

August 5, 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. County Manager Tom Couch 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: Chairman Nevil, Commissioner Ethridge, Vice-Chairman Simmons, Commissioner Mosley, Commissioner Rushing, Commissioner Thompson, and Commissioner Gibson. The following staff were present: County Manager Thomas Couch, County Attorney Jeff Akins, Developmental Services Director Andy Welch, Chief Financial Officer Harry Starling, Public Safety Director Ted Wynn, Transportation Director Dink Butler, Chief Accountant Whitney Richland, Fire Chief Christopher Ivey, EMS Director Brian Hendrix, Purchasing Director Faye Bragg, Warden Chris Hill and Zoning Administrator Randy Newman.

After Roll Call, Chairman Nevil opened the meeting for Public Hearings regarding Zoning and Land Use matters. Chairman Nevil called on Zoning Administrator Randy Newman to present the first item of business. Mr. Newman presented Item #1 which was an application submitted by Joy H. Sawyer for a conditional use to construct a solar power generation facility located on Highway 80 West Map/Parcel # 043 000004A 000. Inman Solar Representative Steven Chiarielo stated the solar farm would utilize five (5) of the seven (7) acres. He stated Georgia Power had purchased the solar farm, and it would be a twenty (20) year project. Mr. Chiarielo stated there solar farm does not generate any noise, will have a fence as a buffer and will generate additional tax revenue for the county. Mr. Michael Kittrell was present to speak on the request and stated he and his family lived close to the proposed solar farm and asked what impact a solar farm would have on their property taxes and what revenue should the county gain from it. Mr. Chiarielo stated there should be no impact on property taxes and the revenue should be approximately \$8,000. Mr. Kittrell stated the only solar farm he knew of was the one that was located behind Tillman & Deal in the City Limits of Statesboro and the grass is high and they are concerned this one will be the same way. Mr. Chiarielo stated there will be a six (6) foot fence and the solar panels would be turned away from the road. Mr. Royce Cartee was present to speak on the request and

stated he also lived in the area and had the same concerns as Mr. Kittrell but wanted to know if the zoning changes will cause a raise in taxes. Zoning Administrator Randy Newman stated the property zoning would not change they are only requesting permission to put the solar farm on the property. County Manager Tom Couch discussed the standards that are attached to a Conditional Use. Mr. Cartee asked if the trees that have already been cut down are under the pine tree program. Ms. Joy Sawyer stated they are not in the program. Mr. Cartee asked if they would be using local people to work on the project. Mr. Chiarielo stated they have been using local people as far as the surveyor, engineer and for the land clearing but they have a crew that comes in and erects the solar farm project. Mr. Cartee asked what kind of trees or fence will be planted for the buffer and how often the grass would be maintained on the property. Mr. Couch stated as far as the fence and buffers Mr. Chiarielo and Mr. Newman would work together on those details. Mr. Newman stated there was no one else signed up to speak on the request (See Exhibit # 2014-133). Commissioner Rushing stated he is under contract with a different company for a solar farm and asked if he should recues himself. County Attorney Jeff Akins stated since it was with a different company there should not be any conflict. Hearing no further discussion, Commissioner Ethridge offered a motion to approve the conditional use to construct a solar power facility. Vice-Chairman Simmons seconded the motion and it carried unanimously with Commissioner Gibson, Commissioner Thompson, Commissioner Rushing, Commissioner Mosley, Vice-Chairman Simmons and Commissioner Ethridge voting in favor of the motion.

Chairman Nevil closed the Public Hearing regarding Zoning and Land Use matters, and asked for amendments or modifications to the General Agenda. Hearing none, Commissioner Gibson offered a motion to approve the General Agenda as presented. Commissioner Mosley seconded the motion and it carried unanimously with Commissioner Gibson, Commissioner Thompson, Commissioner Rushing, Commissioner Mosley, Vice-Chairman Simmons and Commissioner Ethridge voting in favor of the motion.

Next, Chairman Nevil asked for public comments from the audience at large or in writing. Mr. James Williams stated he and his wife, Kimberly Williams had come before the board twice with a Conditinal Use for a personal care home and were denied both times but higher jurisdiction had overturned the decision. He stated he wanted to thank the staff for their help with the request and thanked Commissioner Mosley and Vice-Chairman for their votes.

Chairman Nevil stated the next item was to approve the Consent Agenda as follows:

- (1) To approve the minutes of the Regular Meeting and Executive Session held on July 15, 2014;
- (2) To authorize the Chairman to execute a letter issuing a temporary food service food permit for the Willow Hill Heritage festival. (See Exhibit # 2014-134);
- (3) To approve a SEGARRN Astro 7.14 software upgrade with Motorola for E-911 (See Exhibit # 2014-135);
- (4) To approve a purchase of four Zoll X monitors/defibrillators in the amount of \$105,737.20 (See Exhibit #2014-136);
- (5) To approve amendment # 326-2014-014 to the Employee Health Care Plan (See Exhibit #2014-137);
- (5) To approve an inmate telephone service agreement with Inmate Calling Solutions, LLC (See Exhibit # 2014-138);
- (6) To reappoint Bubba Hunt and Steven Sanders to the Recreation Advisory Council;
- (7) To approve a bid for eight air-paks and eight face pieces with American Safety & Fire House in the amount of \$35,600.00 (See Exhibit # 2014-139);
- (8) To approve a bid for new structural firefighting gear with Municipal Emergency Services in the amount of \$28,932.96 (See Exhibit # 2014-140);
- (9) To approve a bid with American Safety & Fire House for sixteen air bottles in the amount of \$11,500.00 (See Exhibit # 2014-141);
- and (10) To approve an alcohol beverage license for package retail beer and wine sales to Manekal Patel for Buddy's.

Hearing no discussion, Commissioner Thompson offered a motion to approve the Consent Agenda as presented. Commissioner Gibson seconded the motion and it carried unanimously with Commissioner Gibson, Commissioner Thompson, Commissioner Rushing, Commissioner Mosley, Vice-Chairman Simmons and Commissioner Ethridge voting in favor of the motion.

Chairman Nevil asked each Commissioner for any general comments or statements. Commissioners Ethridge, Simmons, Mosley, Rushing and Gibson thanked the staff for all their hard work and dedication. Commissioner Thompson stated he had received a call from a citizen that has a piece of the I-Beam from the world trade center and he would like to donate it if the Commissioners would like to use it for the New Annex.

Next, Chairman Nevil asked for comments from the Staff. Mr. Couch stated the Board would receive an unofficial copy of the minutes from the Water-Sewer Technical Committee meeting. He stated there was a motion made recommending the sending to both governing bodies for approval to accept the lowest bidder to Tyson Utilities in the amount of \$2,804,751.68. He stated the Board of Commissioner did not have to approve the request because it was under six million and was already in the approved budget.

Chairman Nevil asked if there were any further comments from the Commission or Staff. Hearing no further comments from the Board or Staff, Chairman Nevil stated that there was no further business expected for the open session of the regular agenda, and the Board must close the meeting and enter into Executive Session to discuss Potential Litigation. Chairman Nevil stated that at the conclusion of the Executive Session, which was expected to last about ten minutes, the Board would reconvene and in all likelihood move for adjournment. Chairman Nevil called for a motion to adjourn into Executive Session in accordance with the provisions of O.C.G.A. 50-14-2 (1) and other applicable laws, pursuant to the advice of the County Attorney, Jeff Akins, for the purpose of discussing Potential Litigation. Without further discussion, Vice-Chairman Simmons offered a motion to enter into Executive Session to discuss Potential Litigation (See Exhibit #2014-142). Commissioner Ethridge seconded the motion, and it carried unanimously with seconded the motion and it carried unanimously with Commissioner Gibson, Commissioner Thompson, Commissioner Rushing, Commissioner Mosley, Vice-Chairman Simmons and Commissioner Ethridge voting in favor of the motion.

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Chairman Nevil asked if there were any further comments from the Commissioners or Staff. Hearing none from the Board or Staff, Chairman Nevil 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 Gibson, Commissioner Thompson, Commissioner Rushing, Commissioner Mosley, Vice-Chairman Simmons and Commissioner Ethridge voting in favor of the motion.

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J. Garrett Nevil, Chairman

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Attest: Christy Strickland, Clerk of the Board