

**Oconee County Board of Commissioners Meeting
Courthouse Commission Chambers
December 6, 2022 – 6:00 p.m.
Minutes**

Members Present:

Chairman John Daniell
Commissioner Mark Thomas
Commissioner Chuck Horton
Commissioner Amrey Harden
Commissioner Mark Saxon

Staff Present:

Daniel Haygood, County Attorney
Justin Kirouac, County Administrator
Holly Stephenson, County Clerk
Alex Newell, Internal Services Director
Guy Herring, Planning and Code Enforcement Director
Melissa Braswell, Finance Director
Kari Giddens, Assistant Finance Director
C.J. Worden, EMA Director

Call to Order: 6:00 p.m.

Chairman John Daniell called the meeting to order and stated that participants using Zoom may comment by using the raised-hand feature.

Pledge of Allegiance:

Commissioner Chuck Horton led the Pledge after a moment of silence.

Approval of Agenda:

ACTION:

Motion:	Chuck Horton made a motion to approve the December 6, 2022 Agenda.
Second:	Mark Thomas
Voted in Favor of Motion:	Mark Thomas, Chuck Horton, Amrey Harden, Mark Saxon
Voted Against Motion:	None
Final Action:	Motion Passed.

Statements and Remarks from Citizens:

None.

Statements and Remarks from Commissioners:

Chairman Daniell announced the Oconee County Government Offices will be closed December 23, December 26 and January 2 for the upcoming holidays. Also, the offices will be closed on Wednesday, December 7th from 12-2pm for the annual employee Christmas celebration.

The December 27, 2022 BOC Work Session is cancelled. This is the final meeting for 2022.

Approval of Minutes:

Minutes of October 27, 2022 Goal Setting Meeting, November 1, 2022 Regular Meeting, November 16, 2022 Town Hall Meeting, and the November 29, 2022 Agenda Meeting:

ACTION:

Motion: Mark Saxon made a motion to approve the October 27, 2022 Goal Setting Meeting, November 1, 2022 Regular Meeting, November 16, 2022 Town Hall Meeting, and the November 29, 2022 Agenda Meeting minutes.

Second: Chuck Horton

Voted in Favor of Motion: Mark Thomas, Chuck Horton, Amrey Harden, Mark Saxon

Voted Against Motion: None

Final Action: **Motion Passed.**

Charter Spectrum Presentation to the Oconee County 4-H Club:

Presented by: Daniel Queen, Oconee County 4-H Educator

Discussion: Catherine Fleming, State Director of Charter Communications, announced a partnership with Oconee County 4-H and presented a \$5000 check to the Oconee County 4-H Club for the 4-H Tech Change Makers to help carry out the mission of bringing internet to rural communities. Lexi Prichard in the Public Speaking Category thanked the guests for their support and attendance, then Alyssa Haag with the 4-H Tech Changer Makers spoke of the importance of closing the digital divide in our community.

Update on the Charter Spectrum Broadband Project:

Presented by: Catherine Fleming, Charter Spectrum

Discussion: Charter Spectrum gave an update on contract signed with the county to expand broadband throughout the county. She explained the six phases of the project: walk-out, design, permitting, make ready, construction and activation. The walk-out stage was completed in October, and now the design, verification and permitting stages are under way. The first equipment cabinet will be placed in the Bishop area by the year's end to support broadband service for 700 homes next year, then a second cabinet will support another 3500 homes. Activation will begin early 2023 with press releases and planned communications going out ahead of activation.

Commissioner Horton asked about federal money and coverage of the county. Catherine Fleming responded federal money will be used with a goal of covering the entire county with broadband service.

Commissioner Thomas asked about the timeline of the entire project. Catherine Fleming explained construction would begin early 2023, but she could not give a definite completion time.

Commissioner Saxon asked if fiber from the Bishop cabinet would go out in one direction or in all directions. Catherine Fleming will check on that answer.

Chairman Daniell asked about connecting residents that did not initially complete the form if they are on the same roads being serviced. Catherine Fleming confirmed any of those residents can connect also.

Commission Thomas confirmed each house would have fiber as opposed to copper line.

Presentation of the FY22 Audit Report:

Presented by: Clay Pilgrim, Accountant, Ruston & Company

Discussion: Rushton Accounting and Business Advisors presented their independent auditor report and provided an unmodified opinion of the County's financial records. Mr. Pilgrim presented to the Board "Report to the Board of Commissioners for the Fiscal Year ended June 30, 2022", "Annual Financial Report for the Fiscal Year ended June 30, 2022", and a required communication letter summarizing the findings. The financial condition of the County is strong

with no material weaknesses or noncompliance noted and with one significant deficiency. Over federal programs, no material weaknesses, deficiencies or compliance concerns. He commended the staff on their cooperation during this process.

Commissioner Horton asked about the current fund balance.
Clay Pilgrim responded that fund balance of the General Fund is \$10,411,674.

Commissioner Harden asked what the recommended fund balance is.
Clay Pilgrim replied that a two to three-month operating expenses is recommended. There is currently an approximate four-month operating expense balance which is not excessive at all.

Rezone No. P22-0231:

Applicants:	Frank Pittman
Owners:	Epps Bridge Parkway, LLC
Location:	1083 Parkway Boulevard
Acreage:	±8.78
Zoning:	B-2 (Highway Business District)
Request:	OIP (Office Industrial Professional District)

Presented by: Guy Herring, Planning & Code Enforcement Director

Discussion: Mr. Herring briefed the Board regarding the request for the property, which is currently zoned B-2 (Highway Business District) in the Regional Center Character Area. The applicants/owners request OIP (Office Institutional Professional District) in order a rehabilitation hospital. The Planning Commission and Staff recommend approval of this request with three conditions.

The Public Hearing was opened.

Frank Pittman with Pittman and Greer Engineering, 1400 Saxon Road, agent for the owner, spoke in favor of the rezone requesting approval for a physical rehabilitation hospital.

There were no further comments in favor of the request and no comments against the request.

Chairman Daniell asked if there were "raised hands" via Zoom and there were none.

The Public Hearing was closed.

ACTION:

Motion: Chuck Horton made a motion to approve Rezone No. P22-0231 for Epps Bridge Parkway, LLC from B-2 (Highway Business District) to OIP (Office Industrial Professional District), ±8.78 acres, 1083 Parkway Boulevard, with three conditions.

Second: Mark Thomas

Voted in Favor of Motion: Mark Thomas, Chuck Horton, Amrey Harden, Mark Saxon

Voted Against Motion: None

Final Action: **Motion Passed to approve Rezone #P22-0231 as OIP with three conditions.**

(See documentation in Ordinance and Resolutions Book No. 2022.)

Variance No. P22-0239:

Applicants:	Markus Crepaz
Owners:	Markus Crepaz
Location:	1171 Founders Lake Drive
Acreage:	±0.70
Zoning:	R-1 (Single Family Residential District)
Request:	To add a second driveway on the property to connect the basement garage with Founders Lake Drive

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Presented by: Guy Herring, Planning & Code Enforcement Director
Discussion: Mr. Herring briefed the Board regarding the request for the property, which is currently zoned R-1 (Single Family Residential District) in the Suburban Neighborhood Character Area. The applicants/owners request a Variance from UDC Sections 1012.02.d(2) & (3) to add a second concrete driveway on the property to connect the basement garage to Founders Lake Drive. Staff recommends approval of this request with one condition.

The Public Hearing was opened.

Markus Crepaz, 1171 Founders Lake Drive, owner, spoke in favor of the variance requesting approval for a second driveway to go to his basement garage.

*There were no further comments in favor of the request and no comments against the request.
Chairman Daniell asked if there were "raised hands" via Zoom and there were none.
The Public Hearing was closed.*

ACTION:

Motion: Mark Saxon made a motion to approve Variance P22-0239 for Markus Crepaz, ±0.70 acres; 1171 Founders Lake Drive with one condition.
Second: Chuck Horton
Voted in Favor of Motion: Mark Thomas, Chuck Horton, Amrey Harden, Mark Saxon
Voted Against the Motion: None
Final Action: **Motion Passed to approve Variance #P22-0239 with one condition.**
(See documentation in Ordinance and Resolutions Book No. 2022.)

Announce Democratic and Republican Appointments to the Oconee County Board of Elections and Registration:

Chairman John Daniell announces the two appointments selected by their parties: Ken Davis for the Democratic party and Kirk Shook for the Republican party.

Consider Appointments to the Oconee County Industrial Development Authority:

ACTION:
Motion: Mark Thomas made a motion to appoint Brock Toole and Rick Waller for five-year terms to begin January 1, 2023 and expire December 31, 2027.
Second: Mark Saxon
Voted in Favor of Motion: Mark Thomas, Chuck Horton, Amrey Harden, Mark Saxon
Voted Against Motion: None
Final Action: **Motion Passed.**

Consider Appointments to the Farmland Preservation Ranking Committee:

ACTION:
Motion: Amrey Harden made a motion to appoint Lisa H. Dawson and Michael Ransom for three-year terms to begin January 1, 2023 and expire December 31, 2025.
Second: Chuck Horton
Voted in Favor of Motion: Mark Thomas, Chuck Horton, Amrey Harden, Mark Saxon
Voted Against Motion: None
Final Action: **Motion Passed.**

Discuss and Consider Facilities Fiber Bid:

Presented by: Alex Newell, Internal Services Director
Discussion: An RFP was issued to run a county-owned fiber line from the Oconee County Courthouse to the new Administrative Building with four bids received. The request is to award the bid to HiTech Utility Construction for \$101,317.45. Since not budgeted for this fiscal year, the request includes a budget amendment to allocate funds for this fiscal year from SPLOST 21's Broadband

distribution and includes all additional budget amendments as necessary up to the contract amount for the life of the project.

*The Public Comment Period was opened and there was no Public Comment.
Chairman Daniell asked if there were "raised hands" via Zoom and there were none*

ACTION:

Motion to Confirm: Mark Saxon made a motion to approve the HiTech Fiber Bid as presented.
Second: Chuck Horton
Voted in Favor of Motion: Mark Thomas, Chuck Horton, Amrey Harden, Mark Saxon
Voted Against Motion: None
Action/Motion: **Motion Passed.**

Consent Agenda:

There were no items removed from the Consent Agenda.

ACTION

Motion: Chuck Horton made a motion to approve all items as presented on the Consent Agenda.
Second: Mark Thomas
Voted in Favor of Motion: Mark Thomas, Chuck Horton, Amrey Harden, Mark Saxon
Voted Against Motion: None
Final Action: **Motion Passed.**

- 1) Approval of Updated to the Speed Detection Device Permit.
- 2) Approval of the Courthouse HVAC Project Phase II.
- 3) Approval of the Oconee Kennel Club Animal Assistance Trailer.
- 4) Approval of the 2023 Resurfacing and LMIG Application.
- 5) Approval of the DCA Memorandum of Agreement for the PlanFirst Program.
- 6) Approval of the 2023 Alcohol License Renewal Applications.
- 7) Approval of the Board of Commissioners Meeting Schedule for 2023.
- 8) Approval of the Board of Commissioners Vice-Chairman Schedule for 2023-2026.

Meeting Adjourned:

Motion: Mark Saxon made a motion to adjourn the meeting.
Second: Mark Thomas
Voted in Favor of Motion: Mark Thomas, Chuck Horton, Amrey Harden, Mark Saxon
Voted Against Motion: None
Action/Motion: **Motion Passed.**
Meeting Adjourned: 6:53 p.m.


Chairman John Daniell


Holly Stephenson, County Clerk

1-3-22
Date

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