



**HALL COUNTY BOARD OF COMMISSIONERS
WORK SESSION MEETING
MINUTES**

**Hall County Government Center 2nd Floor
2875 Browns Bridge Road, Gainesville, GA 30504
Monday, December 10, 2018 - 3:00 p.m.**

Call to Order

Chairman Higgins called the meeting to order at 3:00 p.m.

Present:

Chairman Richard Higgins, Vice Chairman Kathy Cooper and Commissioners Billy Powell, Scott Gibbs, and Commissioner Jeff Stowe

Also present were County Administrator Jock Connell, Assistant County Administrator Marty Nix, Assistant County Administrator Lisa Johnsa, Commission Clerk Lisa Ritchie, Deputy Clerk Karyn Reeves and County Attorney Bill Blalock

Appointments for Consideration

1. Planning Commission
 - 1) Chairman Higgins' appointment to fill unexpired term of Don Smallwood

There was a consensus to add the appointment of Gina Pilcher to the December 13, 2018 Board of Commissioners Voting Meeting Consent Agenda.

Report from Administration

2. Approve the 2019 Board of Commissioners Meeting Schedule

There was a consensus to add item 2 to the December 13, 2018 Board of Commissioners Voting Meeting Consent Agenda.

3. Approve Resolution designating Hall County Open Records Officers upon whom requests for inspection or copying of records shall be made.

There was a consensus to add item 3 to the December 13, 2018 Board of Commissioners Voting Meeting Consent Agenda.

Report from Clerk of Court

Charles Baker, Clerk of Court, and Jan Boswell addressed the Board.

4. Approve updated resolution authorizing the Hall County Board of Commissioners and the Hall County Clerk of Superior Court to enter into an agreement to establish procedures for the continued receipt and expenditure of funds generated from E-filing transaction fees in Superior and State Courts.

There was a consensus to add item 4 to the December 13, 2018 Board of Commissioners Voting Meeting Consent Agenda.

Report from Financial Services

Zach Propes, Financial Services Director, addressed the Board.

5. FY 2018 Hall County Annual Audit Report and Update

Mr. Propes stated that the State of Georgia requires the audit to be filed by December 31, 2018.

Rusty Hopkins, Bates Carter, addressed the Board. He stated that the following were some of the items determined from the audit:

- Property tax revenue increased \$9 million from prior year
- Charges for services increased \$1.7 million from prior year
- The auditor's report states that financial statements are presented fairly with generally accepted accounting principles.
- Report on internal control and compliance in accordance with "Government Auditing Standards"
- Report on federal awards in accordance with Uniform Guidance.
- Expenditures increased \$10.6 million from prior year
- Hall County's General Fund Cash and Investments is 3.73x liabilities. Carl Vinson Institute of Government recommends General Fund Cash Investments to be 2x liabilities.
- Cash and investments increased \$1.7 million from prior year.
- Other Governmental Funds such as Fire Districts and SPLOST were discussed
- Long term debt of \$3.6 million: contracts payable and capital leases
- Solid Waste: Net income before transfers of \$995 thousand and debt outstanding \$786 thousand
- Water and Sewer fund: net income before transfers of \$217 thousand and debt outstanding \$37.7 million
- Net OPEB liability of \$51.2 million

6. Approval of the application and if awarded the Georgia County Internship Program for the Human Resources Department in the amount of \$2,000.00. Appoint the Grants Manager as the Program Designee and authorize Chairman Higgins to execute all related application and award documents. There is a \$500.00 cash match required.

There was a consensus to add item 6 to the December 13, 2018 Board of Commissioners Voting Meeting Consent Agenda.

7. Approval of the application and if awarded the Georgia County Internship Program for the Engineering Division in the amount of \$2,000.00. Appoint the Grants Manager as the Program Designee and authorize Chairman Higgins to execute all related application and award documents. There is a \$500.00 cash match required.

There was a consensus to add item 7 to the December 13, 2018 Board of Commissioners Voting Meeting Consent Agenda.

8. Approval of the application and if awarded the Homeland Security Grant Program for the Sheriff's Office in the amount of \$3,000.00. Appoint the Grants Manager as the Program Designee and authorize Chairman Higgins to execute all related application and award documents. No match is required. This funding will be utilized by the K-9 program.

There was a consensus to add item 8 to the December 13, 2018 Board of Commissioners Voting Meeting Consent Agenda.

9. Approval of the application and if awarded the Homeland Security Grant in the amount of \$8,607.00 for the Sheriff's Office. Appoint the Grants Manager as the Program Designee and authorize Chairman Higgins to execute all related application and award documents. No match is required. The funding will assist with the purchase of a Chemical, Biological, Radiological, Nuclear and Explosive (CBRNE) Gas and Radiation detector along with other equipment for the Sheriff's Office.

There was a consensus to add item 9 to the December 13, 2018 Board of Commissioners Voting Meeting Consent Agenda.

10. Approval of the award for the Edward Byrne Memorial Justice Assistance Grant (JAG) from the U.S. Department of Justice in the amount of \$16,712.00 for the Solicitor's Office. Appoint the Grants Manager as the Program Designee and authorize Chairman Higgins to execute all related award documents. No match is required. The grant project requires a reallocation of unassigned part-time position within the FY 2019 approved position count. When funding for the grant is satisfied, the part-time position will move out of the Solicitor's Office and into the unassigned category.

There was a consensus to add item 10 to the December 13, 2018 Board of Commissioners Voting Meeting Consent Agenda.

11. Approval of award for IFB #037-39, Rifle Range Gate & Fence, to Blue Ridge Fence, Inc., Lula, GA for \$15,578.00

There was a consensus to add item 11 to the December 13, 2018 Board of Commissioners Voting Meeting Consent Agenda.

12. Approval of Award for IFB #039-39 Roll-Off Truck with Hoist and Tarping System to Peach State Freightliner - Norcross, GA in the amount of \$154,430.00.

There was a consensus to add item 12 to the December 13, 2018 Board of Commissioners Voting Meeting Consent Agenda.

13. Approval of Award for RFP #039-020 Gainesville-Hall Regional Transportation Plan: 2020 Update to RS&H of Atlanta, GA in the amount of \$198,220.00.

There was a consensus to add item 13 to the December 13, 2018 Board of Commissioners Voting Meeting Agenda.

14. Approval of award of RFQ/P #039-024, Design-Build Three Bay Fleet Maintenance Shop Metal Building Addition to Chattahoochee Group, Inc., Clermont, GA for \$232,860.00

There was a consensus to add item 14 to the December 13, 2018 Board of Commissioners Voting Meeting Consent Agenda.

15. Approval of US Communities Cooperative Contract for Countywide Roof & Building Envelope Assessment Inspection Services to Garland/DBS, Inc. of Atlanta, GA in the amount of \$50,000 plus Lift Rental if needed.

There was a consensus to add item 15 to the December 13, 2018 Board of Commissioners Voting Meeting Consent Agenda.

16. Approval of Award for AirVac 911 Engine Exhaust Removal Systems to Air Vacuum Corp, Dover, NH for \$200,078.00

There was a consensus to add item 16 to the December 13, 2018 Board of Commissioners Voting Meeting Consent Agenda.

17. Approval of a Fire Pumper Truck to Pierce Manufacturing of Appleton, WI via Ten-8 Fire & Safety of Forsyth, GA in the amount of \$570,812.00.

There was a consensus to add item 17 to the December 13, 2018 Board of Commissioners Voting Meeting Consent Agenda.

18. Approval of attached List of Vehicles to be surplus for the MANS Unit of the Sheriff's Dept.

There was a consensus to add item 18 to the December 13, 2018 Board of Commissioners Voting Meeting Consent Agenda.

Report from Planning and Development

Srikanth Yamala, Planning and Development Director, addressed the Board.

19. Public Hearing on revocation of business license for Hulsey Plumbing and Environmental Services located at 6724 Cleveland Highway, Clermont, Ga. Commission District 3.
NOTE: Tabled at the November 15, 2018 Special Called Voting Meeting until the December 13, 2018 Voting Meeting.

Mr. Yamala said that the Planning Commission recommended tabling item 19 until the January 24, 2018 Board of Commissioners Voting Meeting.

20. Appeal the Planning Commission's denial for the application of Hulsey Environmental for a Use Subject to Planning Commission approval and variance from Gateway Corridor Overlay District standards on 8.89± acres located on the east side of Cleveland Highway, approximately 209± feet from its intersection with Hub Head Road; a.k.a. 6720 Cleveland Highway; Zoned H-B; Tax Parcel 12084 000053. Proposed Use: Truck terminal and commercial signage. Commission District 3.

Mr. Yamala said that the Planning Commission recommended tabling item 20 until the January 24, 2018 Board of Commissioners Voting Meeting.

21. Application of Gateway 2 Partners, LLC to rezone from Agricultural-Residential-IV (AR-IV), Planned Residential Development (PRD), and Planned Commercial Development (PCD) to a Planned Industrial Development (PID) on approximately 518.63± acres located on the east side of Cornelia Highway/State Route 365 at its intersection with Simpson Road, a.k.a 3240 Chiplan Road and 4275 and 4295 Simpson Road; Tax Parcels 15019 000001, 15019 000016, and 15019 000137; Zoned AR-IV, PRD, PCD; Proposed Use: Mixed-use (industrial, commercial, office, and institutional) development. Commission District 3.

Mr. Yamala said that the Planning Commission recommended approval with 4 conditions.

22. Application of Cool Springs Blueberry Farm, LLC for a Use Subject to County Commission approval on 5.33± acres located on the west side of Smith Mill Road, 840± feet from its intersection with Grants Ford Drive; a.k.a. 5975 Smith Mill Road; Zoned AR-III; Tax Parcel 10013 000006. Proposed Use: Agri-Entertainment District. Commission District 2.

Mr. Yamala said that the Planning Commission recommended approval with 11 conditions.

23. Application of Backus Holdings, LLC to amend conditions of a Planned Commercial Development (PCD) on 2.4± acres located on the north side of Lanier Islands Parkway, at its intersection with Lee Circle; a.k.a. 6337 Lanier Islands Parkway; Zoned PCD; Tax Parcel 07331 003004. Proposed Use: Modify the existing conditions. Commission District 1.

Mr. Yamala said that the Planning Commission recommended approval with 2 conditions.

24. Application of Ponderosa Farms, LLC to rezone from Agricultural-Residential-III (AR-III) to Planned Residential Development (PRD) on a 121.25± acre tract located at the intersection of L J Martin Drive and Ponderosa Farm Road; a.k.a. 5232 Ponderosa Farm Road; Zoned AR-III; Tax Parcel 15038 000087. Proposed Use: 279 lot subdivision. Commission District 1.

Mr. Yamala said that the Planning Commission recommended approval with 13 conditions.

Report from Public Works & Utilities

Ken Rearden, Public Works & Utilities Director, addressed the Board.

25. First Reading and Public Hearing to approve the abandonment of a section of unused right-of-way for Hillcrest Drive and Pine Drive in Commission District 3. Section is approximately (6,318 feet +/-) in length.

Mr. Rearden stated that there is a plat showing it as Hillcrest Drive and an old plat that shows it as Alto Street. Alto Street will be a part of this abandonment.

26. Second Reading and Public Hearing to approve the abandonment of a section of platted right-of-way off Hidden Valley Road and Felicia Court in Commission District 3. The section is approximately one hundred fifty seven (157+/-) feet in length.

27. Approve Release of \$66,490.00 Irrevocable Letter of Credit and acceptance of Streets in Bay Pointe Subdivision Phase I; Commission District 2

There was a consensus to add item 27 to the December 13, 2018 Board of Commissioners Voting Meeting Consent Agenda.

28. Approve Release of \$28,998.00 Irrevocable Letter of Credit for Sidewalks in Fields on Ellison Subdivision; Commission District 1

There was a consensus to add item 28 to the December 13, 2018 Board of Commissioners Voting Meeting Consent Agenda.

Report from County Attorney

Mr. Blalock, County Attorney, addressed the Board.

29. Approve Confirmation and Eighth Extension of Letter of Intent of January 2010 as Amended and Extended Heretofore (Glades Land Management Agreement)

There was a consensus to add item 29 to the December 13, 2018 Board of Commissioners Voting Meeting Consent Agenda.

30. Approve Resolution to authorize condemnation of right-of-way for Spout Springs Road Project, Parcel 179; Commission District 1

There was a consensus to add item 30 to the December 13, 2018 Board of Commissioners Voting Meeting Consent Agenda.

31. Approve Resolution to authorize condemnation of right-of-way for Spout Springs Road Project, Parcel 91; Commission District 1

There was a consensus to add item 31 to the December 13, 2018 Board of Commissioners Voting Meeting Consent Agenda.

32. Approve Resolution to authorize condemnation of right-of-way for Spout Springs Road Project, Parcel 109; Commission District 1

There was a consensus to add item 32 to the December 13, 2018 Board of Commissioners Voting Meeting Consent Agenda.

33. Approve Resolution to authorize condemnation of right-of-way for Spout Springs Road Project, Parcel 98; Commission District 1

There was a consensus to add item 33 to the December 13, 2018 Board of Commissioners Voting Meeting Consent Agenda.

34. Approve Resolution to authorize condemnation of right-of-way for Spout Springs Road Project, Parcel 102; Commission District 1

There was a consensus to add item 34 to the December 13, 2018 Board of Commissioners Voting Meeting Consent Agenda.

35. Approve Resolution to authorize condemnation of right-of-way for Spout Springs Road Project, Parcel 105; Commission District 1

There was a consensus to add item 35 to the December 13, 2018 Board of Commissioners Voting Meeting Consent Agenda.

36. Approve Resolution to authorize condemnation of right-of-way for Spout Springs Road Project, Parcel 123; Commission District 1

There was a consensus to add item 36 to the December 13, 2018 Board of Commissioners Voting Meeting Consent Agenda.

37. Approve Resolution to authorize condemnation of right-of-way for Spout Springs Road Project, Parcel 136; Commission District 1

There was a consensus to add item 37 to the December 13, 2018 Board of Commissioners Voting Meeting Consent Agenda.

38. Approve Resolution to authorize condemnation of right-of-way for Spout Springs Road Project, Parcel 144; Commission District 1

There was a consensus to add item 38 to the December 13, 2018 Board of Commissioners Voting Meeting Consent Agenda.

39. Approve Resolution to authorize condemnation of right-of-way for Spout Springs Road Project, Parcel 166; Commission District 1

There was a consensus to add item 39 to the December 13, 2018 Board of Commissioners Voting Meeting Consent Agenda.

40. Approve Resolution to authorize condemnation of right-of-way for Spout Springs Road Project, Parcel 214; Commission District 1

There was a consensus to add item 40 to the December 13, 2018 Board of Commissioners Voting Meeting Consent Agenda.

41. Approve Resolution to authorize condemnation of right-of-way for Spout Springs Road Project, Parcel 219; Commission District 1

There was a consensus to add item 41 to the December 13, 2018 Board of Commissioners Voting Meeting Consent Agenda.

42. Approve Resolution to authorize condemnation of right-of-way for Spout Springs Road Project, Parcel 117; Commission District 1

There was a consensus to add item 42 to the December 13, 2018 Board of Commissioners Voting Meeting Consent Agenda.

Report from County Administrator

Mr. Connell addressed the Board.

43. Approve Letter of Support for Braselton ASC Multi-Specialty Surgery Center Project Hall County Commission Letter of Support

There was a consensus to add item 43 to the December 13, 2018 Board of Commissioners Voting Meeting Consent Agenda.

Public Comments (PUBLIC HEARING ITEMS (i.e. ZONINGS, ORDINANCE CHANGES, ETC.) WILL ONLY BE RECEIVED AT THE REGULAR SCHEDULED VOTING MEETINGS IN WHICH THE ITEM IS TO BE HEARD) 2 minutes per speaker/20 minutes

The following people addressed the Board regarding Animal Services.

- Lauren Kavalchick, 3807 Walnut Grove Way
- Debbie Mulligan, 5623 Blackjack Road
- Deanna Messner, 3850 Walnut Grove Way
- Dean Sileo, 432 River Bluff

Report from Commissioners

Commissioner Kathy Cooper, Commission District 1, did not have any items to report.

Commissioner Billy Powell, Commission District 2, did not have any items to report.

Commissioner Scott Gibbs, Commission District 3, did not have any items to report.

Commissioner Jeff Stowe, Commission District 4, did not have any items to report.

Chairman Richard Higgins did not have any items to report.

Motion by Commissioner Powell, seconded by Commissioner Stowe and voted, unanimously, to recess the Work Session and go into Executive Session to discuss Pending Litigation, Litigation, Personnel and Land Acquisition/Disposition at 3:50 p.m.

EXECUTIVE SESSION

The Commission and Administration came back to Work Session Meeting Room.

Motion by Commissioner Powell, seconded by Commissioner Stowe and voted, unanimously, to reconvene the Work Session and adjourn the Executive Session Meeting at 4:30 p.m.

Adjourn

With no further business, Chairman Higgins adjourned the meeting at 4:30 p.m.