



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

**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, January 06, 2025 - 03:00 PM**

Call to Order

Appointments for Consideration

- 1 Approve the appointment of Commissioner Jeff Stowe to serve as the 2025 Board of Commissioners Vice-Chairman.
- 2 Appointment to the Hall-Gainesville Land Bank to serve a term from January 31, 2025 to January 30, 2029. Commission Districts 1, 2, 3, & 4.
- 3 Appointment to the Planning Commission to serve a term from February 1, 2025 to January 31, 2027. Chairman's Appointment.
- 4 Appointment to the Planning Commission to serve a term from February 1, 2025 to January 31, 2027. Commission District 1.
- 5 Appointment to the Planning Commission to serve a term from February 1, 2025 to January 31, 2027. Commission District 2.
- 6 Appointment to the Planning Commission to serve a term from February 1, 2025 to January 31, 2027. Commission District 3.
- 7 Appointment to the Planning Commission to serve a term from February 1, 2025 to January 31, 2027. Commission District 4.

Clerk of Superior and State Courts

- 8 Approve the annual renewal of the contract for GovOS Comprehensive Records Management System for the Clerk of Court Real Estate Division to GovOS Inc. of Dallas, TX, in the amount of \$169,000.00.

Community Services and Parks

- 9 Approve the award of IFB #035-45 for the purchase of four (4) baseball infield groomers for Parks and Leisure to Tri-State Pump and Control, Inc. of Liberty, SC, in the amount of \$118,258.80.

Financial Services

- 10 Approve the update to Hall County's Financial Planning Policies.

Fire Rescue

- 11 Approve the annual sole source contract #031-45 Emergency Medical Pharmaceutical Supplies & Services for Fire Rescue to Northeast Georgia Medical Center, Inc. of Gainesville, GA. The estimated annual cost is \$85,000.00.

Human Resources

- 12 Approve the Employment Agreement for the Chief Deputy Clerk of Courts.

Planning & Zoning

- 13 **5991 Swansey Road | Amend Conditions of Zoning |** on a 38.45 ± acre tract located on the south side of Swansey Road approximately 476 feet from its intersection with Circle Four Ranch | Zoned PRD, Tax Parcel 15048 000034 | **Proposed Use: 100-lot subdivision | Commission District 1 | Abernathy Engineering Group, applicant** NOTE: Tabled at the September 10, 2024 Voting Meeting until the October 24, 2024 Voting Meeting. NOTE: Tabled at the October 24, 2024 Voting Meeting until the December 12, 2024 Voting Meeting. NOTE: Tabled at the December 12, 2024 Voting Meeting until the January 9, 2025 Voting Meeting.
- 14 **4163 Cleveland Highway | Use Subject to County Commission Approval |** on a 4.41± acre tract located on the west side of Cleveland Highway (GA-129) approximately 540 feet from its intersection with Hunter Road | Zoned H-B (GCOD); Tax Parcel 12026 000009 (pt.) | **Proposed Use: Used auto sales and repair | Commission District 3 | Ramon Carrillo Jr., applicant**
- 15 **6515 New Bethany Road | Amend Conditions of Zoning |** on a 1.86± acre tract located on the east side of New Bethany Road at its intersection with Old Lanier Islands Drive | Zoned PID, Tax Parcel 07330 001006B | **Proposed Use: Expansion of storage area | Commission District 2 | Genuine Mapping and Design, LLC, applicant**
- 16 **2323 Thompsons Mill Road | Amend Conditions of Zoning |** on a 3.88± acre tract located on the west side of Thompson Mill Road approximately 351 feet from its intersection with White Rock Road | Zoned O-I; Tax Parcel 15041 000003C | **Proposed Use: Uses permitted in O-I | Commission District 1 | Civilscapes, Inc. c/o Myles Montgomery, applicant**
- 17 **0 & 4435 Ridge Road | Rezone |** from Planned Residential Development (PRD) and Suburban Shopping (S-S) to Planned Commercial Development (PCD) | on a combined 74.38± acre tract located on the east side of Ridge Road at its intersection with Friendship Road | Zoned PRD & S-S, Tax parcels 08154 000022 & 000017 | **Proposed Use: Mixed-use development | Commission District 1 | Scott Puckett, Inc., applicant**
- 18 **5111 Old Winder Highway | Rezone |** from Agricultural Residential (AR-IV) to Planned Residential Development (PRD) | on a 10± acre tract located on the east side of Old Winder Highway, approximately 2,051 feet from its intersection with Daylily Drive | Zoned AR-IV, Tax Parcel 15038 000076 (pt.) | **Proposed Use: Addition of 38 townhomes to a PRD | Commission District 1 | Steven P. Gilliam, applicant**

- 19 **5079 Old Winder Highway | Amend Conditions of Zoning |** 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 PRD, Tax Parcel 15038 000059 | **Proposed Use: Addition of 38 townhomes to a PRD |** Commission District 1 | **Steven P. Gilliam, applicant**
- 20 **5552 Bogus Road | Rezone |** from Planned Residential Development (PRD) & Agricultural Residential IV (AR-IV) to Planned Residential Development (PRD) | on a 13.81± acre tract located on the west side of Bogus Road approximately 420 feet from its intersection with Claude Peck Road | Zoned PRD & AR-IV; Tax Parcel 12051 000015| **Proposed Use: 15-lot residential development |** Commission District 3 | **Seth Barnes, applicant**
- 21 **6000 Wellspring Trail | Amend Conditions of Zoning |** on a 20.29± acre tract located at the terminus of Wellspring Trail | Zoned POD; Tax Parcel 12046 000001| **Proposed Use: Expansion of services |** Commission District 3 | **Seth Barnes, applicant**

Public Works and Utilities

- 22 Approve the collection of a \$187,250.00 Guaranty Performance/Maintenance Agreement and acceptance of streets into Hall County maintenance in Mount Vernon Manor Subdivision. Commission District 3.

Sheriff's Office

- 23 Approve the renewal of the Records Management System and Jail Management System's yearly maintenance and support for the Sheriff's Office to CentralSquare Technologies of Lake Mary, FL, in the amount of \$107,720.79.

County Administrator

Public Comments (PUBLIC HEARING ITEMS (i.e. ZONINGS, ORDINANCE CHANGES, ETC.) WILL ONLY BE RECEIVED AT THE REGULAR SCHEDULED VOTING MEETINGS IN WHICH THE ITEM IS TO BE HEARD) 2 minutes per speaker/20 minutes maximum

Commission Time

Adjourn

Hall County Government welcomes people with disabilities and their trained service animals. For questions about accessibility or to request reasonable accommodations please contact Maria Tuck, Compliance Specialist at 770-531-6712 48 hours prior to the event or as soon as possible.