

After Agenda

Board of Commissioners of Spalding County
Special Called Meeting
Thursday, June 26, 2014
7:00 PM
119 E. Solomon St., Meeting Room 108

The Spalding County Board of Commissioners held a Special Called Meeting in Room 108 of the Courthouse Annex, Thursday, June 26, 2014, beginning at 7:00 p.m. with Chairman Samuel Gardner presiding. Commissioners Rita Johnson, Gwen Flowers-Taylor, and Bart Miller were present. Also present were County Manager William P. Wilson Jr., Jim Fortune, County Attorney and Kathy Gibson, Executive Secretary to record the minutes. Commissioner Ray was not present at this meeting

Also present from the Cities of:

SunnySide

Larry Gossett
Billy Slaughter
Jerry Miller, Mayor

Orchard Hill

Jimmy Morgan

Griffin

Joanne Todd
Doug Hollberg
Ryan McLemore, Chairman
Cynthia Reed-Ward
Marcus Schwabb, Admin.
Services Director
Kenny Smith, City Manager

- I. **OPENING (CALL TO ORDER)** – Chairman Samuel Gardner called to order the County Commissioners. Ryan McLemore called to order the City of Griffin.
- II. **INVOCATION** – led by Chairman Samuel Gardner.
- III. **PLEDGE TO FLAG** – led by Commissioner Rita Johnson.
- IV. **AGENDA ITEMS**

1. Discuss with the Cities of Griffin, Orchard Hill and sunny side, projects for inclusion on the Special Purpose Local Option Sales Tax (SPLOST) referendum to be held November 4, 2014.

William Wilson, County Manager, advised that this is the meeting required by OCGA that allows for the cities to meet with Spalding County and tell us what you would like to see on a future SPLOST. There is an estimate of anticipated revenues included in the agenda packet provided.

The 2008 SPLOST has generated a total of \$44,210,341.11 in the 64 months of collection so far. We anticipated in 2008 that we would collect \$750,000.00 per month; however, we are averaging \$690,786.00 a month.

Everyone here has indicated that they would be interested in a 72 month SPLOST which is a 6 year SPLOST. A six year SPLOST requires an intergovernmental agreement, we have had intergovernmental agreements in the past and that is part of the reason we are here tonight to discuss the projects that other entities request to be included as projects. We are estimating a zero percent growth based on \$700,000.00 per month or \$50,400,000.00 in total funds available.

There are two ways to pay for projects: One way you can issue bonds and the SPLOST proceeds pay for the debt service on those bonds, or the other option is to pay-as-you go. Historically, we have issued bonds for the large projects that really need to get started like the industrial park and other larger projects and we have used pay-as-you-go for transportation related projects.

There is information in your packet on allocation methods and there is a copy of the results of the County's SPLOST survey that reflects the wishes of the 444 people who participated.

We are here tonight to hear from the cities and find out what they would like to have included in the 2014 SPLOST. Then we will go back and work out the terms of an intergovernmental agreement, and approve that agreement before the end of July.

We do have representatives from SunnySide, the City of Griffin and Orchard Hill. Mr. Wilson asked Jimmy Morgan of Orchard Hill to present their request first and Mr. Wilson distributed a list of Orchard Hill's requests to the remainder of the group.

James Morgan, Orchard Hill – The request for the City of Orchard Hill is for \$500,000.00 to be disbursed as follows:

- Sirens for an early storm warning system.
- Replacement of a water drainage pipe under Johnson Road with a larger drainage pipe. The existing pipe is partially stopped up and the dirt from underneath the pipe has eroded. When it rains the water can get up to 4" deep on the road.
- Refurbish the elevated water tank. The current owner of the property that houses the water tank stated that he would sell the city the water tank for \$1.00 if we could refurbish it.
- Remove trees that have become a hazard to residents and thru traffic on Johnston Road and John Jones Road (improve drainage on City Park area).
- Move the utility poles at the intersection of Macon Road and County Line Road. The poles are too close to the intersection and prevents clear line of site for people turning off of Macon road onto County Line Road. The poles can be moved back 5 feet from its existing position making it easier to see on-coming traffic at that intersection.
- Replacement of a drain pipe that goes down the center of Camp Road that is stopped up and when we have a lot of rain in a short period of

time Macon Road will get so full of water that cars cannot travel on it. Sometimes this road can get 12 inches deep with water. Open ditch on the east side of Macon Road and the Norfolk Southern Tracks and open drainage ditch on Swint Road between South McDonough Road and the railroad crossing.

- We are requesting three new pavilions in the park (1 small and 2 medium) with additional parking spaces on the back pavilion and two new bathroom facilities.
- New utility building for storage, the one we currently have is so small that we can hardly park the tractor in it.
- Inter-city road improvement and equipment.

Jerry Miller, SunnySide – The City of SunnySide initial request is for \$81,130.00 which includes the following:

- Solar Powered Speed Limit Signs with a digital read out.
- Tornado Warning Sirens
- 3-Way LED caution light head, mounting hardware and flasher cabinet for the intersection of Teamon Road and Old Atlanta Road.
- Playground unit with concrete base, rubber protection mats, 4 swing units and overhead covers.

Additionally, Mr. Miller stated that the City of SunnySide:

- Would like to have a sewerage study. He has gotten an estimate of \$15,000.00 to do the study. He feels that sewerage might encourage development of his area.
- Would like to have some money put in for sidewalks in the City of Sunny Side. He has received an estimate of \$250,000.00 for sidewalks and drainage.

Mr. Miller stated that brings his total request to approximately \$346,430.00 for the City of SunnySide to be considered for the 2014 SPLOST. The City of SunnySide looks forward to working with the other cities and the county on the SPLOST and we will promote it in any way that we can.

Ryan McLemore – City of Griffin – The requests for the City of Griffin total \$22,344,000.00.

- General Fund Debt Service to Pay off the City Hall and Fire Suppression Equipment \$3,544,000.00
- Replace Fire Headquarters which was built in the 1950's. We would like to move it and replace it to include Site Acquisition and Construction \$3,750,000.00
- Remodel and repurpose the Historic City Hall \$4,000,000.00
- Substandard Abatement – Substandard structure and blight abatement \$3,000,000.00
- Transportation – \$8,050,000.00
 - Mill and resurface streets – 30 miles @\$165,000/mile
 - New Sidewalk Construction – 5 miles @\$120,000/mile

- Intersection Improvement
 - Solomon/Searcy/High Falls

The City of Griffin will be having further discussions on how to prioritize these requests. They are hoping to receive \$11,294,000.00 through Bonds and \$11,050,000.00 on the pay-as-you-go. Allocation of funds will be the major consideration when prioritizing these requests. At this point, it is important to find out what projects will be considered county wide and what the allocations will be.

Mr. Wilson advised that the county has not finalized or discussed projects other than a SPLOST subcommittee that met last year. When the SPLOST subcommittee met, it was determined that the priorities should be:

- Debt Service – The County owes on Oxford Square where the Senior Citizen Center is located, we owe on the Correctional Institution and we owe on the L.B. Norton Fire Station. We also have equipment leases that the group had recommended. \$4,135,785.00
- 911 – For 911 we have recommended a new CAD and telephone system. \$1,000,000.00
- Transportation – Transportation is a big concern in unincorporated Spalding County. \$20,250,000.00
 - We had recommended 10 miles per year totaling 60 miles of road to be resurfaced @ \$100,000.00/mile
 - Paving dirt road, it is \$1.5M/mile to pave a dirt road without any bridge or culvert. We had recommended 5 miles of dirt road to be paved.
 - Bridges – we have a lot of bridges that need work. Hill Street Bridge and others and we had estimated approximately \$3M for bridge work.
- Soccer Lights \$400,000.00
- IT/Interconnectivity Upgrade. \$1,200,000.00

These were also the priorities that came out of the survey. The County Commissioners have not met and decided on anything.

Mr. Wilson stated that he had gone back and reviewed the last intergovernmental agreement where we estimated \$54,000,000.00 to be collected over the 6 years. On that agreement Sunny Side received \$100,000.00, Orchard Hill received \$475,000.00, the City of Griffin and Spalding County each received \$10,924,000.00 and then there were county wide projects that were agreed upon: The Lakes at Green Valley, the acquisition, construction or improvements for additions to Griffin Technical College, acquisition of a bus by the Senior Center, water and sewer improvements. We had estimated approximately \$54,000,000.00 and we are coming in at approximately 92% of the estimated revenues so the pay as you go projects, amounts will be reduced approximately 8%.

Mr. Wilson stated that we have to decide which projects are going to be county wide projects this time and which projects are going to be bonded. In order to have the maximum effect on the general fund budget for both the

city and the county's budget the debt service really needs to be bonded and paid up front so that the citizens can see an immediate tax relief. We would recommend that the debt service reductions be bonded. The City of Griffin had asked that Historic City Hall and the Fire Department be bonded.

The groups here will need to go back and meet with their respective staffs and come up with recommendations for our next meeting. We will need to set that meeting before the end of July so that we can adopt the resolution calling for the election and get the ballot information completed and get that to the Board of Elections so that they can get the wording on the ballot for November.

Commissioner Flowers-Taylor expressed her concern over issuing bonds for debt service due to the fact that in past years by issuing bonds the cost of issuing the bonds has been in the millions of dollars and she feels that we should put as many of the projects as possible in the pay as you go category and save the tax payers the costs of the bond issue. Commissioner Flowers-Taylor stated that the money paid out on the bond issue could be utilized for some of the other projects on the list.

Mr. McLemore stated that this conversation would lean more toward the county wide projects as the city has options that they could explore separate from the county wide projects. The City of Griffin is going to have to have that same type of discussion.

Dick Morrow, City of Griffin, stated that the City has a consensus on their projects and asked if the County had a list of county wide projects that they were considering.

Commissioner Flowers-Taylor expressed her concerns over the Animal Shelter and stated that she would like to find funding for either a new shelter or an alternate location with facilities to accommodate the current needs as far as housing and care of the animals.

Dick Hollberg advised that this type of facility would fall under a Level 2 project and we need a list from the county as to what is being proposed as a Level 2 project for us to consider.

Commissioner Gardner stated that he could only speak as to what the subcommittee had worked on and that county wide or level 2 projects would be the CAD and phone system for 911 and the soccer lights before an Animal Shelter.

Mr. McLemore wanted to know what time frame the county would be working on to be able to present the county wide recommendations.

Mr. Wilson advised that we have a drop dead date of August 4th that we have to have the resolution ready so we have to get everything decided before then. We will have to have an intergovernmental agreement before that time in order to adopt that resolution.

Mr. Hollberg suggested that if the County needs \$3M for the airport, maybe that should be looked at as a county wide project instead of the County trying to get a General Obligation Bond passed on the same referendum as we are trying to get the SPLOST passed.

XIV. ADJOURNMENT

***Motion/Second by Johnson/Flowers-Taylor to adjourn at 8:05 p.m.
Motion carried 4-0 (Commissioner Ray was absent).***