

March 4, 2014
Statesboro, GA

Regular Meeting

The Board of Commissioners met at 5:30 p.m. in the Community Room of the North Main Annex. Chairman Nevil welcomed guests and called the meeting to order. Commissioner Rushing gave the invocation and the pledge of allegiance.

Ms. Christy Strickland, Clerk of the Board, performed the roll call of the commissioners and staff. The following commissioners were present: Commissioner Ethridge, Vice-Chairman Simmons, Commissioner Mosley, Chairman Nevil, Commissioner Rushing, Commissioner Thompson and Commissioner Gibson. The following staff were present: County Manager Tom Couch, County Attorney Jeff Akins, Developmental Services Director Andy Welch, Chief Financial Officer Harry Starling, Transportation Director Dink Butler, Chief Deputy Jared Akins, Public Safety Director Ted Wynn, County Engineer Kirk Tatum, Zoning Administrator Randy Newman, Fire Chief Christopher Ivey, Splash in the Boro Director Steve Brown, Statesboro-Bulloch Parks and Recreation Director Mike Rollins, and Chief Accountant Whitney Richland.

After Roll Call, Chairman Nevil opened the meeting for a Public Hearing regarding Zoning and Land Use matters. Chairman Nevil called on Zoning Administrator Randy Newman to present the first item of business. Mr. Newman stated the only item on the agenda was an application submitted by Marty J. Beasley for a Conditional Use to operate a Day Care in an R-40 (Residential 40,000 square feet) zoning district. The property consists of one acre and is located on Gordon Beasley Road, Map/Parcel # 074 000025 011. Ms. Janet Beasley was present and stated it would be an in-home day care and they would have seven to eighteen children pending approval from the State. There was no one present to speak concerning the request (See Exhibit # 2014-024). Hearing no further discussion, Commissioner Rushing offered a motion to approve the Conditional Use Request to operate a Day Care. Commissioner Gibson seconded the motion and it carried unanimously with Commissioner Ethridge, Vice-Chairman Simmons, Commissioner Mosley, Commissioner Rushing, Commissioner Thompson and Commissioner Gibson voting in favor of the motion.

Chairman Nevil asked for amendments or modifications of the General Agenda. County Manager Tom Couch stated he would like to recommend moving Consent Agenda Item # 11 (To Approve a bid from Freightliner of Savannah for Pot Hole Patcher with Cab

and Chassis) under New Business as Agenda Item # 3. Hearing no further modifications, Commissioner Simmons offered a motion to approve the General Agenda with the modification requested by the County Manager. Commissioner Simmons seconded the motion, and it carried unanimously with Commissioner Ethridge, Vice-Chairman Simmons, Commissioner Mosley, Commissioner Thompson, Commissioner Rushing and Commissioner Gibson voting in favor of the motion.

Chairman Nevil asked for any public comments from the audience at large or in writing. Ms. Carrie Howard of the Whitesville Community was present and stated she wanted some information on property taxes. She stated she was concerned with the procedure that if anyone was late the property went up for sale and wanted to know if the County would consider putting exemptions on property taxes for citizens who are over sixty-five, disabled, low income or widowed. Ms. Howard stated since the Sheriff's Department and the Correctional Institute were built it has lowered her community's property values. Chairman Nevil stated he would speak with the Tax Commissioner and Tax Assessor and try and see if there are any exemptions that can be applied for.

Chairman Nevil stated the next item on the agenda was a Public Hearing on a proposed abandonment of a portion of County Road #181 a/k/a Dink Station Road. He called on County Manager Tom Couch to initiate discussion on the matter. Mr. Couch stated a petition has been submitted requesting to abandon a portion of Dink Station Road and according to Georgia Law a public hearing must be held on the issue before action is taken. He stated that notice of the public hearing was published in the Statesboro Herald and the property owners along the road were notified via certified letters. Mr. Couch stated the legal standard for abandoning a county road is that the Commissioners must find that the road has ceased to be used by the public to the extent that no substantial public purpose is served by it or that its removal from the county road system is otherwise in the best interest of the public. Chairman Nevil asked for a motion to open the public hearing. Commissioner Gibson offered a motion to open the Public Hearing for the proposal for the abandonment of a portion of County Road # 181 d/b/a Dink Station Road. Commissioner Ethridge seconded the motion and it carried unanimously with Commissioner Ethridge, Vice-Chairman Simmons, Commissioner Mosley, Commissioner Thompson, Commissioner Rushing and Commissioner Gibson voting in favor of the motion. Mrs. Marie Ashmore stated she and her sister filed the petition to close 2,800 feet of the road that they own to be able to put pivots for the land that is farmed. Mrs. Fran Altman was present and stated she lives on the road

and she is opposed to the road being closed for health and safety issues and stated she had submitted a petition from adjacent property owners opposing the closure (See Exhibit # 2014-025). She stated there is another access to get out but that it is not a safe road to travel on. Mrs. Altman also stated she lived there for over eighteen years and the Ashmores have always had beautiful crops and she did not understand why they needed an additional irrigation system. Mr. Jason Altman stated he also confirmed what his wife had said and that Kennedy Bridge Road is unsafe to travel on. Mrs. Diane Holman stated she was in support of what Mr. & Mrs. Altman had stated. Ms. Bonnie Howard stated she represents the J.L. Dekle Trust who has farm land on the road and their farming equipment uses the part of the road they are petitioning to close for access to its property. Mrs. Ashmore stated if the Board does not allow the portion of the road to be closed that it would be a detriment to her and her sister but for the neighbors it is just an issue of the roads when it rains. Hearing nothing further, Chairman Nevil asked for a motion to close the Public Hearing. Commissioner Mosley offered a motion to close the Public Hearing for the proposal for the abandonment of a portion of County Road # 181 d/b/a Dink Station Road. Commissioner Simmons seconded the motion and it carried unanimously with Commissioner Ethridge, Vice-Chairman Simmons, Commissioner Mosley, Commissioner Thompson, Commissioner Rushing and Commissioner Gibson voting in favor of the motion. Chairman Nevil stated the next item would be to take action on the proposal for the abandonment of a portion of County Road # 181 d/b/a Dink Station Road. Commissioner Thompson stated he understands the reasoning for closing the roads but they have to follow the Georgia law, which basically says that if the road is being used it does not need to be closed. Hearing no further discussion, Commissioner Thompson offered a motion to deny the petition to close County Road # 181 d/b/a Dink Station Road. Commissioner Ethridge seconded the motion and it carried with Commissioner Ethridge, Vice-Chairman Simmons, Commissioner Mosley, Commissioner Thompson, and Commissioner Rushing voting in favor of the motion. Commissioner Gibson voted to oppose the motion.

Chairman Nevil stated the next item on the agenda was for a Public Hearing on a Proposed Streetlight Tax District for Birdie Court. He called on County Manager Tom Couch to initiate discussion on the matter. Mr. Couch stated that residents of lots contiguous to Birdie Court have submitted a petition to create a streetlight tax district for Birdie Court. He said it was signed by at least seventy-five percent but less than one hundred percent of the lot owners. Mr. Couch stated in accordance with the streetlight district ordinance, a public

hearing must be held on the issue since less than one hundred percent of the lot owners signed the petition. He stated pursuant to the ordinance a public hearing notice was published in the Statesboro Herald on Thursday, February 20, 2014 and a sign of the public hearing was placed on the property at least ten days before the hearing. Hearing nothing further, Chairman Nevil asked for a motion to open the public hearing for a proposed streetlight tax district on Birdie Court. Commissioner Simmons offered a motion to open the Public Hearing for the Streetlight Tax District. Commissioner Mosley seconded the motion and it carried unanimously with Commissioner Ethridge, Vice-Chairman Simmons, Commissioner Mosley, Commissioner Thompson, Commissioner Rushing and Commissioner Gibson voting in favor of the motion. Ms. Aima Zhang stated she was opposed to the streetlight district and that she had spoken with the petitioner Frank Hook and he had assured her that he would not place lights on her side of the road and she would not be taxed for the lights. She stated she just wanted to make sure this was the correct information. County Attorney Jeff Akins stated you cannot exempt individual lots, and that all the lots that derive a benefit from the streetlights would have to be charged for the lights in a streetlight tax district. He suggested deferring this matter to the April 1, 2014 meeting so he could speak with Mr. Hook and work out some of the details. After some further discussion on the placement of the lights, Commissioner Gibson offered a motion to defer the request to the April 1, 2014 meeting. Commissioner Mosley seconded the motion and it carried unanimously with Commissioner Ethridge, Vice-Chairman Simmons, Commissioner Mosley, Commissioner Thompson, Commissioner Rushing, and Commissioner Gibson voting in favor of the motion.

Chairman Nevil stated the next item on the agenda was to approve the Consent Agenda as follows: (1) To approve the minutes of the Regular Meeting and Executive Session held on February 18, 2014; (2) To approve an Airport Lease Agreement with Dr. Russell Herrington (See Exhibit # 2014-026); (3) To Approve a First Amendment Lease Agreement with Air Evac EMS, Inc. (See Exhibit # 2014-027); (4) To Approve a termination of an Airport Lease Agreement with Midcoast Aviation Services, LLC and Bobby Smith (See Exhibit # 2014-028); (5) To Approve an Airport Lease Agreement with Midcoast Aviation Services, LLC, Bobby Smith; Topflight Aviation of Georgia, Inc; and George Hitt (See Exhibit # 2014-029); (6) To Approve an Airport Lease Agreement with KP Aviation, LLC, Kelly Brown, and Phillip Roesel (See Exhibit # 2014-030); (7) To Approve an Airport Lease agreement with TJP@Jax, Inc. d/b/a The Jumping Place (See Exhibit # 2014-031); (8) To

Approve the purchase from Contract Furnishings International for Chaise Lounge Chairs and Arms Chairs for Splash in the Boro (See Exhibit #2014-032); (9) To Approve a print bid with Lewis Color for Recreation Guides, Postcards, and other brochures (See Exhibit # 2014-033); (10) To Approve a proposal with the National Fire Services for consultation services for assistance with the ISO Rating for the five mile district (See Exhibit # 2014-034); (11) To Authorize a Contract with Wethe and Associates for fringe benefits consulting (See Exhibit # 2014-035). He asked if anyone had any questions or modifications. Commissioner Ethridge asked for clarification on Agenda Item # 11 and what services Mr. Wethe offers. County Manager Tom Couch stated Mr. Wethe has been the county's employee health plan consultant since 2004 and that he is an independent fringe benefits consultant with no ties to the insurance industry. Mr. Couch stated because the county is at the mid-term of the engagement with its present third-party administrator (TPA), Covenant, the county staff wished to have Mr. Wethe review the performance of the plan and the TPA as provided in the scope of the services. Chairman Nevil asked if anyone else had any comments or questions. Hearing none, Commissioner Thompson offered a motion to approve the Consent Agenda. Commissioner Mosley seconded the motion, and it carried unanimously with Commissioner Ethridge, Vice-Chairman Simmons, Commissioner Mosley, Commissioner Thompson, Commissioner Rushing and Commissioner Gibson voting in favor of the motion.

Chairman Nevil stated the first item under New Business was for Discussion/Action to adopt a Resolution to Approve Issuance of Obligations by the Public Finance Authority. He called on Attorney Jimmy Franklin to initiate discussion on the matter. Mr. Franklin stated this is a nonprofit entity created under Wisconsin law, and it has the authority under Wisconsin law to issue bonds to finance projects outside the state of Wisconsin. Mr. Franklin stated that the bonds to be approved by this resolution will be used to finance the acquisition of local housing for Georgia Southern students. He stated that Wisconsin law also requires approval of the bonds by a local government in whose jurisdiction the project being financed is located, and that is the reason for this resolution. He stated that the approval of the resolution does not obligate the Board of Commissioners for any liability or responsibility with respect to the bonds. After some further brief discussion about the bonds, Commissioner Gibson offered a motion to approve the Resolution to Approve Issuance of Obligations by the Public Finance Authority (See Exhibit # 2014-036). Commissioner Ethridge seconded the motion and it carried unanimously with Commissioner Ethridge, Vice-

Chairman Simmons, Commissioner Mosley, Commissioner Thompson, Commissioner Rushing and Commissioner Gibson voting in favor of the motion.

Chairman Nevil stated the second item under New Business was for Discussion/Action to adopt a Resolution to authorize the sale of three parcels of real property by sealed bids. He called on County Attorney Jeff Akins to initiate discussion on the matter. Mr. Akins stated the resolution will authorize the solicitation of sealed bids for sale of the three parking lot parcels the County still owns adjacent to the site of the old hospital. He stated a minimum bid has been set for each parcel based on the opinion of the fair market value rendered by Chief Appraiser John Scott. He stated the lots may be sold individually or in any combination and the bids are due no later than 3:00 p.m. on Tuesday, April 8, 2014 at which time they will publicly opened and read aloud. Mr. Akins stated that pursuant to Georgia law, the Board of Commissioners retains the discretion to reject any and all bids, and the award, if any, must be made to the highest responsible bidder. Hearing no further discussion, Commissioner Mosley offered a motion to approve a Resolution to authorize the sale of three parcels of real property by sealed bids (See Exhibit # 2014-037). Commissioner Simmons seconded the motion and it carried unanimously with Commissioner Ethridge, Vice-Chairman Simmons, Commissioner Mosley, Commissioner Thompson, Commissioner Rushing and Commissioner Gibson voting in favor of the motion.

Chairman Nevil stated the third item under New Business was for Discussion/Action to approve a bid from Freightliner of Savannah for a Pot Hole Patcher with Cab and Chassis. He called on Transportation Director Dink Butler to initiate discussion on the matter. Mr. Butler stated the lowest bid with Adams Equipment Company, Inc. did not meet the specs in the bid solicitation. He went over the warranty and deductions that were received from Freightliner of Savannah and explained they met all the specs so that is why the second lowest bidder was recommended for approval. Hearing no further discussion, Commissioner Mosley offered a motion to approve the bid from Freightliner of Savannah for a Pot Hole Patcher with Cab and Chassis (See Exhibit # 2014-038). Commissioner Simmons seconded the motion and it carried unanimously with Commissioner Ethridge, Vice-Chairman Simmons, Commissioner Mosley, Commissioner Thompson, Commissioner Rushing, and Commissioner Gibson voting in favor of the motion.

Chairman Nevil asked for any general comments or statements from the Commissioners. Commissioners Ethridge, Simmons, Mosley, Rushing, Thompson, and Gibson thanked everyone for their hard work and dedication. Commissioner Thompson

thanked Ms. Carrie Howard for attending the meeting. Commissioner Rushing gave an update on the industrial park progress on I-16.

Chairman Nevil asked for comments from the staff. County Manager Tom Couch stated he had passed out some information from Tiger Grants and stated he wants to see about applying for a grant to help with the cost of the median at the 301/I-16 project. He stated he was trying to get all the information together because the application deadline is on April 28, 2014, but he just wanted the Board to be aware of the Tiger Grant. Chairman Nevil asked if there were any other comments from the staff. Hearing none, he asked for a motion to adjourn. Commissioner Simmons offered a motion to adjourn the meeting. Commissioner Ethridge seconded the motion, and it carried unanimously with Commissioner Ethridge, Vice-Chairman Simmons, Commissioner Mosley, Commissioner Thompson, Commissioner Rushing, and Commissioner Gibson voting in favor of the motion.

J. Garrett Nevil, Chairman

Attest: Christy Strickland, Clerk of the Board