

LOWNDES COUNTY BOARD OF COMMISSIONERS
MINUTES
WORK SESSION
Monday, March 12, 2018

COMMISSIONERS PRESENT

Chairman Bill Slaughter
Vice Chairman Scott Orenstein
Commissioner Joyce E. Evans
Commissioner Mark Wisenbaker
Commissioner Clay Griner

Commissioner Marshall was not in attendance.

Chairman Slaughter called the work session to order at 8:30 p.m.

MINUTES

The minutes were presented for the work session of February 26, 2018, and the regular session of February 27, 2018. No changes to the minutes were requested.

PUBLIC HEARINGS

REZ-2018-04 Lyons, 1350 Old Clyattville Rd, R-A to C-H, Well and Septic, 8.05 acres, County Planner, Jason Davenport, presented the item. Mr. Davenport stated staff initially considered recommendation of a split zoning due to residences in the area. Mr. Davenport further stated since there was no opposition at the Planning Commission meeting, no conditions were recommended and the request was approved.

REZ-2018-05 Killeen, 1228 S Main St, R-A to M-1, 27.5 acres, County Planner, Jason Davenport, presented the item. Mr. Davenport stated the owner of the property has already invested in the clean-up of the property, adding both staff and the Planning Commission recommended approval with one condition. Mr. Davenport further stated there was no opposition at the Planning Commission meeting.

REZ-2018-07 Branham Project, 2480 Copeland Rd, R-1 to R-10 Water/Sewer, 18.04 acres, County Planner, Jason Davenport, presented the item. Mr. Davenport reminded the Commission that the case has been denied on two previous occasions, adding there was once again opposition at the Planning Commission meeting. Mr. Davenport further stated staff recommends approval of the request with four conditions. Commissioner Wisenbaker asked if the Commission could add a condition, to which Mr. Davenport replied yes.

FOR CONSIDERATION

Transportation Safety Improvements Agreement, County Engineer, Mike Fletcher, presented a reimbursement in the amount of \$45.85, related to the at-grade railroad crossing closure at Dasher-Johnson Road. Mr. Fletcher stated the county voted to close Dasher-Johnson at the crossing and the crossing has been pulled. Mr. Fletcher further stated the reimbursement is a result of the signs the county installed.

Ordinance Amending 2015 Solid Waste Disposal Ordinance, County Manager, Joe Pritchard, presented the amendment. Mr. Pritchard stated the ordinance was previously discussed at the retreat and a change was recommended to section 3.14, in an effort to clear the role of the county manager and the location to which waste collected in Lowndes County can be hauled.

Water Meter and Register Replacement, Utilities Director, Steve Stalvey, presented the item in the amount of \$17,500.00. Mr. Stalvey stated the average life of a meter is ten years, adding staff would like to begin replacing the meters at a rate of 100 per month, not to exceed a cost of \$17,500.00 per month. Mr. Stalvey further stated the meters will be purchased from sole source vendor, Consolidated Pipe and Supply.

Beer License- Marilyn Lewis of Palak Corporation DBA Bigfoot #908 - 1255 Lakes Blvd., Lake Park, GA, County Manager, Joe Pritchard, presented the request for a beer license for consumption off premise. Mr. Pritchard stated the request is due to a change in ownership and all requirements have been met.

BID

Portable 65 KW Generator, County Manager, Joe Pritchard, presented the item with Cowart Electric presenting the low bid in the amount of \$49,750.00. Mr. Pritchard stated the generator will be used by the Utilities Department as a back-up generator for a couple of smaller lift stations.

REPORTS – County Manager, Joe Pritchard, introduced recently hired Valdosta-Lowndes Conference Center and Tourism Director, Mr. Chris Hamilton. Mr. Hamilton addressed the Commission stating he is happy to be in the community and excited to get to work. Chairman Slaughter and the Commissioners welcomed Mr. Hamilton and thanked him for his dedication to the community.

CITIZENS WISHING TO BE HEARD – none

Commissioner Evans made a motion to adjourn the meeting, Commissioner Griner second. Chairman Slaughter adjourned the meeting.

Bill Slaughter, Chairman

K. Paige Dukes, County Clerk

LOWNDES COUNTY BOARD OF COMMISSIONERS
MINUTES
REGULAR SESSION
Tuesday, March 13, 2018

COMMISSIONERS PRESENT

Chairman Bill Slaughter
Vice Chairman Scott Orenstein
Commissioner Joyce E. Evans
Commissioner Mark Wisenbaker
Commissioner Clay Griner
Commissioner Demarcus Marshall

Chairman Slaughter called the work session to order at 5:30 p.m.

Commissioner Wisenbaker gave the Invocation and led the Pledge of Allegiance to the Flag.

MINUTES

The minutes were presented for the work session of February 26, 2018, and the regular session of February 27, 2018. Commissioner Evans made a motion to approve the minutes as presented, Vice Chairman Orenstein second. All voted in favor, no one opposed. Motion carried.

PUBLIC HEARINGS

REZ-2018-04 Lyons, 1350 Old Clyattville Rd, R-A to C-H, Well and Septic, 8.05 acres, County Planner, Jason Davenport, presented the item. Mr. Davenport stated there are no updates, adding the request remains ready for consideration. No one spoke for or against the request. Commissioner Marshall made a motion to approve the request as presented, Commissioner Griner second. All voted in favor, no one opposed. Motion carried.

REZ-2018-05 Killeen, 1228 S Main St, R-A to M-1, 27.5 acres, County Planner, Jason Davenport, presented the item. Mr. Davenport stated there are no additional updates regarding the request. No one spoke against the request. Bill Langdale, 2519 Jerry Jones Drive spoke in favor of the request on behalf of the applicant. Mr. Langdale asked the Commission to follow the Planning Commission's recommendation. Vice Chairman Orenstein made a motion to approve the request with the condition any proposed commercial/industrial entrances off of Wisenbaker Road will require the developer to pave Wisenbaker Road from the entrance to South Main St. The Developer will also be responsible for the design, any acquisition of necessary right-of-way, relocation of utilities, and construction costs for the paving of Wisenbaker Road from the developments

easternmost entrance to South Main St, Commissioner Wisenbaker second. All voted in favor, no one opposed. Motion carried.

REZ-2018-07 Branham Project, 2480 Copeland Rd, R-1 to R-10 Water/Sewer, 18.04 acres, County Planner, Jason Davenport, presented the item. Mr. Davenport stated staff received two calls from neighbors and an updated petition between the work session and the regular meeting. Rick Guest, 3001 Lester Road, spoke against the request. Mr. Guest stated the area cannot handle the density of the proposed development and Copeland Road cannot handle an increase in traffic. Lawanna Heath, 2971 Lester Road, agreed with Mr. Guest and added the development is going to cost the county money to address infrastructure improvements. She also expressed concern for wildlife in the area. Roger Boyd, 2274 Copeland Road, stated Copeland Road cannot handle any additional traffic, and added his concern for the quality of life in the area. Bill Kent, Innovate Engineering, 2214 North Patterson Street, spoke in favor of the request on behalf of the applicant. Mr. Kent stated traffic studies indicate roads in the area are sufficient to handle the proposed increase in traffic. Mr. Kent also addressed a proposed buffer, and stated the development is agreeable with the proposed conditions. Commissioner Wisenbaker made a motion to approve the request with the following conditions, all lots, including the existing residence, shall front interior roads. If there are any proposed entrances off of Lester Road then the developer will be required to pave Lester Road from the entrance to Copeland Road, the Developer will also be responsible for the design, any acquisition of necessary right-of-way, relocation of utilities, and construction costs for the paving of Lester Road from the developments southernmost entrance to Copeland Road. The developer will be required to construct a pedestrian crossing and sidewalk from the subdivision to Lowndes Middle School. The Developer will be responsible for the design, relocation of utilities, and construction costs for those improvements. All lots adjacent to the western border and the southern border of the subject property shall meet or exceed a minimum lot width of 100', no manufactured homes or mobile homes, no two-family or duplex residences, minimum lot size of 1/3 acre lots (14,520 sqft) instead of 1/4 acre lots, Commissioner Evans second. Commissioners Wisenbaker and Evans voted in favor of the motion, Vice Chairman Orenstein and Commissioner Griner voted in opposition. Commissioner Marshall recused himself from the request. Chairman Slaughter voted in favor of the motion since the vote was tied at two and two. Motion carried.

FOR CONSIDERATION

Transportation Safety Improvements Agreement, County Engineer, Mike Fletcher, presented a reimbursement in the amount of \$45.85, related to the at-grade railroad crossing closure at Dasher-Johnson Road. Mr. Fletcher stated the reimbursement is a result of the county installing road-closed signs. Vice Chairman Orenstein made a motion to approve the agreement as presented, Commissioner Evans second. All voted in favor, no one opposed. Motion carried.

Ordinance Amending 2015 Solid Waste Disposal Ordinance, County Manager, Joe Pritchard, presented the amendment. Mr. Pritchard stated the amendment was prepared as a result of the Commission's discussion at their annual retreat related to clarifying a

section of the ordinance. Commissioner Wisenbaker made a motion to deny approval of the amendment and redirect, Commissioner Marshall second. Vice Chairman Orenstein and Commissioners Wisenbaker and Marshall voted in favor on the motion, Commissioners Evans and Griner voted against the motion. Motion carried.

Water Meter and Register Replacement, Utilities Director, Steve Stalvey, presented the item in the amount of \$17,500.00. Mr. Stalvey stated several meters in the county are in need of replacement, adding staff would like to begin replacing the meters at a cost not to exceed \$17,500.00 per month, with the meters to be purchased from Consolidated Pipe & Supply. Mr. Stalvey further stated Consolidated Pipe & Supply is a sole source vendor. Commissioner Marshall made a motion to approve the purchase, Vice Chairman Orenstein second. All voted in favor, no one opposed. Motion carried.

Beer License- Marilyn Lewis of Palak Corporation DBA Bigfoot #908 - 1255 Lakes Blvd., Lake Park, GA, County Manager, Joe Pritchard, presented the request for a beer license for consumption off premise. Mr. Pritchard stated the request is due to a change in ownership and all requirements have been met. Commissioner Marshall made a motion to approve the request, Commissioner Wisenbaker second. All voted in favor, no one opposed. Motion carried.

BID

Portable 65 KW Generator, County Manager, Joe Pritchard, presented the item with Cowart Electric presenting the low bid in the amount of \$49,750.00. Commissioner Evans made a motion to approve the purchase as presented, Commissioner Wisenbaker second. All voted in favor, no one opposed. Motion carried.

REPORTS – no additional information was reported.

CITIZENS WISHING TO BE HEARD – none

Commissioner Evans made a motion to adjourn the meeting, Commissioner Griner second. Chairman Slaughter adjourned the meeting at 6:00 p.m.

Bill Slaughter, Chairman

K. Paige Dukes, County Clerk