

Bryan County Board of Commissioners – March 12, 2019

The regular meeting of the Bryan County Board of Commissioners was held on Tuesday, March 12, 2019 in Pembroke. The following members were present: Chairman Carter Infinger, Commissioner Wade Price, Commissioner Gene Wallace, Commissioner Noah Covington and Commissioner Steve Myers. Commissioner Brad Brookshire was not present. Also present: County Administrator Ben Taylor, County Clerk Donna Waters and County Attorney Lea Holliday.

Chairman Infinger called the meeting to order at 5:30 p.m. Invocation was given by Commissioner Noah Covington. Everyone joined in the Pledge of Allegiance. Visitors were recognized.

A discussion was held on the **agenda**. A motion was made by Wade Price and seconded by Steve Myers to approve the agenda with the addition of an executive session to discuss real estate. Motion carried unanimously.

A discussion was held on the **minutes** of the February 2019 meetings. A motion was made by Steve Myers and seconded by Gene Wallace to approve the minutes of the February 2019 meetings as printed. Motion carried unanimously.

A discussion was held on the **consent agenda**. A motion was made by Noah Covington and seconded by Steve Myers to approve the consent agenda as presented. Motion carried unanimously.

The following items were listed on the consent agenda:

1. **Pro Tempore Judge**
2. **Resolution for Right-of-Way Condemnations**
3. **Transfer of Surplus Property to City of Pembroke**

A motion was made by Gene Wallace and seconded by Noah Covington to close the regular meeting to hold **planning & zoning public hearings**. Motion carried unanimously.

***Case Z # 198-19 – Denise Buckner Rezoning** – No one present to speak on this rezoning.

***Case Z # 201-19 – Judy Price Rezoning** – The applicant spoke on this request. Several citizens spoke in favor and opposition of this request.

***Case CUP # 154-19 – Kern & Co. LLC Conditional Use** – The applicant requested this item be deferred until May. After discussion, this was amended to be deferred until June (2 months).

***Case SD # 3089-19 – Michael Minard Preliminary Plat** – One citizen spoke in opposition and one citizen spoke in favor of this preliminary plat.

A motion was made by Wade Price and seconded by Noah Covington to close the public hearing and go back into regular session. Motion carried unanimously.

Amanda Clement, Planning Manager, met with the board with Planning & Zoning issues.

***Case Z # 198-19 – Denise Buckner Rezoning** – Denise Buckner makes application for the rezoning of 3.29 acres on 111 Clark Drive, Ellabell, PIN # 029-046 from A-5 to R-30. The proposed use is to create 2 lots. The staff and the Planning Commission recommends approval. A motion was made by

Noah Covington and seconded by Wade Price to approve the rezoning for Denise Buckner from A-5 to R-30. Motion carried unanimously.

***Case Z # 201-19 – Judy Price Rezoning** – Judy Price makes application for the rezoning of approximately 7 acres on 3689 Wilma Edwards Road, Ellabell, PIN # 025-005, from A-5 to B-2. The proposed use is to rezone the property to make the property marketable. Staff recommends rezoning the property to BN or B-1 because the proposed B-2 zoning is not appropriate for the parcel and not in conformance with the Comprehensive Plan. In addition to approval for any commercial zoning, staff recommends that prior to site plan approval, a Traffic Impact Assessment or Traffic Design Analysis must be provided if the proposed use meets the threshold requirement under the Interim Development Ordinance. Planning Commission recommends denial. Commissioner Price abstained from this discussion and voting. A motion was made by Steve Myers and seconded by Gene Wallace to rezone this property to B-1. Motion carried unanimously.

***Case SD # 3089-19 – Michael Minard Preliminary Plat** – Michael Minard is requesting preliminary plat approval for PID # 026-032 located on Toni Branch Road. The proposed use is for a 10 lot subdivision. The staff and the Planning Commission recommends approval with the following conditions: the frontage of lot 6 shall be increased to 150 feet; the zoning district and required setbacks shall be listed on the plat; the final plat shall meet all plat requirements; approval by the Department of Public Health is obtained. A motion was made by Noah Covington and seconded by Wade Price to approve the Preliminary Plat for Michael Minard. Motion carried unanimously.

***Amendment to the Pavement Design Standards for Local Roads – 1st Reading** – The adoption of the Interim Development Ordinance established bonding requirements for the final two inches of the asphalt surface on roads constructed, along with a provision which prevents developers from installing the final asphalt surface of the road until seventy-five percent of the building have been completed. As a result, this ordinance is now being proposed to amend Article VIII of Bryan County’s Engineering Design Standards to revise the requirement for a local road base section from an eight-inch graded aggregate base to a six-inch graded aggregate base with a two-inch asphalt layer.

Ben Taylor, County Administrator, met with the board with several issues.

***Approval of UGA Extension Contract Renewal** – Bryan County currently has a contract with the University of Georgia Cooperative Extension Service for salary, retirement, SS/Med coast for the County Extension ANR Agent, 4H Agent, Secretary and 4H Educator. This contract is for a one year period and needs to be renewed for the period of July 1, 2019 – June 30, 2020. The total contract is for \$65,053. Funds have been budgeted in the county’s operating budget for this contract. A motion was made by Steve Myers and seconded by Wade Price to approve the UGA Extension Contract Renewal. Motion carried unanimously.

***Appointment to Board of Assessors** – The terms for Thomas Haynes and Bob Floyd on the Bryan County Board of Assessors expires on March 31, 2019. Mr. Haynes and Mr. Floyd have both expressed their wishes to remain on this board. The appointments for this board are six (6) year appointments. A motion was made by Steve Myers and seconded by Noah Covington to reappoint Thomas Haynes and Bob Floyd to the Bryan County Board of Assessors for a term to expire on March 31, 2025. Motion carried unanimously.

***Award of Belfast River/Belfast Keller Roundabout** – The bid opening for the construction of the Belfast Keller/Belfast River Road Roundabout was held on January 24, 2019. Five bids were received. The lowest qualified bidder was Preferred Materials, Inc. in the amount of \$1,296,011.50. A motion was made by Steve Myers and seconded by Gene Wallace to approve awarding the bid for the Belfast Keller/Belfast River Road Roundabout to Preferred Materials, Inc. in the amount of \$1,296,011.50. Motion carried unanimously.

***Consideration of Utility Agreement with Coastal EMC** – In conjunction with the recently awarded roundabout contract for the Harris Trail/Belfast River Road Roundabout, discussions ensued with Coastal EMC regarding the necessary conduit installation for the proposed roadway lighting. As a result, Coastal proposed to install the lighting conduit in return for the County's consideration of a joint partnership in relocating all of the overhead power and utilities within the project limits underground. Coastal EMC has also agreed to supply and install all of the necessary lighting fixtures for the project in accordance with their standard outdoor lighting service contract, thereby allowing the County to eliminate the lump sum lighting cost in the amount of \$135,000 from the construction contract with Preferred Materials. The amount of this agreement is \$70,955.50 and has the net effect of saving \$64,044.50 in construction costs for the county. A motion was made by Noah Covington and seconded by Steve Myers to approve the execution of the Coastal EMC Utility Work Agreement in the amount of \$70,955.50. Motion carried unanimously.

***Consideration of Award of Fire Department Equipment** – Staff put out an RFP for three (3) 1500 GPM/1000 Gallon Pumpers for the Bryan County Fire Department. We received 3 proposals, with 911 Fleet & Fire Equipment having the lowest price and the fastest delivery time. The lowest price was \$1,163,515 with a 45-day delivery time. A motion was made by Steve Myers and seconded by Wade Price to award the bid to 911 Fleet & Fire Equipment in the amount of \$1,163,515 with a 45-day delivery time. Motion carried unanimously.

***Consideration of Award of Public Works Equipment** – Staff recommends the purchase of a John Deere 700K Crawler Dozer under the Georgia Statewide Contract with John Deere/Flint Construction & Forestry Division. The Georgia Statewide Contract price is \$166,686.92 with a 60 month/2500 hr. comprehensive warranty with 12 months free travel time and mileage. The customer discount under the Georgia Statewide Contract is \$67,177.08 from the suggest price of \$233,864.00. A motion was made by Gene Wallace and seconded by Steve Myers to authorize the purchase of the John Deere 700K Crawler Dozer with John Deere/Flint Construction & Forestry Division in the amount of \$166,686.92. Motion carried unanimously.

***Resolution for Formation of LVAP Fund Advisory Committee** – Bryan County has been allocating the victim assistance funds to one eligible agency, Atlantic Judicial Circuit Victim Witness Program. A new entity known as Serenity Hill, Inc. (The Cottage) has become eligible to receive and has requested an allocation of such LVAP funds. Discussions have been held on forming a committee to recommend an appropriate formula to apportion and distribute the available LVAP funds to any of the six eligible entities requesting funds. The committee will convene at least once a year with a recommendation of allocations coinciding with the annual County budget. The committee would be made up of one representative appointed by the City of Richmond; one representative appointed by the City of Pembroke; one representative appointed by the Sheriff of Bryan County; one representative appointed by the Board of Commissioners from the appropriate court; one representative from a community organization neither receiving nor in application for LVAP funds; one representative

appointed by the Board of Commissioners at large who is a resident of Bryan County; and one member of County Staff as designated by the County Administrator. The committee members will serve staggered terms of 2 years and may be removed by the Board of Commissioners for failure to perform duties at any time. A motion was made by Noah Covington and seconded by Gene Wallace to approve the resolution establishing a committee to consider and recommend a distribution formula for Local Victim Assistance Program Funds. Motion carried unanimously.

***Resolution Opposing HB 302 and SB 172** – House Bill 302 and Senate Bill 172 is an usurpation of home rules and prohibits local governments from regulating building design elements in single and double family dwellings. A motion was made by Steve Myers and seconded by Wade Price to approve the resolution opposing House Bill 302 and Senate Bill 172 and forward a copy to all of Bryan County's House and Senate Representatives. Motion carried unanimously.

***Final Plat and Right-of-Way Acceptance for Interstate Centre II** – This is for final plat approval of a major subdivision of Lot 1B Interstate Centre II which includes 4 lots and portion of Interstate Centre Boulevard; and for the conveyance of the pump station lot and 100' wide right-of-way to the County. A motion was made by Steve Myers and seconded by Gene Wallace to approve the final plat and accept the pump station lot and right-of-way. Motion carried unanimously.

Mark Boatright, on behalf of the citizens of Live Oak Circle, spoke about the need for improvements to this road and the need for the county to help. Live Oak Circle is a private road.

Karen Kramer, of Wolf Pen Island also spoke about the need for the county's help with the maintenance of this road. Wolf Pen Island is also a private road.

Clint Sullens, Pastor of Olive Branch Baptist Church, spoke with the board about being about to serve hot dogs, chips, etc. at the Spring Baseball Jamboree at Hendrix Park. The church would like to serve these to everyone at no cost as a way of giving back to the community. He also stated his church would write a check to the county for the funds the county would have otherwise collected as concessions on this day.

A motion was made by Noah Covington and seconded by Steve Myers to go into **executive session** to discuss real estate. Motion carried unanimously. The board went into executive session at 7:12 p.m.

A motion was made by Steve Myers and seconded by Gene Wallace to **adjourn**. Motion carried unanimously. The meeting adjourned at 7:45 p.m.