

Bryan County Board of Commissioners – Pre-Agenda Meeting – November 5, 2024

The pre-agenda meeting of the Bryan County Board of Commissioners was held on Tuesday, November 5, 2024, at 3:30 p.m. in Pembroke, in the Commission Meeting Room. The following members were present in person: Chairman Carter Infinger, Commissioner Gene Wallace, Commissioner Noah Covington, and Commissioner Patrick Kisgen and Commissioner Wade Price. Commissioner Dallas Daniel was present virtually. Commissioner-Elects Jeff Nielsen and Alex Floyd were present for the meeting. Also present: County Administrator Ben Taylor, Assistant County Administrator Kathryn Downs, County Clerk Lori Tyson and County Attorney Aaron Kappler. The following staff were also present: Audra Miller, Kirk Croasmun, Sara Farr-Newman, Amanda Clement, Charlene Bunch, Laura Vickers, Brett Kohler, Riley Johnson, Nick Beard, Matt Montanye, Taylor Morrison, Gage Hawkins and Eric G. Van Otteren. Several staff members from Thomas and Hutton were also present.

Chairman Carter Infinger called the meeting to Order at 3:32 p.m.

The following **Non-Agenda Items** were presented:

1. Budget Presentation – **Ben Taylor and Laura Vickers**
2. (3) Library Board Appointments

The following **Consent Agenda Items** were presented:

1. Buckhead Lake Developers, LLC - ROW Dedication for Wexford Phase 2B – **Kirk Croasmun**
2. Pulte Home, LLC – Utilities Easement for Osprey Pointe Phase 1B – **Kirk Croasmun**

Brett Kohler, Sara Farr-Newman and Amanda Clement presented the Community Development Public Hearing items to the Commissioners:

1. James Moore – Second Reading of an Ordinance to Amend the Zoning Map for ±1 acre – Parcel 009-015
2. Awning Partners, LLC - Second Reading of an Ordinance to Amend the Zoning Map for ± 10.66 acres – Parcels 034-018 and 034-019
3. SCWC Enterprises Inc., DBA Phillips Paving, Clay Moore – Amendment to Conditional Use Permit Conditions – storage of materials - for ± 1.63 acres – Parcel 037-035-01

Sara Farr-Newman, Brett Kohler and Amanda Clement presented the following Community Development Non-Public Hearing item to the Commissioners:

1. Second Reading of an Ordinance to adopt Chapter 7 “Broadband Ready Community”
2. VG’s Collision – First Reading of an Ordinance to Amend the Zoning Map for ±3.22 acres – Parcel 025-001-01
3. First Reading of an Ordinance to amend the Bryan County Sign Ordinance

Ben Taylor met with the Commissioners on the following proposed Agenda Items:

1. Water and Sewer Service Agreement – Pulte Home Company, LLC – **Audra Miller**
2. Appointment to Planning and Zoning Commission/Board of Adjustment – Floyd – **Audra Miller**
3. Appointment to Planning and Zoning Commission/Board of Adjustment – Pacenka – **Audra Miller**

**Commission would like to pull this item until a future meeting, closer to Mr. Pacenka's term ends.*

4. Belfast Keller Road School Accesses Project CO #3 - Contract Time Extension – **Kirk Croasmun and Trent Thompson**
5. Bryan Fisherman's Co-Op CO #xx Contract Additions and Time Extension – **Trent Thompson**
6. Acceptance of Homeland Security Grant to Refurbish BEMA's Mobile Command Vehicle – **Ben Taylor**
7. Consideration of Resolution to Approve IGA between Bryan County and the City of Richmond Hill - Belfast Keller Road Improvements – **Aaron Kappler**
8. Belfast Keller Road Improvement Contract Award – **Kirk Croasmun**

**Chairman Infinger left the meeting at 4:42 p.m.*

At 4:43 p.m. a motion was made by Patrick Kisgen and seconded by Noah Covington to go into Executive Session for the purposes of real estate and litigation. Vote 4:0, Motion carried unanimously.

The following County Attorney agenda items were covered in executive session:

1. Consideration of a Resolution to Authorize Acquisition of Fee Simple Right-of-Way and Easement Interests from Tax Parcel 0251-020 (Parcel 5 of the Bryan County Wilma Edwards Road/Church of God Road/HWY 280 Roundabout Project), Owner: TRAVIS B. MOORE and DIANE H. MOORE
2. Consideration of a Resolution to Authorize Acquisition of Fee Simple Right-of-Way and Easement Interests from Tax Parcel 0251-019 (Parcel 9 of the Bryan County Wilma Edwards Road/Church of God Road/HWY 280 Roundabout Project), Owner: TRAVIS B. MOORE and DIANE H. MOORE
3. Consideration of a Resolution to Authorize Acquisition of Fee Simple Right-of-Way Interests from Tax Parcels 0251-017 & 0251-017-01 (Parcel 4 of the Bryan County Wilma Edwards Road/Church of God Road/HWY 280 Roundabout Project), Owner: BRYLAN HOLDINGS, INC. [TENTATIVE]
4. Consideration of a Resolution to Condemn a property interest in Tax Parcel 023-005, Bryan County, Georgia (Parcel 3D of the Bryan County HWY 80 Regional Force Main Improvements Project; Owner: CLARA BEARDEN and RICHARD E. OLLIFF); to authorize the Chairman to execute documents in furtherance of the same; to authorize the County Attorney to proceed with proceedings in furtherance of the same; estimated just and adequate compensation: \$70,700.00 [TENTATIVE]
5. Consideration of a Resolution to Authorize Acquisition of Fee Simple Right-of-Way and Easement Interests from Tax Parcel 0631-095 (Parcel 5 of the Bryan County S.R. 144/Oak Level Road Compact Roundabout Project), Owner: GEORGIA FORESTRY COMMISSION, GEORGIA DEPARTMENT OF NATURAL RESOURCES, and THE STATE OF GEORGIA
6. Consideration of a Resolution to Condemn a property interest in Tax Parcel 0631-095, Bryan County, Georgia (Parcel 5 of the Bryan County S.R. 144/Oak Level Compact Roundabout Project; Owner: INTERNATIONAL PAPER COMPANY, a Tennessee corporation); to authorize the Chairman to execute documents in furtherance of the same; to authorize the County Attorney to proceed with proceedings in furtherance of the same; estimated just and adequate compensation: TBD
7. Consideration of a Resolution to Authorize Acquisition of Fee Simple Right-of-Way and Easement Interests from Tax Parcel 054-055 (Parcel 1 of the Bryan County Brisbon

Road/Harris Trail Roundabout Project), Owner: DEACONS OF ZION BAPTIST CHURCH
[TENTATIVE]

At 5:45 p.m. the Board returned to the open meeting.

A motion was made by Gene Wallace and seconded by Patrick to adjourn. Motion carried unanimously.

The meeting was adjourned at 5:46 p.m.