

Baldwin County Commissioners  
Regular Meeting  
March 19, 2019  
6:00 p.m.

The Regular Meeting of the Baldwin County Commissioners was held Tuesday, March 19, 2019, at 6:00 p.m., Baldwin County Courthouse, Suite 319, 121 North Wilkinson Street, Milledgeville, Georgia with Chair John Westmoreland presiding.

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

Also Present: David McRee  
Carlos Tobar  
Dawn Hudson  
Cindy Cunningham

Call to Order

Chair John Westmoreland called the March 19, 2019 Regular Meeting to order at 6:00 p.m.

Approval of Minutes

Vice Chair Henry Craig made a motion to approve the minutes of the March 5, 2019 Regular Meeting as submitted. Commissioner Emily Davis seconded the motion and it passed unanimously.

Proclamation Recognizing Coach James Lunsford

A Proclamation was presented to Coach James Lunsford in recognition of his accomplishments in obtaining his 800<sup>th</sup> Career Win and for his outstanding leadership, commitment and service to the youth and all citizens of Baldwin County.

Report from GMC on Concept of Performing Arts Center

Mr. Jim Watkins, CFO of Georgia Military College, made a presentation on a potential new event center to be located on Greene Street. Mr. Watkins stated a search committee was formed to do due diligence on the need for such a venue as well as what would be needed to make it a first class event center.

Mr. Watkins reported representatives from GMC have talked to other entities including the Chamber of Commerce, Main Street, the City of Milledgeville, and GMC Board of Trustees about the proposed event center. He stated no funding will be requested from the County; the center will be funded totally through GMC, donations and potential grants. He asked for feedback from the County and a letter of support to the Board of Trustees for the project to move forward. If approved, construction is estimated to be completed before the 2021 school year.

Vice Chair Henry Craig made a motion to provide the GMC Board of Trustees with a letter of support, with no financial commitment, for a performing arts center. Commissioner Sammy Hall seconded the motion and it passed unanimously.

### Amendment to Defined Benefit Plan

County Manager Carlos Tobar presented a Resolution to amend the Defined Benefit Plan, with the consent of the Association County Commissioners of Georgia, to provide clarification of language for Class 2 employees to allow for unreduced early retirement pension based upon specific requirements including date of hire, age and years of vesting service.

Mr. Tobar also presented to the Board the Plan Amendment #1 which outlines specific plan amendments.

Commissioner Sammy Hall made a motion to approve the Resolution and Plan Amendment # 1 to the Defined Benefit Plan for Baldwin County Employees as presented. Vice Chair Henry Craig seconded the motion and it passed unanimously.

A copy of the Resolution and Plan Amendment # 1 is herewith attached and made an official part of the minutes at pages \_\_\_\_\_ and \_\_\_\_\_.

### Bids for Wet Apron Project

Assistant County Manager Dawn Hudson presented an update on the Airport West Apron construction project. She stated the project was originally bid out at the beginning of this year; however, all bids received were significantly higher than the consultant / engineer estimate. The project was rebid allowing contractors to have a Base Bid and Alternative Bid to potentially reduce the cost of the project.

Ms. Hudson stated three (3) bids were received: GP Enterprises, Peed Brothers and Piedmont Mining with the apparent low bid from Piedmont Mining in the amount of \$751,070.29. She reported the consultant is currently reviewing bid documents and preparing a Letter of Recommendation.

Ms. Hudson explained that the total cost of the project would be \$805,070.00 which includes reimbursement from previous Consultant Task Orders, Consultant Construction Administration and Project Construction. The contribution breakdown is as follows: federal funding of \$555,521.40, state funding of \$170,380.30 and local funding of \$79,168.30 which will be funded through the Special Purpose Local Option Sales Tax.

Ms. Hudson reported that due to the timeline of the project the Board is being asked to award to the low bidder, Piedmont Mining, in the amount of \$751,070.29, contingent upon receipt of the Consultant's Letter of Recommendation and GDOT's Notice to Proceed. She also asked for the Board to authorize the Chair to execute all associated documents / contracts upon receipt of the GDOT Notice to Proceed.

Commissioner Sammy Hall made a motion to award to the low bidder, Piedmont Mining in the amount of \$751,070.29, contingent upon receipt of the Consultant's Letter of Recommendation and GDOT's Notice to Proceed and to authorize the Chair to execute associated documents. Vice Chair Henry Craig seconded the motion and it passed unanimously.

### Resolution for Support for the Expansion of Rural Broadband

Chair John Westmoreland presented a Resolution of Support for the expansion of rural broadband through the East Georgia Broadband Initiative. He stated he and Vice Chair Craig attended a meeting on the expansion of broadband in the region; however, Baldwin County is supporting the Central State Hospital Local Redevelopment Authority

in providing broadband here. Chair Westmoreland stated the Resolution is for support of the initiative to apply for funding, and there will be no financial commitment from Baldwin County for the East Georgia Broadband Initiative.

Commissioner Tommy French made a motion to adopt the Resolution of Support for the Expansion of Rural Broadband through the East Georgia Broadband Initiative as presented. Vice Chair Henry Craig 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 \_\_\_\_\_.

#### Application for Alcoholic Beverage License

County Manager Carlos Tobar presented an application for an Alcoholic Beverage License for retail package beer / wine for R & M Mart, 2610 Irwinton Road. He stated all legal requirements have been met for the application process.

Commissioner Emily C. Davis made a motion to approve the application for Alcoholic Beverage License for R & M Mart as presented. Vice Chair Henry Craig seconded the motion and it passed unanimously.

#### Old Business

Commissioner Sammy Hall asked for clarification of the Moratorium adopted at the last meeting. He questioned the part the Moratorium which states “placement of mobile homes in established neighborhoods, excepting established Manufactured Home Parks, unless it is a replacement home due to an Act of God”. Commissioner Hall felt that replacement of a mobile home that is of equal or higher value should be allowed if a person chooses to upgrade his property.

Commissioner Sammy Hall made a motion to amend the Moratorium dated March 5, 2019 to allow the replacement of a mobile home that is of equal or higher value. Commissioner Tommy French seconded the motion and it passed unanimously.

#### New Business

Commissioner Tommy French announced a food basket giveaway at the Collins P. Lee Center.

#### County Manager's Report

County Manager Carlos Tobar presented an update on County activities to include: State of the County Address at Eggs & Issues; letter of support for Georgia's Old Capital Museum as was provided by the County last year; agreement with Dr. Campbell for after hour emergency veterinarian services.

#### Public Comment Period

The following citizens addressed the Board: John Downey – moratorium of placement of mobile homes and permit denial by Code Enforcement Officer; Clarence Hall – fair play at the recreation department; Diane Lucette – safety concerns in public works department; Sandra Mallory – safety of employees and safe work environment in public works department; Pam Peacock – registration of animals through animal control department; and Judy Veal – registration of animals.

### Executive Session

Commissioner Sammy Hall made a motion to adjourn into Executive Session at 7:00 p.m. for discussion on potential litigation and property acquisition. Vice Chair Henry Craig seconded the motion and it passed unanimously.

### Regular Meeting

Vice Chair Henry Craig made a motion to reopen the Regular Meeting at 7:40 p.m. Commissioner Emily C. Davis seconded the motion and it passed unanimously.

### Adjournment

Commissioner Sammy Hall made a motion to adjourn the meeting at 7:40 p.m. Commissioner Tommy French seconded the motion and it passed unanimously.

Respectfully submitted,

John H. Westmoreland  
Chair

Cynthia K. Cunningham  
County Clerk