



BANKS COUNTY BOARD OF COMMISSIONERS MEETING

Courthouse Annex Boardroom | 150 Hudson Ridge | Homer, GA 30547

Tuesday, February 13, 2024 at 6:30 PM

MINUTES

1. CALL TO ORDER

Ch. Turk called the meeting to order.

PRESENT

Chairman Charles Turk

Vice Chairman Danny Maxwell

Commissioner Chris Ausburn

Commissioner Keith Gardiner

Commissioner Bo Garrison

STAFF

County Clerk Regina Gailey

Assistant County Clerk Erin Decker

Fire Chief Steve Nichols

2. APPROVAL OF AGENDA

Ch. Turk stated item 7a. Animal Control needed to be removed from the agenda.

Motion to approve the agenda as amended.

Motion made by Vice Chairman Maxwell, Seconded by Commissioner Ausburn.

Voting Yea: Chairman Turk, Vice Chairman Maxwell, Commissioner Ausburn, Commissioner Gardiner, Commissioner Garrison

Vote: 5:0

All yea votes and the motion passed.

3. PLEDGE TO THE AMERICAN FLAG:

Comm. Ausburn led the Pledge to the American Flag.

4. APPROVAL OF MINUTES

Motion to approve the minutes.

a. 1/11/2024 Minutes

b. 1/23/2024 Minutes-Worksession

c. 1/23/2024 Minutes

Motion to approve the minutes.

Motion made by Vice Chairman Maxwell, Seconded by Commissioner Ausburn.

Voting Yea: Chairman Turk, Vice Chairman Maxwell, Commissioner Ausburn, Commissioner Gardiner, Commissioner Garrison

Vote: 5:0

All yea votes and the motion passed.

5. SPECIAL AWARDS & RECOGNITIONS:

a. National Association of Development Organizations Impact Award for the Martin Bridge area development: Georgia Mountains Regional Commission

Laurin Yoder and Patrick Lawson with Georgia Mountains Regional Commission presented a NADO Impact Award to Banks County. She stated the award honored communities for a creative approach to advancing regional economic development that would improve quality of life.

Ms. Yoder further stated the projects that resulted in the award were a planning grant from the Appalachian Regional Commission for an economic development blueprint plan, an \$1.5M grant from the Economic Development Administration to expand sewer to the Martin Bridge Road area as well as a \$380,000 One Georgia Equity Grant which built the Hwy 59 Roundabout.

6. CHAIRMAN'S REPORT

Ch. Turk reported on the following:

- E911 calls received: 308 Fire/EMS calls - 3,305 Sheriff's Office calls
- Recreation Department had Spring Sport Registration and there were over 362 children that registered.

7. MISCELLANEOUS:

a. Animal Control: Northeast Georgia Humane Society - Barbara Wilson

Deleted from the agenda.

b. 2023 Comprehensive Plan Advisory Committee Recap

Barbara Lindorme- 980 Bennett Road, Homer - Discussed changes that needed to be made to the Comprehensive Plan before it was adopted. The changes she mentioned were as follows:

Page 4, Vision Statement: Insert Bullet/Paragraph 3 to stress that *"we encourage tourism and welcome visitors as they travel throughout our county and we see guests as a significant part of our economy"*. This will make 4 paragraphs.

Page 18, Third paragraph to read: *"The Rural Agricultural character area comprises most of the County"*.

Page 19 , Development Pattern and Land Uses, Bullet 2: Delete *"or conservation subdivisions with a net density of one unit per five acres"*.

Page 23: Development Pattern: Remove bullet point 3 *"Light industry (adjacent to existing industrial uses)"*

Page 24, Second paragraph to read: *"Its current state provides connectivity for local users seeking an alternative to US 441, and active farming in the area embodies the rural character craved by many residents."*

Page 24, Third paragraph to read: *"As the County continues to weigh optimal management of the area, initial development should be constrained to ½ air mile from the outer edge of the right-of-way of the interchange, with an emphasis on traffic patterns that do not intrude deeper into the county but are almost exclusively dedicated to the interstate. Businesses that support agriculture or high tech technology would also be viewed favorably."*

Page 25, Development Pattern, Bullet 1 to read: *“Industrial Development constrained to ½ air mile from the outer edge of the right-of-way of the interchange.”*

Page 26, Second paragraph to read: *“The character area is intended to support commercial uses and mixed uses constrained to 1/4 air mile from the outer edge of the right-of-way of US 441 at major intersections, in particular US 441 North and Old US 441, US 441 and McCoy Bridge Rd, US 441 and GA 51, US 441 South and Historic Homer Highway to serve local residents. This nodal development of commercial uses versus linear, “strip center” development common along US highways is desired for this corridor in order to maintain US 441’s functionality as a bypass.”*

Ms. Lindorme also stated the map needed to be changed to show the ½ air mile.

The Commissioners stated the information that she presented for the plan needed to be changed before they approved it. They stated that they would be in contact with GMRC to get the changes made.

c. 2023 Comprehensive Plan Adoption

No action taken.

d. Fire/EMS: VFA Grant - Fire Chief Steve Nichols

Chief Nichols stated each year the Ga Forestry Service awarded a \$10,000 grant for equipment. He stated this grant was a 50/50 match and the equipment they would purchase was 22 sections of fire hose, 5 nozzles that they use on forestry lines, 6 Kodiak adapters and 4 turn kit nozzles for structural fires. The total price of the equipment would be \$9,974.

Motion to approve the grant and purchase.

Motion made by Chairman Turk, Seconded by Commissioner Ausburn.

Voting Yea: Chairman Turk, Vice Chairman Maxwell, Commissioner Ausburn, Commissioner Gardiner, Commissioner Garrison

Vote: 5:0

All yea votes and the motion passed.

Warranty

Chief Nichols also wanted to let the Commissioners know that four ambulance chassis came in and they would be delivered to North Carolina for the boxes. He stated that Ford had agreement to an extended warranty for an additional \$5,000 per unit. All the Commissioners agreed that was needed. Ch. Turk stated he could approve the purchase of the additional warranty since each unit would come in at different time.

8. BOARDS & AUTHORITIES:

a. Development Authority: 4-year term

Motion to appoint Larry Sparks to a 4-year term to expire 2/28/2028.

Motion made by Chairman Turk, Seconded by Commissioner Ausburn.

Voting Yea: Chairman Turk, Vice Chairman Maxwell, Commissioner Ausburn, Commissioner Gardiner, Commissioner Garrison

Vote: 5:0

All yea votes and the motion passed.

b. Development Authority: 4-year term

Motion to appoint Huy Nguyen to a 4-year term to expire 2/28/2024.

Motion made by Commissioner Garrison, Seconded by Commissioner Gardiner.

Voting Yea: Chairman Turk, Vice Chairman Maxwell, Commissioner Ausburn, Commissioner Gardiner, Commissioner Garrison

Vote: 5:0

All yea votes and the motion passed.

c. Development Authority: 4-year term

Motion to appoint Jonathan Bennett for a 4-year term to expire 2/28/2024.

Motion made by Vice Chairman Maxwell, Seconded by Chairman Turk.

Voting Yea: Chairman Turk, Vice Chairman Maxwell, Commissioner Ausburn, Commissioner Gardiner, Commissioner Garrison

Vote: 5:0

All yea votes and the motion passed.

d. Development Authority: 4-year term

Motion to appoint Steven Cain for a 4-year term to expire 2/28/2024.

Motion made by Commissioner Garrison, Seconded by Vice Chairman Maxwell.

Voting Yea: Chairman Turk, Vice Chairman Maxwell, Commissioner Ausburn, Commissioner Gardiner, Commissioner Garrison

Vote: 5:0

All yea votes and the motion passed.

9. CONTRACTS AND AGREEMENTS:

a. Illumination Agreement-Apple Pie Ridge Water Tower - Georgia Power

b. Illumination Agreement-Rock Springs Rd Water Tower - Georgia Power

c. Illumination Agreement-Waterplant - Georgia Power

Ch. Turk stated GA Power would be changing the outdoor lighting to LED and there would be no additional charge.

Motion to approve the illumination agreements for 9a., 9b., and 9c.

Motion made by Chairman Turk, Seconded by Commissioner Ausburn.

Voting Yea: Chairman Turk, Vice Chairman Maxwell, Commissioner Ausburn, Commissioner Gardiner, Commissioner Garrison

Vote: 5:0

All yea votes and the motion passed.

(Copy of Surplus list filed in Attachment to Minute Book 11-1)

Propane Contract

Ch. Turk stated the County had been having problems with AmeriGas which was the current propane provider. Ch. Turk stated they had let multiple locations run out of propane and wouldn't even service some of our tanks.

Vice Ch. Maxwell stated he thought we had already changed.

Ch. Turk stated it had to be done with an official vote.

Comm. Garrison asked Chief Nichols what company helped them out when they ran out of propane?

Chief Nichols stated Blossman Propane and he continued to state that Blossman Propane was the previous provider and serviced the tanks well.

Motion to use Blossman Propane until May 2024.

Motion made by Chairman Turk, Seconded by Commissioner Ausburn.

Voting Yea: Chairman Turk, Vice Chairman Maxwell, Commissioner Ausburn, Commissioner Gardiner, Commissioner Garrison

Vote: 5:0

All yea votes and the motion passed.

10. ADJOURNMENT

Motion to adjourn the meeting at 7:30 p.m.

Motion made by Commissioner Garrison, Seconded by Commissioner Gardiner.

Voting Yea: Chairman Turk, Vice Chairman Maxwell, Commissioner Ausburn, Commissioner Gardiner, Commissioner Garrison

Vote: 5:0

All yea votes and the motion passed.

Chairman

Assistant County Clerk