



LUMPKIN COUNTY
Board of Commissioners
Work Session II Minutes
99 Courthouse Hill
Dahlonega, GA 30533

July 21, 2026
5:30 PM

CALL TO ORDER

The meeting was called to order at 5:30 pm. Present were Chairman Rhett Stringer and Commissioners Tucker Greene, Bobby Mayfield, Nathan Davis, and Jeff Moran.

PROCLAMATIONS

1. Joint Proclamation in Recognition of Mrs. Emma Jean Miller's 100th Birthday ***Ratify***

MINUTES

2. Board of Commissioners - Work Session - June 2, 2026 4:00 PM
3. Board of Commissioners - Work Session II - June 16, 2026 5:30 PM
4. Board of Commissioners - Regular Meeting - June 16, 2026 6:00 PM
5. Board of Commissioners - Appeal Hearing - June 16, 2026 4:30 PM
6. Board of Commissioners - Special Called Work Session - June 17, 2026 9:00 AM

RESOLUTIONS

7. 2026-42 Reappoint Members to Lumpkin County Planning Commission - *Chris Adams to Seat 3, and Derek Runyon to Seat 4, both with terms expiring 08/27/2030*
8. 2026-43 Resolution to Dissolve Recycling & Litter Committee

9. 2026-44 Adopt Revised Watershed Protection Plan (June 24, 2026) and LCWSA Sanitary Sewer Service Area/Watershed Protection Area Map (*Water & Sewerage Authority Director Sean Phipps*)
10. 2026-45 2026 Budget Calendar for FY2027 Budget Amendment (*Finance Director Abby Branan*)

CONTRACTS/AGREEMENTS

11. 2026-066 DebtBook Contract Renewal (*Finance Director Abby Branan*)
12. 2026-067 Enotah Accountability Courts MOU - Fiscal Agent (*Finance Director Abby Branan*) **Ratify**
13. 2026-068 LC Emergency Services EMS Students - Northeast Georgia Medical Center, Inc. Training Agreement (*EMA Director David Wimpy*)
Commissioner Davis asked some clarifying questions about this contract and if it involved a grant. Mr. Wimpy explained there was a grant obtained for some of the training books, but this is just for the agreement for students to do clinicals at the hospital.
14. 2026-069 Lumpkin County - Wimpy Airport Fuel Farm Replacement Contract - L & T Inc. (*Public Buildings Manager David Campbell*)
Commissioner Davis asked why there was such a large discrepancy between the two bidders, with the low bid being \$347,426.95 and the high bid being \$1,356,803.00. Ms. Peck said the invitation to bid had a very detailed description of the scope of work and full plans, and there was a document in the invitation to bid requiring the bidders to confirm they understood the scope of the project. She said the high bidder was a general contractor who was going to subcontract out a lot of the work, which may have been the reason for the higher price. The low bidder is a company that has a lot of experience in building fuel farms, and the only thing they plan to subcontract is the welding. Ms. Peck said the bid differences might just be due to the differences in the business models.

Commissioner Davis said he was concerned that the contractor could start submitting change orders if it turns out that they can't do the project for the amount they quoted. Ms. Peck said everything will be under contract, and Commissioner Greene explained that if they exceed their bid amount, the contractor eats the cost. They cannot create unapproved

change orders and then say the County is responsible.

15. 2026-070 Boardroom Podium & Screen System Updates - Howard Technology Solutions
(County Clerk Melissa Witcher)

Ms. Witcher said she was able to meet with the company representative last week, and he was able to fix the non-working microphone at the staff podium. He also discovered the overhead projector was both hardwired and hooked up to a wireless transmitter, so he removed the unnecessary transmitter. This quote is to replace the non-working transmitter at the Clerk's desk so it can project to the wall-mounted TVs, and to add a transmitter at the podium so it can be moved around. Ms. Witcher said the Howard Technology rep also sent her a quote just now for adding the three screens to the podiums and County Manager's desk, which is much less than what was quoted at the first work session. He also said he could prepare a second phase to transition the microphones to Bluetooth models. Ms. Witcher said she could bring that proposal back before the Commissioners if they are interested.

16. 2026-071 Purchase Special Response Team Medical Equipment - North American Rescue
(Sheriff Stacy Jarrard)

17. 2026-072 Purchase In-Car Mobile Printers & Software at Sheriff's Office - Howard
Technology Solutions (Sheriff Stacy Jarrard)

18. 2026-074 Road Resurfacing Bid Award - Colditz Trucking (Public Works Director Chris
Thomas)

Commissioner Davis asked some clarifying questions about the estimated amounts and the numbers on the spreadsheet for the projected costs, and he asked why Carlton Seitz Road would be bid separately. Mr. Thomas said Carlton Seitz is not just leveling and resurfacing, it will also require drainage improvements. He explained that staff provides an estimated cost, but we don't know what the final price will be until the bids come in.

Commissioner Mayfield said Carlton Seitz is narrow and has massive ditches on either side. It will require a lot of work to make it better.

OTHER ITEMS

19. Lumpkin County's Support & Participation in the Georgia Grown Trail 52 Initiative
Commissioner Davis said he does not see how this would benefit the County, and he thinks it is a waste. Commissioner Mayfield asked for details on how this would help the County,

and Commissioner Moran said the marketing around the Georgia Grown Trail 52 Initiative will probably help with drawing visitors to our community. Tourism Director Sam McDuffie came to the podium to address the BOC about this agenda item. Mr. McDuffie said the Georgia Grown initiative is from the Georgia Department of Agriculture, and the Georgia Grown Trails is a new campaign that features agritourism routes throughout the state. There are several in existence already. Mr. McDuffie said the 52 Trail will go through eight counties and will be 116 miles long. It will help encourage more visitors for the businesses along the route, such as vineyards and Red Oak Lavender Farm. Mr. McDuffie said hotel motel tax could be used for these signs, and explained it will tie us in to a larger marketing effort.

Commissioner Davis asked if it gives us some sort of membership. Mr. McDuffie said his tourism office is already a member of the Georgia Grown initiative. Installing these signs would give us statewide recognition and bring in more visitor traffic, since the businesses along the route would be listed on the GA Grown Trails website and marketing materials. Commissioner Davis said he would like to see some concrete numbers from other communities on how the GA Grown Trails initiative has helped them. Mr. McDuffie said he would be glad to do some research on the matter.

Chairman Stringer suggested earmarking hotel-motel funds for this.

20. 2020 SPLOST 2026 Work Plan Amendment (*Finance Director Abby Branan*)

21. 2026 SPLOST 2026 Work Plan Amendment (*Finance Director Abby Branan*)

COUNTY MANAGER

ASSISTANT COUNTY MANAGER & DEPARTMENT HEADS

COMMISSIONERS

Commissioner Greene said he attended a conference last week hosted by the National Association of Counties (NACo), and he had the opportunity to meet other commissioners from all over the country. He said the issues that our County is facing are the same issues occurring nationwide. Commissioner Mayfield noted that Commissioner Greene got a full scholarship for this conference, so it did not cost anything for the County.

PUBLIC COMMENT (Agenda Specific)

Alan Redmon addressed the Commissioners regarding the Wimpy Airport fuel farm contract. Mr. Redmon said he doesn't think it's right to spend taxpayer money on something that only a few taxpayers can make use of. He said our airport is supposed to be run by the Airport Authority, and they are supposed to manage themselves and finance themselves like the Water

& Sewerage Authority does. They are supposed to do their own improvements and projects, but the County will be on the hook for \$100,000 for this fuel farm. Mr. Redmon said he wants the Commissioners to consider making the Authority pay back this money and work on becoming an independent authority. Mr. Redmon said he has 50 years of experience in aviation, and he is happy to answer any questions. He said he does not see how the County is benefiting from the airport, and it will never become a high-tech airport with lighting and instrument approach.

Commissioner Mayfield said Mr. Redmon has a good point about how Authorities are supposed to work. He said the airport does not have a robust revenue stream, but he agrees they should reimburse the County. There was some discussion about the revenue brought in by the aviation fuel.

ADJOURNMENT

The meeting was adjourned at 5:57 pm.

Date

Rhett Stringer, Chairman
Lumpkin County Board of Commissioners

Attest:

Melissa Witcher
Clerk, Lumpkin County