



**PAULDING COUNTY BOARD OF COMMISSIONERS
BOARD MEETING MINUTES
December 14, 2021**

Watson Government Complex
Second Floor – Board of Commissioners Meeting Room

CALL TO ORDER: David L. Carmichael, Chairman

INVOCATION: Chuck Hart, Post III Commissioner

PRESENT: David L. Carmichael, Chairman; Keith Dunn, Post I; Sandy Kaecher, Post II; Chuck Hart, Post III; Brian Stover, Post IV; Jayson Phillips, County Attorney; Frank Baker, County Administrator; Rebecca Merideth, County Clerk

MINUTES:

- 1. The November 9, 2021 Work Session Minutes and the November 9, 2021 Board Meeting Minutes were available for review:*
Sandy Kaecher made a motion to adopt the November 9, 2021 Work Session Minutes and the November 9, 2021 Board Meeting Minutes were available for review. Seconded by Brian Stover. Voting Yea: Chairman Carmichael, Post I Keith Dunn, Post II Sandy Kaecher, Post III Chuck Hart, Post IV Brian Stover.

ANNOUNCEMENTS: None

INVITED GUESTS: None

BID AWARDS:

- 2. Contract with Pond & Company in the amount of \$249,958.49, for a scoping study on SR 6, between Buchanan Highway and the Cobb County Line, to develop project concept(s) that can be programmed to improve mobility, safety, and access to all modes of transportation on the corridor. Funds will be allocated through SPLOST and Federal Funds:*
Chuck Hart made a motion to authorize the Chairman to enter into a Contract with Pond & Company in the amount of \$249,958.49, for a scoping study on SR 6, between Buchanan Highway and the Cobb County Line, to develop project concept(s) that can be programmed to improve mobility, safety, and access to all modes of transportation on the corridor. Funds will be allocated through SPLOST and Federal Funds. Seconded by Chairman Carmichael. Voting Yea: Chairman Carmichael, Post I Keith Dunn, Post II Sandy Kaecher, Post III Chuck Hart, Post IV Brian Stover. (On file in the Finance Department)
- 3. Software purchase in the amount of \$739,275.51 to the lowest bidder, Crayon. Funding will be allocated through general funds by equal payments over a three-year period:*
Sandy Kaecher made a motion to approve software purchase in the amount of \$739,275.51 to the lowest bidder, Crayon. Funding will be allocated through general funds by equal payments over a three-year period. Seconded by Chuck Hart. Voting Yea: Chairman Carmichael, Post I Keith Dunn, Post II Sandy Kaecher, Post III Chuck Hart, Post IV Brian Stover. (On file in the Finance Department)
- 4. Millwork package for State Courtroom #1 to M & N Millwork in the amount of \$70,000.00. Funding will be allocated through general funds:*
Brian Stover made a motion to approve the millwork package for State Courtroom #1 to M & N Millwork in the amount of \$70,000.00. Funding will be allocated through general funds. Seconded by Keith Dunn. Voting Yea: Chairman Carmichael, Post I Keith Dunn, Post II Sandy Kaecher, Post III Chuck Hart, Post IV Brian Stover. (On file in the Finance Department)
- 5. Purchase of a Single Axle Dump Truck from Peach State Truck Centers in the amount of, \$108,344.00 for the Department of Transportation:*
Brian Stover made a motion to approve the purchase of a Single Axle Dump Truck from Peach State Truck Centers in the amount of, \$108,344.00 for the Department of Transportation.

Seconded by Chairman Carmichael. Voting Yea: Chairman Carmichael, Post I Keith Dunn, Post II Sandy Kaecher, Post III Chuck Hart, Post IV Brian Stover. (On file in the Finance Department)

6. *Purchase of a Pipe Jetter from the lowest bidder, P & H Supply, Inc. in the amount of \$70,000.00 for the Department of Transportation:*

Sandy Kaecher made a motion to approve the purchase of a Pipe Jetter from the lowest bidder, P & H Supply, Inc. in the amount of \$70,000.00 for the Department of Transportation. Seconded by Chuck Hart. Voting Yea: Chairman Carmichael, Post I Keith Dunn, Post II Sandy Kaecher, Post III Chuck Hart, Post IV Brian Stover. (On file in the Finance Department)

7. *Purchase of an excavator from Yancey Brothers in the amount of \$348,000.00 for the Department of Transportation:*

Chairman Carmichael made a motion to approve the purchase of an excavator from Yancey Brothers in the amount of \$348,000.00 for the Department of Transportation. Seconded by Sandy Kaecher. Voting Yea: Chairman Carmichael, Post I Keith Dunn, Post II Sandy Kaecher, Post III Chuck Hart, Post IV Brian Stover. (On file in the Finance Department)

8. *Purchase of a F-550 to the lowest bidder, Hardy Family Ford in the amount of \$51,055.00 for the Storm Water Department:*

Keith Dunn made a motion to approve the purchase of an F-550 to the lowest bidder, Hardy Family Ford in the amount of \$51,055.00 for the Storm Water Department. Seconded by Brian Stover. Voting Yea: Chairman Carmichael, Post I Keith Dunn, Post II Sandy Kaecher, Post III Chuck Hart, Post IV Brian Stover. (On file in the Finance Department)

9. *Renovations of the Burnt Hickory Playground to include the design, equipment and installation of 100% ADA accessible playground to the lower bidder Bliss Products and Services, in the amount of \$374,287.15. Funds will be allocated through SPLOST.*

Brian Stover made a motion to approve the renovations of the Burnt Hickory Playground to include he design, equipment and installation of 100% ADA accessible playground to the lower bidder Bliss Products and Services, in the amount of \$374,287.15. Funds will be allocated through SPLOST. Seconded by Chuck Hart. Voting Yea: Chairman Carmichael, Post I Keith Dunn, Post II Sandy Kaecher, Post III Chuck Hart, Post IV Brian Stover. (On file in the Parks & Recreation Department)

Commissioner Kaecher stated that this is a great way to spend SPLOST Funds

10. *Purchase of a metal storage building to Carolina Carports in the amount of \$52,257.20 for the Department of Transportation:*

Keith Dunn made a motion to authorize the Chairman to approve the purchase of a metal storage building to Carolina Carports in the amount of \$52,257.20 for the Department of Transportation. Seconded by Sandy Kaecher. Voting Yea: Chairman Carmichael, Post I Keith Dunn, Post II Sandy Kaecher, Post III Chuck Hart, Post IV Brian Stover. (On file in the Finance Department)

REPORTS FROM COMMITTEES & DEPARTMENTS: None

PUBLIC PARTICIPATION ON AGENDA ITEMS: None

CONSENT AGENDA: Brian Stover made a motion to approve the following consent agenda items:

11. *Approve the rate increase allowed by the Haul and Disposal Contract with BFI Transfer Systems of Georgia / Republic Services of Georgia with a 4.54% increase effective December 1, 2021.* (On file in the County Clerk's Office)

12. *Adopt updated policy for Drug and Alcohol Testing Policy (Zero Tolerance).* (On file in the Human Resources Department)

13. *Adopt Government Buildings job classification for Plumber.*

14. *Adopt Sheriff's Office job classification for Senior Detention and Senior Deputy.*

Seconded by Keith Dunn. Voting Yea: Chairman Carmichael, Post I Keith Dunn, Post II Sandy Kaecher, Post III Chuck Hart, Post IV Brian Stover.

OLD BUSINESS: None

NEW BUSINESS:

15. Resolution 21-38 requesting the Board of Commissioners of Paulding County, Georgia approve the issuance of revenue anticipation certificates by the Paulding County Hospital Authority:

Chuck Hart made a motion to adopt Resolution 21-38 requesting the Board of Commissioners of Paulding County, Georgia approve the issuance of revenue anticipation certificates by the Paulding County Hospital Authority. Seconded by Sandy Kaecher. Voting Yea: Chairman Carmichael, Post I Keith Dunn, Post II Sandy Kaecher, Post III Chuck Hart, Post IV Brian Stover. (See Attachment "A")

16. Resolution 21-39 requesting the Board of Commissioners of Paulding County, Georgia approve the issuance of revenue anticipation certificates by the Cobb County Kennestone Hospital Authority:

Chairman Carmichael made a motion to adopt Resolution 21-39 requesting the Board of Commissioners of Paulding County, Georgia approve the issuance of revenue anticipation certificates by the Cobb County Kennestone Hospital Authority. Seconded by Brian Stover. Voting Yea: Chairman Carmichael, Post I Keith Dunn, Post II Sandy Kaecher, Post III Chuck Hart, Post IV Brian Stover. (See Attachment "B")

17. Ordinance 21-09 amending Chapter 6 of the official Paulding County Code to provide for the issuance of Wine Manufacturing Licenses and to update the Brewery Production quantity limits consistent with State Law:

Brian Stover made a motion to adopt Ordinance 21-09 amending Chapter 6 of the official Paulding County Code to provide for the issuance of Wine Manufacturing Licenses and to update the Brewery Production quantity limits consistent with State Law. Seconded by Sandy Kaecher. Voting Yea: Chairman Carmichael, Post I Keith Dunn, Post II Sandy Kaecher, Post III Chuck Hart, Post IV Brian Stover. (See Attachment "C")

18. Project funding allotment increase in the amount of \$425,000.00, for the completion of 2021 Asphalt Contract I. Funding for this work will be allocated from SPLOST:

Sandy Kaecher made a motion to approve a project funding allotment increase in the amount of \$425,000.00, for the completion of 2021 Asphalt Contract I. Funding for this work will be allocated from SPLOST. Seconded by Chuck Hart. Voting Yea: Chairman Carmichael, Post I Keith Dunn, Post II Sandy Kaecher, Post III Chuck Hart, Post IV Brian Stover. (On file in the Transportation Department)

Chairman Carmichael thanked George Jones and his department for seeking perfection in our road system.

19. Execute the application for the GDOT FY2022 Local Maintenance and Improvement Grant (LMIG) in the amount of \$1,953,689.57 and the required 30% match funds of \$586,106.87. Match funding will be allocated through general funds:

Brian Stover made a motion to authorize the Chairman to approve and execute the application for the GDOT FY2022 Local Maintenance and Improvement Grant (LMIG) in the amount of \$1,953,689.57 and the required 30% match funds of \$586,106.87. Match funding will be allocated through general funds. Seconded by Sandy Kaecher. Voting Yea: Chairman Carmichael, Post I Keith Dunn, Post II Sandy Kaecher, Post III Chuck Hart, Post IV Brian Stover. (On file in the Transportation Department)

20. Resolution 21-36 authorizing the submission of Transportation Improvement Program Grant applications to the Atlanta Regional Commission for the following four proposed projects: Dallas Acworth Highway from SR 92 to Mt. Tabor Church Road; East Paulding Drive from SR 120 to west of Brooks Rackley Road; Cedarcrest Road from SR 92 to Seven Hills Blvd; SR 120 (Charles Hardy Pkwy) from the Cobb County line to SR 6/US 278:

Keith Dunn made a motion to adopt Resolution 21-36 authorizing the submission of Transportation Improvement Program Grant applications to the Atlanta Regional Commission for the following four proposed projects: Dallas Acworth Highway from SR 92 to Mt. Tabor Church Road; East Paulding Drive from SR 120 to west of Brooks Rackley Road; Cedarcrest Road from SR 92 to Seven Hills Blvd; SR 120 (Charles Hardy Pkwy) from the Cobb County line to SR 6/US 278. Seconded by Sandy Kaecher. Voting Yea: Chairman Carmichael, Post I Keith Dunn, Post II Sandy Kaecher, Post III Chuck Hart, Post IV Brian Stover. (See Attachment "D")

21. Plan Amendment for the Neighborhood Stabilization Program 3 (NSP3) to include eligible users of demolition and rehabilitation:

Brian Stover made a motion to approve the action Plan Amendment for the Neighborhood Stabilization Program 3 (NSP3) to include eligible users of demolition and rehabilitation. Seconded by Keith Dunn. Voting Yea: Chairman Carmichael, Post I Keith Dunn, Post II Sandy Kaecher, Post III Chuck Hart, Post IV Brian Stover. (On file in the Finance Department)

22. Resolution 21-37 authorizing the Chairman to sign the Georgia Environmental Finance Authority loan document providing funding to extend sanitary sewer lines and related appurtenances:

Chuck Hart made a motion to adopt Resolution 21-37 authorizing the Chairman to sign the Georgia Environmental Finance Authority loan document providing funding to extend sanitary sewer lines and related appurtenances. Seconded by Sandy Kaecher. Voting Yea: Chairman Carmichael, Post I Keith Dunn, Post II Sandy Kaecher, Post III Chuck Hart, Post IV Brian Stover. (See Attachment "E")

23. Resolution 21-40 imposing a Moratorium on acceptance of residential Subdivision Rezoning Request:

Brian Stover made a motion to adopt Resolution 21-40 imposing a Moratorium on acceptance of residential Subdivision Rezoning Request. Seconded by Sandy Kaecher. Voting Yea: Chairman Carmichael, Post I Keith Dunn, Post II Sandy Kaecher, Post III Chuck Hart, Post IV Brian Stover. (See Attachment "F")

24. Resolution 21-41 authorizing annual water and sewer rate increases through 2026:

Chuck Hart made a motion to adopt Resolution 21-41 authorizing annual water and sewer rate increases through 2026. Seconded by Brian Stover. Voting Yea: Chairman Carmichael, Post I Keith Dunn, Post II Sandy Kaecher, Post III Chuck Hart, Post IV Brian Stover. (See Attachment "G")

25. Sanitary sewer service to be provided by the City of Dallas to Parcel #149.4.1.011.0000 within the Paulding Sewer Service Area until such time that County Gravity sewer service is available to the property:

Sandy Kaecher made a motion to approve the sanitary sewer service to be provided by the City of Dallas to Parcel #149.4.1.011.0000 within the Paulding Sewer Service Area until such time that County Gravity sewer service is available to the property. Seconded by Keith Dunn. Voting Yea: Chairman Carmichael, Post I Keith Dunn, Post II Sandy Kaecher, Post III Chuck Hart, Post IV Brian Stover. (On file in the Water System Department)

26. Resolution 21-42 confirming Executive Session for the purposes of Real Estate:

Chairman Carmichael made a motion to adopt Resolution 21-42 confirming Executive Session for the purposes of Real Estate. Seconded by Sandy Kaecher. Voting Yea: Chairman Carmichael, Post I Keith Dunn, Post II Sandy Kaecher, Post III Chuck Hart, Post IV Brian Stover (See Attachment "H")

ITEMS FROM THE NOVEMBER 30, 2021 PLANNING AND ZONING COMMISSION MEETING

27. 2021-30-Z: Sandy Kaecher made a motion to approve application by JOHN & TARINA-MARIE JADRICH, requesting to rezone 5.9 acres from R-2 (Suburban Residential) District to A-1 (Agricultural) District to utilize property for a small hobby farm and other agricultural purposes. Property is located in Land Lot 622; District 1; Section 3; at 738 Jack Meadows Road. POST 2.

RECOMMENDATION FROM THE PLANNING COMMISSION: APPROVAL (4-0-1).

1. Owner/Applicant agrees to no canine training, boarding, and/or breeding facilities.

Seconded by Chuck Hart. Voting Yea: Chairman Carmichael, Post I Keith Dunn, Post II Sandy Kaecher, Post III Chuck Hart, Post IV Brian Stover.

28. 2021-31-Z: Keith Dunn made a motion to approve application by LENNAR GEORGIA, INC (C/O JEFF ANTHONY), requesting to rezone 17.02 acres from B-2 (Highway Business) District to R-55 (Active Adult Residential) District to facilitate the development of

a new 45-lot detached single-family active adult subdivision. Property is located in Land Lot 333; District 2; Section 3, on the south side of Macland Road, north side of Atcheson Road (aka Wheelan School Road) and east of Bobo Road. POST 1.

RECOMMENDATION FROM THE PLANNING COMMISSION: APPROVAL (4-0-1).

1. Owner/Developer agrees to enter into a development agreement with PCDOT for off-site roadway improvements making a voluntary contribution of \$1,000/lot which equates to \$45,000.00 for 45 proposed lots to participate in the improvements of the Bobo, Macland intersection improvement.
2. Owner/Developer agrees to provide 120 foot of R.O.W., 60 feet from each side of centerline of Macland Road.
3. Owner/Developer shall provide 10' of additional permanent easement along Macland Road.
4. Owner/Developer agrees to provide 120 foot of R.O.W., 60 feet from each side of centerline of Bobo Road.
5. Owner/Developer shall provide 10' of additional permanent easement along Bobo Road.
6. Owner/Developer agrees to donate sufficient right of way along property frontage to accommodate a 60' right of way along Atcheson Road (aka Wheelan School Road) (30' from centerline).
7. Owner/Developer agrees access to the development shall be determined during the plan review process.
8. Owner/Developer shall be responsible for incorporating horizontal traffic calming practices within the development, if required by PCDOT. All practices shall be approved by the Paulding County Department of Transportation and designed in accordance with the Institute of Transportation Engineers (ITE) Manual for Traffic Calming.
9. Owner/Developer acknowledges Paulding County Water System does not guarantee water service above an elevation of 1130 MSL.
10. Owner/Developer acknowledges this development is in the mandatory Coppermine Sewer Service Basin.
11. Owner/Developer acknowledges sewer availability is not expressly implied as a result of zoning.
12. Owner/Developer agrees the development will be limited to the proposed maximum 45 lot detached single family active adult subdivision.

Seconded by Sandy Kaecher. Voting Yea: Chairman Carmichael, Post I Keith Dunn, Post II Sandy Kaecher, Post III Chuck Hart, Post IV Brian Stover.

CONCLUSION OF REGULAR BUSINESS

PUBLIC PARTICIPATION ON NON-AGENDA ITEMS: None

EXECUTIVE SESSION: None

Chairman Carmichael asked the Commissioners if they had any announcements or comments
Commissioner Stover reminded everyone of the drop-off locations for donations to be taken to Kentucky to be given to the disaster victims.

Chairman Carmichael thanked the County for coming together to help the victims in Kentucky.

Commissioner Hart recommended the Legacy Park Lights Ride Through at Legacy Church.

Commissioner Dunn wished everyone a Merry Christmas.

Commissioner Kaecher wished everyone a Merry Christmas.

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


Rebecca Merideth, County Clerk


David L. Carmichael, Chairman