

**HARRIS COUNTY BOARD OF COMMISSIONERS
REGULAR SESSION**

February 18, 2014

7:00 P.M.

Commissioners Present: J. Harry Lange, Joey M. Loudermilk, Becky Langston, Jim Woods, Charles Wyatt. Staff Present: Greg Wood, County Manager; John Taylor, County Attorney; 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 February 4, 2014, Regular Session, was made by Commissioner Loudermilk, seconded by Commissioner Woods, and passed unanimously.
3. **OLD BUSINESS**
 - A. **Financial Statement: October 2013.** Chairman Lange said that this had been tabled by Commissioner Langston during the February 4 meeting and asked Commissioner Langston if her concerns had been answered. Commissioner Langston said that she had met with Greg Wood, County Manager, and Jamie Ritchie, Finance Officer, and was satisfied with their meeting. The motion to approve the October 2013 financial statement was made by Commissioner Wyatt, seconded by Commissioner Woods, and passed unanimously. Chairman Lange commented that some of the issues with the financial statement are due to funds not being correctly applied and will soon be corrected with budget amendments.
 - B. **Littering.** Commissioner Loudermilk said that even though littering had been discussed during the last meeting, he wants to keep it in the forefront of issues being discussed by the Board; that there is still a lot of trash on the County roads; that it is an on-going problem. He asked Greg Wood, County Manager, to look into the Adopt-a-Road program in an effort to get people involved with keeping the roads clean. Mr. Wood commented that he had had the prison crew pick up litter on Georgia Highway 85 last week and is interested in learning how long it will be before it is littered again. Commissioner Wyatt said that he had talked with Jennifer Webb, Magistrate Judge, who indicated that she did not recall ever hearing a littering case, and is willing to meet about the issue. Commissioner Loudermilk said that he would like to see people who are sentenced to Community Service used to pick up litter.
4. **NEW BUSINESS**
 - A. **Financial Statement: November 2013.** The motion to approve the November 2013 financial statement was made by Commissioner Woods, seconded by Commissioner Wyatt, and passed unanimously.
 - B. **Mulberry Drive and Water.** Chairman Lange said that Commissioner Langston had requested this topic be on the agenda, and he asked Commissioner Langston for her comments. Commissioner Langston said that Mulberry Drive is a road about 3/10 of a mile running from Georgia Highway 315 to Fortson Road; that there are 8 or 9 residents on the road, most of whom are senior citizens; that all the houses are on wells; that most of the property surrounding the road is on County water; that she has talked to Jeff Culpepper, Water Works Director, who had indicated the County can run water lines on the road for about \$26,500; and that she would like to Board to approve using SPLOST funds to pay for putting in water lines on Mulberry Drive. Jeff Culpepper was in the attendance and confirmed the cost, which is for his department to do the work because bidding it out would cost about twice that amount.

Benjamin Prophett, citizen who lives on Mulberry Drive, appeared before the Board and said that he has lived there about 40 years; that the people who live on Mulberry Drive all have wells; that the wells have been having issues and are expensive to correct; and that they would like to be on County water just as the surrounding properties are.

Discussion included that it will take about two weeks for Water Works to perform the work, but prior to that, commitments will have to be obtained from the citizens as to whether or not they want to tap onto County water; that if cost is a factor, there is an income-based program whereby citizens can apply for a reduce tap fee; and that it would probably be around April 1 before work could begin, which is also the time the new SPLOST, which includes funds for water improvements, will start. Following discussion, the motion to move forward with putting in the water line on Mulberry Drive for an approximate cost of \$26,500 using the

upcoming SPLOST funds was made by Commissioner Langston, seconded by Chairman Lange, and passed unanimously.

- C. **FY 2014/15 Budget Schedule.** The motion to approve the budget schedule for FY 2014/15 was made by Commissioner Woods, seconded by Commissioner Langston, and passed unanimously.

5. **COUNTY MANAGER**

- A. **Proposal Agreement w/Farner Barley: Accel/Decel Lane Design & Permitting for Ellerslie Park (aka Willis Property).** Greg Wood, County Manager, said that the proposal agreement is for the design and permitting services for an accel/decel lane at the entrance to Ellerslie Park; that the current ingress/egress is a safety hazard; and that with this proposal, it is hoped the work can be done in conjunction with the road improvements being made by Robinson Paving to the intersection of Georgia Highway 315 and Georgia Highway 85. Following discussion, which included that the Section III, F of the Terms and Conditions needed to be changed to show the venue will be in Harris County, the motion to approve the proposal agreement at a cost of \$21,000 (not including the construction administration) was made by Commissioner Loudermilk, seconded by Commissioner Langston, and passed unanimously. (Document can be found in "Contracts & Agreements" file as C&A #14-02.)
- B. **SCADA System Bid Request.** Greg Wood, County Manager, said that the SCADA (Supervisory Control and Data Acquisition) system for Water Works is a proprietary system no longer supported by the manufacturer; that four sites are out of service and need to be replaced; that the request is to go out on bid for a new open system that is compatible with Columbus Water Works, is able to provide a two-hour response time for outages, is CSIA (Control Systems Integrators Association) certified, and is able to have security features added; that a new system will cost around \$350,000; and that Water Works has the funds set aside for the new system. Following discussion, the motion to move forward with going out on bid for a new system, using Water Works funds for the purchase of same, was made by Commissioner Wyatt, seconded by Commissioner Woods, and passed unanimously.
- C. **Barn at Ellerslie Park (aka Willis Property).** Greg Wood, County Manager, said that the barn on the Ellerslie Park property needs to come down; that the County would like to salvage the wood to use in the repair of the house on the property and other uses; that the items inside the barn need to be removed; and that he is requesting the County go out on bid for the removal of the items in the barn. Following discussion, which included that the bid would have to be based on all items within the barn, the motion to go out on bid for the sale and removal of all items within the barn was made by Chairman Lange, seconded by Commissioner Loudermilk, and passed unanimously.

6. **PUBLIC HEARING @ 7:30 PM**

- A. **Explanation of Public Hearing Procedures.** Chairman Lange explained the procedures involved with the Public Hearing.
- B. **Conflict of Interest Forms.** The Conflict of Interest forms were completed at the request for Chairman Lange.
- C. **Application of Ryan Hadley for a Special Use Permit for Deer Processing in Land Lot 216, Land District 21, Map 071A, Parcel 008; property located at 13516 GA Highway 116, Pine Mountain Valley; property zoned C-4.** Chairman Lange called the Public Hearing to order, read the specifics of the application, and said that the County Planner had recommended approval with the condition that all activities take place within the structure. Ryan Hadley, applicant, was present but had no comments regarding the application. Chairman Lange asked for a show of hands of those in favor of the application, and approximately 25 people raised their hands. Upon asking if anyone wished to speak in favor, there was no response. He then asked for a show of hands of those in opposition to the application, and there were none. Upon asking if anyone wished to speak in opposition, there was no response. He then asked Mr. Hadley if he had any comments, and Mr. Hadley said that he would like to open his business. Commissioner Loudermilk asked Mr. Hadley if he had any issues with the condition of having all activities take place within the structure, and Mr. Hadley responded that he did not. There being no comments or questions from the Board, Chairman Lange closed the Public Hearing and asked for a motion. The motion to approve this Special Use Permit with the condition that all activities take place within the structure was made by Commissioner Loudermilk, seconded by Commissioner Wyatt, and passed unanimously.

7. **NEW BUSINESS (CONTINUED)**

D. **Preferential Treatment for County Businesses (Local Vendors) in Proposals or Bids.**

Commissioner Woods said that as a result of a class he recently attended, he would like the County to develop a policy for County businesses to be awarded a proposal or bid when they are not the low bidder but within a certain percentage of the low bid when the low bidder is from out of the County. Nancy McMichael, County Clerk, said that has been the County's policy even though there is nothing in writing regarding same. Following discussion, consensus was to have a policy drafted regarding such treatment for businesses located in the County.

E. **Transaction Fees.** Commissioner Woods said that in reviewing the costs for operating the FDR Pool, it was learned that there was about \$575 in transaction fees as a result of utilizing credit cards. He suggested that a better credit card system be used in all areas of the County where credit cards are used. Commissioner Langston said that she had also talked to Greg Wood, County Manager, and Jamie Ritchie, Finance Officer, about the issue, and that they are looking into the matter.

F. **Incentives for Businesses.** Chairman Lange suggested that with new businesses or the expansion of current businesses, the County should have a policy regarding incentives that the County could utilize for those businesses. Discussion included that such a policy should have some type of formula to help analyze the incentive package for prospects; that the Valley Partnership has something similar which may be helpful; and that a Work Session should be held to come up with the incentives. Consensus was to have this included in the Work Session on March 4.

8. **COUNTY ATTORNEY.** John Taylor, County Attorney, had no business to discuss with the Board this evening.

9. **RECESS FOR EXECUTIVE SESSION.** The motion to go into Executive Session for the purpose of discussing real estate acquisition or disposition was made at 7:45 PM by Chairman Lange, seconded by Commissioner Loudermilk, and passed unanimously.

10. **RESUME REGULAR SESSION.** The motion to go back into Regular Session was made by Commissioner Woods, seconded by Commissioner Loudermilk, and passed unanimously.

11. **REAL ESTATE SALE: RIDGEWAY ROAD PROPERTY.** The motion to sell the Ridgeway Road property, consisting of 178.93 acres purchased in 2010 for possible recreation purposes, by bid, and to advertise same for three weeks, with bids scheduled to open during the fourth week, was made by Chairman Lange, seconded by Commissioner Wyatt, and passed unanimously.

12. **ADJOURNMENT.** There being no further business to discuss, the motion to adjourn was made by Commissioner Loudermilk, seconded by Chairman Lange, and passed unanimously.

J. Harry Lange, Chairman

Attest:

Nancy D. McMichael, County Clerk