



**Columbia County Board of Commissioners Meeting
Tuesday, March 16, 2021 at 6:00 PM
Evans Government Center Auditorium, Evans, Georgia**

Present at the meeting included:

Vice Chairman Gary L. Richardson
Commissioner Connie M. Melear
Commissioner Donald Skinner, Sr.
Commissioner Dewey G. Galeas
County Manager Scott Johnson
Deputy County Manager Glenn Kennedy
Deputy County Manager Matt Schlachter
County Attorney Chris Driver
County Clerk Patrice R. Crawley

Division Directors:
Paul Scarbary - Development Services
Kyle Titus - Engineering Services
Scott Sterling - Planning Services
John Luton - Community & Leisure Services
Chief Wallen - Fire Services
Michael Blanchard - Technology Services
County Staff

Members of the Media and Public

Chairman Douglas R. Duncan, Jr. was not present.

A. CALL TO ORDER

Vice Chairman Richardson called the meeting to order at 6:00 p.m.

B. INVOCATION

Commissioner Melear gave the invocation.

C. PLEDGE OF ALLEGIANCE

County Manager Johnson led the pledge to the American flag.

D. ROLL CALL / QUORUM

Vice Chairman Richardson declared a quorum with four Commissioners present.

E. APPROVAL OF THE MINUTES OF PREVIOUS MEETING

(E1) March 02, 2021

Commissioner Melear made a motion to approve the minutes of the March 02, 2021 Board of Commissioners meeting as presented. Commissioner Galeas seconded the motion. The motion carried unanimously.

(E2) March 09, 2021 Elected Official Work Session minutes

Commissioner Melear made a motion to approve the minutes of the March 09, 2021 Elected Officials Work Session as presented. Commissioner Galeas seconded the motion. The motion carried unanimously.

F. PRESENTATION AND APPROVAL OF THE AGENDA

Vice Chairman Richardson presented the March 16, 2021 agenda.

G. SPECIAL RECOGNITION, PRESENTATION, AND / OR DECLARATION

Vice Chairman Richardson recognized the Youth Leadership of Columbia County who attended the meeting.

H. CONSENT AGENDA

In accordance with Columbia County Code of Ordinance Section 2-81(6), the following items were voted on collectively. Commissioner Melear made a motion to approve the consent agenda as presented.

Commissioner Skinner seconded the motion. The motion carried unanimously.

(H1) Management and Internal Services Committee

(H1a) ICMA-RC Administrative Services Agreement to Lower Basis Points

Approved the administrative services agreement with ICMA-RC to lower basis points.

(H1b) Resolution No. 21-07 establishing Member Participation in the HGAC Cooperative Purchasing Program

Approved Resolution No. 21-07 establishing member participation in the HGAC Cooperative Purchasing Program.

(H1c) FY 2022 DHS Coordinated Transportation Contract with CSRA Regional Commission

Approved the FY 2022 DHS Coordinated Transportation Contract with CSRA Regional Commission.

(H1d) BID# 2021005-BID1415: Walker Mowers from Harry's Equipment Center

Approved the purchase of two Walker Mowers from Harry's Equipment Center for a total cost of \$28,320.00; line code 2342750.601081.

(H1e) Purchase of Vehicles for Fire Services from Thomson Motor Center

Approved the purchase of two Ram 1500s and two Dodge Durangos from Thomson Motor Center for a total amount of \$120,830.00; line code 2322510.601079.

(H1f) Information Technology Equipment Lifecycle Replacement

Approved the purchase of replacement Desktop Computers, Workstations, Laptops, Tablets, Monitors and UPS from Dell, Inc. per contract number 2019-1551 in the amount of \$259,848.29; line code 1011005.601081.

(H1g) Subscription for Enterprise Agreement with ESRI for 2021-2024

Approved the ESRI subscription for 2021-2024 in the amount of \$119,800 per year; line code 6516500-533035.

(H2) Development and Planning Services Committee

(H2a) Award BID # 2021001-BID1512 for nuisance property cleanup to Thompson Building Wrecking Co., Inc.

Approved awarding the BID #2021001-BID1512 and contract to Thomson Building Wrecking Co., Inc. for nuisance property cleanup in the amount of \$24,850.00; line code 1011512.533060.

I. DEBATE AGENDA

(I1) Unfinished Business

(I1a) Resolution 21-02 to establish a street light district number 527 in Greenpoint, Phase 1-A - *Second Reading*

Vice Chairman Richardson made a motion to approve the second and final reading of Resolution 21-02 to establish street light district number 527 in Greenpoint, Phase 1-A. Commissioner Melear seconded the motion. The motion carried unanimously.

(I2) New Business

(I2a) Development and Planning Services Committee

(I2a1) RZ21-03-02, Conditional Use for a Gym, Tax Map 078B Parcel 137B, 11.06+/- acres, located at 472 Flowing Wells Road, and currently split zoned C-2 (General Commercial) and M-1 (Light Industrial).

Commissioner Skinner made a motion to approve the request for a Conditional Use for a Gym for property located at 472 Flowing Wells Road, Unit G-2, Tax Map 078B Parcel 137B subject to the following conditions:

Planning

The Conditional Use shall apply only to Unit G-2 on the subject parcel.

Commissioner Galeas seconded the motion. The motion carried unanimously.

(I2a2) RZ21-03-03, Rezone from S-1 (Special) to R-1 (Single Family Residential), Tax Map 071A Parcel 017E, 1.408+/- acres, located at 841 Halali Farm Road, and currently zoned S-1 (Special).

Commissioner Skinner made a motion to approve the request for a rezoning from S-1 to R-1 for tax map 071A 017E. Commissioner Galeas seconded the motion. The motion carried unanimously.

(I2a3) RZ21-03-04, Major PUD (Planned Unit Development) Revision, Tax Map 072 Parcels 547 and 548, 8.55+/- acres, located at 850 Ronald Reagan Drive and 732 North Belair Road, and currently zoned PUD (Planned Unit Development).

Commissioner Skinner made a motion to approve the request for a major revision to the existing PUD zoning for tax map 072 547 and 548 in order to revise the site plan for the properties subject to the following conditions:

Planning

All adopted conditions with file RZ19-12-02 still apply to this property.

Vice Chairman Richardson seconded the motion. The motion carried unanimously.

(I2a4) RZ21-03-05, Rezone from R-1 (Single Family Residential) to R-2 (Single Family Residential), Tax Map 061 Parcel 084C, 46.41+/- acres, located at 1915 William Few Parkway, and currently zoned R-1 (Single Family Residential).

Commissioner Skinner made a motion to approve the request for a rezoning from R-1 to R-2 for property located at tax map 061 084C for a proposed single family home subdivision subject to the following conditions:

Planning

- 1. A minimum 5 foot wide sidewalk is required along the entire William Few Parkway frontage.*
- 2. A sidewalk connection to the Euchee Creek Greenway shall be provided and must be included with the first preliminary plat submittal.*
- 3. The Greenway connection shall be installed to the first developable lot in conjunction with the first phase of infrastructure improvements prior to the release of the first final plat.*

Traffic Engineering

- 1. Left and right turn lanes are required on William Few Parkway.*
- 2. Improvements along William Few Parkway shall include a minimum 10 foot shoulder, curb and gutter, street inlets, and other drainage and safety measures in order to accommodate a required 5 foot wide sidewalk.*

Commissioner Galeas seconded the motion. The motion carried unanimously.

(I2a5) VA21-03-01, Variance to Section 90-139 Buffers & Screening, Tax Map 077A Parcel 099A, 1.34+/- acres, located at 4321 Evans to Locks Road, and currently zoned C-2 (General Commercial).

Commissioner Skinner made a motion to approve the request for a variance to Section 90-139 Buffers & Screening for property located at tax map 077A 099A to reduce the structural buffer from 20' to 10' along the north and west property line subject to the following conditions:

Planning

Chain link fencing noted on the provided plan is not approved with this submittal. An approved variation to Evans Town Center Overlay District (ETCOD) standards will be required in order to use the noted chain link fencing.

Commissioner Galeas seconded the motion. The motion carried unanimously.

(I2a6) VA21-03-02, Variance to Sections 90-133(a)(7) *Parking*, 90-139 *Buffers & Screening*, and 90-147(g)(10)(b) *Use Provisions*, Tax Map 024 Parcel 001, 5.01+/- acres, located at 6697 Washington Road, and currently split zoned C-2 (General Commercial) and C-C (Community Commercial).

Commissioner Skinner made a motion to approve the request for a variance to Section 90-139 Buffers & Screening, 90-147(g)(10)(b) Use Provision and 90-133(a)(7) for property located at tax map 024 001 to waive the 30 foot and 10 foot structural buffers, to waive the 100 foot building setback required under the Use Provisions for a convenience store with fuel pumps, to allow for 24 hour operation and to allow for a gravel drive subject to the following conditions:

Planning

- 1. Screening is not waived for any dumpsters, ground level mechanical, electrical, HVAC, or other above ground utility equipment, storage tanks or lots, and communication towers and associated equipment structures.*
- 2. Any site lighting shall be shielded and directed away from properties across Washington Road from the subject property. A photometric plan showing foot candle readings of 5 or less at the Washington Road property line shall be submitted at site plan review.*
- 3. All deliveries to the site and dumpster pickup may only occur between the hours of 6AM and 11PM.*
- 4. The use of gravel is limited to only the proposed gravel drive way for the bait shop as shown on the provided concept plan.*

Commissioner Galeas seconded the motion. The motion carried unanimously.

(I3) Items Added at the Meeting

J. LEGAL MATTERS

K. REQUESTS FOR REVIEW BY COMMITTEE

L. PUBLIC COMMENTS AND PARTICIPATION

M. EXECUTIVE SESSION

(M1) Property

(M1a) TIA Project PI# 0008351 Horizon South Parkway Road Widening Project Archland Property I, LLC. Tax Parcel # G04 001A

Vice Chairman Richardson made a motion to approve \$5,000 to Archland Property I, LLC. parcel 5 to obtain right of way and/or temporary or permanent easement for the Horizon South Parkway Road Widening project. Commissioner Galeas seconded the motion. The motion carried unanimously.

N. ADJOURNMENT

There was no further business to discuss; therefore, Commissioner Galeas made a motion to adjourn the meeting at 6:21 p.m. Commissioner Skinner seconded the motion. The motion carried unanimously.

Signature on File

Douglas R. Duncan, Jr., Chairman

Signature on File

Patrice R. Crawley, County Clerk