



LUMPKIN COUNTY

Board of Commissioners

Work Session Agenda

Commissioners Boardroom

August 3, 2021
4:00 P.M.

The purpose of the work session is to discuss agenda items for the Regular Meeting.

- **CALL TO ORDER** Chairman Dockery
- **PRESENTATIONS**
 - 1. NOA Presentation
 - 2. Rainbow Children's Home Presentation (*Melinda Frausto*)
 - 3. Pickleball Presentation (*Sally Trapnell*)
- **MINUTES**
 - 4. Board of Commissioners - Work Session - Jul 6, 2021 4:00 PM
 - 5. Board of Commissioners - Planned Unit Development (PUD) Hearing - Jul 6, 2021 4:30 PM
 - 6. Board of Commissioners - Special Called Meeting - Jul 6, 2021 5:00 PM
 - 7. Board of Commissioners - Work Session II - Jul 20, 2021 5:30 PM
 - 8. Board of Commissioners - Regular Meeting - Jul 20, 2021 6:00 PM
 - 9. Board of Commissioners - Special Called Work Session - Jul 23, 2021 2:00 PM
- **RESOLUTIONS**
 - 10. 2021 - 47 - August Surplus Property (*Finance Director Abby Branan*)
 - 11. 2021 - 50 - Appoint Member to Board of Tax Assessors - Bob Pullen to Seat 4, with a term expiring 06/30/2026
- **CONTRACTS/AGREEMENTS**
 - 12. 2021-045 - UGA Extension Contract - MOU – Board of Regents/UGA & Lumpkin County (*Finance Director Abby Branan*)
 - 13. 2021-046 - Legacy Link Local Share Commitment Letter FY2022 (*Senior Center Manager Linda Kirkpatrick*)
 - 14. 2021-047 - Yahoola Creek Park Lighting Project (*Special Projects Director Ashley Peck*)
 - 15. 2021-048 - Safety Action Plan - Off System Road Striping (*Public Works Director Larry Reiter*) **Work Session II**
 - 16. 2021-049 - NTIA Broadband Infrastructure Program Application (*Development Authority Director Rebecca Mincey*)
- **OTHER ITEMS**

17. Alcoholic Beverage License – Shalina Business LLC d/b/a Mart 24/7 (*County Clerk Melissa Witcher*)
18. Voting Delegate – Legislative Leadership Conference **Regular Meeting**
19. Consideration of Donation/Loan of Antique Tractor (*Jeff Underwood*)
20. GMRC Request for Assistance – GDNR Recreational Trails Program (*Development Authority Director Rebecca Mincey*)
21. Proposed LMIG FY2022 Road Resurfacing List (*Public Works Director Larry Reiter*)
22. Request use of ARP Funds – CHP Water Service (*W&S Authority Director Sean Phipps*)
23. Request use of ARP Funds – Water Infrastructure Projects (*W&S Authority Director Sean Phipps*)
24. Set Date for ARP Funds Meeting

- **COUNTY MANAGER**
- **COUNTY ATTORNEY**
- **COMMISSIONERS**
- **PUBLIC COMMENT (Agenda Specific)**
- **EXECUTIVE SESSION - Land Acquisition**
- **ADJOURNMENT**

LUMPKIN COUNTY
Board of Commissioners
Work Session Minutes
Commissioners Boardroom



August 3, 2021
4:00 P.M.

CALL TO ORDER

The meeting was called to order at 4:05 PM by Chairman Chris Dockery

Attendee Name	Title	Status	Arrived
Chris Dockery	Chairman	Present	
Bobby Mayfield	District 2 Commissioner	Present	
Rhett Stringer	District 3 Commissioner	Present	
Jeffrey Moran	District 4 Commissioner	Present	

PRESENTATIONS

1. NOA Presentation

NOA Presentation

2. Rainbow Children's Home Presentation (Melinda Frausto)

Rainbow Children's Home Presentation

3. Pickleball Presentation (Sally Trapnell)

Pickleball Presentation

Sally Trapnell gave a PowerPoint presentation to the Commissioners about the Yahoola Creek Pickleball group and the benefits of pickleball. Chairman Dockery asked Ms. Trapnell if the City of Dahlonega had made any decision after she gave them the presentation recently. She stated they did not seem ready to make any commitment at this time. Chairman Dockery asked about the possibility of her organization assisting with funding for new courts, similarly to how the pickleball courts in White County were funded. Ms. Trapnell said the White County Pickleball group is a 501(c)(3) and they promised to contribute a certain amount of dollars. Additionally, they promised to run two tournaments per year with the funding going to local non-profits. She suggested that Yahoola Creek Pickleball could run tournaments to help defray the costs of the courts. Chairman Dockery suggested for her to work with Park & Rec Manager Wade Chandler on developing a funding plan for Yahoola Creek Pickleball to contribute to court construction. Ms. Trapnell asked if the City and County could coordinate this project together, but the Chairman said she would have to inquire with the City to see if it was an option.

MINUTES

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RESOLUTIONS

10. 2021 - 47 - August Surplus Property (Finance Director Abby Branan)

Consideration of list of County inventory items to be declared surplus.

11. 2021 - 50 - Appoint Member to Board of Tax Assessors - Bob Pullen to Seat 4, with a term expiring 06/30/2026

Appoint Member to Board of Tax Assessors - Bob Pullen to Seat 4, with a term expiring 06/30/2026

Commissioner Mayfield said Bob Pullen will be a great asset for the Board of Assessors.

CONTRACTS/AGREEMENTS

12. 2021-045 - UGA Extension Contract - MOU – Board of Regents/UGA & Lumpkin County (Finance Director Abby Branan)

MOU renewal with updated budget.

Commissioner Stringer asked if the Extension Office was going to stay in the old Planning Building or move to a new office, but Stan Kelley replied they had not yet worked out a plan and there were a few ADA issues that needed addressing.

13. 2021-046 - Legacy Link Local Share Commitment Letter FY2022 (Senior Center Manager Linda Kirkpatrick)

Local Share Match and Commitment Letter for the state fiscal year 2022 (July 1, 2021 – June 30, 2022) Each year the Lumpkin County Board of Commissioners is requested to submit an approved Local Share Match Commitment Letter and to pay its local share match. This year the match is \$12,450.00.

14. 2021-047 - Yahoola Creek Park Lighting Project (Special Projects Director Ashley Peck)

Yahoola Creek Park Lighting Project

Special Projects Director Ashley Peck said this was put out for bid, but it came back high. Georgia Power reached out to us with these two proposal options, which would be either a greater up-front cost with a lower monthly fee, or no up-front cost with a greater monthly fee. Georgia Power would be responsible for all installation and maintenance of the lights. After some discussion it was determined doing the no up-front cost option would result in about \$13,000 more per year in costs over the life of the lights.

15. 2021-048 - Safety Action Plan - Off System Road Striping (Public Works Director Larry Reiter)

Request for BOC to award the contract for the 2021 Safety Action Plan project to Roadside Specialties, LLC.

16. 2021-049 - NTIA Broadband Infrastructure Program Application (Development Authority Director Rebecca Mincey)

Windstream sent a request for Lumpkin County to serve as the “Applicant” for the National Telecommunication & Information Administration (NTIA) broadband infrastructure grant. This program is managed by the Department of Commerce. The Broadband Infrastructure Program is a \$288 million broadband deployment program directed to partnerships between a state, or one or more political subdivisions of a state, and providers of fixed broadband service to support broadband infrastructure deployment to areas lacking broadband, especially rural areas.

Development Authority Director Rebecca Mincey said earlier this year they had presented about their intent to pursue a state grant for broadband via a public-private partnership, but this is a separate issue. Windstream has sent a request for Lumpkin County to serve as the applicant for the National Telecommunication and Information Administration (NTIA) broadband infrastructure grant. The Development Authority itself cannot be the grant applicant. As the applicant, Lumpkin County would enter into an agreement with the NTIA and assume primary operational and financial responsibility for completing the project if we received the award. The request from Windstream was received on July 29, and the some of the application materials must be back to Windstream by August 6. The final deadline is August 17.

Ms. Mincey said she has been collaborating with Finance Director Abby Branan on exactly what the County's responsibilities would be. They may include the submittal of the grant, staff assistance, identifying five key personnel for the project, taking reference photos, documenting environmental issues, and gathering supporting data. Once submitted, the County would assume primary responsibility for completing the project.

Chairman Dockery said he met with Commissioner Stringer about this yesterday. From his understanding, Windstream would be a third-party technical administrator. Ms. Mincey said Windstream would have to submit reports to the NTIA and run tests verifying the network requirements. She said it may be possible to get Georgia Mountains Regional Commission involved as well. Ms. Mincey said Windstream has not asked for direct financial contribution but there will be staff hours required for the submittal of the application. They have requested certain information to be submitted by August 6 in order for the complete application to be submitted by August 17. The project value is \$11 million, with \$4 million from Windstream and \$7 million from NTIA.

Commissioner Mayfield asked how this would benefit Lumpkin taxpayers. Ms. Mincey said their proposal is fiber to premises but she does not yet have the data on served citizens vs. unserved. The Chairman said this grant opportunity was announced May 19, and Windstream did not contact us until July 29. He said we need broadband in the underserved areas within the community, but there are a lot of unknowns with this grant. He said we could move forward with the application but we will need something in writing from Windstream.

Ms. Mincey said the grant allows for multiple entities to enter together with Lumpkin, but Windstream is not interested in partnering with other entities. However, Windstream itself could enter into the grant with as many other counties as they desire. She spoke with another Internet Service Provider but they are not interested in pursuing this grant.

Commissioner Mayfield said he is concerned that the ISP monopoly could use the money to keep competitors out rather than helping existing customers. Chairman Dockery said this almost seemed like a gratuity on behalf of Windstream, and he was concerned with how quickly the timeline was coming up. He said if we could get a commitment in writing from NTIA or Windstream guaranteeing reimbursement for the admin costs, then we could consider it. Commissioner Stringer said he would like to know whether this would be used to help underserved citizens or if it would be for turf wars with other ISPs.

Ms. Mincey said Windstream does intend to seek a state application similar to this federal one. If they are awarded the state grant, they are going to withdraw from this one. Commissioner Stringer suggested proceeding, but without allowing those questions to go unanswered. Chairman Dockery said we will need third party inspections and reimbursement for the grant administration. If they are unwilling, then we should not proceed. He said we also need more information on our responsibilities. He reiterated the requirement for grant administration reimbursement and a third party to perform inspections on the progress of the project.

OTHER ITEMS

17. Alcoholic Beverage License – Shalina Business LLC d/b/a Mart 24/7 (County Clerk Melissa Witcher)

This is for the issuance of an alcoholic beverage license for Beer & Wine Package sales located at 4766 Hwy 52 East, Dahlonega, GA 30533.

18. Voting Delegate – Legislative Leadership Conference

This is to appoint a voting delegate to cast their county's vote on matters coming before the business session of the ACCG Legislative Leadership Conference.

19. Consideration of Donation/Loan of Antique Tractor (Jeff Underwood)

Consideration of Donation/Loan of Antique Tractor

Chairman Dockery asked Jeff Underwood how he would like to display the tractor. Mr. Underwood said he thought about rotating the tractor out for a new one every six months to a year. He would make the change on a weekend to avoid disrupting business hours. Commissioner Stringer and Commissioner Mayfield were supportive of having an exhibit relating to Lumpkin County's farm heritage. The Chairman asked Mr. Underwood about liability issues. If the tractor gets damaged, the County will need a liability release for such a scenario. He also said the tractor will need barriers around it so no children can climb on it and get hurt. There was some discussion over the appropriate type of barriers. Mr. Underwood said if the BOC approved the donation, he could bring it in the following Saturday.

20. GMRC Request for Assistance – GDNR Recreational Trails Program (Development Authority Director Rebecca Mincey)

This letter requests assistance from Georgia Mountain Regional Commission in preparing a 2021-2022 Georgia Department of natural Resources – Recreational Trails Program grant pre-application and (if selected) a second-level application.

Ms. Mincey summarized some of the work performed on the reservoir trails already and explained the intent of this grant is to hire a professional trail builder to be in a partnership with Yahoola Outdoors, the volunteer group. She explained the estimated cost would be around \$100,000 and requires a minimum 20% match. She said they are requesting about 60% of the estimated budget, but there is not an official financial request to the Commissioners at this time. This item is to consider allowing Georgia Mountains Regional Commission to assist. The pre-application doesn't open until September 1st so there is no urgent action required.

21. Proposed LMIG FY2022 Road Resurfacing List (Public Works Director Larry Reiter)

Presentation of the proposed list of roads to be resurfaced in the 2022 paving season.

Public Works Director Larry Reiter told the Commissioners if they knew of any problematic roads that were not on the list, to please let him know. They hope to have the LMIG application completed next month in order to send it to GDOT. The rest of the paving will be TSPLOST funding, he added.

22. Request use of ARP Funds – Water Line Extension to Entrance of Proposed Reservoir Property (W&S Authority Director Sean Phipps)

Staff review of a requested water service extension to serve Community Helping Place facility.

LCWSA Director Sean Phipps said they would like to complete the water service improvements before Community Helping Place completes their new building. Chairman Dockery said extending the water line to that area would be beneficial for future expansion around Yahoola Creek Park as well, not just CHP. He thinks the County should commit to those costs and said we could commit to an amount not to exceed "x", whatever the limit may be.

23. Request use of ARP Funds – Water Infrastructure Projects (W&S Authority Director Sean Phipps)

LCWSA request for ARP funds to complete multiple water infrastructure projects.

Sean Phipps gave some of the background and said it would be ideal to complete this in advance of next year's resurfacing project, in order to avoid damaging new roads. He explained the improvements in River Trace Subdivision will allow for the addition of more fire hydrants further into the subdivision, and they have some

money set aside in a revenue bond. Mr. Phipps explained the improvements outlined in the request are systemic issues that have been occurring for some time. The LCWSA has set aside money for commercial/economic development, but using ARP funds for these projects will prevent them from dipping into that. It will also enable the LCWSA to fix the problems before they become worse. Chairman Dockery said the LCWSA should prioritize the project list and then allow the BOC to look over it. The BOC and Mr. Phipps then had a short discussion about some of the Sherwood Forest Subdivision issues.

24. Set Date for ARP Funds Meeting

Set Date for ARP Funds Meeting

It was decided to hold the meeting August 11 at 3:00 pm in the Executive Conference Room.

COUNTY MANAGER

The new County Manager, Alan Ours, expressed his appreciation for being allowed to serve Lumpkin County.

COUNTY ATTORNEY

COMMISSIONERS

PUBLIC COMMENT (Agenda Specific)

EXECUTIVE SESSION - Land Acquisition

Motion: Commissioner Mayfield moved to enter into executive session at 6:03 pm, and was seconded by Jeff Moran. The motion was approved and carried.

Motion: Commissioner Mayfield moved to exit executive session and re-enter regular session at 6:45 pm. The motion was seconded by Rhett Stringer, and the motion was approved unanimously.

There were no announcements from executive session.

ADJOURNMENT

The meeting was adjourned at 6:46 pm.

September 21, 2021

Date



Melissa Witcher
County Clerk, Lumpkin County



Chris Dockery, Chairman
Lumpkin County Board of Commissioners