



(TENTATIVE) BOARD OF COMMISSIONERS REGULAR MEETING AGENDA
Effingham County
Georgia
Board of Commissioners

March 05, 2024 – 5:00 PM

Effingham County Administrative Complex
Meeting Chambers

804 South Laurel Street, Springfield GA 31329

The Georgia Conflict of Interest in Zoning Action Statute (O.C.G.A. §§ 36-67A-1 et seq.) requires disclosure of certain campaign contributions made by applicants for rezoning actions and by opponents of rezoning application. A rezoning applicant or opponent of a rezoning application must disclose contributions or gifts which in aggregate total \$250.00 or more if made within the last two years to a current member of Effingham County Planning Board, Board of Commissioners, or other Effingham County official who will consider the application. The campaign contribution disclosure requirement applies to an opponent of a rezoning application who publishes his or her opposition by appearance before the Planning Board or Board of Commissioners or by any other oral or written communication to a member or members of the Planning Board or Board of Commissioners. Disclosure must be reported to the Board of Commissioners by applicants within ten (10) days after the rezoning application is filed and by opponents at least five (5) days prior to the first hearing by the Planning Board. Any person knowing failing to comply with these requirements shall be guilty of a misdemeanor.

“Individuals with disabilities who require special needs to observe and/or participate in this meeting, or who have questions regarding the accessibility of the meeting or the facilities should contact the County Clerk at 912-754-2123 promptly to afford the County time to create reasonable accommodations for those persons.”

****PLEASE TURN OFF YOUR CELL PHONE**

Agenda

Watch us live on our YouTube page:

<https://www.youtube.com/channel/UC9wRzS6f2pHHZG3IgRk3OUQ>

- I. Call to Order**
- II. Roll Call**
- III. Invocation**
- IV. Pledge to the American Flag**
- V. Agenda Approval** - Consideration of a resolution to approve the agenda.
- VI. Minutes** - Consideration to approve the February 20, 2024 work session and regular session minutes
- VII. Public Comments** - Comments shall pertain to the agenda items only. Should you wish to make remarks, clearly state your full name into the microphone before commencing to speak.
- VIII. Correspondence** - Documents from this meeting are located in the Clerk's Office and on the Board of Commissioner's website.
- IX. Consent Agenda** - This section shall include all routine items for which there will be no discussion. Should a need arise for a debate, the item can be moved to the appropriate area of the agenda.
 - 1. [2024-086 Agreement]**

Consideration to approve to renew the Mutual Aid Agreement with the American Society for the Prevention of Cruelty to Animals

2. **[2024-087 Grant Application]**
 Consideration to approve submittal of a Grant Application to Firehouse Subs Public Safety Foundation
 3. **[2024-088 Funding]**
 Consideration to approve to ratify and affirm a Supplemental Funding Request from Atlas Technical Consultants
- X. Unfinished Business** - Contains items held from a previous agenda.
1. **[2023-606 Second Reading]**
 Consideration to approve the Second Reading to amend **Part II - Official Code, Chapter 42; Section 42-7 - Firearms** of the Effingham County Code of Ordinances (*1st reading approved 02/06/2023*)
- XI. New Business**
1. **[2024-089 Resolution]** *Stephanie Johnson*
 Consideration to approve Resolution# 024-012 in celebration of Allen Burns' years of service with the Georgia Coastal Regional Commission
 2. **[2024-090 Ordinance]** *Samantha Eason*
 Consideration to approve the First Reading of an Ordinance to amend **Part II - Official Code, Chapter 70 - Taxation, Article II - Business Licenses and Occupation Tax** of the Effingham County Code of Ordinances
 3. **[2024-091 Ordinance]** *Samantha Eason*
 Consideration to approve the First Reading of an Ordinance to amend **Part II - Official Code, Appendix C - Zoning Ordinance, Article IX. - Amendments to Map or Text, Section 9.2.3 - Sketch Plan** of the Effingham County Code of Ordinances
 4. **[2024-092 Ordinance]** *Steve Candler*
 Consideration to approve the First Reading of an Ordinance to amend **Part II - Official Code, Appendix C - Article V - Table of Permitted Uses** of the Effingham County Code of Ordinances
 5. **[2024-093 Ordinance]** *Steve Candler*
 Consideration to approve the First Reading of an Ordinance to amend **Chapter 62** of the Effingham County Code of Ordinances
 6. **[2024-094 Proposal]** *Alison Bruton*
 Consideration to approve a Proposal from Pond & Company for the Blue Jay Road Corridor Study and Concept Design
 7. **[2024-095 Proposal]** *Alison Bruton*
 Consideration to approve a Proposal of additional services request from Alliance Consulting Engineers for the Courthouse Road Realignment Design Project

8. **[2024-096 Change Order]** *Alison Bruton*
 Consideration to approve Change Order 3 for McWright LLC for Contract 23-ITB-031 related to the renovation/expansion of the EMS headquarters and construction/renovation of the Prison Maintenance building
 9. **[2024-097 Proposal]**
 Consideration to approve a Proposal from Inspire Placemaking Collective, Inc. for a Corridor Design Standard
 10. **[2024-098 Change Order]** *Alison Bruton*
 Consideration to approve a Change Order #1 for Platinum Paving and Concrete LLC for the FY23/24 LMIG Construction Project
 11. **[2024-099 Contract]** *Alison Bruton*
 Consideration to approve Contract 23-ITB-040 with McWright LLC for the construction of the Administrative Building Expansion/Renovation
 12. **[2024-100 Proposal]** *Alison Bruton*
 Consideration to approve a Proposal from Raftelis for a Rate and Financial Planning Study
 13. **[2024-101 Resolution]** *Mark Barnes*
 Consideration to approve Resolution# 024-013 to amend the Fiscal Year 2024 Budget
 14. **[2024-102 Agreement]** *Tim Callanan*
 Consideration to approve an Intergovernmental Agreement between the Cities of Guyton, Rincon and Springfield regarding TSPLOST Bonds collection, distribution, and management.
 15. **[2024-103 Annexation]** *Stephanie Johnson*
 Consideration to acknowledge a Petition of Annexation as submitted by the City of Springfield for properties consisting of approximately 65.70 acres located at Webb and McCall Roads **Map# 389 Parcel# 23** and **Map# 390 Parcel# 18B, 20**
 16. **[2024-104 Form]** *Stephanie Johnson*
 Consideration to approve to identify a Voting Delegate for consideration of the three (3) remaining seats for Statewide Georgia Opioid Settlement Advisory Commission (GOSAC) Members and Regional Advisory Council (RAC)members
 17. **[2024-105 Resolution]** *Steve Candler*
 Consideration to approve Resolution# 024-014 adopting the Fiscal Year 2023 Capital Improvement Element (CIE) annual update
- XII. **Reports from Commissioners & Administrative Staff**
 - XIII. **Executive Session** - Discussion of Personnel, Property and Pending Litigation
 - XIV. **Executive Session Minutes** - Consideration to approve the February 20, 2024 executive session minutes
 - XV. **Planning Board - 6:00 pm**

1. **[2024-106 Public Hearing]** *Chelsie Fernald*
The Planning Board recommends **approving** an application by **Theodore Carellas** as agent for **Effingham County Industrial Development Authority** to **rezone** 3.97 acres located on **Interstate 16** from **AR-1 to I-1** to allow for the integration into an industrial park. **Map# 331 Parcel# 5A, 4, 3, 13A & 14A** in the **First District**
2. **[2024-107 Second Reading]**
Consideration to approve the Second Reading of an application by **Theodore Carellas** as agent for **Effingham County Industrial Development Authority** to **rezone** 3.97 acres located on **Interstate 16** from **AR-1 to I-1** to allow for the integration into an industrial park. **Map# 331 Parcel# 5A, 4, 3, 13A & 14A** in the **First District**
3. **[2024-108 Public Hearing]** *Chelsie Fernald*
The Planning Board recommends **approving** an application by **Robert McCorkle, III** as agent for **Mark G. and Mary D. and Et al** to **rezone** 40 of 280.5 acres located on **Old River Road** from **AR-1 to I-1** to allow for warehousing and logistics. **Map# 304 Parcel# 10** in the **First District**
4. **[2024-109 Second Reading]**
Consideration to approve the Second Reading of an application by **Robert McCorkle, III** as agent for **Mark G. and Mary D. Cooper and Et al** to **rezone** 40 of 280.5 acres located on **Old River Road** from **AR-1 to I-1** to allow for warehousing and logistics. **Map# 304 Parcel# 10** in the **First District**
5. **[2024-110 Public Hearing]** *Chelsie Fernald*
The Planning Board recommend **approving** an application by **Rebecca Tucker** as agent for **Farris Floyd** to **rezone** 2 of 7 acres located on **Low Ground Road** from **AR-1 to AR-2** to allow for a new home site. **Map# 350 Parcel# 3C** in the **First District**
6. **[2024-111 Second Reading]**
Consideration to approve the Second Reading of an application by **Rebecca Tucker** as agent for **Farris Floyd** to **rezone** 2 of 7 acres located on **Low Ground Road** from **AR-1 to AR-2** to allow for a new home site. **Map# 350 Parcel# 3C** in the **First District**
7. **[2024-112 Public Hearing]** *Chelsie Fernald*
The Planning Board recommends **approving** an application by **James Dasher** as agent for **Lain Nolan Earl Jr.** to **rezone** 185 acres located at **311 Earl Lain Road** from **AR-1 to R-5** to allow for a residential development. **Map# 435 Parcel# 19** in the **Second District**
8. **[2024-113 Second Reading]**
Consideration to approve a Second Reading of an application by **James Dasher** as agent for **Lain Nolan Earl Jr.** to **rezone** 185 acres located at **311 Earl Lain Road** from **AR-1 to R-5** to allow for a residential development. **Map# 435 Parcel# 19** in the **Second District**
9. **[2024-114 Public Hearing]** *Chelsie Fernald*
The Planning Board recommends **approving** an application by **Kevin Forbes** as agent for **T&T Exley Properties/ Thomas and Hutton Engineering Co.** to **rezone** 1051

acres located on **Highway 21** from **PD to PD** to allow for the amendment of a Planned Development. **Map# 446D Parcel# 6, 9, & 11** in the **Second District**

10. **[2024-115 Second Reading]**

Consideration to approve the Second Reading of an application by **Kevin Forbes** as agent for **T&T Exley Properties/ Thomas and Hutton Engineering Co.** to **rezone** 1051 acres located on **Highway 21** from **PD to PD** to allow for the amendment of a Planned Development. **Map# 446D Parcel# 6, 9, & 11** in the **Second District**

11. **[2024-116 Public Hearing]** *Chelsie Fernald*

The Planning Board recommend **approving** an application by **William Schaffner** to **rezone** 2 of 8.16 acres located at **165 Briarwood Court** from **AR-1 to AR-2** to allow for a subdivision to create new home sites. **Map# 398C Parcel# 11** in the **Second District**

12. **[2024-117 Second Reading]**

Consideration to approve the Second Reading of an application by **William Schaffner** to **rezone** 2 of 8.16 acres located at **165 Briarwood Court** from **AR-1 to AR-2** to allow for a subdivision to create new home sites. **Map# 398C Parcel# 11** in the **Second District**

13. **[2024-118 Public Hearing]** *Chelsie Fernald*

The Planning Board recommend **approving** an application by **Penny West** to **rezone** 5 acres located at **3768 Old Dixie Highway South** from **AR-1 to AR-2** to allow for new home sites. **Map# 339 Parcel# 6** in the **Third District**

14. **[2024-119 Second Reading]**

Consideration to approve the Second Reading of an application by **Penny West** to **rezone** 5 acres located at **3768 Old Dixie Highway South** from **AR-1 to AR-2** to allow for new home sites. **Map# 339 Parcel# 6** in the **Third District**

15. **[2024-120 Public Hearing]** *Chelsie Fernald*

The Planning Board recommend **approving** an application by **Samuel Bradford** to **rezone** 5 acres located at **800 Savannah Town Road** from **AR-1 to AR-2** to allow for new home sites. **Map# 246 Parcel# 11A** in the **Third District**

16. **[2024-121 Second Reading]**

Consideration to approve a Second Reading of an application by **Samuel Bradford** to **rezone** 5 acres located at **800 Savannah Town Road** from **AR-1 to AR-2** to allow for new home sites. **Map# 246 Parcel# 11A** in the **Third District**

XVI. Adjournment