

**WORKSHOP SESSION
TIFT COUNTY BOARD OF COMMISSIONERS
TUESDAY, MAY 4, 2021**

The scheduled Workshop Session of the Tift County Board of Commissioners was called to order by Chairman Tony McBrayer on Tuesday, May 4, 2021 at 6:00 pm in the Commissioner's Meeting Room of the Charles Kent Administration Building. Members of the Commission present in addition to Chairman McBrayer were Commissioners Paul Webb, Donnie Hester, Fred "Buck" Rigdon, Stan Stalnaker and Melissa Hughes. Commissioner Greg Wood was present via teleconference.

Commissioner Melissa Hughes led in prayer.

PUBLIC COMMENTS:

Tasha Thomas, 1009 Washington Street, wanted to make the Board aware of someone living in a RV parked on Washington Street. She also asked that the Board look at two (2) houses at the intersection of Washington Street and James Avenue. She stated that these houses were in disrepair.

Glenn Miles, 1001 Washington Street, also spoke regarding the RV parked on Washington Street.

APPOINTMENTS:

There were none to report.

PUBLIC HEARINGS:

- A. **TC-ZA-21-03** – Petition is being made by Randy Barnes, owner, for rezoning of .29 acres of property located at 48 Pecan Street – Tax Map 0061, Parcel 103. The current zoning is R-8 (Medium to High Density Residential) and the requested zoning is R-8M (Medium to High Density Residential) which would allow for an HUD approved manufactured house.

County Manager Jim Carter stated that the Planning Commission recommends approval of the application. However, staff's recommendation is denial because this rezoning would cause spot zoning. Mr. Carter stated that the only difference between these two (2) zoning classifications is the allowance of manufactured homes. He stated that staff felt the best approach would be to table the consideration of this application and let staff look at the possibility of doing a rezoning of a certain portion of this area since there are already manufactured homes located there.

County Attorney Anthony Rowell explained staff's recommendation to the applicant.

Randy Barnes, 2907 ½ Emerson O'Bynes, stated that he couldn't afford to build a house so he would like to place a manufactured home on the property for this daughter and grandchildren.

ITEMS TO BE DISCUSSED AT REGULAR SESSION, MAY 10, 2021 MEETING:

- A. **Approval of Error & Releases, Nulla Bonas and Write Offs from the Tax Commissioner:** County Attorney Anthony Rowell stated that these are accounts that are no longer active with outstanding balances for past years. Mr. Rowell to have the Tax Commissioner provide some additional information. The Board indicated its desire to place this item on the Regular Agenda.

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- B. **Purchase of Two (2) Trucks for Recreation Department:** County Manager Jim Carter stated that the fleet at the Recreation Department needs to replace two (2) of its trucks. Cost for both trucks is \$43,850 and would be purchased from Griffin Ford. The Board indicated its desire to place this item on the Consent Agenda.
- C. **Purchase of Two (2) SmithCo Sand Star 1 Field Drags for Recreation Department:** Recreation Director Jeff Howard stated that the equipment they currently use is old and smokes so bad you can't see the field. Quotes were received and the low quote was Tri-State Pump & Control, Inc. for a total of \$34,821. The Board indicated its desire to place this item on the Consent Agenda.
- D. **Lease for Use of Recycling Center:** County Manager Jim Carter stated that City Manager Pete Pyrzenski has asked that the County approve this lease allowing Ryland Waste Management to utilize a building co-owned by the City of Tifton and Tift County. If approved, Ryland will pay the joint solid waste enterprise fund \$850 per month. According to Mr. Pyrzenski, Ryland will utilize the property to park their trucks and store containers. He further states that Ryland may, in the future, use the facility to process cardboard from commercial businesses. The Board indicated its desire to place this item on the Regular Agenda.
- E. **New Roof on Medical Clinic:** County Manager Jim Carter stated that the Southwell Medical Community Health Center located at 2735 Central Avenue South was built in 1998. This Center provides affordable treatment of chronic, non-acute health problems for adults and serves as an access point for preventative and wellness programs. The roof hasn't been replaced since being built. The roof is currently a shingle type roof and the County is proposing to replace it with a metal roofing system. An estimate was received from Campbell Construction & Roofing for \$27,673.70. The Georgia Department of Community Affairs has approved the use of Revolving Loan Fund monies for this project. The Board indicated its desire to place this item on the Consent Agenda.
- F. **Replace Flooring at DEFACS Building:** County Manager Jim Carter stated that the building at 410 2nd Street West houses DEFACS. The flooring has never been replaced and is in such disrepair that it is becoming a hazard. All flooring will be removed and replaced with VCT. An estimate was received from The Floor Shoppe for \$69,471.25. The Georgia Department of Community Affairs has approved the use of Revolving Loan Fund monies for this project. The Board indicated its desire to place this item on the Consent Agenda.
- G. **Amendment to Ordinance No. 2021-01, Commemorative/Honorary Road Naming:** County Manager Jim Carter stated that a copy of the amendment has been distributed to the Board. He asked that the Board members review the amendment and let him know if there were any questions. The Board indicated its desire to place this item on the Regular Agenda.

COUNTY MANAGER'S COMMENTS:

County Manager Jim Carter stated the County picnic was a success. He also stated that he and the County Attorney are working with the Solicitor's Office and State Court regarding code enforcement.

COUNTY ATTORNEY'S COMMENTS:

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County Attorney Anthony Rowell stated that there will be additional documents on the Regular Agenda that will need consideration for the refunding of the Hospital's revenue certificates.

COMMISSIONERS' COMMENTS:

Commissioner Paul Webb stated that 13,067 lbs of food was collected for the food drive.


Commissioner Stan Stalnaker stated that he was asked to serve on ABAC's Regional Police Academy Advisory Board.

EXECUTIVE SESSION:

There were none to report.

ADJOURN:


There being no further discussion, Commissioner Donnie Hester made a motion to adjourn. Motion seconded by Commissioner Melissa Hughes. Motion carried 6-0.




Chairman Tony McBrayer, District 7



Commissioner Stan Stalnaker, District 4



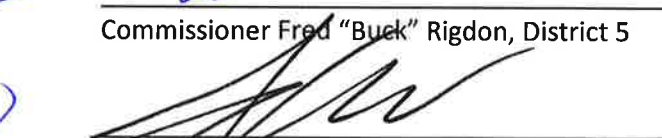
Commissioner Donnie Hester, District 1



Commissioner Fred "Buck" Rigdon, District 5



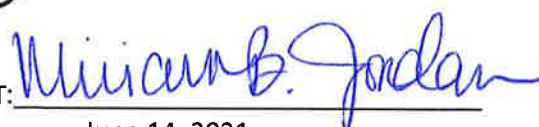
Vice Chairperson Melissa Hughes, District 2



Commissioner Greg Wood, District 6



Commissioner Paul Webb, District 3

ATTEST: 

June 14, 2021