and service
Outputs	- Project Timeline - Engineered shop drawings	- Equipment ordering - New system installation	- Required hardware programming - Required software programming and integrations	- Training Documentation - As-built drawings - Maintenance and service

SCOPE: Security System Upgrade

Recommended Solution: Verkada (equipment and licensing)

- Devices include a 10-year hardware warranty.
- Verkada software licenses include:
 - o Unlimited users and access across web and mobile platforms
 - o Unlimited cloud archiving of video clips
 - o Automatic firmware and cloud software updates
 - o Verkada customer support (available via phone, email, and live chat within Verkada Command)

City Hall

- 5-year licensing
- Video Surveillance - 12 cameras
 - o 5 – 5MP Interior Dome
 - o 2 – 5MP Exterior Dome
 - o 3 – 8MP Exterior Dome
 - o 2 – Fisheye
 - o 3 – Multisensor
- 1 wireless point-to-point
- Access Control: 13 door (10 existing / 3 new) – 5-year license
 - o 1 – 16 Door Control Panel
 - o 1 – 4 Door Control Panel
 - o 13 – Multiclass Card Readers
 - o 3 New Doors

Boat Rock – Public Works

- 5-year licensing
- Video Surveillance - 16 cameras
 - o 10 - 5MP – Interior Domes
 - o 6 - 8MP – Exterior Domes
- 1 – Audio / Video Intercom Call Box – Front Door
- Access Control: 4 door controller (1 doors / 1 card reader)
 - o Front Door (card in only) – utilize existing strike

Fire Station 4

- 5-year licensing
- Video Surveillance - 8 cameras
 - o 5 – 5MP Exterior Dome
 - o 3 – 8MP Exterior Dome
- 1 wireless point-to-point
- Access Control: 3 door (3 new) – 5-year license
 - o 1 – 4 Door Control Panel
 - o 3 – Multiclass Card Readers

Fire Station 11

- 5-year licensing
- Video Surveillance - 7 cameras
 - o 1 – 5MP Interior Dome
 - o 3 – 5MP Exterior Dome
 - o 1 – 8MP Exterior Dome
 - o 2 – Multisensor
- Access Control: 2 door (2 new) – 5-year license
 - o 1 – 4 Door Control Panel
 - o 2 – Multiclass Card Readers

Police Precinct

- 5-year licensing
- Video Surveillance - 2 cameras
 - o 2 – 5MP Exterior Dome
- Access Control: 1 door (2 new) – 5-year license
 - o 1 – 4 Door Control Panel
 - o 1 – Multiclass Card Readers

Welcome All Park - Exterior

- 5-year licensing
- Video Surveillance - 8 cameras
 - o 4 – 8MP Exterior Dome
 - o 4 – Multisensor
- 4 wireless point-to-point

Welcome All Park – Rec. Center

- 5-year licensing
- Video Surveillance - 15 cameras
 - o 5 – 5MP Interior Dome
 - o 5 – 8MP Exterior Dome
 - o 4 – Fisheye

Tennis Center

- 5-year licensing
- Video Surveillance - 8 cameras
 - o 2 – 8MP Exterior Dome
 - o 6 – Multisensor
- 4 wireless point-to-point

SERVICE AND WARRANTY

Alscan guarantees our installation for one year upon completion (certain exclusions apply, e.g. lightning, power surges, vandalism, fire, acts of God, etc.) and honors all manufacturer equipment warranties. Alscan is available 24/7/365 to respond to all service requests, and will provide same day service whenever possible.

Alscan suggests quarterly maintenance for any new system as agreed upon with the customer. Upon the expiration of manufacturer warranties, we suggest continuing quarterly maintenance to ensure optimal system performance. Our standard service rate is \$150.00 per hour portal-to-portal with a \$20 trip charge.

Alscan offers preventive maintenance contracts upon request. We typically suggest a budgetary figure of 5 - 10% of the total project cost for preventative maintenance. Upon the expiration of manufacturer warranties, we suggest continuing quarterly maintenance to ensure optimal system performance.

PROJECT PRICING:

(Does NOT include any applicable equipment sales tax)

	5 Year
City Hall	\$88,766
Public Works	\$41,567
Fire Station 4	\$41,198
Fire Station 11	\$34,608
Police Precinct	\$11,874
Tennis Center	\$65,646
Welcome All Park – Exterior	\$62,685
Welcome All Park – Rec. Center	\$46,400
Total	\$392,744

Any additional projects that arise out of this project that Alscan might undertake on behalf of South Fulton shall be in addition to this arrangement and will require a specific set of objectives, measures, and fees expressed in a separate proposal.

CONTACT INFORMATION

Marc Goldberg, President

Mobile: (404) 849-7129

Email: mgoldberg@alscaninc.com

Version 1.00
Date September 21, 2023

Alscan, Inc
1213 Dalon Road, Suite 100
Atlanta, GA 30306

Phone: 800 / 951-0051
Fax: 404 / 795-1019

Salesperson	Marc Goldberg
Email	mgoldberg@alscaninc.com
Cell	404-849-7129

For City of South Fulton
6095 Boat Rock Blvd SW
Atlanta, GA 30336

Phone:
Fax:

Contact	Namarr Strickland
Email	namarr.strickland@cityofsouthfulton.com
Cell	

City Hall - 5 Year

Security Upgrade

Quantity	Manufacturer	Item #	Description	Total
12	Verkada	LIC-5Y	5-Year Camera License	
3	Verkada	LIC-CH52-5Y	5-Year CH52 Multisensor Camera License	
5	Verkada	CD42-256-HW	CD42 Indoor Dome Camera, 256GB, 30 Days Max - 5MP	
2	Verkada	CD42-256E-HW	CD42-E Outdoor Dome Camera, 256GB, 30 Days Max - 5MP	
3	Verkada	CD62-30E-HW	CD62-E Outdoor Dome Camera, 512GB, 30 Days Max - 8MP	
2	Verkada	CF81-30E-HW	CF81-E Outdoor Fisheye Camera, 512GB, 30 Days Max	
3	Verkada	CH52-1TBE-HW	CH52-E Outdoor Multisensor Camera, 1TB, 30 Days Max	
3	Verkada	ACC-MNT-10	Corner Mount	
3	Verkada	ACC-MNT-2	Arm Mount	
3	Verkada	ACC-MNT-8	Pendant Cap Mount	
3	Verkada	ACC-POE-60W	PoE++ (802.3bt-2018) Injector, GigE	
2	Verkada	ACC-MNT-9	Pole Mount, 2nd Generation	
4	Verkada	ACC-MNT-3	L-Bracket Mount	
1	KBC Networks	M5-WES4KT	Wireless Ethernet System Kit	
1	KBC Networks	M5-PWBS4G1	PWB PowerBox Enclosure for Pole Mounted Security	
1	Verkada	AC62-HW	AC62 16 Door Controller	
1	Verkada	AC42-HW	AC42 4 Door Controller	
1	Verkada	ACC-BAT-4AH	4AH Backup Battery	
1	Verkada	ACC-BAT-18AH	18AH Backup Battery	
13	Verkada	AD33-HW	AD33 Multi-format Card Reader	
13	Verkada	LIC-AC-5Y	5-Year Door License	
3	HES	9600	Electric Strike Lock	
1	Altronix	AL175ULX	Door Hardware Power Supply w Fire Tie	
LOT	N/A	LOT	Required Hardware for Security Systems	
LOT	N/A	LOT	Plenum Cat-6 Cable and Composite Cable for Security Systems	
LOT	N/A	N/A	System Programming, Instruction, and Labor for Complete Installation	
Equipment				\$ 41,480.60
Labor				\$ 47,285.84
*Total				\$ 88,766.44

*NOTE: DOES NOT INCLUDE ANY APPLICABLE SALES TAX OR PERMIT

Notes

- Quote assumes work to be performed during normal business hours (M-F 7AM-4PM)
- All existing equipment, conduit, cable, and cable pathway responsibility of owner.
- All required network connectivity and required network switch gear provided by owner.
- All required electrical work provided by owner.
- Quote Total does NOT include any required lift rental.
- High speed Broad Band internet cable or DSL, minimum 3MB upload provided by customer.
- Static IP address provided by customer
- Alscan, Inc. does NOT provide conduit, electrical service, or trenching unless specified
- Payment Terms = Due upon completion
- All material is guaranteed to be as specified. All work to be completed in a workmanlike manner according to standard practices.
- Any alteration or deviation from above specifications involving extra costs will be executed only upon written orders, and will become an extra charge over and above the estimate.
- All agreements contingent upon strikes, accidents or delays beyond our control. Owner to carry fire, tornado and other necessary insurance. Alscan, Inc. workers are fully covered by Workman's Compensation Insurance.

Acceptance of Proposal

The above prices, specifications and conditions are satisfactory and are hereby accepted.
Signature authorizes Alscan, Inc., to do the work specified. Payment will be made as outlined above.

Quotation prepared by:



Printed Name:

Marc Goldberg

Date:

September 21, 2023

Signature Denotes Acceptance:

Printed Name:

Date:

Version 1.00
Date September 21, 2023

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For City of South Fulton
6095 Boat Rock Blvd SW
Atlanta, GA 30336

Phone:
Fax:

Contact Namarr Strickland
Email namarr.strickland@cityofsouthfulton.com
Cell

Boat Rock - Public Works - 5 Year

Security Upgrade

Quantity	Manufacturer	Item #	Description	Total
16	Verkada	LIC-5Y	5-Year Camera License	
1	Verkada	LIC-TD-5Y	5-Year Intercom License	
1	Verkada	LIC-AC-5Y	5-Year Door License	
10	Verkada	CD42-256-HW	CD42 Indoor Dome Camera, 256GB, 30 Days Max - 5MP	
6	Verkada	CD62-30E-HW	CD62-E Outdoor Dome Camera, 512GB, 30 Days Max - 8MP	
6	Verkada	ACC-MNT-3	L-Bracket Mount	
1	Verkada	AC42-HW	AC42 4 Door Controller	
1	Verkada	ACC-BAT-4AH	4AH Backup Battery	
1	Verkada	AD33-HW	AD33 Multi-format Card Reader	
1	Verkada	TD52-HW	TD52 Video Intercom	
1	Verkada	ACC-INT-SURF	Intercom Surface Mount	
LOT	N/A	LOT	Required Hardware for Security Systems	
LOT	N/A	LOT	Plenum Cat-6 Cable and Composite Cable for Security Systems	
LOT	N/A	N/A	System Programming, Instruction, and Labor for Complete Installation	
Equipment				\$ 16,527.63
Labor				\$ 25,040.04
*Total				\$ 41,567.67

*NOTE: DOES NOT INCLUDE ANY APPLICABLE SALES TAX OR PERMIT

Notes

- Quote assumes work to be performed during normal business hours (M-F 7AM-4PM)
- All existing equipment, conduit, cable, and cable pathway responsibility of owner.
- All required network connectivity and required network switch gear provided by owner.
- All required electrical work provided by owner.
- Quote Total does NOT include any required lift rental.
- High speed Broad Band internet cable or DSL, minimum 3MB upload provided by customer.
- Static IP address provided by customer
- Alscan, Inc. does NOT provide conduit, electrical service, or trenching unless specified
- Payment Terms = Due upon completion
- All material is guaranteed to be as specified. All work to be completed in a workmanlike manner according to standard practices.
- Any alteration or deviation from above specifications involving extra costs will be executed only upon written orders, and will become an extra charge over and above the estimate.
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Quotation prepared by:  Printed Name: Marc Goldberg Date: September 21, 2023

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For City of South Fulton
6095 Boat Rock Blvd SW
Atlanta, GA 30336

Phone:
Fax:

Contact Namarr Strickland
Email namarr.strickland@cityofsouthfulton
Cell

Fire Station 4 - 5 Year

Security Upgrade

Quantity	Manufacturer	Item #	Description	Total
8	Verkada	LIC-5Y	5-Year Camera License	
3	Verkada	LIC-AC-5Y	5-Year Door License	
5	Verkada	CD42-256-HW	CD42 Indoor Dome Camera, 256GB, 30 Days Max - 5MP	
3	Verkada	CD62-30E-HW	CD62-E Outdoor Dome Camera, 512GB, 30 Days Max - 8MP	
3	Verkada	ACC-MNT-3	L-Bracket Mount	
1	Verkada	AC42-HW	AC42 4 Door Controller	
1	Verkada	ACC-BAT-4AH	4AH Backup Battery	
3	Verkada	AD33-HW	AD33 Multi-format Card Reader	
3	HES	9600	Electric Strike Lock	
1	Altronix	AL175ULX	Door Hardware Power Supply w Fire Tie	
1	KBC Networks	M5-WES4KT	Wireless Ethernet System Kit	
LOT	N/A	LOT	Required Hardware for Security Systems	
LOT	N/A	LOT	Plenum Cat-6 Cable and Composite Cable for Security Systems	
LOT	N/A	N/A	System Programming, Instruction, and Labor for Complete Installation	
Equipment				\$ 11,440.80
Labor				\$ 29,758.12
*Total				\$ 41,198.92

*NOTE: DOES NOT INCLUDE ANY APPLICABLE SALES TAX OR PERMIT

Notes

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- All existing equipment, conduit, cable, and cable pathway responsibility of owner.
- All required network connectivity and required network switch gear provided by owner.
- All required electrical work provided by owner.
- Quote Total does NOT include any required lift rental.
- High speed Broad Band internet cable or DSL, minimum 3MB upload provided by customer.
- Static IP address provided by customer
- Alscan, Inc. does NOT provide conduit, electrical service, or trenching unless specified
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For City of South Fulton
6095 Boat Rock Blvd SW
Atlanta, GA 30336

Phone:
Fax:

Contact Namarr Strickland
Email namarr.strickland@cityofsouthfulton
Cell

Fire Station 11 - 5 Year

Security Upgrade

Quantity	Manufacturer	Item #	Description	Total
5	Verkada	LIC-5Y	5-Year Camera License	
2	Verkada	LIC-CH52-5Y	5-Year CH52 Multisensor Camera License	
2	Verkada	LIC-AC-5Y	5-Year Door License	
1	Verkada	CD42-256-HW	CD42 Indoor Dome Camera, 256GB, 30 Days Max - 5MP	
3	Verkada	CD42-256E-HW	CD42-E Outdoor Dome Camera, 256GB, 30 Days Max - 5MP	
1	Verkada	CD62-30E-HW	CD62-E Outdoor Dome Camera, 512GB, 30 Days Max - 8MP	
2	Verkada	CH52-1TBE-HW	CH52-E Outdoor Multisensor Camera, 1TB, 30 Days Max	
2	Verkada	ACC-MNT-10	Corner Mount	
2	Verkada	ACC-MNT-2	Arm Mount	
2	Verkada	ACC-MNT-8	Pendant Cap Mount	
2	Verkada	ACC-POE-60W	PoE++ (802.3bt-2018) Injector, GigE	
4	Verkada	ACC-MNT-3	L-Bracket Mount	
1	Verkada	AC42-HW	AC42 4 Door Controller	
1	Verkada	ACC-BAT-4AH	4AH Backup Battery	
2	Verkada	AD33-HW	AD33 Multi-format Card Reader	
2	HES	9600	Electric Strike Lock	
1	Altronix	AL175ULX	Door Hardware Power Supply w Fire Tie	
LOT	N/A	LOT	Required Hardware for Security Systems	
LOT	N/A	LOT	Plenum Cat-6 Cable and Composite Cable for Security Systems	
LOT	N/A	N/A	System Programming, Instruction, and Labor for Complete Installation	
Equipment				\$ 4,578.00
Labor				\$ 30,030.98
*Total				\$ 34,608.98

*NOTE: DOES NOT INCLUDE ANY APPLICABLE SALES TAX OR PERMIT

Notes

- Quote assumes work to be performed during normal business hours (M-F 7AM-4PM)
- All existing equipment, conduit, cable, and cable pathway responsibility of owner.
- All required network connectivity and required network switch gear provided by owner.
- All required electrical work provided by owner.
- Quote Total does NOT include any required lift rental.
- High speed Broad Band internet cable or DSL, minimum 3MB upload provided by customer.
- Static IP address provided by customer
- Alscan, Inc. does NOT provide conduit, electrical service, or trenching unless specified
- Payment Terms = Due upon completion
- All material is guaranteed to be as specified. All work to be completed in a workmanlike manner according to standard practices.
- Any alteration or deviation from above specifications involving extra costs will be executed only upon written orders, and will become an extra charge over and above the estimate.
- All agreements contingent upon strikes, accidents or delays beyond our control. Owner to carry fire, tornado and other necessary insurance. Alscan, Inc. workers are fully covered by Workman's Compensation Insurance.

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Signature authorizes Alscan, Inc., to do the work specified. Payment will be made as outlined above.

Quotation prepared by:  Printed Name: Marc Goldberg Date: September 21, 2023

Signature Denotes Acceptance: Printed Name: Date:

Version 1.00
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Phone:	800 / 951-0051
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Salesperson	Marc Goldberg
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For City of South Fulton 6095 Boat Rock Blvd SW Atlanta, GA 30336	
Phone:	
Fax:	
Contact	Namarr Strickland
Email	namarr.strickland@cityofsouthfulton
Cell	

Fire Station 11 - 5 Year

Security Upgrade

Quantity	Manufacturer	Item #	Description	Total
2	Verkada	LIC-5Y	5-Year Camera License	
1	Verkada	LIC-AC-5Y	5-Year Door License	
2	Verkada	CD42-256E-HW	CD42-E Outdoor Dome Camera, 256GB, 30 Days Max - 5MP	
2	Verkada	ACC-MNT-3	L-Bracket Mount	
1	Verkada	AC42-HW	AC42 4 Door Controller	
1	Verkada	ACC-BAT-4AH	4AH Backup Battery	
1	Verkada	AD33-HW	AD33 Multi-format Card Reader	
1	HES	9600	Electric Strike Lock	
1	Altronix	AL175ULX	Door Hardware Power Supply w Fire Tie	
LOT	N/A	LOT	Required Hardware for Security Systems	
LOT	N/A	LOT	Plenum Cat-6 Cable and Composite Cable for Security Systems	
LOT	N/A	N/A	System Programming, Instruction, and Labor for Complete Installation	
Equipment				\$ 2,874.20
Labor				\$ 9,000.46
*Total				\$ 11,874.66

*NOTE: DOES NOT INCLUDE ANY APPLICABLE SALES TAX OR PERMIT

Notes

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Fax:	
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Cell	

Welcome All Park - 5 Year

Security Upgrade

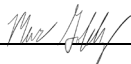
Quantity	Manufacturer	Item #	Description	Total
4	Verkada	LIC-5Y	5-Year Camera License	
4	Verkada	LIC-CH52-5Y	5-Year CH52 Multisensor Camera License	
4	Verkada	CD62-30E-HW	CD62-E Outdoor Dome Camera, 512GB, 30 Days Max - 8MP	
4	Verkada	CH52-1TBE-HW	CH52-E Outdoor Multisensor Camera, 1TB, 30 Days Max	
4	Verkada	ACC-MNT-10	Corner Mount	
4	Verkada	ACC-MNT-2	Arm Mount	
4	Verkada	ACC-MNT-8	Pendant Cap Mount	
4	Verkada	ACC-POE-60W	PoE++ (802.3bt-2018) Injector, GigE	
8	Verkada	ACC-MNT-9	Pole Mount, 2nd Generation	
4	Verkada	ACC-MNT-3	L-Bracket Mount	
4	KBC Networks	M5-WES4KT	Wireless Ethernet System Kit	
4	KBC Networks	M5-PWBS4G1	PWB PowerBox Enclosure for Pole Mounted Security	
LOT	N/A	LOT	Required Hardware and Conduit for Security Systems	
LOT	N/A	LOT	Plenum Cat-6 Cable for Video Surveillance	
LOT	N/A	N/A	System Programming, Instruction, and Labor for Complete Installation	
Equipment				\$ 30,744.00
Labor				\$ 31,941.28
*Total				\$ 62,685.28

*NOTE: DOES NOT INCLUDE ANY APPLICABLE SALES TAX OR PERMIT

Notes

- Quote assumes work to be performed during normal business hours (M-F 7AM-4PM)
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- All required network connectivity and required network switch gear provided by owner.
- All required electrical work provided by owner.
- Quote Total does NOT include any required lift rental.
- High speed Broad Band internet cable or DSL, minimum 3MB upload provided by customer.
- Static IP address provided by customer
- Alscan, Inc. does NOT provide conduit, electrical service, or trenching unless specified
- Payment Terms = Due upon completion
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For City of South Fulton
6095 Boat Rock Blvd SW
Atlanta, GA 30336

Phone:
Fax:

Salesperson Marc Goldberg
Email mgoldberg@alscaninc.com
Cell 404-849-7129

Contact Namarr Strickland
Email namarr.strickland@cityofsouthfulton
Cell

Welcome All Park - Rec. Center - 5 Year

Security Upgrade

Quantity	Manufacturer	Item #	Description	Total
15	Verkada	LIC-5Y	5-Year Camera License	
6	Verkada	CD42-256E-HW	CD42-E Outdoor Dome Camera, 256GB, 30 Days Max - 5MP	
5	Verkada	CD62-30E-HW	CD62-E Outdoor Dome Camera, 512GB, 30 Days Max - 8MP	
4	Verkada	CF81-30E-HW	CF81-E Outdoor Fisheye Camera, 512GB, 30 Days Max	
11	Verkada	ACC-MNT-3	L-Bracket Mount	
LOT	N/A	LOT	Required Hardware and Conduit for Video Surveillance	
LOT	N/A	LOT	Plenum Cat-6 Cable for Security Systems	
LOT	N/A	N/A	System Programming, Instruction, and Labor for Complete Installation	
Equipment				\$ 21,079.80
Labor				\$ 25,320.68
*Total				\$ 46,400.48

*NOTE: DOES NOT INCLUDE ANY APPLICABLE SALES TAX OR PERMIT

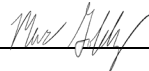
Notes

- Quote assumes work to be performed during normal business hours (M-F 7AM-4PM)
- All existing equipment, conduit, cable, and cable pathway responsibility of owner.
- All required network connectivity and required network switch gear provided by owner.
- All required electrical work provided by owner.
- Quote Total does NOT include any required lift rental.
- High speed Broad Band internet cable or DSL, minimum 3MB upload provided by customer.
- Static IP address provided by customer
- Alscan, Inc. does NOT provide conduit, electrical service, or trenching unless specified
- Payment Terms = Due upon completion
- All material is guaranteed to be as specified. All work to be completed in a workmanlike manner according to standard practices.
- Any alteration or deviation from above specifications involving extra costs will be executed only upon written orders, and will become an extra charge over and above the estimate.
- All agreements contingent upon strikes, accidents or delays beyond our control. Owner to carry fire, tornado and other necessary insurance. Alscan, Inc. workers are fully covered by Workman's Compensation Insurance.

Acceptance of Proposal

The above prices, specifications and conditions are satisfactory and are hereby accepted.
Signature authorizes Alscan, Inc., to do the work specified. Payment will be made as outlined above.

Quotation prepared by:



Printed Name:

Marc Goldberg

Date:

September 21, 2023

Signature Denotes Acceptance:

Printed Name:

Date:

Version 1.00
Date September 21, 2023

Alscan, Inc
1213 Dalon Road, Suite 100
Atlanta, GA 30306

Phone: 800 / 951-0051
Fax: 404 / 795-1019

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Cell 404-849-7129

For City of South Fulton
6095 Boat Rock Blvd SW
Atlanta, GA 30336

Phone:
Fax:

Contact Namarr Strickland
Email namarr.strickland@cityofsouthfulton
Cell

Tennis Center - 5 Year

Security Upgrade

Quantity	Manufacturer	Item #	Description	Total
2	Verkada	LIC-5Y	5-Year Camera License	
6	Verkada	LIC-CH52-5Y	5-Year CH52 Multisensor Camera License	
2	Verkada	CD62-30E-HW	CD62-E Outdoor Dome Camera, 512GB, 30 Days Max - 8MP	
6	Verkada	CH52-1TBE-HW	CH52-E Outdoor Multisensor Camera, 1TB, 30 Days Max	
6	Verkada	ACC-MNT-10	Corner Mount	
6	Verkada	ACC-MNT-2	Arm Mount	
6	Verkada	ACC-MNT-8	Pendant Cap Mount	
6	Verkada	ACC-POE-60W	PoE++ (802.3bt-2018) Injector, GigE	
6	Verkada	ACC-MNT-9	Pole Mount, 2nd Generation	
2	Verkada	ACC-MNT-3	L-Bracket Mount	
4	KBC Networks	M5-WES4KT	Wireless Ethernet System Kit	
4	KBC Networks	M5-PWBS4G1	PWB PowerBox Enclosure for Pole Mounted Security	
LOT	N/A	LOT	Required Hardware and Conduit for Security Systems	
LOT	N/A	LOT	Plenum Cat-6 Cable for Video Surveillance	
LOT	N/A	N/A	System Programming, Instruction, and Labor for Complete Installation	
Equipment				\$ 33,238.80
Labor				\$ 32,407.48
*Total				\$ 65,646.28

*NOTE: DOES NOT INCLUDE ANY APPLICABLE SALES TAX OR PERMIT

Notes

- Quote assumes work to be performed during normal business hours (M-F 7AM-4PM)
- All existing equipment, conduit, cable, and cable pathway responsibility of owner.
- All required network connectivity and required network switch gear provided by owner.
- All required electrical work provided by owner.
- Quote Total does NOT include any required lift rental.
- High speed Broad Band internet cable or DSL, minimum 3MB upload provided by customer.
- Static IP address provided by customer
- Alscan, Inc. does NOT provide conduit, electrical service, or trenching unless specified
- Payment Terms = Due upon completion
- All material is guaranteed to be as specified. All work to be completed in a workmanlike manner according to standard practices.
- Any alteration or deviation from above specifications involving extra costs will be executed only upon written orders, and will become an extra charge over and above the estimate.
- All agreements contingent upon strikes, accidents or delays beyond our control. Owner to carry fire, tornado and other necessary insurance. Alscan, Inc. workers are fully covered by Workman's Compensation Insurance.

Acceptance of Proposal

The above prices, specifications and conditions are satisfactory and are hereby accepted.
Signature authorizes Alscan, Inc., to do the work specified. Payment will be made as outlined above.

Quotation prepared by:

Printed Name:

Marc Goldberg

Date:

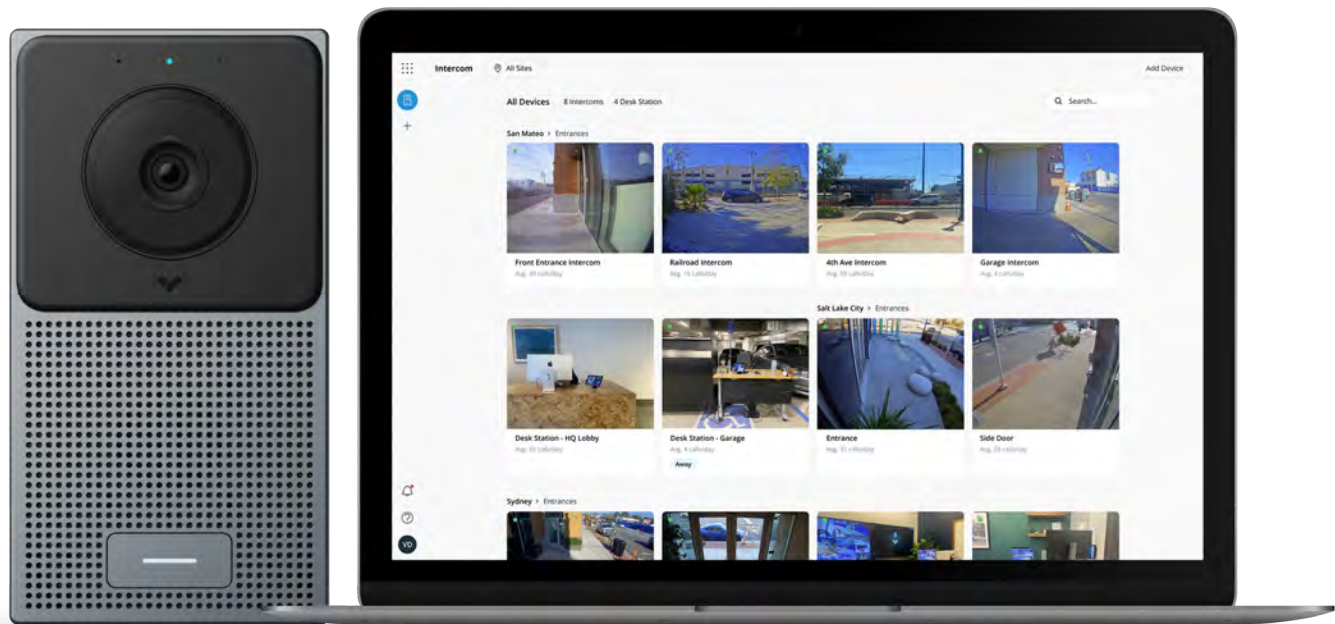
September 21, 2023

Signature Denotes Acceptance:

Printed Name:

Date:

Answer Calls, Grant Entry and Secure Entrances from Anywhere



Overview

Verkada's Intercom solution allows organizations to enhance security and answer calls from anywhere with sharp video, clear audio, four smart receiver methods and intuitive management and security tools in Verkada Command.

To provide sharp video and clear call audio, Verkada's TD52 Video Intercom provides 5MP-quality video of callers in almost any lighting condition. An ultra-wide 130-degree Field of View (FoV) lens ensures that receivers can see callers, regardless of where they are standing. To ensure clear audio for callers and receivers, TD52 includes a powerful 5W speaker and two digital beamforming microphones.

In addition to video intercom capabilities, the TD52 also functions as a security camera, recording all camera footage continuously for 30 days, regardless of if there's an incoming call or not. Like all Verkada cameras, the TD52 deploys powerful AI tools like motion search and people analytics at the edge, giving organizations powerful video intercom and video security capabilities from an unparalleled vantage point.

To allow organizations to receive calls from anywhere, four smart receiver methods are available on the Verkada Pass mobile app, the Verkada Desk Station tablet application, via web browsers in Verkada Command and via existing phone numbers, allowing organizations to ensure that calls are always answered. Smart call routing allows organizations to specify who, when and how receivers should be contacted when a call comes in.

Finally, native integrations with Verkada Cameras and Access Control allow organizations to better secure their entrances without additional complexity. Context cameras can be paired with any intercom and access controls are accessible on every receiver method, allowing receivers to view important video security insights and unlock doors in a single tap, from any device.



Verkada's hybrid cloud intercom architecture



Enhance Security and Answer Calls from Anywhere

Maximum functionality, minimal complexity

- The TD52 is a video intercom, security camera and door controller
- Video intercom calling with crystal clear audio and sharp video
- Door controller functionality provides full access control capabilities on-device
- The TD52 also supports full Verkada video security camera functionality

Advantages of a cloud-managed solution

- Simplified hardware deployment and management
- Calls can be routed to any phone, no network or geographical limitations
- Cloud-based routing and configurable schedules provide unmatched flexibility

Easy to use

- Effortless admin and management with Command's intuitive web-based platform
- Secure and simple call receiving on any device from anywhere
- No training required to safely receive calls or securely access footage and features
- Find, download and share footage from any device

Ready for scale

- Bandwidth-friendly solution can deploy in almost any setting
- Scale to hundreds of intercoms and hundreds of locations – and manage everything in Verkada Command
- No added equipment needed to support additional functionality

Powerful security applications

- Intelligent security applications provide contextual video clips for enhanced call security
- Edge-compute capabilities help ensure low bandwidth consumption
- Powerful search capabilities allow admins to identify relevant footage in seconds

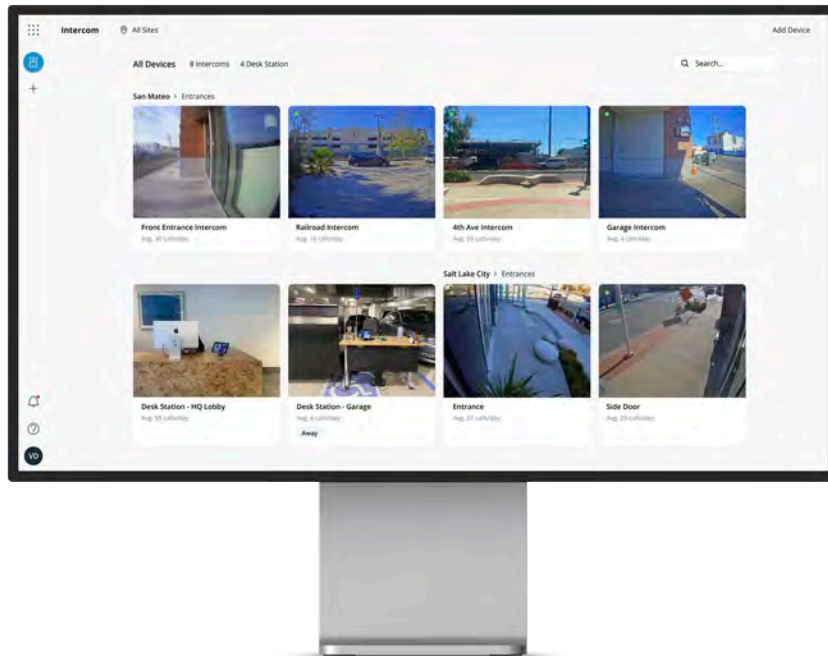
No hidden costs

- Hardware includes an industry-leading 10-year warranty
- Over-the-air firmware updates keep the system up to date
- New features and enhancements are added at no additional costs



Verkada Command overview

The All-in-One Hub for Verkada's Cloud-based Intercom



Command, Verkada's cloud-based management software, is designed to serve as an all-in-one hub for managing Verkada Intercoms. From Command, users can add and configure intercom devices, add users and schedules and set up smart call routing logic to align with daily business operations. Command allows users to answer and review calls and access advanced insights from Verkada's security features and manage their intercom devices.

Manage from anywhere

- Remotely manage and receive intercom calls from any browser or device
- Receive alerts for offline devices, tamper events and motion
- Add schedules dynamically to match operational requirements

Quickly review call actions and events

- Verify smart receiver events like door unlocks, call history and entry denied
- One-click video and audio playback provide enhanced call clarity
- View key events with automatically generated call timelines

Easily receive calls

- Receive incoming calls in 5MP quality
- Utilize responsive security applications to enhance building security
- Search through calls easily for faster incident resolution

Reply with automatic messages

- Setup customizable messages to automatically respond to calls during specific events, including:
 - **Device offline:** play one customizable message when a call is initiated and the TD52 is offline
 - **End of list:** play one customizable message when a call reaches the end of a call sequence or an empty call sequence
 - **Lockdown:** play a customizable message anytime a door is locked due to an access control lockdown

Scale with simplicity

- Add, disable, decommission and configure new devices with a single tap
- Easily view and manage desk stations, including customizable branding
- Pair intercoms with access controlled doors and cameras

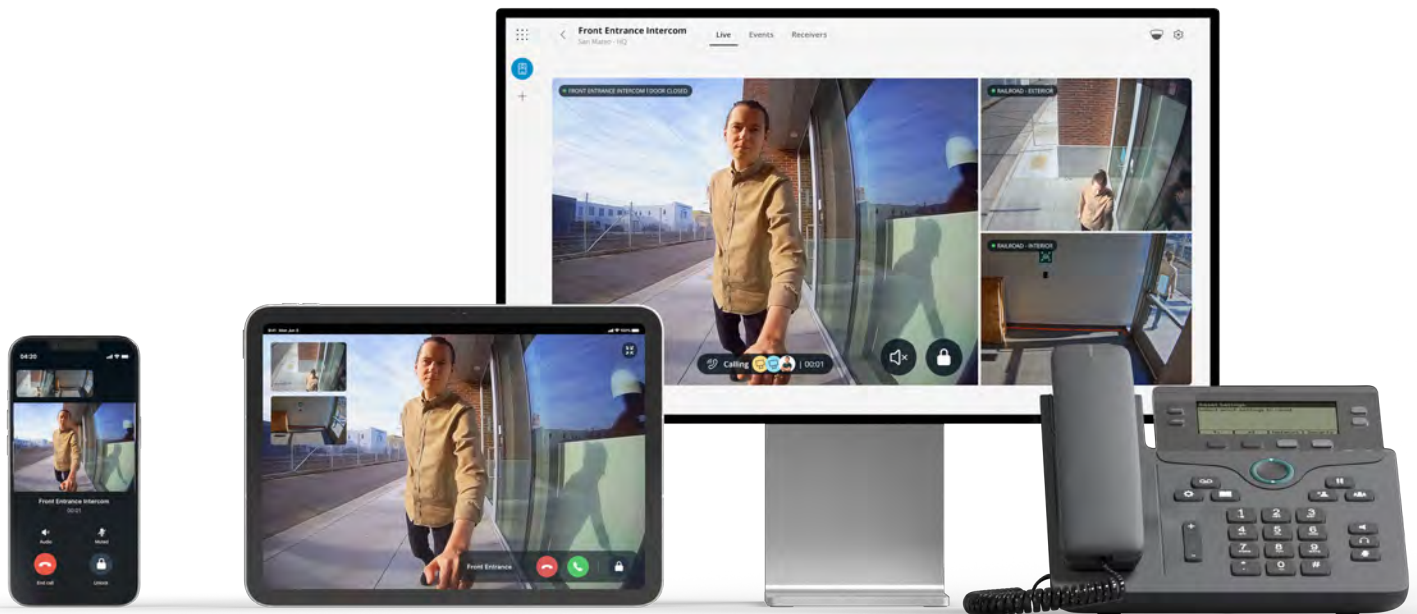
Seamless integration with Verkada's physical security infrastructure

- Get 24/7 video security on your intercom device – incoming call or not
- Deploy context cameras for a comprehensive understanding of the scene
- Pair with access control, door I/Os and DPIs in one click



Take Calls From Anywhere With Flexible Smart Receivers and Cloud-based Call Routing

Send calls to the right person at the right time and fit Intercom in with your existing workflows.



Verkada's video intercom system combines four flexible smart receivers with simple cloud-based call routing and scheduling to allow organizations to easily manage incoming calls and adapt to shifting workflows. Customizable call routing and scheduling allows organizations to define who, when and how different users should be contacted when intercom calls come in. Four smart receiver methods replace fixed devices with cloud-based call routing and receiving that ensures a seamless calling experience.

With Verkada, organizations can mix and match receiver types to scale across offices and geographies. Customizable schedules and call routing logic ensures that the system can always meet evolving organizational needs.

Cloud-based door communication

- Deploy the right receiver infrastructure with four distinct smart receiver methods
- Talk down to TD52 video intercom devices through Pass App, Desk Station and Verkada Command
- Add new users and receivers in a single click – no need to configure new landlines

Dynamic smart call routing

- Quickly specify smart call routing schedules to call receivers concurrently or sequentially
- Define logic and recipients in each step of the call list
- Select multiple recipients and call users in parallel or in sequence to match your business needs

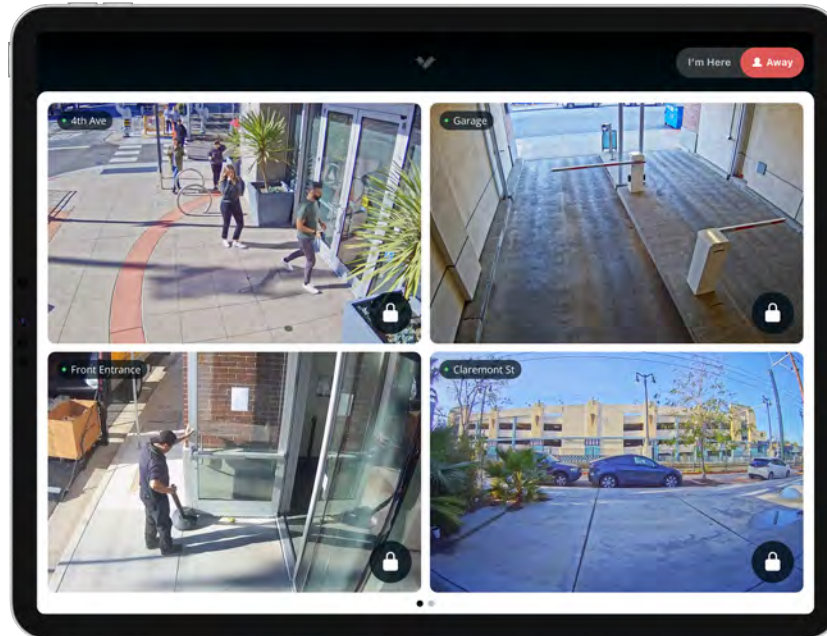
Greater control with schedules

- Easily add schedules and build custom call lists
- Create sub-schedules for off hours or different callers to ensure that call routing matches daily operations
- Set schedules for each recipient
- Adjust call routing in one tap using 'Away from Desk' functionality



Receiver Type 1: Verkada Desk Station

Easily Receive Calls on a Powerful iPad Based Receiver



The Verkada Desk Station is an iPad based application that allows admins and call receivers to easily review entry requests. With Desk Station, organizations can pair an unlimited number of devices per tablet and can view up to four intercoms, doors or cameras at once.

The Desk Station app gives call receivers like receptionists and security guards a unified, full HD view of intercom calls. The application also consolidates key intercom actions and information such as camera feeds, call audio and door unlock capabilities into a single, intuitive interface. Call receivers can use picture-in-picture functionality to view additional context cameras and get the full context of a scene before making entry decisions. Outside of calls, the Desk Station can stream video and unlock doors, giving users visibility and control over their entrances.

With the Desk Station, call receivers can view video intercom and video security camera feeds and manage door access without getting elevated permissions in Command.

Secure and intuitive call experience

- Automated call flow highlights incoming calls by providing a full-screen 1080p video of the visitor
- View door lock status and unlock doors at the tap of a finger
- Receivers can receive call audio, video and notifications with an intuitive mobile calling flow that is similar to other iOS applications
- Picture in picture capabilities allow receivers to gather more information and make more secure entry decisions

Endlessly customizable

- Pair an unlimited number of intercoms to the Desk Station Application, allowing for ultimate scalability
- Add tiles for Intercoms, Verkada Cameras and Verkada access controlled doors
- Provision remote door unlock capabilities for any Verkada access controlled door to get added operational flexibility
- Quickly configure receiver device layout with drag-and-drop setup flow
- Pair up to two context cameras per Intercom for enhanced visibility of all calls

Powerful admin tools

- Use Desk Station page within Command to manage tiles, add new intercoms, cameras or doors and arrange the interface functionality of the Desk Station
- Set conditional schedules and toggle them on and off with the simple here / away toggle on the Desk Station Application
- Download the Desk Station application from the Apple App store and easily provision devices, with intuitive onboarding flow



Receiver Type 2: Verkada Pass App

Take Calls on the Go With the Verkada Pass Mobile App



For true on-the-go mobile call receiving, users can take calls with the Verkada Pass mobile app. By expanding on the Bluetooth credential capabilities of Verkada Pass, new Verkada Intercom updates provide organizations with a simple, all-in-one way to manage building access and credentials.

Organizations are now able to provide building access credentials as well as intercom calling within an easy-to-use mobile application. For organizations, Verkada Pass is a seamless and secure way to provide users with mobile call receiving and Bluetooth building credentials in a simplified application. With Verkada Pass, receivers can take full frame, crystal-clear calls on-the-go and view additional context cameras to see a more complete picture of incoming calls. Together with Bluetooth unlock capabilities, the Verkada Pass app provides a mobile building credential, enhanced call receiving flexibility and seamless security in a simple mobile application.

Simple, secure setup

- Easily provision users and roles in Verkada Command
- Allow users to login directly or with SAML integrations such as Okta and Azure Active Directory
- Quickly add Verkada Pass app users to call lists directly in Command

Simplified, secure call receiving

- Crystal-clear, full frame calls allow for easy and secure access decisions
- Intuitive interface allows for single-tap call receiving and management
- Picture in picture functionality provides valuable context on incoming calls to make even more secure access decisions

Powerful Bluetooth unlock capabilities

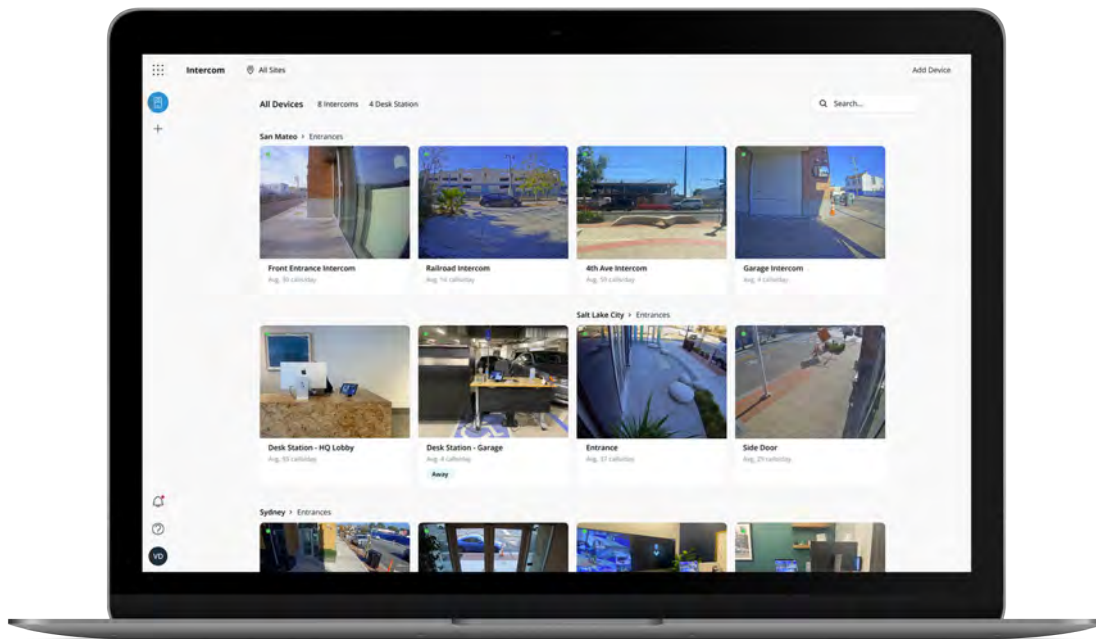
- End-to-end mobile credential and intercom receiver
- Simplified management to turn on or off unlock, call receiving and credential privileges for any user, right in Verkada Command
- Intuitive notifications and user alerts for call lists and incoming calls



Receiver Type 3: Verkada Command

Take Calls From Any Internet Browser With Verkada's Cloud-based Command Platform

Available March 2023



Verkada Intercom also allows organizations to take calls directly in Command with intuitive, web-based controls to accept and decline calls, listen to audio and unlock doors for secure and simple call receiving. Available from virtually anywhere in the world, Command also allows admins to add new devices, manage receivers and access advanced insights.

Receive incoming calls with ease

- See incoming calls in 1080p video quality with always-intelligible audio to make secure entry decisions on every call
- When configured as a call receiver, Command will send a notification to users whenever a call comes in – wherever users are in Command
- See all video intercoms and context cameras paired with entry doors
- Easily respond to calls with buttons to answer / dismiss the call as well as unlock the door

Powerful security tools for more secure call receiving

- Utilize intelligent security applications like People Analytics to quickly identify relevant video clips and surface additional insights to make better decisions on building and guest access when receiving calls
- Filter and sort calls by time frame or specific event type for faster incident resolution

Enhanced call security

- Remotely access incoming calls and past footage on any browser or any device
- Automatically view past incidents and calls to get enhanced security intelligence
- View unified security insights from across the Verkada Platform on a single pane of glass

Automated call intelligence

- Dynamic timelines generated automatically for every incoming intercom call
- One click video and audio playback for more call clarity and better security
- Easily download clips of particular segments from calls to share with authorities or third parties



Receiver Type 4: Traditional Phones

Integrate Verkada Intercom With Existing Telephony Systems



Verkada intercom integrates with traditional phone systems, allowing organizations leverage their existing infrastructure and workflows. Through PSTN calling, the intercom can dial any telephone number, including landlines. And with third party SIP integration, any corporate VoIP phone system can be used as well.

Setting up a PSTN or SIP receiver is as easy as adding a phone number or SIP extension in the intercom smart call routing flow – no need to configure new phones or change anything with your phone provider. With DTMF support, the intercom can unlock a door directly through the phone’s keypad (e.g., by pressing “9”).

PSTN calling

- Dial cell phones, landline receivers and other traditional telephony endpoints
- Add an extension to call a specific individual or department

SIP integration

- Call IP phones and clients in your VoIP system, even offline if SIP server is hosted on-prem
- Assign a custom caller ID so each intercom has a unique name
- Receive video calls on video-enabled SIP clients

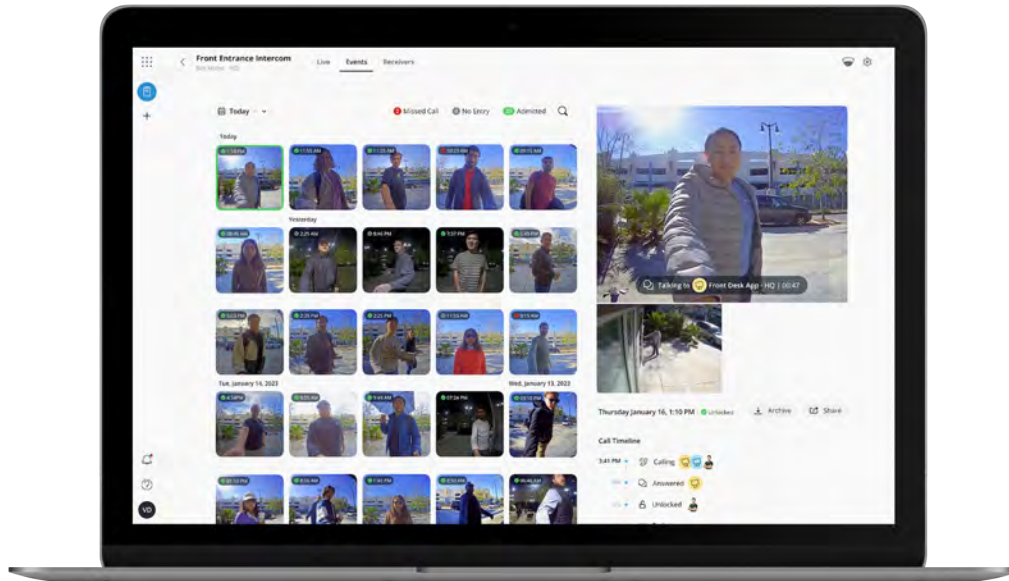
Simple call and entry experience

- When an intercom call comes in and is routed to a dedicated phone receiver, the phone rings with intercom audio
- To unlock the door, users simply need to press any number to speak and unlock the door



Verkada Integration overview

Deploy an intercom that is seamlessly integrated with Verkada's unified physical security platform.



In addition to functioning as a powerful standalone intercom system, Verkada's video intercom integrates seamlessly with other Verkada product lines for even greater security capabilities. Native camera integrations extend calling capabilities with easy-to-configure context cameras. Native access control integrations allow for enhanced and simplified, door security. And extensibility with Verkada Guest, Alarms and more ensures that organizations can provide a safe workspace and a seamless building visitor experience.

Powerful camera integrations for enhanced security

- Easily integrate additional context cameras with your intercom system
- Utilize picture-in-picture functionality when receiving calls for enhanced security
- See unified insights across cameras and video intercoms. Get a unified point of reference to review calls from the simplified events page, including synchronized events across intercoms and context cameras
- Get a unified view across all devices with advanced AI features like motion search and People Analytics
- Get continuous video security on your video intercom to view all camera activity across all intercom devices – incoming call or not

Powerful access control integrations for enhanced security

- Deploy a video intercom on doors controlled by Verkada Access Control for more integrated door and building security
- Remotely unlock doors and more, directly from intercom receiver stations
- Simple management across devices with a unified platform – when door schedules are updated in Verkada Access Control, those updates will automatically apply changes to any intercom door schedules for paired doors
- Organizations can also pair Intercoms with door I/O devices like DPLs and more to get a more rich view of the scene and deploy even more integrated security capabilities

All the functionality of Verkada Access Control

- When used as a door controller, the TD52 provides organizations with complete access control functionality, including lockdowns, Verkada Pass and Command integration
- Review video and associated metadata from all intercom door entries, right in Verkada Command. See door entries as well from the Access Control tab
- Lockdown TD52 access controlled doors in one tap with Verkada's lockdown functionality
- Access doors with Verkada Pass, a mobile Bluetooth application
- Define a range of triggers to set conditional unlock schedules including the Desk Station Here / Away toggle Aux buttons and keycards



One Device for Intuitive Calling and Enhanced Security

High-performance hardware to provide modern workplaces with enhanced security and flexibility.



Verkada's TD52 Video Intercom is a beautiful cloud-native device that can stand alone or integrate natively with the rest of your Verkada deployment. The TD52 is designed to feel both intelligent and familiar - creating an intercom experience that's intuitive and hassle-free. Verkada Intercom's hybrid cloud architecture eliminates the need for NVRs/DVRs and fixed receiver stations, simplifying installation and ownership.

For leading video security capabilities, a 1080p camera with a wide 130° FoV lens gives receivers a clear view of visitors regardless of where they are standing. The eye-level mounted TD52 also provides an unrivaled vantage point for Verkada camera analytics such as motion, face search and person of interest alerts.

To provide clear audio, the TD52 features a 5W speaker and two omnidirectional MEMS microphones with noise suppression and acoustic echo cancellation functionality. The TD52 provides clear pickup and broadcast range despite outside wind or background noise - making it easy for callers and receivers to make clear calls.

The TD52 can also function as a single door controller that allows organizations to connect their AD33 door readers to the TD52 video intercom through the four RS-485 ports on the back of the device. With the TD52 video intercom, everything from calling, video recording and AI-powered analytics are initiated at the edge and on a single device.

Key features

Three devices in one

- The TD52 is a video intercom, security camera and door controller that is PoE powered. The device installs quickly and is online in minutes
- Crystal clear audio ensures that callers and receivers can always hear and be heard
- Powerful camera capabilities provide complete visibility and security in virtually any lighting condition
- A RS-485 port and a single dry relay output give maximum flexibility to common devices

Cloud-based for endless scalability

- Route calls to any receiver or location - regardless of network, location or geography. This gives organizations powerful tools to intelligently route incoming calls
- Simply and intuitively set up the device from anywhere, right in Verkada Command
- No added software or receiver configurations needed - everything is managed in Verkada

Works in any environment

- IP66 and IK08 rated, so it can be deployed in direct sunlight, wet conditions or outdoor environments as cold as -40°F or as hot as 122°F
- 15 meters of infrared range, an ambient light sensor and wide dynamic range to provide pixel-perfect resolution in any lighting condition
- Versatile mount plates, rain hoods and surface mounts provide expanded flexibility for installation on any surface and in any entryway



TD52 Video Intercom

Tech Specs

**TD52**

Power and network

Power Consumption	With IR = 37-57V, 0.34-0.22A 12.41W Without IR = 37-57V, 0.25-0.16A, 9.39W With Heater = 37-57V, 0.48-0.31A, 17.7W	Power Input	IEEE 802.3af PoE IEEE 802.3at PoE+ (extended temperature range*)
Connectivity	Ethernet: 10/100Mbps RJ-45 cable connector for Network/PoE connection	Status LED Indicator	System power and status indicator

General

Operating Temperature	-20°C to +50°C / -4°F to 122°F 802.3af POE -40°C to +50°C / -40°F to 122°F 802.3at PoE+	Dimensions	Length: 238mm / 9.4in Width: 128mm / 5in Height: 44mm / 1.7in
Operating Humidity	0 to 90%	Weight	1.1kg / 2.3lb
Tamper Detection	Yes	Construction	Aluminum, steel, polycarbonate
Warranty	10 years	Included Accessories	Flush mount adapter plate, T10 screwdriver, mounting hardware kit, grommet punch
Storage	256GB	Separate Accessories	Surface mount, angle mount, trim plate, rain hood, PoE over 2-wire converter
Inputs/Outputs	2x dry inputs 1x dry relay, 30VDC @1A (resistive load) 1x RS-485 port	Warranty	10 years

Compliance and availability

Certifications	IK08, IP66	Compliance and Safety	FCC, ICES, NDAA
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*Extended temperature range includes operating temperatures below -8.5°C / 16.7°F and assumes IR will be enabled.



TD52 Video Intercom

Tech Specs

**TD52**

Camera specifications

Sensor Resolution¹	5MP (2688 x 1944)	Iris	Fixed
Lens Type	Fixed	Aperture	F2.0
Image Sensor	1 / 2.8" Progressive CMOS	Field of View²	Horizontal: 134° Vertical: 100° Diagonal: 169°
IR Range	15m / 50ft in low light	Focal Length	2.12mm

Audio specifications

Audio Streaming	Two-way, fully duplex with echo cancellation and noise suppression	Audio Input	2 omnidirectional digital MEMs microphones
Audio Output	5W speaker; 90db SPL at 1m / 3.3ft		

Intercom software capabilities

Call Routing	Four receiver options (iPad-based Desk Station, iOS and Android Verkada Pass application, phone number, web browser), multiple failover steps, schedulable call logic	Events	Annotated call events, people detection, person of interest search, on device storage, cloud backup
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Video security software capabilities

Alerts	Device status, motion detection, people detection, vehicle detection, Person of Interest search, crowd detection	Streaming and Storage	Cloud backup, selectable storage location, timelapse, RTSP
People Analytics	People search, attribute search, face search, occupancy trends	Sharing and Privacy	Live link, privacy regions, audit log
Vehicle Analytics	Vehicle search, attribute search		

1. All our cameras record in "adaptive quality," capturing both standard and high quality streams. Standard quality (SQ) video is stored up to the amount of retention specified by the customer. The amount of high quality video stored on the camera will depend on the amount of motion detected by the camera over time. To learn more, visit our website: <https://www.verkada.com/blog/recording-in-adaptive-quality/>

Lens Distortion Correction (LDC) crops the sensor field of view to deliver a rectified, undistorted output image.



Ordering Information

Intercom pricing

Model Number	Description	Cost (MSRP) USD
TD52-HW	Verkada Video Intercom	\$1,599
LIC-TD-1Y	1-Year Intercom License	\$249
LIC-TD-3Y	3-Year Intercom License	\$599
LIC-TD-5Y	5-Year Intercom License	\$999
LIC-TD-10Y	10-Year Intercom License	\$1,999

Desk Station App License pricing

LIC-TX-1Y ¹	1-Year Desk Station App License	\$249
LIC-TX-3Y	3-Year Desk Station App License	\$599
LIC-TX-5Y	5-Year Desk Station App License	\$999
LIC-TX-10Y	10-Year Desk Station App License	\$1,999

Intercom accessories pricing²

ACC-INT-SURF	Surface Mount	\$199
ACC-INT-HOOD	Rain Hood	\$99
ACC-INT-TRIM	Trim Plate	\$49
ACC-INT-ANGLE	Angle Mount	\$299
ACC-POE-2WIRE ³	2-Wire Converter	\$399
ACCX-TBL-STD-1	Stouchi Tablet Stand	\$39
ACCX-TBL-1	Apple iPad, 10.2 inch Wi-Fi 64GB	\$329

1. The Desk Station app can be installed on any iPad running iOS 15 or later.

2. For more information see the [mounts for video intercom](#) guide.

3. Supported transmission methods include: Coaxial cable, twisted pair, telephone line and RVV. All cables support a max distance of 500M. Adapters are provided for both ends of the mount.

Intelligent Video Security Built to Simplify Investigations



Overview

Verkada's Dome Series offers enterprise-grade security in a range of models for indoor and outdoor use. These hybrid cloud cameras have durable, vandal-resistant designs and can capture images with up to 4K resolution. They are easy to install and require no additional setup, downloads, or configuration.

The Dome Series has standard features like data encryption, onboard storage, and advanced motion-based insights. This allows organizations to quickly scale their security coverage and increase situational awareness across multiple locations.

These cameras also have powerful edge processing capabilities that deliver advanced computer vision features, including Verkada's People and Vehicle Analytics. This allows users to quickly filter people and vehicles based on attributes like clothing color, gender traits and facial matches, as well as vehicle type and color.

Key features

Enterprise-grade performance

- High-resolution sensors up to 4K
- Dedicated system-on-a-chip for an enhanced streaming experience
- Advanced edge processing for motion, People and Vehicle Analytics

Storage and processing

- 256GB-2TB of onboard storage
- Up to 365 days of retention in standard quality
- Low-bandwidth impact, only using 20-50 kbps per camera at rest

Certifications

- IP67 weather rated outdoor models
- IK10 impact rated outdoor models
- IK08 impact rated indoor models
- NDAA compliant



Verkada's hybrid cloud architecture



No NVR or DVRs

Industrial-grade onboard storage saves up to 365 days of continuous video¹

Easy to scale

Bandwidth friendly and supports thousands of cameras across unlimited locations

Centralized management

Modern platform enables secure access on any device from anywhere in the world

The Reliability of Onboard Storage, With the Accessibility of the Cloud

Simple to install

- No NVRs, DVRs, or servers—just a PoE connection
- Cameras come online and configure in minutes
- No added software or complexities like port forwarding

Easy to use

- Centralized management for secure remote access on any device nearly anywhere
- No training required to access footage and features
- Find, download and share footage from any device

Advantages of cloud-managed solution

- Real-time alerts if cameras fall offline
- SAML-based integration with single-sign on (SSO) solutions
- Continuous updates with new AI features
- Instantly share live footage via SMS and email
- Live, proactive alerting based on unusual activity

Ready for scale

- Bandwidth-friendly, operating at just 20–50 kbps
- Scale to thousands of cameras per location
- No added equipment needed to support additional cameras

No hidden costs

- Hardware includes up to a 10-year warranty²
- Automatic firmware updates keep systems secure
- New features and enhancements are added at no additional costs



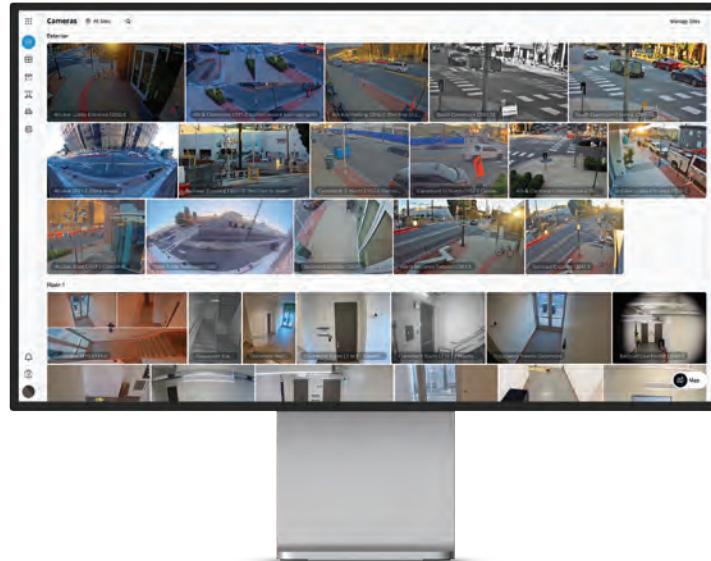
1. All our cameras record in "adaptive quality," capturing both standard and high quality streams. Standard quality (SQ) video is stored up to the amount of retention specified by the customer. The amount of high quality video stored on the camera will depend on the amount of motion detected by the camera over time. To learn more, visit our website: <https://www.verkada.com/blog/recording-in-adaptive-quality/>

2. Verkada's CD22 and CD22-E Dome cameras come with a 5-year warranty.



Verkada Command overview

All-in-one Cloud-based Management Software for Verkada Security Cameras



Command, Verkada's cloud-based management software, is designed to deliver simple access and management for all cameras and users across all sites from virtually anywhere in the world. From Command, users can set up new cameras, create sites, manage settings, access live and archived footage, manage users and access the advanced features powered by Verkada's edge-based analytics.

Quickly detect and respond to threats

- Stay informed with customizable, intelligent alerts
- Speed up investigations with intelligent people and face detection
- Search and filter to find vehicles of interest and detected license plates

Remote access on any device

- Access footage from nearly any device (desktops, smartphones, tablets)
- Native apps for iOS, Android and Verkada's VX52 Viewing Station
- Built-in security integrations with industry-leading MFA providers

Manage from anywhere

- Remotely access footage and manage sites from any supported browser or device
- Receive alerts for offline cameras, tampering and motion detection
- Gain detailed transparency with audit logs into user access and actions

Stay secure from the ground up

- Stay secure with data encrypted in transit (AES 128) and at rest (AES 256)
- Access cameras securely without port-forwarding, VPNs, or complicated configurations
- Receive automatic firmware updates to stay a step ahead of emerging threats

Scale with simplicity

- Add more devices and sites without complicating the user experience
- Leverage granular roles and permissions to manage users at scale
- Bring cameras online without 3rd party plugins, thick clients, or downloads

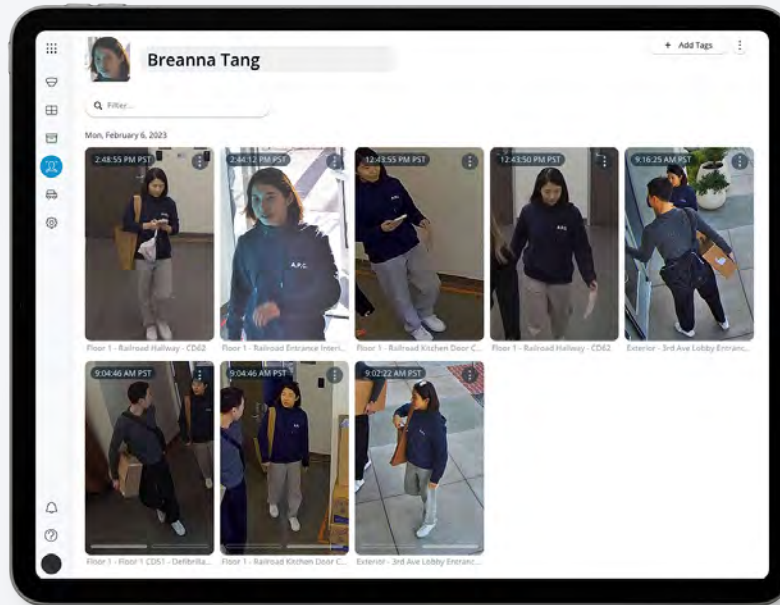
Effortlessly archive and share

- Command licenses include unlimited cloud archiving and 30-days of cloud backup
- Easily export any footage in a shareable MP4 format
- Share Live Links and floorplans with first responders



Verkada's People Analytics

Simplify and Speed Up Investigations With Intelligent People and Face Detection



People Analytics combines intelligent edge-based video processing with computer vision in the cloud to give users high-quality images of all individuals identified in the scene. Using People Analytics, customers can filter people by various attributes and expedite investigations.

Bring Intelligence to Investigations

Face search

- Quickly search for matching people by selecting an existing face from your organization or by uploading an image

Person history

- Browse through high-resolution snapshots of people detected
- Save snapshots or easily access associated full-res video
- Search for matched people across your entire organization with cross-camera search

Occupancy Trends

- Estimate how many people cross a customizable digital line on a video feed
- Monitor usage of a space to optimize business operations

Attribute filters

- Filter based on a range of attributes, including clothing color, gender appearance and facial matches

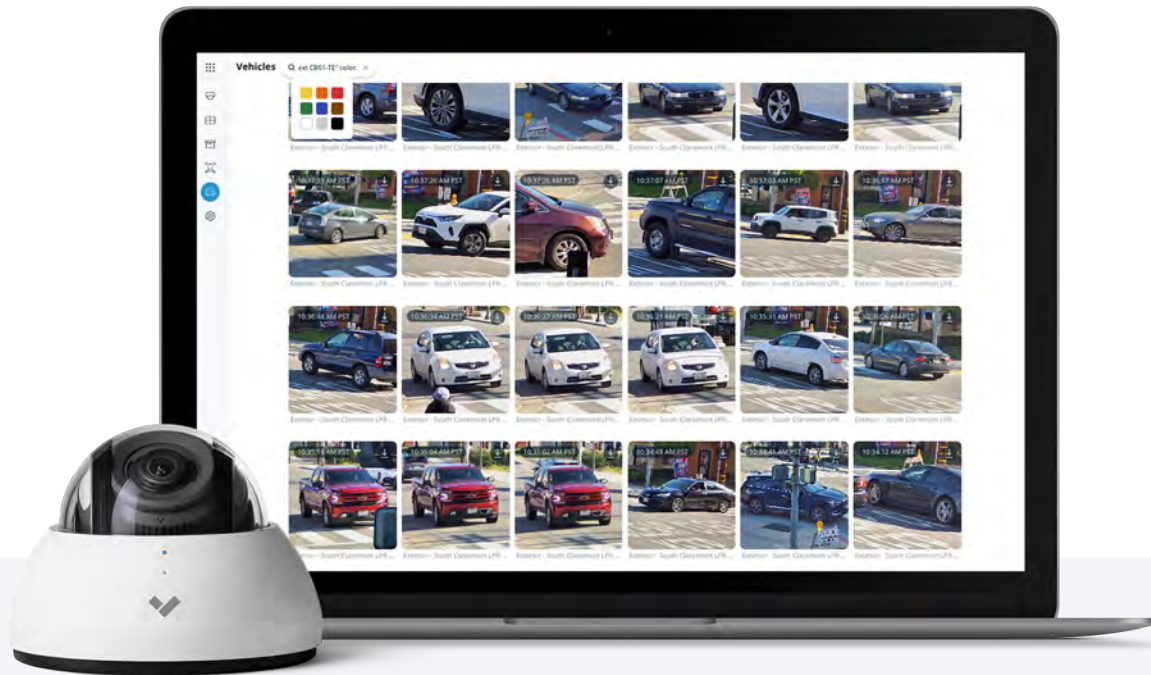
Person of Interest notifications

- Set up proactive SMS/email notifications for alerting when a matching face is detected by a camera
- Create a Person of Interest by using an uploaded image or an existing face from your organization



Verkada's Vehicle Analytics

Quickly Search and Filter To Find Vehicles of Interest



Vehicle Analytics is a powerful edge-based feature that gives users high-quality images of all vehicles identified in a scene. With Verkada's centralized management platform, customers can filter vehicles by date, time, color and body type.

Find and Filter Vehicles With Ease

Vehicle history

- Browse through high-resolution snapshots of vehicles detected in frame
- Save snapshots or easily access associated full-res video

Investigate anywhere

- Vehicle Analytics is available from any compatible device and can be accessed from virtually anywhere in the world

Cross-camera search

- Easily find similar vehicles of interest across all cameras deployed across all sites
- Create and export playback of multiple angles of a vehicle to quickly provide evidence

Attribute filters

- Filter based on a range of attributes, including vehicle color and body type



Dome camera model comparison

	CD22 / CD22-E	CD32 / CD32-E	CD42 / CD42-E	CD52 / CD52-E	CD62 / CD62-E
Warranty	5 years	10 years	10 years	10 years	10 years
Image sensor	3MP (2048 x 1536)	3MP (2048 x 1536)	5MP (2688 x 1944)	5MP (2688 x 1944)	4K (3840 x 2160)
IR range	10m / 33ft	15m / 49ft	15m / 49ft	30m / 98ft	30m / 98ft
Bitrates	HQ - 1,500 Kbps SQ - 300 Kbps	HQ - 1,500 Kbps SQ - 300 Kbps	HQ - 1,500 Kbps SQ - 300 Kbps	HQ - 1,500 Kbps SQ - 300 Kbps	HQ - 3,000 Kbps SQ - 600 Kbps
People Analytics					
People Detection (Motion search, trajectory analysis)	✓	✓	✓	✓	✓
People Analytics (People search, attribute search, face search, Occupancy Trends)		✓	✓	✓	✓
Vehicle Analytics					
Vehicle Detection (Motion search, trajectory analysis)	✓	✓	✓	✓	✓
Vehicle Analytics (vehicle search, attribute search)		✓	✓	✓	✓
Additional features					
Audio support		✓	✓	✓	✓
Optical zoom				✓	✓



Indoor Dome Series

Tech Specs



CD22

Camera features

Image Sensor	1 / 2.8" Progressive CMOS	Shutter Speed	1 / 30 sec. to 1 / 10,000 sec.
Sensor Resolution¹	3MP (2048 x 1536)	Day/Night	IR-cut filter for day and night function
Lens Type	Fixed	IR Cut Filter	Yes
Focal Length	2.8mm	IR Range	10m / 33ft
Aperture	F1.6	Minimum Illumination	0.009 lux @ F1.9 (Color) 0 lux with IR Illuminators on
Iris	Fixed	Onboard Storage	Capacity: From 256GB to 768GB Card: MicroSD, SDXC
Field of View (after LDC²)	Horizontal: 97° (78°) Vertical: 71° (63°) Diagonal: 128° (91°)	CPU	Ambarella CV25S88
Sensor Movement	Tilt: 60° Pan: 355° Rotation: 180°		

Standard video settings

Compression	H.265, H.264	Historical Video Settings	Adaptive quality ¹
Frame Rate³	24fps	Video Streaming Settings	High quality (HQ) - 1,500 Kbps Standard quality (SQ) - 300 Kbps

Standard audio settings

Audio	Not Supported
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Power and network

Power Input⁴	With IR: IEEE 802.3af Type 1 PoE Without IR: IEEE 802.3af Type 1 PoE Extended temperature range: N/A	Connectivity	RJ-45 cable connector for network/PoE connection; 10 / 100 Mbps
Power Consumption⁴	With IR: 37-57V, 0.23-0.15A, 8.59W Without IR: 37-57V, 0.11-0.07A, 4.25W Extended temperature range: N/A	RTSP	RTSP 1.0 RFC 2326 Max concurrent streams: 2 Audio support: No

1. All our cameras record in "adaptive quality," capturing both standard and high quality streams. Standard quality (SQ) video is stored up to the amount of retention specified by the customer. The amount of high quality video stored on the camera will depend on the amount of motion detected by the camera over time. To learn more, visit our website: <https://www.verkada.com/blog/recording-in-adaptive-quality/>

2. Lens Distortion Correction (LDC) crops the sensor field of view to deliver a rectified, undistorted output image.

3. Frame rate can be adjusted by support.

4. Extended temperature range includes operating temperatures below -8.5°C / 16.7°F and assumes IR will be enabled.



Indoor Dome Series

Tech Specs

**CD22**

General

Operating Temperature	-10°C to 50°C / 14°F to 122°F	LED Indicator	System power and status indicator
Humidity	0 to 90%	Warranty	5 Years
Certifications	UL, FCC, CB, CE, BIS, NOM, KCC, IK08 impact rating	Included Accessories	Setup guide, T10 security torx screwdriver, screw pack, mounting template

Mechanical

Weight	Camera: 608g / 21.45oz Mount plate: 140g / 4.94oz	Body	Aluminum, plastic dome trim
Dimensions	Ø: 146mm / 5.75in, H: 104.3mm / 4.11in with mount plate Ø: 146mm / 5.75in, H: 99.8mm / 3.93in without mount plate		

Software capabilities

Alerts	Camera status, motion detection, people detection, vehicle detection, crowd detection	Streaming and Storage	Cloud backup, configurable retention days, selectable storage location, low bandwidth mode, timelapse, RTSP
People Analytics	Motion search, trajectory analysis ⁵	Sharing and Privacy	Live link, privacy regions, audit log
Vehicle Analytics	Motion search, trajectory analysis ⁵		

5. Both indoor and outdoor variants of the following camera models support trajectory analysis: CM42, CD22/32/42/52/62, CB52/62, CH52-E, CP52-E and CF81-E (in panoramic-mode only).



Indoor Dome Series

Tech Specs

**CD32**

Camera features

Image Sensor	1 / 2.8" Progressive CMOS	Shutter Speed	1 / 30 sec. to 1 / 10,000 sec.
Sensor Resolution¹	3MP (2048 x 1536)	Day/Night	IR-cut filter for day and night function
Lens Type	Fixed	IR Cut Filter	Yes
Focal Length	2.8mm	IR Range	15m / 49ft
Aperture	F1.6	Minimum Illumination	0.009 lux @ F1.9 (Color) 0 lux with IR Illuminators on
Iris	Fixed	Onboard Storage	Capacity: From 256GB to 768GB Card: MicroSD, SDXC
Field of View (after LDC²)	Horizontal: 97° (78°) Vertical: 71° (63°) Diagonal: 128° (91°)	CPU	Ambarella CV25S88
Sensor Movement	Tilt: 60° Pan: 355° Rotation: 180°		

Standard video settings

Compression	H.265, H.264	Historical Video Settings	Adaptive quality ¹
Frame Rate³	24fps	Video Streaming Settings	High quality (HQ) - 1,500 Kbps Standard quality (SQ) - 300 Kbps

Standard audio settings

Audio	Supported	Interface	Built-in microphone
Audio Capacity	One-way audio	Effective Range	5m / 15ft

Power and network

Power Input⁴	With IR: IEEE 802.3af Type 1 PoE Without IR: IEEE 802.3af Type 1 PoE Extended temperature range: N/A	Connectivity	RJ-45 cable connector for network/PoE connection; 10 / 100 Mbps
Power Consumption⁴	With IR: 37-57V, 0.23-0.15A, 8.59W Without IR: 37-57V, 0.11-0.07A, 4.25W Extended temperature range: N/A	RTSP	RTSP 1.0 RFC 2326 Max concurrent streams: 2 Audio support: Yes

1. All our cameras record in "adaptive quality," capturing both standard and high quality streams. Standard quality (SQ) video is stored up to the amount of retention specified by the customer. The amount of high quality video stored on the camera will depend on the amount of motion detected by the camera over time. To learn more, visit our website: <https://www.verkada.com/blog/recording-in-adaptive-quality/>

2. Lens Distortion Correction (LDC) crops the sensor field of view to deliver a rectified, undistorted output image.

3. Frame rate can be adjusted by support.

4. Extended temperature range includes operating temperatures below -8.5°C / 16.7°F and assumes IR will be enabled.



Indoor Dome Series

Tech Specs

**CD32**

General

Operating Temperature	-10°C to 50°C / 14°F to 122°F	LED Indicator	System power and status indicator
Humidity	0 to 90%	Warranty	10 Years
Certifications	UL, FCC, CB, CE, BIS, NOM, KCC, IK08 impact rating	Included Accessories	Setup guide, T10 security torx screwdriver, screw pack, mounting template

Mechanical

Weight	Camera: 608g / 21.45oz Mount plate: 140g / 4.94oz	Body	Aluminum, plastic dome trim
Dimensions	Ø: 146mm / 5.75in, H: 104.3mm / 4.11in with mount plate Ø: 146mm / 5.75in, H: 99.8mm / 3.93in without mount plate		

Software capabilities

Alerts	Camera status, motion detection, people detection, vehicle detection, Person of Interest detection, crowd detection	Streaming and Storage	Cloud backup, configurable retention days, selectable storage location, low bandwidth mode, timelapse, RTSP
People Analytics	People search, attribute search, face search, Occupancy Trends, motion search, trajectory analysis ⁵	Sharing and Privacy	Live Link, privacy regions, audit log
Vehicle Analytics	Vehicle search, attribute search, motion search, trajectory analysis ⁵		

5. Both indoor and outdoor variants of the following camera models support trajectory analysis: CM42, CD22/32/42/52/62, CB52/62, CH52-E, CP52-E and CF81-E (in panoramic-mode only).



Indoor Dome Series

Tech Specs

**CD42**

Camera features

Image Sensor	1 / 2.8" Progressive CMOS	Shutter Speed	1 / 30 sec. to 1 / 10,000 sec.
Sensor Resolution¹	5MP (2688 x 1944)	Day/Night	IR-cut filter for day and night function
Lens Type	Fixed	IR Cut Filter	Yes
Focal Length	2.8mm	IR Range	15m / 49ft
Aperture	F1.6	Minimum Illumination	0.009 lux @ F1.9 (Color) 0 lux with IR Illuminators on
Iris	Fixed	Onboard Storage	Capacity: From 256GB to 2TB Card: MicroSD, SDXC
Field of View (after LDC²)	Horizontal: 97° (78°) Vertical: 71° (63°) Diagonal: 128° (91°)	CPU	Ambarella CV25S88
Sensor Movement	Tilt: 60° Pan: 355° Rotation: 180°		

Standard video settings

Compression	H.265, H.264	Historical Video Settings	Adaptive quality ¹
Frame Rate³	24fps	Video Streaming Settings	High quality (HQ) - 1,500 Kbps Standard quality (SQ) - 300 Kbps

Standard audio settings

Audio	Supported	Interface	Built-in microphone
Audio Capacity	One-way audio	Effective Range	5m / 15ft

Power and network

Power Input⁴	With IR: IEEE 802.3af Type 1 PoE Without IR: IEEE 802.3af Type 1 PoE Extended temperature range: N/A	Connectivity	RJ-45 cable connector for network/PoE connection; 10/100 Mbps
Power Consumption⁴	With IR: 37-57V, 0.23-0.15A, 8.59W Without IR: 37-57V, 0.11-0.07A, 4.25W Extended temperature range: N/A	RTSP	RTSP 1.0 RFC 2326 Max concurrent streams: 2 Audio support: Yes

1. All our cameras record in "adaptive quality," capturing both standard and high quality streams. Standard quality (SQ) video is stored up to the amount of retention specified by the customer. The amount of high quality video stored on the camera will depend on the amount of motion detected by the camera over time. To learn more, visit our website: <https://www.verkada.com/blog/recording-in-adaptive-quality/>

2. Lens Distortion Correction (LDC) crops the sensor field of view to deliver a rectified, undistorted output image.

3. Frame rate can be adjusted by support.

4. Extended temperature range includes operating temperatures below -8.5°C / 16.7°F and assumes IR will be enabled.



Indoor Dome Series

Tech Specs

**CD42**

General

Operating Temperature	-10°C to 50°C / 14°F to 122°F	LED Indicator	System power and status indicator
Humidity	0 to 90%	Warranty	10 Years
Certifications	UL, FCC, CB, CE, BIS, NOM, KCC, IK08 impact rating	Included Accessories	Setup guide, T10 security torx screwdriver, screw pack, mounting template

Mechanical

Weight	Camera: 608g / 21.45oz Mount plate: 140g / 4.94oz	Body	Aluminum, plastic dome trim
Dimensions	Ø: 146mm / 5.75in, H: 104.3mm / 4.11in with mount plate Ø: 146mm / 5.75in, H: 99.8mm / 3.93in without mount plate		

Software capabilities

Alerts	Camera status, motion detection, people detection, vehicle detection, Person of Interest detection, crowd detection	Streaming and Storage	Cloud backup, configurable retention days, selectable storage location, low bandwidth mode, timelapse, RTSP
People Analytics	People search, attribute search, face search, Occupancy Trends, motion search, trajectory analysis ⁵	Sharing and Privacy	Live Link, privacy regions, audit log
Vehicle Analytics	Vehicle search, attribute search, motion search, trajectory analysis ⁵		

5. Both indoor and outdoor variants of the following camera models support trajectory analysis: CM42, CD22/32/42/52/62, CB52/62, CH52-E, CP52-E and CF81-E (in panoramic-mode only).



Indoor Dome Series

Tech Specs

**CD52**

Camera features

Image Sensor	1 / 2.8" Progressive CMOS	Shutter Speed	1 / 30 sec. to 1 / 10,000 sec.
Sensor Resolution¹	5MP (2688 x 1944)	Day/Night	IR-cut filter for day and night function
Lens Type	Varifocal; motorized zoom	IR Cut Filter	Yes
Focal Length	2.8-8mm	IR Range	30m / 98ft
Aperture	F1.3 - F2.4	Minimum Illumination	0.009 lux @ F1.9 (Color) 0 lux with IR Illuminators on
Iris	P-Iris	Onboard Storage	Capacity: From 256GB to 2TB Card: MicroSD, SDXC
Field of View (after LDC²)	Horizontal: 38° - 105° (37° - 84°) Vertical: 29° - 77° (28° - 68°) Diagonal: 48° - 126° (45° - 97°)	CPU	Ambarella CV25S88
Sensor Movement	Tilt: 60° Pan: 355° Rotation: 350°		

Standard video settings

Compression	H.265, H.264	Historical Video Settings	Adaptive quality ¹
Frame Rate³	24fps	Video Streaming Settings	High quality (HQ) - 1,500 Kbps Standard quality (SQ) - 300 Kbps

Standard audio settings

Audio	Supported	Interface	Built-in microphone
Audio Capacity	One-way audio	Effective Range	5m / 15ft

Power and network

Power Input⁴	With IR: IEEE 802.3af Type 1 PoE Without IR: IEEE 802.3af Type 1 PoE Extended temperature range: N/A	Connectivity	RJ-45 cable connector for network/PoE connection; 10/100 Mbps
Power Consumption⁴	With IR: 37-57V, 0.3-0.2A, 10.98W Without IR: 37-57V, 0.13-0.08A, 4.74W Extended temperature range: N/A	RTSP	RTSP 1.0 RFC 2326 Max concurrent streams: 2 Audio support: Yes

1. All our cameras record in "adaptive quality," capturing both standard and high quality streams. Standard quality (SQ) video is stored up to the amount of retention specified by the customer. The amount of high quality video stored on the camera will depend on the amount of motion detected by the camera over time. To learn more, visit our website: <https://www.verkada.com/blog/recording-in-adaptive-quality/>

2. Lens Distortion Correction (LDC) crops the sensor field of view to deliver a rectified, undistorted output image.

3. Frame rate can be adjusted by support.

4. Extended temperature range includes operating temperatures below -8.5°C / 16.7°F and assumes IR will be enabled.



Indoor Dome Series

Tech Specs

**CD52**

General

Operating Temperature	-10°C to 50°C / 14°F to 122°F	LED Indicator	System power and status indicator
Humidity	0 to 90%	Warranty	10 Years
Certifications	FCC, ICES, CE, UL, CB, NOM, KCC, IK08 impact rating	Included Accessories	Setup guide, T10 security torx screwdriver, screw pack, mounting template

Mechanical

Weight	Camera: 776g / 29.88oz Mount plate: 140g / 4.94oz	Body	Aluminum, plastic dome trim
Dimensions	Ø: 146mm / 5.75in, H: 104.3mm / 4.11in with mount plate Ø: 146mm / 5.75in, H: 99.8mm / 3.93in without mount plate		

Software capabilities

Alerts	Camera status, motion detection, people detection, vehicle detection, Person of Interest detection, crowd detection	Streaming and Storage	Cloud backup, configurable retention days, selectable storage location, low bandwidth mode, timelapse, RTSP
People Analytics	People search, attribute search, face search, Occupancy Trends, motion search, trajectory analysis ⁵	Sharing and Privacy	Live Link, privacy regions, audit log
Vehicle Analytics	Vehicle search, attribute search, motion search, trajectory analysis ⁵		

5. Both indoor and outdoor variants of the following camera models support trajectory analysis: CM42, CD22/32/42/52/62, CB52/62, CH52-E, CP52-E and CF81-E (in panoramic-mode only).



Indoor Dome Series

Tech Specs



CD62

Camera features

Image Sensor	1 / 2.8" Progressive CMOS	Shutter Speed	1 / 30 sec. to 1 / 10,000 sec.
Sensor Resolution¹	4K (3840 x 2160)	Day/Night	IR-cut filter for day and night function
Lens Type	Varifocal; motorized zoom	IR Cut Filter	Yes
Focal Length	2.8-8mm	IR Range	30m / 98ft
Aperture	F1.3 - F2.4	Minimum Illumination	0.009 lux @ F1.9 (Color) 0 lux with IR Illuminators on
Iris	P-Iris	Onboard Storage	Capacity: From 512GB to 2TB Card: MicroSD, SDXC
Field of View (after LDC²)	Horizontal: 41° - 116° (40° - 100°) Vertical: 23° - 62° (23° - 57°) Diagonal: 47° - 136° (45° - 106°)	CPU	Ambarella CV22S66
Sensor Movement	Tilt: 60° Pan: 355° Rotation: 350°		

Standard video settings

Compression	H.265, H.264	Historical Video Settings	Adaptive quality ¹
Frame Rate³	24fps	Video Streaming Settings	High quality (HQ) - 3,000 Kbps Standard quality (SQ) - 600 Kbps

Standard audio settings

Audio	Supported	Interface	Built-in microphone
Audio Capacity	One-way audio	Effective Range	5m / 15ft

Power and network

Power Input⁴	With IR: IEEE 802.3af Type 1 PoE Without IR: IEEE 802.3af Type 1 PoE Extended temperature range: N/A	Connectivity	RJ-45 cable connector for network/PoE connection; 10/100 Mbps
Power Consumption⁴	With IR: 37-57V, 0.38-0.25A, 14.2W Without IR: 37-57V, 0.17-0.11A, 6.2W Extended temperature range: N/A	RTSP	RTSP 1.0 RFC 2326 Max concurrent streams: 2 Audio support: Yes

1. All our cameras record in "adaptive quality," capturing both standard and high quality streams. Standard quality (SQ) video is stored up to the amount of retention specified by the customer. The amount of high quality video stored on the camera will depend on the amount of motion detected by the camera over time. To learn more, visit our website: <https://www.verkada.com/blog/recording-in-adaptive-quality/>

2. Lens Distortion Correction (LDC) crops the sensor field of view to deliver a rectified, undistorted output image.

3. Frame rate can be adjusted by support.

4. Extended temperature range includes operating temperatures below -8.5°C / 16.7°F and assumes IR will be enabled.



Indoor Dome Series

Tech Specs

**CD62**

General

Operating Temperature	-10°C to 50°C / 14°F to 122°F	LED Indicator	System power and status indicator
Humidity	0 to 90%	Warranty	10 Years
Certifications	FCC, ICES, CE, UL, CB, IK08 impact rating, IEC60950-1, NDAA, KCC, BIS	Included Accessories	Setup guide, T10 security torx screwdriver, screw pack, mounting template

Mechanical

Weight	Camera: 887g / 31.29oz Mount plate: 140g / 4.94oz	Body	Aluminum, plastic dome trim
Dimensions	Ø: 146mm / 5.75in, H: 104.3mm / 4.11in with mount plate Ø: 146mm / 5.75in, H: 99.8mm / 3.93in without mount plate		

Software capabilities

Alerts	Camera status, motion detection, people detection, vehicle detection, Person of Interest detection, crowd detection	Streaming and Storage	Cloud backup, configurable retention days, selectable storage location, low bandwidth mode, timelapse, RTSP
People Analytics	People search, attribute search, face search, Occupancy Trends, motion search, trajectory analysis ⁵	Sharing and Privacy	Live Link, privacy regions, audit log
Vehicle Analytics	Vehicle search, attribute search, motion search, trajectory analysis ⁵		

5. Both indoor and outdoor variants of the following camera models support trajectory analysis: CM42, CD22/32/42/52/62, CB52/62, CH52-E, CP52-E and CF81-E (in panoramic-mode only).



Outdoor Dome Series

Tech Specs



CD22-E

Camera features

Image Sensor	1 / 2.8" Progressive CMOS	Shutter Speed	1 / 30 sec. to 1 / 10,000 sec.
Sensor Resolution¹	3MP (2048 x 1536)	Day/Night	IR-cut filter for day and night function
Lens Type	Fixed	IR Cut Filter	Yes
Focal Length	2.8mm	IR Range	10m / 33ft
Aperture	F1.6	Minimum Illumination	0.009 lux @ F1.9 (Color) 0 lux with IR Illuminators on
Iris	Fixed	Onboard Storage	Capacity: From 256GB to 768GB Card: MicroSD, SDXC
Field of View (after LDC²)	Horizontal: 97° (78°) Vertical: 71° (63°) Diagonal: 128° (91°)	CPU	Ambarella CV25S88
Sensor Movement	Tilt: 60° Pan: 355° Rotation: 180°		

Standard video settings

Compression	H.265, H.264	Historical Video Settings	Adaptive quality ¹
Frame Rate³	24fps	Video Streaming Settings	High quality (HQ) - 1,500 Kbps Standard quality (SQ) - 300 Kbps

Standard audio settings

Audio	Not Supported
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Power and network

Power Input⁴	With IR: IEEE 802.3af Type 1 PoE Without IR: IEEE 802.3af Type 1 PoE Extended temperature range: IEEE 802.3at Type 2 PoE+	Connectivity	RJ-45 cable connector for network/PoE connection; 10 / 100 Mbps
Power Consumption⁴	With IR: 37-57V, 0.23-0.15A, 8.59W Without IR: 37-57V, 0.11-0.07A, 4.25W Extended temperature range: 37-57V, 0.46-0.3A, 16.94W	RTSP	RTSP 1.0 RFC 2326 Max concurrent streams: 2 Audio support: No

1. All our cameras record in "adaptive quality," capturing both standard and high quality streams. Standard quality (SQ) video is stored up to the amount of retention specified by the customer. The amount of high quality video stored on the camera will depend on the amount of motion detected by the camera over time. To learn more, visit our website: <https://www.verkada.com/blog/recording-in-adaptive-quality/>

2. Lens Distortion Correction (LDC) crops the sensor field of view to deliver a rectified, undistorted output image.

3. Frame rate can be adjusted by support.

4. Extended temperature range includes operating temperatures below -8.5°C / 16.7°F and assumes IR will be enabled.



Outdoor Dome Series

Tech Specs

**CD22-E**

General

Operating Temperature	-40°C to 50°C / -40°F to 122°F	LED Indicator	System power and status indicator
Humidity	0 to 90%	Warranty	5 Years
Certifications	FCC, ICES, CE, UL, CB, NOM, IP67 weather rating, IK10 impact rating, KCC	Included Accessories	Setup guide, wall mount screws & anchors (4x), T10 security torx screwdriver, mounting template, cable gland wrench, desiccant pack, conduit adapter

Mechanical

Weight	Camera: 847g / 29.88oz Mount plate: 174g / 6.14oz	Body	Aluminum, plastic dome trim
Dimensions	Ø: 155mm / 6.10in, H: 114.6mm / 4.51in with mount plate Ø: 155mm / 6.10in, H: 107.6mm / 4.24in without mount plate		

Software capabilities

Alerts	Camera status, motion detection, people detection, vehicle detection, crowd detection	Streaming and Storage	Cloud backup, configurable retention days, selectable storage location, low bandwidth mode, timelapse, RTSP
People Analytics	Motion search, trajectory analysis ⁵	Sharing and Privacy	Live link, privacy regions, audit log
Vehicle Analytics	Motion search, trajectory analysis ⁵		

5. Both indoor and outdoor variants of the following camera models support trajectory analysis: CM42, CD22/32/42/52/62, CB52/62, CH52-E, CP52-E and CF81-E (in panoramic-mode only).



Outdoor Dome Series

Tech Specs



CD32-E

Camera features

Image Sensor	1 / 2.8" Progressive CMOS	Shutter Speed	1 / 30 sec. to 1 / 10,000 sec.
Sensor Resolution¹	3MP (2048 x 1536)	Day/Night	IR-cut filter for day and night function
Lens Type	Fixed	IR Cut Filter	Yes
Focal Length	2.8mm	IR Range	15m / 49ft
Aperture	F1.6	Minimum Illumination	0.009 lux @ F1.9 (Color) 0 lux with IR Illuminators on
Iris	Fixed	Onboard Storage	Capacity: From 256GB to 768GB Card: MicroSD, SDXC
Field of View (after LDC²)	Horizontal: 97° (78°) Vertical: 71° (63°) Diagonal: 128° (91°)	CPU	Ambarella CV25S88
Sensor Movement	Tilt: 60° Pan: 355° Rotation: 180°		

Standard video settings

Compression	H.265, H.264	Historical Video Settings	Adaptive quality ¹
Frame Rate³	24fps	Video Streaming Settings	High quality (HQ) - 1,500 Kbps Standard quality (SQ) - 300 Kbps

Standard audio settings

Audio	Supported	Interface	Built-in microphone
Audio Capacity	One-way audio	Effective Range	5m / 15ft

Power and network

Power Input⁴	With IR: IEEE 802.3af Type 1 PoE Without IR: IEEE 802.3af Type 1 PoE Extended temperature range: IEEE 802.3at Type 2 PoE+	Connectivity	RJ-45 cable connector for network/PoE connection; 10 / 100 Mbps
Power Consumption⁴	With IR: 37-57V, 0.23-0.15A, 8.59W Without IR: 37-57V, 0.11-0.07A, 4.25W Extended temperature range: 37-57V, 0.46-0.3A, 16.94W	RTSP	RTSP 1.0 RFC 2326 Max concurrent streams: 2 Audio support: Yes

1. All our cameras record in "adaptive quality," capturing both standard and high quality streams. Standard quality (SQ) video is stored up to the amount of retention specified by the customer. The amount of high quality video stored on the camera will depend on the amount of motion detected by the camera over time. To learn more, visit our website: <https://www.verkada.com/blog/recording-in-adaptive-quality/>

2. Lens Distortion Correction (LDC) crops the sensor field of view to deliver a rectified, undistorted output image.

3. Frame rate can be adjusted by support.

4. Extended temperature range includes operating temperatures below -8.5°C / 16.7°F and assumes IR will be enabled.



Outdoor Dome Series

Tech Specs

**CD32-E**

General

Operating Temperature	-40°C to 50°C / -40°F to 122°F	LED Indicator	System power and status indicator
Humidity	0 to 90%	Warranty	10 Years
Certifications	FCC, ICES, CE, UL, CB, NOM, IP67 weather rating, IK10 impact rating, KCC	Included Accessories	Setup guide, wall mount screws and anchors (4x), T10 security torx screwdriver, mounting template, cable gland wrench, desiccant pack, conduit adapter

Mechanical

Weight	Camera: 847g / 29.88oz Mount plate: 174g / 6.14oz	Body	Aluminum, plastic dome trim
Dimensions	Ø: 155mm / 6.10in, H: 114.6mm / 4.51in with mount plate Ø: 155mm / 6.10in, H: 107.6mm / 4.24in without mount plate		

Software capabilities

Alerts	Camera status, motion detection, people detection, vehicle detection, Person of Interest detection, crowd detection	Streaming and Storage	Cloud backup, configurable retention days, selectable storage location, low bandwidth mode, timelapse, RTSP
People Analytics	People search, attribute search, face search, Occupancy Trends, motion search, trajectory analysis ⁵	Sharing and Privacy	Live Link, privacy regions, audit log
Vehicle Analytics	Vehicle search, attribute search, motion search, trajectory analysis		

5. Both indoor and outdoor variants of the following camera models support trajectory analysis: CM42, CD22/32/42/52/62, CB52/62, CH52-E, CP52-E and CF81-E (in panoramic-mode only).



Outdoor Dome Series

Tech Specs



CD42-E

Camera features

Image Sensor	1 / 2.8" Progressive CMOS	Shutter Speed	1 / 30 sec. to 1 / 10,000 sec.
Sensor Resolution¹	5MP (2688 x 1944)	Day/Night	IR-cut filter for day and night function
Lens Type	Fixed	IR Cut Filter	Yes
Focal Length	2.8mm	IR Range	15m / 49ft
Aperture	F1.6	Minimum Illumination	0.009 lux @ F1.9 (Color) 0 lux with IR Illuminators on
Iris	Fixed	Onboard Storage	Capacity: From 256GB to 2TB Card: MicroSD, SDXC
Field of View (after LDC²)	Horizontal: 97° (78°) Vertical: 71° (63°) Diagonal: 128° (91°)	CPU	Ambarella CV25S88
Sensor Movement	Tilt: 60° Pan: 355° Rotation: 180°		

Standard video settings

Compression	H.265, H.264	Historical Video Settings	Adaptive quality ¹
Frame Rate³	24fps	Video Streaming Settings	High quality (HQ) - 1,500 Kbps Standard quality (SQ) - 300 Kbps

Standard audio settings

Audio	Supported	Interface	Built-in microphone
Audio Capacity	One-way audio	Effective Range	5m / 15ft

Power and network

Power Input⁴	With IR: IEEE 802.3af Type 1 PoE Without IR: IEEE 802.3af Type 1 PoE Extended temperature range: IEEE 802.3at Type 2 PoE+	Connectivity	RJ-45 cable connector for network/PoE connection; 10/100 Mbps
Power Consumption⁴	With IR: 37-57V, 0.23-0.15A, 8.59W Without IR: 37-57V, 0.11-0.07A, 4.25W Extended temperature range: 37-57V, 0.46-0.3A, 16.94W	RTSP	RTSP 1.0 RFC 2326 Max concurrent streams: 2 Audio support: Yes

1. All our cameras record in "adaptive quality," capturing both standard and high quality streams. Standard quality (SQ) video is stored up to the amount of retention specified by the customer. The amount of high quality video stored on the camera will depend on the amount of motion detected by the camera over time. To learn more, visit our website: <https://www.verkada.com/blog/recording-in-adaptive-quality/>

2. Lens Distortion Correction (LDC) crops the sensor field of view to deliver a rectified, undistorted output image.

3. Frame rate can be adjusted by support.

4. Extended temperature range includes operating temperatures below -8.5°C / 16.7°F and assumes IR will be enabled.



Outdoor Dome Series

Tech Specs

**CD42-E**

General

Operating Temperature	-40°C to 50°C / -40°F to 122°F	LED Indicator	System power and status indicator
Humidity	0 to 90%	Warranty	10 Years
Certifications	FCC, ICES, CE, UL, CB, NOM, IP67 weather rating, IK10 impact rating, KCC	Included Accessories	Setup guide, wall mount screws and anchors (4x), T10 security torx screwdriver, mounting template, cable gland wrench, desiccant pack, conduit adapter

Mechanical

Weight	Camera: 847g / 29.88oz Mount plate: 174g / 6.14oz	Body	Aluminum, plastic dome trim
Dimensions	Ø: 155mm / 6.10in, H: 114.6mm / 4.51in with mount plate Ø: 155mm / 6.10in, H: 107.6mm / 4.24in without mount plate		

Software capabilities

Alerts	Camera status, motion detection, people detection, vehicle detection, Person of Interest detection, crowd detection	Streaming and Storage	Cloud backup, configurable retention days, selectable storage location, low bandwidth mode, timelapse, RTSP
People Analytics	People search, attribute search, face search, Occupancy Trends, motion search, trajectory analysis ⁵	Sharing and Privacy	Live Link, privacy regions, audit log
Vehicle Analytics	Vehicle search, attribute search, motion search, trajectory analysis ⁵		

5. Both indoor and outdoor variants of the following camera models support trajectory analysis: CM42, CD22/32/42/52/62, CB52/62, CH52-E, CP52-E and CF81-E (in panoramic-mode only).



Outdoor Dome Series

Tech Specs



CD52-E

Camera features

Image Sensor	1 / 2.8" Progressive CMOS	Shutter Speed	1 / 30 sec. to 1 / 10,000 sec.
Sensor Resolution¹	5MP (2688 x 1944)	Day/Night	IR-cut filter for day and night function
Lens Type	Varifocal; motorized zoom	IR Cut Filter	Yes
Focal Length	2.8-8mm	IR Range	30m / 98ft
Aperture	F1.3 - F2.4	Minimum Illumination	0.009 lux @ F1.9 (Color) 0 lux with IR Illuminators on
Iris	P-Iris	Onboard Storage	Capacity: From 256GB to 2TB Card: MicroSD, SDXC
Field of View (after LDC²)	Horizontal: 38° - 105° (37° - 84°) Vertical: 29° - 77° (28° - 68°) Diagonal: 48° - 126° (45° - 97°)	CPU	Ambarella CV25S88
Sensor Movement	Tilt: 60° Pan: 355° Rotation: 350°		

Standard video settings

Compression	H.265, H.264	Historical Video Settings	Adaptive quality ¹
Frame Rate³	24fps	Video Streaming Settings	High quality (HQ) - 1,500 Kbps Standard quality (SQ) - 300 Kbps

Standard audio settings

Audio	Supported	Interface	Built-in microphone
Audio Capacity	One-way audio	Effective Range	5m / 15ft

Power and network

Power Input⁴	With IR: IEEE 802.3af Type 1 PoE Without IR: IEEE 802.3af Type 1 PoE Extended temperature range: IEEE 802.3at Type 2 PoE+	Connectivity	RJ-45 cable connector for network/PoE connection; 10/100 Mbps
Power Consumption⁴	With IR: 37-57V, 0.3-0.2A, 10.98W Without IR: 37-57V, 0.13-0.08A, 4.74W Extended temperature range: 37-57V, 0.43-0.28A, 16.03W	RTSP	RTSP 1.0 RFC 2326 Max concurrent streams: 2 Audio support: Yes

1. All our cameras record in "adaptive quality," capturing both standard and high quality streams. Standard quality (SQ) video is stored up to the amount of retention specified by the customer. The amount of high quality video stored on the camera will depend on the amount of motion detected by the camera over time. To learn more, visit our website: <https://www.verkada.com/blog/recording-in-adaptive-quality/>

2. Lens Distortion Correction (LDC) crops the sensor field of view to deliver a rectified, undistorted output image.

3. Frame rate can be adjusted by support.

4. Extended temperature range includes operating temperatures below -8.5°C / 16.7°F and assumes IR will be enabled.



Outdoor Dome Series

Tech Specs

**CD52-E**

General

Operating Temperature	-40°C to 50°C / -40°F to 122°F	LED Indicator	System power and status indicator
Humidity	0 to 90%	Warranty	10 Years
Certifications	FCC, ICES, CE, UL, CB, NOM, KCC, IP67 weather rating, IK10 impact rating	Included Accessories	Setup guide, wall mount screws and anchors (4x), T10 security torx screwdriver, mounting template, cable gland wrench, desiccant pack, conduit adapter

Mechanical

Weight	Camera: 1070g / 37.74oz Mount plate: 174g / 6.14oz	Body	Aluminum, plastic dome trim
Dimensions	Ø: 155mm / 6.10in, H: 114.6mm / 4.51in with mount plate Ø: 155mm / 6.10in, H: 107.6mm / 4.24in without mount plate		

Software capabilities

Alerts	Camera status, motion detection, people detection, vehicle detection, Person of Interest detection, crowd detection	Streaming and Storage	Cloud backup, configurable retention days, selectable storage location, low bandwidth mode, timelapse, RTSP
People Analytics	People search, attribute search, face search, Occupancy Trends, motion search, trajectory analysis ⁵	Sharing and Privacy	Live Link, privacy regions, audit log
Vehicle Analytics	Vehicle search, attribute search, motion search, trajectory analysis ⁵		

5. Both indoor and outdoor variants of the following camera models support trajectory analysis: CM42, CD22/32/42/52/62, CB52/62, CH52-E, CP52-E and CF81-E (in panoramic-mode only).



Outdoor Dome Series

Tech Specs



CD62-E

Camera features

Image Sensor	1 / 2.8" Progressive CMOS	Shutter Speed	1 / 30 sec. to 1 / 10,000 sec.
Sensor Resolution¹	4K (3840 x 2160)	Day/Night	IR-cut filter for day and night function
Lens Type	Varifocal; motorized zoom	IR Cut Filter	Yes
Focal Length	2.8-8mm	IR Range	30m / 98ft
Aperture	F1.3 - F2.4	Minimum Illumination	0.009 lux @ F1.9 (Color) 0 lux with IR Illuminators on
Iris	P-Iris	Onboard Storage	Capacity: From 512GB to 2TB Card: MicroSD, SDXC
Field of View (after LDC²)	Horizontal: 41° - 116° (40° - 100°) Vertical: 23° - 62° (23° - 57°) Diagonal: 47° - 136° (45° - 106°)	CPU	Ambarella CV22S66
Sensor Movement	Tilt: 60° Pan: 355° Rotation: 350°		

Standard video settings

Compression	H.265, H.264	Historical Video Settings	Adaptive quality ¹
Frame Rate³	24fps	Video Streaming Settings	High quality (HQ) - 3,000 Kbps Standard quality (SQ) - 600 Kbps

Standard audio settings

Audio	Supported	Interface	Built-in microphone
Audio Capacity	One-way audio	Effective Range	5m / 15ft

Power and network

Power Input⁴	With IR: IEEE 802.3af Type 1 PoE Without IR: IEEE 802.3af Type 1 PoE Extended temperature range: IEEE 802.3at Type 2 PoE+	Connectivity	RJ-45 cable connector for network/PoE connection; 10/100 Mbps
Power Consumption⁴	With IR: 37-57V, 0.38-0.25A, 14.2W Without IR: 37-57V, 0.17-0.11A, 6.2W Extended temperature range: 37-57V, 0.53-0.34A, 19.51W	RTSP	RTSP 1.0 RFC 2326 Max concurrent streams: 2 Audio support: Yes

1. All our cameras record in "adaptive quality," capturing both standard and high quality streams. Standard quality (SQ) video is stored up to the amount of retention specified by the customer. The amount of high quality video stored on the camera will depend on the amount of motion detected by the camera over time. To learn more, visit our website: <https://www.verkada.com/blog/recording-in-adaptive-quality/>

2. Lens Distortion Correction (LDC) crops the sensor field of view to deliver a rectified, undistorted output image.

3. Frame rate can be adjusted by support.

4. Extended temperature range includes operating temperatures below -8.5°C / 16.7°F and assumes IR will be enabled.



Outdoor Dome Series

Tech Specs

**CD62-E**

General

Operating Temperature	-40°C to 50°C / -40°F to 122°F	LED Indicator	System power and status indicator
Humidity	0 to 90%	Warranty	10 Years
Certifications	FCC, ICES, CE, UL, CB, IP67 weather rating, IK10 impact rating, IEC60950-1, NDAA, KCC, BIS	Included Accessories	Setup guide, wall mount screws and anchors (4x), T10 security torx screwdriver, mounting template, cable gland wrench, desiccant pack, conduit adapter

Mechanical

Weight	Camera: 994g / 35.06oz Mount plate: 174g / 6.14oz	Body	Aluminum, plastic dome trim
Dimensions	Ø: 155mm / 6.1in, H: 114.6mm / 4.51in with mount plate Ø: 155mm / 6.1in, H: 107.6mm / 4.24in without mount plate		

Software capabilities

Alerts	Camera status, motion detection, people detection, vehicle detection, Person of Interest detection, crowd detection	Streaming and Storage	Cloud backup, configurable retention days, selectable storage location, low bandwidth mode, timelapse, RTSP
People Analytics	People search, attribute search, face search, Occupancy Trends, motion search, trajectory analysis ⁵	Sharing and Privacy	Live Link, privacy regions, audit log
Vehicle Analytics	Vehicle search, attribute search, motion search, trajectory analysis ⁵		

5. Both indoor and outdoor variants of the following camera models support trajectory analysis: CM42, CD22/32/42/52/62, CB52/62, CH52-E, CP52-E and CF81-E (in panoramic-mode only).



Professional video monitoring

Stop Crimes in Progress

Verkada's professional video monitoring solution enables organizations to detect and respond to threats as they happen, using only their cameras.



Meet your virtual guard

Professional video monitoring allows organizations to turn their Verkada cameras into a complete, monitored alarm solution - no extra hardware required. Simply select which cameras should be monitored, set an arm/disarm schedule and choose how monitoring agents should respond to a threat, such as remote talk down or notifying police.

How it works

Detect unusual activity

- Choose which cameras should be monitored and when. An alarm is triggered if a person is detected while the system is armed.
- Other Verkada devices, including intrusion sensors, access control and environmental sensors, can also be configured as alarm triggers.

Assess the threat

- Monitoring agents immediately review camera footage to determine if there is a threat to people or property.*
- Video-verification helps to ensure priority police response and screens out false alarms.

Take action

- If there is a legitimate threat, the monitoring agent will immediately notify your call list.
- Agents can also request emergency dispatch or talk down to intruders through an on-site speaker..
- If there is no visible threat, the agent will dismiss the incident.

Key benefits



Detect intruders before they enter your building

Protect your perimeter with cameras that can detect intruders the minute they set foot on your property.



No alarm panel or sensors needed

Use cameras as intrusion sensors and get all the benefits of a monitored alarm system without any extra hardware.



Cut back on expensive in-person guards

Cameras detect intruders and agents can take action, reducing the need for live guards patrolling or watching cameras.



Help get priority police response

Video-verified alarms help the police know that they should respond quickly and helps you avoid false alarm fines.



Take action against intruders immediately

In addition to notifying law enforcement, our agents can talk down to intruders through a powerful speaker to scare them off.

*Professional monitoring with video verification is included in the LIC-BA Standard Alarm License or the LIC-BV Premium Alarm License. One License is required per location, and includes up to 50 monitored cameras. Monitoring is provided by fully redundant, US-based, UL-listed central monitoring stations with Five Diamond Certification from The Monitoring Association. Certified monitoring centers are also available in Canada, the UK and Australia.



Ordering Information

Indoor Dome Series pricing

Model Number	MP ¹	WDR	Lens	IR Range	Onboard Storage	Maximum SQ Onboard Retention ¹	People/ Vehicle Analytics	Cost (MSRP) ^{USD}
CD22-256-HW	3.0MP	✓	Fixed	10m / 33ft	256GB	30 Days	-	\$599
CD22-512-HW	3.0MP	✓	Fixed	10m / 33ft	512GB	60 Days	-	\$999
CD22-768-HW	3.0MP	✓	Fixed	10m / 33ft	768GB	90 Days	-	\$1,399
CD32-256-HW	3.0MP	✓	Fixed	15m / 49ft	256GB	30 Days	✓	\$799
CD32-512-HW	3.0MP	✓	Fixed	15m / 49ft	512GB	60 Days	✓	\$1,199
CD32-768-HW	3.0MP	✓	Fixed	15m / 49ft	768GB	90 Days	✓	\$1,599
CD42-256-HW	5.0MP	✓	Fixed	15m / 49ft	256GB	30 Days	✓	\$999
CD42-512-HW	5.0MP	✓	Fixed	15m / 49ft	512GB	60 Days	✓	\$1,399
CD42-768-HW	5.0MP	✓	Fixed	15m / 49ft	768GB	90 Days	✓	\$1,799
CD42-1TB-HW	5.0MP	✓	Fixed	15m / 49ft	1TB	120 Days	✓	\$2,199
CD42-2TB-HW	5.0MP	✓	Fixed	15m / 49ft	2TB	365 Days	✓	\$3,499
CD52-256-HW	5.0MP	✓	Zoom	30m / 98ft	256GB	30 Days	✓	\$1,199
CD52-512-HW	5.0MP	✓	Zoom	30m / 98ft	512GB	60 Days	✓	\$1,599
CD52-768-HW	5.0MP	✓	Zoom	30m / 98ft	768GB	90 Days	✓	\$1,999
CD52-1TB-HW	5.0MP	✓	Zoom	30m / 98ft	1TB	120 Days	✓	\$2,399
CD52-2TB-HW	5.0MP	✓	Zoom	30m / 98ft	2TB	365 Days	✓	\$3,699
CD62-30-HW	8.0MP	✓	Zoom	30m / 98ft	512GB	30 Days	✓	\$1,499
CD62-60-HW	8.0MP	✓	Zoom	30m / 98ft	1TB	60 Days	✓	\$2,399
CD62-90-HW	8.0MP	✓	Zoom	30m / 98ft	2TB	90 Days	✓	\$3,299

1. All our cameras record in "adaptive quality," capturing both standard and high quality streams. Standard quality (SQ) video is stored up to the amount of retention specified by the customer. The amount of high quality video stored on the camera will depend on the amount of motion detected by the camera over time. To learn more, visit our website: <https://www.verkada.com/blog/recording-in-adaptive-quality/>



Ordering Information

Outdoor Dome Series pricing

Model Number	MP ¹	WDR	Lens	IR Range	Onboard Storage	Maximum SQ Onboard Retention ¹	People/ Vehicle Analytics	Cost (MSRP) ^{USD}
CD22-256E-HW	3.0MP	✓	Fixed	10m / 33ft	256GB	30 Days	-	\$799
CD22-512E-HW	3.0MP	✓	Fixed	10m / 33ft	512GB	60 Days	-	\$1,199
CD22-768E-HW	3.0MP	✓	Fixed	10m / 33ft	768GB	90 Days	-	\$1,599
CD32-256E-HW	3.0MP	✓	Fixed	15m / 49ft	256GB	30 Days	✓	\$999
CD32-512E-HW	3.0MP	✓	Fixed	15m / 49ft	512GB	60 Days	✓	\$1,399
CD32-768E-HW	3.0MP	✓	Fixed	15m / 49ft	768GB	90 Days	✓	\$1,799
CD42-256E-HW	5.0MP	✓	Fixed	15m / 49ft	256GB	30 Days	✓	\$1,199
CD42-512E-HW	5.0MP	✓	Fixed	15m / 49ft	512GB	60 Days	✓	\$1,599
CD42-768E-HW	5.0MP	✓	Fixed	15m / 49ft	768GB	90 Days	✓	\$1,999
CD42-1TBE-HW	5.0MP	✓	Fixed	15m / 49ft	1TB	120 Days	✓	\$2,399
CD42-2TBE-HW	5.0MP	✓	Fixed	15m / 49ft	2TB	365 Days	✓	\$3,699
CD52-256E-HW	5.0MP	✓	Zoom	30m / 98ft	256GB	30 Days	✓	\$1,399
CD52-512E-HW	5.0MP	✓	Zoom	30m / 98ft	512GB	60 Days	✓	\$1,799
CD52-768E-HW	5.0MP	✓	Zoom	30m / 98ft	768GB	90 Days	✓	\$2,199
CD52-1TBE-HW	5.0MP	✓	Zoom	30m / 98ft	1TB	120 Days	✓	\$2,599
CD52-2TBE-HW	5.0MP	✓	Zoom	30m / 98ft	2TB	365 Days	✓	\$3,899
CD62-30E-HW	8.0MP	✓	Zoom	30m / 98ft	512GB	30 Days	✓	\$1,699
CD62-60E-HW	8.0MP	✓	Zoom	30m / 98ft	1TB	60 Days	✓	\$2,599
CD62-90E-HW	8.0MP	✓	Zoom	30m / 98ft	2TB	90 Days	✓	\$3,499

1. All our cameras record in "adaptive quality," capturing both standard and high quality streams. Standard quality (SQ) video is stored up to the amount of retention specified by the customer. The amount of high quality video stored on the camera will depend on the amount of motion detected by the camera over time. To learn more, visit our website: <https://www.verkada.com/blog/recording-in-adaptive-quality/>



Ordering Information

Video Security Cloud License pricing

Model Number	Description	Cost (MSRP) USD
LIC-1Y	1-Year Camera License	\$199
LIC-3Y	3-Year Camera License	\$549
LIC-5Y	5-Year Camera License	\$899
LIC-10Y	10-Year Camera License	\$1,799

Accessories pricing

ACC-MNT-2	Mounting Arm Kit for Pendant Cap (ACC-MNT-8)	\$89
ACC-MNT-3	Wall Mounted L-Shaped Bracket Kit	\$129
ACC-MNT-7	Angle Mount Kit	\$149
ACC-MNT-8	Pendant Cap Mount Kit	\$69
INJ-POE-PLUS	PoE Plus (802.3at) Injector, GigE	\$129
ACC-MNT-9	Pole Mount	\$209
ACC-MNT-10	Corner Mount	\$199
ACC-MNT-POLE-1	Pole Mount	\$209
ACC-MNT-CORNER-1	Corner Mount	\$199
ACC-CAM-SHIELD-1	Camera Weather Shield	\$79
ACC-MNT-REC-1	Recessed Ceiling Mount	\$149
ACC-MNT-XLARM-1	Large Arm Mount	\$159

Viewing Station pricing

VX52-HW	VX52 Viewing Station	\$499
LIC-VX-1Y	1-Year Viewing Station License	\$499
LIC-VX-3Y	3-Year Viewing Station License	\$1,299
LIC-VX-5Y	5-Year Viewing Station License	\$1,999
LIC-VX-10Y	10-Year Viewing Station License	\$3,999

Immersive 360° Coverage With Digital Pan-tilt-zoom



Overview

Verkada's CF81-E fisheye camera delivers dynamic viewing experiences by leveraging advanced onboard processing and a wide-angle 12MP image sensor. Users can choose between five viewing modes: panoramic, digital pan-tilt-zoom, 2-way split, 3-way split and 4-way split.

The CF81-E is IP67 weather rated for both indoor and highly-exposed outdoor installations. The exterior housing provides IK10 protection against direct impacts from vandals, hail and flying debris. Like all Verkada cameras, the CF81-E works out-of-the-box without any additional configurations.

All Verkada cameras include standard features like end-to-end encryption, onboard storage and advanced motion-based insights so organizations are able to quickly scale their coverage and increase situational awareness across any number of locations.

Key features

Coverage

- 12MP image sensor for wide-angle coverage
- Five viewing modes
 - 2-way split, 3-way split and 4-way split
 - Panoramic
 - Digital pan-tilt-zoom
- 20m / 66ft IR illuminators for nighttime visibility

Storage and processing

- 512GB-2TB of onboard storage
- Up to 90 days of retention in standard quality
- Low-bandwidth impact, only using 20-50 kbps

Certifications

- IP67 weather rating
- IK10 impact rating
- NDAA compliant



Verkada's hybrid cloud architecture



No NVR or DVRs

Industrial-grade onboard storage saves up to 365 days of continuous video¹

Easy to scale

Bandwidth friendly and supports thousands of cameras across unlimited locations

Centralized management

Modern platform enables secure access on any device from anywhere in the world

The Reliability of Onboard Storage, With the Accessibility of the Cloud

Simple to install

- No NVRs, DVRs, or servers—just a PoE connection
- Cameras come online and configure in minutes
- No added software or complexities like port forwarding

Easy to use

- Centralized management for secure remote access on any device nearly anywhere
- No training required to access footage and features
- Find, download and share footage from any device

Advantages of cloud-managed solution

- Real-time alerts if cameras fall offline
- SAML-based integration with single-sign on (SSO) solutions
- Continuous updates with new AI features
- Instantly share live footage via SMS and email
- Live, proactive alerting based on unusual activity

Ready for scale

- Bandwidth-friendly, operating at just 20–50 kbps
- Scale to thousands of cameras per location
- No added equipment needed to support additional cameras

No hidden costs

- Hardware includes up to a 10-year warranty
- Automatic firmware updates keep systems secure
- New features and enhancements are added at no additional costs

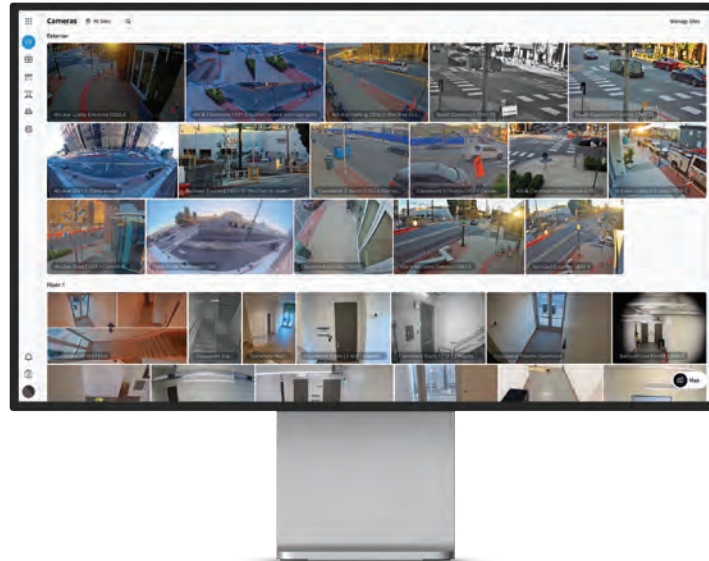


1. All our cameras record in "adaptive quality," capturing both standard and high quality streams. Standard quality (SQ) video is stored up to the amount of retention specified by the customer. The amount of high quality video stored on the camera will depend on the amount of motion detected by the camera over time. To learn more, visit our website: <https://www.verkada.com/blog/recording-in-adaptive-quality/>



Verkada Command overview

All-in-one Cloud-based Management Software for Verkada Security Cameras



Command, Verkada's cloud-based management software, is designed to deliver simple access and management for all cameras and users across all sites from virtually anywhere in the world. From Command, users can set up new cameras, create sites, manage settings, access live and archived footage, manage users and access the advanced features powered by Verkada's edge-based analytics.

Manage from anywhere

- Remotely access footage and manage sites from any supported browser or device
- Native apps for iOS, Android and Verkada's VX52 Viewing Station
- Receive alerts for offline cameras, tampering and motion detection

Effortlessly archive and share

- Command licenses include unlimited cloud archiving and 30-days of cloud backup
- Easily export any footage in a shareable MP4 format
- Share Live Links and floorplans with first responders

Scale with simplicity

- Add more devices and sites without complicating the user experience
- Leverage granular roles and permissions to manage users at scale
- Bring cameras online without 3rd party plugins, thick clients or downloads

Stay secure from the ground up

- Stay secure with data encrypted in transit (AES 128) and at rest (AES 256)
- Access cameras securely without port-forwarding, VPNs, or complicated configurations
- Receive automatic firmware updates to stay a step ahead of emerging threats

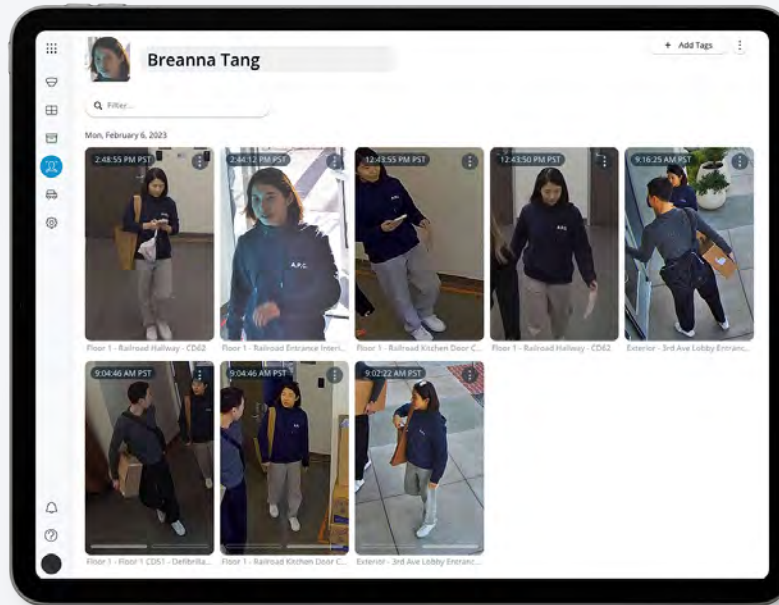
Quickly detect and respond to threats

- Stay informed with customizable, intelligent alerts
- Speed up investigations with intelligent people and face detection
- Search and filter to find vehicles of interest and detected license plates



Verkada's People Analytics

Simplify and Speed Up Investigations With Intelligent People and Face Detection



People Analytics combines intelligent edge-based video processing with computer vision in the cloud to give users high-quality images of all individuals identified in the scene. Using People Analytics, customers can filter people by various attributes and expedite investigations.

Bring Intelligence to Investigations

Face search

- Quickly search for matching people by selecting an existing face from your organization or by uploading an image

Person history

- Browse through high-resolution snapshots of people detected
- Save snapshots or easily access associated full-res video
- Search for matched people across your entire organization with cross-camera search

Attribute filters

- Filter based on a range of attributes, including clothing color, gender appearance and facial matches

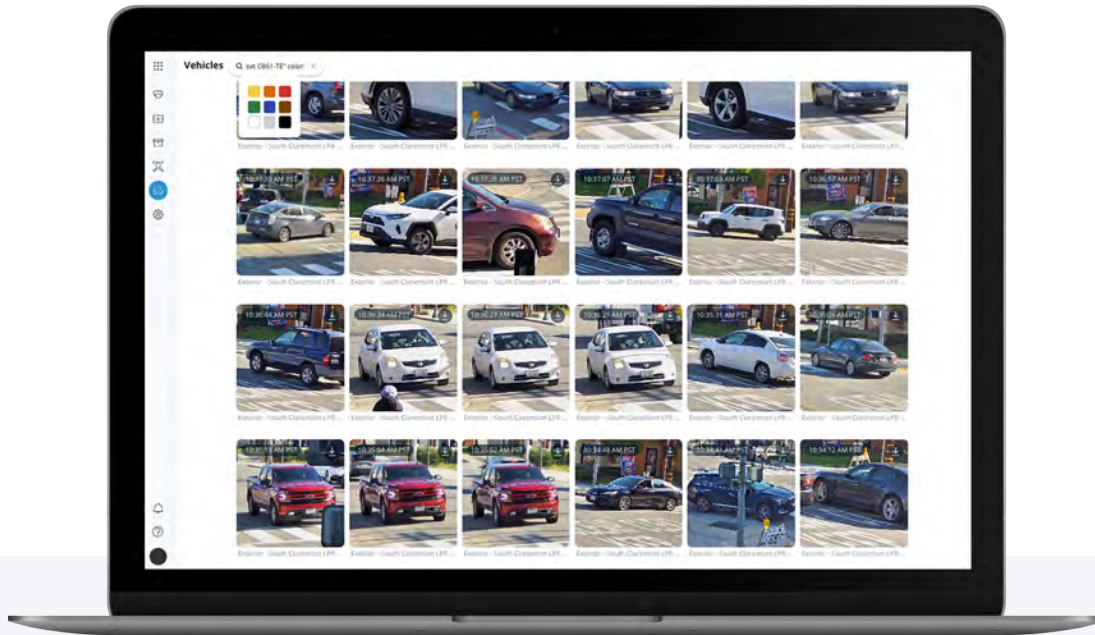
Person of Interest notifications

- Set up proactive SMS/email notifications for alerting when a matching face is detected by a camera
- Create a Person of Interest by using an uploaded image or an existing face from your organization



Verkada's Vehicle Analytics

Quickly Search and Filter To Find Vehicles of Interest



Vehicle Analytics is a powerful edge-based feature that gives users high-quality images of all vehicles identified in a scene. With Verkada's centralized management platform, customers can filter vehicles by date, time, color and body type.

Find and Filter Vehicles With Ease

Vehicle history

- Browse through high-resolution snapshots of vehicles detected in frame
- Save snapshots or easily access associated full-res video

Investigate anywhere

- Vehicle Analytics is available from any compatible device and can be accessed from virtually anywhere in the world

Attribute filters

- Filter based on a range of attributes, including vehicle color and body type

Cross-camera search

- Easily find similar vehicles of interest across all cameras deployed across all sites
- Create and export playback of multiple angles of a vehicle to quickly provide evidence

License Plate Recognition (LPR)

- Leverage a dual-camera system to provide LPR coverage, monitor a live LPR feed and search by plate number
- Receive License Plate of Interest alerts via SMS or email with an image or link to review the associated footage



Fisheye camera Tech Specs



CF81-E

Camera features

Image Sensor	1 / 2.3" Progressive CMOS	Shutter Speed	1 / 30 sec. to 1 / 16,000 sec.
Sensor Resolution¹	12MP (4056 x 3040); active pixels (3008 x 3008)	Day/Night	IR-cut filter for day and night function
Lens Type	Fixed	IR Cut Filter	Yes
Focal Length	1.18mm	IR Range	20m / 66ft
Aperture	F2.18	Minimum Illumination	0.009 lux @ F1.9 (Color) 0 lux with IR Illuminators on
Iris	Fixed	Onboard Storage	Capacity: From 512GB to 2TB Card: MicroSD, SDXC
Field of View (after LDC²)	Horizontal: 180° Vertical: 180° Diagonal: 180°	CPU	Ambarella CV22S88
Sensor Movement	N/A		

Standard video settings

Compression	H.265, H.264	Historical Video Settings	Adaptive quality ¹
Frame Rate³	24fps	WDR Technology	120dB dynamic range, true WDR, dual exposure
Video Streaming Settings (Per Head)	High quality (HQ) - 3,000 Kbps Standard quality (SQ) - 600 Kbps		

Standard audio settings

Audio	Supported	Interface	Built-in microphone
Audio Capacity	One-way audio	Effective Range	5m / 15ft

Power and network

Power Input⁴	With IR: IEEE 802.3af Type 1 PoE/ IEEE 802.3at Type 2 PoE+ Extended temperature range: IEEE 802.3at Type 2 PoE+	Connectivity	RJ-45 cable connector for network/PoE connection; 10/100 Mbps
Power Consumption⁴	With IR: 42.5 - 57V, 0.413-0.31A, 17.59W Without IR: 42.5 - 57V, 0.121-0.09A, 5.16W Extended temperature range: 42.5 - 57V, 0.57A - 0.422A, 24.1W	RTSP	RTSP 1.0 RFC 2326 Max concurrent streams: 2 Audio support: No

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2. Lens Distortion Correction (LDC) crops the sensor field of view to deliver a rectified, undistorted output image.

3. Frame rate can be adjusted by support.

4. Extended temperature range includes operating temperatures below -8.5°C / 16.7°F and assumes IR will be enabled.



Fisheye camera Tech Specs



CF81-E

General

Operating Temperature	-40°C to 50°C / -40°F to 122°F	LED Indicator	System power and status indicator
Humidity	0 to 90%	Warranty	10 Years
Certifications	FCC, ICES, NDAA, CE, UL, CB, IK10 impact rating, IP67 weather rating	Included Accessories	Quick installation guide, screw packs, mount plate, mounting template, water-proof connectors, conduit adapter, T10 security driver, cable gland wrench

Mechanical

Weight	Camera: 1023.42g / 36.1oz Mount plate: 178.59g / 6.30oz	Body	Aluminum, plastic dome trim
Dimensions	Ø: 155mm / 6.10in, H: 71.62mm / 2.82in with mount plate Ø: 155mm / 6.10in, H: 64.42mm / 2.54in without mount plate		

Software capabilities

Alerts	Camera status, motion detection, people detection, vehicle detection, Person of Interest detection, crowd detection	Streaming and Storage	Cloud backup, configurable retention days, selectable storage location, low bandwidth mode, timelapse, RTSP
People Analytics	People search, attribute search, face search, motion search, trajectory analysis ⁵	Sharing and Privacy	Live Link, privacy regions, audit log
Vehicle Analytics	Vehicle search, attribute search		

5. Both indoor and outdoor variants of the following camera models support trajectory analysis: CM42, CD22/32/42/52/62, CB52/62, CH52-E, CP52-E and CF81-E (in panoramic-mode only).



Professional video monitoring

Stop Crimes in Progress

Verkada's professional video monitoring solution enables organizations to detect and respond to threats as they happen, using only their cameras.



Meet your virtual guard

Professional video monitoring allows organizations to turn their Verkada cameras into a complete, monitored alarm solution - no extra hardware required. Simply select which cameras should be monitored, set an arm/disarm schedule and choose how monitoring agents should respond to a threat, such as remote talk down or notifying police.

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- Choose which cameras should be monitored and when. An alarm is triggered if a person is detected while the system is armed.
- Other Verkada devices, including intrusion sensors, access control and environmental sensors, can also be configured as alarm triggers.

Assess the threat

- Monitoring agents immediately review camera footage to determine if there is a threat to people or property.*
- Video-verification helps to ensure priority police response and screens out false alarms.

Take action

- If there is a legitimate threat, the monitoring agent will immediately notify your call list.
- Agents can also request emergency dispatch or talk down to intruders through an on-site speaker..
- If there is no visible threat, the agent will dismiss the incident.

Key benefits



Detect intruders before they enter your building

Protect your perimeter with cameras that can detect intruders the minute they set foot on your property.



No alarm panel or sensors needed

Use cameras as intrusion sensors and get all the benefits of a monitored alarm system without any extra hardware.



Cut back on expensive in-person guards

Cameras detect intruders and agents can take action, reducing the need for live guards patrolling or watching cameras.



Help get priority police response

Video-verified alarms help the police know that they should respond quickly and helps you avoid false alarm fines.



Take action against intruders immediately

In addition to notifying law enforcement, our agents can talk down to intruders through a powerful speaker to scare them off.

*Professional monitoring with video verification is included in the LIC-BA Standard Alarm License or the LIC-BV Premium Alarm License. One License is required per location, and includes up to 50 monitored cameras. Monitoring is provided by fully redundant, US-based, UL-listed central monitoring stations with Five Diamond Certification from The Monitoring Association. Certified monitoring centers are also available in Canada, the UK and Australia.



Ordering Information

Fisheye camera pricing

Model Number	MP ¹	WDR	Lens	IR Range	Onboard Storage	Maximum SQ Onboard Retention ¹	People/Vehicle Analytics	Cost (MSRP) ^{USD}
CF81-30E-HW	12MP	✓	Fixed	20m / 66ft	512GB	30 Days	✓	\$1,999
CF81-60E-HW	12MP	✓	Fixed	20m / 66ft	1TB	60 Days	✓	\$2,699
CF81-90E-HW	12MP	✓	Fixed	20m / 66ft	2TB	90 Days	✓	\$3,399

Video Security Cloud License pricing

Model Number	Description	Cost (MSRP) ^{USD}
LIC-1Y	1-Year Camera License	\$199
LIC-3Y	3-Year Camera License	\$549
LIC-5Y	5-Year Camera License	\$899
LIC-10Y	10-Year Camera License	\$1,799

Accessories pricing

ACC-MNT-2	Arm Mount	\$89
ACC-MNT-3	L-Bracket Mount	\$129
ACC-MNT-7	Angle Mount	\$149
ACC-MNT-8	Pendant Cap Mount (Gen 2)	\$69
INJ-POE-PLUS	PoE Plus (802.3at) Injector, GigE	\$129
ACC-CAM-SHIELD-1	Camera Weather Shield	\$79

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Ordering Information

Viewing Station pricing

Model Number	Description	Cost (MSRP) USD
VX52-HW	VX52 Viewing Station	\$499
LIC-VX-1Y	1-Year Viewing Station License	\$499
LIC-VX-3Y	3-Year Viewing Station License	\$1,299
LIC-VX-5Y	5-Year Viewing Station License	\$1,999
LIC-VX-10Y	10-Year Viewing Station License	\$3,999

4 Independent Cameras From a Single Install Point



Overview

Verkada's CH52-E multisensor camera features four camera heads, providing unrivaled coverage from a single install point. The four 5MP sensors collectively capture 20MP of resolution. Each camera head can be repositioned and each lens can be zoomed up to 2.5x, allowing for comprehensive coverage while maintaining image detail. Each camera head is powered by a dedicated computer vision processor to provide the image quality, stability and analytics performance of four independent cameras.

The CH52-E is built to withstand extreme conditions. Sealed interior components have full IP66 rated protection against dust particles and heavy rain. The robust exterior housing provides IK10 rated protection against direct impacts from vandals, hail and flying debris. Like all Verkada cameras, the CH52-E works out-of-the-box without any additional configurations. The CH52-E only requires a single PoE++ network port, making it the most efficient choice for scaling coverage while minimizing cable runs and port use.

Key features

Coverage

- 4 x 5MP image sensors to capture every detail
- 2.5x motorized zoom
- 30m / 98ft IR illuminators for nighttime visibility
- Individually adjustable and repositionable heads

Storage and processing

- 1TB-8TB of onboard storage
- Up to 365 days of retention in standard quality
- Four next generation computer vision processors for edge analytics
- Low-bandwidth impact, only using 80-200 kbps (20-50 kbps per head)
- Edge processing for motion, people and vehicle analytics

Certifications

- IK10 impact rating
- IP66 weather rating
- NDAA compliant



Key use cases



Interiors

Offices, hotel lobbies, retail centers,
grocery stores, manufacturing floors, stadiums



Intersections

Roadways, hallways,
warehouse traffic monitoring



Corners

Campuses, airports, police
departments, building exteriors



Open spaces

Garages, car dealerships,
parking lots, parks



Verkada's hybrid cloud architecture



No NVR or DVRs

Industrial-grade onboard storage saves up to 365 days of continuous video¹

Easy to scale

Bandwidth friendly and supports thousands of cameras across unlimited locations

Centralized management

Modern platform enables secure access on any device from anywhere in the world

The Reliability of Onboard Storage, With the Accessibility of the Cloud

Simple to install

- No NVRs, DVRs, or servers—just a PoE connection
- Cameras come online and configure in minutes
- No added software or complexities like port forwarding

Easy to use

- Centralized management for secure remote access on any device nearly anywhere
- No training required to access footage and features
- Find, download and share footage from any device

Advantages of cloud-managed solution

- Real-time alerts if cameras fall offline
- SAML-based integration with single-sign on (SSO) solutions
- Continuous updates with new AI features
- Instantly share live footage via SMS and email
- Live, proactive alerting based on unusual activity

Ready for scale

- Bandwidth-friendly, operating at just 20–50 kbps per head
- Scale to thousands of cameras per location
- No added equipment needed to support additional cameras

No hidden costs

- Hardware includes up to a 10-year warranty
- Automatic firmware updates keep systems secure
- New features and enhancements are added at no additional costs

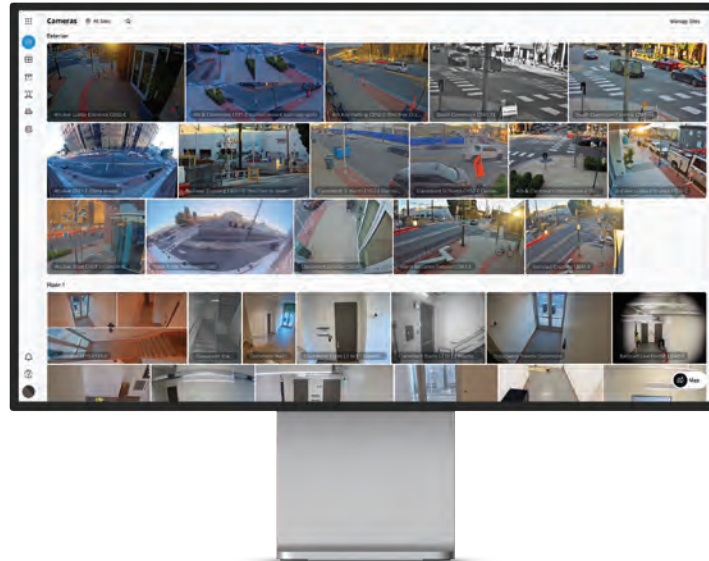


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- Remotely access footage and manage sites from any supported browser or device
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- Receive alerts for offline cameras, tampering and motion detection

Effortlessly archive and share

- Command licenses include unlimited cloud archiving and 30-days of cloud backup
- Easily export any footage in a shareable MP4 format
- Share Live Links and floorplans with first responders

Scale with simplicity

- Add more devices and sites without complicating the user experience
- Leverage granular roles and permissions to manage users at scale
- Bring cameras online without 3rd party plugins, thick clients or downloads

Stay secure from the ground up

- Stay secure with data encrypted in transit (AES 128) and at rest (AES 256)
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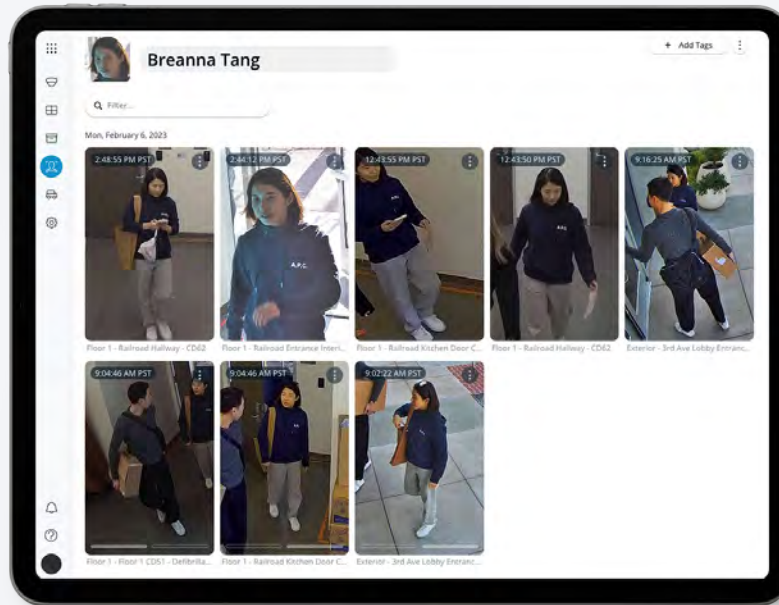
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Bring Intelligence to Investigations

Face search

- Quickly search for matching people by selecting an existing face from your organization or by uploading an image

Person history

- Browse through high-resolution snapshots of people detected
- Save snapshots or easily access associated full-res video
- Search for matched people across your entire organization with cross-camera search

Occupancy Trends

- Estimate how many people cross a customizable digital line on a video feed
- Monitor usage of a space to optimize business operations

Attribute filters

- Filter based on a range of attributes, including clothing color, gender appearance and facial matches

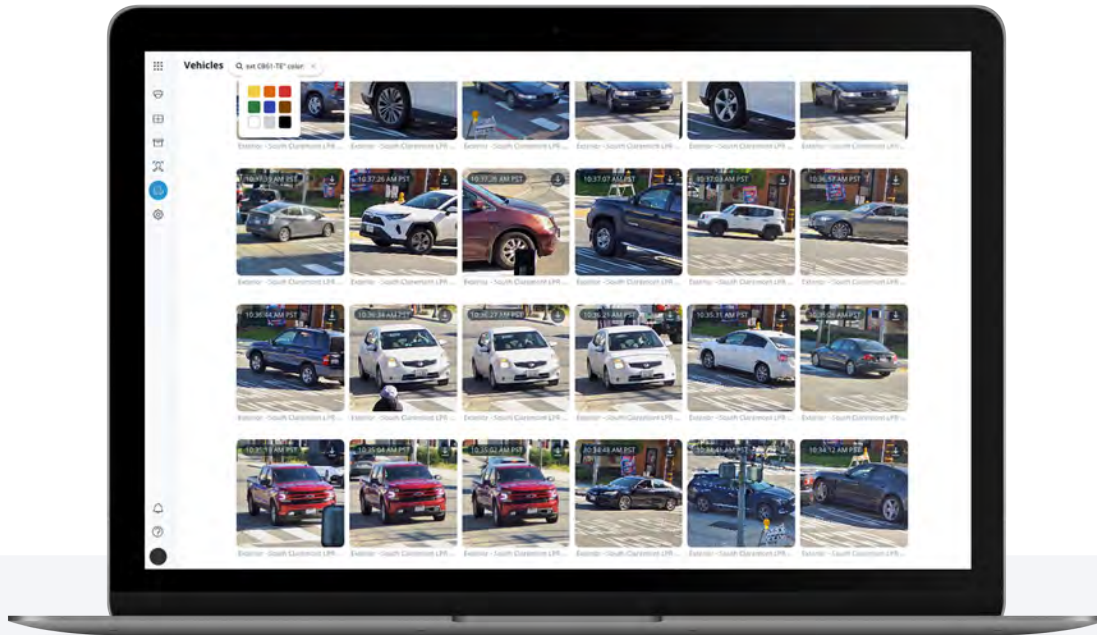
Person of Interest notifications

- Set up proactive SMS/email notifications for alerting when a matching face is detected by a camera
- Create a Person of Interest by using an uploaded image or an existing face from your organization



Verkada's Vehicle Analytics

Quickly Search and Filter To Find Vehicles of Interest



Vehicle Analytics is a powerful edge-based feature that gives users high-quality images of all vehicles identified in a scene. With Verkada's centralized management platform, customers can filter vehicles by date, time, color and body type.

Find and Filter Vehicles With Ease

Vehicle history

- Browse through high-resolution snapshots of vehicles detected in frame
- Save snapshots or easily access associated full-res video

Investigate anywhere

- Vehicle Analytics is available from any compatible device and can be accessed from virtually anywhere in the world

Attribute filters

- Filter based on a range of attributes, including vehicle color and body type

Cross-camera search

- Easily find similar vehicles of interest across all cameras deployed across all sites
- Create and export playback of multiple angles of a vehicle to quickly provide evidence

License Plate Recognition (LPR)

- Leverage a dual-camera system to provide LPR coverage, monitor a live LPR feed and search by plate number
- Receive License Plate of Interest alerts via SMS or email with an image or link to review the associated footage



Multisensor camera Tech Specs



CH52-E

Camera features

Image Sensor	4 x 1 / 2.8" Progressive CMOS	Shutter Speed	1 / 5 sec. to 1 / 32,000 sec.
Sensor Resolution¹	4 x 5MP (2688 x 1944)	Day/Night	IR-cut filter for day and night function
Lens Type	Varifocal; motorized zoom	IR Cut Filter	Yes
Focal Length	3.7-7.7mm	IR Range	30m / 98ft; non-adjustable
Aperture	F1.9 - F2.9	Minimum Illumination	0.009 lux @ F1.9 (color) 0 lux with IR Illuminators on
Iris	N/A	Onboard Storage	Capacity: From 1TB to 8TB Card: MicroSD, SDXC
Field of View (after LDC²)	Horizontal: 37°-89° (35°-82°) Vertical: 29°-65° (26°-60°) Diagonal: 46°-99° (43°-92°)	CPU	4 x Ambarella CV25S88
Sensor Movement	Tilt: +0°-105° for each lens from horizon Pan: +/- 90° for each lens Rotation: +/- 90° for each lens		

Standard video settings

Compression	H.265, H.264	Historical Video Settings	Adaptive quality ¹
Frame Rate³	24fps / sensor	WDR Technology	120dB dynamic range, true WDR, dual exposure
Video Streaming Settings (Per Head)	High quality (HQ) - 1,500 Kbps Standard quality (SQ) - 300 Kbps		

Standard audio settings

Audio	Not supported
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Power and network

Power Input⁴	With IR: IEEE 802.3bt Type 3 PoE++ Without IR: IEEE 802.3at Type 2 PoE+ Extended temperature range: IEEE 802.3bt Type 3 PoE++	Connectivity	RJ-45 cable connector for network/PoE connection; 10/100 Mbps
Power Consumption⁴	With IR: 42.5 - 57V, 0.65-0.49A, 27.69W Without IR: 42.5 - 57V, 0.46-0.34A, 19.54W Extended temperature range: 42.5 - 57V, 0.91 - 0.68A, 38.68W	RTSP	RTSP 1.0 RFC 2326 Max concurrent streams: 8 (2 per camera head) Audio support: No

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2. Lens Distortion Correction (LDC) crops the sensor field of view to deliver a rectified, undistorted output image.

3. Frame rate can be adjusted by Support.

4. Extended temperature range includes operating temperatures below -8.5°C / 16.7°F and assumes IR will be enabled.



Multisensor camera
Tech Specs



CH52-E

General

Operating Temperature	-40°C to 50°C / -40°F to 122°F	LED Indicator	System power and status indicator
Humidity	0 to 90%	Warranty	10 Years
Certifications	FCC, ICES-003, UL/IEC 62368-1, CE, RCM, UKCA, VCCI, NDAA, BIS, IK10 impact rating, IP66 weather rating	Included Accessories	IR cover, mounting template, 3 mounting screws, 3 wall anchors, 2 desiccants, T10 security screwdriver, offset wrench

Mechanical

Weight	Camera: 2,900g / 102.3oz Mount plate: 536g / 18.9oz	Body	Aluminum, plastic dome trim
Dimensions	Ø: 275mm / 10.82in, H: 118mm / 4.65in with mount plate Ø: 267mm / 10.51in, H: 114mm / 4.49in without mount plate		

Dimensions



Software capabilities

Alerts ⁵	Camera status, motion detection, people detection, vehicle detection, Person of Interest detection, crowd detection	Streaming and Storage ⁵	Cloud backup, configurable retention days, selectable storage location, low bandwidth mode, timelapse, RTSP
People Analytics ⁵	People search, attribute search, face search, Occupancy Trends, motion search, trajectory analysis ⁶	Sharing and Privacy ⁵	Live Link, privacy regions, audit log
Vehicle Analytics ⁵	Vehicle search, attribute search		

Coverage examples



5. All the listed features can be enabled independently for each camera head.
6. Both indoor and outdoor variants of the following camera models support trajectory analysis: CM42, CD22/32/42/52/62, CB52/62, CH52-E, CP52-E and CF81-E (in panoramic-mode only).



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Verkada's professional video monitoring solution enables organizations to detect and respond to threats as they happen, using only their cameras.



Meet your virtual guard

Professional video monitoring allows organizations to turn their Verkada cameras into a complete, monitored alarm solution - no extra hardware required. Simply select which cameras should be monitored, set an arm/disarm schedule and choose how monitoring agents should respond to a threat, such as remote talk down or notifying police.

How it works

Detect unusual activity

- Choose which cameras should be monitored and when. An alarm is triggered if a person is detected while the system is armed.
- Other Verkada devices, including intrusion sensors, access control and environmental sensors, can also be configured as alarm triggers.

Assess the threat

- Monitoring agents immediately review camera footage to determine if there is a threat to people or property.*
- Video-verification helps to ensure priority police response and screens out false alarms.

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- If there is a legitimate threat, the monitoring agent will immediately notify your call list.
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Ordering Information

Multisensor pricing

Model Number	MP ¹	WDR	Lens	IR Range	Onboard Storage	Maximum SQ Onboard Retention ¹	People/Vehicle Analytics	Cost (MSRP) ^{USD}
CH52-1TBE-HW	20MP	✓	Zoom	30m / 98ft	1TB	30 Days	✓	\$3,599
CH52-2TBE-HW	20MP	✓	Zoom	30m / 98ft	2TB	60 Days	✓	\$4,899
CH52-4TBE-HW	20MP	✓	Zoom	30m / 98ft	4TB	120 Days	✓	\$7,499
CH52-8TBE-HW	20MP	✓	Zoom	30m / 98ft	8TB	365 Days	✓	\$12,699

Video Security Cloud License pricing²

Model Number	Description	Cost (MSRP) ^{USD}
LIC-CH52-1Y	1-Year CH52-E Multisensor Camera License	\$599
LIC-CH52-3Y	3-Year CH52-E Multisensor Camera License	\$1,649
LIC-CH52-5Y	5-Year CH52-E Multisensor Camera License	\$2,699
LIC-CH52-10Y	10-Year CH52-E Multisensor Camera License	\$5,399

Accessories pricing

ACC-MNT-2	Mounting Arm Kit for Pendant Cap (ACC-MNT-8)	\$89
ACC-MNT-8	Pendant Cap Mount Kit	\$69
ACC-MNT-9	Pole Mount, 2nd Generation	\$209
ACC-MNT-10	Corner Mount Kit	\$199
ACC-POE-60W	PoE++ (802.3bt) Injector, GigE	\$149

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2. The CH52-E requires a separate license from other Verkada Cameras.



Ordering Information

Viewing Station pricing

Model Number	Description	Cost (MSRP) USD
VX52-HW	VX52 Viewing Station	\$499
LIC-VX-1Y	1-Year Viewing Station License	\$499
LIC-VX-3Y	3-Year Viewing Station License	\$1,299
LIC-VX-5Y	5-Year Viewing Station License	\$1,999
LIC-VX-10Y	10-Year Viewing Station License	\$3,999