The Board of Commissioners of Effingham County, Georgia met in a Retreat Friday, August 27, 2021 at the Administrative Complex in the Large Conference Room at 601 North Laurel Street Springfield, GA 31329 and via Zoom.

PERSONS ATTENDING THE MEETING
Mr. Wesley Corbitt – Chairman, Mr. Roger Burdette – Vice Chair, Mr. Jamie Deloach, and Mr. Phil Kieffer, Mr. Tim Callanan– County Manager, Ms. Stephanie Johnson – County Clerk, Mr. Lee Newberry – County Attorney, Mrs. Christy Carpenter – Finance Director, Mr. Mark Barnes – Finance Deputy Director, Mr. Eric Larson – Asst. County Manager and Mrs. Vicki Dunn – HR Director
Mr. Reginald Loper participated via Zoom Meeting.
Mr. Jamie Deloach was not present for the meeting.

Other attendees for a portion of the session was: Mr. Ray Pittman of Pittman Engineering

CALL TO ORDER
The meeting was called to order at 9:08 am and opened with an invocation offered by Chairman Corbitt.

County Manager Callanan provided an outline of the flow of meeting. Comments were provided on the status of the COVID outbreak in the county. Mr. Callanan gave an update on the meeting held by the City of Guyton Thursday, August 26, 2021 where the topics of discussion were COVID, SPLOST and LOST.

ATLAS
County Manager Callanan provided an update on the status of the Atlas project. A Request For Proposal (RFP) was initiated but was paused to allow for testing to be conducted at the site. The RFP has since continued. Comments were offered on the Brownsfield Grant and cleanup program. There was some discussion among the group about the information shared.
PRIVATE ROADS
This subject matter was presented by Vice Chair Burdette, who shared concern of how to provide aid to residents on privately owned roads. The attendees have a productive discussion about private road maintenance agreements, making revisions to the code of ordinances and special tax districts. Staff was directed to gather additional details related to the topics conversed.

CHAIRMAN AT LARGE VOTING RIGHTS
Chairman Corbitt led this discussion stating concern for the Chairman not having a vote; asked the Board to consider revising the legislation or consider adding a 6th district. The Board and Staff will have a follow up discussion on the matter at the January 2022 retreat.

GUN RANGES
Commissioner Burdette offered details from an ordinance on gun/shooting ranges from Camden and Bulloch counties. The Board conversed about adding the use as a conditional use in AR-1 zoning districts for outdoor and to the B-3 zoning district for indoor facilities. Staff was advised to gather additional information.

R-6 ZONING DISTRICT
This subject was presented by Commissioner Floyd. County Manager Callanan and the board discussed eliminating the R-6 zoning and require a development agreement. Clarification was requested on duplexes, town homes in R-2 (two family dwellings) zoning district. Options were discussed to address multi-family/high density uses beyond the R-2 zoning district.

STORMWATER FEASIBILITY
Ray Pittman of Pittman Engineering gave an extensive presentation on stormwater to include a budget, funding options, implementation, stormwater rate calculation, stormwater program initiatives and billing. Throughout the presentation there were questions and discussion the Board.

TRANSPORTATION PLAN
Assistant County Manager Larson stated the Transportation Plan is mostly focused on congestion and freight movement. Public hearings were held to gain insight from the county citizens. Additionally, surveys were issued requesting
citizens to rank from most important to least important issues. The Board offered comments on the information provided.

SOLID WASTE MASTER PLAN
Assistant County Manager Larson provided a brief overview of what is included in the draft plan to include the criteria on what should be discussed when considering a landfill. The board will review the draft document and advise staff of any comments or changes.

FACILITIES PLAN
The final topic of discussion for the day was centered on the facilities plan. Assistant County Manager Larson explained POND has interviewed most of the departments to assess the needs of the participants. The plan is scheduled to be complete within the next eight weeks.

ADJOURNMENT
There being no further discussion. This session was adjourned at 5:06pm.

AUGUST 28, 2021 SESSION
The Board of Commissioners of Effingham County, Georgia met in a Retreat Saturday, August 28, 2021 at the Administrative Complex in the Large Conference Room at 601 North Laurel Street Springfield, GA 31329 and via Zoom.

PERSONS ATTENDING THE MEETING
Mr. Wesley Corbitt – Chairman, Mr. Roger Burdette – Vice Chair, Mr. Jamie Deloach, and Mr. Phil Kieffer, Mr. Tim Callanan- County Manager, Ms. Stephanie Johnson – County Clerk, Mr. Lee Newberry – County Attorney, Mr. Mark Barnes – Finance Deputy Director, Mr. Eric Larson – Asst. County Manager and Mrs. Vicki Dunn – HR Director
Mr. Reginald Loper participated by phone.
Mr. Jamie Deloach was not present for the meeting.
CALL TO ORDER
The meeting was called to order at 9:36 am by Chairman Corbitt.

PILOT PROGRAM
County Manager Callanan discussed enacting a pilot distribution agreement. Distribution would be based on pro rata share. Staff will also determine if any funds are currently being collected and where the funds are being housed. The Board advised the county attorney to review state law on the matter and directed staff to gather a list of companies noted under the exemption.

FUTURE INFRASTRUCTURE
Assistant County Manager Larson stated the cities of Springfield and Guyton will be included in the water and sewer master plan portion of the project. A permit application has been submitted to the Environmental Protection Division (EPD) for the expansion of spray fields for an additional 250,000 gallons per day. Efforts are being made to receive discharge approval for various tributaries. A status update on existing projects, including Loop A & B and the booster station was provided.

COMPREHENSIVE GROWTH PLAN (COMP PLAN)
Assistant County Manager Larson stated the comp plan is to include the character areas and future land use map updates. The cities are also interested in revising the plan. The plan update is scheduled to be completed within the next 18 months. There was discussion among the Board and Staff with concern for the time period and how the time schedule could be amended to accommodate the substantial growth the county is currently experiencing.

EFFINGHAM PARKWAY
County Manager Callanan gave the board a brief overview of the funding sources allocated for Effingham County’s portion of payment for the completion of the Effingham Parkway.

RECONNECT CONFERENCE
County Clerk Johnson gave a brief summation of the processes and procedures for the upcoming ACCG ReConnect Conference being held at the Convention
Center beginning November 12, 2021. Changes have been made to allow for the implementation of safety protocols related to the COVID pandemic.

CENSUS DATA
There was a short discussion about the recently distributed Census 2020 data received. Copies of the population details by county and for each city was provided to the Board.

ADJOURNMENT
This session concluded with a final recap. Commissioner Kieffer excused himself from the meeting at 10:36 am. The session was adjourned at 12:12 pm.