

**MINUTES OF THE CRISP COUNTY BOARD OF COMMISSIONERS
MEETING HELD ON AUGUST 11, 2020**

OPENING CEREMONIES

Chairman Sam N. Farrow, Jr. called the meeting to order at 9:00 a.m. in Room 305 of the Crisp County Government Center, with Commissioners A. James Nance, Wallace Mathis, Larry Felton and J. R. Dowdy, III in attendance. Others present were County Administrator Clark Harrell, County Attorney Rick Lawson, Finance Director Sherrie Leverett and County Clerk Linda Finch. Rick Smarr gave the invocation and Administrator Harrell led the audience in the Pledge of Allegiance to the Flag of the United States of America. Chairman Farrow welcomed all in attendance.

APPROVAL OF MINUTES

Motion was made by Mr. Felton to approve the minutes of the July 14, 2020 meeting, seconded by Mr. Dowdy, motion carried unanimously.

DON COLE'S COMMENTS

Don Cole, republican nominee for the Second Congressional District, wanted to let the Commissioners and the public know that he is running; in years past he has worked in all levels of the county, state and federal government agencies. He advised that he wants to help the citizens of this county and the Congressional District, he is from Crisp County and ask for their vote in the November election.

PUBLIC HEARING – LOUIS HUNTLEY ENTERPRISES, INC.

Chairman Farrow opened the public hearing. Administrator Harrell reported that this is a request from Louis Huntley Enterprises, Inc. to rezone 2.37 acres from RR (Rural Residential) to HC (Heavy Commercial) for the purpose of incorporating/expanding the western portion of the existing business known as Thermo King. The property is located adjacent to and west of 400' E. Rockhouse Road. Connie Youngblood, Planning Director, reported that the business known as Thermo King, wants to incorporate and expand the western portion of the existing business. They will continue to use the current driveway off Rockhouse Road until DOT completes the interchange on Allen Road. She advised that she has had no opposition to this request. There was no one present to speak from Louis Huntley Enterprises. Chairman Farrow asked if anyone wanted to speak in favor or against the rezoning; there was none so he closed the public hearing. The Chairman advised that the decision for all the public hearings today will be made at the next regular meeting in September.

PUBLIC HEARING – CRISP BRYAN, LLC

Chairman Farrow opened the public hearing. Administrator Harrell reported that this is a request from Crisp Bryan, LLC to rezone approximately five acres (mol) from RS2 (Single Family Residential) to GC (General Commercial) for the purpose of required parking under the current code for property known as The Olde Inn. The property is adjacent to 2536 U.S. Hwy. 280 W. Mrs. Youngblood advised that they initially posted the rezoning for five acres, but Joel Owens, owner of the property, has requested not to include the whole five acres in this rezoning, only 1.25 acres. There is 182.67' of road frontage and

approximately 300' deep. Mr. Owens reported that he is basically trying to save The Olde Inn and make sure there is no opposition to it. He mentioned purchasing this property on Facebook, and he has not heard any negative comments regarding the rezoning. He went over a list of 13 improvements that he wants to do to the building and property, so hopefully sometime the first of next year they are going to aggressively market it to try to get a restaurant in there. Also, if he has to install a hard surface parking lot for this building, along with all the necessary expenses of improvements, he really doesn't think he can make the numbers work. He is willing to do all the improvements and is asking to put a controlled entrance crush and run surface parking lot, with the required handicap parking, instead of a much more expensive asphalt or paved parking area. He also ask that the zoning request be granted so that the money they are spending for the commercial building is actually in a commercial zone. Mr. Owens advised that he has a pending contract on the property, if the zoning and variances go through. Chairman Farrow asked for any comments in favor or opposing this request; there was none, so he closed the public hearing.

PUBLIC HEARING – LOTS 415 THRU 455 CORK FERRY ROAD

Chairman Farrow opened the public hearing. Administrator Harrell reported that this is a request to consider the rezoning of approximately 13 acres (mol) from RS2 (Single Family Residential) to RS1 (Single Family Residential) for the purpose of allowing double wide mobile homes (with restrictions) on approximately 9 lots, which consist of 1073' along the southern frontage of Cork Ferry Road and 400-430' deep, south of Cork Ferry Road and including the following addresses, beginning with 415 Cork Ferry Road and ending with 455 Cork Ferry Road. Mrs. Youngblood advised that the county had a major rezoning in 2000. After the 1994 flood, the lake area starting growing, and there were mobile homes that were there prior to the flood that were grandfathered in and were allowed to stay. Once the mobile homes were damaged greater than 50% value, the mobile homes could not be replaced in the new zone district. She advised that the reason we rezoned this area was because there was a good bit of new homes being built around the golf course; this area on Cork Ferry Road was behind the golf course. It was asked to go to the RS2 zone in order to preserve the residential property, which has been rezoned for 20 years. Prior to 2000, if anyone wanted a double wide in this area, they would have to come before the Commissioners to ask for a Special Use Permit. Chairman Farrow asked if there was anyone that wanted to speak in favor of the rezoning; there was none. He asked if anyone wanted to speak against the rezoning. Robert Powell advised that the lake and lake community is important and there have been many improvements since the flood. One of the most important things is the values that we are seeing at the lake, which increases the tax base of the county. He advised that one of the owners that just purchased a piece of property in this area is adamantly opposed to it, and he has not spoken to one property owner that is in favor of the rezoning. He thought from a county standpoint that you as commissioners are trying to represent the citizens of the county, and from an overall standpoint, it is spot rezoning and destroying what was put in place years ago to protect the property and property values. Mr. Powell advised that he and the citizens here today are asking that either the request be withdrawn or it be denied. Joe Pope, President of the Homeowners Association, advised they sent out an email to all homeowners, and his phone has rung off the hook, with all homeowners asking to deny this request. He doesn't think the lake would prosper from this; he is a real estate broker and he thinks the values will go down if Commissioners allow this. Commissioner Felton stated that he is the property owner that put in a request for allowing the mobile homes in this area. When he bought the property, he didn't have any idea that if this mobile home burned greater than 50% he could not put a mobile home back, but surrounding this mobile home are several other mobile homes. He has talked to several people in this area and the reason they have mobile homes is they can't afford to build a stick built house. He advised that this is not just about him but about the people in this area as he is quite sure that if some of those people's mobile home burned down now they

couldn't afford to build; this zoning should have been grandfathered in, not at the 50% rule. Also, how is this one mobile home going to affect your home when there are still several mobile homes there; it is not fair to the poor people. This property is not on the lake, and he is here to represent all the people that have doublewides in this area; this is not fair. Mark Daniel spoke for denying the request as he understands that some people cannot afford nice homes like you see around golf courses, etc. He has lived in a mobile home, he has family that lives in a mobile home, and it is not the quality or character of the people; it is the reason we have zoning laws is we all have rights to live and own property; for example, sometimes my right to drive on a highway may interfere with your right. As a community we have laws of cooperation, so that we don't destroy a community by mingling up a lot of things. People have invested their life savings in their homes, which is an investment. For a community to invest like that and trying to make Crisp County better, then rezone something that is going to retract from that is counterproductive. Robert Pless wanted to bring another dimension as years ago when all of the property values in that area went up 30-40%, the Commissioners said you all didn't get any more money. His question was then and he will ask again, if the property values are going up and you don't have any more money, whose taxes are going down or who is getting the benefit from that money? There was no further comments. Chairman Farrow closed the public hearing and advised that the decision will be made at the next regular meeting in September.

SHERIFF HANCOCK'S REPORT

Sheriff Billy Hancock brought his monthly report and advised that there were over 7,000 phone calls that came into the E911 Center, and revenue was up from the US Marshalls at \$104,000 last month. He stated that they do have a verbal commitment from the US Marshalls to increase inmate housing from \$42 to \$51 per day plus they will include \$28.50 an hour for every federal inmate they transport. He reported that they have done a traffic count on Royal Road and Old Hatley Road since school is back in session and there is an average of 821 cars in this area in a 20 minute period. He thinks they will have to do something especially when the new middle school opens. He has talked with the administrator, and he can put two permanent radar signs up on the right-of-ways of each road. We can purchase these signs with funds from the Asset Forfeiture Fund at no cost to the taxpayers; they will need public works to put up the signs. Also, the signs will cost around \$3,800 each and will run off solar power, so there will be no electricity payment. Administrator Harrell asked Commissioners to act on placing three-way stop signs at the intersection of Royal Road and Old Hatley Road as it is a safety issue; rumble strips will be installed on both roads, if Commissioners agree. Sheriff Hancock stated that would be the most economical thing to do. **Motion was made by Mr. Nance to approve three-way stop signs at Royal Road and Old Hatley Road, seconded by Mr. Dowdy, motion carried unanimously. Motion was made by Mr. Mathis to allow the sheriff's department and public works to install two speed radars, one on Old Hatley Road and one on Royal Road, seconded by Mr. Dowdy, motion carried unanimously.**

ADOPT RESOLUTION 2020-012 PROBATE JUDGE NONPARTISAN DESIGNATION

Administrator Harrell read Resolution 2020-012, requesting Senator Carden Summers to introduce appropriate legislation to provide for the nonpartisan nomination and election of the Judge of the Probate Court in the future. Probate Judge Amber Roberts advised that now the position of Probate Judge is a partisan position, which means a small portion of the voting population gets to vote. Also, a Probate Judge has to apply the law without regard to what their personal beliefs are or political affiliations. She ask that Commissioners pass this resolution. **Motion was made by Mr. Nance to adopt Resolution 2020-012 to**

provide for the nonpartisan nomination and election of the Judge of the Probate Court, seconded by Mr. Dowdy, motion carried unanimously.

ADOPT RESOLUTION 2020-013 AUTHORIZED CHECK SIGNATORIES

Administrator Harrell read Resolution 2020-013, which updates the check signatories for the county. **Motion was made by Mr. Nance to adopt Resolution 2020-013 Authorized Check Signatories, seconded by Mr. Felton, motion carried unanimously.**

ADOPT RESOLUTION 2020-014 AUTHORIZATION TO ACCEPT GDOT CONTRACT COSTS ASSOCIATED WITH AIRFIELD DRAINAGE REHABILITATION PHASE II AT THE CRISP COUNTY-CORDELE AIRPORT

Administrator Harrell read Resolution 2020-014 regarding improvements to the Crisp County-Cordele Airport for the future construction of Phase II Airfield Drainage Rehabilitation. The county will receive a future contract from GDOT and will also enter into a separate contract with Robert and Company to provide engineering services. **Motion was made by Mr. Felton to adopt Resolution 2020-014 Authorization to Accept GDOT Contract Costs Associated with Plan Repackaging, Bid and Construction Services for Airfield Drainage Rehabilitation Phase II at the Crisp County-Cordele Airport, seconded by Mr. Nance, motion carried unanimously.**

SELECTION OF ROBERT AND COMPANY AS ENGINEERING SERVICES FOR CRISP COUNTY-CORDELE AIRPORT

Administrator Harrell reported that evaluations of several companies have been scored, and Robert and Company scored the highest for the selection of the planning, engineering and architectural services for the airport. He recommends approval of Robert and Company. **Motion was made by Mr. Dowdy to select Robert and Company as the engineer of record for the professional planning, engineering and architectural services for Crisp County – Cordele Airport, seconded by Mr. Felton, motion carried unanimously.**

FINANCIAL REPORT

Mrs. Leverett reported that the first report of the financial summary is the General and three major Special Revenue Funds for July, 2020. Combined, we received \$1,135,512 in revenues and \$1.7 million in expenditures leaving a 3% shortfall of expenditures over revenues after the first thirty days of -\$541,775. Reserves remain sufficient for support of daily operations until the 2020 tax revenues begin to flow in. In the Water Fund, net income is \$41,038, and the USDA Bonds are current at \$1.3 million. In the Landfill Fund, net income is \$34,484, and the GEFA Loans are current at \$1.8 million. In the cash on hand report, we ended the month with \$11.1 million in the General and Special Revenue Funds combined, \$6.7 million in the proprietary funds and \$4.5 million in the SPLOST & TSPLOST funds giving a county wide total of \$22.3 million with over \$13 million of that being reserved or restricted for specific projects or uses. For the 2011 SPLOST Issue report, we have appropriated \$22.9 million of the \$23.2 million collected under this issue. Surprisingly, Distribution No. 30 of the 2017 SPLOST Issue report in the amount of \$397,439 is up 12.5% over this same period a year ago and appears to be the largest single monthly distribution received to date under this issue. It brings issue to date revenue to \$9.9 million and expenditures and appropriations have reached \$8.5 million. The 2012 TSPLOST collections have reached \$5.7 million, and the L.O.S.T. distribution of \$194,785 dittos the SPLOST in that it is also up 12.5% from this same time last

year. In the CDBG Revolving Loan Fund monthly report, we currently have nine loans with an outstanding balance of \$2.3 million. The final report is the revenues by fund and expenditures by department. Overall, the preliminary numbers show the general and special revenue funds are within budget at 8%, the water fund is below budget at 4% and the Landfill is slightly under at 6%. Mrs. Leverett advised that the federal government, through the Cares Act program, passed down to the states about \$5.4 million, and Crisp County was allotted a little over \$500,000. We have already received 30% of this. We have submitted to date \$187,000 of reimbursement costs, which include hazard pay, family first medical and sick leave, and overtime directly related to COVID. We have covered our 30%. We have not submitted any direct costs of the PDE's or the supplies, and we have until December to file for reimbursement for any costs related to COVID-19 up to \$500,000.

ADMINISTRATOR'S REPORT

Administrator Harrell reported that 1) a notice to proceed was issued to Scruggs Company for the LMIG 2020 Paving Project to be done between August and November of this year; 2) we have received a letter from GDOT for the 2021 LMIG award in the amount of \$560,595.27. We will have to match it with 10% match; this year's LIMG award is less by \$90,966.55; 3) the bridge replacement project is forthcoming on Watson Road at Reedy Creek; 4) work continues on Floyd Road widening and replacement of the old concrete bridges; 5) installation of three generators should be taking place very soon at the fuel island for the county vehicles, highway 280 tank and highway 300 tank; 6) we continue to work on replacement of equipment for public works and landfill; 7) Cedar Lakes-continue to await the railroad water study. The railroad has committed to resolving the water flow issues. In the interim he met with Mike Buford and have taken out a series of drainage pipes in the run of Cedar Creek which was causing a backup of water. We will be removing a piece of concrete next to the railroad near the box culvert behind Cedar Lakes Subdivision. The railroad has opened one of the two drain pipes which were blocked by beaver dams; 8) we have opened ambulance bids, with funds coming out of SPLOST; 9) he attended the Ag Committee and Family Connection meetings (virtual); 10) moved Planning and Zoning to the second floor of the Government Center and moved offices of the Commission to better serve the citizens of the county; and 11) we will have a Called Meeting on August 25th at 9 a.m. to set the millage rate.

GO INTO EXECUTIVE SESSION

Motion was made by Mr. Felton to go into Executive Session to discuss personnel and property, seconded by Mr. Dowdy, motion carried with all Commissioners agreeing to go into Executive Session.

COME OUT OF EXECUTIVE SESSION

Motion was made by Mr. Nance to come out of Executive Session, seconded by Mr. Dowdy, motion carried with all Commissioners agreeing to come out of Executive Session.

APPOINT DRAVIAN M. MCGILL, SR. TO THE BOARD OF ASSESSORS

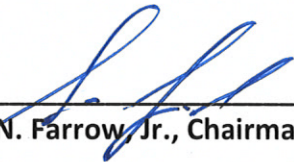
Motion was made by Mr. Nance to appoint Dravian M. McGill, Sr. to a four year term on the Board of Tax Assessors term ending August 31, 2024, seconded by Mr. Dowdy, motion carried unanimously.

APPROVE APPRAISAL FOR COUNTY BUILDING ON 17TH AVENUE EAST

Motion was made by Mr. Nance to get an appraisal on the old Arts Alliance Building on 17th Avenue East and authorize the county administrator to work something out and come back to Commissioners with a recommendation for a possible sale, seconded by Mr. Felton, motion carried unanimously.

ADJOURNMENT

Motion was made by Mr. Nance to adjourn the meeting at 11:07 a.m., seconded by Mr. Felton, motion carried unanimously.



Sam N. Farrow, Jr., Chairman



Clark Harrell, Administrator