

MINUTES

Troup County Board of Commissioners

June 16, 2010

Troup County Government Center Building

Troup County Board of Commissioners Chairman Richard Wolfe called the meeting to order at 9:00 a.m.

Board Members Present:

Richard Wolfe, Chairman
Ken Smith, Vice-Chairman
Morris Jones, Commissioner
Buck Davis, Commissioner
Richard English, Commissioner

News Media Present:

Judy Murphy, Troup County News
Joel Martin, LaGrange Daily

Staff Present:

Mike Dobbs, County Manager
Tod Tentler, Assistant County Manager / Parks & Recreation Director
Cheryl May, Accounting Clerk
Stewart Mills, Finance Officer / County Clerk
Mark DeGennaro, County Attorney
Valerie West, Executive Assistant to Board of Commissioners
Andy Harper, Zoning Technician
Nancy Seegar, County Planner
Scott Turk, Zoning Administrator
James Emery, County Engineer
Harold Edmondson, Sr. Deputy Bldg Official
Kevin Kinnersley, County Civil Engineer
Dana Eaton, Chief Appraiser
Lavelle Barnes, Human Resources Director

Others Present:

Bill & Ellen Gilmore, Concerned Citizens
Yvonne Atchison & Family of the late Robert Hayes
Julian O'Neal, Concerned Citizen
Hilda Railey, Concerned Citizen
Bill Walker, Concerned Citizen
Steve Stark, Concerned Citizen
Patrick Crews, Troup Together
Tommy Callaway, Concerned Citizen
Mike Waller, Concerned Citizen
Sonny Weldon, Concerned Citizen
Charlie McFarland, Concerned Citizen

OPENING:

Chairman Richard Wolfe welcomed all in attendance.

Invocation - Commissioner Buck Davis:

Commissioner Buck Davis was recognized by Chairman Wolfe and asked to pronounce the invocation.

Pledge of Allegiance:

Commissioner Davis led those present in reciting the Pledge of Allegiance to the United States of America.

APPROVAL OF AGENDA / MINUTES:

Approval of Agenda:

Commissioner English made a motion to approve the agenda as presented. Commissioner Jones seconded. Unanimous.

Approval of Minutes:

Commissioner Smith made a motion to approve the minutes of the June 1, 2010 regular meeting and the June 11, 2010 "called" meeting of the Board of Commissioners. Commissioner Jones seconded. Unanimous.

PEOPLE TO ADDRESS THE BOARD:

- None.

SPECIAL BUSINESS:

Presentation of Redevelopment Powers:

County Manager Mike Dobbs discussed Tax Allocation Districts (TAD's) which will be a voter referendum on the July 20th ballot. Mr. Patrick Crews, Chairman of Troup Together, gave a presentation that emphasized the importance of disseminating TAD information to the public so that voters can make an educated choice at the polls. TAD's have been endorsed by city and county governments in Troup County as well as various boards and authorities. Zoning Administrator Scott Turk stated TAD's are a valuable redevelopment tool to revitalize blighted areas. He indicated 27 TAD's have been initiated in Georgia and all have been successful. He cited as success stories the Atlantic Station in City of Atlanta and a retail shopping mall in City of Acworth. Mr. Turk also discussed a safeguard in state law which restricts local governments from committing more than 10 percent of taxable digest in TAD bonding. In addition, he dispelled various myths about TAD's. For instance, he reassured citizens that local governments do not take on any financial or legal responsibility for funding TAD projects.

Consideration of Road Tractor Purchase for Roads Department:

County Engineer James Emery stated he had research "lease versus buy" options of a used road tractor. The cost to lease could be very expensive and there is lack of availability of used lease units. He recommended purchasing a used truck tractor. He indicated quotes had been secured on three truck tractors and that the unit under consideration with the lowest price of \$47.5K has been evaluated for serviceability and condition through "Carfax" inquiry and evaluation of maintenance records. He recommended purchasing this used truck tractor. Chairman Wolfe asked if this was a budgeted item. Mr. Emery answered in the affirmative and indicated \$55K had been budgeted. Commissioner Smith made a motion to approve purchase of the used road tractor for \$47.5K for the Road Department. Commissioner English seconded. Unanimous.

Consideration of Caterpillar Backhoe Loader for Landfill:

County Engineer James Emery announced the county landfill is in need of a backhoe loader and he has researched "lease versus buy" options. He recommended a \$62,134 unit be leased on a three-year term with a guaranteed buy-back. The termination date would coincide with that of the existing lease on various pieces of heavy equipment currently in use by the Road and Sanitation Departments. Chairman Wolfe asked if this proposed lease was reviewed by the county attorney. County Attorney Mark DeGennaro indicated the existing lease (which is similar to the proposed lease) had undergone legal review. Commissioner Smith made a motion to lease a backhoe loader for the landfill. Commissioner English seconded. Unanimous.

Review of Recent Boat Ramp Construction at Pyne Road Park (Phase I):

County Engineer James Emery announced Phase I of the boat ramp at Pyne Road Park is complete that was funded through the "Go Fish" grant. This ramp will allow Troup County to host major fishing tournaments that could have huge economic value to the local community. The ramp was constructed on land and then pushed into the lake. Mr. Emery said this was the largest boat ramp he is aware of that has been poured and then

pushed into place. Mr. Emery showed an 8-minute video of the construction and installation process. That video is posted on the county website. He thanked the members of the Road Department for their dedicated efforts and hard work on Phase I of this project.

Consideration of Budget Amendments:

County Manager Mike Dobbs announced there are two budget amendments: One is \$20,284 for a security door at the jail. This is a sliding door that would connect the new pod with the existing jail. The funds for this expenditure would come from fund balance. The second item is \$30K in program expenditures for Parks & Recreation that would yield \$39K in revenues. Commissioner English made a motion to approve the budget amendments. Commissioner Smith seconded. Unanimous.

Consideration of Chip Grant Application: (2010-16)

Chairman Wolfe stated he was chairman and founder of the DASH organization and therefore due to its involvement in the grant program, he would be abstaining from this matter. He then turned the meeting over to Vice Chairman Smith to preside over this item. County Manager Mike Dobbs commented the Chip grant application is a community home improvement program with \$300K in funds to help 9 families without indoor plumbing in the unincorporated area of Troup County. The County is being asked to provide \$10K in matching funds and will receive \$290K. If approved by the commissioners, a 2011 Chip grant application resolution will be submitted to the Georgia Department of Community Affairs. Commissioner English made a motion to approve the Chip Grant application. Commissioner Jones seconded. Unanimous.

Vice Chairman Smith then relinquished the chair and turned the proceedings back over to Chairman Wolfe.

Consideration of Concept/ Feasibility Study for Troup County Jail & Troup County Correctional Institute:

Mr. Sean Reed of Linc Mechanical in Alpharetta presented an opportunity to save an estimated \$270K/year on energy cost through implementation of "green initiatives" at the County Jail and Correctional Institute.

Potential energy savings of \$5M over a 15-year period could be realized. Mr. Dobbs indicated the next step would be to issue a Request for Proposal (RFP).

Consideration of Filling Budgeted Vacant Position-Personal Property Appraiser:

County Manager Mike Dobbs announced the vacant position for a personal property appraiser. Chairman Wolfe asked what skills are needed for this position. Chief Appraiser Dana Eaton commented this would be Appraiser III-level position that would be conduct personal property appraisals and would assist efforts to recover lost revenues from tenants on cell towers. Chairman Wolfe asked for an update be scheduled on the findings relating to cell tower population. Commissioner Jones made a motion to approve filling the vacant position in the property appraisal office. Commissioner Smith seconded. Unanimous.

Board Appointments:

County Manager Mike Dobbs commented this agenda item would be discussed following Executive Session.

PUBLIC HEARINGS:

Commissioner English made a motion to go out of regular meeting and into public hearings. Commissioner Jones seconded. Unanimous.

Special Use:

1st Reading - Board of Commissioners Vote Necessary

Tom Strickland - Applicant

Request - Placement of Manufactured Home at 7901 Hamilton Road

Zoning Administrator Scott Turk presented the request by Mr. Tom Strickland for placement of a manufactured home at 7901 Hamilton Road. The proposed unit has 1,800 square feet of floor space. The Board of Zoning and Planning (BOZAPC) recommended approval by unanimous vote of 5 members present. Chairman Wolfe asked if anyone would like to speak in favor of or in opposition to placement of the manufactured home. No one responded. Commissioner Davis made a motion to approve placement of the manufactured home. Commissioner English seconded. Unanimous.

Rezoning:

- None.

Subdivisions:

- None.

Other:

1st Reading - Board of Commissioners Vote Necessary

Consideration of Road Name Changes on Various County Roads: (2010-17)

County Engineer James Emery announced the five road name changes on various county roads. Fernwood Drive is recommended for the stretch of road left from the realignment of US 27. Jones Brothers Drive currently has no name. This property, which was donated by the Jones Brothers, is off of Hannah Road which is at the dead end of US 27. Pleasant Hill Church Road at Hamilton Road corrects and adds a name. Smokemont Drive is a small road currently called Mandy Brooke Drive. The subdivision was supposed to connect to be a loop road and due to development revision, it never happened. Robert Hayes Road would be named after an early resident in the Hogansville community. Chairman Wolfe asked if there was any one in the audience that would like to speak. A great grand daughter of Mr. Robert Hayes, Yvonne Atchison handed out a document that was prepared in 2007, requesting the road be named after the late Robert Hayes. Also, a petition of 40 signatures circulated through the Hillcrest United Methodist Church was presented by Mr. Bill Walker. The church requested the road be named Hillcrest School Road and thought that would identify the location better. The chairman and county attorney agreed to vote on each road individually. A resolution was in place but could be revised if necessary.

On the naming of Fernwood Drive, Commissioner Jones made a motion to approve. Commissioner Smith seconded. Unanimous.

On the naming of Jones Brothers Drive, Commissioner Jones abstained from voting. Commissioner Davis made a motion to approve. Commissioner Smith seconded. Unanimous.

On the naming of Pleasant Grove Church Road, Commissioner Jones made a motion to approve. Commissioner English seconded. Unanimous.

On the naming of Smokemont Drive, Commissioner Davis abstained from voting. Commissioner Jones made a motion to approve. Commissioner English seconded. Unanimous.

On the naming of Robert Hayes Road, Commissioner Davis stated he received a lot of calls concerning this and he would like to see the road named Hayes-Hillcrest Road because of the school the he went to also had history and still was a part of the community. Chairman Wolfe asked if this was in form of motion. Commissioner Davis answered yes. Chairman asked for a second. Commissioner Smith seconded. Chairman then opened public discussion for the name of Hayes-Hillcrest Road. Mr. Tommy Callaway stated the naming should give benefit to the individual (Mr. Robert Hayes) rather than the school. Mr. Charlie McFarland requested the road be named after the late Robert Hayes Sr. Commissioner English made a motion to name it the Robert Hayes Sr. Road. Commissioner Jones commented he was concerned there was another road in the vicinity named Hillcrest Road and didn't want to confuse E-911 and the public safety departments. Chairman Wolfe then mentioned there was a motion still on the table to name it Hayes-Hillcrest Road. Commissioner Smith stated he wanted to withdraw his second. The motion then died due to lack of a second. Commissioner English made a motion to name it the Robert Hayes Sr. Road. Commissioner Jones seconded. Unanimous.

1st Reading - Board of Commissioners Vote Necessary

Consideration of Text Amendments to Zoning Ordinance:

Zoning Administrator Scott Turk presented text amendments and revisions to the Troup County Zoning Ordinance. Commissioner Smith made a motion to approve the text amendments and revisions to the Troup County Zoning Ordinance. Commissioner English seconded. Unanimous.

2nd Reading- Board of Commissioners Vote Necessary

Consideration of Adoption of Proposed FY 2010-2011 Budget: (2010-18)

County Manager Mike Dobbs announced this was the second review of FY 2010 / 2011 budget. Mr. Dobbs stated the proposed budget of \$38,285,667

is a reduction of \$331,302 compared to the FY 2009 / 2010 budget. Mr. Dobbs discussed the recommended reductions by department. Chairman Wolfe asked if anyone that would like to speak in favor of or in opposition to the FY 2010 / 2011 budget. Mr. Bill Gilmore expressed concerns about the revised schedule of operations for the convenience centers. He indicated this revised schedule, which would go into effect July 1, 2010, would reduce hours of operation at various locations and seriously inconvenience citizens who use those centers. Mr. Dobbs stated the revised schedule was based on the amount of tonnage processed by each convenience center location. Mr. Steve Stark offered suggestions for improving the budgeting process including soliciting more citizen input. Other citizens offering inputs on the budget included Mr. Tommy Callaway, Ms. Hilda Railey, Mr. Mike Waller, Ms. Ellen Gilmore, Mr. Julian O'Neal and Mr. Sonny Weldon. During the discussions, Commissioner Smith indicated that management of the Airport Authority needed to be reviewed. Commissioner English suggested that the Airport Authority be reviewed every 60 days. Following the budget discussions, Chairman Wolfe twice requested a motion on the budget. Hearing no motion, he then asked for a show of hands on the approval of the budget. Chairman Wolfe, Commissioner Smith, Commission Jones and Commissioner English raised their hands in favor of approving the budget. Commissioner Davis raised his hand when the chairman asked who opposed the budget, stating "I'm for the people". Chairman Wolfe declared the budget approved on a 4-to-1 vote.

COMMITTEE REPORTS:

- None.

MANAGER'S REPORT:

- None.

Commissioner Smith made a motion to go out of public hearings and back into regular meeting. Commissioner Jones seconded. Unanimous.

EXECUTIVE SESSION TO DISCUSS PERSONNEL MATTERS:

Commissioner Smith made a motion to go into Executive Session to discuss personnel matters. Commissioner English seconded. Unanimous.

MEETING REOPENED:

At the end of Executive Session, Commissioner Jones made a motion to reconvene in regular meeting. Commissioner English seconded.

Unanimous.

Consideration of Appointments to Boards, Committees and Authorities:

Chairman Wolfe announced the commissioners had thoroughly reviewed the candidates for appointment/reappointment and were prepared to take action. He recognized Executive Assistant Valerie West of the Board of Commissioners Office, who read the slate of proposed candidates for appointment/reappointment to the following boards, committees, and authorities:

Animal Control Board:

Ms. Dianne Davidson would be reappointed to a three-year term expiring 6/30/2013.

Ms. Amanda Greathouse would be appointed to succeed Mr. William Gilmore, Jr. to a three-year term expiring 6/30/2013.

Family & Children Services Board of Directors:

Ms. Dorothy Billingslea would be appointed to the unexpired term of Mr. Wally West ending 6/30/2010. Mr. West had resigned from the board.

Historic Preservation Committee:

Ms. Melanie Reams would be reappointed to a three-year term expiring 9/30/2013.

Pathways Center Mental Health, Mental Retardation & Substance Abuse Community Service Board:

Ms. Valerie West would be reappointed to a three-year term expiring 6/30/2013.

Region 4 EMS Council:

Mr. Moses Ector and Mr. Milton Smith would be reappointed to two-year terms expiring 6/30/2012.

Region 2 Mental Health, Mental Retardation & Substance Abuse Board:

Mr. Donald Boyd would be reappointed to a three-year term expiring 6/30/2013.

Keep Troup Beautiful:

Ms. Carolyn Burke and Mr. John Wiggins would be reappointed to three-year terms expiring 6/30/2013.

Troup County Emergency Communication Advisory Board:

Captain Dennis Knight, Troup County EMA Director, would be appointed to fill a vacant position.

Troup County Public Facilities Authority:

Mr. Jimmy Matthews would be reappointed to a three-year term expiring 5/5/2013.

Two Rivers RC & D Council:

Commissioner Richard English, Jr. and Commissioner Buck Davis (alternate) would be reappointed to one-year terms expiring 9/30/2011.

West Point Lake Development Authority:

Mr. John West and Mr. Randall Parmer would be reappointed to four-year terms expiring 9/30/2014.

Commissioner English made a motion to approve the appointment/reappointment of the entire slate of candidates listed above. Commissioner Smith seconded the motion. Unanimous.

ADJOURNMENT:

There being no further business to discuss, Commissioner Smith made a motion to adjourn. Commissioner Jones seconded. Unanimous.

Richard Wolfe, Chairman

Attest: _____
Stewart P. Mills, Clerk