

HARRIS COUNTY BOARD OF COMMISSIONERS
REGULAR SESSION
December 4, 2012
7:00 P.M.

Commissioners Present: J. Harry Lange, Joey M. Loudermilk, Jim Woods, Charles Wyatt. Absent: Becky Langston. Staff Present: Jeff Todd, Acting County Attorney (in the absence of John Taylor); Nancy D. McMichael, County Clerk.

1. **CALL TO ORDER**. Chairman Lange called the Regular Session to order.
2. **MINUTES**. The motion to approve the minutes of the November 20, 2012, Regular Session was made by Commissioner Loudermilk, seconded by Commissioner Woods, and passed unanimously.
3. **APPEARANCE OF CITIZENS**
 - A. **Mike McMillan: Clarification of Resort Zoning & Subdivision Approval**. Mike McMillan and Neal Callahan appeared before the Board to discuss Piedmont Subdivision, which is zoned Resort. Discussion included that the County amended the Zoning Ordinance in 2003 which prohibits a Resort to be enlarged, subdivided or otherwise changed without being rezoned in accordance with the Zoning Ordinance; that plats have been approved since 2003 where property has been subdivided; that the Board approved a subdivision in 2011; and that Mr. McMillan should be allowed to subdivide the northern 45 acres in order to close a prospective sale. Following discussion, the motion to allow a one-time subdivision of the 45 acre lot with no other subdivisions to take place until the Board can revisit the Zoning Ordinance, was made by Commissioner Loudermilk, seconded by Commissioner Woods, and passed unanimously.
4. **OLD BUSINESS**
 - A. **Audit for FYE June 30, 2012**. Chairman Lange said that the audit had been reviewed and discussed during the November 20 meeting but that approval had been tabled to this meeting in order to allow the Board to review the document. The motion to approve the audit was made by Commissioner Wyatt, seconded by Commissioner Woods, and passed unanimously.
5. **NEW BUSINESS**
 - A. **Agreement: Code Red**. Chairman Lange said that the Board had heard a presentation during the November 20 Work Session regarding an emergency communications network called Code Red, and that the agreement to implement same has been provided. Commissioner Loudermilk pointed out that the weather warning service addendum indicates that up to two telephone contact numbers can be entered. Discussion included that the presentation indicated there could be an unlimited number to enter. Following discussion, the motion to approve the agreement, subject to changing the weather warning service addendum to allow unlimited phone numbers, was made by Commissioner Woods, seconded by Commissioner Loudermilk, and passed unanimously. (Document can be found in "Contracts & Agreements" file as C&A #12-33.)
 - B. **First Reading: Application for Distilled Spirits by the Drink at Pontoon's (fka TK's Backwater Grill), 5167 GA Hwy 219, Fortson**. Chairman Lange said that this was the first reading for Distilled Spirits at Pontoon's, and that the Sheriff has recommended approval. Nancy McMichael, County Clerk, said that she has transferred the Beer and Wine On Premises license from the previous owner to the new owner, but because the Distilled Spirits was not licensed to the previous owner, the Board must act on same. The applicant, Nancy Beach, was present but had no comments. Chairman Lange asked if anyone wished to speak in favor of or in opposition to this license. There were none. He then said that the Second Reading is scheduled for December 18.

C. **Kia MOU: Investment and Tax Abatements on Production Enhancing Technology.** Chairman Lange said that this document was provided to the Board just recently, although it has been in the works for some time. He introduced Drew Ferguson, Mayor of West Point, and David Lyons, of the West Point Development Authority and the Valley Partnership Joint Development Authority. Mr. Ferguson and Mr. Lyons explained the document and the benefits to be derived therefrom by West Point and Troup County. Discussion included that Harris County would not benefit from the project which is for the purpose of Kia making additional capital investments totaling approximately \$1.6 billion over the next 16 years; that the investment will be on new proprietary machinery, tools, equipment and other production-enhancing technology; that the bonds will be issued by the West Point Development Authority and the Troup County Industrial Development Authority; and that while the Board of Commissioners is not a signer of the document, the Harris County Board of Tax Assessors is and will take its direction from the Commissioners. Following discussion, the motion to approve and authorize the Board of Tax Assessors to execute the MOU was made by Commissioner Wyatt, seconded by Commissioner Woods, and passed unanimously. (Document can be found in "Miscellaneous Documents" file as MD #16-12.)

D. **Amendments to Recreation Board By-Laws and Appendices and to the Recreation Board Ordinance.** Nancy McMichael, County Clerk, said that the Board originally approve the By-Laws, Appendices, and Ordinance back in August, but that some of the Youth Sports Associations (YSA) complained they were not able to participate in the changes, so the Recreation Board asked for and received suggested changes from the YSA, discussed the changes, amended their By-Laws and Appendices, all of which were basically housekeeping changes, and as a result, would require the Board to amend the Ordinance. Commissioner Wyatt said that references to obtaining financial statements from the YSA should be deleted from all the documents. Chairman Lange said that Commissioner Langston, who is the Commissioners' representative on the Recreation Board, had requested that action be tabled to the next meeting.

D. **Appointments/Reappointments.** Chairman Lange said that several appointments or reappointments were necessary, as follows:

- (1) **Agri-Center Board.** The terms of David Chambers and Sandy Reames expire December 31, 2012, and the Agri-Center Board has recommended that both citizens be reappointed to the new term ending December 31, 2015.
- (2) **Development Authority.** The terms of Harry Boyd and Charles Wyatt, both at large appointments, expire December 31, 2012, and both have consented to reappointment to a new term ending December 31, 2016.
- (3) **Housing Authority.** The term of Pat Lowman expired October 31, 2012, and Mrs. Lowman did not consent to reappointment to a new term ending October 31, 2017.
- (4) **Planning Commission.** The terms of James Rodgers, an at-large appointment, and Chris Lintner, a District 5 appointment, expire December 31, 2012, and both have consented to reappointment to a new term ending December 31, 2016.
- (5) **Recreation Board.** The term of Robert Grant, at at-large appointment, expires December 31, 2012, and Mr. Grant has consented to reappointment to a new term ending December 31, 2015.
- (6) **Tax Assessors, Board of.** The term of Lisa Scully expires December 31, 2012, and the Board of Tax Assessors has recommended that Mrs. Scully be reappointed to a new term ending December 31, 2016.

The motion to reappoint all individuals, except for the Housing Authority, was made by Commissioner Loudermilk, seconded by Commissioner Wyatt, and passed unanimously.

6. **COUNTY MANAGER**

- A. **Community Center Change Order #5.** Nancy McMichael, County Clerk, said that a change order had been received on Monday regarding the Community Center; that the changes are listed on the documents; and that the change total of \$188,451 reduces the contract total from \$6,915,921 to \$6,727,470. The motion to approve this change order was made by Commissioner Wyatt, seconded by Commissioner Loudermilk, and passed unanimously. (Document can be found in "Contracts & Agreements" file as C&A #12-34.)
- B. **Water Works Personnel: Salary Adjustment.** Nancy McMichael, County Clerk, said that an employee of the Water Works, Abby Bridges, has passed her Class I certification and currently makes \$16.26 per hour which is above the starting salary of a Class I; and that in an effort to prevent Columbus Water Works from luring Ms. Bridges away, Jeff Culpepper, Water Works Director, would like to increase Ms. Bridges' salary to \$20.04 per hour, which is above the 5% increase permitted without approval by the Board and is the starting rate for that position with Columbus Water Works. The motion to approve the salary increase for Ms. Bridges from \$16.26 to \$20.04 was made by Commissioner Wyatt, seconded by Commissioner Woods, and passed unanimously.
7. **RECESS FOR EXECUTIVE SESSION.** The motion to go into Executive Session for the purpose of discussing real estate acquisition and sale and a personnel issue was made at 8:20 PM by Chairman Lange, seconded by Commissioner Wyatt, and passed unanimously.
8. **RESUME REGULAR SESSION.** The motion to go back into Regular Session was made by Commissioner Loudermilk, seconded by Commissioner Wyatt, and passed unanimously.
9. **ADJOURNMENT.** There being no further business to discuss, the motion to adjourn was made by Commissioner Loudermilk, seconded by Commissioner Woods, and passed unanimously.

J. Harry Lange, Chairman

Attest:

Nancy D. McMichael, County Clerk