

GREENE COUNTY BOARD OF COMMISSIONERS

SESSION I

TUESDAY * AUGUST 3, 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 Session I Meeting to order at 9:05 a.m.

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

Petitions & Communications

Georgia Forestry Annual Report- Mr. Julian Beasley addressed the Board and provided the Georgia Forestry Annual Report. The Board thanked Mr. Beasley for the report.

Minutes- Commissioner Torbert motioned to approve the Minutes from the July 6, 2004- Session I Meeting, the July 20, 2004- Session II Meeting, the July 22, 2004- Public Hearings, and the July 29, 2004- Public Hearing and Budget Adoption Meeting. Commissioner Boswell seconded; the motion carried unanimously.

Planning & Zoning Requests

The Planning & Zoning Commission considered several requests during their July 29, 2004- Meeting. The following requests were sent forward for Commission action with recommendation for approval on each item:

Rezoning from A1 to R2 for Property on Stagecoach Road-The Commissioners considered a request to rezone Mr. Unzell Priest property from A1 to R2 property that is located on Stagecoach Road and contains 56.90 +/- acres of land, and is designated as a part of Tax Map 52, Parcel 1. Mr. Unzell Priest addressed the Board concerning this item. No official action was taken.

Preliminary Plat Approval for White Oak Plantation- Phase 2 (11 lots)- The Commissioners considered a request for a Preliminary Plat for Wayne Atkinson- White Oak Plantation, Phase 2 (11 lots) that contains 42.82 acres of land, and is located on Withrow Road. The property is designated as a part of Tax Map 21, Parcel 4. Mr. Jay Dell addressed the Board concerning this issue. No official action was taken.

Conditional Use for Property on Swords Road- The Commissioners received information that David & Gayle Brownlee have withdrawn their request for a Conditional Use for a Bed & Breakfast for the property located at 1250 Swords Road, that contains 1.32 acres, and is designated as a Part of Tax Map 32A, Parcel 21E. Judge Sidney Nations addressed the Board opposing this item. Mr. William M. Lancaster also addressed the Board on behalf of those opposing this item. No official action was taken.

Conditional Use for Property on State Route 44 in Greensboro - The Commissioners considered a request for a Conditional Use for Mr. James T. Boswell & Mr. Robert L. Boswell property that contains 80.67 +/- acres of land in which 15.92 acres will be used for the church. The property is designated as a part of Tax Map 70, Parcel 48. Mr. Jay Dell addressed the Board concerning this issue. No official action was taken.

Preliminary Plat Approval for Signature Group, LLC (91 +/- Residential lots)- The Commissioners considered a request for a Preliminary Plat for Kerry Scherer, Signature Group, LLC property that contains 106 +/- acres of land, and is located on Georgia Highway 12 & U S Highway 278. The property is designated as a part of Tax Map 10, Parcels 6A, 6B and 6C. No official action was taken.

Rezoning from B1 to CPUD for Property at the Intersection of Carriage Lane and West End Drive, Property at the Intersection of Salem Walk Drive and West End

Drive, and for Property at the Intersection of Salem Walk Drive and State Route 44- The Commissioners considered a request to rezone from B1 to CPUD property located at Reynolds Plantation. The property contains 3.53 acres of land, 0.70 acres of land, 1.23 acres of land, and is designated as a part of Tax Map 56E, Parcels 1-3. No official action was taken.

Rezoning from A1 to LR1 with PUD Overlay for Property at the intersection of Linger Longer Road and Lake Oconee Trail (N.E. Corner)- The Commissioners considered a request to rezone from A1 to LR1 with a PUD Overlay, property located at the intersection of Linger Longer Road and Lake Oconee Trail (N.E. Corner). The property contains 830.0 +/- acres of land, and is designated as a part of Tax Map 57, Parcel 7, Tax Map 56, Parcel 1, and Tax map 55, Parcel 5. No official action was taken.

Preliminary Plat Approval for Reynolds Plantation, Sugar Run- Section III (57 Single-Family lots)- The Commissioners considered a request for a Preliminary Plat for Reynolds Plantation property that contains 79.59 acres, and is located at the extension of Howell's Crossing. The property is designated as a part of Tax Map 78, Parcel 1. No official action was taken.

Preliminary Plat- Reynolds Plantation- Callahan's Section III (17 Single-Family lots)- The Commissioners considered a request for a Preliminary Plat for Reynolds Plantation property that contains 48.64 acres, and is located along Callahan's Ridge Road. The property is designated as a part of Tax Map 78, Parcel 1. No official action was taken.

Old Business

Airport Terminal Building Bids - The Commissioners received information that the bid phase of the Airport Terminal Building Project has been completed. The bids exceeded the project budget. Changes have been provided from the two lowest bidders trying to reduce the cost. Representative from the Airport Authority should have this information available by Session II Meeting. No official action was taken.

Tax Collections Agreement- Commissioner Sanders motioned to approve the Contract for the Collection of Delinquent Property Taxes with Appalachian Mountain Services, Inc. Commissioner Boswell seconded; the motion carried unanimously. (**Attachment- Tax Collection Agreement**)

Harbor Club Regional Economic Assistance Project (REAP)- Commissioner Sanders motioned to approve the Resolution for the Regional Economic Assistance Project Application for the Harbor Club and the Polo Grounds at Harbor Club, waiving the reading of the Resolution. Commissioner Boswell seconded; the motion carried unanimously. (**Attachment- Harbor Club REAP Resolution**)

Harbor Club Catering License- Commissioner Torbert motioned to approve the Catering License for the Harbor Club Clubhouse Restaurant. Commissioner Andrews seconded; the motion carried unanimously.

Resolution Authorizing an Intergovernmental Agreement with the Hospital Board- Commissioner Torbert motioned to approve the Resolution authorizing the Chairman and County Clerk to execute an Intergovernmental Agreement with the Hospital Board and the related required documents necessary for the Hospital Board's Bond issue, waiving the reading of the Resolution. Commissioner Sanders seconded; the motion carried unanimously. (**Attachment- Resolution Authorizing an Intergovernmental Agreement with the Hospital Board**)

Resolutions for Condemnation- Meadow Crest Road- Commissioner Sanders motioned to approve the Resolution to Condemn Property for the Meadow Crest Road Project, waiving the reading of the Resolution, and to authorize the Chairman to execute the Declaration of Taking documents for the Meadow Crest Road Project. Commissioner Torbert seconded. Commissioners Torbert, Boswell, Sanders and Duvall voted in favor.

Commissioner Andrews opposed. The motion carried 4 to 1. (**Attachment- Resolution for Condemnation- Meadow Crest Road**)

Contract Award for Resurfacing Road Project- Commissioner Andrews motioned to approve awarding the contract for resurfacing to E.R. Snell in the amount of \$390,737.50. Commissioner Boswell seconded; the motion carried unanimously. (**Attachment- Contract Award for Resurfacing Road Project**)

New Business

Landfill Monitoring- Commissioner Sanders motioned to approve the proposal for monitoring services for the closed Landfill submitted by EMC Engineer Services. Commissioner Boswell seconded; the motion carried unanimously. (**Attachment- EMC Engineer Services Landfill Monitoring Proposal**)

Erosion & Sedimentation Control Model Ordinance Revision- Commissioner Torbert motioned to approve the revised Erosion & Sedimentation Control Ordinance and incorporate the revised Ordinance into the County Code. Commissioner Andrews seconded. Commissioners Torbert, Boswell, Sanders and Andrews voted in favor. Chairman Duvall opposed. The motion carried 4 to 1.

Section 5311 Application- The Commissioners received information that the Section 5311 Application requiring the Board's approval will be provided from Advantage, the Third-Party Operator, before the Session II Meeting. No official action was taken.

Resolution for Comprehensive Plan Submission- Commissioner Andrews motioned to approve the Resolution to submit the County's Comprehensive Plan to the Regional Development Center (RDC) and the Department of Community Affairs (DCA) for review. Commissioner Sanders seconded; the motion carried unanimously. (**Attachment- Resolution for Comprehensive Plan Submission- RDC**)

Local Assistance Road Program (LARP) List- Commissioner Andrews motioned to approve the Local Assistance Road Program (LARP) List and submit to the Department of Transportation for consideration. Commissioner Boswell seconded; the motion carried unanimously. (**Attachment- Local Assistance Road Program List**)

Tax Appeal Request- Commissioner Sanders motioned to deny the request to waive penalties and interest on the property designated Map and Parcel# 059-A-00-194-0 and require payment of accrued penalties and interest through the time that payment is received. Commissioner Boswell seconded; the motion carried unanimously. (**Attachment- Tax Appeal Request**)

Visitor's General Comments- None

Commissioner's Reports

District One Commissioner had no report.
District Two Commissioner had no report.
District Three Commissioner had no report.
District Four Commissioner had no report.
Chairman Duvall had no report.

Executive Session- Personnel Matters- Commissioner Andrews motioned to leave the Session I Meeting and enter Executive Session at 10:26 a.m. Commissioner Boswell seconded. Commissioners Torbert, Boswell, Sanders, Andrews and Duvall voted in favor. The motion carried unanimously.

Commissioner Andrews motioned to leave the Executive Session and re-enter the Session I Meeting at 11:11 a.m. Commissioner Sanders seconded; the motion carried unanimously.

Chairman Duvall announced that while in the Executive Session, the Board discussed pending litigation and personnel matters. No Official action was taken.

Adjournment - There being no further business, Commissioner Sanders motioned to adjourn the Session I Meeting at 11:13 a.m. Commissioner Andrews seconded; the motion carried unanimously.

Respectfully Submitted,

Elna Hutchinson, County Clerk

The above Minutes were adopted and approved this ____ of September 2004.

Vincent M. Duvall, Chairman

W. L. Sanders, Vice-Chairman

R. L. Boswell, Commissioner

Titus Andrews, Sr., Commissioner

Gerald W. Torbert, Commissioner