

**THE EFFINGHAM COUNTY
COMMISSIONERS' MEETING**

The Board of Commissioners of Effingham County, Georgia, Mr. C. D. Zeigler, Chairman, Mrs. Myra W. Lewis, Vice-Chairperson, Mr. Jeffrey A. Utley, Mrs. Verna H. Phillips, Mr. Reginald S. Loper and Mr. Robert Brantley met in regular session at 8:30 a.m. on Tuesday, March 02, 2010 in the Commissioners' Meeting Room at the Effingham County Administrative Complex.

PERSONS ATTENDING THE MEETING

Mr. Eric Gotwalt, Assistant County Attorney, Mr. David Crawley, County Administrator, Mr. Adam Kobek, Project Manager, Mr. George Shaw, Zoning Administrator, Mrs. Joanna Wright, Finance Director, Mrs. Patrice Crawley, County Clerk, Ms. Rushe Hudzinski-Sero, Human Resources Director, Mr. Mark Crapps, Mr. Dennis Davis, Mrs. Joan Davis, Ms. Gussie Nease, Mr. Charles Bradley, Mrs. Linda Purnell, Mr. Randy Purnell, Mrs. Ruth Lee, Ms. Shae Smith, Ms. Letitia Robinson, Ms. Lauren Milmine, Ms. Terry Cassidy, Mr. Winston W. Exley Sr., Mr. Winston Exley. Jr. , Mrs. Gail Winskie, and Mr. Bob Hynes.

CALL TO ORDER

Chairman Zeigler called the meeting to order.

INVOCATION AND PLEDGE TO THE FLAG

Vice-Chairperson Lewis gave the invocation and led the Pledge to the American Flag.

AGENDA APPROVAL

Commissioner Loper made a motion to approve the Agenda Resolution with the addition to New Business Number 9 – Consideration to approve the bid and contract for the final site work at EMS/OmniFlight Headquarters (see copy of agenda resolution on minute book page number _____). Vice-Chairperson Lewis seconded the motion. The motion carried unanimously.

CORRESPONDENCE

Chairman Zeigler presented the previous month's correspondence. He reported that each Commissioner has been furnished a copy of all correspondence received and that these are available for all interested persons to review in the County Clerk's office.

MINUTES

Vice-Chairperson Lewis made a motion to approve the minutes for the February 16, 2010 Board of Commissioners Meeting. Commissioner Brantley seconded the motion. The motion carried unanimously.

PUBLIC COMMENTS

Chairman Zeigler stated that anyone who wanted to comment on any agenda item may do so when the item comes up.

Ms. Gussie Nease requested to speak to the Board.

APPEARANCE

GUSSIE NEASE – Ms. Nease, who is the real estate appraiser representing Mr. and Mrs. Davis, gave the Board information concerning the Davis' property.

CONSENT AGENDA

Chairman Zeigler read out loud items 1 through 4 on the Consent Agenda.

Commissioner Loper made a motion to amend the following Zoning Maps:

- (01) Zoning Map 398-16 for the application by Hugh Gross to rezone .89 acres located off 367 Shearouse Road from AR-1 to AR-2 with the following stipulations:
 1. All lots shall meet the requirements of the AR-2 Zoning District.
 2. Site development plans shall comply with the Effingham County Water Resources Protection Ordinance and the Stormwater Management Local Design Manual.
 3. All wetland impacts shall be permitted by USACE.
 4. Subdivision plat shall be approved by the Health Department and the Zoning Office.
- (02) Zoning Map 398-16 for the application by Hugh Gross for a side setback variance to build a home located at Shearouse Road with the following stipulations:
 1. A variance for four feet on each side property line.
 2. Applicant shall provide a letter of consent from the adjoining property owners.
- (03) Zoning Map 421-51 for the application by Pamela G. Edwards to rezone 6.33 from AR-1 to B-3 located at the intersection of Highway 119 and Clyo Kildare Road with the following stipulations:
 1. All lots shall meet the requirements of the B-3 Zoning District.
 2. Site development plans shall comply with the Effingham County Water Resources Protection Ordinance and the Stormwater Management Local Design Manual.
 3. All wetland impacts shall be permitted by USACE.
 4. Subdivision plat shall be approved by the Health Department and the Zoning Office.
- (04) Zoning Map 428-18 for the application by Mark C. Bennett to rezone 39.08 from R-1 to AR-1 located at the intersection on Rincon Stillwell Road with the following stipulations:
 1. All lots shall meet the requirements of the AR-1 Zoning District.
 2. Site development plans shall comply with the Effingham County Water Resources Protection Ordinance and the Stormwater Management Local Design Manual.
 3. All wetland impacts shall be permitted by USACE.

4. Subdivision plat shall be approved by the Health Department and the Zoning Office.

Commissioner Brantley seconded the motion. The motion carried unanimously.

Chairman Zeigler read out consent item number 07 and 08.

Commissioner Phillips made a motion to approve (07) errors and releases for property taxes and (08) mobile homes as submitted by the Tax Commissioner (see minute book page ___). Commissioner Brantley seconded the motion. The motion carried unanimously.

OLD BUSINESS

HERMAN R. & LINDA A. PURNELL - REZONING (01): A Public Hearing was held on the application by Herman R. & Linda A. Purnell to rezone .77 of an acre located at 1243 Noel C. Conaway Road from AR-1 to B-1 Map and Parcel 375E-5 in the First District.

Zoning Administrator Shaw presented the request.

Mr. Mark Crapps represented the Purnells.

Commissioner Brantley made a motion to rezone .77 of an acre located at 1243 Noel C. Conaway Road from AR-1 to B-1 Map and Parcel 375B-5 with the following stipulations:

1. Site development plans shall comply with the Effingham County Water Resources Protection Ordinance and the Storm Water Management Local Design Manual.
2. All wetlands impacts shall be permitted by the USACE.
3. Subdivision plat shall be approved by the Zoning Office and Health Department.
4. Conditional use shall be approved for restaurant only. If the restaurant fails, the applicant shall come back to the board to rezone accordingly.
5. Downward facing light shall be placed at the corner of the property near the intersection to help light up the intersection for evening pedestrian traffic.
6. Demonstration on how large delivery trucks will be able to make deliveries without blocking traffic on Nease Road.

Commissioner Loper seconded the motion. The motion carried unanimously.

AARON D. HERRING – REZONING (02): The Second Reading to amend the Zoning Map 451-55 by Aaron D. Herring to rezone .50 of an acre from AR-1 to B-1 located at 557 Goshen Road was heard.

Commissioner Phillips made a motion to approve the second reading to amend the Zoning Map 451-55 by Aaron D. Herring to rezone .50 of an acre from AR-1 to B-1 located at 557 Goshen Road with the following stipulations:

1. All lots shall meet the requirements of the B-1 Zoning District.
2. Site development plans shall comply with the Effingham County Water Resources Protection Ordinance and the Stormwater Management Local Design Manual.

3. All wetland impacts shall be permitted by USACE.
4. Subdivision plat shall be approved by the Health Department and the Zoning Office.

Vice-Chairperson Lewis seconded the motion. The motion carried unanimously.

AARON D. HERRING – CONDITIONAL USE (03): The Second Reading to amend the Zoning Map 451-55 by Aaron D. Herring to rezone .50 of an acre for conditional use to operate a retail nursery located at 557 Goshen Road was heard.

Commissioner Phillips made a motion to approve the second reading to amend the Zoning Map 451-55 by Aaron D. Herring to rezone .50 of an acre from AR-1 to B-1 located at 557 Goshen Road with the following stipulations:

1. All lots shall meet the requirements of the B-1 Zoning District.
2. Site development plans shall comply with the Effingham County Water Resources Protection Ordinance and the Stormwater Management Local Design Manual.
3. All wetland impacts shall be permitted by USACE.
4. Subdivision plat shall be approved by the Health Department and the Zoning Office.

Commissioner Brantley seconded the motion. The motion carried unanimously.

NEW BUSINESS

RETIREMENT PLAN OVERVIEW (01): Human Resources Director Hudzinski-Sero explained that the county retirement plan is operating within the Investment Policy Guidelines. The portfolio is performing as expected and is currently up by .0166% with the benchmarks showing -.67% (S&P 500) and -1.56% (10 year Treasury).

CONSIDERATION TO APPROVE A WARRANTY DEED FOR SOUTH EFFINGHAM PLANTATION (02): County Engineer Liotta presented the request to approve the Warranty Deed for South Effingham Plantation. The Final Plat for Phase I of this development was approved on June 6, 2006, OMI completed their final inspection on February 4, 2010 and recommends acceptance of the infrastructure.

Commissioner Phillips made a motion to approve a warranty deed for South Effingham Plantation (see minute book page ____). Commissioner Loper seconded the motion. The motion carried unanimously.

DISCUSSION OF IMPACT FEES (03): Zoning Administrator Shaw discussed with the Board the request from the Construction Board of Adjustment and Appeals that the collection of the general impact fee be delayed until the time of the rough in inspection. While the Construction Board was not unanimous on this issue, the majority did want to bring this to the Board of Commissioners for discussion and possible action.

The Board of Commissioners requested that staff look into this request further.

CONSIDERATION TO APPROVE A PROPOSAL WITH HUSSEY, GAY BELL AND DEYOUNG, INC. FOR MASTER PLANNING FOR COUNTY PROMENADE LOCATED BETWEEN MADISON AND EARLY STREETS AND OAK AND PINE STREETS IN SPRINGFIELD (04): Project Manager Kobek explained that the County owns several parcels stretching from Early Street to Madison streets in between Oak and Pine Streets in Downtown Springfield. Buildings and green spaces include parking lots, the historic Courthouse, memorial parks, Department of Family and Children Services, Ulmer ball field and park, Treutlen and Tidlands Building. The idea has been floating around for several years to make this a continuous park area while incorporating the buildings that lie in this area. The building liaison's have discussed creating a formal plan for this area, starting with the Courthouse grounds, so that staff can properly plan for landscaping and hard capes at the Courthouse, and have a map and plan of future projects to complete the work. This proposal is the first leg in completing a beautification plan. The proposal from Hussey, Gay, Bell and DeYoung is to complete a concept plan for this area with a not to exceed figure of \$3,750. This work will serve as a starting point and will incorporate input from County staff and is intending to generate comments from the Community. After this work is completed a detailed master plan will be created laying out short and long term goals.

Commissioner Loper made a motion to approve a proposal with Hussey, Gay, Bell and DeYoung, Inc. for master planning for County Promenade located between Madison and Early Streets and Oak and Pine Streets in Springfield (see minute book page _). Vice-Chairperson Lewis seconded the motion. The motion carried unanimously.

CONSIDERATION TO WAIVE PROCUREMENT FORMALITIES AND AUTHORIZE STAFF TO WORK WITH PETROLEUM SERVICES GROUP ON A DESIGN BUILD CONTRACT FOR AVIATION FUEL TANK FOR OMINIFLIGHT AND PLACE TANK ORDER (05): Project Manager Kobek explained that our purchasing policy requires three competitive prices from vendors for items with an anticipated cost over \$5,000. The anticipated cost of an aviation fuel storage tank and dispenser is between \$50,000 and \$100,000. Staff and EMC engineering at no charge, drafted specifications for the aviation fueling system and we solicited the assistance of Bid Bridge, a reverse auction site, to handle the bid requirements once specifications were created. A pre-bid meeting was held, where only two of the vendors were from the state of Georgia, one from Waycross and one from

North Atlanta. The pre-bid meeting showed numerous inadequacies in our specifications to meet standards for aviation. These tanks are specific to strict guidelines governed by the State Fire Marshall. Staff believes that the best way to move forward would be through a design build process and recommend moving forward with Petroleum Services Group (PSG). Using the design build method for procurement will remove open competition from this process. Yet it can be a cost saving endeavor. PSG currently has a positive working relationship with the County. They are the closest provider who answered our advertisement, so we should save on freight, their installer lives in Springfield, they have an open relationship with the State Fire Marshall's office and they have a good relationship with area industrial sites and State agencies. Finally the County will not need to receive additional assistance in spec writing from another engineering firm to complete the open bidding process. The tank is built specifically for each client, so we are requesting permission to order a double walled tank so that it can be ready as soon as possible. Staff will have a contract agreement with PSG prepared for the next meeting.

Commissioner Utley made a motion to waive procurement formalities and authorize staff to work with Petroleum Services Group on a design build contract for aviation fuel for OmniFlight and place tank order (see minute book page __).

Commissioner Brantley seconded the motion. The motion carried unanimously.

CONSIDERATION TO APPROVE A RESOLUTION TO CHARGE A MONTHLY E911 CHARGE ON EACH CELLULAR/WIRELESS TELEPHONE SERVICE PROVIDER WHOSE BILLING ADDRESS IS WITHIN EFFINGHAM COUNTY (06): Project Manager Kobek explained that currently the County collects \$1.00 for each telephone line and cellular device with a billing address inside Effingham County each month to help provide enhanced 911 services (phase I). The state allows an extra \$.50 to be collected for phase II wireless compliance. Basic 911 service allows a person dialing 911 to be connected to the 911 Center via normal telephone facilities without jurisdictional boundaries. Phase I allows for call routing based on call sector alone and does not give X and Y coordinates. Phase II compliance will allow the delivery of a wireless 911 call with Phase I requirements plus location of the caller within 125 meters 67% of the time and selective routing based upon those coordinates. Moving to Phase II will allow dispatchers to better determine locations and provide adequate emergency response. The \$.50 is to cover the fee that is required that we pay the cellular

providers for this GPS and tracking information and is the only figure allowable for billing and will only effect wireless bills.

Commissioner Brantley made a motion to approve a Resolution to charge a monthly E911 charge on each cellular/wireless telephone service provider whose billing address is within Effingham County (see minute book page __). Commissioner Loper seconded the motion. The motion carried unanimously.

CONSIDERATION TO APPROVE MAINTENANCE IN LIEU OF RENT FOR THE DEPARTMENT OF FAMILY AND CHILDREN SERVICES (07):

Project Manager Kobek explained that the Maintenance in Lieu of Rent for DFACS is executed every year.

Commissioner Brantley made a motion to approve Maintenance in Lieu of Rent for the Department of Family and Children Services (see minute book page __).

Commissioner Phillips seconded the motion. The motion carried unanimously.

CONSIDERATION TO APPROVE TERMINATION OF THE “FIRE PROTECTION SERVICES AGREEMENT” WITH THE CITIES OF GUYTON, RINCON, AND SPRINGFIELD (08):

County Administrator Crawley explained to the Board that the County does not have a valid contract with the City of Rincon, and that the contracts with Springfield and Guyton have expired. Staff recommends providing each entity notification that service will be terminated June 30, 2010.

City of Rincon Fire Chief Corey Rahn spoke to the Board.

Commissioner Utley made a motion to approve termination of the “Fire Protection Services Agreement” with the Cities of Guyton, Rincon, and Springfield (see minute book page __). Commissioner Brantley seconded the motion. The motion carried unanimously.

ADDITION TO THE AGENDA

CONSIDERATION TO APPROVE THE BID AND CONTRACT FOR THE FINAL SITE WORK AT EMS/OMNIFLIGHT HEADQUARTERS (09):

Project Manager Kobek explained that the Board already approved a lease agreement with EMS/OmniFlight and the building is near completion and final site work is needed. This work includes completing site drainage, sod, for soil and erosion control and landscaping, paving of two driveways for ambulance, and general office staff, a third gravel road for fuel trucks to service the helicopter. Bids were advertised and HARCO was the lowest bidder.

Commissioner Loper made a motion to approve the bid and contract with HARCO Construction for the final site work at EMS/OMNIFlight headquarters (see minute book page _). Commissioner Utley seconded the motion. The motion carried unanimously.

Mrs. Ruth Lee spoke about the return of the Georgia Army National Guard Wednesday, March 3rd.

APPEARANCE:

10:00 a.m. Lauren Milmine- Ms. Milmine spoke to the Board on behalf of Union Mission. Union Mission, Inc. exists to end and prevent homelessness in the greater Savannah area. Ms. Milmine spoke on the Shelter Plus Care Grant that could benefit the County's homeless individuals or families.

REPORTS FROM COMMISSIONERS AND ADMINISTRATIVE STAFF:

County Administrator Crawley discussed the following:

- ◆ Coastal Regional Comprehensive Plan

County Clerk Crawley discussed the following:

- ◆ Troops Returning
- ◆ Quarterly Meeting date for March 23rd
- ◆ Lights at Midland Road and Courthouse Road
- ◆ Ghost Tour Issue
- ◆ Leadership Meeting on March 11th
- ◆ Reminder of March 16th 4-H Luncheon

County Administrator Crawley discussed the following:

- ◆ Old Augusta Road Phase II
- ◆ Highway 80 drainage
- ◆ Effingham Parkway
- ◆ I-16/Old River Road, letter sent to DOT to move forward with Project Frame Work Agreement
- ◆ Guyton Water and Wastewater
- ◆ Pilot Recycling Program
- ◆ Hospital
- ◆ Budget
- ◆ Windfield Subdivision

Project Manager Kobek discussed the following:

- ◆ EMS/OMNIFlight
- ◆ Opening of the Time Capsule
- ◆ Docks at the Tuckasee King Landing
- ◆ WPC status

EXECUTIVE SESSION

At 10:53 a.m., Chairman Zeigler made a motion to go into Executive Session to discuss personnel, property and pending litigation. Commissioner Brantley seconded the motion. The motion carried unanimously.

County Administrator Crawley and Commissioners discussed personnel, property and pending litigations. (See copy of Chairperson's affidavit on minute book page number _____).

At 12:21 p.m. the Board broke for lunch.

RECONVENED

At 12:50 p.m. the Board reconvened.

CONTINUED – COMMITTEE REPORT

County Administrator Crawley discussed the following:

- ◆ Merchant Capitol Meeting
- ◆ Meeting with Representative Ann Purcell

ADJOURNMENT

At 1:02 p.m., Chairman Zeigler made a motion to adjourn the meeting. Commissioner Brantley seconded the motion. The motion carried unanimously.

C. Dusty Zeigler, Chairman

Patrice R. Crawley, County Clerk