

Bryan County Board of Commissioners – Pre-Agenda Meeting – May 2, 2023

The pre-agenda meeting of the Bryan County Board of Commissioners was held on Tuesday, May 2, 2023 at 3:30 p.m. in Pembroke. The following members were present: Chairman Carter Infinger, Commissioner Dallas Daniel, Commissioner Wade Price, Commissioner Noah Covington, Commissioner Gene Wallace and Commissioner Dallas Daniel were present in person. Also present: County Administrator Ben Taylor, Assistant County Administrator Kathryn Downs, County Attorney Aaron Kappler and County Clerk Lori Tyson. The following staff were present: Audra Miller, Kirk Croasmun, Amanda Clement, Eric G. Van Otteren, Brett Kohler, Sara Farr-Newman, Laura Vickers, Matthew Kent, Matthew Montanye, Eric Van Otteren, and Riley Johnson. Brad Day, Jonathan Shaw with NFP, and staff from Thomas & Hutton were also present.

Chairman Carter Infinger called the meeting to Order at 3:30 p.m.

The following Non-Agenda Items were presented to the Commissioners:

1. MPO Update – **Audra Miller**
2. Comprehensive Plan Update – **Sara Farr-Newman**
3. Belfast Keller Road Roundabout Update – **Cory Cook, Thomas & Hutton**
4. Health Insurance – **Ben Taylor and Riley Johnson**

The following Consent Agenda Items were discussed:

1. Quit Claim Deed – RP Seaport LLC conveyance of real property to Bryan County
2. Quit Claim Deed – Board of Commissioners conveyance of real property to RP Seaport LLC

Amanda Clement, Sara Farr-Newman and Brett Kohler presented the following Community Development Public Hearing items to the Commissioners:

1. First City Associates, LLLP - Second Reading of an Ordinance to Amend the Zoning Map for ±4.02 acres – Parcels 034-014-02 and 034-014-03
2. Blitchton Bryan Oaks, LLC – Comprehensive Plan Amendment – North Bryan Future Land Use Map for Parcel 034-014
3. Blitchton Bryan Oaks, LLC - Second Reading of an Ordinance to Amend the Zoning Map for 104.59 acres – Parcel 034-014
4. Watergrass, LLC - Second Reading of an Ordinance to Amend the Planned Development for the Watergrass Subdivision 32.60 acres - Portion of Parcel 057-107
5. Watergrass, LLC - Second Reading of an Ordinance to Amend the Zoning Map for 32.60 acres – Portion of Parcel 057-107
6. Kathleen Myers - Second Reading of an Ordinance to Amend the Zoning Map for 3.921 acres - Parcel 028-020
7. Kern & Co, LLC – Conditional Use Permit for a Surface Mine for 104 acres Parcels 033-001 and 033-003
8. Wilton Thompson – Minor Subdivision (Amendment to a Major Subdivision plat) for ±3.65 acres – Parcel 0271-032
9. Alcohol Beverage License – Allan Maurice Bland, Groveland Outfitters, LLC

Brett Kohler and **Sara Farr-Newman** presented the following Community Development, Non-Public Hearing items to the Commissioners:

1. Rick Wilson – First Reading of an Ordinance to Amend the Zoning Map for ±4.65 acres – Parcel 029-015-09
2. Patrisha Wilson and Deidre Williams – First Reading of an Ordinance to Amend the Zoning Map for ±8.11 acres – Parcels 028-032 and 028-032-01

Ben Taylor met with the Commissioners on the following Agenda Items:

1. Komar Private Development Agreement
2. First Reading of an Ordinance to Amend Chapter 111 “Bryan County Soil Erosion and Sedimentation Control Ordinance”
3. 2023 Road Resurfacing Project (LMIG) Contract Award
4. CBDG Grant Submittal Resolution
5. Forehand Timber Company – Option Agreement and Easement
6. Cindy S. Miles and Teresa Rawlinson – Option Agreement and Easement
7. Billy L. Lewis – Option Agreement and Easement
8. Raydient – Private Development Agreement
9. Raydient – Easement Agreement for Water, Sewer and Access
10. MOBIS – Private Development Agreement
11. MOBIS – Economic Development Agreement
12. Long County Work Detail Contract
13. T&H Task Order – North End Transportation Master Plan
14. T&H Task Order – North End Water & Sewer Master Plan
15. Award of Phase I Regional Bryan-Bulloch Water Transmission Main Construction Contract
16. IGA with City of Richmond Hill- Elections Services (Tentative)
17. Conley/Davis Memorandum of Understanding/Private Development Agreement (Audra and Aaron Tentative)
18. Belfor Contract

Matt Montanye gave Commissioner Price an update on the Mill Creek Church Road paving project.

A motion was made by Dallas Daniel and seconded by Gene Wallace to go into Executive Session for litigation and real estate. Motion carried. Commissioners went into Executive Session at 5:18 p.m.

The Commissioners returned to the open meeting at 6:20 p.m.

A motion was made by Wade Price and seconded by Gene Wallace to adjourn. Motion carried unanimously and the meeting was adjourned at 6:21 p.m.