

GREENE COUNTY BOARD OF COMMISSIONERS**REGULAR MEETING- WORK SESSION****TUESDAY * AUGUST 16, 2005****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 Regular Meeting to order at 9:07 a.m.

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

Petitions & Communications

Georgia Forestry Annual Report- Mr. Julian Beasley, Chief Ranger provided the 2004-2005 Annual Report for the Georgia Forestry Commission.

Chamber of Commerce Report- None

Minutes- The Minutes from the July 19, 2005- Regular Meeting and the July 29, 2005-Called Meeting was provided separately. The Board discussed this item. No official action was taken.

Planning & Zoning

The Planning & Zoning Commission considered the following requests during their July 25, 2005 meeting:

Mill Trace Subdivision, Preliminary Plat (121-Single Family Lots)-The Commissioners received a request to approve a Preliminary Plat for Homes, Decks, and Docks, LLC property located on the southeast side of Parks Mill Trace, west of Parks Mill Drive, designated as a part of County Tax Map 35A, Parcels 29, 30, 31, 32, 33, and 34, and consisting of 65.26 acres of land out of which (121) lots for single family homes will be developed, including a recreational/amenity area, and will be called "Mill Trace Subdivision". The Planning & Zoning Commission recommended approval of the latest submitted plan dated 7/19/05 and labeled 'Revision #2', with five conditions. Mr. Robert Jordan of Jordan Engineering Firm addressed the Board concerning this item. The Board discussed this item. No official action was taken.

Reynolds Plantation, Curtright Place- Section II, Final Plat (15-Lots)- The Commissioners received a request to approve a Final Plat for Reynolds Plantation, Curtright Place-Section II, 15-lots, located off of Linger Longer Drive and adjacent to the National Golf Course, on 18.22 acres of land, and designated as a part of County Tax Map 78, Parcel 1. No official action was taken.

Reynolds Plantation, The Village at Lake Club Pointe, A Condominium-Section IV, Final Plat (36-Residential Units)-The Commissioners received a request to approve a Final Plat for Reynolds Plantation, the Village at Lake Club Pointe, A Condominium-Section IV, located off of Brown's Ford Road near the Georgia Power Armor Bridge Board Ramp, on 5.43 acres of land zoned LR-1 w/PUD, and designated as a part of County Tax Map 76, Parcel 5. No official action was taken.

Reynolds Plantation, Sandy Ford- Section I, Preliminary Plat (84-Lots)-The Commissioners received a request to approve a Preliminary Plat for Reynolds Plantation, Sandy Ford-Section I, located

off of Howell's Crossing and adjacent to the Reynolds Plantation Engh Golf Course, on 83.91 acres of land, and designated as a part of County Tax Map 57, Parcels 7, and 7A, and County Tax Map 55, Parcel 5, and County Tax Map 56, Parcel 11. No official action was taken.

Reynolds Plantation, Armour's Ford-Section I, Preliminary Plat (50-Lots)- The Commissioners received a request to approve a Preliminary Plat for Reynolds Plantation, Armour's Ford-Section I, located off of Howell's Crossing and adjacent to the new Reynolds Plantation Engh Golf Course, on 50.19 acres of land, and designated as a part of County Tax Map 57, Parcel 7. No official action was taken.

Reynolds Plantation, Lake Club Pointe- Section II, Preliminary Plat (11-Lots)-The Commissioners received a request to approve a Preliminary Plat for Reynolds Plantation, Lake Club Pointe- Section II, located off of Howell's Crossing and adjacent to the new Reynolds Plantation Engh Golf Course, on 14.69 acres of land, and designated as a part of County Tax Map 76, Parcel 6. No official action was taken.

Lake Oconee Village, Phase IV, Final Plat-The Commissioners received a request to approve a Final Plat for Lake Oconee Village Phase IV, located off of Old Linger Longer Road and the new Linger Longer Road, on 26.6 acres of land zoned CPUD, and designated as a part of County Tax Map 57, Parcel 1A. No official action was taken.

Business Items

Beer & Wine Retail License- Cleavers Meat Company- The Commissioners received a request to approve a Beer & Wine License for the Cleavers Meat Company in the name of Shane A. Lee as the holder of the License. The fees have been paid, application completed, and the background investigation is pending. The Board discussed this item. No official action was taken.

Animal Control Ordinance Revisions- The Commissioners received information that the Animal Control Ordinance has been in place for several years and includes language that does not procedurally coincide with our animal control operation. Some aspects of the current ordinance are unenforceable, and other areas have bearing on the ability of our soon-to-be completed facility to function. These areas have been identified and revised by our Animal Control Officer with input received by the Commissioners and incorporated as appropriate. Other general improvements were also added. A Public Hearing was held on July 14, 2005 to receive public comments. Mr. Carlos Sumner addressed the Board concerning this item. The Board discussed this item. No official action was taken.

Local Assistance Road Program (LARP) List 2006- The Commissioners received information that the LARP list submitted each year to the Georgia Department of Transportation for resurfacing consideration requires the Board approval. The roads must be currently surfaced, at least 18' wide, and on the County Inventory. The Department of Transportation reviews the list and rates each road listed based on need. If the Georgia Legislature provides funding, then the County is later notified of which roads will be resurfaced. The resurfacing is performed by the Department of Transportation at no cost to the County. The Board discussed this item. No official action was taken.

SPLOST Intergovernmental Agreements- The Commissioners received information that the 2005-2009 SPLOST includes funding for city fire departments, Recreation, and the Airport. Intergovernmental Agreements are necessary to release funds between these units of government. This should include the City of Greensboro, City of Union Point, City of Siloam, City of Woodville, the Recreation Board, and the Airport Authority. Once the Agreements are adopted by each of the respective entities, the SPLOST funds accrued to date for each entity can be released and monthly

disbursements will ensue. Mr. Carlos Sumner addressed the Board concerning this item. The Board discussed this item. No official action was taken.

ACCG Defined Benefit Plan “Closing Agreement”- The Commissioners received information that the Association of County Commissioners of Georgia has been engaged with the Internal Revenue Services to ensure that all of the retirement plan documents in place throughout the participating counties in the state comply with federal law requirements. As a result of their discussions, the IRS has requested that some language in some of the documents be amended. The amendment does not affect any retirement benefits and merely brings the wording of the plan document into compliance with the current wording of the federal regulations. The Board discussed this item. No official action was taken.

Northeast Georgia Regional Development Center Senior Center Contract (Aging Services)- The Commissioners received information that the Regional Development Center contracts with Greene County for the services and funding offered to the Senior Center. The contract is considered annually and must be adopted in order for the Federal funding to be allocated for the Greene County Senior Center. The Board discussed this item. No official action was taken.

Commissioner’s Reports- None

Executive Session- None

Adjournment- Chairman Duvall recessed the Regular –Work Session Meeting at 9:53.

**GREENE COUNTY BOARD OF COMMISSIONERS
REGULAR MEETING-BUSINESS SESSION
10:05 A.M.* COMMISSIONERS MEETING ROOM**

Chairman Duvall reconvened the Regular Meeting to order at 10:05 a.m.

Minutes- No official action was taken on the Minutes from July 19, 2005 Meeting and the July 29, 2005- Called Meeting.

Planning & Zoning

Mill Trace Subdivision, Preliminary Plat (121-Single Lots)- Commissioner Sanders motioned to approve the Preliminary Plat for Homes, Decks & Docks, LLC for the Mill Trace Subdivision per the plan labeled ‘Revision #2’ and dated 7/19/05 with the five conditions specified by the Planning & Zoning Commission that are to be noted in the Official Minutes of this Meeting. Commissioner Schneider seconded; the motion carried unanimously. **(See attached Conditions specified by the Planning & Zoning Commission)**

Reynolds Plantation, Curtright Place- Section II, Final Plat (15-Lots)- Commissioner Schneider motioned to approve the Final Plat for Curtright Place, Section II in Reynolds Plantation, on 18.22 acres of land, and designated as a part of County Tax Map 78, Parcel 1. Commissioner Torbert seconded; the motion carried unanimously.

Reynolds Plantation, The Village at Lake Club Pointe, A Condominium- Section IV, Final Plat

(36-Residential Units) - Commissioner Sanders motioned to approve the Final Plat for The Village at Lake Club Pointe, A Condominium, Section IV in Reynolds Plantation, on 5.45 acres of land, and designated as a part of County Tax Map 76, Parcel 5. Commissioner Schneider seconded; the motion carried unanimously.

Reynolds Plantation, Sandy Ford- Section I, Preliminary Plat (84-Lots)- Commissioner Sanders motioned to approve the Preliminary Plat for Sandy Ford, Section I in Reynolds Plantation, on 83.91 acres of land, and designated as a part of County Tax Map 57, Parcels 7 & 7A. Commissioner Torbert seconded; the motion carried unanimously.

Reynolds Plantation, Armour's Ford-Section I, Preliminary Plat (50 Lots)- Commissioner Schneider motioned to approve the Preliminary Plat for Armour's Ford, Section I in Reynolds Plantation, on 50.19 acres of land, and designated as a part of County Tax Map 57, Parcel 7. Commissioner Torbert seconded; the motion carried unanimously.

Reynolds Plantation, Lake Club Pointe-Section II, Preliminary Plat (11-Lots) - Commissioner Torbert motioned to approve the Preliminary Plat for Lake Club Pointe- Section II in Reynolds Plantation, on 14.69 acres of land, and designated as a part of County Tax Map 76, Parcel 6. Commissioner Schneider seconded; the motion carried unanimously.

Lake Oconee Village, Phase IV, Final Plat- No official action was taken.

Business Items

Beer & Wine License- Cleavers Meat Company- Commissioner Sanders motioned to approve a Beer & Wine License for the Cleavers Meat Company in the name of Shane A. Lee as the holder of the License. Commissioner Schneider seconded; the motion carried unanimously.

Animal Control Ordinance Revisions- Commissioner Torbert motioned to adopt the revisions to the Animal Control Ordinance. Commissioner Schneider seconded; the motion carried unanimously.

Local Assistance Road Program (LARP) List- Commissioner Sanders motioned to approve the Local Assistance Road Program (LARP) List for Georgia Department of Transportation consideration. Commissioner Andrews seconded; the motion carried unanimously.

SPLOST Intergovernmental Agreements- Commissioner Torbert motioned to authorize the Chairman to execute the Intergovernmental Agreements necessary to release SPLOST funds to the City of Greensboro, City of Union Point, City of Siloam, City of Woodville, the Recreation Board, and the Airport Authority. Commissioner Schneider seconded; the motion carried unanimously.

ACCG Defined Benefit Plan "Closing Agreement"- Commissioner Torbert motioned to approve the Resolution to Amend the Third Restated Plan for the County's retirement plan through ACCG and to waive the reading of the Resolution. Commissioner Andrews seconded; the motion carried unanimously.

Northeast Georgia Regional Development Center Senior Center Contract (Aging Services) - Commissioner Schneider motioned to approve the Fiscal Year 2006 Aging Services Contract with the Northeast Georgia Regional Development Center for funding of the operations of the Greene County Senior Center. Commissioner Torbert seconded; the motion carried unanimously.

Commissioner's Report

District One Commissioner had no report.

District Two Commissioner had no report.

District Three Commissioner reported that a Public Meeting to address citizen's concerns with the upcoming Referendum and ADVTACS will be held at the Union Point Community Center on September 15, 2005 at 6:30 p.m.

District Four Commissioner reported that the Walker's Church Community has held a meeting with ADVTACS.

Chairman Duvall reported that he had attended a meeting with the Department of Transportation concerning the Meadow Crest Road project.

Executive Session- None

Adjournment- Commissioner Schneider motioned to adjourn the Regular Meeting at 10:15 a.m. Commissioner Andrews seconded; the motion carried unanimously.

Respectfully submitted,

Elna Hutchinson, County Clerk

The above Minutes were adopted and approved this _____ day of September 2005.

Vincent M. Duvall, Chairman

W. L. Sanders, Vice-Chairman

Richard G. Schneider, Commissioner

Titus Andrews, Sr., Commissioner

Gerald W. Torbert, Commissioner