

BOARD OF COUNTY COMMISSIONERS

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



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

MINUTES

June 24, 2021

6:30 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 6:30 p.m.

****The Board of Commissioners new meeting time will change to 5:00 p.m. effective July 8, 2021.***

Call to Order

Chairman Lee Hearn called the June 24, 2021 Board of Commissioners meeting to order at 6:30 p.m. A quorum of the Board was present.

Invocation and Pledge of Allegiance by Commissioner Eric Maxwell

Commissioner Eric Maxwell offered the Invocation and led the Board and audience in the Pledge of Allegiance.

Acceptance of Agenda

Commissioner Oddo moved to accept the agenda as written. Vice Chairman Edward Gibbons seconded. The motion passed 5-0.

PROCLAMATION/RECOGNITION:

PUBLIC HEARING:

1. **Second of two Public Hearings on Fayette County's proposed annual budget for Fiscal Year (FY) 2022 which begins on July 1, 2021 and ends June 30, 2022 and approval of staff's recommendation to adopt Resolution 2021-07 for the proposed Fiscal Year 2022 Annual Budget.**

Chief Financial Officer, Sheryl Weinmann thanked Fayette County Finance staff who worked diligently to prepare the Fiscal Year (FY) 2022 budget, she added that it was a long process that required a lot of hard work. Ms. Weinman stated that this was the second public hearing for fiscal year 2022 Budget. Ms. Weinmann stated that the General Fund Balance Financial Projection for FY2021 was \$37,172,598 which was discussed at the June 10, 2021 public hearing. Ms. Weinmann stated that the revision the Board approved at the June 10, 2021 public hearing had been integrated into the Fiscal Year 2022 Budget. Ms. Weinmann stated that with the revisions added to the General Fund the positive Impact to General Fund for the Fiscal Year 2022 Budget was \$34,842 which was depicted on the FY2022 Budget Summary as a part of the meeting agenda package. Ms. Weinman stated that the first revision the Board approved was the Local Maintenance and Improvement Grant (LMIG) Safety Plan which was a change in the award amount which resulted in a positive impact to the Fund Balance in the amount of \$75,036. Ms. Weinman stated that Board also approved a part-time Probate Court Judge, the Superior Court Clerk Supplement increase, State Court Judge and State Court Solicitor longevity pay, a change to the State Court Solicitor pay link from the State Court Judge to the Superior Court Judge, and the State Court Solicitor pay percentage increase from 67.5% to 75%. She reiterated that with these

revisions added the positive impact to the fund balance was \$34,842. Ms. Weinman asked for the adoption of the fiscal year 2022 Budget and approval of Resolution 2021-07.

No one spoke in favor or opposition.

Vice Chairman Gibbons moved to approve the proposed annual budget for Fiscal Year (FY) 2022 which begins on July 1, 2021 and ends June 30, 2022 and approval of staff's recommendation to adopt Resolution 2021-07 for the proposed Fiscal Year 2022 Annual Budget. Commissioner Oddo seconded.

Commissioner Maxwell asked if the Fiscal Year 2022 was a balance budget and if it would require taxes to be raised. He also asked if the FY2022 budget included a rollback of the millage rate.

Ms. Weinman stated yes, the FY2022 was a balanced budget with no tax increase and the intension of including a millage rate rollback.

Commissioner Maxwell asked if there were any excess monies from the Fiscal Year 2022 budget being placed in a reserved fund.

County Administrator Mr. Rapson stated the positive impact was 34K in the General Fund as well as positive balance in all the other funds.

Commissioner Oddo commended staff for a job well done in preparing the FY2022 Budget. He added that from his recollection this was the 8th year of nine year that the County had a millage rate rollback.

Mr. Rapson stated that the only year there was not a rollback was the year there was a property tax increase in junction with Public Safety salary and retention increase.

Commissioner Oddo stated that he felt it was important the citizens understood that a rollback meant that the County was not asking for additional funds per dollar of property value from its residents.

Chairman Hearn stated that an additional positive to note was that the current fund balance was a little over \$31M with the predicted fund balance after 2021 being over \$37M this showed an \$5.5M increase in the fund balance.

Chairman Hearn stated that he appreciated staff for the work that they did. He added that he understood the complexity involved in serving the various needs of the many departments but stated that he felt the County could improve its employee Health Insurance. Chairman Hearn stated that the deductibles for both the Traditional Open Access Point of Service Plan (POS) and High Deductible Health Plan (HDHP) with Health Savings Account (HSA) plans for individuals and families had increased. Chairman Hearn challenged staff to review the Health Insurance plans stating that he felt "we could do better". Chairman Hearn also mentioned that he had talked with numerous County employees who did not have access to needed medication. Chairman Hearn stated that he wanted this to be handled better and encouraged County employees who were having issues receiving treatment and/or medications to reach out to the County Human Resources department for assistance.

Vice Chairman Gibbons moved to approve the proposed annual budget for Fiscal Year (FY) 2022 which begins on July 1, 2021 and ends June 30, 2022 and approval of staff's recommendation to adopt Resolution 2021-07 for the proposed Fiscal Year 2022 Annual Budget. Commissioner Oddo seconded. The motion passed 5-0.

Community Development Director Pete Frisina read the Introduction to Public Hearings. Mr. Frisina stated that the meeting was unique in that it was being held during a time declared as a State of Public Emergency due to COVID-19 (coronavirus). In the abundance of caution concerning the COVID-19 (coronavirus), the meeting would be livestreamed, and the call-in number 770-305-5277 would be available for those who wanted to make public comment on any of the items during the public hearings portion of the meeting.

2. Consideration of Petition No. 1307-21, Fun Spot America of Atlanta, Inc., Owners, and Kate Triplett - Kimley-Horn and Associates, Inc., Agent, request to rezone 96.7 acres from C-H and M-1 to C-H to eliminate split zoning on the property; property located on Land Lots 200, 201, and 216 of the 5th District and fronts on SR 85 North and Morning Creek Road.

Kate Triplett Petitioners agent stated that the request was to rezone 96.7 acres from C-H and M-1 to C-H to eliminate split zoning on the property. Ms. Triplett stated that this rezoning would allow the owner to combine the larger amezement park parcel with a neighboring parcel that was purchased.

No one spoke in favor or opposition.

Commissioner Oddo moved to approve Petition No. 1307-21, Fun Spot America of Atlanta, Inc., Owners, and Kate Triplett - Kimley-Horn and Associates, Inc., Agent, request to rezone 96.7 acres from C-H and M-1 to C-H to eliminate split zoning on the property; property located on Land Lots 200, 201, and 216 of the 5th District and fronts on SR 85 North and Morning Creek Road, with conditions. Vice Chairman Gibbons seconded.

Commissioner Oddo asked as a point of concern if signage could be added directing patrons away from the Morning Creek Road park access point near neighboring homes.

Public Works Director Phill Mallon stated in the past his office had worked with the GPS mapping companies, which directed park patron to the correct entrance. He stated that this had help significantly, but added that signage could also be added.

Kate Triplett stated that additional notices and information would be added to the Amusement Park website to help direct patrons to the appropriate entrance.

Commissioner Rousseau stated that he enjoyed having the Amusement Park in the community and added that it offered employment opportunities for members of community. Commissioner Rousseau stated that he had a couple of concerns with respect to Morning Creek Road Park access entrance. He added that although originally opposed to the additional access point he understood the value of having multiple entrances to the venue in case of an emergency. Commissioner Rousseau stated that his office receives the citizen calls of concern related to the park and the Morning Creek Road park access entrance and acknowledged Mr. Mallon efforts in working with the mapping companies to assist in helping properly direct patrons to the correct park entrance. Commissioner Rousseau stated that he had futuristic concerns related to the Morning Creek Road park access point, the Corridor Connector and an increase in traffic in years to come. Commissioner Rousseau stated that having a commercial enterprise adjacent to a residential neighborhood created a challenge and the need to find a balance. Commissioner Rousseau stated that one of the concerns expressed by some of the resident was regarding the debris that had been collecting in the rear of the property, he asked if it had been removed.

John Arie the property owner stated that the debris had not been removed but would be.

Commissioner Rousseau stated that although Mr. Arie was a relatively newer owner of the property it would be advantageous to consider working on some of the community concerns such as removing the debris, fixing the deteriorating fence, and updating the poorly maintained building. He added that this would help in building good community relations and garnering trust with his neighbors.

Mr. Arie stated in response to Commissioner Rousseau's comments that the fence had been fixed and added that he was in communication with several of his neighbors and was putting forth the effort to do his part to build good community relations with his neighbors.

Commissioner Rousseau asked what time the rollercoaster lights would be turned off.

Mr. Arie stated that they would be off at 10:00 p.m.

Commissioner Rousseau asked Mr. Frisina as a house keeping measure if on pages 32 and 34 of the agenda packages contained a typo regarding the date which read December 14, 2021.

Mr. Frisina confirmed that it was a typo and stated that the date should read December 14, 1989.

Commissioner Rousseau asked if the motion could be modified to include the corrected dates as outlined by Mr. Frisina.

Assistant County Attorney Patrick Stough stated that there was no need to change the motion.

Mr. Arie accepted the conditions as outlined.

Commissioner Oddo moved to approve Petition No. 1307-21, Fun Spot America of Atlanta, Inc., Owners, and Kate Triplett - Kimley-Horn and Associates, Inc., Agent, request to rezone 96.7 acres from C-H and M-1 to C-H to eliminate split zoning on the property; property located on Land Lots 200, 201, and 216 of the 5th District and fronts on SR 85 North and Morning Creek Road, with seven conditions. Vice Chairman Gibbons seconded. The motion passed 5-0.

3. Consideration of Petition No. 1308-21 A, Tammie L. Harp, Owner, and Randy M. Boyd, Agent, request to rezone 2.12 acres from R-40 to R-80 to develop a residential lot; property located on Land Lot 247 of the 4th District and fronts on Goza Road.

Mr. Frisina stated that the next two items were sister items a part of one project and would be discussed together but because they were two separate parcels would have to be voted on separately. Mr. Frisina stated that Petition 1308-21 B was land locked behind Petition 1308-21 A with no road frontage. He added that these petitions would rezone the property to R-80 and create one three (3) acre lot which was consistent with the land use plan.

Randy Boyd Petitioners agent stated that the Petitioner owned a larger piece of property, of which the items being discussed sat at the northern end of it. Mr. Boyd stated that if approved this rezoning would allow the petitioners to create a lot combined with their other property to develop a four (4) lot subdivision off Goza Road. Mr. Boyd stated that the front part of the property had been rezoned in 1994 to R-40. He added that if approved a portion of that lot would be squared off and restructured to create a better lot. Mr. Boyd continued stating that in his opinion the R-40 zoning did not fit stating that the R-80 would be more in line with the land use plan. Mr. Boyd stated that this rezoning was recommended by staff and the Planning Commission.

No one spoke in favor or opposition.

Commissioner Oddo moved to Petition No. 1308-21 A, Tammie L. Harp, Owner, and Randy M. Boyd, Agent, request to rezone 2.12 acres from R-40 to R-80 to develop a residential lot; property located on Land Lot 247 of the 4th District and fronts on Goza Road. Vice Chairman Gibbons seconded. The motion passed 5-0.

4. Consideration of Petition No. 1308-21 B, Tammie L. Harp, Owner, and Randy M. Boyd, Agent, request to rezone 1.422 acres from A-R to R-80 to develop a residential lot; property located on Land Lot 247 of the 4th District.

No one spoke in favor or opposition.

Vice Chairman Gibbons moved to approve Petition No. 1308-21 B, Tammie L. Harp, Owner, and Randy M. Boyd, Agent, request to rezone 1.422 acres from A-R to R-80 to develop a residential lot; property located on Land Lot 247 of the 4th District. Commissioner Oddo seconded. The motion passed 5-0.

5. **Consideration of Petition No. 1309-21, D. Michael Travis, Owner, and Alvin Williams, Agent, request to rezone 59.46 acres from G-B and R-40 to G-B to develop a movie/television studio complex; property located on Land Lot 198 of the 13th District and fronts on SR 138.**

Mr. Frisina stated that there were two recommended conditions that had since been revised after discussions during the pre-agenda meeting and the Dix Le On Homeowners Association Meeting. Mr. Frisina stated that the revisions to the first condition would be that the owner/developer connected the development to the Fayette County Water System for potable water and fire protection and as required by the Fire Marshal. Mr. Frisina state that the second condition was that the owner/developer would establish a 100-foot buffer along the boundary of the subject property and lots in the Dix-Lee-On subdivision. He added that as a part of this condition the owner/developer would also establish an 8-foot-tall solid fence around the property.

Alvin Williams owner and developer stated that if approved this rezoning would develop, Cinema South Studios. Mr. Williams stated that this facility would be a full-service movie/television studio complex which would house sound stages, warehouse, offices, etc. as well as Cinema South Film Academy. Mr. Williams stated that his wife launched the Academy in 2012 and had graduated over 2K students since. He added that with the movie industry and production being such an in- demand industry the academy was an excellent "pay-off" in value. Mr. Williams stated that he and his wife were part of the community and had been Fayette County resident since 2006.

Mr. Jay Jones of Fayetteville stated that he came to the Board meeting in two capacities, the first as the Homeowners Association President of the Country Lakes Subdivision, he added that his homeowner's association was very excited about the Academy and the potential opportunity for those in the area to get an unique education with a very hands-on and robust training experience. Mr. Jones stated that his second capacity was as a professional actor he supported and welcomed the opportunity to be able to use his talents and strategies to make a living closer home as a Savannah native having lived away from home for a number of years to peruse his career.

Mr. John T. Smith of Fayetteville stated that he agreed with Mr. Jones comments. He added that he was the Vice President of the Dix Le On-homeowner's association and stated that they fully supported the Cinema South Studios development. Mr. Smith stated that Mr. Williams came to a recent Homeowners association meeting and discussed the project in detail with the resident of the subdivision, he added that this meeting was well attended and greatly appreciated.

Alice Jones of Fayetteville expressed her support for the Cinema South Studios development, she added that as coach, mentor, and tutor she felt the Academy would a great opportunity for the youth in the community to pursue a career.

No one spoke in opposition.

Commissioner Oddo moved to approve Petition No. 1309-21, D. Michael Travis, Owner, and Alvin Williams, Agent, request to rezone 59.46 acres from G-B and R-40 to G-B to develop a movie/television studio complex; property located on Land Lot 198 of the 13th District and fronts on SR 138, with two conditions. Commissioner Rousseau seconded.

Commissioner Maxwell asked Mr. Williams what the total investment amount into the project was.

Mr. Williams stated once completed it would be \$135M.

Commissioner Maxwell asked about the single access coming into the facility, specifically, as it related to a roadway between the two lakes on the property.

Mr. Williams stated that there would not be an excessive amount of traffic, more so golf cart traffic. He added after talking with the Environmental Protection Agency (EPA) it was decided that one of the ponds, which was a manmade pond, would be filled-in and parking would be created in that location.

Commissioner Maxwell commended Mr. Williams for his community outreach.

Mr. Williams stated that the goal was for Cinema South Studios was to become a heartbeat in the community especially North Fayetteville. He added that he wanted the neighbors to know that Cinema South Studios was there and that they cared about the community.

Commissioner Rousseau commended Mr. Frisina for his efforts and that of his staff regarding the recent rezoning's. Commissioner Rousseau also extended his commendation to Mr. Williams for his efforts in engaging the community.

Chairman Hearn stated that he had been working in local county government for 23-years and had never seen two homeowner association come to a Board meeting to support any type of rezoning. He commended Mr. Williams on his hard work.

Commissioner Oddo moved to approve Petition No. 1309-21, D. Michael Travis, Owner, and Alvin Williams, Agent, request to rezone 59.46 acres from G-B and R-40 to G-B to develop a movie/television studio complex; property located on Land Lot 198 of the 13th District and fronts on SR 138. Commissioner Rousseau seconded. The motion passed 5-0.

6. **Consideration of Petition No. RP-078-21, Mary Rebecca Huie-Jolly, Owner, and Rev. Warren Johnson, Agent, request to revise the Final Plats of Pleasant Pointe Subdivision to change the principle use from residential to nonresidential to develop a church on Lot 5 in Unit I and Lot 1 in Unit II; property located on Land Lots 150 and 151 of the 5th district and fronts Felton Drive and McElroy Road. The applicant has requested to withdraw the petition.**

Mr. Frisina advised the Board that the applicant requested to withdraw the petition.

No one spoke in favor.

Mr. Raymond Mitcherly of Fayetteville stated that he was in opposition to the Petition and asked that the Board grant the acceptance of the applicants' withdrawal.

Vice Chairman Gibbons moved to allow Petitioner to withdrawal application for Petition No. RP-078-21. Commission Rousseau seconded. The motion passed 5-0.

PUBLIC COMMENTS

Alice Jones of Fayetteville stated that as a Fayette County taxpayer she was highly concerned and troubled about how the Board handled the June 17, 2021 Special Called meeting regarding the re-districting. She added that public comment should have be allowed. She asked that the vote be rescinded, if a contract had not been signed. Mrs. Jones stated that she welcomed an opportunity to discuss this with the Board.

Randy Ognio stated that he wanted to make comments in dual roles. Mr. Ognio stated that his first comments was as the Fayette County Transportation Committee Chairman in reference to agenda item #20, he continued stating that this was a solution reviewed by the Transportation Committee. Mr. Ognio stated that item #20 recommendation of the realignment of Ebenezer Church Road and construction of a new intersection of Ebenezer Church Road and Ebenezer Road did not come as a recommendation from the Transportation Committee because a Board member left the meeting leaving the Committee without a quorum and unable to vote. He encouraged the Board to talk to committee members about the importance of staying for the entire transportation meeting. Mr. Ognio stated that as a citizen he was concerned and disappointed that the Board had moved the Board Meetings from 6:30 p.m. to 5:00p p.m. this made it difficult for citizens to be in attendance especially for public hearings. Mr. Ognio stated that he was in favor of the decision the Board made to hire the re-districting attorney at the June 17, 2021 Special Called Meeting.

CONSENT AGENDA:

Vice Chairman Gibbons moved to accept the Consent Agenda except for item #11. Commissioner Oddo seconded. The motion passed 5-0.

7. **Approval of a lease amendment acceptance for a tower site at 116 Volunteer Way for Public Safety Radio System (#1428-P) to accept lease term extension options.**
8. **Approval of staff's recommendation to award multi-jurisdictional, pre-positioned Contract #1932-P, Debris Clearing, Removal, & Disposal, to Ceres Environmental Services, Inc.**
9. **Approval of staff's recommendation to award pre-positioned Contract #1933-P, Debris Monitor, to Tetra Tech, Inc.**
10. **Approval to award Contract #1957-S to Crom Coatings and Restorations for repairs to the four (4) million-gallon clear well storage tank at Crosstown Water Treatment Plant in the amount of \$149,519.**
11. **Approval of staff's recommendation to award Contract #1975-S, Health Facility Project Management, to Morgan Mill Consulting, for the not-to-exceed amount of \$84,000.00.**

Commissioner Rousseau stated that the Board should, in his opinion, at the very least conduct a Request for Quotes (RFQ) as it relates to professional services. Commissioner Rousseau stated that he would like to understand the process of how we arrived at selecting these "sole source" vendors and allowing them to be placed on the consent agenda without any discussion. Commissioner Rousseau stated that this was the same concern he had raised in the past that the County should be engaged in a Request for Quotes (RFQ), he added that if the Board expected the department heads to follow the process the Board should adhere to the same standards. Commissioner Rousseau asked that this item be removed until a Request for Quotes (RFQ) could be conducted.

Mr. Rapson stated that the Board had the latitude to go into professional services contracts, however as Commissioner Rousseau stated typically a Request for Proposal (RFP) or Request for Quotes (RFQ) would be conducted. Mr. Rapson stated that this item was being funded via American Rescue Plan Act (ARPA) which had a narrow two-year window. He added that the vendor selected had worked with the County previously in developing the Sheriff's Department Facility. Mr. Rapson stated that based on the time constraints factor and previous work experience this vendor was selected.

Vice Chairman Gibbons moved to approve to award Contract #1975-S, Health Facility Project Management, to Morgan Mill Consulting, for the not-to-exceed amount of \$84,000.00. Commissioner Oddo seconded. The motion passed 4-1, with Commissioner Rousseau voting in opposition.

12. **Reappointment of Fire Chief Jeffrey Hill and Assistant Chief Steven Folden to the West Georgia EMS Council for a two-year term to expire June 30, 2023.**
13. **Approval of the June 10, 2021 Board of Commissioners Meeting Minutes.**

OLD BUSINESS:

NEW BUSINESS:

14. **Consideration of a recommendation from the Selection Committee, comprised of Chairman Lee Hearn and Vice Chairman Edward Gibbons, to reappoint Angela Hinton Fonda to the Fayette County Department of Family and Children Services Board for a term beginning July 1, 2021 and expiring June 30, 2026.**

Angela Fonda stated that it had been an honor and pleasure to serve Fayette County in this capacity. She thanked the community partners who unselfishly helped and supported the work of the Fayette County Department of Family and Children

Services ensuring that families and children in crisis are appropriately cared and provided for. Ms. Fonda thanked the Board for the nomination.

Commissioner Maxwell commended Ms. Fonda for her community involvement and stated that it was good seeing her again.

Commissioner Oddo acknowledged that although not selected there were other great applicants who had wonderful credentials and thanked them for their willingness to serve.

Vice Chairman Gibbons moved to approve to reappoint Angela Hinton Fonda to the Fayette County Department of Family and Children Services Board for a term beginning July 1, 2021 and expiring June 30, 2026. Commissioner Rousseau seconded. The motion passed 5-0.

15. Consideration of a recommendation from the Selection Committee, comprised of Chairman Lee Hearn and Vice Chairman Edward Gibbons, to reappoint Anthony Rhodes to the Fayette County Department of Family and Children Services Board for a term beginning July 1, 2021 and expiring June 30, 2026.

Vice Chairman Gibbons moved to approve to reappoint Anthony Rhodes to the Fayette County Department of Family and Children Services Board for a term beginning July 1, 2021 and expiring June 30, 2026. Commissioner Rousseau seconded. The motion passed 5-0.

16. Consideration of a recommendation from the Selection Committee, comprised of Chairman Lee Hearn and Vice Chairman Edward Gibbons, to reappoint Pete Nelms to the Fayette County Department of Family and Children Services Board for a term beginning July 1, 2021 and expiring June 30, 2026.

Vice Chairman Gibbons moved to approve to reappoint Pete Nelms to the Fayette County Department of Family and Children Services Board for a term beginning July 1, 2021 and expiring June 30, 2026. Commissioner Oddo seconded. The motion passed 5-0.

17. Consideration of a recommendation of the Selection Committee, composed of Vice Chair Edward Gibbons and Commissioner Charles Rousseau, to re-appoint James McCarten to the Region Six Mental Health, Developmental Disabilities, and Addictive Diseases Regional Planning Board for a term beginning March 1, 2021 to June 30, 2024.

Vice Chairman Gibbons moved to approve to re-appoint James McCarten to the Region Six Mental Health, Developmental Disabilities, and Addictive Diseases Regional Planning Board for a term beginning March 1, 2021 to June 30, 2024. Commissioner Rousseau seconded. The motion passed 5-0.

18. Consideration of staff's recommendation to award Fiscal Year 2022 Property & Casualty Insurance coverage in the amount of \$632,893.00 to the proposed combination of Wright Specialty Insurance, AmGUARD Insurance Company, Great American Fidelity Insurance Company, Global Aerospace, Inc., and the Hartford.

Purchasing Director Ted Burgess introduced Michelle Hill Assistant Vice President with Apex Insurance Services, the Broker of Record for Fayette County. Mr. Burgess stated that as the Board was aware the county purchased a policy for Property & Casualty Insurance each year for coverage of various risks to include liability, property, vehicles and equipment, inland marine, as well as cyber liability and drone insurance which were added in recent year. Mr. Burgess continued stating that because of the nature of the industry, the most effective way to procure insurance was to authorize a Broker of Record to solicit on behalf of the county. Mr. Burgess stated that Apex Insurance Service had negotiated with carriers and recommended a proposal that combines the offers of several carriers, as outlined in the agenda package.

Vice Chairman Gibbons moved to approve to award Fiscal Year 2022 Property & Casualty Insurance coverage in the amount of \$632,893.00 to the proposed combination of Wright Specialty Insurance, AmGUARD Insurance Company, Great American Fidelity Insurance Company, Global Aerospace, Inc., and the Hartford. Commissioner Oddo seconded.

Vice Chairman Gibbons asked if the county currently used drones.

Mr. Rapson stated yes, the county did have a drone in the Sheriff's Office and would be acquiring an additional one for use in both the Environmental Management Office and the Water Systems.

Chairman Hearn asked what the cost of the drone insurance was last year.

Mr. Burgess stated that the drone insurance dropped from \$6,430 to \$4,948.

Vice Chairman Gibbons moved to approve to award Fiscal Year 2022 Property & Casualty Insurance coverage in the amount of \$632,893.00 to the proposed combination of Wright Specialty Insurance, AmGUARD Insurance Company, Great American Fidelity Insurance Company, Global Aerospace, Inc., and the Hartford. Commissioner Oddo seconded. The motion passed 5-0.

19. Consideration of staff's recommendation to award contract #1962-S; Motorola Service and Maintenance Agreement for fiscal year 2022, in the amount of \$434,393.96.

911 Director Katy Vogt stated that this was to award the Motorola Service and Maintenance Agreement renewal for fiscal year 2022. Ms. Vogt stated that this year the amount had changed because the Vesta coverage was dropped. She stated that although having completed the transition to the new Carbyne System which was fully functional, it was important that the current Motorola system remain in full service until the new system was fully tested.

Commissioner Rousseau moved to approve to award contract #1962-S; Motorola Service and Maintenance Agreement for fiscal year 2022, in the amount of \$434,393.96. Vice Chairman Gibbons seconded. The motion passed 5-0.

20. Consideration of staff's recommendation of the realignment of Ebenezer Church Road and construction of a new intersection of Ebenezer Church Road and Ebenezer Road.

Public Works Director Phil Mallon stated that the item before the Board was seeking approval of a revised concept of a Transportation SPLOST project. Mr. Mallon stated that the project was for the realignment of Ebenezer Church Road and construction of a new intersection of Ebenezer Church Road and Ebenezer Road. Mr. Mallon stated that this project was one of four specific intersection projects outlined in the 2017 SPLOST list, of which all were either underway or completed. Mr. Mallon stated that originally the concept for this project was for a roundabout. However, upon further evaluation it was determined that a known unmarked cemetery was larger than originally assumed as a result the option for a roundabout or any significant asphalt project was not practical. He continued stating that upon rigorous review and investigation to find a viable solution with input via staff and the Transportation Committee the realignment of Ebenezer Church Road and construction of a new intersection at Ebenezer Church Road and Ebenezer Road was suggested in conjunction with a development petition. Mr. Mallon stated that the project was discussed with the property owner who although surprised felt it could be incorporated into the overall development plan. Mr. Mallon stated that upon review of the proposed realignment it was determined to be a more cost-effective solution and would help achieve better sight distance and better separation of over 1000 feet from Spear Road. Mr. Mallon asked for Board approval for the realignment of Ebenezer Church Road and construction of a new intersection of Ebenezer Church Road and Ebenezer Road.

Commissioner Oddo asked what would happen to the remaining land to the east of the newly aligned Ebenezer Church Road.

Mr. Mallon stated that he did not have a firm answer but added that with that remaining portion of land there was two things to consider one was what would happen to the prescriptive easement which he would work with the County Attorney to determine. He continued stating that the second consideration was dependent on how much land would be left and whether it would be a

viable home sight and from there decision would be made on best option to take. Mr. Mallon stated that these considerations had been discussed with property owner.

Chairman Hearn stated that the goal of this realignment was to make the intersection at Ebenezer Church Road and Ebenezer Road with sight distance issues and a high accident rate a safer intersection.

Vice Chairman Gibbons stated that because this roadway was heavily travel and used as an east-west corridor to get from Peachtree City to the eastern part of the County how would this project effect the lateral mode of transportation as opposed to the roundabout.

Mr. Mallon stated that there would be a minor traffic inconvenience for individuals who would be travel from Spear and Ebenezer Road, but these would be nominal in comparison to the safety benefit this realignment would provide. He continued stating that if approved the traffic data would be reviewed to determine what would be the best traffic control measure.

Vice Chairman Gibbons stated that his concerns were related to the development of an east-west corridor creating a faster mode of transportation in District 3 and encouraged Mr. Mallon to work closely with the City of Peachtree City to be included in their future transportation development plans. Vice Chairman Gibbons suggested that Chairman Hearn reach out to the Peachtree City Mayor regarding future plans for the development of an east-west corridor near the intersection of Ebenezer Church Road and Ebenezer Road.

Commissioner Maxwell asked what the process would be to move a grave.

Chairman Hearn stated that it was an extensive process which involved determining who the deceased individual was and making a reasonable effort to find their descendants or affiliate church, advertisements would have to be posted in the local newspaper organ, the gravesite soil would have to be exhumed and relocated to an alternate cemetery. Chairman Hearn stated it was a very intricate and time-consuming process.

Commissioner Maxwell acknowledged that the sight distance from Ebenezer Church Road turning onto Ebenezer Road to turn left on to Spear Road was horrible. He continued asking why consideration had not been given to creating a bypass on the westside of Ebenezer Church Road that would connect it to Spear Road.

Mr. Mallon stated that would have to be a Peachtree City initiative.

Commissioner Maxwell stated that the project being proposed would help with the sight distance issue but was not a complete solution, specifically as it relates to the development of an east-west bypass connection.

Vice Chairman Gibbons moved to approve of the realignment of Ebenezer Church Road and construction of a new intersection of Ebenezer Church Road and Ebenezer Road, with the provision that staff work with Peachtree City to improve the east-west traffic flow. Chairman Hearn seconded. The motion passed 5-0.

21. Consideration of staff's recommendation to renew Contract #1825-B, Annual Contract for Waterline Extensions for Fiscal Year 2022, to the low bidder Shockley Plumbing, with not-to-exceed or fixed prices established for each project as assigned, not-to-exceed a total contracted amount of \$1,367,205.

Chairman Hearn asked if Shockley had performed well over in previous years.

Mrs. Birrell stated yes.

Commissioner Rousseau asked how many renewals had been awarded to Shockley.

Mr. Rapson stated that this was the second time the county was using Shockley and added that similar to last year they were the only bidder on the project.

Vice Chairman Gibbons moved to approve to renew Contract #1825-B, Annual Contract for Waterline Extensions for Fiscal Year 2022, to the low bidder Shockley Plumbing, with not-to-exceed or fixed prices established for each project as assigned, not-to-exceed a total contracted amount of \$1,367,205. Commissioner Oddo seconded. The motion passed 5-0.

22. Consideration of staff's recommendation to approve Task Order No. 3, Advanced Metering Infrastructure Project - Planning and Procurement under Contract No.1867-P Water System Engineer of Record for engineering services in the amount of \$195,040.00.

Mrs. Birrell stated that on May 5, 2021, the Board of Commissioners approved the AMI Metering Project to be funded with part of the county's allocation of the American Rescue Plan Act funds. Mrs. Burrell stated that the deliverables from this task order would include an AMI Implementation Plan, development of the request for proposal (RFP) for procurement and installation, and an Organizational Preparedness Plan.

Commissioner Oddo asked once completed at what stage would the project be at.

Mrs. Birrell stated that at that point the project would be ready to being installation.

Commissioner Oddo moved to approve Task Order No. 3, Advanced Metering Infrastructure Project - Planning and Procurement under Contract No.1867-P Water System Engineer of Record for engineering services in the amount of \$195,040.00. Vice Chairman Gibbons seconded.

Vice Chairman Gibbons stated that in looking through the proposal it appeared that a lot of the deliverables were PowerPoint presentations which was concerning to him. He asked if the AMI Implementation Plan would be presented as a PowerPoint.

Mr. Rapson referred the Board to the Agenda package page 301 where it outlined the specifics of the project deliverables.

Vice Chairman Gibbons urged Mrs. Birrell to ensure that they understood that the exception was for the initial MS project deliverable to be a living document.

Commissioner Oddo moved to approve Task Order No. 3, Advanced Metering Infrastructure Project - Planning and Procurement under Contract No.1867-P Water System Engineer of Record for engineering services in the amount of \$195,040.00. Vice Chairman Gibbons seconded. The motion passed 4-1, with Commissioner Rousseau voting in opposition.

23. Consideration of staff's recommendation to award bid #1901-B - Phase 2 to Danali Water Solutions LLC in the amount of \$498,317 for dredging, dewatering and disposal from the two lagoons at South Fayette Water Treatment Plant.

Mrs. Burrell stated that this request was to award bid #1901-B - Phase 2 to Danali Water Solutions LLC in the amount of \$498,317 for dredging, dewatering and disposal from the two lagoons at South Fayette Water Treatment Plant. Mrs. Birrell stated that in March of 2021 the Board approved dredging of the Fayette County water treatment plants. She added that because of budget constraints the project was split in to two phases.

Vice Chairman Gibbons moved to approve to award bid #1901-B - Phase 2 to Danali Water Solutions LLC in the amount of \$498,317 for dredging, dewatering and disposal from the two lagoons at South Fayette Water Treatment Plant.

Commissioner Oddo seconded. The motion passed 5-0.

24. Consideration of staff's recommendation to award invitation to Bid #1937-B for water treatment chemicals to the responsive low bidder Chemtrade Chemicals US LLC for a total not-to-exceed amount of \$174,850.

Vice Chairman Gibbons moved to award invitation to Bid #1937-B for water treatment chemicals to the responsive low bidder Chemtrade Chemicals US LLC for a total not-to-exceed amount of \$174,850. The motion passed 5-0.

25. Consideration of staff's recommendation to collect fees for development plan review and inspections performed by the Water System.

Mrs. Birrell thanked the Purchasing Office and Finance Department for their assistance with this item. Mrs. Birrell stated that previously the Water System had not charged any fees for plan review or inspections. She added that the Water System was implementing a plan review process that includes plan submittal, review and inspection tracking through Sages, a Cloud-based Plan Review application software. She added that this review process and software tracking system would establish consistent processes for all jurisdictions within the County, would streamline review and acceptance procedures for staff and developers, and establish a digital tracking system for future operation and maintenance purposes. Mrs. Birrell continued stating that as part of the new process, the Water System had developed a draft plan review and inspection fee schedule. Mrs. Birrell stated that the Water System analyzed how many hours was used to perform a plan review based on typical development/project. She added that the Water System had not charged plan review and inspection fees, although it is a common practice among water utilities and within other Fayette County departments. Mrs. Birrell stated that they researched neighboring counties and comprised a fee structure. Mrs. Birrell provided a brief overview of the fee structure for the Board.

Chairman Hear asked if the County had reached out to the development community regarding the establishment of a fee structure for development plan reviews and inspections. Mr. Rapson stated that the County could reach out to the development community to get feedback but also noted that compared to other jurisdiction the new fee scale was on the lower end of neighboring jurisdictions and would help recoup expenses incurred for the annual maintenance costs of the new software.

Mr. Rapson stated the development community was aware of and being charged fees for development plan reviews and inspections in other jurisdictions, however Fayette county had not been charging for these services.

Chairman Hearn asked if there was an estimate of how much money this could generate.

Mr. Rapson stated between \$10K to \$15K.

Commissioner Rousseau made comments that were inaudible.

Commissioner Rousseau made comments regarding the Film Academy rezoning that the Board approved earlier in the meeting and stated that although a multi-million-dollar project approval of this fee structure would create an unexpected expense for them. He added that he would like to grandfather them in so that they would not be required to pay the development plan review and inspections fees.

Mrs. Birrell stated that the Water System had gone out to that development to perform evaluation to ensure water services could be provided at the Academy.

Chairman Hearn asked when the fee structure would go into effect.

Mr. Rapson stated August 1, 2021 to allow time to reach out to the development community and receive feedback.

Vice Chairman Gibbons moved to approve staff's recommendation to collect fees for development plan review and inspections performed by the Water System. Commissioner Oddo seconded. The motion passed 5-0.

26. Consideration of staff's recommendation to eliminate the \$5 daily parking fee for out-of-county visitors at Lakes McIntosh and Horton, and to adjust the cost of one-year permits for out-of-county residents from \$50 to \$300 for unlimited use to all three county reservoirs.

Mrs. Birrell stated that because of the increased in traffic and facility usage the county parks were being stressed, specifically at the three water-supply reservoirs Lakes McIntosh and Horton and Kedron. She continued adding that staff was proposing to adjust the one-year permits fee from \$50 to \$300 for unlimited use of Lakes Horton, Lake McIntosh, and Lake Kedron for out-of-county visitors and eliminate the \$5 daily parking fee. Mrs. Birrell stated that this change would not preclude out-of-county visitors but would allow for the needed reduction of out-of-county visitors to allow more county residents use of these lakes. She added that this change would allow for fee collection at Lake Kedron without changing the facility's parking lot structure and eliminates administrative costs of daily fee collections.

Mr. Rapson stated that the primary goal of this item was to discourage out-of-county visitors at the three water-supply reservoirs Lakes McIntosh, Horton and Kedron and to allow more county residents use of these lakes.

Chairman Hearn stated that other counties did not allow out-of-county visitors park access, so this proposal was generous and provided an opportunity for out-of-county visitors to still use the parks. Chairman Hearn asked as clarification if the plan was for this to go in to effect January 1, 2022.

Mrs. Birrell stated that was correct.

Vice Chairman Gibbons moved to approve staff's recommendation to eliminate the \$5 daily parking fee for out-of-county visitors at Lakes McIntosh and Horton, and to adjust the cost of one-year permits for out-of-county residents from \$50 to \$300 for unlimited use to all three county reservoirs. Commissioner Oddo seconded. The motion passed 5-0.

27. Consideration of staff's recommendation to award Bid #1970-B: 100 Pleasant Hill Stormwater Conveyance Improvement project to the lowest responsive, responsible bidder, Summit Construction & Development, LLC, in the not-to-exceed amount of \$404,782.50.

Chairman Hearn asked Mr. Keller for a brief overview of the project.

Environmental Management Director Brian Keller stated that the project would consist of improving the storm conveyance system to circumvent flooding. He added that the existing system would be upgraded with larger pipes and structures along Old Ivy and Redwine Road to increase storm water capacity.

Commissioner Maxwell asked if this project would help with the erosion issues on the south side of Redwine Road.

Mr. Keller stated that those issues would be partially addressed with an upcoming path project and added that those issues were consistently being watched and evaluated by county staff.

Commissioner Oddo moved to approve to award Bid #1970-B: 100 Pleasant Hill Stormwater Conveyance Improvement project to the lowest responsive, responsible bidder, Summit Construction & Development, LLC, in the not-to-exceed amount of \$404,782.50. Vice Chairman Gibbons seconded. The motion passed 5-0.

28. Consideration of staff's recommendation to renew the annual bid #1821-B to Atlanta Paving and Concrete Construction as vendor for asphalt milling services for fiscal year 2022 with a not-to-exceed contract amount of \$239,040 for Road Department funded projects.

Vice Chairman Gibbons moved to approve to renew the annual bid #1821-B to Atlanta Paving and Concrete Construction as vendor for asphalt milling services for fiscal year 2022 with a not-to-exceed contract amount of \$239,040 for Road Department funded projects. Commissioner Oddo seconded. The motion passed 5-0.

29. Consideration of staff's recommendation to renew the annual bid #1838-B to C.W. Matthews of Tyrone as vendor for asphalt services for fiscal year 2022 with a not-to-exceed contract amount of \$323,072 for Road Department funded projects.

Vice Chairman Gibbons moved to approve to renew the annual bid #1838-B to C.W. Matthews of Tyrone as vendor for asphalt services for fiscal year 2022 with a not-to-exceed contract amount of \$323,072 for Road Department funded projects. Commissioner Oddo seconded. The motion passed 5-0.

ADMINISTRATOR'S REPORTS:

Hot Projects

County Administrator Steve Rapson advised that an updated "Hot Projects" listing was sent out via email to the Board to keep them abreast of the status of various projects throughout the county. He highlighted the Kenwood Road culvert replacement, Brockton Court Culvert Replacement, Brogdon Road and New Hope Road roundabout and Fire Station #2 ribbon cutting was held prior to the Board Meeting at 5:00 p.m.

Mr. Rapson reminded everyone that the July 8, 2021 Board of Commissioners Meeting would begin at 5:00 p.m. He also advised the Board that Governor Kemp would be letting the executive order for the Public Health Emergency lapse as of July 1, 2021 in effect this would discontinue the need for virtual meetings.

ATTORNEY'S REPORTS:

COMMISSIONERS' REPORTS:

Commissioner Maxwell

Commissioner Maxwell stated that he was unavailable to attend the June 17, 2021 Special Called Meeting but had received feedback regarding the meeting. Commissioner Maxwell stated that he was disappointed that public comment was not allowed during the meeting. He added that he felt it was an important meeting discussing an important topic. He continued stating that if he had been in attendance, he felt he would have said something and encouraged public comments. Commissioner Maxwell stated that he felt that with the 5-minute comment limit even if it took an hour or more the citizens should have been able to express themselves before the Board. Commissioner Maxwell stated that he felt that the citizens had a right to access to the Commissioners and to the microphone to voice their concerns and thoughts. Commissioner Maxwell stated that citizens had expressed their concerns that public comment was not even listed on the agenda for the Special Called Meeting. He added that he felt that it should be included on all Board of Commissioners Meeting agendas to ensure citizens know that they would have an opportunity to speak before the Board, he concluded stating that he would bring it before the Board for approval if not already a policy.

Commissioner Maxwell stated that on Thursday June 17, 2021 President Biden signed into law a new federal holiday, called Juneteenth. Commissioner Maxwell stated that he felt Fayette County should follow that direction and recognize Juneteenth as a Fayette County holiday to go into effect beginning in 2022.

Mr. Rapson stated that this would create a revision to the County Holiday policy that would be brought back before the Board for approval. Mr. Rapson briefly outlined the known budget impacts

Commissioner Maxwell moved to recognize Juneteenth as a Fayette County Holiday beginning June 2022. Vice Chairman Gibbons seconded. The motion passed 5-0.

Commissioner Oddo

Commissioner Oddo wished every a Happy Fourth of July. Commissioner Oddo also wanted to reiterate that Fayette County was rolling back the millage rate with the passage of the FY2022 Budget and wanted to congratulate staff for a job well done. He added that this was a great accomplishment that the County was able to do without raising taxes.

Chairman Hearn

Chairman Hearn expressed his appreciation for staff thanking them for a job well done.

Commissioner Rousseau

Commissioner Rousseau thanked the County's first responders and Public Safety personnel. He also thanked the Delta Sigma Theta Inc. organization for their continued support and assistance within the community. Commissioner Rousseau commending the bravery and presence of mind of Randy Brown, a Fayette County youth who saved the life a two-year drowning at a family gathering. Commissioner Rousseau stated that he shared Commissioner Maxwell's frustrations as it related to not having public comment at the June 17, 2021 Special Called meeting. He stated that anytime the Board was before the public as a body the opportunity for public comment should be made readily available. Commissioner Rousseau concluded stating that he appreciated the decision to recognize Juneteenth as a Fayette County Holiday. He expressed his appreciation to the Fayette County staff.

EXECUTIVE SESSION: None

ADJOURNMENT:

Commissioner Oddo moved to adjourn the June 24, 2021 Board of Commissioners meeting. Vice Chairman Gibbons seconded the motion. The motion passed 5-0.

The June 24, 2021 Board of Commissioners meeting adjourned at 9:03 p.m.

Marlena M. 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 July 2021. Referenced attachments are available upon request at the County Clerk's Office.

Marlena Edwards, Deputy County Clerk