

Bryan County Board of Commissioners - February 10, 2004

The regular meeting of the Bryan County Board of Commissioners was held on Tuesday, February 10, 2004. The following members were present: Chairman Brooks Warnell, Commissioner Toby Roberts, Commissioner Al Dixon, Jr., Commissioner Ed Bacon, Commissioner Rick Gardner and Commissioner Blondean Newman. Also present were County Administrator Phil Jones, County Clerk Donna Waters, and County Attorney Charles Brown.

Chairman Warnell called the pre-agenda meeting to order at 1:25 p.m. The agenda items were discussed and the agenda was accepted as amended.

Chairman Warnell called the regular meeting to order at 1:30 p.m. Invocation was given by Commissioner Dixon. Everyone joined in the Pledge of Allegiance. Visitors were recognized.

A discussion was held on the *minutes* of the January 6, 2004 regular meeting. A motion was made by Al Dixon and seconded by Blondean Newman to approve the minutes of the January 6, 2004 regular meeting as presented. Motion carried unanimously.

A discussion was held on the *consent agenda*. A motion was made by Blondean Newman and seconded by Rick Gardner to approve the consent agenda as presented. Motion carried unanimously.

The following items were listed on the consent agenda:

1. ***Approval of New Occupational Tax Certificates***
 - *Roger Smith Vinyl Siding - Roger O. Smith
 - *Proscapes - Donna Hewett
 - *Doodles Café - Becky Davis Drew
 - *Executive Resorts, Inc. - Jack Hyde
 - *AM-TEC - Bert Williamson
 - *Coastal Coring - Carol Seigworth

2. ***Approval of Alcoholic Beverage License***
 - *Hill Top - Gilbert Carl Priest

3. ***Approval of Tax Refunds***
 - *Anna Mae Haymans - \$66.13
 - *Gary Russell - \$341.83
 - *Ben H. Chapman - \$277.66
 - *Ford Plantation (60-009) - \$3,477.23
 - *Ford Plantation (54-075) - \$15,896.41
 - *Evelyn Neville - \$524.35
 - *Vincent Zambito - \$669.08

Jo Hickson of the **Coastal Georgia Greenway Committee** met with the board to give a presentation of the “The Coastal Georgia Alternative: developing heritage and eco-tourism on the coast.” Ms. Hickson also presented three resolutions for the boards consideration: 1. To approve the Through-Corridor in Bryan County; 2. To approve the Coastal Georgia Greenway Regional Development Authority; and 3. To approve working together with other coastal jurisdictions to develop a heritage and eco-tourism industry on the coast. No decision was made on the resolutions at this time.

Dick McCoy, representative for the **Bryan County Citizens for Property Tax Reform**, met with the board requesting support for a Stephen Day Tax Reform Bill. After discussion, the Chairman appointed a committee consisting of Dick McCoy, Rick Gardner, Toby Roberts, Phil Jones, Dan Rollf, North Bryan Representative, City of Pembroke Representative and City of Richmond Hill Representative to work on this further and report back to the board at a later time.

Tara Jennings of **Family Connections**, met with the board to discuss the need for a **Teen Center**. A developer in South Bryan has indicated interest in this program, the county has land available at the Richmond Hill Recreation Park and there is a possibility of grants that may assist. It was the consensus of the board for Tara Jennings to work with Pratt Lockwood on gathering information and report back to the board.

Neil Smiley, Director of Engineering & Inspections, met with the board to give an update on projects in his department.

***Harris Trail Road (4-lane section)** - The State DOT has allowed \$120,000 additional funding for this project.

***Ivey Street Traffic Light** - The State DOT has allowed \$17,500 additional funding for this project.

***Bridge Repair** on Bacontown over Otter Hole Branch and Harris Trail over Sterling Creek - These bridges have been repaired to safety of 10 tons and the school buses are traveling them again. The DOT is in the process of replacing these two bridges, as well as one additional bridge on Harris Trail, with new structure and new bridges. This will be 100% federal aid. We will need to certify right-of-way and furnish detours.

***Groover Hill** - A preconstruction conference was held and work has begun on this project.

***Jerico Subdivision** - A discussion was held on the stripping of the roads in this subdivision. The County Attorney stated we did not have to strip these roads and we would be fine not to strip these roads.

***Oxford Walking Trail** - Mr. Smiley has gotten a price of \$1,000 to install therma plastic

at the cross walks. This would last approximately 4 -5 years. The price for regular paint is approximately \$300 and would need to be redone yearly. It was the consensus of the board to proceed with installing therma plastic at the cross walks. Stop signs also need to be installed. It was the feelings of the board that this is the first walking trail the county has constructed with more to come. The County Administrator was asked to develop some standards that would address these issues for future projects.

***Blige Road** - We have encountered some resistance on this project and may want to take a strong look at leaving this road and moving to another one.

***Seascape Road** - This road is still on the paving list. If we move from Blige Road, we could move on to this road.

***Highway 144 By-pass** - We are gathering the information the DOT requested on this project and will take a trip to Atlanta on February 23 to discuss this project with the DOT Commissioner.

***Pine Ridge Road** - The DOT has advised we should proceed with the construction phase of this road and they would issue a County contract for base and paving.

***Highway 144 - I-95 Ramp** - A traffic study and video has been sent to the DOT for review. Since this is a federal highway, federal funds will put in a traffic signal at no cost to the county.

***Highway 144 Lighting** - The contract has been signed and forwarded to the DOT.

Chairman Warnell excused himself from the meeting at this time and Vice-Chairman Roberts presided over the meeting.

Vice-Chairman Roberts called the **planning & zoning public hearings** to order and stated the purpose of the public hearings was to receive public input of the following:

1. **Jeffery Jepson, North Point Real Estate, waiver of 50 acre requirement for PUD** - The rezoning request cannot be heard until after the Planning Commission acts upon it. Several citizens spoke against the waiver of the 50 acre requirement with a couple of citizens speaking in favor.
2. **Scott Stafford preliminary plat approval** - No one spoke against this request.

Vice-Chairman Roberts declared the public hearings closed.

Christine Stringer met with the board with **planning & zoning issues**.

1. **Jeffery Jepson, North Point Real Estate**, makes a request to **waive the fifty (50)**

acre minimum site requirement pursuant to Article XII, Section 1203. The property consists of 28.3 acres bounded on the west by the Cove Subdivision, on the east by Briarwood, on the north by the Ogeechee River and on the south by State Highway 144. The property is tax parcel number 60-1-063, currently zoned I-L with a requested zoning of PUD. A motion was made by Ed Bacon and seconded by Rick Gardner to waive the 50 acres requirement to 25 acres. Motion carried unanimously.

Chairman Warnell returned to the meeting at this time.

2. **Scott Stafford** requests approval of his application for an **Article XI preliminary plat for Brigham Lakes Phase II** off Sweet Hill Road. The property is 62.67 acres off Sweet Hill Road bounded on the North by a lagoon and residences along Sweet Hill Road, on the south by other private properties, on the west by Phase One-A and One-B of Brigham Lakes Subdivision and on the west by J. Hendley Court. The property is tax parcel number 063-011 and is currently zoned R-1. A motion was made by Toby Roberts and seconded by Al Dixon to approve the preliminary plat for Scott Stafford for Brigham Lakes Phase II contingent upon completion of the following items: approval from the County Engineer; approval from the Health Department and approval from the NRCS. Motion carried unanimously.

Phil Jones, County Administrator, met with the board to give an update on several projects.

***Legislative Updates** - Several house bills and senate bills need to be addressed with our legislators.

***Recreation Information** - Information was provided to the commissioners on specs for irrigation and fencing for the Hendrix Park ball complex. Information was also provided to the commissioners on a planner for future recreation needs.

***Greenspace** - It was the consensus of the board to pursue property adjacent to the recreation park and remaining funds purchase trail property.

***Fire Departments** - The South Bryan Fire Department has a need for longer ladders. They are also requesting a copy of their budgets from last year and this year. The County Administrator is going to begin holding monthly meetings with the Fire Chiefs.

A first reading was held on amendments to the **Flood Damage Prevention Ordinance**.

A discussion was held on change order number 2 on the **Interstate Centre Roadway**. The change order is in the amount of \$39,080. It was the consensus of the board to have the

Chairman and County Administrator negotiate this price and then telephone poll the commissioners prior to approval.

A discussion was held on transferring the ***U.S. Cable Franchise Agreement to Comcast***. A motion was made by Toby Roberts and seconded by Ed Bacon to authorize the Chairman to sign the consent and approval documents to transfer the franchise from U.S. Cable to Comcast. Motion carried unanimously.

“Copy Agreement”

A discussion was held on a ***resolution supporting Georgia Water Law & Policies***. A motion was made by Al Dixon and seconded by Toby Roberts that we adopt the resolution in support of state wide water management plan. Motion carried unanimously.

“Copy Resolution”

A discussion was held on an ***appointment to the Coastal Bryan Development Authority***. Mike Odom has resigned from this board. A motion was made by Toby Roberts and seconded by Rick Gardner to appoint Jerry O’Dell Keith to the Coastal Bryan Development Authority with a term to begin immediately and expire February 2008. Motion carried unanimously.

A discussion was held on the ***Joint Land Use Study (JLUS)***. A motion was made by Ed Bacon and seconded by Rick Gardner to participate in the Joint Land Use Study with a maximum contribution of \$3,500 to come from contingency and adopt the resolution in support of JLUS. Motion carried unanimously.

“Copy Resolution”

A discussion was held on an ***appointment to the Coastal Advisory Council***. A motion was made by Al Dixon and seconded by Toby Roberts to appoint Angus McLeod to the Georgia Department of Natural Resources Coastal Advisory Council. Motion carried unanimously.

A discussion was held on ***amendments to the personnel ordinance***. This topic was tabled until next month to allow the commissioners more time to review.

A discussion was held on the ***planning & zoning director***. The position is being re-advertised.

A discussion was held on holding a ***workshop with the Board of Assessors***. It was the consensus of the board to meet on Tuesday, March 9, 2004 at 6:00 p.m. at the Shellhouse.

Commissioner Dixon announced he would not be seeking *re-election*.

Chairman Warnell announced he would not be seeking *re-election*.

A motion was made by Al Dixon and seconded by Rick Gardner to adjourn. Motion carried unanimously.

The meeting adjourned at 6:25 p.m.