

**GREENE COUNTY BOARD OF COMMISSIONERS****REGULAR MEETING- WORK SESSION  
WEDNESDAY \* NOVEMBER 16, 2005  
9:00 A.M. \* COMMISSIONERS MEETING ROOM**

**Call to Order-** Chairman Duvall called the Regular Meeting to order at 9:04 a.m.

**Roll Call-** Commissioners Torbert, Schneider, Sanders, Andrews and Duvall were present. Also present was County Manager Lombard.

**Petitions & Communications**

**Chamber of Commerce-** Mr. Mark Lipscomb provided the Chamber of Commerce monthly report.

**Minutes-** The Minutes from the October 18, 2005- Regular Meeting was provided separately. No official action was taken.

**Planning & Zoning**

The Planning & Zoning Commission considered the following requests during their November 16, 2005 meeting:

**Harbor Club-Section B, Phase II, Preliminary Plat-** The Commissioners received a request to approve a Preliminary Plat for Harbor Club- Section B, Phase II, consisting of reconfiguring a previously approved plat to create 24 lots from 14.11 acres. The property is designated as part of County Tax Map 75F, Parcels 1 B, 1 D, 63 thru 77, and County Tax Map 11, Parcel 1. The original lot sizes averaged 0.9 acres. The newly submitted plat would reduce the lot sizes in the 0.2 and 0.3 acres with 10 feet setbacks. The proposed plan would result in lot sizes and setbacks that are inconsistent and incompatible with surrounding lots already platted and in many cases already sold. Mr. Mark McCullers addressed the Board opposing the request. Attorney Jay Dell, representative for Harbor Club, requested that this item be withdrawn. The Board discussed this item. No official action was taken.

**National Village at the Commons- Final Plat-** The Commissioners received a request to approve a Final Plat for Reynolds Plantation National Village at the Commons, containing 8 units on 2.72 acres of property and designated as a part of County Tax Map 78, Parcel 1, zoned LR1 with a PUD Overlay. No official action was taken.

**Port Armor East Connector- Preliminary Plat-** The Commissioners received a request to approve a Preliminary Plat for Port Armor East Connector, containing 64 lots on 90.3 acres of property and designated as a part of County Tax Map 55, Parcel 4. Mr. Rabun Neal addressed the Board concerning this item. The Board discussed this item. No official action was taken.

**Business Items**

**Meadow Crest Road Contract-** The Commissioners received information that the Department of Transportation has provided the County with a contract for their participation in the paving of Meadow Crest Road which requires Board's approval. The Department of Transportation will be contributing over \$275,000.00 towards this contract. The Board discussed this item. No official action was taken.

**Retail Beer & Wine License Application- CVS Pharmacy-** The Commissioners received a request to approve a Beer & Wine License for the CVS Pharmacy in the name of Michael D. Harris 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.

**Beer & Wine Transfer Liquor License Request- Granite Shoals Marina-** The Commissioners received a request to approve the transfer of the Beer & Wine License for Granite Shoals Marina as well as the issuance of a Liquor License for Granite Shoals Marina in the name of Gray Ferguson as the holder of the Licenses. The Board discussed this item. No official action was taken.

**Resolution to Authorize the New Code Enforcement Officer-** The Commissioners received information that the FY 2006 budget included funds to re-establish a Code Enforcement Officer Position. An individual has been hired for the position and needs to be officially designated by the Board as a Code Enforcement Officer for purposes of enforcement of the County Codes. The Board discussed this item. No official action was taken.

**ACCG Deferred Compensation Plan Amendment-** The Commissioners received information that notice from GEBCorp regarding an amendment to the ACCG Deferred Compensation Plan is being required by the Internal Revenue Services. The changes are primarily related to mandatory distributions to former employees/participants in the Plan or their beneficiaries, and required minimum distributions based on participants age or after the death of participant. The amendment must be approved prior to December 31, 2005. The Board discussed this item. No official action was taken.

**Declaration of Surplus Property- Old EMS Trailer-** The Commissioners received information that the old EMS trailer had been used during the construction of the Administrative Building and is no longer needed. Unless a use for the trailer can be identified, the asset should be declared surplus and the requirements of the Statute followed for its removal. The Board discussed this item. No official action was taken.

**Space Allocation- Courthouse-** The Commissioners received information about the possible uses of the vacated space at the Courthouse. The offices to be relocated included the Voter's Registration Office, the Public Defender's Office, the State Probation Office, and the Veteran's Administration Office. Also included was additional space request from the Probate Court and the Clerk of Superior Court. A meeting was held with all of the offices involved to discuss options. The only option that coincided with the goal of vacating the old Rayle building and the Annex involved placing the Voter's Registration Office and the Veteran's Administration Office into the space vacated by the Tax Assessor, placing the Public Defender Office into space vacated by the Tax Commissioner, and placing the State Probation Office into the 3<sup>rd</sup> Floor space vacated by the County Commission Office. This option did not allow additional space for the Probate Court or Clerk of Superior Court except that some additional storage space would be available in the basement. Additional space could be provided to the Probate Court and the Clerk of Superior Court, but would require the use of the LL Wyatt Building or the 911 Building to house either the Public Defender or the Voter's Registration Office. The Board discussed this item. No official action was taken.

**Board of Health Appointment- Advocate Position-** The Commissioners received information that the Advocate Position on the Board of Health was currently vacant and needs to be filled. Mr. Lanier Rhodes has offered to serve in this capacity if the Board wishes to appoint him. The Board discussed this item. No official action was taken.

**FY 2005 Budget Adjustments-** The Commissioners received information that several budget adjustments to the FY 2005 Budget have been identified and requires Board consideration:

1. The County arranged for the purchase of 10 patrol cars through the ACCG Lease/Purchase

Program. The budget adjustments necessary to account for the activity needs to be made prior to the audit. The County received \$150,575.40 as proceeds from the lease and expended the same amount for the cars purchased to date. A budget adjustment to account for this revenue and expense is necessary.

2. The Sheriff did not include ambulance transports in the budget anticipating that ambulance transports would not be charged to his budget since the service was county operated. However, the accounting of the EMS fund requires transfers of funds to account for activity. A budget adjustment of \$8,250.00 is needed to account for this activity and would come from the contingency.
3. The County received \$42,141.96 in EMA Homeland Security Grants that was used to improve communications and for preparation of required emergency planning. A budget adjustment to account for this revenue and the associated expenditures is necessary.

The Board discussed this item. No official action was taken.

## **Commissioner's Reports**

### **Executive Session**

**Adjournment-** Chairman Duvall recessed the Regular Meeting- Work Session at 10:07 a.m.

**REGULAR MEETING-BUSINESS SESSION  
WEDNESDAY \* NOVEMBER 16, 2005  
10:18 A.M. \* COMMISSIONERS MEETING ROOM**

**Minutes-** Commissioner Torbert motioned to approve the Minutes from the October 18, 2005- Regular Meeting. Commissioner Schneider seconded; the motion carried unanimously.

### **Planning & Zoning**

**Harbor Club- Section B, Phase II, Preliminary Plat-** Commissioner Sanders motioned to accept the request from the applicant to withdraw this item. Commissioner Schneider seconded; the motion carried unanimously.

**National Village at the Commons, Final Plat-** Commissioner Schneider motioned to approve the Final Plat for Reynolds Plantation National Village at the Commons, containing 8 units on 2.72 acres of property and designated as a part of County Tax Map 78, Parcel 1, zoned LR-1 with a PUD Overlay. Commissioner Sanders seconded; the motion carried unanimously.

**Port Armor East Connector, Preliminary Plat-** Commissioner Schneider motioned to approve the Preliminary Plat for Port Armor East Connector, containing 64 lots on 90.3 acres of property and designated as a part of County Tax Map 55, Parcel 4. Commissioner Torbert seconded; the motion carried unanimously.

### **Business Items**

**Meadow Crest Road Contract-** Commissioner Sanders motioned to approve the contract with the Georgia Department of Transportation for their participation (\$275,000.00) in the paving of Meadow Crest Road. Commissioner Schneider seconded. Commissioners Torbert, Schneider, Sanders and

Duvall voted in favor. Commissioners Andrews opposed. The motion carried 4 to 1.

**Retail Beer & Wine License Application- CVS Pharmacy-** Commissioner Torbert motioned to approve a Retail Beer & Wine License for the CVS Pharmacy in the name of Michael D. Harris as the holder of the License. Commissioner Andrews seconded; the motion carried unanimously.

**Beer & Wine Transfer, Liquor License Request- Granite Shoals Marina-** Commissioner Schneider motioned to approve the transfer of the Beer & Wine License for Granite Shoals Marina as well as the issuance of a Liquor License for Granite Shoals Marina in the name of Gray Ferguson as the holder of the Licenses. Commissioner Sanders seconded; the motion carried unanimously.

**Resolution to Authorize the New Code Enforcement Officer-** Commissioner Sanders motioned to adopt Resolution Number 2005.11.16 authorizing an additional Code Enforcement Officer and to waive the reading of the Resolution and to amend the following changes in Section 2- to read as follows: “the designation of a Code Enforcement Officer shall remain in effect until the Officer leaves the employment of Greene County”. Commissioner Andrews seconded; the motion carried unanimously.

**ACCG Deferred Compensation Plan Amendment-** Commissioner Sanders motioned to approve the Amendment to the ACCG 457 Deferred Compensation Plan for Employees of Greene County. Commissioner Schneider seconded; the motion carried unanimously.

**Declaration of Surplus Property- Old EMS Trailer-** Commissioner Torbert motioned to declare the old EMS double-wide trailer as surplus property and to institute the required procedures to have it sold and removed from County property. Commissioner Sanders seconded; the motion carried unanimously.

**Space Allocation- Courthouse-** No official action was taken.

**Board of Health Appointment- Advocate Position-** Commissioner Andrews motioned to appoint Mr. Lanier Rhodes to the Greene County Board of Health to serve as the Advocate Position appointment. Commissioner Torbert seconded; the motion carried unanimously.

**FY 2005 Budget Adjustments-** Commissioner Sanders motioned to amend the Fiscal Year 2005 Budget to make the necessary adjustments to account for the Sheriff's Vehicle Lease (\$150,575.40); the expenses incurred for Inmate Ambulance Transports (\$8,520.50); and for the EMA Homeland Security Grants (\$42,141.96) received by the County. Commissioner Schneider seconded; the motion carried unanimously.

### **Commissioner's Reports**

District One Commissioner had no report.

District Two Commissioner had no report.

District Three Commissioner had no report.

District Four Commissioner reported that the ACCG- Self Insured Worker's Compensation Board had met and agreed to reduce the Worker's Compensation dues by 5% to all its Members (including Greene County), and will be refunded as a dividend to those participating Members.

Chairman Duvall thanked the Board for a great meeting and their input.

### **Executive Session- Personnel**

Commissioner Sanders motioned to leave the Regular Meeting and enter into Executive Session at 10:29 a.m. Commissioner Andrews seconded. Commissioners Torbert, Schneider, Sanders, Andrews and Duvall voted in favor. The motion carried unanimously.

Commissioner Andrews motioned to leave the Executive Session and re-enter the Regular Meeting at 11:15 a.m. Commissioner Torbert seconded; the motion carried unanimously.

Chairman Duvall announced that while in the Executive Session, the Board discussed personnel matters. Commissioner Sanders motioned that the Chairman request GBI assistance for an ongoing investigation. Commissioner Schneider seconded. Commissioners Torbert, Schneider and Sanders voted in favor. Commissioners Andrews and Duvall opposed. The motion carried 3 to 2.

**Adjournment-** Commissioner Sanders motioned to adjourn the Regular Meeting- Business Session at 11:20 a.m. Commissioner Schneider seconded. Commissioners Torbert, Schneider, Sanders and Duvall voted in favor. Commissioner Andrews opposed. The motion carried 4 to 1.

Respectfully Submitted,

\_\_\_\_\_  
Elna Hutchinson, County Clerk

The above Minutes were adopted and approved this \_\_\_\_ day of \_\_\_\_\_ 2005.

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Vincent M. Duvall, Chairman

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W. L. Sanders, Vice-Chairman

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Richard G. Schneider, Commissioner

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Titus Andrews, Sr., Commissioner

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Gerald W. Torbert, Commissioner