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

Tuesday, September 08, 2026 - 03:00 PM

Call to Order

Chairman Gibbs at 3:00 p.m.

Present:

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

Also present were Interim County Administrator John Gentry, Assistant County Administrator Casey Ramsey, Commission Clerk Jennifer Rivera and County Attorney Justin Lawhon

Appointments for Consideration

Ms. Rivera addressed the Board.

1 Appointment to the Planning Commission to serve an unexpired term to January 31, 2027. Chairman's Appointment.

Appointment of Lee Wiley — Consent

2 Appointment to the Northeastern Judicial Circuit's Public Defender Supervisory Panel to serve a term from September 1, 2026 to August 31, 2031. Commission Districts 1, 2, 3, & 4.

Appointment of William Hardman Jr. — Consent

3 Hospital Authority Nominations (3) for a term from October 1, 2026 to September 30, 2029. Commission District 2.

Note: Tabled at the August 27, 2026 Voting Meeting until the September 10, 2026 Voting Meeting.

No action taken as item was previously tabled to the September 10, 2026 Voting Meeting.

Central Services

Kevin Ivey, Director of Central Services, addressed the Board.

4 Approve the purchase of six (6) new 2026 Ford Maverick Trucks for Environmental Health to Allan Vigil Ford-Lincoln of Morrow, GA, in the amount of $223,560.00.

Note: Tabled at the August 27, 2026 Voting Meeting until the September 10, 2026 Voting Meeting.

Removed from agenda by acclamation.

5 Approve the application, award, and any further supplemental funding for the Georgia Environmental Finance Authority's (GEFA) Energy Resilience Grant Program for Central Services to install a manual transfer switch at the Chicopee Woods Agricultural Center and the Murrayville Library in the amount of $96,000.00, and appoint the Grants Manager as the Program Designee and authorize the Chairman to execute all related application and award documents. A 15% cash match is required.

Consent

Community Services and Parks

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

6 Approve the ratification of the application and award for the 2026 Georgia Power Corporate Foundation funding cycle for Parks and Leisure Services to replace and repair worn or aging playground equipment across Hall County, in the amount of $50,000.00, and if awarded, appoint the Grants Manager as the Program Designee and authorize the Chairman to execute all related award documents. No match is required.

Glennis Barnes, Georgia Power Area Manager, addressed the Board.

Consent

7 Approve the payment services agreement for card processing payment services, CampLife, LLC reservations and sales platform to CampLife Pay (powered by Payrix) for Parks & Leisure Services; delegate authority to the Director of Financial Services to execute the aforementioned agreement on behalf of the Hall County Board of Commissioners. The estimated annual cost is $72,372.00.

Consent

County Attorney

Nathaniel Anderson, Senior Assistant County Attorney, addressed the Board.

8 Approve the settlement agreement between Hall County and The Scruggs Company d/b/a Sunbelt Asphalt Surfaces, Inc. resolving Civil Action File No. 2026CV001442, subject to review and approval by the County Attorney.

Consent

Financial Services

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

9 Approval and authorization for the Chairman to execute a resolution to amend Chapter 4.10 of the Official Code of Ordinances of Hall County, GA with regard to animal services and adopting revisions to the Animal Services Fee Schedule, subject to review and approval by the County Attorney.

Consent

10 Approval and authorization for the Chairman to execute a resolution to amend Chapter 8.20 of the Official Code of Ordinances of Hall County, GA with regard to ambulance services and transport fees, subject to review and approval by the County Attorney.

Consent

11 Approval and authorization for the Chairman to execute a resolution to amend Chapter 8.25 of the Official Code of Ordinances of Hall County, GA with regard to fees for hazardous resource materials recovery, subject to review and approval by the County Attorney.

Consent

12 Approval and authorization for the Chairman to execute a resolution to amend Chapter 5.10 of the Official Code of Ordinances of Hall County, GA with regard to adopting revisions to the Business License Fee Schedule and allow for the Business License Division to collect annual inspection fees on behalf of Fire Services, subject to review and approval by the County Attorney.

Consent

13 Approval and authorization for the Chairman to execute a resolution to amend the fee schedule for Building Inspections, subject to review and approval by the County Attorney.

Consent

Fire Rescue

Chief Jerry Smith, Fire Rescue, addressed the Board.

14 Approve the sole source purchase of four (4) refurbished Zoll X Series advanced cardiac monitors, extra batteries, and carry bags for Fire Rescue to Zoll Medical Corporation of Chelmsford, MA, in the amount of $95,627.66.

Consent

15 Approve the sole source purchase of two (2) Lucas Chest Compression Systems and two (2) Stryker Ambulance Stretchers for Fire Rescue to Stryker Medical of Chicago, IL, in the amount of $114,006.04.

Consent

Human Resources

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

16 Approve the award of RFQ/P #47-009 Medicare Advantage Prescription Drugs Provider for Medicare retiree benefits to Aetna Life Insurance Company of Hartford, CT. The estimated annual cost is $639,498.00.

Consent

17 Approve the award of RFQ/P #47-010 On-site Pharmacy Services Provider to Riverside Pharmacy Inc. of Gainesville, GA. The estimated annual cost is $505,512.00.

Consent

Public Works and Utilities

Jorge Gomez, Director of Public Works and Utilities, addressed the Board.

18 Public hearing for consideration of a resolution for Hall County to enter into an agreement with the landowner of 3470 Mill Creek Road, Gainesville, GA to allow for the use and maintenance of an encroachment into the public right-of-way. Commission District 2.

Public Hearing to occur at the September 10, 2026 Voting Meeting.

19 Approve the purchase of one (1) 2026 Ford F-550 Super Duty and two (2) 2026 Ford F-150 trucks for Public Works & Utilities to Akins Ford Dodge Chrysler Jeep of Winder, GA, in the amount of $187,551.00.

Consent

20 Approve the annual renewal of the agreement between North Georgia Works!, Inc. and Hall County regarding temporary labor and other work services for various County departments, subject to review and approval by the County Attorney. The estimated annual cost is $186,560.00.

Consent

21 Approve the award of Task Order #2027-004 FY 2027 Resurfacing Program for the resurfacing of approximately 30.04 miles of Hall County roads for Public Works & Utilities to Allied Paving Contractors, Inc. of Pendergrass, GA. The estimated cost is $12,815,048.20.

Consent

22 Approve the award of Task Order #2027-005 Engineering & Design Services for SR11/US129 and SR 283 Intersection Improvement Project for Public Works & Utilities to Keck & Wood, Inc. of Duluth, GA, in the amount of $280,800.00.

Consent

23 Approve the memorandum of agreement between Hall County, the City of Flowery Branch, and the Atlanta Falcons Football Club, LLC regarding the construction, funding and cost sharing of the Hog Mountain Road/Falcon Parkway (SR13) stormwater improvement project, subject to review and approval of the County Attorney.

Consent

24 Approval and authorization for the Chairman to execute the Georgia Department of Transportation (GDOT) FY 2026 Local Maintenance Improvement Grant (LMIG) application and cover letter for SR 13 at Hog Mountain Road drainage improvements, and if awarded, appoint the Grants Manager as the Program Designee and authorize the Chairman to execute all related application and award documents. The estimated funding assistance amount is $100,000.00. A 30% local match is required.

Consent

25 Approve the award of Task Order #2026-041 for SR 13/Hog Mountain Drainage Improvements for Public Works & Utilities to Strickland & Sons Pipeline, Inc. of Gainesville, GA. The estimated cost is $341,607.00.

Consent

26 Approve the release of a $488,984.00 Guaranty Performance/Maintenance Agreement for streets, stormwater management facilities, and sidewalks in Ponderosa Farm Unit I Subdivision. Commission District 1.

Consent

<u>Planning & Zoning</u>

Katie Ahmed, Director of Planning & Zoning, addressed the Board.

27 **2862, 2894 White Sulphur Road & 3323, 3331 Seymour Road | Rezone |** from Agricultural Residential (AR-1) and Light Industrial (I-1) to Heavy Industrial (I-2) | on a combined 109.64± acre tract located on the southeast side of White Sulphur Road at its intersection with Cagle Road | Zoned AR-1 & I-1 (C); Tax Parcels 15020 000012, 15020A000012A(pt), 15020A000010(pt), 15020A000011(pt) **| Proposed Use: Industrial Park |** Commission District 3 **| Danji, LLC, applicant**

Note: Tabled at the July 23, 2026 Voting Meeting until the September 10, 2026 Voting Meeting.

Lynn Taylor, Principal Planner, addressed the Board.

28 **5391 Lawson Robinson Road | Special Use |** to move a site-built house more than 7 years old into the County | on a 1.80± acre tract located on the east side of Lawson Robinson Road approximately 250 feet north of its intersection with W G Robinson Road | Zoned AR-1; Tax Parcel 10030 000028 **| Proposed use: Single-family residence |** Commission District 2 **| Meagan S. Gaillard, applicant**

29 **3131 Broome Road | Variance to Section 3.2 |** to reduce the minimum yards | on a 1.43 acre tract located on the south side of Butterworth Lane at its intersection with Broome Road | Zoned AR-1; Tax Parcel 15016 000001E **| Proposed use: Residential addition |** Commission District 3 **| Heather Chandler, applicant**

Jordan Wallace, Transportation Program Manager, addressed the Board.

30 Public Hearing to amend Hall County's updated Capital Improvements Element (CIE) and Community Work Program (CWP).

Public Hearing to occur at the September 10, 2026 Voting Meeting.

Ms. Ahmed addressed the Board.

31 Consideration of resolutions to amend the Code of Ordinances of Hall County with regard to Appendix A: Unified Development Code (UDC), specifically Articles 1, 2, 4, 5, 6, 7, 8, Sections 11.5, 11.1, 11.2.1, 11.2.6 and Appendix I: Plan Review and Inspection Fee Schedule.

Note: Tabled at the August 27, 2026 Voting Meeting until the September 10, 2026 Voting Meeting.

32 Consideration of amendments to the Hall County Forward 2045 Comprehensive Plan.

Note: Tabled at the August 27, 2026 Voting Meeting until the September 10, 2026 Voting Meeting.

County Administrator

Mr. Gentry addressed the Board and presented a 'WIN' video highlighting the opening of the East Hall Library. Hall County Library System Director Lisa MacKinney provided remarks regarding the opening of the library.

Public Comments

The following people addressed the Board:

- *Tim Williams, 3177 Harmony Church Road, Gainesville*
- *Tim Eller, 4935 Friendly Acres Drive, Gainesville*

Commission Time

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

- *Blakely Tipton (Jacobs Media)*
- *Ryan Jackson (Greater Hall Chamber of Commerce)*
- *John Gentry Jr. (Hall County)*

Commissioner Gregg Poole, District 3, commented regarding family land.

Chairman David Gibbs spoke about how precious life is and mentioned a family member experiencing a medical issue.

Executive Session

Commissioner Stowe/Commissioner Poole — to go into Executive Session at 5:32 p.m. — Vote: 5 to 0

Commissioner Cooper — aye

Commissioner Powell — aye

Chairman Gibbs — aye

Commissioner Poole — aye

Commissioner Stowe — aye

Motion passed.

33 Discussion regarding land acquisition, land disposition, personnel matters, potential litigation and/or litigation. Executive Session is not open to the public. Executive Session is a lawfully closed meeting [§ 50-14-1 (a)(2)].

Commissioner Powell/Commissioner Poole — to adjourn the Executive Session at 6:08 p.m. — Vote: 5 to 0

Commissioner Cooper — aye

Commissioner Powell — aye

Chairman Gibbs — aye

Commissioner Poole — aye

Commissioner Stowe — aye

Motion passed.

Adjourn

Commissioner Powell/Commissioner Poole — adjourn the Work Session at 6:08 p.m. — Vote: 5 to 0

Commissioner Cooper — aye

Commissioner Powell — aye

Chairman Gibbs — aye

Commissioner Poole — aye

Commissioner Stowe — aye

Motion passed.