

Baldwin County Commissioners  
Regular Meeting  
January 17, 2017  
6:00 p.m.

The Regular Meeting of the Baldwin County Commissioners was held Tuesday, January 17, 2017, at 6:00 p.m., Baldwin County Courthouse, Suite 319, 121 North Wilkinson Street, Milledgeville, Georgia with Chair Sammy Hall presiding.

Members Present: Emily C. Davis  
Tommy French  
Sammy Hall  
Henry Craig  
John Westmoreland

Also Present: David McRee  
Ralph McMullen  
Dawn Hudson  
Cindy Cunningham

Call to Order

Chair Sammy Hall called the Regular Meeting to order at 6:00 p.m.

Approval of Minutes

Vice Chair Emily C. Davis made a motion to approve the minutes of the December 6, 2016 Regular Meeting. Commissioner John Westmoreland seconded the motion and it passed unanimously.

Recognition of Public Works Employees

Chair Hall thanked Public Works employees for their assistance to the County in getting the Landfill closed. He stated these employees have gone above and beyond the call of duty by working extra hours at the Landfill to do required jobs for closure which saved the County money.

County Engineer Brian Wood presented a letter of commendation to Public Works employees. He recognized employees that were present and thanked them and all other Road Department employees for their efforts in helping to permanently close the Phase 3 - Union Hill Church Road Municipal Solid Waste Landfill. He stated the design-built project included Road Department employees doing the dirt infill before placement of closure turf and liner; and once complete, it was estimated that over 100,000 cubic yards of dirt (around 4,000 truck loads) had been placed and compacted on the steeply sloped landfill. In addition to moving all that dirt, the Baldwin County Road Dept also rebuilt the road around the landfill, repaired silt ponds, installed storm drain infrastructure and re-vegetated a majority of the site. These efforts, under the supervision of County Road Department Supervisors Willie Wilkerson and Keith Green, along with Oasis Consultants, saved County taxpayers an estimated \$1.3 to \$1.4 million. During this time, the Road Department was also able to keep up with work orders for maintenance and repair of County roads. On behalf of the County, he expressed appreciation to all Road Department employees for their efforts and hard work to make this project a success.

### Election of Chair and Vice Chair

Chair Sammy Hall opened the floor for nominations for Chair.

Commissioner Henry Craig nominated Sammy Hall and made a motion that Sammy Hall be elected to serve as Chair. Commissioner John Westmoreland seconded the motion.

There being no further nominations, the floor was closed.

Chair Hall called for a vote on the motion to elect Commissioner Sammy Hall to serve as Chair. The motion passed unanimously.

Chair Sammy Hall opened the floor for nominations for Vice Chair.

Commissioner Henry Craig nominated Tommy French and made a motion that Tommy French be elected to serve as Vice Chair. Commissioner John Westmoreland seconded the motion.

There being no further nominations, the floor was closed.

Chair Hall called for a vote on the motion to elect Commissioner Tommy French to serve as Vice Chair. The motion passed unanimously.

Commissioner John Westmoreland asked if a rotation method could be used in future years to have the Vice Chair automatically become Chair for the next year.

Commissioner Henry Craig made the recommendation that for future elections the Commissioner serving as Vice Chair would automatically become Chair for the upcoming year.

Commissioners requested that County Attorney McRee review Ordinances regarding this matter and present information to the Board at a future date.

Commissioner Emily C. Davis also requested that the County Attorney also provide information for past elections of Chair and Vice Chair.

### Update on Development Authority Activities

Milledgeville-Baldwin County Development Authority Executive Director Matt Poyner presented an update on Development Authority activities. He discussed the following: industry overviews, industry appreciation events, updates on the industrial park, spec building, solar farm, capital projects, Fall Line progress, Spartan industry, Smith / Sibley park, manufacturing council and the past year's audit.

### 2017 Tax Anticipation Note

Finance Director Dawn Hudson reported the County recently sent a request to receive interest rate quotes for a tax anticipation note for this fiscal year. She stated the notice was sent to banks that had previously shown interest in participating. She presented the following two (2) quotes: Century Bank & Trust for 1.69% and Exchange Bank for 1.73%.

Ms. Hudson stated the note will be for \$6,500,000 and will be drawn up to the amount of \$6,250,000 as needed throughout the year. If the remaining \$250,000 is needed, Administration will make a request to the Board before making the additional draw. She reported the notes will be dated and closed on January 20, 2017 and will mature on December 31, 2017.

Commissioner Henry Craig made a motion to approve the Tax Anticipation Note Resolution with Century Bank and for the Chair to execute the loan documents. Commissioner John Westmoreland seconded the motion and it passed unanimously.

A copy of the Resolution is herewith attached and made an official part of the minutes at pages \_\_\_\_\_ and \_\_\_\_\_.

### Contract for Solid Waste Collection and Disposal

County Manager Ralph McMullen discussed seven (7) recommendations for the Solid Waste Collection and Disposal Contract. The current contract with Advanced Waste has been reviewed by County Administrative staff, the County Attorney, Commissioners Westmoreland and French and also discussed with representatives from Advanced Waste.

Recommendations include:

- (1) Monthly Fee increase from \$13.50 to \$16.50. If 3% CPI is approved – County would need to increase rates a minimum of \$.50 per year
- (2) All households must participate in door-to-door pickup (No opt-out)
- (3) No exemption for second residence
- (4) No exemption for vacant house – if active water account
- (5) No landlord exemptions – if active water account
- (6) Discontinue all pickup at mobile home parks and apartment complexes. Land Use Code requires that owners of such properties are responsible for waste collection
- (7) Three (3) year contract rather than five (5) year contract

Mr. McMullen asked Commissioners to review these recommendations and contact him with comments. He stated the final contract with Advanced Waste will be presented to the Board at a future date.

Commissioner Emily C. Davis expressed her concern with the proposed increase in fees. Commissioner John Westmoreland questioned whether this fund operated at a loss. Finance Director Hudson stated a carryover amount would help cover the loss in this year; however, a price increase would be necessary to cover costs of a new contract. Commissioner French stated there are many unknown factors due to exemptions currently being allowed; and since this is an Enterprise Fund it must pay for itself without funds from the General Fund.

### Appointments to the Land Use Committee

Chair Sammy Hall presented the resumes of Mr. Avan Johnson and Ms. Sara Stone for the Board's consideration to serve on the Land Use Committee.

Commissioner Henry Craig made a motion to appoint Mr. Avan Johnson and Ms. Sara Stone to the Land Use Committee. Commissioner Emily C. Davis seconded the motion and it passed unanimously.

### Appointments to the Board of Assessors

Chair Hall stated letters were received from Chief Appraiser Dennis Lee requesting the reappointment of Mr. Harry Keim and Mr. Omer Reid to the Board of Assessors. Chair Hall presented the names of Mr. Harry Keim and Mr. Omer Reid for consideration for reappointment to the Board of Assessors.

Commissioner John Westmoreland made a motion to reappoint Mr. Harry Keim and Mr. Omer Reid to the Board of Assessors.

### Old Business

Commissioner Westmoreland asked for an update on Oconee Regional Medical Center. Chair Hall responded that Hospital Administration should be making an announcement soon regarding the hospital's future operations.

### New Business

There was no new business to come before the Board.

### County Manager's Report

County Manager Ralph McMullen presented an update on the Landfill Closure. Engineer Robbie Blanton of Oasis Consulting discussed the closure operation reporting on EPD requirements and the submission of documents for compliance.

Mr. Blanton stated he has submitted information on this project to the Georgia Chapter Public Works Association for an award. Further details will be provided at a later date.

### Public Comments on Non-Agenda Items

There were no public comments.

### Adjournment

Commissioner Henry Craig made a motion to adjourn the Regular Meeting at 6:55 p.m. Commissioner Emily C. Davis seconded the motion and it passed unanimously.

Respectfully submitted,

Sammy Hall  
Chair

Cynthia K. Cunningham  
County Clerk