

The Agenda Setting Meeting of the Oconee County Board of Commissioners was held on Tuesday, May 21, 2019 at 6:00 p.m. in the Commission Meeting Chambers at the Oconee County Courthouse.

Members Present: Chairman John Daniell
Commissioner Mark Thomas
Commissioner Chuck Horton
Commissioner William E. “Bubber” Wilkes
Commissioner Mark Saxon

Staff Present: Justin Kirouac, County Administrator
Daniel Haygood, County Attorney
Kathy Hayes, County Clerk
Tracye Bailey, Deputy Clerk
Wes Geddings, Finance Director
Diane Baggett, Communications Manager
Jody Woodall, Public Works Director
Lisa Davol, Parks & Recreation Director
Alex Newell, Internal Services Director
Alex Perschka, Tourism Director
Tim Durham, Water Resources Director

Chairman John Daniell began the Board Meeting at 6:01 p.m. with a moment of silence, and the Pledge of Allegiance was led by Commissioner Mark Saxon.

Approval of Agenda:

Chairman John Daniell asked that the agenda be amended to include “Schedule Public Hearing for Text Amendments of the Unified Development Code Article 12 and Article 13.” The amended item will be added after Item 10.

On motion by Commissioner Saxon and second by Commissioner Thomas, the Agenda was unanimously approved as amended.

Statements and Remarks from Citizens:

None.

Statements and Remarks from Commissioners:

Chairman Daniell reminded the office that County Government Offices will be closed for Memorial Day on May 27, 2019 and there will be a Memorial Day Ceremony at Oconee Veterans Park on May 27 at 12:00 noon.

Resolution for Issuance of Citations:

County Administrator Justin Kirouac reviewed revisions for the Resolution for Issuance of Citations. Public Works Director Jody Woodall is added for Articles 10 and 11 of the Unified Development Code, Utility Accommodation Ordinance, Hauling and Logging Operations Ordinance and Related County Ordinances.

Chairman Daniell asked for Public Comment and there was none.

By consensus, this item will be placed on the Consent Agenda of the June 4, 2019 Regular Meeting.

Memorandum of Understanding – Georgia Environmental Finance Authority:

Water Resources Director Tim Durham presented a Memorandum of Understanding with the Georgia Environmental Finance Authority (GEFA) regarding the WaterFirst Program. Oconee County received its first WaterFirst Community designation in 2008 and review is completed every five years to continue as a WaterFirst Community. Communities that hold the designation are eligible for a one percent (1%) interest rate reduction for a GEFA loan.

Chairman Daniell asked for Public Comment and there was none.

By consensus, this item will be placed on the Consent Agenda of the June 4, 2019 Regular Meeting.

Cultural Affairs & Tourism Advisory Committee:

Tourism Director Alex Perschka briefed the Board regarding the Cultural Affairs & Tourism Advisory Committee. Three members of the Committee have been appointed to the Tourism & Visitors Bureau. Currently, there are no meetings scheduled for the Advisory Committee.

Chairman Daniell stated that the recommendation is to dissolve the Cultural Affairs & Tourism Advisory Committee. Other committees may be reorganized to serve as a task force with a particular purpose. When there is a need, a task force will be formed to complete the task and the group will be dismissed until the need arises for another task force.

Chairman Daniell asked for Public Comment and there was none.

By consensus, this item will be placed on the Consent Agenda of the June 4, 2019 Regular Meeting.

Parks & Recreation – Oconee 4th of July Fireworks:

Parks & Recreation Director Lisa Davol presented an agreement with Epps Bridge Centre as a launch site for the 4th of July fireworks display. County Attorney Daniel Haygood has reviewed the contract.

Chairman Daniell asked for Public Comment and there was none.

By consensus, this item will be placed on the Consent Agenda of the June 4, 2019 Regular Meeting.

Malcom Bridge Road - Roundabouts:

Chairman John Daniell presented an update regarding the construction of roundabouts on Malcom Bridge Road. County coordination with the School Board has been attempted regarding the roundabout projects. Chairman Daniell reviewed a timeline regarding discussions with the School Board and staff (attached as a part of the minutes).

Chairman Daniell presented pictures showing the traffic congestion on Malcom Bridge Road at the school entrance. Traffic counts will increase on Malcom Bridge Road with the addition of a new shopping center, new students in the Malcom Bridge Road schools, 180 undeveloped lots zoned in the early 2000 that are within three miles of the schools, seven acres zoned OIP next to school property and 36 acres zoned B-2 across the street from school property. The Sheriff's Office has safety concerns regarding deputies positioned in high traffic areas with several points of traffic conflict. The County's goal has been to work with the Sheriff's Office to remove deputies from these high traffic areas and unsafe conditions.

Board of Education had a concept plan and legal description approved by counsel for both sets of right-of-way. Plans were not fully engineered for the parent entrance, but were fully engineered for the bus entrance. The Board of Education revoked its donation of right-of-way for the bus and parent entrances at its meeting on May 13, 2019.

The County is considering the future growth of the Malcom Bridge Road area with potential homes and businesses that are scheduled or zoned for construction. Both roundabouts can be constructed without right-of-way from the Board of Education. The County owns property across the street from the bus entrance and has developed a concept plan that would allow completion of the project. Time will be needed to further assess the plan and reviewing funding options. It will be difficult to complete the projects by the time school begins. Construction while school is in session will be likely, due to the School Board revoking the right-of-way and the need to redesign the roundabouts without School Board right-of-way.

The Malcom Bridge Road Roundabout Projects will be discussed further, with possible action, at the June 4, 2019 Regular Meeting of the Board.

Alcohol License Application – Alliance Express (Athens Shell):

Mr. MD Jaharul Islam has applied for a new alcohol license under the name of Alliance Express, which is known as Athens Shell, on Epps Bridge Parkway. Ms. Islam will serve as the Registered Agent and has completed the RASS Training. The property survey was not submitted with the application. Should the application be approved, Mr. Islam will be allowed 30 days from approval to submit the survey.

Chairman Daniell asked for Public Comment and there was none.

By consensus, this item will be placed on the Consent Agenda of the June 4, 2019 Regular Meeting.

Clarification of Unified Development Code Section 362 Outdoor Storage:

Planning & Code Enforcement Director Guy Herring briefed the Board regarding a conflict that was discovered during the revision of Article 3 regarding outdoor storage between Article 2, Table 2.1 and Article 3, Section 362. Table 2.1 allows outdoor storage in OBP districts as an accessory use, and Section 362 prohibits outdoor storage in OBP districts. Staff proposes to amend Article 3, Section 362 to reflect the intent of Article 2, Table 2.1 by incorporating corrections below:

Sec. 362.01. Outdoor storage in commercial zoning districts.

- a. Outdoor storage is not permitted in the, OIP ~~and~~ OBP Districts.
- b. Outdoor storage is permitted in *the OBP District by right and in* the B-1 and B-2 Districts with Special Use approval only. All outdoor storage must be located in a side or rear yard and must be screened from public streets and residential districts by an opaque imitation-wood vinyl fence or free-standing wall no less than 8 feet in height or a landscape buffer meeting the standards of the Landscaping and Buffers Article of this Code.
- c. No required parking spaces, required landscaped area, or any other required site element shall be used for outdoor storage.

Chairman Daniell asked for Public Comment and there was none.

On motion by Commissioner Thomas and second by Commissioner Wilkes, the Board unanimously adopted the changes presented in correcting a clerical error in the Unified Development Code Article 2 and Article 3.

Schedule Public Hearing-Unified Development Code Article 12 and 13 Amendments:

Planning & Code Enforcement Director Guy Herring stated that the Unified Development Code requires the Board to schedule a Public Hearing for amendments to the Code. The Planning Commission recommended approval of the amendments to Article 12 and Article 13.

On motion by Commissioner Saxon and second by Commissioner Horton, the Board unanimously approved scheduling a Public Hearing for Unified Development Code Articles 12 and 13 at the Regular

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Executive Session:

On motion by Commissioner Thomas and second by Commissioner Horton, the Board unanimously voted to adjourn into Executive Session at 6:32 p.m. to discuss land acquisition and potential litigation.

No action was taken in Executive Session.

On motion by Commissioner Saxon and second by Commissioner Horton, the Board adjourned Executive Session at 6:54 p.m.

On motion by Commissioner Thomas and second by Commissioner Horton, the Board adjourned back into Regular Session.

There being no further business, on motion by Commissioner Wilkes and second by Commissioner Saxon, the meeting was adjourned at 6:55 p.m.

Chairman John Daniell

Kathy Hayes, County Clerk

Date: _____