

**WHITE COUNTY BOARD OF COMMISSIONERS**

**MINUTES OF THE COMBINED WORK SESSION & CALLED MEETING HELD**

**MONDAY, NOVEMBER 27, 2017 AT 4:30 P.M.**

The White County Board of Commissioners held a combined Work Session & Called Meeting on Monday, November 27, 2017 at 4:30 p.m. in the Board Room at the White County Administration Building. Present for the meeting were: Chairman Travis Turner, Commissioner Terry Goodger, Commissioner Lyn Holcomb, Commissioner Edwin Nix, Commissioner Craig Bryant, County Manager Michael Melton, Finance Director Jodi Ligon, and County Clerk Shanda Murphy.

Chairman Turner called the meeting to order.

Following the Pledge of Allegiance, Mr. Dean Dyer provided the invocation.

Upon a motion made by Commissioner Bryant, seconded by Commissioner Goodger there was a unanimous vote to adopt the minutes of the Regular Meeting held November 6, 2017.

Mr. John Sell, Director of Community & Economic Development, presented the Land Use Application filed by Mr. Michael Scott Campbell to redistrict property located on Dock Dorsey Road from C1 (Community Commercial) to C2 (Highway Business), Map & Parcel # 065-097, 1.50 acres. Mr. Sell stated that the property is surrounded by A1 (Agriculture) and C1 (Community Commercial) properties and the redistricting request did receive a favorable recommendation from the Planning Commission. He noted that the property would be utilized for a poultry equipment sales and installation company.

Mr. Michael Scott Campbell addressed the Board of Commissioners concerning his application to redistrict property located on Dock Dorsey Road from C1 (Community Commercial) to C2 (Highway Business). He indicated that initially he was planning to operate a business at this location involving the sale of general hardware; however his business plan had grown into also selling poultry equipment which would better fit into the C2 land use classification. In addressing concerns of the Board, Mr. Melton explained that properties classified as C2 were not required to have primary artery highway frontage – although those location characteristics are typical of a property classified as C2. He did not feel the Board was setting a problematic precedence since the parcel was one (1) lot removed from Highway 115.

Chairman Turner opened the floor for any public comments in support of the land use application filed by Mr. Michael Scott Campbell to redistrict property located on Dock Dorsey Road from C1 (Community Commercial) to C2 (Highway Business), Map & Parcel # 065-097, 1.50 acres. Following three (3) requests for any public comment in support of the application, the floor was closed and no comments were submitted for the record.

Chairman Turner opened the floor for any public comments in opposition of the land use application filed by Mr. Michael Scott Campbell to redistrict property located on Dock Dorsey Road from C1 (Community Commercial) to C2 (Highway Business), Map & Parcel # 065-097, 1.50 acres. Following

three (3) requests for any public comment in opposition of the application, the floor was closed and no comments were submitted for the record.

The public hearing portion of the meeting was closed.

Upon a motion made by Commissioner Holcomb, seconded by Commissioner Goodger there was a unanimous vote to approve the Land Use Application filed by Mr. Michael Scott Campbell to redistrict property located on Dock Dorsey Road from C1 (Community Commercial) to C2 (Highway Business), Map & Parcel # 065-097, 1.50 acres.

Mr. Will Wagner, General Manager of Smithgall Woods and Hardman Farms Historic Site, presented a request to the Board of Commissioners for the paving of an unnamed road off Edelweiss Strasse in the City of Helen that would be used to access the Helen to Hardman Heritage Trail which the Georgia Department of Natural Resources (DNR) was constructing through an investment of \$1.2 million by the State of Georgia in White County. Mr. Wagner stated that the road was approximately 100 yards long and 18 feet wide. He noted that the City of Helen had committed to extending the sidewalk system to the trail access as well as to provide lighting for the northern end of the trail. Following a time of discussion it was agreed that the most efficient way to approach the project was for the County to provide funds to the City of Helen for the paving of the street based on an estimate received by the county's Public Works Department.

Upon a motion made by Commissioner Bryant, seconded by Commissioner Goodger there was a unanimous vote to approve providing an amount not to exceed \$32,000.00 to the City of Helen for the paving of the unnamed road off Edelweiss Strasse accessing the Helen to Hardman Heritage Trail – with funds to be paid from the Hotel / Motel Tourism Product Development Account.

Sheriff Neal Walden presented a quote for replacement of the metal detector at the White County Courthouse. He stated that the new metal detector would be able to be used if any renovations were approved to the entryway.

Upon a motion made by Commissioner Goodger, seconded by Commissioner Bryant there was a unanimous vote to approve the purchase of a replacement metal detector for the White County Courthouse from OPS International in the amount of \$3,118.20 – with funding to be taken from General Fund Contingency.

Sheriff Walden also addressed other safety concerns he had related to the Courthouse facility previously submitted to the Board including replacement of the camera system, replacement of the exterior door locking system, the need for an x-ray screening system, replacement of duress emergency alarms, and renovation / reconfiguration of the Courthouse entryway. The estimated cost for these renovations would be at least \$90,000.00. Sheriff Walden suggested that the Board engage an architect to design and estimate the work. Mr. Melton agreed that an architect needed to be engaged. Chairman Turner stated the possibility of scheduling renovations, including exterior renovations, in the 2020 SPLOST to be put before the voters in 2018. He stated this could incorporate demolition of the old jail portion of the Courthouse and construction of a two-story annex in order to meet the need for additional space. There was a consensus that Mr. Melton was charged with coordinating with an architect in order to bring possible options back to the Board – with the project being divided into three (3) phases: entrance /

security improvements, exterior improvements, and options for an annex building. It was clarified that priority would be given to the entrance / security improvements outside of and prior to the 2020 SPLOST.

Mr. Chris Ernst, with the Northeast Georgia Chapter of SORBA (Southern Off Road Bicycling Association), presented a resolution for the Recreational Trails Project Grant for Phase 3 of the Yonah Preserve Trails. He stated that the grant would be up to \$200,000.00 for Phase 3 trail construction. He stated that he is awaiting confirmation that the county's cost of the receiving building / restroom facility will qualify for the county's 20% required grant match.

Upon a motion made by Commissioner Goodger, seconded by Commissioner Nix there was a unanimous vote to adopt the following resolution (2017-19) for the Recreational Trails Project Grant for Phase 3 of the Yonah Preserve Trails:

**WHITE COUNTY BOARD OF COMMISSIONERS**  
**COUNTY RESOLUTION NO. 2017-19**

STATE OF GEORGIA  
COUNTY OF WHITE

WHEREAS, at the regular meeting of the Board or Commissioners of White County, Georgia held on 27<sup>th</sup> day of November, 2017 a motion was made and duly seconded that White County Government, in cooperation with the Southern Off-Road Bicycle Association, shall submit an application for funding from the Georgia Department of Natural Resources' Recreational Trails Program in the amount of \$200,000 in order to continue the development of the trail system at Yonah Preserve for the enhancement of the recreational qualities of White County and promotion of the economic vitality of the community, and

WHEREAS the White County Government further states that in the event White County's application is recommended for funding by the Department of Natural Resources, White County Government certifies and assures that it has the ability and intention to finance 100 percent of the total project cost and be reimbursed for 80 percent of eligible costs by the Department of Natural Resources,

NOW, THEREFORE, BE IT RESOLVED by the Board of Commissioners of White County, Georgia that it shall submit an application for funding from the Georgia Department of Natural Resources' Recreational Trails Program, and that it shall, in the event that the application is recommended for funding, take action to assure that it will finance 100 percent of the total project cost and be reimbursed for 80 percent of eligible costs by the Department of Natural Resources.

Read and unanimously adopted in the regular meeting of the White County Board of Commissioners held on 27<sup>th</sup> day of November, 2017.

ATTEST

s/Shanda Murphy  
Clerk of White County

Board of Commissioners,  
White County, Georgia

BY:s/Travis C. Turner

(Seal)

Chairman

**Certification**

I do hereby certify that the above is a true and correct copy of the Resolution duly adopted by the Council on the date so stated in the Resolution.

I further certify that I am the Clerk of the Council and that said resolution has been entered in the official records of said Council and remains in full force and effect the 27<sup>th</sup> day of November, 2017.

s/Shanda Murphy  
Clerk Signature

Mr. Ernst stated that SORBA would be reviewing the masterplan for the Yonah Preserve Trails prior to submitting the Phase 3 grant application in order to make sure that all space and resources are being maximized. The Board asked that SORBA submit the plans for Phase 3 to them, realizing the locations must be approved by the Board of Commissioners. There were concerns about the trails location in relation to the dam on the property. Chairman Turner expressed his wishes to open the trails, even if only for a few hours on a Saturday, in order to give people a preview of the project. The numerous details (dam safety concerns, proximity to the drug task force office, insurance, completion of the entry road, completing of the receiving building, marketing etc.) which needed to be organized prior to opening the trails to the public were discussed and it was determined that county staff and all related partners (including the Water Authority) on the trail project needed to meet in order to begin to develop a trail opening and operations plan to present to the Board by mid-January. Mr. Dave Cangemi stated that he could have the access road and parking area in a good gravel state by the first of March. Chairman Turner expressed his appreciation to those who had been involved with CERT in clearing the trails from the Irma storm damage. Mr. Ernst expressed SOBRA's appreciation for the work county staff has done on the project.

Ms. Shanda Murphy presented the proposal from ACCG-IRMA (current provider of worker's compensation & liability insurance) in order for the county to meet the State requirements for the Georgia Firefighters' Cancer Benefit Program by January 1, 2018. She provided an overview of the coverage and stated that the annual cost would be \$8,042.00, which was budgeted in the FY 17-18 budget.

Upon a motion made by Commissioner Nix, seconded by Commissioner Goodger there was a unanimous vote to approve the proposal from ACCG-IRMA in order for the county to meet the State requirements for the Georgia Firefighters' Cancer Benefit Program by January 1, 2018.

Mr. Dave Cangemi, Director of Public Works, presented an update on SPLOST road improvement projects. He confirmed that contract language was being developed in order to establish a framework for contractors for the time allowed for the completion of each project. There was a consensus that the project information would be discussed at the December 11, 2017 Called Meeting.

Chairman Turner asked that the Board review the service fee information included in their agenda packages and be prepared to discuss the survey information of other jurisdictions and the staff proposal at the December 11, 2017 Called Meeting.

Ms. Jodi Ligon, Interim Finance Director, presented the monthly Financial Status Report (see attached).

Mr. Melton presented a grant application from the White County Chamber of Commerce for the Board's consideration. He explained that this was related to a \$5,000.00 grant which would be used for the paper portion of the "Passport to Adventure" Program which the Chamber is formulating.

Upon a motion made by Commissioner Nix, seconded by Commissioner Bryant there was a unanimous vote to approve the grant application for the White County Chamber of Commerce.

There was a consensus that possible improvements to the parking area at the White County Senior Center would be discussed at the December 11, 2017 Called Meeting.

Upon a motion made by Commissioner Nix, seconded by Commissioner Holcomb there was a unanimous vote to adjourn the meeting.

The minutes of the combined Work Session and Called Meeting held Monday, November 27, 2017 are hereby approved as stated this 11<sup>th</sup> day of December, 2017.

**WHITE COUNTY BOARD OF COMMISSIONERS**

s/Travis C. Turner

Travis C. Turner, Chairman

s/Terry D. Goodger

Terry D. Goodger, District 1

s/Lyn Holcomb

Lyn Holcomb, District 2

s/Edwin Nix

Edwin Nix, District 3

s/Craig Bryant

Craig Bryant, District 4

s/Shanda Murphy

Shanda Murphy, County Clerk