



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

Present at the meeting included:

Chairman Douglas R. Duncan, Jr.
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
County Attorney Chris Driver
County Clerk Patrice R. Crawley

Division Directors:
Paul Scarbary - Development Services
Kyle Titus - Engineering Services
Scott Sterling - Planning Services
Chief Wallen - Fire Services
Michael Blanchard - Technology Services
Stacey Gordon - Water Utility Services
County Staff

Members of the Media and Public

A. CALL TO ORDER

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

B. INVOCATION

Commissioner Galeas gave the invocation.

C. PLEDGE OF ALLEGIANCE

County Manager Johnson led the pledge to the American flag.

D. ROLL CALL / QUORUM

Chairman Duncan declared a quorum with five Commissioners present.

E. APPROVAL OF THE MINUTES OF PREVIOUS MEETING

(E1) June 15, 2021

Vice Chairman Richardson made a motion to approve the minutes of the June 15, 2021 Board of Commissioners meeting as presented. Commissioner Skinner seconded the motion. The motion carried unanimously.

F. PRESENTATION AND APPROVAL OF THE AGENDA

(F1) *Removal of H2a Lease with State Properties Commission for the Department of Community Supervision*

County Manager Johnson requested to remove Item Number H2a Lease with State Properties Commission for the Department of Community Supervision due to the TRO.

G. SPECIAL RECOGNITION, PRESENTATION, AND / OR DECLARATION

(G1) Presentation

(G1a) Presentation from Senator Anderson

Senator Lee Anderson presented Senate Resolution 249 to Bill Clayton which recognized and commended him for his efficient, effective, unselfish and dedicated public service to the State of Georgia.

(G1b) Thompson Gooding to speak in favor of Item Number H4g.

Thompson Gooding requested that the Board approve allowing a sewer easement to cross county property for the Woods at Reed Creek project.

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

(H1) Community and Emergency Services Committee

(H1a) USA BMX Gold Cup Championship Agreement

Approved an agreement with USA BMX to host the 2021 Gold Cup Championship Series Event at Blanchard Woods BMX Track in the amount of \$15,000; 2242200.533080.

(H1b) Georgia Bass Chapter Federation Nation, Inc. Adult/College Tournament

Approved a contract with Georgia Bass Federation for a Georgia Bass Adult/College Fishing Tournament in the amount of \$2,500; 2242200.533080.

(H1c) Memorandum of Understanding with UGA Cooperative Extension/Board of Regents

Approved a Memorandum of Understanding with The Board of Regents of the University System of Georgia.

(H1d) Amendments to CVB Bylaws

Approved the amendment of the Columbia County Convention & Visitors Bureau, Inc. Bylaws.

(H1e) Animal Services Donation

Approved the acceptance of a donation to Columbia County Animal Services for medical care and spay/neuters of sheltered animals in the amount of \$694; 2250301.433019.01713.

(H2) Management and Internal Services Committee

(H2a) Lease with State Properties Commission for the Department of Community Supervision -
removed during the approval of the agenda

(H3) Development and Planning Services Committee

(H3a) Alcoholic Beverage License Sprint Food Stores Inc dba Sprint Foods 749

Approved the alcoholic beverage license for Sprint Food Stores Inc. dba Sprint Foods 749.

(H4) Public Works and Engineering Services Committee

(H4a) Proposal from Cranston Engineering to conduct a survey for the New Building A Project

Approved a proposal from Cranston Engineering to conduct a survey for the New Building A project in the amount of \$15,400; 22840.32.010.230.

(H4b) Wildwood Park Area 1 Bathhouse Change Order 01

Approved change order number 01 for the Wildwood Park Area 1 bathhouse to deduct \$4,008.12 from the contract sum; 71103.13.015.

(H4c) Goff Electric proposal for Evans Library upgrades - relighting of gallery

Approved the proposal from Goff Electric to replace 24 fixtures with LED fixtures for the Evans Library in the amount of \$14,300; 22110.32.015.

(H4d) Proposal from Studio 3 Design Group to provide Professional Services for the Wildwood Park Area 2 and 3 Renovations

Approved a proposal from Studio 3 Design Group to provide professional services for the renovation and modification of the Wildwood Park Area 2 bathhouse and area 3 restroom in the amount of \$38,500; 71103.13.010.

(H4e) Agreement Renewal Number 3 with Northwest Exterminating Company for countywide exterminating services

Approved agreement renewal number 3 with Northwest Exterminating Company for countywide exterminating services in the amount of \$31,960.

(H4f) Agreement renewal number 3 with Otis Elevator for countywide elevator maintenance

Approved the agreement renewal number 3 with Otis Elevator for countywide elevator maintenance in the amount of \$24,874.20; 1011415.533035.

(H4g) Sewer line construction easement for Woods at Reed Creek

Approved the denial of the easement request for a new development, Woods at Reed Creek.

(H4h) Bid, Fortis Engineering Solutions, LLC, Dowling Drive Sewer Relocation

Approved the bid and contract with Fortis Engineering Solutions, LLC. for the Dowling Drive sewer relocation project in the amount of \$704,925.15; 57037.25.015.652.

(H4i) Encroachment Agreement, John A. & Shauna L. Kenney, Parcel Number 079 236

Approved the encroachment agreement with John & Shauna Kenney, parcel number 079 236.

(H4j) Engineering Proposal, ISM, LLC, Hereford Farm Road Widening

Approved an engineering proposal with ISM, LLC for relocating water lines for the Hereford Farm Road widening project in the amount of \$302,648.23.

(H4k) Resolution 21-27 to amend Street Light District #127, Shady Grove Estates

Approved Resolution Number 21-27 to amend Street Light District number 127 Shady Grove Estates.

(H4l) Easement Encroachment Agreement - 2022 Grace Avenue

Approved an easement encroachment agreement for 2022 Grace Avenue.

(H4m) Design Supplement A - Pavement System Design Requirements Update

Approved the update of the Engineering's Standard Specifications Design Supplement A - Pavement System Design Requirements.

(H4n) Easement Plat for MBH Holdings, Inc.

Approved the easement plat for MBH Holdings, Inc. and the acceptance of improvements to include a new water line and it's respective easement as depicted on a plat prepared by James G. Swift and Associates dated April 19, 2021 contingent upon staff's approval with a two year warranty period beginning from the date of written acceptance of the as-built drawings.

(H4o) Easement Plat for Sprint Food Store, Inc

Approved the easement plat for Sprint Food Store, Inc. and the acceptance of improvements to include a new sewer line and it's respective easement as depicted on a plat prepared by James G. Swift and Associates dated May 06, 2021 contingent upon staff's approval with a two year warranty period from the date of written acceptance of the as-built drawings.

(H4p) Easement Plat for Hawes Creek at Greenpoint

Approved the rescinding of the February 02, 2021 Larry Prather easement plat off Wrightsboro Road, acceptance of the easement plat for Hawes Creek at Greenpoint and acceptance of the water line easement as

presented on the plat from James G. Swift and Associates dated May 12, 2021 contingent upon staff's approval with a two year warranty period from the date of written acceptance of the as-built drawings.

(H4q) Final Plat for Quaker Knoll Phase I

Approved the final plat for Quaker Knoll Phase I and the acceptance of improvements depicted on the plat contingent upon staff's approval with a two year warranty period from the date of the written acceptance of the as-built drawings.

I. DEBATE AGENDA

(I1) New Business

(I1a) Management and Internal Services Committee

(I1a1) Resolution 21-33 Naming of the Columbia County Water Utility Administration Building

Commissioner Skinner made a motion to approve Resolution 21-33 naming of the Columbia County Water Utility Administration Building. Commissioner Galeas seconded the motion. Commissioner Melear abstained. Chairman Duncan, Vice Chairman Richardson and Commissioners Skinner and Galeas voted in favor of the motion. The motion carried.

(I1a2) Law Enforcement Training Grant from the Office of the Governor Criminal Justice Coordinating Council

Commissioner Melear made a motion to accept the grant from the Office of the Governor Criminal Justice Coordinating Council in the amount of \$182,598.00 for the Columbia County Sheriff's Office. Vice Chairman Richardson seconded the motion. The motion carried unanimously.

(I1b) Development and Planning Services Committee

(I1b1) RZ21-06-05, Rezone from R-1 (Single Family Residential) and split zoned C-1 (Neighborhood Commercial) and R-1 (Single Family Residential) to C-2 (General Commercial), Tax Map 061 Parcels 022, 022A, & 020M, 2.45+/- acres, 0.46 +/- acres, & 6.52 +/- acres respectively, located at 120 Lewiston Road, off Lewiston Road, and off Columbia Road, and currently zoned R-1 (Single Family Residential) and split zoned C-1 (Neighborhood Commercial) and R-1 (Single Family Residential).

Commissioner Skinner made a motion to approve the request for a rezoning from R-1 and C-1 to C-2 for property located at tax map 061 022, 022A and 020M subject to the following conditions:

Planning:

- 1. All building elevations and architectural finishes must be approved by the Planning Commission prior to the issuance of any building permits. Finish materials shall include a combination of brick, stone, and stucco. Metal may be used as a roofing material or on no more than 25% of an elevation. The Planning Commission may approve alternate materials on a case-by-case basis.*
- 2. Where possible, buildings and uses shall be interconnected by an ADA-compliant sidewalk network.*
- 3. Outdoor dumpster pads and/or trash receptacles must be fully screened from view. Dumpster screening must consist of masonry walls on three sides matching those of the principal structure. Gates must be fully opaque and complimentary in color and design with the overall structure.*
- 4. If chain link fencing is used as security or buffer fencing for a stormwater pond it shall be vinyl coated black or green.*
- 5. All freestanding signs shall be monument based with a base no higher than 4 feet from finished grade. Pylon signs are not permitted.*

Marlena Barger on stated her concerns about the rezoning. Commissioner Galeas seconded the motion. The motion carried unanimously.

(I1b2) RZ21-06-06, Rezone from R-2 (Single Family Residential) and C-1 (Neighborhood Commercial) to C-1 (Neighborhood Commercial), Tax Map 078 Parcels 073E and 074H, 9.17 +/-

acres combined, located at 104 Preakness Drive and 3950 Evans to Locks Road, and currently split zoned R-2 (Single Family Residential) and C-1 (Neighborhood Commercial) and zoned R-2 (Single Family Residential) respectively.

Commissioner Skinner made a motion to approve the request for a rezoning from R-2 and C-1 to C-1 for properties located at tax maps 078 073E and 074H. Commissioner Galeas seconded the motion. Commissioner Melear opposed the motion. Chairman Duncan, Vice Chairman Richardson and Commissioners Skinner and Galeas voted in favor of the motion. The motion carried.

(I1b3) RZ21-06-07, Rezone from R-A (Residential Agricultural) to S-1 (Special), Tax Map 043 Parcels 022N, 022P, & 022Q, 3.98+/- acres, 4.01 +/- acres, & 3.96 +/- acres respectively, located at 608, 612, & 616 Byrd Drive, and currently zoned R-A (Residential Agricultural).

Commissioner Skinner made a motion to approve the request for a rezoning from R-A to S-1 for properties located at tax map 043 022N, 022P, & 022Q for an existing bird rescue. Commissioner Galeas seconded the motion. The motion carried unanimously.

(I1b4) VA21-06-03, Variance to Section 90-53 List of Lot & Structure Requirements, Tax Map 001A Parcel 116, 0.201+/- acres, located at 3731 White Lane, and currently zoned R-4 (Recreational Residential).

Commissioner Skinner made a motion to approve the request for a variance to Section 90-53 List of Lot and Structure Requirements for property located at tax map 001A 116 to allow the new home to be built with a front setback of 32 feet subject to the following condition:

Planning:

Any accessory structures shall meet required setbacks.

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

(I1c) Public Works and Engineering Services Committee

(I1c1) Proposal from S&ME for the County-Wide Pavement Condition & Evaluation Survey and Pavement Management System Development

Vice Chairman Richardson made a motion to approve the proposal from S&ME to perform a county-wide pavement condition and evaluation survey and develop a pavement management system in the amount of \$130,000. Commissioner Melear seconded the motion. The motion carried unanimously.

(I2) 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) Chick-fil-A parcel 062 086I for right of way, permanent and temporary easements for the Horizon South Parkway Road widening project

Vice Chairman Richardson made a motion to approve \$20,000 to Chick-fil-A parcel 062 086I for right of way, permanent and temporary easements for the Horizon South Parkway Road widening project. Commissioner Skinner seconded the motion. The motion carried unanimously.

(M1b) Robert & Amanda Morris parcel 073A 548, Christian & Nancy Fortunato parcel 074H 160, Tony Walker parcel 074H 154, Marlene & Lon Harshman parcel 074H 234, Thanh Le & Thi Muoi Giang parcel 073A 554, Romain & Robin Jagnandan parcel 073A 553, Delois & Larry Neal parcel

074H 153, William & Laura Blackledge parcel 074G 138, Eddie Ward parcel 074H 157, Julian & Patricia Oldham parcel 074G 017, Roger Pollock parcel 073A 552, Michael Magliocco parcel 074G 023, Tonya Riddle parcel 074 021A, Albert & Cindy Holliman parcel 074G 021, Bridget Wood & Adam Worden parcel 074H 155, and Tim Rader parcel 074G 022 for right of way, temporary and permanent easements for the Crawford Creek Sewer project.

Vice Chairman Richardson made a motion to accept the following donations from Robert & Amanda Morris parcel 073A 548, Christian & Nancy Fortunato parcel 074H 160, Tony Walker parcel 074H 154, Marlene & Lon Harshman parcel 074H 234, Thanh Le & Thi Muoi Giang parcel 073A 554, Romain & Robin Jagnandan parcel 073A 553, Delois & Larry Neal parcel 074H 153, William & Laura Blackledge parcel 074G 138, Eddie Ward parcel 074H 157, Julian & Patricia Oldham parcel 074G 017, Roger Pollock parcel 073A 552, Michael Magliocco parcel 074G 023, Tonya Riddle parcel 074 021A, Albert & Cindy Holliman parcel 074G 021, Bridget Wood & Adam Worden parcel 074H 155, and Tim Rader parcel 074G 022 for right of way, temporary and permanent easements for the Crawford Creek Sewer project. Commissioner Skinner seconded the motion. The motion carried unanimously.

N. ADJOURNMENT

At 6:33 p.m. Commissioner Galeas made a motion to adjourn the meeting. Vice Chairman Richardson seconded the motion. The motion carried unanimously.

Signature on File

Douglas R. Duncan, Jr., Chairman

Signature on File

Patrice R. Crawley, County Clerk