Minutes

Board of Commissioners
June 2, 2010
3:30 P.M.

Notice: A complete audio recording of this meeting can be heard by accessing Fayette County's Website at www.fayettecountyga.gov. Click on "Board of Commissioners", then "County Commission Meetings", and follow the instructions. The entire meeting or a single topic can be heard.

The Board of Commissioners of Fayette County, Georgia, met in Official Session on Wednesday, June 2, 2010, at 3:30 p.m. in the Commissioners' Conference Room, Suite 100 of the Fayette County Administrative Complex, 140 Stonewall Avenue, Fayetteville, Georgia.

Commissioners Present:
Jack Smith, Chairman
Herb Frady, Vice Chairman
Lee Hearn
Robert Horgan
Eric Maxwell

Staff Present:
Jack Krakeel, County Administrator
Scott Bennett, County Attorney
Carol Chandler, Executive Assistant
Floyd L. Jones, Deputy Clerk

Call to Order by Chairman

Chairman Smith called the June 2, 2010 Board of Commissioners Workshop Meeting to Order at 3:30 p.m.

Acceptance of Agenda

Commissioner Horgan moved to accept the agenda as printed. Commissioner Hearn seconded the motion. No discussion followed. The motion passed unanimously.

OLD BUSINESS:

A. Continued discussion of proposed amendments to the Fayette County Subdivision Regulations and the Fayette County Development Regulations.

Community Development Director Pete Frisina, Public Works Director Phil Mallon and other staff discussed and explained the proposed amendments to the Fayette County Subdivision Regulations and the Fayette County Development Regulations with the Board.

The Board consented to authorize staff to advertise Public Hearings to be held during the June 24, 2010 Board of Commissioners meeting. A copy of the request and the proposed amendments to the Fayette County Subdivision Regulations and the Fayette County Development Regulations, identified as "Attachment 1", follows these minutes and is made an official part hereof.

B. Continued discussion of the International Property Maintenance Code and property maintenance issues.

Interim Permits and Inspections Director Joe Scarbrough informed the Board of four structures in Fayette County that have been abandoned and foreclosed. He reported that two of the four structures are new home starts that have been abandoned since February, 2008. The other two structures were abandoned and foreclosed due to fire. He told of his efforts to communicate with the banks responsible for the foreclosed structures, but reported that his efforts have not yielded many results. He explained that the County Code provided specific legal direction on what is required to declare properties public nuisances and have them condemned by a judge and informed the Board of the process as outlined in the County Code. Mr. Scarbrough emphasized that this process, once started, could take a significant amount of time to complete. Discussion followed.

Commissioner Maxwell reviewed pictures of the four structures and informed the Board that he would sign complaints against each structure, thereby starting the process. Commissioners Frady and Horgan added they would sign alongside Commissioner Maxwell. Public Works Director Phil Mallon said he would provide the Board an estimated cost for the removal of the four structures based on labor cost and estimated material weight. A copy of the request, identified as "Attachment 2", follows these minutes and is made an official part hereof.

NEW BUSINESS:

C. Discussion of the City of Stockbridge's request to use some of Fayette County's mitigation areas for two well sites.

County Attorney Scott Bennett briefly explained the City of Stockbridge's request. He explained that the city was requesting the Board to sign an agreement allowing Stockbridge to use some of the County's mitigated wetlands located within Stockbridge's city limits for the purpose of drilling two wells. In compensation, the city would mitigate another site adjacent to Fayette County's wetlands allowing Fayette County to maintain its Corps of Engineers approval. He explained that Stockbridge has not offered any compensation to Fayette County, and that there is no benefit to Fayette County other than being a good neighbor to a city in Henry County.

Commissioner Frady stated that he would like to be a good neighbor, but since there is much invested in the Fayette County's mitigated wetlands he did not want to jeopardize it by putting two wells in it. Mr. Bennett added that Water System Director Tony Parrott was not in favor of the request, based on his experience. Commissioner Hearn noted that the County "has everything to lose and nothing to gain with the request". Chairman Smith summarized that the consensus opinion of the Board was "Thank you but no thank you". Mr. Bennett replied that he would notify Stockbridge by letter informing them of the Board's consensus not to agree to the request. A copy of the request, identified as "Attachment 3", follows these minutes and is made an official part hereof.

REPORT:

D. Presentation of the monthly update on the County's 2010 Transportation Work Plan by Public Works Director Phil Mallon.

Public Works Director Phil Mallon presented his monthly update to the Board. Discussion followed.

Chairman Smith told Mr. Mallon that, at least a year ago, the Board was informed there was enough funding to complete the majority of the proposed projects. He said that the Board was anxious to know whether there were still enough funds, or if there have been inflated costs which have taken a toll. He asked for updated cost estimates for the projects since they would be critical for future planning. Mr. Mallon replied that he could provide updated cost estimates to an extent, but clarified some of the projects would provide some difficulties since there is no certainty regarding what is required. A copy of the request and the Fayette County Transportation 2010 Work Plan, identified as "Attachment 4", follows these minutes and is made an official part hereof.

ADMINISTRATOR'S REPORT

Update on Town of Brooks Water System: County Administrator Jack Krakeel updated the Board on the meeting with officials from the Town of Brooks regarding its Water System customers. He remarked that all outstanding issues had been resolved with the transfer of the operating agreement. He noted that all customers of the Brooks Water System would be notified by letter of this transfer. Discussion followed. Mr. Krakeel noted that during the meeting, questions were asked about sewer billings, such as are provided to other Fayette Water System customers. He told the Board the billing service would affect about ten customers in the Town of Brooks, and that the Town's officials were informed the County could provide that service for $1.00 per month per customer. He concluded that the billing service would entail a second agreement, and that the agreement would be coming to them for ratification as soon as it is approved by the County Attorney.

Update on Budget Review: County Administrator Jack Krakeel updated the Board on the budget review which included the budget items for the Sheriff's Office. He noted that Sheriff Hannah had agreed to meet the budget guidelines that were recommended by staff, meaning there would be no increase in the Sheriff's budget. He also commented on a recent request from Commissioner Horgan regarding the replacement of carpet for the Fayette County Historical Society building. He said the Board had looked into this issue a few years ago but action was deferred because of the cost associated with the replacement. He said after a review of the various kinds of carpet that would work for this facility, staff was recommending $5,300 for this replacement carpet. He asked the Board for consideration to include the replacement in this year's budget. Discussion followed.

Chief Finance Officer Mary Holland presented a final proposed budget to the Board for review. She asked for the Board's consideration to advertise for public hearings to be held on June 10th and June 24th at the Board of Commissioner' meetings. She asked the Board for clarification on the replacement carpet for the Fayette County Historical Society and whether or not the Board wanted to include this cost in the 2010 budget or the 2011 budget. Mr. Krakeel recommended that a purchase order be issued for this work and the funds to come out of the current contingency fund.

Commissioner Hearn moved to approve the issuance of a purchase order for replacement carpet at the Fayette County Historical Society with funds to come out of the current contingency fund. Commissioner Horgan seconded the motion. No discussion followed. The motion passed unanimously. A copy of the Fiscal Year 2011 Budget Proposal, identified as "Attachment 5", follows these minutes and is made an official part hereof.

ATTORNEY'S REPORT

AECOM Technical Services Assignment Agreement: County Attorney Scott Bennett remarked that the Chairman had some questions regarding the AECOM Technical Services, Inc. Assignment Agreement that was approved at the May 27th Board meeting. He reported that the questions had been answered and asked for the Board's consideration to authorize the Chairman to execute this Assignment Agreement.

Commissioner Horgan moved to authorize the Chairman to execute the AECOM Technical Services Assignment Agreement. Commissioner Frady seconded the motion. No discussion followed. The motion passed unanimously. A copy of the AECOM Technical Services Assignment Agreement, identified as "Attachment 6", follows these minutes and is made an official part hereof.

STAFF REPORTS

Draft Fayette County Comprehensive Transportation Plan: Public Works Director Phil Mallon commented that a draft copy of the Fayette County Comprehensive Transportation Plan had been sent to each Commissioner earlier in the week, and he asked for the Board's consideration to post the draft plan to the County's website. Chairman Smith replied that his review of the draft plan would be complete in the next few days, that he would talk to Mr. Mallon after his review was complete, and then the draft plan could be posted at that time.

BOARD REPORTS

Complaint Regarding a Dam adjacent to The Landings Subdivision: Commissioner Maxwell commented on an e-mail that he had received regarding a complaint on some work on a dam located adjacent to The Landings Subdivision in Peachtree City. County Administrator Jack Krakeel said staff was aware of this situation and had all of the documentation ready for response. He noted that a Stop Work Order had been issued this morning and it would be lifted this afternoon with respect to permit that they would receive from the County. He concluded by saying that this matter had been addressed and the Stormwater Department staff was currently working on the situation.

EXECUTIVE SESSION

There was no Executive Session.

ADJOURNMENT

When no further business came before the Board, Chairman Smith adjourned the June 2, 2010 Workshop Meeting at 5:34 p.m.

Floyd L. Jones, Deputy Clerk

Jack R. Smith, Chairman

The foregoing minutes were duly approved at an official meeting of the Board of Commissioners of Fayette County, Georgia, held on the 24th day of June 2010.

Floyd L. Jones, Deputy Clerk