



## **HALL COUNTY BOARD OF COMMISSIONERS WORK SESSION MINUTES**

**Hall County Government Center 2<sup>nd</sup> Floor  
2875 Browns Bridge Road  
Gainesville, GA 30504**

**Streamed Live on Hall County Government's Website - [www.hallcounty.org](http://www.hallcounty.org)  
Monday, July 24, 2023 - 03:00 PM**

### **Call to Order**

*Chairman Higgins at 3:00 p.m.*

*Present:*

*Chairman Richard Higgins, Vice-Chairman Billy Powell, and Commissioners Kathy Cooper, Gregg Poole, and Jeff Stowe*

*Also present were County Administrator Zach Propes, Assistant County Administrators Katie Crumley and Casey Ramsey, Commission Clerk Jennifer Rivera, County Attorney William Linkous III, and Special Assistant County Attorney Van Stephens*

*Commissioner Poole was present by phone.*

### **County Attorney**

*Mr. Stephens addressed the Board.*

- 1 Approval and authorization for the Chairman to execute a resolution of the Board of Commissioners of Hall County calling for an election on the question whether or not to impose a Transportation Special Purpose Local Option Sales and Use Tax (TSPLOST), subject to Hall County voters' approval of a referendum on November 7, 2023, and authorization for the Chairman to take any and all additional action necessary to effectuate the Resolution, subject to review and approval by the County Attorney. NOTE: Tabled at the July 13, 2023 Voting Meeting until the July 27, 2023 Voting Meeting.

### **Planning and Development**

*Randi Doveton, Director of Planning and Development, addressed the Board.*

- 2 Public Hearing for a new Malt Beverage and Wine license for Express Mini Mart located at 3528 Candler Road, Gainesville, GA 30507. Ownership is Adai Legacy Business, Inc. License Holder is Glenda Jackson and the Registered Agent is Beverly Jackson. Commission District 3.

- 3 **5182 Odum Smallwood Road | Use Subject to County Commission Approval** | on a 27.40± acre tract located on the east side of Odum Smallwood Road approximately 480 feet from its intersection with Jess Helton Road | Zoned AR-IV; Tax Parcel 12004 000019 | **Proposed use: telecommunications facility** | Commission District 3 | **Verizon Wireless, applicant.** NOTE: Tabled at the June 21, 2023 Meeting until the July 27, 2023 Voting Meeting.
- 4 **6084 Highway 52 | Use Subject to County Commission Approval** | on a 53.96± acre tract located on the south side of Highway 52 approximately 456 feet from its intersection with Hooper Road | Zoned AR-IV; Tax Parcel 15004 000034 | **Proposed use: telecommunications facility** | Commission District 3 | **Mattaniah S. Jahn P.A. obo VB BTS II, LLC, applicant.** NOTE: Tabled at the June 21, 2023 Meeting until the July 27, 2023 Voting Meeting.
- 5 **1590 & 0 Monroe Drive | Use Subject to County Commission Approval** | on a 2.2± acre tract located on the north side of Monroe Drive, at its intersection with EE Butler Parkway and Athens Highway | Zoned I-I; Tax Parcels 00140 000001D and 000001C | **Proposed use: outdoor storage of inventory items within the Gateway Corridors Overlay District (GCOD)** | Commission District 4 | **Westwood Sheds, applicant.**
- 6 **1590 & 0 Monroe Drive | Variance** | from the non-residential development standards in the Gateway Corridors Overlay District (GCOD) on a 2.2± acre tract located on the north side of Monroe Drive, at its intersection with EE Butler Parkway and Athens Highway | Zoned I-I; Tax Parcel 00140 000001D and 000001C | **Proposed use: outdoor storage of inventory items within the Gateway Corridors Overlay District (GCOD)** | Commission District 4 | **Westwood Sheds, applicant.**
- 7 **6060 Old Federal Road | Use Subject to County Commission Approval** | on a 2.942± acre tract located on the north side of Old Federal Road, at its intersection with Jim Crow Road | Zoned V-C; Tax Parcel 08102 001018 | **Proposed use: 3-lot subdivision** | Commission District 2 | **ABE Consulting Inc. / Abe Abouhamdan, PE FASCE, applicant.**
- 8 **5201 Browns Bridge Road | Rezone (Amend Conditions)** | to amend existing conditions of a Planned Commercial Development (PCD) on a 1.47± acre tract located on the south side of Browns Bridge Road at its intersection with Ash Circle | Zoned PCD; Tax Parcel 08080 001001 | **Proposed use: food truck** | Commission District 2 | **Nhan Nguyen, applicant.**

### **Public Works and Utilities**

*Bill Nash, Director of Public Works and Utilities, addressed the Board.*

- 9 Approve the award of RFQ #44-005 On-Call Right-of-Way Services for Public Works & Utilities to BM&K, PC of Braselton, GA, Johnson, Mirmiran & Thompson, Inc. of Kennesaw, GA, Atlas Technical Consultants, LLC of Duluth, GA, THC, Inc. of Duluth, GA and Croy Engineering, Inc. of Marietta, GA. The estimated annual cost is \$315,000.00.

*Consent*

- 10 Approval and authorization for the Chairman to execute a Memorandum of Agreement (MOA) between the Georgia Department of Transportation (GDOT) and Hall County for Preliminary Engineering Oversight for the Spout Springs Phase 2 road-widening project, subject to the review and approval by the County Attorney. The estimated annual cost is \$40,000.00.

*Consent*

### **County Administrator**

*Mr. Propes did not have any items to report.*

### **Public Comments**

*The following people addressed the Board:*

- *DJ Suberk, 5123 Watermans Cove, Gainesville*

### **Commission Time**

*Commissioner Jeff Stowe, Commission District 4, acknowledged a current member of Leadership Hall. The following member addressed the Board:*

- *Jillian Ledford of Carroll Daniel Construction*

### **Adjourn**

*Chairman Higgins adjourned the meeting at 3:18 p.m.*