

**HARRIS COUNTY BOARD OF COMMISSIONERS
REGULAR SESSION**

February 3, 2015

7:00 P.M.

Commissioners Present: J. Harry Lange, Joey Loudermilk, Martha Chewning, Becky Langston, Jim Woods. 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. **PLEDGE OF ALLEGIANCE.** Chairman Lange asked Herman Barth, US Army veteran, to lead everyone in the Pledge of Allegiance, and Mr. Barth complied.
3. **MINUTES.** The motion to approve the minutes of the January 20, 2015, Regular Session was made by Commissioner Loudermilk, seconded by Commissioner Chewning, and passed unanimously.
4. **APPEARANCE OF CITIZENS**
 - A. **Scott Moye: JCG/Koch Foods Issues.** Scott Moye, citizen, appeared before the Board concerning the issues he has with JCG/Koch Foods. Discussion included that Chairman Lange met with Sam Wellborn, the regional representative for GDOT, regarding the cross-drain in front of the plant, the turn at GA Hwy 354 at Kings Gap Road, the bridge on GA Hwy 354, the intersection of GA Hwy 116 at US Hwy 27, and damage to private property on GA Hwy 116 near GA Hwy 354. Mr. Wellborn will be back within two weeks with others from DOT to discuss the issues; that while Chairman Lange was unable to “tour” the Tyson chicken plant in Buena Vista, he was able to talk with the Vice President of Operations in Arkansas, to someone who heads up government relations in Washington, DC, and the President of the Georgia Poultry Association; that while the President of the Georgia Poultry Association is willing to discuss issues with JCG/Koch, Chairman Lange wants to wait to see what Mr. Wellborn and other DOT officials will offer as solutions; that Greg Wood, County Manager, has obtained costs for various water tests that can be performed by UGA and that they range from \$18 to \$125, but that if DOT is able to solve some of the issues, the tests may not be necessary; that material safety data sheets are being obtained, but none have yet been received; that Mr. Moye has talked to many people with EPD, and while his calls are being documented, nothing can or has been done; that should there be a fire at the plant, the Columbus Fire Department will have to be called in, which would be a delay of at least 30 minutes, because the local volunteer fire departments are not equipped to deal with fires at such locations; that Mr. Wood will make calls to obtain the appropriate material safety data sheets; that while Mr. Moye would like to be included in the meeting with Mr. Wellborn and other DOT officials, to which Chairman Lange and Commissioner Chewning have no objections, it would be up to Mr. Wellborn as to whether or not Mr. Moye could be in the meeting; and that nothing else will be done until results of the upcoming meeting with Mr. Wellborn are determined.
 - B. **Bobby Haralson: JCG/Koch Foods Issues.** Bobby Haralson, citizen, appeared before the Board and thanked Chairman Lange for meeting with Sam Wellborn, and said that it appears there may soon be answers to some of the issues. He then invited Chairman Lange to attend the Pine Mountain Valley (PMV) Chamber of Commerce meetings, which are on the last Thursday of each month. Chairman Lange said that he will let Mr. Haralson know if his schedule will permit him to attend the next meeting of the PMV Chamber of Commerce.
5. **OLD BUSINESS**
 - A. **Library Funding Update Correction.** Chairman Lange said that during the January 20 meeting he stated that the State had increased the maximum funding about from \$2,000,000 to \$3,000,000, but he has learned that is incorrect in that the increase does not apply to new building construction, which is what is planned for the County’s library.
 - B. **Request for Tax Refund: Danny Gatlin/Gatlin Pest Control.** Chairman Lange said that a request for tax refund in the amount of \$53.29 had been requested by Danny Gatlin due to the property tax having been paid by the lein holder and him; and that the motion to approve the refund request was made by Commissioner Loudermilk and seconded by Commissioner Woods, but tabled due to a conflict in the amount of the request and the amount of the property tax. He said that the tax included an item that was also on that of the leasing company (DeLage Landen), which resulted in an overpayment of \$53.29. Following a brief discussion, the motion to approve passed unanimously.

5. **NEW BUSINESS**

A. **Appointments.** Chairman Lange said that several appointments are necessary, as follows:

- (1) **Board of Health.** Wilbur Dozier resigned from the board, and Ann Bacher has consented to appointment to complete the term, which expires December 31, 2015.
- (2) **Department of Family & Children Services.** The Board of the Department of Family & Children Services had requested last fall that an appointment be made to replace Charles Trammell; that the DFCS Board has recommended that Lynda Marlowe be appointed to fill Mr. Trammell's position; and that Mrs. Marlowe has consented to appointment to complete the term, which expires June 30, 2017.
- (3) **Recreation Board.** Bobby Rogers resigned from the board as the representative for Hamilton Youth Sports Association (HYA); that the Hamilton HYA has recommended that Tony Tarver be appointed to fill Mr. Rogers' position; and that Mr. Tarver has consented to appointment to complete the term, which expires December 31, 2016.

The motion to appoint Ann Bacher to the Board of Health, Lynda Marlowe to the Department of Family & Children Services, and Tony Tarver to the Recreation Board for the terms discussed was made by Commissioner Langston, seconded by Commissioner Loudermilk, and passed unanimously.

B. **Water Line Extensions and SPLOST.** Chairman Lange said that a list of water line extension projects, with funding from SPLOST, had been provided to the Board; that Jeff Culpepper, Water Works Director, has indicated he can probably do the work for about half of what is indicated since that includes engineering; that he will be meeting with Mr. Culpepper soon about the list; and that he will then bring it back to the Board for review and decision. Commissioner Woods said that he understood that a water tower will be needed for Hadley Road but that it wasn't on the list. Chairman Lange said that he will discuss that with Mr. Culpepper.

6. **COUNTY MANAGER**

A. **Community Development Reorganization.** Greg Wood, County Manager, said that there has been discussion about future personnel needs to include the need for an engineer, especially with The Grove coming in; that looking at hiring an engineer to review subdivision plans resulted on higher costs than anticipated; that some road projects and water works projects would benefit by having an engineer on staff; that the most logical place to have an engineer would be in Community Development as the director, replacing Brian Williams, and to potentially include a GIS position in the Planning Department; that the request tonight is to move forward with drafting the job descriptions for the Engineer and GIS; and that if the engineer is made Director of what is now Community Development, the name of the department would change to Development Services. There were no objections to drafting the job descriptions for the Engineer and GIS positions and bringing same back to the Board for consideration.

B. **Ellerslie Park: Underground Power Lines.** Greg Wood, County Manager, said that a proposal has been obtained from Georgia Power to moving the overhead power lines underground at a cost of \$19,339.83; that the cost includes the County digging and covering the ditch for the line; that such a move would be more aesthetically pleasing and in character of Ellerslie Park, which will be a passive recreation park; that it will better serve the current and future power needs of the Park; and that he is requesting authorization to contract with Georgia Power to install the underground power line at a cost not to exceed \$19,500. Following discussion, the motion to authorize the contract at a not to exceed cost of \$19,500 was made by Chairman Lange, seconded by Commissioner Chewing, and passed unanimously. (Document can be found in "Contracts & Agreements" as C&A #15-03.)

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

A. **Explanation of Public Hearing Procedures.** Chairman Lange explained the procedures involved regarding the Public Hearing.

B. **Conflict of Interest Forms.** At the request of Chairman Lange, the Conflict of Interest forms were completed.

C. **Application of McKee, LLC, to Rezone 54.343 acres (of a 322.37 acre tract) of Land Lots 98 & 127, Land District 18, Map 084, portion of Parcel 112A, from A-1 to R-1; present use agricultural; proposed use single family housing; property located on McKee Road, Waverly Hall.** Chairman Lange called the public hearing to order, read the specifics of the application and said that both the Planning Commission and County Planner had recommended approval with no conditions. The applicant nor its representative was present. Chairman Lange asked if anyone wished to speak in favor of or in opposition to the rezoning application. There being none, he closed the public hearing. Following discussion, and there being no motion, Chairman Lange tabled action to the February 17 meeting and asked that the applicant be contacted to determine why no one had been present for the public hearing.

8. **OTHER**

A. **Hunting and Fishing Regulations.** Chairman Lange said that he would like to see an ordinance to address hunting and fishing on County property; that such should be prohibited on any County property, except by the express approval of the Board of Commissioners, like hunting at the Airport as a means to prevent hazards to planes landing and taking off, and for fishing in Recreation Parks where posted. Following discussion, John Taylor, County Attorney, was directed to draft such an ordinance, and that the posting of signs prohibiting hunting/fishing in certain areas may be necessary.

B. **Subdivisions Ingress and Egress.** Commissioner Woods said that he would like to see as a requirement that subdivisions that exceed 50 acres or 25 houses be required to have at least two ingress/egress access points. Following discussion, Tracie Hadaway, County Planner, was directed to work with John Taylor, County Attorney on drafting the appropriate language.

C. **The Grove and Sanitary Sewer Line Flagging.** Commissioner Langston said that she had been fielding phone calls and e-mails all weekend regarding The Grove; that flagging had been done for the sanitary sewer system ten feet off the property lines, rather than 100 feet as promised by the developer; and that the issue was being looked out and will be resolved soon. She said that anyone with questions about the project could contact either their Commissioner or her.

D. **Animal Control & Facebook.** Greg Wood, County Manager, announced that a Facebook page had recently been set up by the Assistant Animal Control Officer and that as a result several dogs had been adopted out rather than being euthanized.

9. **COUNTY ATTORNEY.** John Taylor, County Attorney, said he had no issues to bring before the Board this evening.

10. **RECESS FOR EXECUTIVE SESSION.** Chairman Lange made the motion at 7:50 PM to go into Executive Session for the purpose of discussing a personnel matter. The motion was seconded by Commissioner Langston and passed unanimously.

11. **RESUME REGULAR SESSION.** The motion to resume the Regular Session was made at 8:05 PM by Chairman Lange, seconded by Commissioner Chewning, and passed unanimously.

12. **COUNTY MANAGER CONTRACT.** The motion to extend the contract of Greg Wood, County Manager, for one year, to May 19, 2016, with all other terms and conditions remaining the same, was made by Chairman Lange, seconded by Commissioner Chewning, and passed unanimously. (Document can be found in "Contracts & Agreements" file as C&A #15-04.)

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

J. Harry Lange, Chairman

Attest:

Nancy D. McMichael, County Clerk