

EFFINGHAM COUNTY BOARD OF COMMISSIONERS (TENTATIVE) MEETING AGENDA

*Effingham County Administrative Complex
601 North Laurel Street, Springfield GA 31329*

July 20, 2021 – 5:00 PM

Also aired via Zoom Meeting

<https://zoom.us/j/98715219287?pwd=ZHBjOFRmVXJZak0vakJVbXN6L3lTz09>

Meeting ID: 987 1521 9287

Dial 1-929-436-2866 Access Code – 901128



The Georgia Conflict of Interest in Zoning Action Statute (O.C.G.A. §§ 36-67A-1 et seq.) requires disclosure of certain campaign contributions made by applicants for rezoning actions and by opponents of rezoning application. A rezoning applicant or opponent of a rezoning application must disclose contributions or gifts which in aggregate total \$250.00 or more if made within the last two years to a current member of Effingham County Planning Board, Board of Commissioners, or other Effingham County official who will consider the application. The campaign contribution disclosure requirement applies to an opponent of a rezoning application who publishes his or her opposition by appearance before the Planning Board or Board of Commissioners or by any other oral or written communication to a member or members of the Planning Board or Board of Commissioners. Disclosure must be reported to the Board of Commissioners by applicants within ten (10) days after the rezoning application is filed and by opponents at least five (5) days prior to the first hearing by the Planning Board. Any person knowing failing to comply with these requirements shall be guilty of a misdemeanor.

"Individuals with disabilities who require special needs to observe and/or participate in this meeting, or who have questions regarding the accessibility of the meeting or the facilities should contact the County Clerk at 912-754-2123 promptly to afford the County time to create reasonable accommodations for those persons."

****PLEASE TURN OFF YOUR CELL PHONE**

Items of Business	Action Requested of Commissioners	Previous Action of Commissioners	Action Taken
I Call to Order	5:00 p.m.		
II Invocation			
III Pledge to the American Flag			
IV Agenda Approval	Consideration of a Resolution to approve the agenda		
V Minutes	Consideration to approve the June 15, 2021 regular Commission meeting minutes and the June 28, 2021 Special Called meeting minutes		
VI Public Comments	Comments shall pertain to agenda items only, when speaking you must clearly state your full name into the microphone for the record		
VII Correspondence	Documents from this meeting are located in the Clerk's office and on the Board of Commissioner's website		
VIII Consent Agenda			
01 Calendar 2021-345	Consideration to approve to accept 1st payment from the U.S. Department approve the Audit Calendar for fiscal year 2021-2022		
02 Agreement 2021-346	Consideration to approve a Location Agreement for Historic Effingham Society to host a Fall Festival October 16, 2021 at 204 Early Street		
03 MOU 2021-347	Consideration to approve a Memorandum of Understanding between Savannah Technical College and Effingham County EMS to allow students to ride on ambulances		

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04 Grant 2021-348	Consideration to approve to ratify and affirm an acceptance of a Grant Award for the Georgia Secretary of State Secure The Vote Help America Vote Act (HAVA) grant		
IX Old Business			
01 Public Hearing 2021-330	The Planning Board recommends approving an application by Joseph Dyches as agent for PEFKOS Land & Timber, LLC to rezone 0.90 acres located at 1445 Old Dixie Hwy from R-1 to AR-1 to be combined with an adjacent parcel Map# 364A Parcel# 36 in the Third District		
02 Second Reading 2021-331	Consideration to approve the Second Reading of an application by Joseph Dyches as agent for PEFKOS Land & Timber, LLC to rezone 0.90 acres located at 1445 Old Dixie Hwy from R-1 to AR-1 to be combined with an adjacent parcel Map# 364A Parcel# 36 in the Third District		
03 Public Hearing 2021-332	The Planning Board recommends approving an application by Joseph Dyches as agent for PEFKOS Land & Timber, LLC for a Variance located at 1445 Old Dixie Hwy to waive the 150' lot frontage required for an AR-1 zoned parcel Map#364A Parcel# 36 and Map# 364 Parcel# 31 in the Third District		
04 Second Reading 2021-333	Consideration to approve the Second Reading of an application by Joseph Dyches as agent for PEFKOS Land & Timber, LLC for a Variance located at 1445 Old Dixie Hwy to waive the 150' lot frontage required for an AR-1 zoned parcel Map#364A Parcel# 36 and Map# 364 Parcel# 31 in the Third District		
X New Business			
01 Plan <i>Christy Carpenter</i> 2021-349	Consideration to approve an American Rescue Plan Act (ARPA) grant funds disbursement plan		
02 Letter <i>Christy Carpenter</i> 2021-350	Consideration to approve a Letter of Engagement between the Effingham County Board of Commissioners and Lanier, Deal & Proctor for audit services		
03 Contract <i>Alison Bruton</i> 2021-351	Consideration to approve renewal of the Solid Waste Collection and Recycling Services Contract with Atlantic Waste Services, Inc.		

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04 Surplus <i>Alison Bruton</i> 2021-352	Consideration to approve a Resolution of Surplus (# 021-036) which consists of a county vehicle		
05 Change Order <i>Alison Bruton</i> 2021-353	Consideration to approve Change Order# 2 for Contract 19-25-001 with Parker Engineering, LLC for engineering services for the McCall and Blue Jay Intersection Improvements		
06 List <i>Eric Larson</i> 2021-354	Consideration to approve and verify a Speed Limit List provided by the Georgia Department of Transportation for all Off-System roadways		
07 Purchase <i>Eric Larson</i> 2021-355	Consideration to approve the Purchase of furnishings from Office Services Furniture & Supplies for the new Administrative Building		
08 Deed <i>Eric Larson</i> 2021-356	Consideration to approve a Warranty Deed to accept dedication of 1.04 acres from Roger Coursey as a portion of the right-of-way for Josiah Morgan Road		
09 Agreement <i>Tim Callanan</i> 2021-357	Consideration to approve an Intergovernmental Agreement between the City of Guyton and Effingham County Board of Commissioners to allow the Elections/Board of Registrars to run the 2021 municipal elections		
10 Annexation <i>Stephanie Johnson</i> 2021-358	Consideration to approve Annexation Agreements as submitted by the City of Springfield for properties located at Highway 21 South and Rahn Station Road, Map# 429-6 & 6A		
11 Contract <i>Eric Larson</i> 2021-359	Consideration to approve a Contract with Greenrock Sustainable Waste Solutions for soil remediation at the Atlas site		
12 Final Plat <i>Teresa Concannon</i> 2021-360	Consideration to approve a Final Plat for Fair Street Subdivision located off of Fair Street Map# 422 Parcel# 42 in the Third District		
13 Resolution <i>Tim Callanan</i> 2021-361	Consideration to approve a Resolution (#021-037) calling for a referendum to allow an “e-commerce” Freeport exemption		
14 Letter <i>Tim Callanan</i> 2021-362	Consideration to approve a Letter of Support to the Children’s Advocacy Center of Georgia related to the expansion of The Teal House to operate at the county-owned building at 204 Early Street in Springfield		

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15 Quote <i>Eric Larson</i> 2021-363	Consideration to approve a Quote from ESRI Inc. to renew GIS software support in the amount of \$50,000		
16 Contract <i>Eric Larson</i> 2021-364	Consideration to approve a Contract with Thomas and Hutton Engineering for design and construction services for water and sewer line extension along Old Augusta Road		
17 Contract <i>Eric Larson</i> 2021-365	Consideration to approve a Contract 21-25-005 with McClendon Enterprises for 2020 Transportation Special Purpose Local Option Sales Tax (TSPLOST) and the 2021 Local Maintenance Improvement Grant (LMIG) road resurfacing project		
18 List <i>Tim Callanan</i> 2021-366	Consideration to approve the Level 2 Countywide Project List and unincorporated project list associated with the re-imposition of the Countywide Special Purpose Local Option Sales Tax (SPLOST)		
XI Reports from Commissioners & Administrative Staff			
XII Executive Session	Discussion of Personnel, Property and Pending Litigation		
XIII Executive Session Minutes	No minutes to be approved.		
XIV Planning Board	6:00 pm		
01 Sketch Plan 2021-367	The Planning Board recommends approving an application by Daniel Ben-Yisrael, as agent or Robert Fletcher & Lynette D. Waldhour for a Sketch Plan for “Parker’s Kitchen” located at 2366 Hwy 17 South, zoned B-3 Map# 326 Parcel# 17C in the First District		
02 Public Hearing 2021-368	The Planning Board recommends approving an application by Countryside Baptist Church for a Variance located at 1201 Noel C. Conaway Road to exceed the maximum sign size in an AR-2 zoning district Map# 375 Parcel# 4 in the First District		
03 Second Reading 2021-369	Consideration to approve the Second Reading of an application by Countryside Baptist Church for a Variance located at 1201 Noel C. Conaway		

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	Road to exceed the maximum sign size in an AR-2 zoning district Map# 375 Parcel# 4 in the First District		
04 Public Hearing 2021-370	The Planning Board recommends approving an application by Pinehill Group, LLC/Matthew Byrd as agent for Suzanne B. Spivey to rezone 16.95 acres located on Noel C. Conaway Road from AR-1 to R-3 for future development of a multi-family residential community Map# 376 Parcel# 16 in the First District		
05 Second Reading 2021-371	Consideration to approve the Second Reading of an application by Pinehill Group, LLC/Matthew Byrd as agent for Suzanne B. Spivey to rezone 16.95 acres located on Noel C. Conaway Road from AR-1 to R-3 for future development of a multi-family residential community Map# 376 Parcel# 16 in the First District		
06 Public Hearing 2021-372	The Planning Board recommends approving an application by SFG CH/Chesterfield for a PD Text Amendment located at Hwy 21 and Old Augusta Road South to eliminate the right of way reservation at the GA International Trade Center Map# 466 Parcel# 8, 8A, 8B, 10, 11 in the Second District		
07 Second Reading 2021-373	Consideration to approve the Second Reading of an application by SFG CH/Chesterfield for a PD Text Amendment located at Hwy 21 and Old Augusta Road South to eliminate the right of way reservation at the GA International Trade Center Map# 466 Parcel# 8, 8A, 8B, 10, 11 in the Second District		
08 Public Hearing 2021-374	The Planning Board recommends approving an application by Drew Ira Boyd as agent for Bethany Chernick to rezone 3.04 acres located at 744 & 796 Old Dixie Highway from AR-1 to AR-2 to allow for the division and recombination of parcels Map# 387 Parcel# 21 and Map# 365 Parcel# 34 in the Third District		
09 Second Reading 2021-375	Consideration to approve the Second Reading of an application by Drew Ira Boyd as agent for Bethany Chernick to rezone 3.04 acres located at 744 & 796 Old Dixie Highway from AR-1 to AR-		

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	2 to allow for the division and recombination of parcels Map# 387 Parcel# 21 and Map# 365 Parcel# 34 in the Third District		
10 Public Hearing 2021-376	The Planning Board recommends approving an application by Scott Andrews Hendrix as agent for the Robert & Wendy Fears to rezone 2.86 acres located on Country Way & Country Court East from AR-1 to AR-2 to allow for the division and recombination of parcels Map# 344A Parcel# 23 & 25 in the Third District		
11 Second Reading 2021-377	Consideration to approve the Second Reading of an application by Scott Andrews Hendrix as agent for the Robert & Wendy Fears to rezone 2.86 acres located on Country Way & Country Court East from AR-1 to AR-2 to allow for the division and recombination of parcels Map# 344A Parcel# 23 & 25 in the Third District		
12 Public Hearing 2021-378	The Planning Board recommends approving an application by Lynnette H. Tuck to rezone 2 acres out of 10 acres located at 5296 Highway 119 North from AR-1 to AR-2 to allow for the creation of a home site Map# 422 Parcel# 41 in the Third District		
13 Second Reading 2021-379	Consideration to approve the Second Reading of an application by Lynnette H. Tuck to rezone 2 acres out of 10 acres located at 5296 Highway 119 North from AR-1 to AR-2 to allow for the creation of a home site Map# 422 Parcel# 41 in the Third District		
14 Public Hearing 2021-380	The Planning Board recommends approving an application by Angie D. Wallace for a Variance located at 2855 McCall Road to allow for the placement of an accessory structure in a front yard on a front yard on R-1 zoned parcel Map# 413 Parcel# 6A in the Fourth District		
15 Second Reading 2021-381	Consideration to approve the Second Reading of an application by Angie D. Wallace for a Variance located at 2855 McCall Road to allow for the placement of an accessory structure in a front yard on a front yard on R-1 zoned parcel Map# 413 Parcel# 6A in the Fourth District		

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16 Public Hearing 2021-382	The Planning Board recommends approving an application by Chris Shea & Alice Hurst as agent for John P. Shea & Rebecca Shea for a Sketch Plan located on Hwy 119 South for the Variance located at 315 Orville Road to allow for the sale of parcels from a minor subdivision Map# 344 Parcel# 26 in the Third District		
17 Second Reading 2021-383	Consideration to approve the Second Reading of an application by Chris Shea & Alice Hurst as agent for John P. Shea & Rebecca Shea for a Sketch Plan located on Hwy 119 South for the Variance located at 315 Orville Road to allow for the sale of parcels from a minor subdivision Map# 344 Parcel# 26 in the Third District		
18 Public Hearing 2021-384	The Planning Board recommends approving an application by Travis Bazemore to rezone 4 out of 11.70 acres located off of Nellie Road from AR-1 to AR-2 to allow for division of the parcel Map# 461 Parcel# 12 in the Fifth District		
19 Second Reading 2021-385	Consideration to approve the Second Reading of an application by Travis Bazemore to rezone 4 out of 11.70 acres located off of Nellie Road from AR-1 to AR-2 to allow for division of the parcel Map# 461 Parcel# 12 in the Fifth District		
20 Public Hearing 2021-386	The Planning Board recommends approving an application by Douglas Edwards as agent for Deland Properties, LLC for a Variance located at 169 & 183 Commercial Court to waive the 50 foot buffer requirement between commercial and industrial zoned parcels Map#465D Parcel# 12 & 13 in the Fifth District		
21 Second Reading 2021-387	Consideration to approve the Second Reading of an application by Douglas Edwards as agent for Deland Properties, LLC for a Variance located at 169 & 183 Commercial Court to waive the 50 foot buffer requirement between commercial and industrial zoned parcels Map#465D Parcel# 12 & 13 in the Fifth District		
22 Public Hearing 2021-388	The Planning Board recommends approving an application by Tonya Gunn , as agent for Patricia B. Anderson to rezone 2.75 acres located at Holly Lane from AR-1 to AR-2 to allow for the		

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	division of the parcel Map# 476 Parcel# 13 in the Fifth District		
23 Second Reading 2021-389	Consideration to approve the Second Reading of an application by Tonya Gunn , as agent for Patricia B. Anderson to rezone 2.75 acres located at Holly Lane from AR-1 to AR-2 to allow for the division of the parcel Map# 476 Parcel# 13 in the Fifth District		
XV Adjournment			