

After Agenda

**Board of Commissioners of Spalding County
Regular Meeting
Monday, April 3, 2017
6:00 PM
Meeting Room 108, Courthouse Annex
119 E. Solomon Street**

The Spalding County Board of Commissioners held their Regular Meeting in Room 108 in the Courthouse Annex, Monday, April 3, 2017, beginning at 6:00 p.m. with Chairman Bart Miller presiding. Commissioners Raymond Ray, Gwen Flowers-Taylor and Donald Hawbaker were present. Commissioner Rita Johnson joined the meeting at 6:25 p.m. Also present were County Manager, William P. Wilson Jr., Assistant County Manager, Eric Mosley, County Attorney, Jim Fortune and Executive Secretary, Kathy Gibson to record the minutes.

- I. OPENING (CALL TO ORDER)** by Chairman Bart Miller.
- II. INVOCATION** led by Commissioner Gwen Flowers-Taylor.
- III. PLEDGE TO FLAG** led by Commissioner Raymond Ray.
- IV. PRESENTATIONS/PROCLAMATIONS**
 1. Consider Proclamation observing the National Day of Prayer and declaring May 4th, 2017 as National Day of Prayer in Spalding County, Georgia.

Commissioner Donald Hawbaker read the proclamation and Cindi Alexander, Coordinator for the National Day of Prayer in Spalding County was present to accept the proclamation.

Motion/Second by Ray/Flowers-Taylor to approve the Proclamation observing the National Day of Prayer and declaring May 4th, 2017 as National Day of Prayer in Spalding County, Georgia. Motion carried unanimously by all.

Ms. Alexander expressed her thanks to the Board for their approval of the proclamation and invited everyone to attend the May 4th event to be held on the Courthouse veranda.

2. Consider Proclamation declaring April 2017 as Confederate History Month and April 26th, 2017 as Confederate Memorial Day.

Motion/Second by Ray/Hawbaker to approve the Proclamation declaring April 2017 as Confederate History Month and April 26th, 2017 as Confederate Memorial Day.

Commissioner Flowers-Taylor stated that she would support the resolution because it is part of Georgia history and you cannot hide history. It is something that did happen.

Commissioner Raymond Ray read the proclamation and Mr. Mike Laster was present to accept the proclamation.

Mr. Laster thanked the Board for the proclamation and stated that history is what it is, some of it is pretty and some of it is not so pretty.

Motion carried unanimously by all.

V. PRESENTATIONS OF FINANCIAL STATEMENTS – None.

Commissioner Rita Johnson joined the meeting at 6:25 p.m.

Motion/Second by Flowers-Taylor/Ray to amend the agenda by adding an Item 9 under New Business for discussion and possible action regarding Full Blown Firearms, a Home Occupation Business. Motion carried unanimously by all.

VI. CITIZEN COMMENT

Speakers must sign up prior to the meeting and provide their names, addresses and topic in which they will speak on. Speakers must direct all comments to the Board only. Speakers will be allotted three (3) minutes to speak on their chosen topics and relate to matters pertinent to the jurisdiction of the Board of the Commissioners. No questions will be asked by any of the commissioners during citizen comments. Outbursts from the audience will not be tolerated. Common courtesy and civility are expected at all times during the meeting.

None.

VII. MINUTES -

1. Consider approval of minutes for the Spalding County Board of Commissioners Extraordinary Session on March 20, 2017 and the Spalding County Zoning Public Hearing on March 23, 2017

Motion/Second by Ray/Hawbaker to approve the minutes of the Spalding County Board of Commissioners Extraordinary Session on March 20, 2017 and the Spalding County Zoning Public Hearing on March 23, 2017. Motion carried unanimously by all.

VIII. CONSENT AGENDA

1. Consider approval on second reading Application #16-04Z: Bunzl Trusts Spalding Property, LLC, Owner - The Joiner Law Firm, P.C., Agent - 2010 North McDonough Road (2 acres located in Land Lot 79 of the 2nd Land District) - requesting a rezoning from R-2, Single Family Residential, to C-1, Highway Commercial.

2. Consider approval on second reading Amendment to UDO #A-17-01: Article 2. Definitions of Terms Used - Section 202:HHH'1 - add definition for shooting range, indoor; Article 12. C-1 Highway Commercial - Section 1203:B(7), Article 14. C-1B Heavy Commercial - Section 1403:B(3), Article 14A. C-1C Manufacturing - Light - Section 1403A:B(7), and Article 15. C-2 Manufacturing - Section 1503:B(11) - add provision for shooting range, indoor.
3. Consider approval on second reading Amendment to UDO #A-17-02: Article 23. Official Zoning Map - Section 2303:E - Semi-Annually adoption of official zoning map in revised Geographic Information System (GIS) platform as applicable to unincorporated Spalding County.

Chairman Miller asked Mr. Fortune if all three of the items on the Consent Agenda could be considered at the same time and Mr. Fortune, County Attorney, advised that unless there is an objection that all items on the consent agenda could be considered at the same time.

Motion/Second by Johnson/Hawbaker to approve the consent agenda in its entirety. Motion carried unanimously by all

IX. OLD BUSINESS – None.

X. NEW BUSINESS-

1. Consider approval of final plat for Hunts Mill Estates.

Mr. Wilson advised that all of the paperwork and documentation has been received in the Community Development Office, the applicant has met all requirements for plat approval and staff recommends approval.

Motion/Second by Ray/Flowers-Taylor to approve the final plat for Hunts Mill Estates. Motion carried unanimously by all

2. Consider acceptance of Right-of-Way Deed for Hunt's Mill Estates.

Mr. Wilson advised this is the deed for the right of way, Public Works has inspected the roadways and all of the right of ways have been mulched as required by Public Works and staff recommends acceptance of the Right-of-Way Deed for Hunt's Mill Estates.

Motion/Second by Ray/Flowers-Taylor to acceptance of Right-of-Way Deed for Hunt's Mill Estates. Motion carried unanimously by all.

3. Set a date for a Public Hearing to establish as street lighting district for Hunt's Mill Estates.

Mr. Wilson stated that staff is requesting a Public Hearing to establish a street light district for Hunt's Mill Estates be set as part of the April 17th, Extraordinary Session.

Consensus of the Board is to hold a Public Hearing during the Extraordinary Session on April 17, 2017.

4. Consider approval of final plat for Wood Creek Subdivision (minor) located off South Walkers Mill Road and Futral Road.

This is a Bowen Jones minor plat approval subdivision located off South Walkers Mill Road and Futral Road. He added that minor plats are only road frontage lots which are subdivisions by UDO but do not include infrastructure other than the fire hydrants. They have met all of the requirements of Community Development, the Fire Department and Public Works and staff recommends approval of this minor subdivision.

Motion/Second by Ray/Johnson to approve final plat for Wood Creek Subdivision (minor) located off South Walkers Mill Road and Futral Road. Motion carried unanimously by all.

5. Consider proposal for additional services with AMEC in support of the ongoing Comprehensive Plan update. Services will include update to Impact Fee Methodology Report, amended Capital Improvements Element, revise Impact Fee Schedule and review of Impact Fee Ordinance. Part of the Comp Plan Update.

Mr. Wilson stated that this is part of the comp plan update, he further stated that we will be paying for this with the administrative fees that are being charged with impact fees so there will be no "cost to the general fund". This update will be paid out of the Impact Fee fund and Bill Ross will be a subcontractor with AMEC who will be doing this update. This will also include an update to the software used to determine Impact Fees.

Motion/Second by Ray/Hawbaker to approve the proposal for additional services with AMEC in support of the ongoing Comprehensive Plan update. Services will include update to Impact Fee Methodology Report, amended Capital Improvements Element, revised Impact Fee Schedule and review of Impact Fee Ordinance. Part of the Comp Plan Update. Motion carried unanimously by all.

6. Consider approval of resolution authorizing contract with Georgia Department of Human Services for the FY 2018 Community Services Block Grant (CSBG) and Carryover Budget Adjustments for FY 2017.

Mr. Wilson stated that this is the annual CSBG carryover adjustments for FY 2017 along with the proposed budget for FY 2018. He introduced Jeannie Brantley who administers the program for Three Rivers Regional Commission to answer any questions the Board may have regarding the CSBG budget request.

Ms. Brantley advised that the CSBG funding for FY 2018 has been reduced.

Commissioner Flowers-Taylor asked what happens when the allocation is reduced. Will all of the programs be forced to work with less money, or is the reduction spread evenly across all of the projects?

Ms. Brantley stated that CSBG funding currently provides home delivered meals to approximately 25-26 recipients in Spalding County and the first thing to be done will be to fund those home delivered meals. The remainder of the funding will be distributed to the youth nutrition/"back pack" program and the Salvation Army Tutorial Program.

Mr. Wilson advised that Meals on Wheels is the priority to be funded under this grant.

Motion/Second by Ray/Flowers-Taylor to approve a of resolution authorizing contract with Georgia Department of Human Services for the FY 2018 Community Services Block Grant (CSBG) and Carryover Budget Adjustments for FY 2017. Motion carried unanimously by all.

7. Consider request from Griffin Main Street Program for Hotel/Motel Tax Funds to be allocated for the Solomon Park Amphitheater Project.

Kenda Woodard, Executive Director, and Daa'ood Amin, Chairman, of the Griffin Main Street Advisory Board are here to make a presentation to the Board.

Mr. Amin reminded the Board of this project being discussed at the Archway Retreat at Lake Blackshear. A list of local projects was created and the Solomon Park Amphitheater was one of the projects that received unanimous support from this Board, the City of Griffin, the Spalding Collaborative, the Development Authority, the Griffin-Spalding Board of Education and the institutions of higher learning that were present.

Mr. Amin advised that Griffin Main Street was charged by the City of Griffin several years ago to initiate fund raising for this park. He then stated that they were asking for funds that are currently in the Hotel/Motel Tax Fund at Spalding County that were collected prior to the Griffin Spalding Tourism Association being formed.

Ms. Woodard then stated that the proposed amphitheater will have a number of features included in its design. It will have a water feature, it is designed to seat 2,500 people and the park will be an open air park when it is not being utilized for concerts or other events. Ms. Woodard presented proposed events for 2019 and 2020 events that could be held at this amphitheater.

Ms. Woodard stated that some of the events to be planned for the park and amphitheater will be Brown Bag lunch series, the movie in the part series, 5 concert series and other events totaling 28 events in 2019. She advised that they are looking to add to that for 2020 and increase the total to 35 events.

Ms. Woodard advised that a naming rights page was included in the packet handed out to the Board. The total cost of the park and amphitheater is projected to be \$2.1 million which was inclusive of contracting out all of the work on the area. She then stated that there are approximately \$500,000 of in kind and donation services which includes the City of Griffin's ability to bury the electrical lines underground, storm water and Paragon's Civil Engineering costs which are being provided pro-bono.

Mr. Amin stated that it is their hope that the \$100,000 being requested this evening from the County will be matched by the City of Griffin. He also advised that there is other funding available and it is his hope to be at the \$250,000 mark by the June 2017 groundbreaking.

Motion/Second by Hawbaker/Johnson allocate \$100,000 of the existing Hotel/Motel tax fund to the Griffin-Main Street Partnership for use in developing the Solomon Park and Amphitheater.

Chairman Miller added that these funds cannot be used for any other projects than to promote tourism.

Motion carried unanimously by all.

8. Consider authorizing lease purchase of equipment for the Public Works Department as approved in the FY2017 Budget.

Mr. Wilson advised that Tim Crane, Interim Public Works Director, came before the board last year and asked for equipment. This request is for two motor graders, two mini excavators and one four wheel loader. These are all Caterpillar State Contract Lease Purchase Agreements and this does include maintenance for five years, everything to be done as far as maintenance is covered under this contract. He stated that this will free up some older equipment to go to other departments.

Mr. Wilson added that there are two minor changes that will need to be worked through on the lease and we are asking that with those changes approved by

the County Attorney that this lease purchase agreement be approved. The money is in the FY 2017 budget and recommended in the 2018 budget as well.

Motion/Second by Ray/Flowers-Taylor to approve authorizing lease purchase of equipment for the Public Works Department as approved in the FY2017 Budget. Motion carried unanimously by all.

9. Discussion of and possible action regarding Full Blown Firearms, a home occupation in Spalding County.

Commissioner Flowers-Taylor wanted to have an open discussion with the Board regarding the situation out on North Rover Road. It has been brought to our attention in recent months issues regarding Full Blown Firearms. She stated that almost every neighbor on the road has complained about the noise generated by this Home Occupation facility.

Commissioner Flowers-Taylor added that the County does have a noise ordinance and gun fire from small or large weaponry is loud and she doesn't feel it is fair to the people living in that area to be held hostage in their neighborhood. She feels that these citizens have been inconvenienced long enough.

Commissioner Flowers-Taylor stated that even though the County has hired specialized professions and are waiting on their report, this home occupation business is operating outside of what a home occupation business is supposed to do. She added that she is asking the Board to suspend that home occupation license until the investigation is complete and the recommendations are received. The citizens in this area deserve to have some peace and not have to wait another 30 days for us to decide what is going to happen.

Mr. Wilson advised that staff would recommend that no decision be made tonight as we have conducted the inspections and will have the report within 30 days. There are provisions in State law that apply to these type facilities with regard to noise. He further advised that without the Zoning Attorney present to answer any questions that would need to be answered, staff would have to recommend no action be taken on this matter tonight.

Commissioner Flowers-Taylor stated that the purpose of a Home Occupation Special Exception is to allow for homeowners to run a business in their home that does not have an effect on the neighbors or distract from the neighborhood. It is simply wrong that these folks have to go through this day in and day out with no relief.

Consensus of the Board is to add this item to the Meeting Agenda on April 17th.

XI. REPORT OF COUNTY MANAGER

- He stated that he had sent the Commissioners a copy of the invitation to the Ellis Crossing Ground breaking celebration is scheduled for April 26th at 10:00 a.m. This is a 2008 SPLOST project for Southern Crescent Technical College Film Program.
- Chad Jacobs has sent out a request to the Commissioners from City Planner Toussaint Kirk regarding appointments to the APD Housing Survey Stakeholder Meeting. Commissioner Flowers-Taylor has provided one name for this meeting, we only need two people for this meeting and we still need one individual from the County to participate. Please forward those names to Chad Jacobs and he will relay them to the City.
- SR 16 railroad crossing surface repairs are tentatively scheduled for June 5th and 6th. Initial plans are to close SR16 for possibly 2 days and reroute traffic down McDonough Road.
- He then stated that the estimated SPLOST collections were \$700,000 per month. December's collections were \$871,000, January was \$658,000, February was \$642,000 which is the lowest amount since inception of the tax in April of 2016; however, average collections are \$707,000 which is 1.07% above estimated collections.
- This Friday, April 7th, there will be a Little Free Library Celebration at 4:00 p.m. on North Hill Street across from the Regional Welcome Center.
- Staff met with David Worley in connection with the Roy Barnes litigation regarding 911 fees. Staff is very confident that we want to move forward, we have asked Mr. Worley to send us a contract which we hope to put on the April 17th agenda for consideration to move forward with that litigation. It is estimated at this time approximately \$800,000 recovery before the fee of 35% plus litigation costs and if there is no recovery, there is no charge.
- He then reviewed the LMIG Resurfacing projects: Bleachery, East McIntosh, High Falls Road, Teamon Road, County Line Road and Dutchman Road are completed. Patching is occurring on Vaughn Road and Harris Street are underway. They will be patching Moreland, Farr Road and Parker Road as well. This is through LMIG State funding with a 30% local match out of the 2016 SPLOST.
- He commended the Spalding County Crews for the proactive measures taken today prior to the storm and for their assistance after the storm. There was some damage from trees and one light pole came down in Volunteer Park.
- He then stated that on Friday of last week, he, Jinna Garrison and Mr. Mosley finished meeting with Department Heads and that he and Jinna will be working on the budget starting tomorrow and they will have a recommended budget to

present per the Budget Calendar.

XII. REPORT OF COMMISSIONERS

Commissioner Donald Hawbaker

- He was glad that we had a unanimous vote on the Solomon Park Amphitheater, he is excited to see the community move forward by utilizing money that is not accruing much interest and investing into something like this is very exciting.
- Last Wednesday was National Vietnam War Veterans Day and he wanted to acknowledge and say thanks for those who served.
- He advised that last Wednesday he sent out an email advocating that we move forward with a TSPLOST referendum and move forward with project selection for our own TSPLOST referendum in November 2017. He expressed his hope that in addition to discussing the 2016 SPLOST Road projects on April 17th, we can discuss projects that will be of interest to voters for the 2017 TSPLOST referendum.
- He stated that there needs to be a warning of an upcoming traffic light placed on northbound 19-41 south of Birdie Road where three fatalities have occurred since January. Similar to the southbound signal that is at the MotorMax location approaching Vinyard Road.
- He would like to invite Headley Construction to be at the next meeting to update the Board on the Pickleball Complex.
- He sent out an email regarding legislation, HB434, is on Gov. Deals' desk that amends the existing law with regard to blighted properties. This will allow for blighted property to be condemned pursuant to the laws of eminent domain in proceedings initiated in Superior Court. This could prove to be an efficient means for our ability to remove substandard housing. He stated that he hopes that we can somehow increase the amount designated in the budget for substandard housing removal.
- Mr. Wilson sent out an email regarding the Visioning sessions on April 25 and 27, which is during the time that we will be in Savannah at the ACCG meeting. He encouraged citizens to attend and participate in these very important meetings.
- He wanted to thank Mr. Mosley and Barbara Lights at 911 for their response to an inquiry he made. There was an incident this weekend at Sun City and someone was injured, he had been asked why it took 30 minutes for the ambulance and EMTs to respond. He advised that Mr. Mosley and Ms. Lights investigated the inquiry and it had taken the Fire Department from Woodroof Station only 8 minutes to arrive on scene and the ambulance was there in under 16 minutes of the call due to travel time from the Williamson Road headquarters. He stated that this reaffirmed his confidence in the services that are being provided here in the county to our residents.

Commissioner Gwen Flowers-Taylor

- She stated that she can personally assure everyone that the county has some very good first responders in the Fire Department and she knows that people always think it is a lot longer when there is an emergency than it actually may be.
- She stated that there was another little library dedicated at the Fairmont Community Center at the Charms School which is a school that provides children in the neighborhood help with their homework. That box was broken into and destroyed. She believes there is going to be another dedication and they may look at a different location to host the little library. Security cameras are being installed inside and outside of the facility and other security measures are being added due to the shooting in the area last month. She added that she believes the Sheriff's Department and Police Department are also increasing their patrol of that area.
- She advised there will be a flag football camp starting on April 15th through the Park and Recreation Department. It will be an opportunity to teach young girls and young boys the basics of football.
- She wanted to give a "shout out" to DSP II who are still occupying the old jail. She stated that she had to visit there last week to file a V.A. claim and she was impressed by the organization of that office and the group who are all volunteers. They are servicing a five county area assisting with veterans' benefits. She added that this is an excellent service for this community and she wanted to thank them for what they are doing for the veterans in Spalding County and the surrounding areas.

Commissioner Raymond Ray

- He advised everyone that if you haven't already signed up for Spalding County Alerts from CivicPlus you need to go to the County's website and sign up for it. The app worked very well today.
- He wanted to thank all of the Spalding County employees who responded to the incidents caused by the weather today. We are going to have another round of bad weather on Wednesday so keep your eyes open and your ears open in case the sirens sound.
- He wanted to acknowledge Mike Criswell and Firehouse Subs who has already given the City Police and the Fire Department money for ATV's/extraction vehicles we have that can be utilized off road. Now they are offering a \$16-\$17,000 grant to allow for purchase of a K-9 Officer for the Sheriff's Department.

Commissioner Rita Johnson

- She stated that she too would like to thank the first responders today.

- She said congratulations to Main Street, she added that she is looking forward to seeing some dirt moving, some progress made and some names being put up.
- She stated that she is looking forward to a healthy/robust conversation regarding next year's budget.

Chairman Bart Miller

- Chairman Miller asked Mr. Wilson to check on the lights on SR 362, there has been about three traffic accidents at that location in the last seven days.

Mr. Wilson stated that he had talked with GDOT about that light and was advised that someone had ran over the cabinet that holds the controls to those lights otherwise they would be blinking right now. We are currently on a 60 day period to get another cabinet installed.

- He also wanted to know if GDOT plans on resurfacing that road because the road is rough the asphalt was not installed properly and the road is like a washboard.

XIII. CLOSED SESSION – None.

XIV. ADJOURNMENT

***Motion/Second by Ray/Hawbaker to adjourn the meeting at 7:35 p.m.
Motion carried unanimously by all.***