

WHITE COUNTY BOARD OF COMMISSIONERS

MINUTES OF THE CALLED MEETING HELD

MONDAY, DECEMBER 11, 2017 AT 4:30 P.M.

The White County Board of Commissioners held a Called Meeting on Monday, December 11, 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, Interim Finance Director Jodi Ligon, and County Clerk Shanda Murphy.

Chairman Turner called the meeting to order.

Upon presentation of proclamation the Board of Commissioners honored Ms. Bonnie York for her 32 years of service to the White County Senior Center on the occasion of her retirement.

Upon a motion made by Commissioner Bryant, seconded by Commissioner Nix there was a unanimous vote to adopt the minutes of the November 27, 2017 Work Session & Called Meeting and the December 7, 2017 Called Meeting (including Executive Session Minutes).

Mr. Dave Cangemi, Director of Public Works, presented the 2018 Local Maintenance & Improvement Grant (LMIG) application for the Board's consideration. He explained that the application would be for a \$413,222.32 grant from the Georgia Department of Transportation (GDOT). The 2018 LMIG funds would be combined with the 2017 LMIG funds in the amount of \$382,326.74 – which would result in the required county match of \$238,664.72. He noted that the Board had directed that LMIG funds be escrowed for the allowed two (2) year period in order to direct the funds to the rehabilitation project on the Town Creek Road Bridge. Mr. Cangemi stated that the estimated cost of that project would be \$1,382,173.92 – which would require additional county funding in the amount of \$347,960.14 above the required 30% county match.

Upon a motion made by Commissioner Nix, seconded by Commissioner Bryant there was a unanimous vote to approve the 2018 LMIG application for the Town Creek Road Bridge Rehabilitation Project to begin spring 2018.

Mr. Cangemi presented bids to the Board for the preparation work on Sam Craven Road and Joe Franklin Road which were received earlier in the year. He noted that the contractors had confirmed that the bids were still valid and both contractors were the low-bid on the respective projects.

Upon a motion made by Commissioner Holcomb, seconded by Commissioner Goodger there was a unanimous vote to award the preparation bid on Sam Craven Road to Nelson Grading in the amount of \$86,584.50 and to award the preparation bid on Joe Franklin Road to Crumley Creek in the amount of \$41,870.50 – both to be paid from the 2014 SPLOST. The Board emphasized the importance of having a definitive start and end date for these projects within the contracts. Mr. Cangemi stated that Crumley Creek had committed to having Joe Franklin Road

complete within one month to one month and a half from the designated start date and Nelson Grading had committed to having Sam Craven Road complete in three months to three and a half months from the designated start date.

Mr. Cangemi presented cost adjustments from Stratton (previous low bidder) for the paving bids on Sam Craven Road, Stanley Nix Road, Joe Franklin Road, and Mauldin Road. He stated the cost increase was due to the increased cost of asphalt since the original bids were submitted December 2016.

Upon a motion made by Commissioner Nix, seconded by Commissioner Holcomb there was a unanimous vote to award the bids and accept the cost adjustments from Stratton as follows with funding to be taken from the 2014 SPLOST.

<u>Road Name</u>	<u>Original Bid</u>	<u>Adjusted Bid</u>	<u>Increase</u>
Sam Craven Road	\$164,867.00	\$181,777.00	\$16,910.00
Stanley Nix Road	\$168,273.30	\$185,532.00	\$17,258.70
Joe Franklin Road	\$65,296.95	\$71,997.00	\$6,700.05
Mauldin Road (.3 Rd)	\$34,900.47	\$38,480.08	\$3,579.61
Total Increase			\$44,448.36

Mr. Melton presented a change order request on Carolina Springs Road from Square Deal Enterprises, Inc. in the amount of \$70,914.50. He stated this would cover the additional construction on the southern- most section of Carolina Springs Road off Hwy 75 and would be paid from the remaining funds previously designated for Carolina Springs Road improvements.

Upon a motion made by Commissioner Nix, seconded by Commissioner Bryant there was a unanimous vote to approve the change order request on Carolina Springs Road from Square Deal Enterprises, Inc. in the amount of \$70,914.50 – to be paid for with the remaining funds previously designated for Carolina Springs Road improvements.

Mr. Cangemi presented bids received for a heavy duty tandem dump truck. Bids ranged from a low bid of \$128,074.00 to \$140,440.00 – with four (4) bids submitted. Staff recommended awarding the bid to Rush Truck Center in the amount of \$135,395.00 due to preferred transmission type, automatic / manual feature, and compatibility.

Upon a motion made by Commissioner Nix, seconded by Commissioner Goodger there was a unanimous vote to award the bid for the heavy duty tandem dump truck to Rush Truck Center in the amount of \$135,395.00 to be paid from 2014 SPLOST funds.

Mr. Cangemi presented bids received for a F250 type 4x4 crew truck. Bids ranged from a low bid of \$28,610.84 to \$29,436.18 – with three (3) bids submitted. Staff recommended awarding the bid to the low-bidder Jacky Jones Ford at \$28,610.84. It was noted that \$10,157.00 of an insurance settlement on a similar truck which was recently totaled would be applied to the purchase.

Upon a motion made by Commissioner Holcomb, seconded by Commissioner Goodger there was a unanimous vote to award the bid for a F250 type 4x4 crew truck to Jacky Jones Ford in the amount of \$28,610.84 to be paid from 2014 SPLOST funds & insurance settlement.

Mr. Melton presented an engineered drawing of the proposed improvements to the parking area at the White County Senior Center which was originally presented in April 2016. He also presented the corresponding cost estimate of \$129,223.45 and indicated that he had requested, but not yet received, an updated cost estimate. He asked the Board's direction on moving forward with the project.

There was a consensus of the Board that they want the project to move forward. Chairman Turner asked Mr. Melton to confirm any change in the number of parking spaces with the proposed improvements. Commissioner Goodger stated that he would like to see additional parking (estimated 8 to 10 spaces) added across from the Administration Building. Chairman Turner asked that steps be added from the Administration Building parking area to the Mauney Building parking area. Commissioner Nix asked about the possibility of modifying the side curbed area into a raised crosswalk.

Upon a motion made by Commissioner Nix, seconded by Commissioner Bryant there was a unanimous vote to move forward with finalizing and bidding the improvements to the parking area at the White County Senior Center with the changes noted and funding to come from 2014 SPLOST.

Mr. John Sell, Director of Community & Economic Development, at the direction of the Board of Commissioners presented a survey he had done of surrounding cities and counties related to development fees charged – specifically for land use reclassifications – as he noted White County does not currently charge any fee associated with land use reclassification requests. He emphasized the amount of staff time, advertising, and meeting time spent on these type issues. He noted that the survey showed fees charged by all cities and counties surveyed for land use reclassification ranging from \$200.00 to \$350.00. Mr. Sell presented a proposed fee schedule to the Board with a land use reclassification fee of \$300.00 for all classifications (including conditional use permits, land use variances, special use permits) other than Planned Development Overlay Districts which was proposed at \$500.00 and Plan Review Committee fee at \$100.00. Chairman Turner stated that with no fees currently being in place – the cost of the process of reclassifying a property is put on the general tax base instead of those actually receiving the service.

Upon a motion made by Commissioner Nix, seconded by Commissioner Holcomb there was a unanimous vote to approve the following fee schedule effective January 1, 2018:

White County Land Use Fee Schedule

A-1	Agriculture Forestry District	\$250
R-1	Residential Single Family District	\$250
R-2	Residential Multi-Family District	\$250
R-3	Seasonal Residential District	\$250
C-1	Community Commercial District	\$250
C-2	Highway Business District	\$250
Ind	Industrial District	\$250
PD	Planned Development Overlay District	\$250
	Added Fees for Additional Review	
	Conditional Use	\$250
	Variance	\$250
	Special Use Permit	\$250
	Planning Review Committee	\$0.00

Upon a motion made by Commissioner Nix, seconded by Commissioner Bryant there was a unanimous vote to approve a contract with the Georgia Mountains Regional Commission for digital orthophotography in the amount of \$18,566.00 to be paid from the 2014 SPLOST in order to update and improve the White County mapping system.

The Board was advised that the Yonah Preserve Ballfield Project had been put out for bid – with bids due January 11, 2018. The Board asked for a status update on the Yonah Preserve Trailhead Building Project, which Mr. Melton advised he would provide. Commissioner Nix stated that he had met with an engineer on the safety concerns related to the dam’s proximity to the trail and he stated that the main concern was designing something that would secure the spillway area. The Board discussed possibly having a future work meeting onsite in the lake area on Yonah Preserve.

Chairman Turner directed Mr. Melton to reach out to the City of Cleveland regarding a potential partnership between the City and the County on meeting the water needs for Freudenberg-NOK – as this was a timely project with the funds being designated for Phase 3 of the Appalachian Parkway, resulting City utility relocations, etc.

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

The minutes of the December 11, 2017 Called Meeting are hereby approved as stated this 2nd day of January, 2018.

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

December 11, 2017 – Called Meeting Minutes (continued)

s/Edwin Nix
Edwin Nix, District 3

s/Craig Bryant
Craig Bryant, District 4

s/Shanda Murphy
Shanda Murphy, County Clerk