



**HALL COUNTY BOARD OF COMMISSIONERS  
VOTING MEETING 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)  
Thursday, August 25, 2022 - 06:00 PM**

**Call to Order**

*Chairman Higgins at 6:00 p.m.*

***Present:***

*Chairman Richard Higgins, Vice-Chairman Kathy Cooper and Commissioners Billy Powell, Shelly Echols, and Jeff Stowe*

*Also present were County Administrator Jock Connell, Assistant County Administrator Zach Propes, Commission Clerk Jennifer Rivera, and County Attorney Van Stephens*

**Approve Agenda**

*Commissioner Powell/Commissioner Stowe — approve — unanimous*

**Invocation**

- 1 Chairman Richard Higgins

**Pledge**

- 2 Members of Boy Scout Troop 15

**Public Comments**

*The following people addressed the Board:*

- *Amy McGuire of Lake Lanier Association*
- *Victoria Clevenger of Lake Lanier Association*

**Presentation/s**

- 3 Presentation of Butler Park Mural.

*Ashton Dziengue of Boy Scout Troop 15 presented plans for a mural for Butler Park.*

*Commissioner Stowe/Commissioner Echols — approve mural presented as the first approved mural for Butler Park, any additional murals will need approval by the Board of Commissioners — unanimous*

## **Consent Agenda**

*Commissioner Cooper/Commissioner Echols — approve — unanimous*

- 4 Approve the August 22, 2022 Work Session Minutes.
- 5 Approve the August 11, 2022 Voting Meeting Minutes.
- 6 Approve the August 11, 2022 Executive Session Minutes.
- 7 Approve the August 11, 2022 Meeting Minutes.
- 8 Approve the award of Task Order 2022-031 Architectural Services for additional Hall County Government Center renovations to Precision Planning, Inc. of Lawrenceville, GA, in the amount of \$293,530.00.
- 9 Approve the sole source purchase to refurbish the Courthouse HVAC Cooling Tower for Building Maintenance to Heat Transfer Systems of Georgia, LLC of Alpharetta, GA, in the amount of \$83,600.00.
- 10 Approve the agreement with Bates, Carter and Company, LLP for Financial Services for FY 22 annual audit services and authorize the Chairman to execute all necessary documents. The estimated cost is \$121,000.00.
- 11 Approve the purchase of eight (8) Osage Super Warrior Ambulances for Fire Rescue to Ten-8 Fire and Safety, LLC of Forsyth, GA, in the amount is \$2,999,248.00.
- 12 Approve the purchase of five (5) 2022 Ford F-150 Responder Trucks for Fire Rescue from Brannen Motor Company of Unadilla, GA, in the amount of \$198,000.00.
- 13 Approve the purchase of emergency lighting packages for five (5) Ford F-150 trucks for Fire Rescue from West Chatham Warning Devices, Inc. of Savannah, GA, in the amount of \$52,106.10.
- 14 Approve the annual renewal for Microsoft Licensing for various County Departments with CDW Government, Inc. of Chicago, IL, in the amount of \$379,672.62.
- 15 Approve the purchase of one (1) Sewer Cleaning Vacuum Truck for the Spout Springs Water Reclamation Facility for Public Works & Utilities to Jet-Vac Equipment Company, LLC of Sumter, SC, in the amount of \$457,645.45.
- 16 Approve the limited warranty deed between Hall County and Clayton Properties Group, Inc. for the purpose of transferring property ownership for tax parcel number 15042 000341 to Hall County, subject to the review and approval by County Attorney. Commission District 1.

- 17 Approval and authorization for the Chairman to execute an access easement between Hall County and Lancaster Community Association, Inc., subject to the review and approval by County Attorney. Commission District 1.
- 18 Approve the award of Task Order 2022-035 under RFP #41-006 Demand Services for Hall County Sewer System for Spout Springs Road Phase II Sewer and Force Main Relocation, Design, and Construction Oversight for Public Works & Utilities to Civil Engineering Consultants, Inc. of Marietta, GA. The estimated cost is \$148,000.00.
- 19 Approve the ratification of a multi-year lease agreement for tasers for the Sheriff's Office to Axon Enterprises, Inc. of Scottsdale, AZ, in the amount of \$281,133.99.
- 20 Approval and authorization for the Chairman to execute a resolution to appeal the State of Georgia Auditor's Office 2021 Hall County Sales Ratio Study, and authorization for the Chairman to execute any and all additional documents necessary to effectuate the appeal, subject to review and approval by County Attorney.

**Public Hearing to amend Hall County's Zoning Map as follows:**

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

- 21 Application of Efrain Carrillo to rezone from Agricultural Residential-IV (AR-IV) to Residential-I (R-I) on a 27.29± acre tract located on the west side of Coker Road approximately 171 feet from its intersection with Thousand Oaks Drive; a.k.a. 3504 Coker Road; Zoned AR-IV; Tax Parcel 15015 000131. Proposed Use: 18 lot subdivision. Commission District 3. NOTE: Tabled at the May 26, 2022 Voting Meeting until the June 22, 2022 Meeting. NOTE: Tabled at the June 22, 2022 Meeting until the August 25, 2022 Voting Meeting.

*Mr. Stephens introduced the item. Ms. Doveton discussed the item. Mr. Stephens conducted the Public Hearing.*

*The following people addressed the Board:*

*Favor:*

- *James Irvin, 164 Professional Drive, Baldwin*
- *Jack Bailey, Resident of Lanier Village*

*Opposition:*

- *William Berry Jr., 3598 Coker Road, Gainesville*
- *William Berry Sr., 3598 Coker Road, Gainesville*

*Commissioner Echols/Commissioner Stowe — approve with the fourteen (14) conditions listed below — unanimous*

*Conditions:*

1. *The development shall conform substantially with the proposed site plan presented at this meeting, modified as necessary for compliance with development standards at time of site plan submittal, and as required by the*

conditions that follow.

2. The lots shall be a minimum of one acre in size and shall meet all Hall County Environmental Health regulations related to lot area.
3. The minimum road frontage shall be 50 feet.
4. The property shall have a maximum of 18 lots.
5. There shall be no vinyl siding.
6. All houses shall have hardi plank stone and masonry exteriors.
7. The following statement regarding the potential impacts of agricultural operations in the area shall be made a part of any plat recorded on the property: "Owners, occupants, and users of property shown on this plat are hereby informed of the impacts associated with normal farming practices which may take place on adjacent and nearby property including, but not limited to, noise, odors, dust, the operation of machinery of any kind, the storage and disposal of manure, and the application of fertilizers, herbicides, and pesticides. Therefore, owners, occupants, and users of the property shown on this plat should be prepared to expect the effects of such practices."
8. All conditions of zoning shall be part of any plat of the property.
9. During construction, developer shall install a double silt fence with hay bales along creek.
10. Lots adjacent to Coker Road shall have a landscaped and planted no access strip of 10 feet along Coker Road.
11. The houses shall have a minimum 1,500 square feet of heated floor space for a one story home and 2,000 square feet of heated floor space for a two story home.
12. All roads shall be built to Hall County standards.
13. Storm water ponds shall not be located on lots for sale and shall provide access easements as required by Hall County regulations.
14. All lots adjacent to the boundary of the parent tract shall have a 50 foot planted buffer.

### **County Administrator**

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

- Hall County Offices will be closed on Monday, September 5, 2022 in observance of the Labor Day holiday.
- The originally scheduled Work Session for Monday, September 5, 2022 at 3:00 p.m. has been cancelled.
- A Meeting will be held on Tuesday, September 6, 2022 at 3:00 p.m.

### **Commission Time**

Commissioner Billy Powell, District 2, complimented Ashton Dziengue on his presentation and Eagle Scout project. Stated he will make a donation to the Butler Park mural project.

Chairman Richard Higgins stated he would make a donation to the Butler Park mural project.

### **Adjourn**

*Commissioner Powell/Commissioner Echols — adjourn at 6:41 p.m. — unanimous*