

# EFFINGHAM CO. BOARD OF COMMISSIONERS

EFFINGHAM COUNTY, GEORGIA



REGULAR SESSION MEETING MINUTES

June 21, 2022

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The Board of Commissioners of Effingham County, Georgia, Mr. Wesley Corbitt, Mr. Roger Burdette, Mr. Jamie Deloach, Mr. Reginald Loper and Mr. Phil Kieffer met in regular session at 5:00 pm on Tuesday, June 21, 2022 in the Commissioners Meeting Chambers at the Effingham County Administrative Complex located at 804 South Laurel Street Springfield, Georgia 31329. Mr. Forrest Floyd was not present for this meeting.

## **STAFF PARTICIPATION**

Mr. Tim Callanan – County Administrator, Mr. Edward Newberry – County Attorney, Ms. Stephanie Johnson – County Clerk, Mr. Eric Larson – Assistant County Manager, Mr. Clint Hodges – Fire Chief & EMA Director, Ms. Tasheena Shiggs – Deputy County Clerk, Mrs. Sarah Mausolf – HR Director, Mr. Chris Reed – IT Director, Mrs. Teresa Concannon – Planning and Zoning Manager, Mr. Mark Barnes – Finance Director, and Mrs. Alison Bruton – Purchasing Agent

## **CITIZEN PARTICIPATION**

Mr. Rex Inman, Mr. Ricky Truluck, Ms. Brandie Thompson, Mr. Barry Thompson, Ms. Kristen Ahtziger, Mr. Tony Chiariello, Ms. Shelby Mattice, Mr. Kenny Reddick, Mr. Steven Redmond, Mr. Chance Raehn, and Dr. Fran Witt

## **PARTICIPATION VIA TELECONFERENCE**

None announced.

## **I- CALL TO ORDER**

Chairman Corbitt called the meeting to order at 5:02 pm

## **II- ROLL CALL**

Wesley Corbitt, Chairman

Forrest Floyd - Absent

Roger Burdette

Jamie Deloach, Vice Chair

Reginald Loper

Phil Kieffer

## **III – INVOCATION**

Chairman Corbitt provided the invocation.

## **IV- PLEDGE TO THE AMERICAN FLAG**

The pledge was sounded in unison.

**V – AGENDA APPROVAL**

Vice Chair Deloach made a motion to approve the agenda as presented. Commissioner Kieffer seconded the motion. The motion carried unanimously.

**VI – MINUTES**

Commissioner Loper made a motion to approve the June 7, 2022 regular meeting minutes as presented. Vice Chair Deloach seconded the motion. The motion carried unanimously.

**VII- PUBLIC COMMENTS**

Chairman Corbitt stated comments shall pertain to agenda items only, you must speak clearly into the microphone and state your full name for the record.

**VIII- CORRESPONDENCE**

Chairman Corbitt stated documents from this meeting are located in the Clerk's office and on the Board of Commissioner's website.

**IX – PRESENTATION**

Effingham Leadership – 5:15pm

Members of Effingham Leadership presented a video created in collaboration with Railyard Media. Their goal was to identify a cohesive image of Effingham County.

**X – CONSENT AGENDA**

Commissioner Kieffer made a motion to approve the following Consent Agenda items: **(1)** Consideration to approve to renew a Contract with Spatial Engineering, Inc. for GIS Services. **(2)** Consideration to approve to renew a Memorandum of Understanding with the Effingham County Board of Education for the use of seven (7) school buses in the event of a disaster. **(3)** Consideration to approve a Year 3 Payment with Stryker for Technical Support Agreement. **(4)** Consideration to approve and affirm ratification of a renewal proposal from Tarheel Medical Billing d/b/a/ Collection Software Inc. **(5)** Consideration to approve and affirm ratification of a Quit Claim Deed and Plat conveying infrastructure on a portion of Fairmont Drive to the Kate's Cove Homeowner's Association **(6)** Consideration to approve to renew the Fire Services Agreement with The City of Springfield for a one year period **(7)** Consideration to approve a Contract with the State of Georgia for Family Connection. **(8)** Consideration to approve submittal of an Employee Safety Grant Application to the Association County Commissioners of Georgia (ACCG). Commissioner Loper seconded the motion. The motion carried unanimously.

**XI – OLD BUSINESS**

**CHESTERFIELD, LLC as Agent for JANIS Z. BEVILL ET AL. – SECOND READING (1):** consideration to approve the second reading of an application by Chesterfield, LLC as agent for Janis Z. Bevill et al. For a variance from section 3.4 located on Hodgeville road to reduce the required buffer between industrial and various zoned parcels, zoned I-1 [Map# 434 Parcels# 24,24A,26,26C], in the Second District (postponed from the 06/07/2022 meeting)

Commissioner Burdette recused himself.

Chairman Corbitt allowed public comments for this item.

Speaker Kenny Reddick expressed that Alan Zipperer should not be allowed to sell the property since he is on the Planning Board committee.

Speaker Kenny Reddick expressed his concerns are the dirt that the berm will be made of, the disturbance of the trees that are infested with poisonous snakes, and wetlands.

Chance Raehn of Chesterfield, LLC explained he has provided a plat showing the berm discussed at the previous Commission meeting. Mr. Raehn stated that the berm now encroaches outside of the 150-foot buffer, into the developable area. There will be no wetlands along the property line that will be impacted. A 50-foot undisturbed buffer will still be included.

Vice Chair Deloach made a motion to approve the 2<sup>nd</sup> reading. Commissioner Loper seconded the motion. Commissioner Kieffer opposed. The motion carried 2 to 1.

Commissioner Burdette returned.

## **XII- NEW BUSINESS**

### **CONSIDERATION TO APPROVE THE SECOND READING OF THE FISCAL YEAR 2022-2023 BUDGET AND BUDGET ORDINANCE (1):**

Finance Director Barnes explained the 2<sup>nd</sup> reading of the fiscal year 2022-2023 budget consist of updated property digest numbers in General Funds, there is a slight increase from first reading. The budget is built on a full rollback rate. Preliminary proposed M&O rate was 7.337. EMS training equipment of \$14,000 approved in FY 2022 budget has been rolled forward into second reading. Supply chain delays. Temporary part-time position added to EMA to assist with transition of new EMA coordinator. Will work as-needed this hurricane season. Sheriff's Office rate increases. Misc. corrections to calculations - e.g. updating employee insurance elections. Overall General Fund expenditures are \$45.4 million in second reading, were \$44.9 million in first reading. Fund balance usage was at \$2.3 million, now at \$2.9 million.

Special Fund changes consist of updated property digest numbers, which is a slight increase from first reading. Parks and Landscapes had \$20,000 in funding approved in FY 2022 budget to improve their lot at CEM, that has been rolled forward to this second reading FY 2023 budget. Supply chain delays. Large 72" zero turn mower replacement at \$12,000, the current mower inoperable. E911 rate increases. Code enforcement and building inspector rate increases. Misc. corrections to calculations - e.g. removing OT estimates for salary employees. Overall special funds expenditures went from \$136.34 million to \$136.38 million. Vacant positions reduced Self-Funded Insurance fund budgeted expenditures, causing little change from first reading to second reading bottom line.

Additional budget information includes the second tranche of American Rescue Plan Act funds of \$6.2 million. Adjustments are expected throughout the fiscal year based on inflation.

Vice Chair Deloach made a motion to approve the proposed budget resolution and budget ordinance filed with the Clerk. Commissioner Kieffer seconded the motion. The motion carried unanimously.

**CONSIDERATION TO APPROVE AN AMENDED INTERGOVERNMENTAL AGREEMENT AND RESOLUTION #022-030 BETWEEN EFFINGHAM COUNTY AND THE EFFINGHAM COUNTY HOSPITAL AUTHORITY (2):**

County Manger Callanan explained a few months back, a proposal for refinancing an existing bond, that the hospital had through HUD was presented to the Board. The original proposal was to refinance through HUD. After reviewing and further discussions with the hospital, a joint agreement was made to deny. The Hospital Authority came with a new proposal that refinances the bond, does not add any time to the existing agreement, keeps the annual commitment of 3.6 million dollars the same, relieves the hospital of regulatory burden, and freezes reserved funds that were required.

Commissioner Burdette made a motion to approve an amended intergovernmental agreement and resolution #022-030 between Effingham County and the Effingham County Hospital Authority. Vice Chair Deloach seconded the motion. The motion carried unanimously.

**CAPACITY AGREEMENT BETWEEN EFFINGHAM COUNTY PRISON AND THE GEORGIA DEPARTMENT OF CORRECTIONS (3):**

Purchasing Agent Bruton explained the Department of Corrections have received the Fiscal Year 2023 agreement with the County. The agreement states that the prison can house up to 192 inmates. The County will receive \$22.00 per State inmate, per day.

Commissioner Loper made a motion to approve of and execute the Intergovernmental Capacity Agreement with the State of Georgia, Department of Corrections for inmate housing for the year July 1, 2022 through June 30, 2023. Commissioner Kieffer seconded the motion. The motion carried unanimously.

**CONSIDERATION TO APPROVE CHANGE ORDER #1 WITH SOUTHERN CIVIL LLC FOR THE WATER BOOSTER PUMP STATION AT OLD AUGUSTA ROAD (4):**

Purchasing Agent Bruton explained a pressure reducing valve is needed for the booster pump station to counteract potential pressure issues at the Jasper Village development. The design construction of the booster station result in high pressure zones in some portions of the system. Southern Civil presented this change order in the amount of \$66,470.00.

Vice Chair Deloach made a motion to approve the construction change order to Southern Civil LLC in the amount of \$66,470.00. Commissioner Loper seconded the motion. The motion carried unanimously.

**CONSIDERATION TO APPROVE CHANGE ORDER# 4 WITH MARSH CONSTRUCTION RELATED TO HODGEVILLE ROAD FIRE STATION #15 (5):**

Purchasing Agent Bruton explained Marsh Construction has requested a change order for the increased fee for bonds to cover change order #4 for the Fire Department building on Hodgeville.

Commissioner Burdette made a motion to approve change order #4 to Marsh Construction in the amount of \$28,770. Vice Chair Deloach seconded the motion. The motion carried unanimously.

**CONSIDERATION TO APPROVE TO CANCEL CONTRACT 22-25-008 WITH RANGER CONSTRUCTION AND AWARD UPDATED CONTRACT 22-25-008-1 TO RANGER CONSTRUCTION FOR THE 2021 FULL DEPTH RECLAMATION AND EMULSION (FDRE) ROAD RESURFACING PROJECT (6):**

Purchasing Agent Bruton explained on May 17, 2022 the Board approved an agreement with Ranger Construction. Staff, Robert Civil Engineering, and Ranger Construction have worked to revise the unit prices and refine the road priorities to maximize the available funding that was approved previously. The breakdown of the roads and the new total were given to the Board. The remaining funds and the previously approved contracts will serve as a contingency for unforeseen expenses and justified quality overruns.

Vice Chair Deloach made a motion to approve cancellation of Contract 22-25-008 with Ranger Construction and award of the updated Contract 22-25-008-1 to Ranger Construction for ITB 22-25-008 for 2021 FDRE road resurfacing project in the amount of \$8,212,552.00 (total previously approved by the Board). Commissioner Loper seconded the motion. The motion carried unanimously.

**CONSIDERATION TO APPROVE AN SAAS SERVICES AGREEMENT WITH JUST APPRAISED FOR THE TAX ASSESSOR'S OFFICE (7):**

Purchasing Agent Bruton explained Just Appraised compiles various data sources about real estate transactions and creates a workflow that is designed to allow staff to process real estate sales more quickly. The annual fee for this agreement is \$15,750.00, based on the number of deeds processed.

Vice Chair Deloach made a motion to approve of SAAS Services Agreement with Just Appraised for the Tax Assessor's Office. Commissioner Burdette seconded the motion. The motion carried unanimously.

**CONSIDERATION TO APPROVE TASK ORDER# 4 WITH ALLIANCE CONSULTING TO PREPARE A DESIGN PLANS AND CONSTRUCTION OVERSIGHT FOR A SPRAY FIELD EXPANSION ON LOW GROUND ROAD (8):**

Asst. County Manger Larson explained this is amendment #4 relates to Spray Field at Low Ground, which consist of four (4) parts of the design worked needed. Part one (1) was initiated by EOM, part two (2) was taken over by Alliance, as a previous task order, and parts three (3) and four (4) are a continuation of services by Alliance to finish the design and oversee construction. The amount for this amendment is \$155,000.

Vice Chair Deloach made a motion to approve task order amendment #4 with Alliance Consulting Engineers, Inc. in the amount of \$155,000. Commissioner Loper seconded the motion. The motion carried unanimously.

**CONSIDERATION TO APPROVE A WORK ORDER# 06 WITH ATLAS FOR ENGINEERING DESIGN OF AN ALTERNATIVE INTERSECTION DESIGN TO THE EFFINGHAM PARKWAY AND BLUE JAY ROAD INTERSECTION (9):**

Asst. County Manager Larson explained at the previous meeting POND presented a study of an alternative intersection for Blue Jay and Effingham Parkway. Since then, Atlas has requested a proposal to carry that concept into design and submit to DOT for approval. At that point, DOT would add it to Balfour Beatty as a construction change order. The design change order for Atlas is for \$233,525.00.

Commissioner Loper made a motion to approve a change order to Atlas Technical Consultants for \$ 233,525.00 to design an alternative intersection design for Blue Jay Road and Effingham Parkway. Vice Chair Deloach seconded the motion. The motion carried unanimously.

**CONSIDERATION TO APPROVE AMENDMENT #2, THE EXTENSION OF THE MASTER SERVICES AGREEMENT FOR PROFESSIONAL SERVICES FOR EOM OPERATIONS TO PERFORM PUBLIC WORKS RELATED ENGINEERING TASKS (10):**

Vice Chair Deloach recused himself from items 10-14 due to a banking relationship.

Asst. County Manager Larson explained this is the Master agreement that allows the County to utilize their services such as: plan review, mS4, and the watershed protection plan.

Commissioner Kieffer made a motion to approve the Master Services Agreement for Engineering Professional Services Amendment #2 for FY 2023 for EOM Operations. Commissioner Loper seconded the motion. The motion carried unanimously.

**CONSIDERATION TO APPROVE TASK ORDER 5 FOR EOM OPERATIONS TO PERFORM CIVIL ENGINEERING RELATED TASKS (11):**

Asst. County Manger Larson explained this is the first of three (3) task orders for the Master Service agreement previously approved. Civil Engineering Services will include design review services for plan review, capital improvement program assistance, and project inspection. The amount for task order #5 is \$252,288.00.

Commissioner Burdette made a motion to approve Task Order 5 for Civil Engineering Consulting services for FY 2023 for EOM Operations. Commissioner Kieffer seconded the motion. The motion carried unanimously.

**CONSIDERATION TO APPROVE AMENDMENT 5 TO EOM OPERATIONS CONTRACT TO PERFORM PUBLIC WORKS RELATED TASKS (12):**

Asst. County Manger Larson explained this contract with EOM is to provide public works related activities, management of our roads, fleet, water, sewer, and wastewater plant. This amends the agreement to allow for four (4) more extensions. The current contract has been ongoing for six (6) years as a result of having this extension agreement. Amendment #5 is in the amount of \$2,351,632.00.

Commissioner Loper made a motion to approve the Amendment 5 for the extension of Public Works services for FY 2023 for EOM Operations. Commissioner Kieffer seconded the motion. The motion carried unanimously.

**CONSIDERATION TO APPROVE TASK ORDER 6 FOR EOM OPERATIONS TO PERFORM MS4 RELATED TASKS TO ASSURE COMPLIANCE WITH THE COUNTY'S MUNICIPAL SEPARATE STORM SEWER SYSTEM (MS4) PERMIT (13)**

Asst. County Manager Larson explained this task order is for basic mS4 compliance which involves field work, public education outreach, annual reporting, data collection, and administrative tasks. The County has been in the MS4 community since 2014 and EOM has been providing services since 2019. The amount for task order 6 for the upcoming fiscal year is \$21,300.00.

Commissioner Burdette made a motion to approve Task Order 6 for MS4 services for FY 2023 for EOM Operations. Commissioner Kieffer seconded the motion. The motion carried unanimously.

**CONSIDERATION TO APPROVE TASK ORDER 7 FOR EOM OPERATIONS TO PERFORM MS4 RELATED TASKS TO ASSURE IMPLEMENTATION WITH THE COUNTY'S WATERSHED PROTECTION PLAN (14)**

Asst. County Manger Larson explained this is an extension of task order for the watershed protection plan services, which includes field sampling, data analysis, and reports to Georgia EPD. EOM has been providing this service since 2020. The amount for this task order is \$27,500.00.

Commissioner Loper made a motion to approve Task Order 7 for WPP services for FY 2023 for EOM Operations. Commissioner Burdette seconded the motion. The motion carried unanimously.

Vice Chair Deloach returned.

**CONSIDERATION TO APPROVE OF THE LEASE AGREEMENT BETWEEN EFFINGHAM COUNTY AND THE CITY OF SPRINGFIELD FOR THE FIRE DEPARTMENT BUILDING LOCATED AT 1171 HWY 119 N, SPRINGFIELD, GA 31329 (15)**

County Manager Callanan explained the County currently has a Fire Services agreement with the city of Springfield to provide fire services within the city limits. The County currently occupy this building that the Fire department renovated. The Fire department has request to enter into a formal lease for legal reasons.

Commissioner Loper made a motion to approve of the Lease Agreement between Effingham County and the City of Springfield for the Fire Department Building located at 1171 Hwy 119 N, Springfield, GA 31329. Vice Chair Deloach seconded the motion. The motion carried unanimously.

**CONSIDERATION TO APPROVE TO REAPPOINT HERB JONES TO SERVE AS NON-PUBLIC REPRESENTATIVE FOR EFFINGHAM COUNTY ON THE COASTAL REGIONAL COMMISSION COUNCIL (16)**

There was no discussion on this item.

Vice Chair Deloach made a motion to approve to approve to reappoint Herb Jones as the Non-Public Representative for Effingham County to serve to the Coastal Regional Commission Council. Commissioner Loper seconded the motion. The motion carried unanimously.

**CONSIDERATION TO APPROVE AN AMENDED LEASE AGREEMENT BETWEEN THE BOARD OF COMMISSIONERS AND RENASANT BANK TO EXTEND THE USE OF THE FACILITY (17)**

County Manager Callanan explained at the time of purchase, the County agreed to lease back the bank portion of the building to Renasant for a period of three (3) years. First two (2) years being free and the third at market rate. The Renasant Bank is requesting an extension until their building is complete, not to exceed three (3) months at the current rate of \$5,833.33 per month.

Vice Chair Deloach made a motion to approve an amended lease agreement between the Board of Commissioners and Renasant Bank to extend the use of the facility. Commissioner Burdette seconded the motion. The motion carried unanimously.



**XIII- REPORTS FROM COMMISSIONERS & ADMINISTRATIVE STAFF*****Tim Callanan***Property Purchasing

- New ambulance station in Rincon
- Closing will be in thirty (30) days

***Stephanie Johnson***Chamber of Commerce Reception

- Thursday, June 23, 2022 at 6pm. Located at the Local on Laurel.

Members of the Recreation Board

- Members in the Second, Third, and Fifth district requesting to be removed

EOM monthly report

- Emailed to the Board

**XIV- EXECUTIVE SESSION**

At 6:38pm, Commissioner Kieffer made a motion to discuss Personnel, Property and Pending Litigation. Vice Chair Deloach seconded the motion. The motion carried unanimously.

At, 7:58, Vice Chair Deloach made a motion to reconvene. Commissioner Loper seconded the motion. The motion carried unanimously.

**XV - EXECUTIVE SESSION MINUTES**

No executive session was held, no minutes to be approved.

**XVI - ADJOURNMENT**

At 7:58pm, there being no further business, Commissioner Loper made a motion to adjourn the meeting. Vice Chair Deloach seconded the motion. The motion carried unanimously.



Wesley M. Corbitt, Chairman



Stephanie D. Johnson, County Clerk