



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

**June 20, 2023 – 5:00 PM**

Effingham County Administrative Complex  
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**

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## **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 June 6, 2023 regular meeting 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. [2023-313 Agreement]**

Consideration to renew the Intergovernmental Agreement between the Effingham County School District, Effingham County BOC and the Effingham County Sheriff's Office for FY24

2. **[2023-314 Agreement]**  
Consideration to approve to renew the Fire Services Agreement with The City of Springfield for a one year period
  3. **[2023-315 Agreement]**  
Consideration to approve to renew Fire Protection Services Agreement with the City of Guyton
  4. **[2023-316 Letter]**  
Consideration to approve a Lease Termination Letter to the City of Guyton for the use of the Guyton Fire Building
  5. **[2023-317 Agreement]**  
Consideration to approve to renew the agreement with Tarheel Medical Billing dba Colleton Software, Inc for EMS Billing Services
  6. **[2023-318 Agreement]**  
Consideration to approve to renew the Agreement with the City of Port Wentworth for the use of an inmate work detail
  7. **[2023-319 Task Order]**  
Consideration to approve to renew the Task Order with Thomas & Hutton for Professional Consulting Services for Program Management
  8. **[2023-320 Job Description]**  
Consideration to approve and publish a Job Description for a Field Training Officer for Emergency Medical Services
  9. **[2023-321 Appointment]**  
Consideration to approve to appointment Rebecca Boston to the Coastal Regional Commission Council
  10. **[2023-322 Appointment]**  
Consideration to reappoint Bruce Peth to the Department of Family and Children Services (DFCS) Board
  11. **[2023-323 Appointment]**  
Consideration to approve to reappoint Gussie Nease to the Department of Public Health - Board of Health Board
- X. Unfinished Business** - Contains items held from a previous agenda.
1. **[2023-300 Second Reading]**  
Consideration to approve a Second Reading of an application by **Randy Hadden, Jeremy Nease, & Chuck Hildebrant** to rezone 102.67 acres located on US Highway 80 from **AR-1 & B-3** to **I-1**, to allow for warehouse development **Map# 354 Parcel# 21,21B,21C** in the First District (*this item was postponed 06/06/2023*)
  2. **[2023-312 Sketch Plan]** *Chelsie Fernald*  
The Planning Board recommends approving an application by **Randy Hadden, Jeremy Nease, & Chuck Hilderbrant** for approval of a **Sketch Plan** located on US Highway 80

for "HWY 80 Warehouse," zoned AR-1 & B-3, proposed zoning I-1 Map # 354 Parcels # 21, 21B, & 21C, in the First District (*this item was postponed 06/06/2023*)

3. **[2023-308 Second Reading]**

Consideration to approve the Second Reading of an application by **Jay Maupin** as Agent for **Oleg Mitnik** for a conditional use located on Highway 21 South to allow for an automotive export yard in I-1 zoning **Map # 465 Parcel # 1A** in the Fifth District (*this item was postponed 06/06/2023*)

4. **[2023-310 Second Reading]**

Consideration to approve the Second Reading of an application by **Jay Maupin** as Agent for **Oleg Mitnik** for a variance from Section 3.4 to reduce or eliminate required buffers between I-1 and B-3 zoned parcels **Map # 465 Parcel # 1A** in the Fifth District (*item postponed 06/06/2023*)

5. **[2023-314 Sketch Plan]** *Chelsie Fernald*

The Planning Board recommends approving an application by **Jay Maupin** as Agent for **Oleg Mitnik** for approval of a **Sketch Plan** located on Highway 21 South for "Dickey Tract," zoned I-1, **Map # 465 Parcel #1A** in the Fifth District (*this item was postponed 06/06/2023*)

**XI. New Business**

1. **[2023-324 Ordinance]**

Consideration to approve the First Reading to amend Article VIII, Chapter 30 - *Timber Ordinance* of the Code of Ordinances of Effingham County and Resolution# 023-009, to amend and restate the timber operations ordinance for effective date and for other purposes

2. **[2023-325 Ordinance]**

Consideration to approve the First Reading to amend **Part II, Appendix C, Article II - Definitions, Article IX - Amendments to Map or Text** and **Article XI - Zoning Appeals** of the Effingham County Code of Ordinances

3. **[2023-326 Resolution]** *Mark Barnes*

Consideration to approve Resolution# 023-010 to amend the Schedule of Fees

4. **[2023-327 Resolution]** *Mark Barnes*

Consideration to approve Resolution# 023-011 to set the 2023 sanitation fees

5. **[2023-328 Resolution]** *Mark Barnes*

Consideration to approve Resolution# 023-012 to set the 2023 fire fees

6. **[2023-329 Contract]** *Alison Bruton*

Consideration to approve to award Contract 23-ITB-031 for the EMS and Prison Maintenance Building Construction Project to McWright LLC

7. **[2023-330 Purchase Order]** *Alison Bruton*

Consideration to approve a Purchase Order with Custom Truck and Body Works, Inc. for the purchase of a Type III Ambulance

8. **[2023-331 Agreement]** *Alison Bruton*  
Consideration to approve Amendment 2 for the Agreement with The City of Pooler for the use of an inmate work detail
  9. **2023-332 Agreement]** *Alison Bruton*  
Consideration to approve Amendment 2 to the Agreement with The City of Guyton for the use of an inmate work detail
  10. **[2023-333 Agreement]** *Alison Bruton*  
Consideration to approve Amendment 2 for the agreement with The City of Rincon for the use of an inmate work detail
  11. **[2023-334 Agreement]** *Alison Bruton*  
Consideration to approve Amendment 2 to the Agreement with The City of Springfield for the use of an inmate work detail
  12. **[2023-335 Agreement]** *Alison Bruton*  
Consideration to approve Amendment 1 to the Old Augusta Road Water and Sewer Development Agreement between Effingham County and Cowan Investments, LLC
  13. **[2023-336 Annexation]** *Stephanie Johnson*  
Consideration to approve an Annexation Request from the City of Rincon for a property located along Old Augusta Road South, consisting of 5.08 acres Map# 475 Parcel# 57A
- XII. Reports from Commissioners & Administrative Staff**
- XIII. Executive Session** - Discussion of Personnel, Property and Pending Litigation
- XIV. Executive Session Minutes** - Consideration to approve the June 6, 2023 executive session minutes
- XV. Adjournment**