



**Columbia County Board of Commissioners Meeting
Minutes for Tuesday, December 5, 2023 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 Alison G. Couch
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 Services
Chief Jeremy Wallen - Fire Services
Michael Blanchard - Technology 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 Melear 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) November 21, 2023

Commissioner Melear made a motion to approve the minutes of the November 21, 2023 Board of Commissioners meeting as presented. Commissioner Couch seconded the motion. The motion carried unanimously.

F. PRESENTATION AND APPROVAL OF THE AGENDA

Chairman Duncan presented the December 05, 2023 agenda.

G. SPECIAL RECOGNITION, PRESENTATION, AND / OR DECLARATION

Chairman Duncan welcomed a Scout who was working on a merit badge.

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 Couch seconded the motion. The motion carried unanimously.

(H1) Community and Emergency Services Committee

(H1a) Animal Services Donations

Approved the acceptance of donations in the amount of \$2,450 to Columbia County Animal Services for the spay/neuter and medical needs of animals in their care; 2250301.433019.01713.

(H1b) Tournament Agreement with Major League Fishing (MLFLW) Phoenix Bass Fishing League (BFL)

Approved the Tournament Agreement with Major League Fishing Phoenix Bass Fishing League in the amount of \$10,000; 2242200.533080.

(H1c) Independent Contractor Agreement with Southern Asphalt, LLC for Paving of Wildwood Park Campground Roadways

Approved an Independent Contractor Agreement with Southern Asphalt, LLC for paving of Wildwood Park campground roadways in the amount of \$176,900; 71103.13.015.

(H1d) Tournament Agreement with GA Bulls Soccer Club

Approved a Tournament Agreement with GA Bulls Soccer Club in the amount of \$30,000; 2242200.533080.

(H1e) Agreement with Event Staffing Specialists, LLC

Approved an agreement with Event Staffing Specialists, LLC.

(H1f) Independent Contractor Agreement with Bliss Products and Services, Inc. for Purchase and Installation of Playground at Wildwood Park Area 1 Campground

Approved an Independent Contractor Agreement with Bliss Products and Services, Inc. for the purchase and installation of a playground at Wildwood Park Area 1 campground in the amount of \$94,238.25; 71103.13.015 & 22140.32.015.

(H2) Public Works and Engineering Services Committee

(H2a) Award Bid# 2023015-BID5100 and Contract to Blair Construction for the White Oak Phase II Lift Station and Water Main

Approved awarding the bid and contract to Blair Construction for the White Oak Phase II Lift Station and Water Main in the amount of \$667,748.49; 1011510.544025.

(H2b) Reject of Bid# 2023024-BID5100 for the Crawford Creek Reuse Water System

Approved rejection of the bid for the Crawford Creek Reuse Water System.

(H2c) Purchase of Hach Turbidimeter

Approved the purchase of Hach Turbidimeter in the amount of \$111,076.90; 511.5105.601081.

(H2d) Georgia Power Waterline Encroachment Agreement for the Magnolia Drive Project

Approved the Georgia Power Waterline Encroachment Agreement for the Magnolia Drive project.

(H2e) Proposal from Georgia Power to Provide Safety Lighting at Harlem Grovetown Rd and Louisville Rd/Brown Circle

Approved the proposal from Georgia Power to provide safety lighting at the intersection of Harlem Grovetown Road and Louisville Road in the annual amount of \$363; 2342710.522080.20502.

(H2f) Proposal from Georgia Power to Provide Safety Lighting at General Wood Crosswalk

Approved the proposal from Georgia Power to provide safety lighting at General Wood Crosswalk in the amount of \$428.88 upfront pole cost and annual utility cost of \$262.20; 2342710.522080.20502.

(H2g) Purchase of Replacement Traffic Signal Equipment along the Lewiston Rd Corridor from Presidio

Approved the purchase of replacement traffic signal equipment along Lewiston Road corridor from Presidio in the amount of \$76,395.08; 91313.24.015.

(H2h) 2024 Local Maintenance Improvement Grant (LMIG) Application with Georgia Department of Transportation

Approved the 2024 Local Maintenance Improvement Grant application with Georgia Department of Transportation in the amount of \$2,291,516; 22321.32.015.

(H2i) Resolution 23-54 and Project Delivery Agreement with GDOT for Euchee Creek Greenway, PI 0017529

Approved Resolution 23-54 and Project Delivery Agreement with Georgia Department of Transportation for Euchee Creek Greenway, PI 0017529.

(H2j) Independent Contractor Agreement with Keck & Wood for the Clanton Rd Improvement Project

Approved an Independent Contractor Agreement with Keck & Wood for the Clanton Road improvement project in the amount of \$310,300; 91329.24.015.985.

(H2k) Independent Contractor Agreement with Cranston Engineering for Engineering Services related to the Horizon South Pkwy - Chamblin Rd Connector Rd Project

Approved an Independent Contractor Agreement with Cranston Engineering for Engineering Services related to the Horizon South Parkway - Chamblin Road connector road project in the amount of \$722,612; 28320.38.010.

(H2l) Resolution 23-56 - Initial Resolution Regarding Abandonment of a Portion of Parcel 078B051P at Wheeler Rd and Flowing Wells Rd

Approved Resolution 23-56 Initial Resolution regarding abandonment of a portion of parcel 078B051P at Wheeler Road and Flowing Wells Road.

(H2m) Acceptance of Improvements from the Development Authority of Columbia County that are located on Parcel 072548

Approved the acceptance of improvements from the Development Authority of Columbia County that are located on parcel 072548 as shown on the plat by Jachens Land Surveying Inc. dated October 03, 2023 contingent upon staff's approval.

(H2n) Acceptance of Improvements for Wrights Farm Section 3

Approved the acceptance of improvements and easements as depicted on the plat for Wrights Farm Section 3 contingent upon staff's approval.

I. DEBATE AGENDA

(I1) Unfinished Business

(I1a) Management and Internal Services Committee

(I1a1) Resolution Number 23-51 Amendment to the Fee Schedule for the Columbia County Health Department Environmental Fees - *Second Reading*

Commissioner Melear made a motion to approve the Second Reading of Resolution Number 23-51 to amend the Fee Schedule for the Columbia County Health Department Environmental Fees. Commissioner Skinner seconded the motion. The motion carried unanimously.

(I2) New Business

(I2a) Community and Emergency Services Committee

(I2a1) Agreement with UTP Productions, Inc. to Contract with Union Stagehand Employees for Concert and Theatrical Productions at the Columbia County Performing Arts Center

Commissioner Couch made a motion to approve an agreement with UTP Productions, Inc. to contract with Union Stagehand Employees for Concert and Theatrical Productions at the Columbia County Performing Arts Center. Commissioner Melear seconded the motion. Chairman Duncan and Commissioners Melear,

Skinner and Couch voted in favor of the motion. Vice Chairman Richardson voted against the motion. The motion carried.

(I2b) Development and Planning Services Committee

(I2b1) RZ23-11-04, Major PUD (Planned Unit Development) Revision, 650 Industrial Park Drive, Tax Map 072 Parcel 231M, 1.9 +/- acres and currently zoned PUD (Planned Unit Development)

Commissioner Skinner made a motion to approve the request for a Major PUD Revision for property located at tax map 072 Parcel 231M for a revision to the site layout and to adopt a new narrative for commercial uses on the site. Vice Chairman Richardson seconded the motion. The motion carried unanimously.

(I2b2) RZ23-11-05, Major S-1 (Special) Revision, 3566 Gordon Highway, Tax Map 054 Parcel 016D, 9.87 +/- acres and currently zoned S-1 (Special)

Applicant Elizabeth Woods was present to answer questions. Commissioner Skinner made a motion to approve the request for a Major S-1 Revision for property located at tax map 054 parcel 016D to revise building setbacks for three new mobile homes and establish setbacks for the entire development. Commissioner Couch 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) Olive Grove Properties, LLC parcel 031036, Bettelou Brown parcel 042273, Henri Kalney parcel 053114, John Kalney parcel 053114A, Dylan Farmer & Haley Mays parcel 053115 and donations from City of Grovetown for parcel 052012D & 0521452 to obtain temporary and/or permanent easements for the Euchee Creek interceptor project

Vice Chairman Richardson made a motion to approve \$2,213 to Olive Grove Properties, LLC. parcel 031036, \$1,520 to Bettelou Brown parcel 042273, \$1,250 to Henri Kalney parcel 053114, \$725 to John Kalney parcel 053114A, \$217 to Dylan Farmer & Haley Mays parcel 053115 and the donations from City of Grovetown for parcel 052012D & 0521452 to obtain temporary and/or permanent easements for the Euchee Creek interceptor project. Commissioner Couch seconded the motion. The motion carried unanimously.

(M1b) Easement donation from CVS parcel 061015A and Villages of Hereford Farm Road parcel 061017E for Grovetown Food Lion sewer line

Vice Chairman Richardson made a motion to accept the easement donation from CVS parcel 061015A and Villages of Hereford Farm Road parcel 061017E for Grovetown Food Lion sewer line. Commissioner Couch seconded the motion. The motion carried unanimously.

(M1c) Parcel 072B146, parcel 072B147, parcel 072B148 from F&B Investments, LLC., parcel 072A338, parcel 072A067A, parcel 072A067 from Hofilena Enterprises, LLC. and parcel 0601238 from Southwind Village Owners Association to obtain right of way and/or easements for the Hereford Farm Road widening project

Commissioners Skinner and Melear abstained. Vice Chairman Richardson made a motion to approve \$107,293 for parcel 072B146, \$67,292 for parcel 072B147, \$71,092 for parcel 072B148 from F&B Investments, LLC., \$23,400 for parcel 072A338, \$25,900 for parcel 072A067A, \$18,700 for parcel

072A067 from Hofilena Enterprises, LLC. and \$115,000 for parcel 0601238 from Southwind Village Owners Association to obtain right of way and/or easements for the Hereford Farm Road widening project. Commissioner Couch seconded the motion. Chairman Duncan, Vice Chairman Richardson and Commissioner Couch voted in favor of the motion. The motion carried.

(M1d) Parcel 072D001 to Brenda & Robert Price with the Sanctuary of Augusta and W.M. Boyd Enterprises, LLC. Parcel 072A059 to obtain right of way and/or easements for the Hereford Farm Road widening project

Vice Chairman Richardson made a motion to approve \$233,100 parcel 072D001 to Brenda & Robert Price with the Sanctuary of Augusta and \$270,000 to W.M. Boyd Enterprises, LLC. parcel 072A059 to obtain right of way and/or easements for the Hereford Farm Road widening project. Commissioner Couch seconded the motion. The motion carried unanimously.

(M1e) Lisa Taylor parcel 072A059 and William Pinkney parcel 072A059 for relocation assistance and moving expense payment

Vice Chairman Richardson made a motion to approve \$69,893 to Lisa Taylor parcel 072A059 and \$25,785 to William Pinkney parcel 072A059 for relocation assistance and moving expense payment. Commissioner Couch seconded the motion. The motion carried unanimously.

(M1f) Jacquelyn Brantley parcel 072A055 for additional moving cost

Vice Chairman Richardson made a motion to approve \$4,451 to Jacquelyn Brantley parcel 072A055 for additional moving cost. Commissioner Couch seconded the motion. The motion carried unanimously.

(M1g) Glenn Family Real Estate Holdings, LLC. parcel 0622919 to obtain right of way and/or easements for the Horizon South Project

Vice Chairman Richardson made a motion to approve \$28,400 to Glenn Family Real Estate Holdings, LLC. parcel 0622919 to obtain right of way and/or easements for the Horizon South Project. Commissioner Couch seconded the motion. The motion carried unanimously.

(M1h) Resolution 23-60 parcel 071E001 and Resolution 23-61 parcel 071014, Declarations of Taking and Order by Condemnation for the improving, widening, paving, aligning and maintaining Hardy McManus Road

Vice Chairman Richardson made a motion to approve Resolution 23-60 for Parcel 071E001 and Resolution 23-61 for Parcel 071014, Declarations of Taking and Order by Condemnation for the improving, widening, paving, aligning, and maintaining Hardy McManus Road. Commissioner Couch seconded the motion. The motion carried unanimously.

(M1i) Resolution Number 23-62, Declarations of Taking and Order by Condemnation for a portion of tax map 072 465 for the improving, widening, paving, aligning and maintaining Hereford Farm Road

Vice Chairman Richardson made a motion to approve Resolution Number 23-62, Declarations of Taking and Order by Condemnation for a portion of tax map 072 465 for the improving, widening, paving, aligning and maintaining Hereford Farm Road. Commissioner Couch seconded the motion. The motion carried unanimously.

N. ADJOURNMENT

Commissioner Couch adjourned the meeting at 6:26 p.m. Vice Chairman Richardson seconded the motion. The motion carried unanimously.



Douglas R. Duncan, Jr., Chairman



Patrice R. Crawley, County Clerk