

BOARD OF COUNTY COMMISSIONERS

Lee Hearn, Chairman
Edward Gibbons, Vice Chairman
Eric K. Maxwell
Charles D. Rousseau
Charles W. Oddo



FAYETTE COUNTY, GEORGIA

Steve Rapson, County Administrator
Dennis A. Davenport, County Attorney
Tameca P. Smith, County Clerk
Marlena Edwards, Chief Deputy County Clerk

140 Stonewall Avenue West
Public Meeting Room
Fayetteville, GA 30214



ACTION AGENDA

December 11, 2025
2:00 p.m.

Welcome to the meeting of your Fayette County Board of Commissioners. Your participation in County government is appreciated. All regularly scheduled Board meetings are open to the public and are held on the 2nd and 4th Thursday of each month at 5:00 p.m.

OFFICIAL SESSION:

Call to Order

Chairman Lee Hearn called the December 11, 2025 Board of Commissioners meeting to order at 2:00 p.m. A quorum of the Board was present. Commissioner Oddo was absent.

Invocation and Pledge of Allegiance by Vice Chairman Edward Gibbons

Vice Chairman Edward Gibbons gave the Invocation and led the audience in the Pledge of Allegiance.

Commissioner Maxwell acknowledged Town of Tyrone Mayor Eric Dial, who was in attendance. Chairman Hearn invited Mayor Dial up to speak if he had any comments he would like to make. Chairman Hearn also expressed his appreciation to Mayor Dial and his team for their partnership in supporting the citizens of Fayette County.

Acceptance of Agenda

Vice Chairman Edward Gibbons moved to approve the agenda as written, with the exception of item #11. Commissioner Maxwell seconded. The motion passed 4-0. Commissioner Oddo was absent.

PROCLAMATION/RECOGNITION:

PUBLIC HEARING:

PUBLIC COMMENT:

Speakers will be given a five (5) minute maximum time limit to speak before the Board of Commissioners about various topics, issues, and concerns. Speakers must direct comments to the Board. Responses are reserved at the discretion of the Board.

CONSENT AGENDA:

Vice Chairman Gibbons moved to approve the Consent Agenda. Commissioner Maxwell seconded. The motion passed 4-0. Commissioner Oddo was absent.

1. Approval to add Huntcliff Manor Phase II subdivision to Fayette County's Street Light Program.
2. Approval to acquire all fee simple right-of-way and easements for the proposed 2017 SPLOST; Stormwater Category IV Project 311 Friendship Church Road Culvert Replacement (17SAS).

3. Approval of the Selection Committee's recommendation to reappoint John Kruzan to the Planning Commission for a term beginning January 1, 2026, and expiring December 31, 2028.
4. Approval of the Selection Committee's recommendation to appoint Virgil Hooper to the Planning Commission for a term beginning January 1, 2026, and expiring December 31, 2028.
5. Approval of the Selection Committee's recommendation to reappoint Brian Haren to the Zoning Board of Appeals for a term beginning January 1, 2026, and expiring December 31, 2028.
6. Approval of the Selection Committee's recommendation to reappoint John Tate to the Zoning Board of Appeals for a term beginning January 1, 2026, and expiring December 31, 2028.
7. Approval of the Selection Committee's recommendation to appoint Latisha Roebuck to the Zoning Board of Appeals for a term beginning January 1, 2026, and expiring December 31, 2028.
8. Approval of November 13, 2025 Board of Commissioners Meeting Minutes.
9. Approval of December 1, 2025, 10:00 a.m. Special Called Meeting Minutes.
10. Approval of December 1, 2025, 6:00 p.m. Special Called Meeting Minutes.

OLD BUSINESS:

11. Request to approve Resolution 2025-12 to amend the minimum standards and specifications for infrastructure for the Fayette County Water System. This item was tabled from the November 13, 2025 Board of Commissioners meeting.

This item was pulled from the agenda.

NEW BUSINESS:

12. Consideration of the Fayette Beautification Project Agreement with Georgia Power for construction of a park, path, and roadway landscaping along Veterans Parkway.
Vice Chairman Gibbons moved to approve the Fayette Beautification Project Agreement with Georgia Power for construction of a park, path, and roadway landscaping along Veterans Parkway. Commissioner Maxwell seconded. The motion passed 4-0. Commissioner Oddo was absent.
13. Consideration of an Annexation Notification from the City of Fayetteville regarding a request to annex 9 parcels, Parcels #0704 039; 0704 048; 0704 010; 0704 046; 0704 043; 0704 042; 0704 047; 0704 040; 0704 041 - located at 1336 Hwy 54 W, Fayetteville, GA, a total of 16.611 acres, located in Land Lot 8 of the 7th District, and fronting on State Route 54 West.
Vice Chairman Gibbons moved not to object to the Annexation Notification from the City of Fayetteville regarding a request to annex nine parcels, Parcels Nos. 0704 039; 0704 048; 0704 010; 0704 046; 0704 043; 0704 042; 0704 047; 0704 040; and 0704 041, located at 1336 Hwy 54 W, Fayetteville, GA, a total of 16.611 acres, located in Land Lot 8 of the 7th District, and fronting on State Route 54 West. Commissioner Maxwell seconded. The motion passed 4-0. Commissioner Oddo was absent.

14. Consideration of an Annexation Notification from the City of Fayetteville regarding a request to annex 4 parcels, Parcels # 0704 009; 0704 014; 0704 016; 0704 045 - located at 1352-1374 Hwy 54 W, and at Lester Road,

Fayetteville, GA, with a total of +/- 37 acres, located in Land Lot 8 of the 7th District, and fronting on State Route 54 West and Lester Road.

Vice Chairman Gibbons moved to object to the Annexation Notification from the City of Fayetteville regarding a request to annex four parcels, Parcels Nos. 0704 009; 0704 014; 0704 016; and 0704 045, located at 1352-1374 Hwy 54 W, and at Lester Road, Fayetteville, GA, with a total of +/- 37 acres, located in Land Lot 8 of the 7th District, and fronting on State Route 54 West and Lester Road. Commissioner Maxwell seconded. The motion passed 4-0. Commissioner Oddo was absent.

15. Consideration of an Annexation Notification from the Town of Woolsey regarding a request to annex a portion of 1 parcel, Parcel No. 0442 005, a total of 20.34 acres, located in Land Lot 215 of the 4th District, and fronting on State Route 92 South.

Vice Chairman Gibbons moved to not object to the Annexation Notification from the Town of Woolsey regarding a request to annex a portion of one parcel, Parcel No. 0442 005, a total of 20.34 acres, located in Land Lot 215 of the 4th District, and fronting on State Route 92 South. Commissioner Maxwell seconded. The motion passed 4-0. Commissioner Maxwell seconded. The motion passed 4-0. Commissioner Oddo was absent.

16. Consideration of Board of Assessors' recommendation to deny a disposition of tax refund as requested by Melinda Harris for tax year(s) 2023 and 2024.

Vice Chairman Gibbons moved to approve Board of Assessors' recommendation to deny a disposition of tax refund as requested by Melinda Harris for tax year(s) 2023 and 2024. Commissioner Maxwell seconded. The motion passed 4-0. Commissioner Oddo was absent.

17. Request to award RFP #26031-P, 2026 Comprehensive Transportation Plan (CTP) update to Gresham Smith for a lump sum amount of \$264,225.43 and approval to reallocate \$24,225.43 from SPLOST 17TAK to 25TAD.

Vice Chairman Gibbons moved to approve the award of RFP #26031-P, 2026 Comprehensive Transportation Plan (CTP) update to Gresham Smith for a lump sum amount of \$264,225.43 and approval to reallocate \$24,225.43 from SPLOST 17TAK to 25TAD. Commissioner Maxwell seconded. The motion passed 4-0. Commissioner Oddo was absent.

ADMINISTRATOR'S REPORTS:

- A. Contract #2378-S Water System Engineer of Record**
- B. Contract #26034-S Reclamite Asphalt Rejuvenator**
- C. Contract #26044-A FY26 Roadside Tree Pruning**

ATTORNEY'S REPORTS:

Notice of Executive Session: County Attorney Dennis Davenport stated that there were three items for Executive Session. One item involving real threatened litigation, one item involving pending litigation, and the review of the November 13, 2025 Executive Session Minutes.

COMMISSIONERS' REPORTS:

Vice Chairman Gibbons, Commissioner Rousseau, and Chairman Hearn made comments

EXECUTIVE SESSION:

One item involving threatened litigation, one item involving pending litigation, and the review of the November 13, 2025 Executive Session Minutes. Vice Chairman Gibbons moved to go into Executive Session. Commissioner Maxwell seconded. The motion passed 4-0. Commissioner Oddo was absent.

The Board recessed into Executive Session at 2:55 p.m. and returned to Official Session at 3:09 p.m.

Return to Official Session and Approval to Sign the Executive Session Affidavit: Vice Chairman Gibbons moved to return to Official Session and for the Chairman to sign the Executive Session Affidavit. Commissioner Rousseau seconded. The motion passed 4-0. Commissioner Oddo was absent.

Approval of November 13, 2025 Executive Session Minutes: Vice Chairman Gibbons moved to approve the November 13, 2025 Executive Session Minutes. Commissioner Rousseau seconded. The motion passed 4-0. Commissioner Oddo was absent.

ADJOURNMENT:

Vice Chairman Gibbons moved to adjourn the December 11, 2025 Board of Commissioners meeting. Commissioner Rousseau seconded. The motion passed 4-0. Commissioner Oddo was absent.

The December 11, 2025 Board of Commissioners meeting adjourned at 3:09 p.m.

Marlena Edwards, Chief Deputy County Clerk

Lee Hearn, Chairman

The foregoing minutes were duly approved at an official meeting of the Board of Commissioners of Fayette County, Georgia, held on the 8th day of January 2026. Attachments are available upon request at the County Clerk's Office.

Marlena Edwards, Chief Deputy County Clerk