The Board of Commissioners of Effingham County, Georgia, Mr. Wesley Corbitt, Mr. Forrest Floyd, Mr. Roger Burdette, Mr. Jamie Deloach, Mr. Reginald Loper and Mr. Phil Kieffer met in regular session at 5:00 pm on Tuesday, March 2, 2021 in the Commissioners Meeting Chambers at the Effingham County Administrative Complex located at 601 North Laurel Street Springfield, Georgia 31329.

STAFF PRESENT
Mr. Tim Callanan – County Administrator, Mr. Edward Newberry – County Attorney, Ms. Stephanie Johnson – County Clerk, Mr. Eric Larson – Assistant County Manager, Mrs. Christy Carpenter – Finance Director, Mr. Clint Hodges – Fire Chief & EMA Director, Mr. Chris Reed – IT Director, Mrs. Teresa Concannon – Planning and Zoning Manager, Mrs. Alison and Bruton – Purchasing Agent

CITIZEN PARTICIPATION
Mr. Tony Chiariello, Mrs. Kristen Achtenzer – EOM Operations, Mr. Charlie Heino – EOM Operations, Mr. Harold Morgan, Mr. Toss Allen, Mayor Russ Dean – City of Guyton, Mr. Alec Metzger and Mr. M. Douglas Morgan

PARTICIPATION VIA TELECONFERENCE
None

I - CALL TO ORDER
Chairman Corbitt called the meeting to order at 5:06 pm.

II – INVOCATION
Chairman Corbitt gave the invocation.

III – PLEDGE TO THE AMERICAN FLAG
The pledge was sounded in unison.

IV - AGENDA APPROVAL
County Clerk Johnson noted Staff’s request to revise New Business Item#6 - Consideration to approve Resolution# 021-005 to reappoint Lowell Morgan and Resolution# 021-006 to reappoint Janis Bevill to the Board of Tax Assessor.

To add New Business Item#8 – Consideration to approve a Final Plat for Oliver Subdivision located off of Old Dixie Hwy South, consisting of 3 lots Map# 313 Parcel# 23
New Business Item#9 - Consideration to approve a Lease Agreement between Effingham County Board of Commissioners and the Department of Natural Resources for boating access and an Operation and Maintenance Agreement Resolution

New Business Item#10 – Consideration to approve to accept a Proposal for general obligation transportation sales tax bonds from Key Government Finance

Commissioner Loper made a motion to approve the agenda with the noted change. Commissioner Burdette seconded the motion. The motion carried unanimously.

V – MINUTES
County Clerk Johnson noted the motion under Planning Board Item# 8 was seconded by Commissioner Deloach however was not noted in the draft version of the minutes but has since been corrected.

Commissioner Deloach made a motion to approve the minutes with the noted correction. Commissioner Loper seconded the motion. Commissioner Floyd abstained from voting due to absence. Commissioners Burdette, Deloach Loper and Kieffer voted in favor of the motion. The motion carried.

VI – PUBLIC COMMENTS
Chairman Corbitt stated public comment should be limited to agenda items only.

VII – CORRESPONDENCE
Chairman Corbitt explained all correspondence and documents from the meeting are located in the Clerk’s office and on the Board of Commissioners’ website.

VIII – APPEARANCE
Mr. Harold Morgan addressed the board with a complaint about the areas in poor condition along Little McCall Road and the heavy dump truck traffic.

County Manager Callanan stated he would have a conversation with the Sheriff about the truck traffic.

Kristen Achtziger with EOM Operations commented a portion of Little McCall Road (Courthouse Road to Abbey Lane) is on the 2020/2021 LMIG list. The Board and Staff discussed altering the area to be repaired to include the opposite end of the road, approaching Hwy 119.

Chairman Corbitt recognized Mayor Russ Deen being present. Mayor Deen expressed appreciation to the Board and Staff for assisting the City of Guyton in establishing an inmate work detail. Mayor Deen further asked the Board for their support in establishing an agreement for the Elections offices to perform future elections for the City of Guyton.
Chairman Corbitt made comments supporting the request from the City of Guyton

IX - CONSENT AGENDA
Commissioner Loper made a motion to approve the following Consent Agenda items: (1) Consideration to approve to accept a Grant from ACCG Civic Affairs Foundation Georgia County Internship Program (GCIP) (2) Consideration to approve to allow the Mutual Aid Agreement with the American Society for the Prevention of Cruelty to Animals to continue (3) Consideration to approve to submit an Application for Staffing for Adequate Fire & Emergency Response (SAFER) Grant. (4) Consideration to approve the Memorandum of Understanding between Effingham County Board of Education and Effingham County Board of Commissioners for ambulance services at various Board of Education events.
Commissioner Deloach seconded the motion. The motion carried unanimously.

X - OLD BUSINESS

THE PLANNING BOARD RECOMMENDS APPROVING AN APPLICATION BY TOSS ALLEN AGENT FOR KYLE J. BALK TO REZONE 10 ACRES LOCATED AT 768 EBENEZER ROAD FROM R-1 TO R-6 FOR THE FUTURE DEVELOPMENT OF OGLETHORPE LANDING MAP# 446 PARCEL# 13 IN THE FIFTH DISTRICT (01):
Commissioner Kieffer recused himself from voting on this item due to residing in the vicinity of the property.

Planning & Zoning Manager Concannon explained water and sewer will be provided by the City of Springfield. There was discussion at the Planning Board meeting from adjacent property owners on the subject of density. The applicant agreed at that meeting to install fencing along the property line as each home is constructed.
Mr. Warren Ratchford stated a 15-foot undisturbed buffer is required by ordinance and requested the removal of the fencing requirement.
Mr. Jack Patrick commented in support of his request. No one was present in opposition of the petition.
There was additional discussion among the Board concerning the requirement of the fencing. County Attorney Newberry advised against requiring the fencing if the ordinance does not permit.

Commissioner Loper made a motion to approve the request with the following conditions:
1. Future use of the above-referenced property being rezoned shall meet the requirements of the R-6 zoning district.
2. Site development plans must comply with the Effingham County Water Resources Protection Ordinance and the Stormwater Management Local Design Manual.
3. All wetland impacts must be approved and permitted by USACE and a copy of the jurisdictional determination submitted to Development Services. Vice Chair Burdette seconded the motion. The motion carried unanimously.

CONSIDERATION TO APPROVE THE SECOND READING OF AN APPLICATION BY TOSS ALLEN AGENT FOR KYLE J. BALK TO REZONE 10 ACRES LOCATED AT 768 EBENEZER ROAD FROM R-1 TO R-6 FOR THE FUTURE DEVELOPMENT OF OGLETHORPE LANDING MAP# 446 PARCEL# 13 IN THE FIFTH DISTRICT (02):
Commissioner Kieffer recused himself from voting on this item due to residing in the vicinity of the property.

Commissioner Loper made a motion to approve the Second Reading. Commissioner Deloach seconded the motion. The motion carried unanimously.

CONSIDERATION TO APPROVE AN APPLICATION BY TOSS ALLEN AGENT FOR KYLE J. BALK FOR A SKETCH PLAN FOR OGLETHORPE LANDING SUBDIVISION LOCATED AT 768 EBENEZER ROAD CONSISTING OF 34 LOTS MAP# 446 PARCEL# 13 IN THE FIFTH DISTRICT (03):
Commissioner Kieffer recused himself from voting on this item due to residing in the vicinity of the property.
Planning & Zoning Manager Concannon explained staff reviewed the sketch plan and have recommendations regarding the street length.
There was a conversation among the Board and Staff about the street length requirement which relates to connectivity and limiting of encroachments.

Commissioner Deloach made a motion to approve the request with the following condition:

1. Any current deviations from the road length would be alleviated prior to the issuance of any permits.

Vice Chair Burdette seconded the motion. The motion carried unanimously.

Commissioner Kieffer rejoined the meeting.

XI - NEW BUSINESS

CONSIDERATION FOR ECBOC TO RATIFY AND AFFIRM A SUBMITTAL OF A GRANT APPLICATION TO FEMA ASSISTANCE TO FIREFIGHTERS GRANTS PROGRAM (AFG) (01):
Finance Director Carpenter explained the application was due on February 12th. Staff requested 5 lifepak monitors for EMS and 25 gas meters for Fire & Rescue. The total requested was $219,412.75. The county match, if awarded, will be $19,945.35 between General Fund and Fire.

Commissioner Loper made a motion to approve to ratify and affirm a submittal of a FEMA AFG grant application. Commissioner Deloach seconded the motion. The motion carried unanimously.
CONSIDERATION TO APPROVE TO SUBMIT A GRANT APPLICATION TO GEMA LOCAL EMERGENCY MANAGEMENT PERFORMANCE GRANTS (EMPG) PROGRAM (02):
Finance Director Carpenter explained this grant is received annually in the amount of $31,350.00 with a county match of $15,675.00. In the past the funds have been used for personnel, however, this year EMA has requested to use a portion of the funds for equipment needs. Staff request approval to submit the application.

Commissioner Deloach made a motion to approve the submittal of a grant to GEMA EMPG Program. Commissioner Loper seconded the motion. The motion carried unanimously.

CONSIDERATION TO APPROVE FUNDING FOR THE REHABILITATION OF MANHOLES (INFLOW AND INFILTRATION REPAIRS) (03):
Kristen Achtziger of EOM Operations explained there are capacity concerns at the wastewater treatment plant. There is a need for inflow and infiltration repairs and additional spray fields. Three manholes have been identified with high infiltration. The funding cost to address the infiltration issues is $24,240.00 which includes a $4,000 contingency for additional inspections at Staffordshire subdivision.
Charlie Heino of EOM Operations elaborated on the deficiencies related to the capacity issues.

Vice Chair Burdette made a motion to approve the rehabilitation of 3 manholes and CCTV inspections for Staffordshire subdivision. Commissioner Loper seconded the motion. The motion carried unanimously.

CONSIDERATION TO APPROVE CONTRACT NO. 21-105-002 BETWEEN EFFINGHAM COUNTY AND BRW CONSTRUCTION GROUP, LLC FOR THE BLUE JAY WATER MAIN EXT. A CONSTRUCTION (04):
Assistant County Manager Larson explained five (5) bids were received and evaluated. The construction cost proposed is $1,281,110.00. Staff recommends approval.

Vice Chair Burdette made a motion to approve Contract No. 21-105-002 between Effingham County and BRW Construction Group, LLC for the Blue Jay Water Main Ext. A Construction in the amount of $1,281,110.00. Commissioner Kieffer seconded the motion. The motion carried unanimously.

CONSIDERATION TO APPROVE A FINAL PLAT, INFRASTRUCTURE AGREEMENT AND WARRANTY DEED CONVEYING INFRASTRUCTURE FOR SHADOWBROOK, PHASE 5A, CONSISTING OF 57 LOTS LOCATED OFF OF LOG LANDING ROAD (05):
Planning & Zoning Manager Concannon explained the water and sewer is being provided by the City of Springfield. Sidewalks are in place for phases 1-3,
however, the Board did approve a variance for phase 4. Sidewalks are planned for phase 5. Staff has reviewed all documentation and recommend approval.

Commissioner Loper made a motion to approve the Final Plat for Shadowbrook, Phase 5A and accept the roads and stormwater infrastructure identified in the warranty deed. Commissioner Kieffer seconded the motion. The motion carried unanimously.

CONSIDERATION TO APPROVE RESOLUTION# 021-005 TO REAPPOINT LOWELL MORGAN AND RESOLUTION# 021-006 TO REAPPOINT JANIS BEVILL TO THE BOARD OF TAX ASSESSOR (06):
County Clerk Johnson explained the two appointees’ terms of office expires March 30th. Mr. Morgan is an appointment by Commissioner Deloach and Mrs. Bevill is an appointment by Commissioner Burdette. Both Commissioners wish to reappoint. If reappointed the term of office will expire March 2025.

Vice Chair Burdette made a motion to approve Resolution# 021-005 to reappoint Lowell Morgan as representative for the Third District and Resolution# 021-006 to reappoint Janis Bevill to the Board of Assessor’s. Commissioner Deloach seconded the motion. The motion carried unanimously.

CONSIDERATION TO APPROVE A CONTRACT WITH ALLEN ENGINEERING SERVICES, LLC FOR ON CALL GIS SERVICES (07):
County Manager Callanan explained due to recent personnel changes in the GIS department, staff is in need of direct help with our GIS system. Staff is requesting to have an on-call contract with Allen Engineering. This will expire at the end of the fiscal year.

Commissioner Kieffer made a motion to approve the Contract with Allen Engineering Services. Vice Chair Burdette seconded the motion. The motion carried unanimously.

ADDITION TO THE AGENDA

CONSIDERATION TO APPROVE A FINAL PLAT FOR OLIVER SUBDIVISION LOCATED OFF OF OLD DIXIE HWY SOUTH, CONSISTING OF 3 LOTS MAP# 313 PARCEL# 23 (08):
Planning & Zoning Manager Concannon explained a portion of the parcel was rezoned and subdivided last year and now resulting in 4 parcels in within a year which constitutes a major development. The property is zoned AR-2 and the intent is to subdivide for family use.

Commissioner Deloach made a motion to approve the final plat for the Oliver subdivision. Commissioner Loper seconded the motion. The motion carried unanimously.
CONSIDERATION TO APPROVE A LEASE AGREEMENT BETWEEN EFFINGHAM COUNTY BOARD OF COMMISSIONERS AND THE DEPARTMENT OF NATURAL RESOURCES FOR BOATING ACCESS AND AN OPERATION AND MAINTENANCE AGREEMENT RESOLUTION# 021-007 (09):
County Manager Callanan explained this item is related to Tommy Long Landing. The lease expired in October, renewal will extend the lease for an additional 25 years. This lease agreement also includes a maintenance agreement resolution.

Commissioner Loper made a motion to approve the Lease between Effingham County Board of Commissioners and Department of Natural Resources for Boating Access for the Tommy Long Boat Ramp and approval of the Operation and Maintenance Agreement Resolution# 021-006. Commissioner Deloach seconded the motion. The motion carried unanimously.

CONSIDERATION TO APPROVE TO ACCEPT A PROPOSAL FOR GENERAL OBLIGATION TRANSPORTATION SALES TAX BONDS FROM KEY GOVERNMENT FINANCE (10):
County Manager Callanan explained solicitation for bids were advertised for this purpose. Numerous proposals were received. Staff is recommending the Board accept the proposal from Key Government Finance offering an interest rate of 0.793% with no future rate increases.

Commissioner Deloach made a motion to accept the General Obligation TSPLOST Bonds from Key Government Finance. Vice Chair Burdette seconded the motion. The motion carried unanimously.

XI- REPORTS FROM ADMINISTRATIVE STAFF & COMMISSIONERS

Commissioner J. Deloach
- SPLOST – potential workshop needed to begin discussions; slated April 6, 2021 at 3:30 pm.
- Effingham Parkway – asked for update; County Manager stated the project is on course to be let in May. Also discussed

Commissioner Loper
- Hwy 21 Entrance Sign – signage is needed coming into the county at the Chatham/Effingham line on Hwy 21

Vice Chair R. Burdette
- Lowground Road – requested an update; County Manager stated a long term repair plan needs to be devised.
  Kristen Achtziger explained the road was previously repaired with chip n seal but due to the heavy truck traffic it did not last. The Board had some discussion about requiring bonds on roads with heavy truck traffic.
• Commissioner Districts – how are districts established? Commissioner Kieffer offered the districts are determined by the census

• Grants – discussed allowing the County Manager to sign off on grants which do not require funding; Chairman Corbitt explained it is sometimes required by the grantor and it is

XII- EXECUTIVE SESSION

No executive session was held.

XIII - EXECUTIVE SESSION MINUTES

There were no minutes to be approved.

XIV - ADJOURNMENT

There being no further business, at 6:36 pm, Commissioner Deloach made a motion to adjourn the meeting. Vice Chair Burdette seconded the motion. The motion carried unanimously.

Wesley M. Corbitt, Chairman
Stephanie D. Johnson, County Clerk