

Houston County Commissioners Meeting
March 5, 2019
Perry, Georgia

The Houston County Board of Commissioners met in regular session at 9:00 a.m. on Tuesday March 5, 2019 at the Houston County Courthouse in Perry, Georgia with Chairman Stalnaker presiding and Commissioners McMichael, Walker and Robinson present. Also present were County Attorney Tom Hall, Director of Administration Barry Holland, Director of Purchasing Mark Baker, Director of Personnel Ken Carter, Director of Operations Robbie Dunbar, Chief Building Inspector Tim Andrews, Assistant Fire Chief Chris Stoner, Civil Engineer Blake Studstill, Public Works Office Manager Malisa Prue, Flint Energies VP of Cooperative Communications Marian McLemore, Advanced Disposal Systems Manager Jeanne Moyer, Advanced Disposal Systems Operations Manager Josh Raugh, Jim Taylor, and Walton and Becky Wood.

Chairman Stalnaker announced that Mr. Thomson was absent from the meeting due to a personal illness.

Commissioner Walker gave the invocation.

SMSgt. Aquincy Roberts, US Air Force led the audience in the Pledge of Allegiance and then detailed his nearly seventeen-year military career. Born in Guyana, South America he came to the U.S. in 2001 living in Queens, NY. He eventually ended up working retail jobs in Stone Mountain, GA when he decided he wanted to add value to his life and joined the Air Force in May of 2002. He has spent nine years of his career at postings in Europe including at RAF Mildenhall, England and Ramstein, Germany where he met his wife. He currently serves at Robins AFB with the 409th Supply Chain Management Squadron. He has been deployed several times including his first in 2006 during Operation Enduring Iraqi Freedom, twice in Kurdistan and once in Qatar. His wife, who has served for 19 years in the Air Force, accompanied him to the meeting.

Motion by Mr. McMichael and second by Mr. Walker to approve the minutes from the meeting of February 19, 2019. Upon voting Mr. McMichael, Mr. Walker and Ms. Robinson voted yes. Motion carried.

County Attorney Tom Hall made a blanket statement for the benefit of all applicants for Special Exceptions for home occupations that even if the Board of Commissioners approves an application, neighborhood covenants may still impose certain restrictions upon or against home occupation businesses. These restrictive covenants are superior to any action taken by the Board of Commissioners. The actions taken by the Board will not change any provision within the covenant that prohibits any commercial or business activity.

Chief Building Inspector Tim Andrews presented Special Exception Applications #2229, #2230 and #2232 thru #2237.

Chairman Stalnaker closed the regular meeting and opened a public hearing.

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Applicant #2229 was present. There was no opposition.

Applicant #2230 was present. There was no opposition.

Applicant #2232 was present. There was no opposition.

Applicant #2233 was present. There was no opposition.

Applicant #2234 was present. There was no opposition.

Applicant #2235 was present. There was no opposition.

Applicant #2236 was present. There was no opposition.

Applicant #2237 was present. There was no opposition.

As there were no comments Chairman Stalnaker closed the public hearing and reopened the regular meeting.

Motion by Mr. Walker and second by Ms. Robinson to approve the following applications to include any and all stipulations as noted on the Zoning & Appeals recommendations and Section 95 Requirements staff report. Upon voting Mr. Walker, Ms. Robinson and Mr. McMichael voted yes. Motion carried.

Application #2229	Christopher Woodard	Clothing (on-line)
Application #2230	Angel & Hilda Rodriquez	Electrical Contractor
Application #2232	Kevin Corn	Junk Removal Service
Application #2233	Kristle Chester	Writing
Application #2234	Deborah Lynn	House Cleaning
Application #2235	Nicholas Maddox	Catering
Application #2236	Chasity Watson & Skyler Cochran	Clothing & Accessories (on-line)
Application #2237	Chasity Watson & Skyler Cochran	Children's Party Entertainment

Mr. Andrews gave each applicant approved for a home occupation instruction on the next step of the process which is obtaining their occupational business license from the Commissioner's office.

Chief Building Inspector Tim Andrews presented Rezoning Application #2225 and explained that the applicant wants to expand their current plastic extrusion business and would leave a buffer between this property and the golf course. The applicant also spoke to the home owner's association and they appear to have no issues with the proposed expansion.

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Chairman Stalnaker closed the regular meeting and opened a public hearing.

Applicant #2225 was present. There was no opposition.

As there were no comments Chairman Stalnaker closed the public hearing and reopened the regular meeting.

Motion by Mr. Walker and second by Mr. McMichael to approve Rezoning Application #2225 submitted by Wilco Group, LLC. With the condition that no commercial traffic be accessible from Old Hawkinsville Road. Upon voting Mr. Walker, Mr. McMichael and Ms. Robinson voted yes. Motion carried.

Chief Building Inspector Tim Andrews presented Rezoning Application #2231 and explained that the application intends to build duplexes and triplexes on the property and that the City of Warner Robins has committed to providing a sewer hook-up after annexation occurs.

Chairman Stalnaker closed the regular meeting and opened a public hearing.

Applicant #2231 was present. There was no opposition.

As there were no comments Chairman Stalnaker closed the public hearing and reopened the regular meeting.

Motion by Mr. Walker and second by Mr. McMichael to approve Re-Zoning Application #2231 submitted by Mason Financial Services, LLC. Upon voting Mr. Walker, Mr. McMichael and Ms. Robinson voted yes. Motion carried.

Ms. Robinson presented a request for Lt. Mikki Quinones to fill the unexpired term of Ms. Anese Ochs on the DFCS board. Ms. Ochs has resigned her position after nearly twenty years due to family circumstances.

Motion by Ms. Robinson and second by Mr. Walker to approve the appointment of Mikki Quinones to the DFCS board effective March 5, 2019 filling the unexpired term of Anese Ochs through June 30, 2019. Upon voting Ms. Robinson, Mr. Walker and Mr. McMichael voted yes. Motion carried.

Chairman Stalnaker thanked Ms. Ochs for her long service on the board and commented that Lt. Quinones would be a great addition.

Ms. Robinson presented two Memorandums of Understanding between the County and the Georgia Emergency Management and Homeland Security Agency (GEMA/HS) concerning the new e-grant system, Georgia EMGrantsPro, that will manage all current and future grants to the County.

Motion by Ms. Robinson and second by Mr. McMichael to authorize Chairman Stalnaker signing Memorandums of Understanding with the Georgia Emergency Management and Homeland Security Agency (GEMA/HS) concerning the management of all current and future grants held by the Houston County Emergency Management Agency and the Houston County Sheriff's Department. Upon voting Ms. Robinson, Mr. McMichael and Mr. Walker voted yes. Motion carried.

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Ms. Robinson presented an agreement with the Perry Area Convention and Visitors Bureau, the Golden Isles Parkway Association, the Perry Lions Club, and the City of Perry for the Peaches to Beaches Annual Yard Sale scheduled to be held March 8th and 9th with set up on March 7th.

Motion by Ms. Robinson and second by Mr. Walker to authorize Chairman Stalnaker signing the agreement between the County, the Perry Area Convention and Visitors Bureau, the Golden Isles Parkway Association, the Perry Lions Club and the City of Perry allowing the use of a portion of the grounds of the Houston County Government Building during the Peaches to Beaches Annual Yard Sale event held on March 7, 2019 through March 9, 2019. Upon voting Ms. Robinson, Mr. Walker and Mr. McMichael voted yes. Motion carried.

Chairman Stalnaker stressed the importance of maintaining public access to the Houston County Government Building during the event.

Mr. Dunbar assured the Chairman that the appropriate coordination had taken place between the County, the City of Perry and the event organizers.

Ms. Robinson presented a resolution for the filing of a condemnation by declaration of taking to acquire the necessary right-of-way for the paving of Newberry Road.

Motion by Ms. Robinson and second by Mr. McMichael to approve the signing of the resolution for the filing of a condemnation by declaration of taking to acquire the necessary right-of-way for the paving of Newberry Road. The properties to be acquired are described in the resolution. Upon voting Ms. Robinson, Mr. McMichael and Mr. Walker voted yes. Motion carried.

Ms. Robinson presented a request from the Tax Assessors office to enter into a professional services agreement with Schneider Geospatial to provide an Agland processing software module.

Motion by Ms. Robinson and second by Mr. Walker to authorize Chairman Stalnaker signing a professional services agreement with Schneider Geospatial to provide the Agland processing software module for use in the Tax Assessors Department at a cost of \$1,200 per year for three years beginning July 1, 2019 through June 30, 2022. Upon voting Ms. Robinson, Mr. Walker, and Mr. McMichael voted yes. Motion carried.

Mr. McMichael presented a request for approval of a bid for the Courthouse Server Room Upgrade project. Staff along with our consultant NBP Engineers recommends award to low bidder All-State Electrical.

Motion by Mr. McMichael and second by Mr. Walker to approve the award of the Courthouse Server Room Upgrade project to All-State Electrical of Macon in the amount of \$184,000. Funds for this project come from the 2018 SPLOST. Upon voting Mr. McMichael, Mr. Walker and Ms. Robinson voted yes. Motion carried.

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Motion by Mr. McMichael and second by Ms. Robinson to approve the payment of the bills totaling \$2,556,070.85. Upon voting Mr. McMichael, Ms. Robinson and Mr. Walker voted yes. Motion carried.

Chairman Stalnaker closed the regular meeting and opened the meeting for public comments.

Jim Taylor, 117 Echo Lane, Warner Robins commented that the City of Warner Robins uses a distinctly different sign when advertising home occupations versus rezoning signs and thought that if the County did the same that there may be less confusion when posted in neighborhoods. He also thought that the County might consider partnering with the utility companies to provide streetlights in the unincorporated areas of the County. Lastly, he commented that the 4th Annual Hayneville Jamfest benefit for the Museum of Aviation Foundation would be held on Saturday, April 27th at Kingsland Farm. Last year's event raised over \$64,000 for the museum and had 1,400 attendees. The hope is that the event will draw 2,000 attendees this year and raise over \$100,000.

Walton Wood, 426 Sandefur Road, Kathleen offered to draft a resolution or proclamation of appreciation to both Ben Jones of 13WMAZ and Jeff Cox of WGXA for their coverage of the weather during the recent storms.

Chairman Stalnaker said that they will consider the suggestion but thought that perhaps a letter of appreciation to each would suffice.

Marian McLemore, Flint Energies VP of Cooperative Communications, said that roughly 300 homes were without power for a brief time in Houston County but that 2,500 to 3,000 were without power throughout Flints' service area with Talbot County being the hardest hit.

Chairman Stalnaker thanked both Flint Energies and GA Power for their efforts.

There being no further comments Chairman closed the public comments part of the meeting and reopened the regular meeting.

Chairman Stalnaker opened the meeting for Commissioner comments.

Ms. Robinson remarked that she was thankful we were lucky for the most part during the recent weather conditions and remembered Chief Williams.

Mr. McMichael complimented everyone involved with the arrangements for Chief Williams funeral and remarked that we will all miss such a well-respected individual.

Mr. Walker remarked that Chief Williams will certainly be missed by all and thanked the entire Houston County team, to include employees and volunteers, who worked during the recent storms helping to keep the County safe.

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Chairman Stalnaker remarked that the General Assembly has been very active this session and that the County was keeping an eye several pieces of proposed legislation. He then recognized Jeanne Moyer of Advanced Disposal Systems who introduced their new operations manager Josh Raugh. She briefed the Board on Advanced Disposal's efforts to keep Houston the cleanest and best county that it can possibly be. The Chairman reminded everyone that a new level of service would be coming soon under the County's new contract with Advanced where the automated side loader trucks would be replaced by manned rear loader trucks. He then recognized Assistant Fire Chief Stoner and thanked him on behalf of the Commissioners for his and his staff's planning and preparation for Chief Williams funeral, procession and aid to his family. Chairman Stalnaker then recognized Public Works Office Manager Malisa Prue and Civil Engineer Blake Studstill who are participating in the 2019 Perry Leadership Class through the Perry Chamber of Commerce. Chairman Stalnaker then announced that there would be a public hearing held on April 2, 2019 at 1:00 p.m. at the Commissioners Boardroom in the courthouse to discuss the possible abandonment or closing of Henderson Springs Road. He explained that this was a hearing for discussion only and that no action would be taken on that day. Chairman Stalnaker then wished Director of Purchasing Mark Baker, Commissioner Robinson and Mr. Walton Wood a happy birthday (each this month). Lastly, Chairman Stalnaker asked Mr. Jim Taylor of Warner Robins Supply if sales of building materials were up or down in January as our SPLOST proceeds were down for that month.

Mr. Taylor responded that sales have been down since November mostly due to the weather.

Chairman Stalnaker closed the Commissioners Comments and reopened the regular meeting.

Motion to Adjourn by Mr. McMichael and second by Mr. Walker to adjourn the meeting. Upon voting Mr. McMichael, Mr. Walker and Ms. Robinson voted yes. Motion carried.

Barry Holland
Director of Administration

Chairman
Mr. Thomson does not sign as he
was not at the meeting. _____
Commissioner

Commissioner

Commissioner

Commissioner