

GREENE COUNTY BOARD OF COMMISSIONERS

**SESSION I- WORK SESSION & SPECIAL CALLED MEETING
THURSDAY * FEBRUARY 5, 2004
9:00 A.M. * COMMISSIONERS MEETING ROOM**

Chairman Duvall gave the invocation and led the Pledge of Allegiance.

Call to Order- Chairman Duvall called the Work Session to order at 9:03 a.m.

Roll Call- County Clerk Hutchinson called the roll with Commissioners Torbert, Boswell, Sanders, Andrews and Duvall being present. Also present was County Manager Lombard. Absent was County Attorney Moss.

Minutes- The minutes from the January 8, 2004- Work Session and the January 15, 2004- Regular Session was provided separately. No official action was taken.

Planning & Zoning Requests

The Planning & Zoning Commission considered the following requests for the approval by the Board of Commissioners:

Final Plat Approval for Reynolds Plantation, Howell's Grove- Phase I (19 Single-Family Lots)- This property contains 37.27 acres and is designated as part of Tax Map 78, Parcel 79. **By consensus, this item was placed on the Consent Agenda.**

Preliminary Plat Approval for Reynolds Plantation, Sugar Run- Section II, New Plat (35 residential lots)- This property contains 29.87 acres and is designated as part of Tax Map 57, Parcel 7. **By consensus, this item was placed on the Consent Agenda.**

Final Plat Approval for Reynolds Plantation, Sugar Run, Section II New Plat (35 residential lots)- This property contains 29.87 acres and is designated as part of Tax Map 57, Parcel 7. **By consensus, this item was placed on the Consent Agenda.**

Variance Request from Gordon K. Van Mol- Indian Hills Lot #36- A variance was requested by Gordon K. Van Mol to provide for a variance setback of 12 feet side yard setback and 50 feet lake setback at the location of 1050 Chieftain Way, White Plains, GA. This property is designated as a part of Tax Map 97A, Parcel 89. **By consensus, this item was placed on the Consent Agenda.**

Old Business

Tax Assessor's Board Appointment- The term of Mr. Sam Guthrie on the Assessor's Board recently expired and Mr. Guthrie has asked not to be re-appointed. The appointment is made by the Board of Commissioners and is typically for a three-year term. Commissioner Sanders recommended Mr. Wesley Hunt as a nominee for the Tax Assessor's Board. Two other no minees were pending. No official action was taken.

Tourism Committee Appointment- the reorganization of the Tourism Committee provided for two additional appointments by the Board. The Board still has a vacancy that needs to be filled. Commissioner Torbert recommended Rev. Geoff Taylor as a nominee for the Tourism Committee. **By consensus, this item was placed on the Consent Agenda.**

Abandonment of Reuben's Ridge Road- The County approved a proposal in June 2003 concerning Reuben's Ridge Road, which is located off of Lake Oconee Trails and serves the Georgia Power boat ramp property. The agreement provided for significant improvements to the access to the boat ramp to include paving of the access all the way to the boat ramp, maintenance on the access, street lighting, added security, and grassing along the access, all at no cost to the County.

The agreement is at the stage where formal abandonment proceedings were initiated by the County and now require finalization by the Board. All legal requirements have been followed. A Public Hearing was held concerning this item. **By consensus, this item was placed on the Consent Agenda.**

Execution of the Approved Hospital Financing Documents- The Board approved financing support for the Hospital and the legal documents necessary to affect the financing have been prepared and need Commission approval. The documents include an Intergovernmental Contract between the Hospital Authority and the Board of Commissioners, a Home Office Payment Agreement, and a Resolution authorizing the Intergovernmental Agreement. No official action was taken.

New Business

Wachovia Financing Resolution for the Administration Building- The ongoing planning for construction of an Administration Building continues and has progressed to the point that the project will soon be placed out for bid and the financing for the project need to be established. The best option for funding this project is through the ACCG Lease-Purchase Program. This will allow the County to fund this capital expenditure over the next ten-years. The Board discussed the pros and cons of installing an elevator in the building. Due to the proposed building meeting the ADA requirements, there is no need to install an elevator in the building. No official action was taken.

Planning & Zoning Board Appointment- The term of the District 2 Planning & Zoning Representative, Mr. Dexter Jackson, expired January 22, 2004. The appointment is made by the Board of Commissioners and is typically for a three-year term. Mr. Jackson can be re-appointed or another individual can be appointed from District 2. Commissioner Andrews recommended that Mr. Jackson be re-appointed to the Planning & Zoning Board. **By consensus, this item would be placed on the Consent Agenda.**

Visitor's General Comments

Mr. Gary Vickers addressed the Board with concerns about the economic outlook for Greene County. The Board thanked Mr. Vickers for his concerns.

Commissioner's Reports

District One Commissioner requested an update on the Economic Development Director's position.

County Manager Lombard reported that letters were sent to the municipalities requesting their support for the funding of the Economic Development Director's position.

District Two Commissioner had no report at this time.

District Three Commissioner reported that a copy of the draft of the Solid Waste Agreement between Greene County and the Northeast Georgia Regional Development Center has been distributed to each Board member. District Three Commissioner also reported that the Tourism Committee is preparing an RFP for a marketing firm.

District Four Commissioner had no report.

Chairman Duvall had no report at this time.

Adjournment

Commissioner Torbert motioned to recess the Work Session at 9:45 a.m. Commissioner Boswell seconded; the motion carried unanimously.

Reconvene - Work Session & Special Called Meeting-10:00 a.m.

By consensus, the Board agreed to reconvene the Work Session & Special Called Meeting for the purpose of the discussion and/or action on County Road Projects and Priorities.

Call to Order- Chairman Duvall called the Special Called Meeting to order at 10:00 a.m.

County Manager Lombard announced that with anticipation of SPLOST funding from the 2005-2009 SPLOST, which is to be voted on by the citizens on March 2, 2004, the need to identify road projects and priorities for proceeds from the SPLOST is needed. There is

no doubt that if the SPLOST does not pass, the funding for these projects will not be readily available. If the SPLOST does pass, the anticipated funding will allow for completion of all the projects listed on the plan, subject to the following limitations: elements such as right-of-way acquisitions, weather limitations, cash flow, Road Department scheduling, availability of materials, and grouping of projects for bid purposes. The Plan has been set up with projects falling under the appropriate category for the type of work needed.

The Board discussed their concerns about this issue.

Several citizens spoke about the benefits of the SPLOST funding of the road projects.

Commissioner Boswell motioned to adopt the plan as amended. Commissioner Sanders seconded; the motion carried unanimously. (Attachment A)

Adjournment

There being no further business, Commissioner Sanders motioned to adjourn the Work Session & Special Called Meeting at 10:55 a.m. Commissioner Boswell seconded; the motion carried unanimously.

Respectfully Submitted,

Elna Hutchinson, County Clerk

The above Minutes were adopted and approved this _____ day of April 2004.

Vincent M. Duvall, Chairman

W. L. Sanders, Vice- Chairman

R. L. Boswell, Commissioner

Titus Andrews, Sr., Commissioner

Gerald W. Torbert, Commissioner