



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

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

**Streamed Live on Hall County Government's Website - www.hallcounty.org
Monday, July 08, 2024 - 03:00 PM**

Call to Order

Vice-Chairman Poole at 3:00 p.m.

Present:

Vice-Chairman Gregg Poole, Commissioners Kathy Cooper, Billy Powell 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

Administration

Mr. Propes addressed the Board.

- 1 Approve an amendment to the 2024 Meeting Schedule: Cancellation of the Monday, November 11, 2024 Work Session and schedule a Meeting on Tuesday, November 12, 2024 at 3:00 p.m.

Commissioner Stowe requested to also reschedule the Thursday, September 26, 2024 Voting Meeting to Tuesday, September 24, 2024.

Commissioner Powell requested to also reschedule the Thursday, September 12, 2024 Voting Meeting to Tuesday, September 10, 2024.

Consent

Mr. Propes thanked Special Assistant County Attorney Van Stephens for his work on the Transportation SPLOST IGA and resolution.

County Attorney

Mr. Stephens addressed the Board.

- 2 Approve the ratification of the Intergovernmental Agreement among Hall County and all Cities and Towns located within Hall County in substantial conformance to the fully executed Intergovernmental Agreement concerning the levy and rate of a Transportation Special Purpose Local Option Sales and Use Tax (TSPLOST) within the Special District of Hall County; authorization for the Chairman or Vice Chairman to take any and all actions necessary to effectuate the Intergovernmental Agreement, subject to review and approval by the County Attorney.
- 3 Approval and authorization for the Chairman or Vice-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 5, 2024, and authorization for the Chairman or Vice-Chairman to execute any additional documents necessary to effectuate the resolution, subject to review and approval by the County Attorney.

Development Services

Randi Doveton, Director of Development Services, addressed the Board.

- 4 Approve the renewal of the annual contract for RFQ/P# 43-011 Demand Services On-Call Contract for Abatement of Nuisance Properties and Demolition of County Owned Properties for Code Enforcement to Eagle Demolition & Environmental, Inc. of Carrollton, GA, Southern Demolition and Environmental, LLC of Atlanta, GA, SACAL Environmental & Management Company of Macon, GA and EnviroMasters, Inc. of Carrollton, GA. The estimated annual cost to exceed \$50,000.00.

Consent

Human Resources

Dr. LisaRae Jones, Director of Human Resources, addressed the Board.

- 5 Approve the Employment Agreement for the Assistant Director of Financial Services.

Consent

Planning and Zoning

Katie Greenway, Planning and Zoning Administrator, addressed the Board.

- 6 Approve the annual renewal of the annual contract for GIS Software Licensing for Planning & Zoning to Environmental Systems Research Institute, Inc. (ESRI) of Redlands, CA. The estimated annual cost is \$55,482.12.

Consent

- 7 **5079 Old Winder Highway | Rezone** | from Residential I (R-I) to Planned Residential Development (PRD) | on a 20.02± acre tract located on the east side of Old Winder Highway, approximately 1,496 feet from its intersection with Daylily Drive | Zoned R-I; Tax Parcel 15038 000059 | **Proposed Use: 105-unit townhome development** | Commission District 1 | **Steven P. Gilliam, applicant** Note: Tabled at the June 27, 2024 Voting Meeting until the July 11, 2024 Voting Meeting.
- 8 **5279 Union Church Road | Use Subject to County Commission Approval** | on a 2.66± acre tract located on the east side of Union Church Road, approximately 254 feet from its intersection with Laurel Terrace | Zoned R-I; Tax Parcel 15043A000008 | **Proposed Use: 2-lot residential subdivision** | Commission District 1 | **Andy Carter, applicant**
- 9 **6263 & 6267 Grant Ford Road | Use Subject to County Commission Approval** | on a combined 23.44± acre tract located on the east side of Grant Ford Road approximately 1,123 feet from its intersection with Dove Court | Zoned R-I; Tax Parcels 10002 000010 & 000005 | **Proposed Use: 9-lot residential subdivision** | Commission District 2 | **Rochester | DCCM, applicant**
- 10 **1560, 1582 & 1586 Pine Valley Road | Amend Conditions** | of a Planned Residential Development (PRD) on a combined 34.03± acre tract located on the west side of Pine Valley Road, at its intersection with White Sulphur Road | Zoned PRD; Tax Parcels 09124 000039 (pt.), 000039B & 000203 | **Proposed Use: 148-unit townhouse development** | Commission District 3 | **Shadow Stone Partners, LLC, applicant**
- 11 **5608 Azelia Drive | Rezone** | from Agricultural Residential III (AR-III) and Vacation Cottage (V-C) to Vacation Cottage (V-C) | on a 40.11± acre tract located on the north side of Azelia Drive, at its intersection with Williamson Drive | Zoned AR-III & V-C; Tax Parcel 11156 000025 | **Proposed Use: 14-lot residential subdivision** | Commission District 2 | **Rochester | DCCM, applicant**
- 12 **5608 Azelia Drive | Use Subject to County Commission Approval** | on a 40.11± acre tract located on the north side of Azelia Drive, at its intersection with Williamson Drive | Zoned AR-III & V-C; Tax Parcel 11156 000025 | **Proposed Use: 14-lot residential subdivision** | Commission District 2 | **Rochester | DCCM, applicant**

Public Works and Utilities

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

- 13 Approve the award of Task Order #2025-006 under RFP/Q #42-002 Demand Services for Resurfacing, Paving, and Full Depth Reclamation of various County roads for the FY 2025 resurfacing program to Allied Paving Contractors, Inc. of Pendergrass, GA. The estimated cost is \$14,751,334.81.

Consent

- 14 Approve Change Order #1 under RFQ/P #43-004 Sewer System Operation Services for Public Works & Utilities to ClearWater Solutions, LLC of Auburn, AL, in the amount of \$118,791.00.

Consent

- 15 Consider the acceptance of \$820,761.00 Guaranty Performance/Maintenance Agreement for Streets, Stormwater Management Facilities and Sidewalks in Magnolia Station Phase 4 Subdivision. Commission District 3.

Consent

Treatment Services

Heather Herrington, Director of Treatment Services, addressed the Board.

- 16 Approve the ratification of the application for the Georgia Opioid Crisis Abatement Trust for Treatment Services to provide funding for medication-assisted treatment services, staff salaries, training, and other recovery services for Accountability Court participants in the amount of \$888,204.00, and if awarded, appoint the Grants Manager as the Program Designee and authorize the Chairman to execute all related application and award documents. No match is required.

Consent

County Administrator

Mr. Propes addressed the Board and shared news that Hall County's Fitch credit rating has been upgraded to AAA.

Public Comments

There were no comments from the public.

Commission Time

The Commissioners did not have any items to report.

Adjourn

Vice-Chairman Poole adjourned the meeting at 3:36 p.m.