

CITY OF WALNUT GROVE
March 12, 2026 6:00 PM
1021 PARK STREET MUNICIPAL BUILDING
Council Meeting
Agenda

- I. Call to Order**
- II. Invocation**
- III. Pledge of Allegiance**
- IV. Roll Call**
- V. Agenda Approval**
- VI. Consent Agenda**
 - 1. Minutes
 - a. February 12, 2026
 - b. February 26, 2026
 - 2. Financials
 - a. July 1, 2025 – February 28, 2026
 - 3. Invoices Over \$5,000
 - a. Precision Planning \$6,097.20
- VII. Committee Reports**
 - 1. DDA – Rachel Davis
- VIII. Planning & Zoning Commission – Joe Walter**
- IX. Library Report – Dana Segar**
- X. Public Comment**

XI. Old Business

1. Vote: Sparkwell, LLC Business License
2. Vote: Walnut Grove Commercial Offices Vegetation Buffer Change Request

XII. New Business

1. Georgia Cities Week Resolution
2. City of Walnut Grove Annual Financial Report (Fiscal Year Ending June 30, 2025) – Kurt Hardison with McNair, McLemore, Middlebrooks & Co., LLC
3. Benchmark Proposal – Emeral Cove Pipe Repair

XIII. Reports

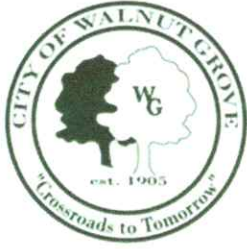
1. Public Works
2. City Clerk
3. Code Enforcement
4. City Administrator
5. Mayor

XIV. Town Hall

XV. Council Comments

XVI. Executive Session: Personnel, Litigation, Real Estate, or Cyber Security

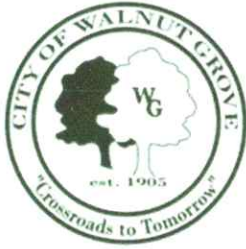
XVII. Adjourn



CITY OF WALNUT GROVE
February 12, 2026 6:00 PM
1021 PARK STREET MUNICIPAL BUILDING
Council Meeting
Minutes

- I. **Call to Order** - Mayor Moncrief called the meeting to order at 6:01 PM
- II. **Invocation** – Given by Council Member Linda Pilgrim
- III. **Pledge of Allegiance** – The pledge was said by all in attendance
- IV. **Roll Call** - - Present: Mayor Stephanie Moncrief, City Administrator Joe Morris, City Clerk Lynn Heard, Mayor Pro Tem Rachel Davis, Council Member Erica Miles, Council Member Maxine McClanahan, Council Member Linda Pilgrim, City Attorney Jay Crowley
- V. **Agenda Approval** – Mayor Pro Tem Rachel Davis motioned to approve the agenda. Council Member Maxine McClanahan seconded the motion. The motion carried unanimously.
- VI. **Consent Agenda** - Mayor Pro Tem Rachel Davis motioned to approve the agenda. Council Member Erica Miles seconded the motion. The motion carried unanimously.
 1. Minutes
 - a. January 15, 2026
 - b. January 28, 2026
 2. Financials
 - a. July 1, 2025 – January 31, 2026
 3. Invoices Over \$5,000
 - a. CivicPlus: Sanitation Billing \$ 7,500.00
 - b. Southern Sanitation Jan 2026 \$11,104.50
 - c. Southern Sanitation Feb 2026 \$11,104.50
- VII. **Committee Reports**
 1. DDA – Rachel Davis
- VIII. **Planning & Zoning Commission** – Joe Walter

- IX. Library Report – Dana Segar**
- X. Public Comment – Monier Mamou, 1910 Hwy 138, Covington, GA 30014 –*Time stamp of recording 7:45***
- XI. Old Business**
1. Vote: Ordinance 2026-01: Hometown Heroes Program – Council Member Maxine McClanahan motioned to approve Ordinance 2026-01 with the changes that were presented by City Administrator Joe Morris. Council Member Erica Miles seconded the motion. The motion carried unanimously.
 2. Vote: Resolution 2026-01: Resolution in Support of Community Youth Protections Against Obscene or Inappropriate Material – Mayor Pro Tem Rachel Davis motioned to approved Resolution 2026-01. Council Member Linda Pilgrim seconded the motion. The motion carried unanimously.
- XII. New Business - No new business**
- XIII. Reports - *Time stamp of recording 18:25***
1. Public Works – Presented by City Administrator Joe Morris
 2. City Clerk – Lynn Heard
 3. Code Enforcement - Presented by City Administrator Joe Morris
 4. City Administrator – Joe Morris
 5. Mayor – Stephanie Moncrief – The Mayor provided an update that she and Joe Morris are currently working with Walton County and the Georgia Department of Transportation to explore expanding their boundaries to include certain state roads within the City of Walnut Grove. The purpose of this request is to reduce the speed limit to 35 mph. She also shared that she is participating in the Mayor’s Reading Club at the library and has volunteered to serve as Principal for a Day. Additionally, on Friday, February 13, 2026, the Mayor will be speaking at the State Work Based Learning Conference that is being held at the Walton County Jail.
- XIV. Town Hall - None**
- XV. Council Comments – *Time stamp of recording 33:40***
- XVI. Executive Session: Personnel, Litigation, Real Estate, or Cyber Security**
- XVII. Adjourn - Mayor Moncrief called for a motion to adjourn. Mayor Pro Tem Rachel Davis motioned to adjourn the meeting. Council Member Maxine McClanahan seconded the motion. Motion carried unanimously.**



CITY OF WALNUT GROVE
February 26, 2026 10:00 AM
1021 PARK STREET MUNICIPAL BUILDING
Council Work Session
Minutes

- I. Call to Order** - Mayor Moncrief called the meeting to order at 10:03 AM.
- II. Invocation** – Given by Mayor Pro Tem Rachel Davis.
- III. Pledge of Allegiance** – The pledge was said by all in attendance.
- IV. Roll Call** - Present: Mayor Stephanie Moncrief, City Administrator Joe Morris, City Clerk Lynn Heard, Mayor Pro Tem Rachel Davis, Council Member Maxine McClanahan, Council Member Linda Pilgrim, City Attorney Jay Crowley. Absent: Council Member Erica Miles.
- V. Agenda Approval** – Mayor Pro Tem Rachel Davis motioned to approve the agenda. Council Member Maxine McClanahan seconded the motion. Motion carried unanimously.
- VI. Old Business** – No Old Business
- VII. New Business**
 1. Hearing: Sparkwell, LLC Business License – David Jaffer represented Sparkwell and Mr. Zahir Keshwani on the appeal of their business license being denied. ***Time stamp of recording 4:18*** This will be voted on at the next Council Meeting on March 12, 2026.
 2. Discussion: Walnut Grove Commercial Offices Vegetation Buffer Change Request – Matt Rutledge requested a change to the vegetation buffer at the Walnut Grove commercial offices. ***Time stamp of recording 27:40*** This will be voted on at the next Council Meeting on March 12, 2026.
 3. Discussion: Paving Schedule – City Administrator, Joe Morris, discussed the plans for the pavement repairs around the city. ***Time stamp of recording 32:58***
 4. Discussion: Eligibility for Issuance of a Temporary Special Event License for Alcohol Sales – A special events permit is already in place so there does not need to be any further discussion. ***Time stamp of recording 45:08***
- VIII. Public Comment** – No Public Comment



City of Walnut Grove

Budget vs. Actuals: Budget_FY26_P&L - FY26 P&L

July 2025 - February 2026

	TOTAL			
	ACTUAL	BUDGET	OVER BUDGET	% OF BUDGET
Income				
31.1000 General Property Taxes (25)	315,343.80	221,333.36	94,010.44	142.47 %
31.1310 Motor Vehicle (25)	1,117.50	1,166.64	-49.14	95.79 %
31.1315 Motor Vehicle Ad Valorem Tax Fee (TAVT) (25)	33,530.90	38,666.64	-5,135.74	86.72 %
31.1320 Mobile Home Tax (26)		66.64	-66.64	
31.1340 Intangible Tax (Recording) (25)	9,052.65	3,533.36	5,519.29	256.21 %
31.1600 Real Estate Transfer Tax (Intangible)	2,022.78	1,533.36	489.42	131.92 %
31.1700 Franchise Taxes				
31.1710 Franchise Tax - Electric (25)	90,381.18	55,333.36	35,047.82	163.34 %
31.1730 Franchise Tax - Gas (25)	4,247.97	2,733.36	1,514.61	155.41 %
31.1750 Franchise Tax - Cable (25)	6,146.35	6,000.00	146.35	102.44 %
31.1760 Franchise Tax - Telephone (25)	349.50	433.36	-83.86	80.65 %
Total 31.1700 Franchise Taxes	101,125.00	64,500.08	36,624.92	156.78 %
31.3100 Local Option Sales and Use Taxes (LOST) (25)	185,310.42	176,666.64	8,643.78	104.89 %
31.4200 Beer/Wine Alcoholic Beverage Excise Tax (25)	49,479.58	50,000.00	-520.42	98.96 %
31.6200 Insurance Premium Taxes (25)	152,611.37	84,666.64	67,944.73	180.25 %
31.9000 Penalties & Interest on Delinquent Taxes (25)	622.71	333.36	289.35	186.80 %
32.1115 Alcohol Licenses - Beer & Wine Licenses (25)				
32.1115 Alcohol Licenses - Beer & Wine Licenses (25)	2,000.00	750.00	1,250.00	266.67 %
32.1125 Alcohol Licenses - Wine Retail Sales (25)				
32.1125 Alcohol Licenses - Wine Retail Sales (25)		750.00	-750.00	
32.1135 Alcohol Licenses - Liquor Retail Sales (25)				
32.1135 Alcohol Licenses - Liquor Retail Sales (25)	-126.00	3,333.36	-3,459.36	-3.78 %
32.1200 General Business License (25)				
32.1200 General Business License (25)	4,187.00	4,666.64	-479.64	89.72 %
32.1220 Insurance License Fees				
32.1220 Insurance License Fees		1,766.64	-1,766.64	
32.2000 Non-Business Licenses and Permits				
32.2200 Permits Building and Signs (25)				
32.2200 Permits Building and Signs (25)	458.00		458.00	
Total 32.2000 Non-Business Licenses and Permits	458.00		458.00	
32.2210 Land Disturbance Permit (26)				
32.2210 Land Disturbance Permit (26)		1,666.64	-1,666.64	
32.2230 Sign Permit (Temporary) (25)				
32.2230 Sign Permit (Temporary) (25)	200.00	166.64	33.36	120.02 %
32.2235 Sign Permit (Permanent) (25)				
32.2235 Sign Permit (Permanent) (25)		316.64	-316.64	
32.2240 Demolition Permit (26)				
32.2240 Demolition Permit (26)		100.00	-100.00	
32.2990 Other Permits (25)				
32.2990 Other Permits (25)	1,895.00		1,895.00	
32.3100 Building Structures and Equipment (Building Permits)				
32.3100 Building Structures and Equipment (Building Permits)	10,256.36	5,000.00	5,256.36	205.13 %
32.3120 Building Inspection (26)				
32.3120 Building Inspection (26)	273.60	533.36	-259.76	51.30 %
32.3130 Plumbing Inspection (26)				
32.3130 Plumbing Inspection (26)		200.00	-200.00	
32.3140 Electrical Inspection (26)				
32.3140 Electrical Inspection (26)		200.00	-200.00	
32.3150 Natural Gas Inspection (26)				
32.3150 Natural Gas Inspection (26)		66.64	-66.64	
32.3160 HVAC Inspection (26)				
32.3160 HVAC Inspection (26)		66.64	-66.64	
32.4000 Late Fees-Permits & License (25)				
32.4000 Late Fees-Permits & License (25)	20.62	266.64	-246.02	7.73 %
33.1000 Federal Government Grants				
33.1000 Federal Government Grants	24,794.84		24,794.84	
33.4000 State Government Grants (25)				
33.4000 State Government Grants (25)		30,000.00	-30,000.00	
33.7100 Special Purpose Local Option Sales Tax Revenue (SPLOST)				
33.7100 Special Purpose Local Option Sales Tax Revenue (SPLOST)	175,751.75		175,751.75	



City of Walnut Grove

Budget vs. Actuals: Budget_FY26_P&L - FY26 P&L

July 2025 - February 2026

	TOTAL			
	ACTUAL	BUDGET	OVER BUDGET	% OF BUDGET
34.1910 Election Qualifying Fee	288.00	192.00	96.00	150.00 %
34.4100 Sanitation Charges	3,636.69		3,636.69	
34.4110 Refuse Collection Charges	6,300.00	46,800.00	-40,500.00	13.46 %
34.4255 Sewerage Charges (25)	52,749.16		52,749.16	
34.7000 Cultural & Recreation Income (25)	12,785.50	5,000.00	7,785.50	255.71 %
34.9000 Other Charges for Services	770.08		770.08	
34.9999 Other Charges	11,010.38	2,000.00	9,010.38	550.52 %
35.1000 Fines and Forfeitures (25)	21,576.88	31,733.36	-10,156.48	67.99 %
36.1000 Interest Revenue	1,040.71	800.00	240.71	130.09 %
38.9000 Other Miscellaneous Revenue (25)	9,370.23	1,024.64	8,345.59	914.49 %
Billable Expense Income	350.00		350.00	
Sales of Product Income	1,077.10		1,077.10	
Total Income	\$1,190,882.61	\$779,866.56	\$411,016.05	152.70 %
Cost of Goods Sold				
Cost of Goods Sold	0.00		0.00	
Total Cost of Goods Sold	\$0.00	\$0.00	\$0.00	0.00%
GROSS PROFIT	\$1,190,882.61	\$779,866.56	\$411,016.05	152.70 %
Expenses				
51.1000 Personal Services-Salaries and Wages	559.71		559.71	
51.1100 Regular Employees-Salaries & Wages (25)	205,886.93	210,288.64	-4,401.71	97.91 %
51.1110 Council-Salaries & Wages (25)	12,500.00	16,000.00	-3,500.00	78.13 %
51.1200 Temporary Employees - Wages (25)	3,862.50	10,560.00	-6,697.50	36.58 %
51.1300 Overtime- Salaries & Wages (25)		5,000.00	-5,000.00	
51.2000 Personal Services - Employee Benefits		1,166.64	-1,166.64	
51.2110 Medical Benefit - People Keep (25)	11,697.77	16,800.00	-5,102.23	69.63 %
51.2200 Payroll Taxes - Social Security - (FICA) Contributions (25)	18,653.02	14,066.64	4,586.38	132.60 %
51.2300 Payroll Taxes- Medicare (25)		3,300.00	-3,300.00	
51.2400 Retirement Benefits (25)		12,000.00	-12,000.00	
51.2700 Worker's Compensation (25)		6,666.64	-6,666.64	
51.2900 Other Employee Benefits (25)		1,966.64	-1,966.64	
52.1100 Office/Administrative	4,229.00	13,374.64	-9,145.64	31.62 %
52.1210 Municipal Court Judge (25)	6,754.00	9,333.36	-2,579.36	72.36 %
52.1220 Municipal Court Solicitor (25)	5,250.00	6,000.00	-750.00	87.50 %
52.1230 Code Enforcement (25)	11,120.37		11,120.37	
52.1240 Engineering - City (25)	1,350.00	16,666.64	-15,316.64	8.10 %
52.1242 Engineering - Storm Water (25)		6,666.64	-6,666.64	
52.1245 Zoning Administrator (25)	38,810.34	14,666.64	24,143.70	264.62 %
52.1246 Inspections (25)	10,180.00	4,500.00	5,680.00	226.22 %
52.1260 Accounting - Bookkeeping (25)	16,408.40	12,000.00	4,408.40	136.74 %
52.1265 Accounting - Auditor (25)	26,500.00	16,666.64	9,833.36	159.00 %



City of Walnut Grove

Budget vs. Actuals: Budget_FY26_P&L - FY26 P&L

July 2025 - February 2026

	TOTAL			
	ACTUAL	BUDGET	OVER BUDGET	% OF BUDGET
52.1270 Legal - City Attorney (25)	15,009.12	16,666.64	-1,657.52	90.05 %
52.1275 Professional & Legal Services - Other (25)	24,365.46	2,666.64	21,698.82	913.71 %
52.1280 Security (25)	520.00	3,083.36	-2,563.36	16.86 %
52.1310 IT Service (25)	9,786.72	8,500.00	1,286.72	115.14 %
52.1315 IT Service - Website (25)	8,114.94	320.00	7,794.94	2,535.92 %
52.1320 Court Software (25)	2,845.00	3,200.00	-355.00	88.91 %
52.1330 Office Software (25)	2,746.00	4,200.00	-1,454.00	65.38 %
52.1340 Other Software (25)	4,600.00	3,066.64	1,533.36	150.00 %
52.1390 IT-Other (25)		333.36	-333.36	
52.2100 Cleaning Services (25)	1,395.50	1,040.00	355.50	134.18 %
52.2110 Disposal (i.e. Garbage Pickup) (25)	86,817.00	84,000.00	2,817.00	103.35 %
52.2200 Repairs and Maintenance-NON-Employee Services (25)	7,370.19	16,000.00	-8,629.81	46.06 %
52.2210 Repairs and Maintenance - Vehicles-NON Employee Services (25)	11,644.03	2,500.00	9,144.03	465.76 %
52.2220 Repairs & Maintenance-Streets, Roads &Bridges-NON-Employee Services((25)	2,629.00	333.36	2,295.64	788.64 %
52.2230 New Employee Drug Screening	132.00		132.00	
52.2241 Professional Services - Engineering	1,919.00		1,919.00	
52.2250 Facility & Grounds Maintenance-NON-Employee Services (25)	10,959.00	7,500.00	3,459.00	146.12 %
52.3100 Insurance, Other than employee benefits (25)		23,666.64	-23,666.64	
52.3200 Communications (25)	12,751.64	12,000.00	751.64	106.26 %
52.3230 Postage (25)	978.71	333.36	645.35	293.59 %
52.3300 Advertising (25)	1,296.50	2,000.00	-703.50	64.83 %
52.3400 Printing & Binding (25)	214.00	800.00	-586.00	26.75 %
52.3500 Travel (25)	800.00	3,333.36	-2,533.36	24.00 %
52.3510 Mileage reimbursement (25)	834.26	2,000.00	-1,165.74	41.71 %
52.3515 Gas Allowance (25)	1,861.41		1,861.41	
52.3520 Per Diem or Meals (25)	226.00	1,333.36	-1,107.36	16.95 %
52.3530 Hotel & Parking (25)	3,846.52	8,666.64	-4,820.12	44.38 %
52.3540 Other Travel (25)		166.64	-166.64	
52.3600 Dues and fees (25)	2,421.50	733.36	1,688.14	330.19 %
52.3610 Bank Charges (25)	896.42	500.00	396.42	179.28 %
52.3620 Membership Dues (25)	10,542.24	1,000.00	9,542.24	1,054.22 %
52.3700 Training and Education (25)	125.00	2,666.64	-2,541.64	4.69 %
52.3710 Conference Fees (25)	501.50	4,166.64	-3,665.14	12.04 %
52.3850 Contract Labor (25)	763.48	1,166.64	-403.16	65.44 %
53.1105 Cleaning Supplies (25)	189.67	333.36	-143.69	56.90 %
53.1110 Office Supplies (25)	8,046.21	8,000.00	46.21	100.58 %
53.1115 Pavilion Rental Expenses (25)	50.00		50.00	
53.1125 Facility & Grounds Supplies (25)	15,249.68	10,000.00	5,249.68	152.50 %



City of Walnut Grove

Budget vs. Actuals: Budget_FY26_P&L - FY26 P&L

July 2025 - February 2026

	TOTAL			
	ACTUAL	BUDGET	OVER BUDGET	% OF BUDGET
53.1130 OTHER - General Supplies (25)	345.58	5,000.00	-4,654.42	6.91 %
53.1135 Employee Uniforms (25)	825.99	666.64	159.35	123.90 %
53.1140 Community Events (25)	6,656.22	10,000.00	-3,343.78	66.56 %
53.1210 Water/Sewerage - ENERGY (25)	2,798.65	1,333.36	1,465.29	209.89 %
53.1220 Natural Gas - ENERGY (25)	477.90	500.00	-22.10	95.58 %
53.1230 Electricity - ENERGY (25)	44,446.52	36,666.64	7,779.88	121.22 %
53.1240 Bottled Gas	233.85		233.85	
53.1270 Gasoline - ENERGY (25)	2,899.15	5,066.64	-2,167.49	57.22 %
53.1300 Food (25)	41.72	1,833.36	-1,791.64	2.28 %
53.1600 Small Equipment (25)	1,576.66	2,066.64	-489.98	76.29 %
53.1700 Other Supplies (25)	1,215.88	1,166.64	49.24	104.22 %
53.9999 Miscellaneous Expenditures (25)	196.76	1,000.00	-803.24	19.68 %
54.2100 Machinery (25)		3,333.36	-3,333.36	
54.2300 Furniture and Fixtures (25)	653.48	866.64	-213.16	75.40 %
54.2400 Computer		1,400.00	-1,400.00	
57.1000 Intergovernmental (25)		333.36	-333.36	
57.1100 Walton County Board of Commissioners (25)		8,816.64	-8,816.64	
57.3100 Library (25)	2,569.75	46,666.64	-44,096.89	5.51 %
57.3300 Peace Officer Annuity/Benefit Fund (25)	742.02	2,150.00	-1,407.98	34.51 %
57.3370 Drug Abuse Treatment and Education (25)	39.19		39.19	
57.3375 County Jail Fund (25)	122.27	733.36	-611.09	16.67 %
57.3385 Local Victim Assist. Fund (25)	266.89	933.36	-666.47	28.59 %
57.3392 Sheriff's Retirement Fund of GA (25)	60.00	283.36	-223.36	21.17 %
57.3393 GSCCCA Payouts (25)	1,291.55	3,750.00	-2,458.45	34.44 %
58.1000 Debt Service - Principal (25)	97,861.36	22,866.64	74,994.72	427.97 %
58.2000 Debt Service - Interest (25)	7,485.59	1,133.36	6,352.23	660.48 %
Reimbursements (25)	46.32		46.32	
Total Expenses	\$799,063.04	\$792,533.04	\$6,530.00	100.82 %
NET OPERATING INCOME	\$391,819.57	\$ -	\$404,486.05	-3,093.36 %
		12,666.48		
Other Income				
Fund Balance Transfer		26,000.00	-26,000.00	
Total Other Income	\$0.00	\$26,000.00	\$ -26,000.00	0.00%
Other Expenses				
11.7950 11.7950 Other Capital Assets	17,610.00	13,333.36	4,276.64	132.07 %
54.1400 Capital outlay - Roads Streets and Bridges	406,004.76		406,004.76	
54.1401 54.1401 Capital outlay - Sewer Expansion Project	836,285.00		836,285.00	
Court Fee Refund	780.00		780.00	
Total Other Expenses	\$1,260,679.76	\$13,333.36	\$1,247,346.40	9,455.08 %



City of Walnut Grove

Budget vs. Actuals: Budget_FY26_P&L - FY26 P&L

July 2025 - February 2026

	TOTAL			
	ACTUAL	BUDGET	OVER BUDGET	% OF BUDGET
NET OTHER INCOME	\$ -	\$12,666.64	\$ -	-9,952.76 %
	1,260,679.76		1,273,346.40	
NET INCOME	\$ -868,860.19	\$0.16	\$ -868,860.35	-
				543,037,618.75 %



February 5, 2026

City of Walnut Grove
Mayor Stephanie Moncrief
2581 Leone Ave
Walnut Grove, GA 30052

Re: Walnut Grove Sewer Treatment Facility Expansion

Mayor:

I have enclosed a copy of our January 2026 invoice for construction phase support services for the expansion of the Walnut Grove LAS Facility from 50,000 GPD to 100,000 GPD, in the amount of **\$6,097.20**.

- Construction Administration/Observation Services: \$6,097.20

Should you have any additional questions or comments related to this invoice or the work performed, please feel free to contact me. Thanks again for the opportunity to serve the City of Walnut Grove!

Sincerely,

A handwritten signature in blue ink that reads 'Jimmy Parker'.

Jimmy Parker, P.E.
Executive Vice President

BY: SC

FEB 16 2026

RECEIVED

A handwritten signature in blue ink, appearing to be a stylized 'S' or 'C'.



400 Pike Blvd
Lawrenceville, GA 30046
(770) 338-8000

City of Walnut Grove
Mayor Stephanie Moncrief
2581 Leone Ave
Walnut Grove, GA 30052

Invoice number 74772
Date 01/31/2026

Project **E21090 Walnut Grove - LAS Facility Expansion**

Bill thru January 31, 2026

Description	Contract Amount	Percent Complete	Total Billed	Prior Billed	Current Billed
PROJECT FUNDING ASSISTANCE	6,410.00	100.00	6,410.00	6,410.00	0.00
SURVEYING	5,090.00	100.00	5,090.00	5,090.00	0.00
PERMITTING & DETAILED DESIGN	81,250.00	99.82	81,100.00	80,600.00	500.00
BID PHASE SUPPORT	5,325.00	100.00	5,325.00	5,325.00	0.00
GEOTECHNICAL ALLOWANCE (IF REQUESTED)	0.00	0.00	0.00	0.00	0.00
GA EPD COORDINATION / DELAYS	0.00	0.00	9,525.00	9,525.00	0.00
CONSTRUCTION PHASE SUPPORT SERVICES	0.00	0.00	35,723.75	30,156.25	5,567.50
CONSTRUCTION PHASE DIRECT EXPENSES	0.00	0.00	99.99	70.29	29.70
DIRECT EXPENSES	720.00	100.00	720.00	720.00	0.00
Total	98,795.00	145.75	143,993.74	137,896.54	6,097.20

Construction Phase Support Services

	Hours	Rate	Billed Amount
Principal Planner	20.50	130.00	2,665.00
Project Engineer 3	14.00	140.00	1,960.00
Project Manager	6.00	150.00	900.00
Senior Project Assistant	0.50	85.00	42.50
Construction Phase Support Services subtotal			5,567.50

Construction Phase Direct Expenses

	Billed Amount
Mileages	29.70

BY: *SL*
FEB 16 2026
RECEIVED

Invoice total **6,097.20**



PRECISION
Planning Inc.

City of Walnut Grove

Project **E21090 Walnut Grove - LAS Facility Expansion**

Invoice number 74772

Date 01/31/2026

Approved by: Jimmy Parker (P)

BY: SC

FEB 16 2026

RECEIVED

\\cpr-servers-01\cpr\projects\2022\0225\CD\Walnut Grove_Compiled Office - Warehouse Renovation_Site Plan.dwg (02/22/2022 - 11:55am)



GEORGIA HIGHWAY #81
(100' RW)

NIP
SUBDIVIDED AS
HOLLY HILLS DEVELOPMENT
UNIT 1, BLOCK B
PB 22, PG 84
ZONED R-1

NIP
SUBDIVIDED AS
HOLLY HILLS DEVELOPMENT
UNIT 1, BLOCK A
PB 22, PG 84
ZONED R-1

NIP
WALTON COUNTY BOC
DB 5047, PG 205

NIP
CHURCH AT THE GROVE, INC.
DB 3664, PG 366
PB 108, PG 48
ZONED AG

TRACT A
16.262 ACRES
ZONED AG

COMBINED AREA FOR
TRACT B & TRACT C
11.926 ACRES

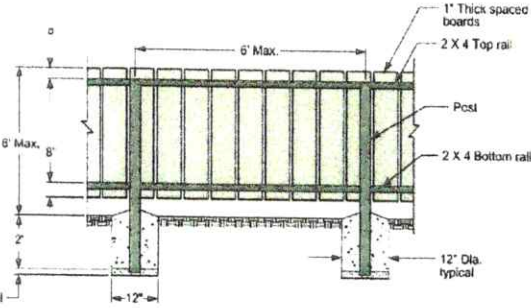
TRACT B
7.783 ACRES

TRACT 2 OF CHURCH
PROPERTY TO BE DEEDED TO
TAX PARCELS W0219026
(4.148 ACRES)

TRACT C
4.148 ACRES

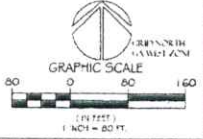
FUTURE
MIX-USE

THE TOTAL AREA IS DIFFERENT
FROM THE PLAN DUE TO ROUNDING
TOTAL TRACT A & B
24.044 ACRES



PRIVACY FENCE DETAIL

WARNING:
 Contractors, subcontractors, vendors and suppliers are advised that the contract purchaser
 (owner) of design professional rendered printed, sealed, or otherwise specifications, design
 professional-rendered printed, sealed and colored plans is based on the printed. Contractors,
 Design Professional, whether in hard copy or electronic format shall not be considered part of
 contract documents and do not constitute the property of the contract documents. The
 contractor, subcontractor, vendor, and supplier are solely responsible for verification that
 information utilized in locating, development of shop drawings and construction of facility are
 identical to contract documents.



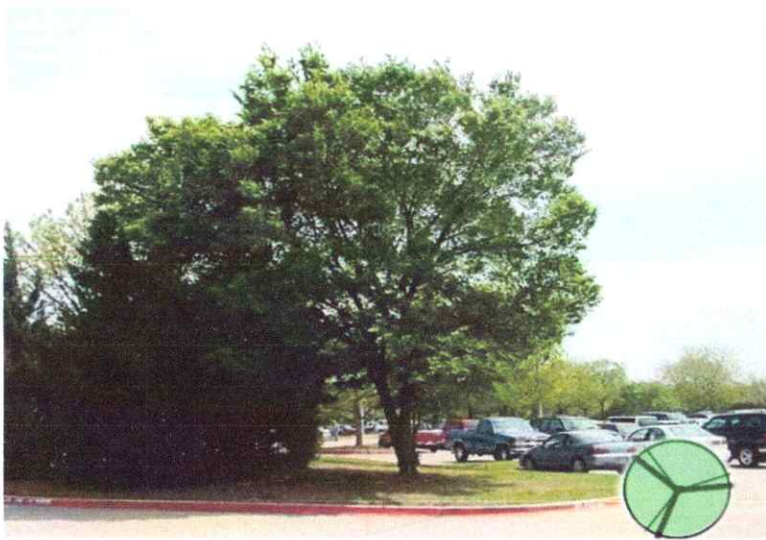
Bowman
 Surveying & Mapping, Inc.
 1000 Peachtree Street, NE
 Atlanta, GA 30309
 Phone: 404.525.8800
 Fax: 404.525.8801
 www.bowman-survey.com

OWNER: WALT RUIHLE &
 BENCHMARK EXCAVATING, INC.
 PROJECT: WALNUT GROVE
 COMMERCIAL OFFICES &
 RETAIL

DATE: 02/22/2022
 DRAWN BY: J. B. BROWN
 CHECKED BY: J. B. BROWN
 PROJECT: WALNUT GROVE
 COMMERCIAL OFFICES &
 RETAIL

DATE: 02/22/2022
 DRAWN BY: J. B. BROWN
 CHECKED BY: J. B. BROWN

OVERALL
 SITE
 PLAN
 C-2.1





Emerald Cove

3/4/2026
PIPE REPAIR

WORK ITEMS					\$ 1,500.00
MOBILIZATION	1	EA	\$ 250.00	\$ 250.00	
REMOVE & RESET PIPE & HEADWALL	1	JOB	\$ 500.00	\$ 500.00	
IMPORT FILL & INSTALL	1	LOAD	\$ 375.00	\$ 375.00	
GRASS DISTURBED AREAS	2500	SF	\$ 0.15	\$ 375.00	

PROPOSAL ACCEPTED BY: _____

DATE: _____

Benchmark Excavating, Inc.
1108 Walnut Grove Parkway
Loganville, GA 30052
matt@benchmarkga.net