



**PAULDING COUNTY BOARD OF COMMISSIONERS
WORK SESSION MINUTES
May 09, 2023**

**Watson Government Complex
Second Floor – Board of Commissioners Meeting Room**

CALL TO ORDER: David L. Carmichael, Chairman

**INVOCATION
& PLEDGE:** Pastor Johnny McBurrows with Shiloh Missionary Baptist Church

PRESENT: David L. Carmichael, Chairman; Keith Dunn, Post 1; Sandy Kaecher, Post II; Virginia Galloway, Post III; Brian Stover, Post IV; Jayson Phillips, County Attorney; Frank Baker, County Manager; Rebecca Merideth, County Clerk.

MINUTES:

1. *The April 25, 2023 Work Session Minutes and the April 25, 2023 Board Meeting Minutes were available for review.*

ANNOUNCEMENTS:

Team Paulding: Employee of the Month, Melissa Jones with Magistrate Court aired for the Commissioners and public.

INVITED GUESTS: None

BID AWARDS:

2. ***Award purchase of a F-450 with Service Body to Hardy Ford in the amount of \$63,127.00:***
Discussed action to award the purchase of a F-450 with Service Body to Hardy Ford in the amount of \$63,127.00. Tabitha Pollard, Finance Director stated this vehicle was originally requested in 2022. Hardy Ford had inventory issues, until recently, and the vehicles are coming in at a higher price. The price of the truck is \$50,000.00 and the service bed is \$13,000.00. She further stated this vehicle will be used by Fleet Maintenance and is being purchased off the State Contract.
3. ***Award purchase of a F-250 to Hardy Ford in the amount of \$52,003.00:***
Discussed action to award the purchase of a F-250 to Hardy Ford in the amount of \$52,003.00. Tabitha Pollard, Finance Director stated this vehicle was originally requested by Storm Water in 2022 and is coming in at a higher price. She further stated this is a standard vehicle.
4. ***Taylor Farm Building Improvement and Renovation Project to Osprey Management through a Cooperative Agreement with Sourcewell in the amount of \$618,007.60.***
Discussed action to award the Taylor Farm Building Improvement and Renovation Project to Osprey Management through a Cooperative Agreement with Sourcewell in the amount of \$618,007.60. The project is located in Post 3 and will be funded by SPLOST and general funds: Michael Justus, Parks and Recreation Director stated this Cooperative Agreement is a National Agreement that Municipalities can join. He stated the prices have already been vetted and agreed to, as well as the Contractors have been approved. This Agreement will help expedite the renovations on the Administration Building and the Gymnasium.

REPORTS FROM COMMITTEES & DEPARTMENTS:

James Stokes, Chief Appraiser with the Board of Tax Assessors, provided a presentation for the Commissioners and the public regarding the 2023 Digest Update and Annual Notice of Assessment.

Chairman Carmichael asked if the Citizens are notified of the \$400.00 Tax Credit from the Governor by an insert.

Mr. Stokes stated that is correct, there will be an insert with information explaining the Governor's Tax Credit.

Chairman Carmichael commented the Annual Notice of Assessment is an estimate, and not a bill.

Mr. Stokes agreed with Chairman Carmichael, that the Assessments are just an estimate and not the Tax bill.

Commissioner Galloway asked if the Mortgage Companies receive the Notice of Assessments.

Mr. Stokes stated the County does not know which Mortgage Company is attached to each property. The Mortgage Companies will buy data files from the Tax Assessors Office and the Tax Commissioners Office and get the estimates from the files.

Commissioner Galloway asked where the Information Videos are located.

Mr. Stokes stated they are located on the County Website and on all of the County Social Media Sites.

PUBLIC PARTICIPATION ON AGENDA ITEMS: None

CONSENT AGENDA: The Chairman read the following consent agenda items:

5. *Adopt the job classification for an Assistant Director of Community Development.*
6. *Authorize the Chairman to enter into a Development Agreement with Tamarack Land – Serenity at Seven Hills, LLC, for the Serenity Subdivision. This project is located in Post 4.*
7. *Authorize the County Manager to approve payment in the amount of \$10,000.00 to the City of Dallas to establish sanitary sewer service for existing airport facilities.*
8. *Declare the attached listed item as surplus, and approve their disposal through auction or trade. (Attachment “A”)*

OLD BUSINESS: None

NEW BUSINESS:

9. *Change Order #3 for Magnum Construction in the amount of \$12,180.00 for sewer force main repair and additional grassing as part of the Mulberry Rock Park Phase 2 Construction Contract:*

Discussed action to approve Change Order #3 for Magnum Construction in the amount of \$12,180.00 for sewer force main repair and additional grassing as part of the Mulberry Rock Park Phase 2 Construction Contract. Michael Justus, Parks and Recreation Director stated the Mulberry Rock Park Phase II Construction Contract is close to being completed. He stated we had to find additional dirt for the project and had an emergency repair on a sewer force main.

Chairman Carmichael asked if we have experience with Magnum Construction.

Mr. Justus stated we do have experience with Magnum. They worked on the Basketball Courts and Pavilion Replacement at Taylor Farm Park.

Commissioner Kaecher thanked Commissioner Stover, Commissioner Dunn and Michael Justus for their work on this project.

CONCLUSION OF REGULAR BUSINESS

PUBLIC PARTICIPATION ON NON-AGENDA ITEMS: None

Chairman Carmichael asked the Commissioners if they had any announcements or comments.

Commissioner Stover thanked Pastor Johnny McBurrows for coming today.

Commissioner Galloway announced the local Farmer’s Markets have opened. She asked the Citizens to support their local farmers.

EXECUTIVE SESSION: Brian Stover made a motion to go into Executive Session for the purpose of Pending and Potential Litigation, seconded by Keith Dunn. Voting Yea: Chairman Carmichael, Post I Keith Dunn, Post II Sandy Kaecher, Post III Virginia Galloway, Post IV Brian Stover.

The Board Returned to Open Session

Chairman Carmichael asked Jayson Phillips to report on the item discussed in Executive Session.

Jayson Phillips, County Attorney, stated various pieces of litigation were discussed in Executive Session. There was a general consensus to reach an Agreement with all of the parties involved. Mr. Phillips read the following statement to be added to the Board Meeting Agenda.

NEW BUSINESS ITEM:

Approval of the Mutual Release and Compromise Agreement (or in a form substantially similar thereto) between Paulding County, Georgia; the Paulding County Airport Authority; Silver Comet Terminal Partners, LLC; and Silver Comet Partners wherein each party will release all existing and future claims between the parties stemming from the airport Lease Option Letter Agreement dated as of October 24, 2012 between the Authority and Silver Comet Partners, (ii) the Commercial Lease and Airport Use Agreement dated as of November 28, 2012 between the Airport Authority, Silver Comet Partners, and the Paulding County Industrial Building Authority, and (iii) the Bond Agreement dated as of October 2013 between the Airport Authority and Silver Comet Terminal Partners.

Virginia Galloway made a motion to add the item as read to the Board Meeting Agenda, seconded by Sandy Kaecher. Voting Yea: Chairman Carmichael, Post I Keith Dunn, Post II Sandy Kaecher, Post III Virginia Galloway, Post IV Brian Stover.

ADJOURNMENT: Sandy Kaecher made a motion to adjourn, seconded by Brian Stover. Voting Yea: Chairman Carmichael, Post I Keith Dunn, Post II Sandy Kaecher, Post III Virginia Galloway, Post IV Brian Stover.