



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, May 19, 2025 - 03:00 PM**

Call to Order

Chairman Gibbs at 3:00 p.m.

Present:

Chairman David Gibbs, Vice-Chairman Jeff Stowe and Commissioners Kathy Cooper, Billy Powell and Gregg Poole

Also present were County Administrator Zach Propes, Assistant County Administrator Casey Ramsey, Commission Clerk Jennifer Rivera and County Attorney William Linkous III

Appointments for Consideration

- 1 Appointment to the Chicopee Woods Greens Committee to serve a term from July 1, 2025 to June 30, 2026. Commission Districts 1, 2, 3 & 4.
Re-appointment of Keith Morris — Consent
- 2 Appointment to the Citizens Advisory Board of the Gainesville-Hall Metropolitan Planning Organization (GHMPO) to serve a term from July 1, 2025 to June 30, 2028. Commission District 3.
- 3 Appointment to the Convention & Visitor's Bureau (CVB) to serve a term from June 12, 2025 to June 11, 2026. Chairman's Appointment.
Re-appointment of Commissioner Billy Powell — Consent
- 4 Appointment to the Convention & Visitor's Bureau (CVB) to serve a term from June 12, 2025 to June 11, 2026. Administrator's Appointment.
Re-appointment of Christine Cave — Consent
- 5 Appointment to the Department of Family & Children Services (DFACS) Board to serve a term from July 1, 2025 to June 30, 2030. Commission District 1.
Appointment of Natalie Crawford — Consent
- 6 Appointment to the Department of Family & Children Services (DFACS) Board to serve an unexpired term to December 31, 2026. Commission Districts 1, 2, 3 & 4.

Appointment of Joey Millwood — Consent

- 7 Appointment to the Georgia Mountains Regional Commission (GMRC) as a Private Sector Member to serve a term from July 1, 2025 to June 30, 2026. Chairman and City Mayors Appointment.

Re-appointment of Deborah Mack — Consent

- 8 Approve the modification of Taylor Ewing's appointment to the Library Board to correct her term end date to June 30, 2027. Commission District 1.

Consent

Community Services and Parks

Brent Holloway, Director of Community Services and Parks, addressed the Board.

- 9 Approve the single source purchase of one (1) Mobile Adoption and Rescue Trailer for Animal Services to Jackson Creek Manufacturing Inc. of Denton, NC, in the amount of \$80,250.00.

Consent

Elections

Paige Thompson, Elections Manager, addressed the Board.

- 10 Approve the annual renewal of the Hardware Warranty Agreement for Elections to Dominion Voting Systems, Inc. of Broomfield, CO, in the amount of \$91,270.75.

Consent

Financial Services

Taylor Samples, Director of Financial Services, addressed the Board.

- 11 Approve the renewal of the annual contract for IFB #008-45 Inmate Clothing & Related Items Supply for the Correctional Institution and Jail to Bob Barker Company, Inc. of Fuquay-Varina, NC, Hard Time Products, LLC of Rome, GA and Victory Supply, Inc. of Mount Pleasant, TN. The estimated annual cost is \$97,932.62.

Consent

- 12 Approve the renewal of the annual contract for IFB #017-44 Drug Screen Kits & Services for various County departments to Redwood Toxicology Laboratory, Inc. of Santa Rosa, CA. The estimated annual cost is \$113,654.00.

Consent

- 13 Approve the renewal of the annual contract for IFB #006-44 Office Supplies for various County departments to Perimeter Office Products of Lawrenceville, GA and Advanced Office Solutions of Gainesville, GA. The estimated annual cost is \$125,612.00.

Consent

- 14 Approve the renewal of the annual contract for IFB #012-44 Vehicle Fuels Delivery for various County departments to Mansfield Oil Company of Gainesville, Inc. of Gainesville, GA. The estimated annual cost is \$180,000.00.

Consent

- 15 Approve the renewal of the annual contract for RFQ/P #42-009 Landscape Maintenance Services for various County departments to ACS Landscape Management, Inc. of Oakwood, GA. The estimated annual cost is \$428,344.00.

Consent

- 16 Approve the annual contract for IFB #008-46 Prescription and Over-the-Counter (OTC) Sundry Drugs for the Correctional Institution and Jail to Riverside Pharmacy, Inc. of Gainesville, GA. The estimated annual cost is \$255,025.00.

Consent

- 17 Approve the subscription renewal of Cartegraph Enterprise Asset Management Software for various County departments to Carahsoft Technology Corp. of Reston, VA. The estimated annual cost is \$149,241.90.

Consent

Human Resources

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

- 18 Approve the Employment Agreement for the Assistant County Administrator.

Consent

Planning & Zoning

Beth Garmon, Director of Planning and Zoning, addressed the Board.

- 19 Public Hearing to transmit Hall County's updated short-term work program and capital improvement element to the Georgia Mountains Regional Commission.
- 20 **2696 Cleveland Highway | Amend Conditions of Zoning |** on a 0.60± acre tract located on the southeast side of Cleveland Highway at its intersection with Wayman Drive | Zoned S-S; Tax Parcel 10138 000058 | **Proposed use: Vehicle repair, major** | Commission District 3 | **Ramon Carrillo Jr., applicant**

- 21 **2696 Cleveland Highway | Special Use** | on a 0.60± acre tract located on the southeast side of Cleveland Highway at its intersection with Wayman Drive | Zoned S-S; Tax Parcel 10138 000058 | **Proposed use: Vehicle repair, major** | Commission District 3 | **Ramon Carrillo Jr., applicant**
- 22 **0 McKinzey Lane | Special Use** | Subdivision, minor | on a 5.73± acre tract located on the northwest side of McKinzey Lane approximately 303 feet from its intersection with Stephens Road | Zoned V-C; Tax Parcel 08089 001019A | **Proposed Use: 6-lot subdivision** | Commission District 2 | **Garry L. English, applicant**
- 23 **3754 Price Road & 3715 Wahoo Falls Trace | Amend Conditions of Zoning** | on a 14.28± acre assemblage located on the north side of Price Road at its intersection with Thompson Bridge Road | Zoned PCD; Tax Parcels 10100 000156C & 000156B | **Proposed Use: Master sign plan** | Commission District 2 | **Benderson Development c/o Todd Mathes, applicant**

Public Works and Utilities

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

- 24 Approve the renewal of the annual contract for IFB #016-44 Traffic Control Supplies for Traffic Engineering to Vulcan Signs of Foley, AL. The estimated annual cost is \$98,566.00.
- Consent*
- 25 Approve the renewal of the annual contract for RFQ/P #42-002 Demand Services for Resurfacing, Paving, & Full Depth Reclamation for Public Works & Utilities to Allied Paving Contractors, Inc. of Pendergrass, GA and Pittman Construction Company of Conyers, GA. The estimated annual cost is \$15,618,070.00.
- Consent*
- 26 Approval and authorization for the Chairman to execute an Intergovernmental Agreement between the City of Buford and Hall County regarding Hall County paving a section of New Bethany Road that is approximately 3,300 feet from the intersection with South Waterworks Road to the northern boundary of the "Old Stringer Property" which is located at 6191 New Bethany Road. Commission District 2.
- Consent*
- 27 Approval and authorization for the Chairman to execute a resolution ratifying the purchase of 33.67 acres of real property located at 2710 Athens Highway, Hall County, GA, tax parcel number 15023A 000025 for the sum of \$1,695,000.00 for the purpose of constructing and maintaining a Solid Waste Recycling Facility, approving and accepting the transfer of said property to the County, and authorization for the Chairman to execute any and all documents necessary to effectuate the transaction, subject to review and approval of the County Attorney.

Consent

- 28 Approve the acceptance of a \$1,005,962.00 Guaranty Performance/Maintenance Agreement for Streets, Stormwater Management Facilities, Sewer and Sidewalks in Brightside Braselton Subdivision. Commission District 1.

Consent

Sheriff's Office

Sergeant Mike Free, Sheriff's Office, addressed the Board.

- 29 Approve the ratification of the purchase of a 2025 Fluid Open Cabin Patrol Boat for the Sheriff's Office to Brig USA, LLC (dba Fluid Watercraft) of Franklinton, NC, in the amount of \$280,649.34.

Consent

- 30 Approve the renewal of the annual contract for IFB #004-45 Emergency Lighting & Siren Supply for the Sheriff's Office to West Chatham Warning Devices of Savannah, GA. The estimated annual cost is \$407,038.00.

Consent

1st Lieutenant Jeff Ashley, Sheriff's Office, addressed the Board.

- 31 Approve Change Order #2 under RFQ/P #45-006 Inmate Food Service for the Hall County Jail to Kellwell Food Management of Beattyville, KY, in the amount of \$260,000.00.

Consent

County Administrator

Mr. Propes addressed the Board. He stated the following:

- *Hall County Offices will be closed on Monday, May 26, 2025 in observance of the Memorial Day holiday.*

Public Comments

There were no comments from the public.

Commission Time

Commissioner Billy Powell, District 2, acknowledged current members of Leadership Hall. The following members addressed the Board:

- *James Jones (Longstreet Clinic)*

Commissioner Gregg Poole, District 3, stated that there are roughly 11,000-12,000 buildable lots already approved through zoning. Has spoken with realtors and has been advised that within the last year, only 500-600 new construction homes were sold. Stated that with the current sewer flow rates, it is unsustainable for high density to be put on the sewer. Recommended getting funds up front on sewer and placing a 'sunset' so that the County can get their money. Stated that none of the homes are attainable or affordable. Believes the County needs to take a step back and look at what is being done.

Chairman David Gibbs stated he worked with a company to have 630 spill kits donated to the Fire Department, valued at around \$100,000.00. Says the City of Gainesville received around \$50,000.00 in spill kits last week. Stated that the County should receive theirs this week. He also mentioned providing some of the kits to White County.

Adjourn

Chairman Gibbs adjourned the meeting at 3:42 p.m.