WORKSHOP SESSION
TIFT COUNTY BOARD OF COMMISSIONERS
TUESDAY, MAY 7, 2013 (6:00 p.m.)

The scheduled Workshop Session of the Tift County Board of Commissioners was called to order by Chairman Grady Thompson on Tuesday, May 7, 2013, at 6:00 p.m. in the Courtroom of the Administrative Building. Members of the Commission present including Chairman Thompson were Vice Chairman Sherry Miley and Commissioners Robert Setters, Mike Jones, Donnie Hester, Buck Rigdon and Melissa Chevers.

Public Comments: None

Appointments:

1. Brian Tankersly, with the Extension Service addressed the Board giving updates and 4-H Recognition of Awards. Staff members and 4-H Members were present and were recognized for their outstanding accomplishments for the year at various activities at both State and National Levels. Roxie Price gave handouts and updates on Healthy Tifton in the Family and Consumer Sciences Division of the Extension Service. Mr. Tankersly gave hands and reports on the Tift County Commission Ag Division referencing Food Safety, Wee Resistance, Crop Planting Decisions and Production Cost Increases. He also reported the 2013 Estimated Crop Acres Changes and stated that Chris Goodman of Brookfield was the 2012 Farmer of the Year.

Public Hearings:

A. TC-ZA-13-01: Petition from Stafford to rezone from R8MHP (Mobile Home Park) to MR (Multiple Residential) for development of a multi-family townhome development on 22.3 acres located on Golden Road: Todd Miller with the Southeast Region Commission was present to explain the rezoning petition and advised the Board that it meets all the Standard of Zoning Powers. It comes to the Board with by a 4 to 1 vote of approval of the rezoning. Special information was that water and sewer is available at the property pursuant to a verification letter provided by the Tifton-Tift County Utilities Department.

Commissioner Chevers provided information that there was a Town Hall meeting held on May 6th that she attended and that all residents were in favor and they have been given the timetable in which they will have to be relocated. She also stated that there is help available for the displacement of the residents now living at this property.

Commissioner Hester wanted to know how long before the people have to move and was told it would be around eighteen (18) months.

Commissioner Miley expressed some concerns about the storm water runoff and was advised that this will come later. When the Development makes application for the required permits, a Development Plan will have to be submitted and this issue will be considered at that time.

Items to be discussed for Regular Session on May 13, 2013:

B. Resolution endorsing an application by Prestwick Development (Stafford): Prestwick Development has requested a Support Resolution of a Low income Housing Complex on Golden Road for submission to the Georgia Department of Community Affairs. Golden View Apartments will consist of 60 two and three bedroom flats and townhomes. Prestwick feels there is a demand for housing in his area. The submission of the application to DCA however will hinge on whether or not the requested rezone is approved by the Board.

C. Resolution and Support Letter for addition to the Groves Place Apartments: Mitchell Davenport was present to explain his request to the Board. Last year he came before the Board for the approval of the support document when he made application for Phase II of the Groves Place Apartments however, he was not approved in that round of applications. He is making application again this year for the same and would like for the Board to provide him with the same documents. The request is for 56 additional units at the already established complex of the Groves Place located on Rainwater road that is designated for low income residents for families and elderly needs. He presented that Board with a site plan and pictures of what the complex would look like. Commissioner Rigdon had several questions concerning the need in the County and other items of interest. Mr. Davenport went through the process with him but still with some unanswered questions Commissioner Rigdon asked that he provide him with his contact information and he will further discuss his need for clarification on the project prior to the Regular Meeting on Monday.

D. Motorola Service Agreement: Jason Jones, E-911 Director was present to give the particulars of the renewal of this annual contract. He stated we don't have much choice other than to keep this Service Agreement in place for the maintenance and technical support of our system. It is a $4,000 increase from the last Agreement.

E. Department of Family & Children Services MIL Agreement Renewal: Leigh Jordan, Finance Director advised the Board that the County maintains this building located at 410 West 2nd Street and at the end of the

year calculates a monthly rental fee for the upcoming year based on the prior year's actual cost to maintain the building. This is revenue for the County and shows an increase in revenue because the note for the building has been paid in full.

F. Appointment to Department of Family & Children Services Board: The County Clerk advised that the term of Ms. Carol Bell will expire on June 30, 2013 and a letter of recommendation from the DFCS Board has been received requesting the reappointment of Ms. Bell to serve another term extending through June 30, 2018.

G. Ferry Lake Bridge Bids: Jason Jordan advised the Board that the Ferry Lake Road Bridge Project has been properly advertised and bids were opened Monday, May 6th at 11 AM. Only one bid was received in the amount of $1,036,164.57 from Southern Concrete Construction Company and staff recommends the Board award the Notice to Proceed to them. This project will be funded with $400,000 from the LMIG funds and the remainder from SPLOST IV.

H. Mowing Contract with the Department of Transportation: Jason Jordan advised the Board that he has been in discussion with the Department of Transportation concerning the mowing of State right-of-way. This is a normal practice of the DOT to farm out this maintenance within several counties. The State will pay Tift County $125,000 per year for the maintenance of approximately 50 miles of State right-of-way. Staff recommends the Board endorse the contract for this service. Jason estimates this to take 8 t0 12 days and the mowing will consists of 2 to 3 times per year.

I. Award Equipment Bids: Jason Jordan advised the Board that five pieces of equipment on lease are up and bids have been solicited. The bids received include trade in of our current equipment and the equipment has a 5 year/5000 hour total machine warranty with no travel time or mileage. Staff recommends the approval of the Lease Purchase for 4 pieces of equipment from Yancey Caterpillar and 1 piece of equipment from Flint Equipment Company which are the low bids. The bids are: Flint Equipment Company for a 2013 JD 410 K Backhoe in the amount of $9,496.20, Yancey Caterpillar for a 2013 Cat 430F Backhoe in the amount of $16,926.10; 2013 Cat 430 F Backhoe in the amount of $18,586.65; 2013 Cat M318D Wheeled Excavator in the amount of $89,851.35 and 2013 Cat D5K2 Dozer in the amount of $45,386.75. the total payment of all 5 pieces of equipment is $34,815.24 per year.

J. Soccer Field Improvements: Jason Jordan advised the Board that the Tift County Tourism Board has agreed to help fun Phase I of the soccer fields at the E. B. Hamilton Complex. Staff recommends that the Board accept the $50,000 that the Tourism Board is willing to pay to start Phase I of the soccer fields.

K. Resolution – CDBG Grant Application: Jason Jordan advised that this Resolution authorizes the procurement of a Professional Engineering and Administrative Firm to assist with the development, design and implementation of the 2013 CDBG in the event that the County's proposed CDBG Project for Sutton Circle/Robert Olive Drive is approved by DCA. The recommended firms are Bob Roberson & Associates and Watkins & Associates.

L. Award Bid for construction of Public Works Facility: Jason Jordan reported that Jones Construction has completed the Value Engineering on the new Public Works Facility and has come up with a savings to the County in the amount of $169,200. It is now time to award to actual construction of the facility and staff recommends awarding the construction contract to Jones Engineering in the amount of $962,266.

M. Property Deed for Springfield Baptist Church: The County Attorney advised that the property on which Springfield Baptist Church now sits on originally deeded to the church by Tift County in the early 1960's. Included in the transfer of the deed, it read: "in the event that the above land ever ceases to be used by the Springfield Baptist Church for Church purposes, then said land and the title conveyed to such land hereby shall revert back to Tift County. The Church continues to operate today and the Church membership has asked that the Board of Commissioners remove the language requiring the property revert back to the County with any change of use. The County Attorney stated he has no issues with it and recommends the approval of their request and if the Board so chooses to do so, he will prepare a new deed to clean up the language.

N. Award Truck Bids for County Manager: The County Manager advised that bids have been solicited for the purchase of a new truck for the Manager allowing the current 2009 Yukon to be utilized by the Tift County Investigator for the District Attorney. Three bids were received for a truck: Griffin Ford $30,832; Prince Chevrolet $31,000; and Fender GMC $32,928. Staff recommends approval of the low bid.

O. Solid Waste Collection Request for Proposal: The County Manager advised that there will be a Joint Meeting with the City of Tifton for the discussion and action on this item so his recommendation for the Regular Meeting is to remove this item from the Agenda.

The County Manager advised that at the Regular Meeting a schedule for Budget Meetings will be ready for the Board to choose dates to meet.

Executive Session: Motion was made by Commissioner Rigdon to go into Executive Session for a Personnel Matter, seconded by Commissioner Jones. Motion carried unanimously.

Motion to close Executive Session was mad by Commissioner Setters, seconded by Commissioner Chevers. Motion carried unanimously.

Chairman Thompson adjourned the meeting.

Commissioner's Comments: None

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Chairman Grady Thompson, District 7

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Vice Chairman Sherry Miley, District 4

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Commissioner Donnie Hester, District 1

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Commissioner Melissa Chevers, District 2

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Commissioner Robert Setters, District 3

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Commissioner F. W. (Buck) Rigdon, District 5

ATTEST:

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Commissioner C. Michael Jones, District 6

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County Clerk 5/7/2013