

May 1, 2018

THE HONORABLE BOARD OF COUNTY COMMISSIONERS, MADISON, GEORGIA,
MET THIS DAY IN REGULAR SESSION.

PRESENT: Chairman Ronald H. Milton, Vice-Chair Philipp von Hanstein, Commissioners Andy A. Ainslie, Jr., Donald B. Harris and Ben M. Riden, Jr. (Riden-via telephone).

STAFF: County Manager Adam Mestres, Assistant County Manager Mark Williams, County Attorney Christian Henry and County Clerk Leslie Brandt.

Commissioner Milton, called the meeting to order at 10:00 a.m. and lead the Pledge of Allegiance.

Commissioner von Hanstein gave the invocation.

APPROVAL OF AGENDA

MOTION by Comm. Ainslie, seconded by Comm. von Hanstein to approve agenda with the following amendments: remove item #7 Charter Contract Renewal from consent agenda and add to unfinished business as item #1, and add Presentation by Elections Supervisor, Jennifer Doran after agenda approval. Unanimously Approved.

PRESENTATION BY ELECTIONS SUPERVISOR, JENNIFER DORAN

Jennifer Doran, Elections Supervisor recognized Morgan County High School students Mattie Allen and Avery Kirby for the photo backdrop they completed for early voting.

MINUTES

April 03, 2018 Regular Meeting

April 17, 2018 Regular Meeting

MOTION by Comm. Harris seconded by Comm. von Hanstein to approve the minutes for the April 03, 2018 Regular Meeting and the April 17, 2018 Regular Meeting. Unanimously Approved.

CALENDARS

County Manager, Adam Mestres reviewed the calendars for May, June and July 2018.

CONSENT AGENDA

1. Motion to accept as information the April 2018 payables to include General Fund in the amount of \$699,631.26, SPLOST in the amount of \$141,353.65 and General Fund electronic payments in the amount of \$1,086.00 and the April 2018 financials.
2. Courthouse Security System as presented at the April 17, 2018 Commission Meeting.
3. Taser Replacement for Sheriff's Office as presented at the April 17, 2018 Commission Meeting.
4. Shooting Simulator for Sheriff's Office as presented at the April 17, 2018 Commission Meeting.
5. Property to be Declared Surplus as presented at the April 17, 2018 Commission Meeting.
6. Mutual Aid Agreement as presented at the April 17, 2018 Commission Meeting.
7. Motion to accept as information the March 2018 Staff Reports which were presented at the April 17, 2018 Commission Meeting.

MOTION by Comm. Ainslie, seconded by Comm. von Hanstein to approve the consent agenda as presented. Unanimously Approved.

CHARTER CONTRACT RENEWAL

The contract presented will supply a dedicated connection between the IT office and the Public Safety Complex. This renewal will remove the current \$1,800 monthly line, and replace with a \$900 monthly line (saving \$900 per month).

MOTION by Comm. Harris, seconded by Comm. von Hanstein to approve the Charter Contract Renewal as presented. Unanimously Approved.

RESOLUTION-WATER INTAKE AND PUMPING STATION

Chairman Milton read the Water Intake and Pumping Station Resolution. The Resolution stated that the Morgan County Board of Commissioners has supported, and continues to support Walton and Oconee Counties' efforts to construct and operate the Hard Labor Creek Reservoir. However, due to the complexities surrounding the nature of the proposed backup water intake and the relatively short notice to Morgan County of this action, the Morgan County Board of Commissioners opposes the proposed location of the water intake in the Apalachee River in Morgan County.

MOTION by Comm. Ainslie, seconded by Comm. von Hanstein to approve the Resolution-Water Intake and Pumping Station. Unanimously Approved.

Resolution No. 2018-RES-004 (COPY: Miscellaneous Book & Resolution Book)

JOINT DEVELOPMENT UPDATE-BOB HUGHES AND ANDY AINSLIE

Commissioner Ainslie and Economic Development Director, Bob Hughes gave a quarterly overview of the Joint Development Authority.

RECREATION BOARD APPOINTMENTS

The term of Glenda Ross and Randy Brown on the Recreation Board expired as of March 31, 2018. Both members have submitted an application to be reappointed. There are no other applications for consideration.

Lauren Daniel submitted an application to fill the position of Cameron Woodard that expired as of April 30, 2018. There are no other applications for consideration.

MOTION by Comm. von Hanstein, seconded by Comm. Ainslie to reappoint Glenda Ross and Randy Brown to the Morgan Recreation Board with new term beginning May 01, 2018 and ending April 30, 2023 and to appoint Lauren Daniel with term beginning May 01, 2018 and ending April 30, 2023. Unanimously Approved.

COUNTY MANAGER REPORT

County Manager, Adam Mestres, presented a monthly overview of Morgan County government's current projects and/or issues. (COPY: Miscellaneous Book)



Morgan County Interoffice Memorandum

To: Morgan County Commissioners
From: Adam Mestres, County Manager
Re: Monthly County Manager's Report
Date: May 1, 2018

Below is an overview of some current projects and/or issues in Morgan County Government:

- 1) New Soccer Complex – Forward progress continues! During the month of May we will be working on irrigation placement, final field building (sand & turf), and starting the construction process for the concession stand. We are continuing to track towards a Fall ready to play date.
- 2) FY 19 Budget – Over the last couple of weeks our executive team spent numerous hours reviewing all budget requests. We have made some recommended changes and will be meeting with department heads in the next two weeks to discuss proposed changes. Our plan is to present a balanced budget and provide a presentation to the Commission at the next Commission meeting. Our budget relies heavily on passage of SPLOST on May 22, 2018.
- 3) Public Works – Grass-Cutting kicked off in April, scheduling will be different than in years past in order to make sure that the immediate ROW closest to the road is cut first county-wide. In-house paving began on Apalachee Rd on Monday and is expected to be complete in June. This is the busy season for public works, so we ask for patience as work orders come in to the office. Road stripping is complete for the spring season and additional roads will be submitted for October 2018 timeframe.
- 4) Fire – Our fire station construction is out for bid. Bid will be opened on May 21 and a recommendation will be presented to the Commission for approval at the June 4, 2018 meeting.

CHAIRMAN MILTON ALLOWED PUBLIC COMMENTS ON AGENDA ITEMS

Public Comments Were Made By:
David Jackson, Riverwalk Resident
Melba Cooper- Riverwalk Resident
Gary Savage- Morgan County Resident

PLANNING COMMISSION-UNFINISHED BUSINESS

1. WILLIAM KILLMER, ON BEHALF OF THE GEORGIA ZOO, LLC, IS REQUESTING A ZONING MAP AMENDMENT, FROM I-2 (LIGHT INDUSTRIAL/MANUFACTURING – CITY OF MADISON) TO I-2 (HEAVY COMMERCIAL – MORGAN COUNTY) FOR 92.410 ACRES LOCATED ON MONTICELLO HIGHWAY (PORTION OF 037D-014Z). - TABLED AT THE APRIL 3, 2018 BOC MEETING.
2. WILLIAM KILLMER, ON BEHALF OF THE GEORGIA ZOO, LLC, IS REQUESTING A ZONING MAP AMENDMENT, FROM I-2 (HEAVY INDUSTRIAL) TO AG (AGRICULTURAL) FOR 92.410 ACRES LOCATED ON MONTICELLO HIGHWAY (PORTION OF TAX PARCEL 037D-014Z). -TABLED AT THE APRIL 3, 2018 BOC MEETING.
3. WILLIAM KILLMER, ON BEHALF OF THE GEORGIA ZOO, LLC, IS REQUESTING CONDITIONAL USE APPROVAL TO ADD 92.410 ACRES LOCATED ON MONTICELLO HIGHWAY TO AN ALREADY APPROVED CONDITIONAL USE FOR A ZOO FACILITY (PORTION OF TAX PARCEL 037D-014Z). -TABLED AT THE APRIL 3, 2018 BOC MEETING.

MOTION by Comm. Harris, seconded by Comm. von Hanstein to table items 1-3 of the Planning Commission. Unanimously Approved.

4. MORGAN COUNTY PLANNING & DEVELOPMENT IS PROPOSING TEXT AMENDMENTS TO ARTICLE 3, DEFINITIONS, ARTICLE 4, DISTRICTS AND MAPS, AND ARTICLE 7 REGULATIONS FOR SPECIFIC OF THE MORGAN COUNTY ZONING ORDINANCE, RELATED TO ANIMALS. -TABLED AT THE APRIL 3, 2018 BOC MEETING.

Planning and Development Director, Chuck Jarrell withdrew proposed text amendments to article 3, definitions, article 4, districts and maps, and article 7 regulations for specific of the Morgan county zoning ordinance, related to animals.

MOTION by Comm. von Hanstein, seconded by Comm. Harris to withdraw proposed text amendments to article 3, definitions, article 4, districts and maps, and article 7 regulations for specific of the Morgan county zoning ordinance, related to animals. Unanimously Approved.

PLANNING COMMISSION-NEW BUSINESS

1. PATRICIA KNIGHT IS REQUESTING A ZONING MAP AMENDMENT, FROM AR (AGRICULTURAL RESIDENTIAL) TO C1 (NEIGHBORHOOD

COMMERCIAL) FOR TWO PARCELS, ONE ACRE EACH, LOCATED AT 3010 FAIRPLAY ROAD (KNIGHT'S USED CARS) (TAX PARCEL 010-062 AND 010-064).

The two parcels, along with a third parcel, are known as Knight's Used Cars. The location contained a commercial business prior to the first Morgan County Zoning Atlas, which was created in 1986. At that time, the two front parcels were zoned C1, while the back parcel was zoned AR. The zoning did not change until 2006, when the front two parcels were changed to AR to match the surrounding land. The 2006 Zoning Atlas contained over 100 zoning designation changes, which were not required by state law to be posted on each property, due to the zoning changes being initiated by the local government. The applicant requested the zoning change back to C1, stating that she was unaware of the 2006 zoning change. The Planning Commission voted 5:1 to recommend approval of the rezoning application.

CHAIRMAN MILTON ALLOWED PROPONENTS AND OPPONENTS TO SPEAK

No one spoke in favor or opposition.

MOTION by Comm. Ainslie, seconded by Comm. Harris to approve the zoning map amendment from AR (Agricultural Residential) to C1 (Neighborhood Commercial) for two parcels, one acre each, located at 3010 Fairplay Road. Unanimously Approved.

MOTION by Comm. Ainslie, seconded by Comm. Riden to exit regular session. Unanimously Approved.

EXECUTIVE SESSION – POTENTIAL LITIGATION

MOTION by Comm. Ainslie, seconded by Comm. Riden to enter Executive Session to discuss potential litigation. Unanimously Approved. (Original Signed Affidavit in Executive Session Legal Requirement Book).

MOTION by Comm. Ainslie, seconded by Comm. Riden to enter Regular Session. Unanimously Approved.

MOTION by Comm. Ainslie, seconded by Comm. Riden to adjourn. Unanimously Approved.

Ronald H. Milton, Chairman

ATTEST:

Leslie Brandt, County Clerk

LB