

**CAMDEN COUNTY BOARD OF COMMISSIONERS MEETING
TUESDAY, NOVEMBER 20, 2007 6:00 PM
COUNTY ANNEX
KINGSLAND, GEORGIA**

A regular meeting of the Camden County Board of Commissioners was held at 6:00pm on Tuesday, November 20, 2007 at the County Annex in Kingsland, Georgia.

Present: Chair Preston Rhodes; Vice-Chair Katherine Nisi-Zell; Commissioner David Rainer; Commissioner Stephen L. Berry; Commissioner Charlene Sears; County Administrator Steve L. Howard and County Attorney Brent Green.

Chairman Rhodes called the meeting to order at 6:00 p.m.

Chairman Rhodes delivered the invocation and then led the Pledge of Allegiance.

The roll call indicated that all Commissioners were present.

AGENDA AMENDMENTS:

Addition under Regular Agenda: Item 8

Approval of the Surplus Auction Equipment List.

MOTION TO ADOPT THE AGENDA:

Vice-Chair Zell made a motion, seconded by Commissioner Sears to adopt the agenda as amended.

The motion carried unanimously.

APPROVAL OF MINUTES:

Vice-Chair Zell made a motion, seconded by Commissioner Sears to approve the regular meeting minutes of November 6, 2007.

The motion carried unanimously.

REPORTS:

A. Calendar

The November/December calendar was read.

B. County Administrator's Report

County Administrator Steve Howard stated that the Wayfinding Committee has provided information on the recommended placement of new signage throughout the County and the display will be available at the Camden County Public Library for the public to review. He stated that any input regarding the placement of signage throughout the County can be directed to Angie Eaton at Planning and Development. He stated that he has continued to closely monitor House Resolution 900 and approval of a Joint Resolution opposing HR 900 will be on the agenda at the December 4, 2007 Board of Commissioners meeting. Mr. Howard stated that at the December 4, 2007 Board of Commissioners meeting a draft of the Vision, Mission Statement, Citizen Survey and the Strategic Focus Areas will be presented to get a consensus from the Board. Mr. Howard stated that he wishes the citizens, employees and the Board of Commissioners of Camden County a safe and happy Thanksgiving.

Chairman Rhodes asked if there was any more discussion regarding House Resolution 900.

County Administrator Steve Howard stated that additional information was received from the ACCG. He explained that HR 900 is still a very fluid document and the ACCG has asked Senator Richardson some very tuff questions. Mr. Howard explained that HR 900 is not good for local government and there are a lot of unanswered questions regarding this Resolution.

WORK SESSION:

Consideration of Allowing County Administrator to Prepare Policy regarding Use of Undeveloped County Right-of-Way and/or Property. – Scott Brazell

Public Works Director Scott Brazell stated that the County owns several parcels of undeveloped land that are extensions of roadways or Right-of Ways. He explained that these parcels of land are being encroached upon by surrounding land owners. He asked the Board of Commissioners for direction into developing a Policy to better deal with these situations.

County Attorney Brent Green stated that the undeveloped parcels of land are often unused roadways leading to access the river and the County has been approached before by adjacent land owners wanting to acquire these pieces of land to have private access to the river from their property. He explained that allowing someone to acquire this land causes problems with other surrounding landowners not wanting the County to grant that access for private use. He stated that the County needs to develop a Policy to better deal with these situations before they become major issues.

Chairman Rhodes stated that a Policy definitely needs to be in place to handle these situations and he asked County Administrator Steve Howard what the Board of Commissioners needs to do to proceed with developing a Policy.

County Administrator Steve Howard stated that the Board of Commissioners needs to give a consensus in proceeding with the development of a Policy. He stated that he believes a

Policy needs to be in place to give Public Works Director Scott Brazell direction in handling these situations as they continue to grow.

Commissioner Rainer made a motion, seconded by Vice-Chair Zell to allow the development of a Policy to deal with the encroachment of adjacent landowners on County owned undeveloped parcels of land located through out the Camden County.

The motion carried unanimously.

Public Works Director Scott Brazell stated that if any Commissioners have any input in the development of this Policy to please feel free to contact him.

PUBLIC COMMENTS:

Dane Studstill – 255 Arnold St., Kingsland

Mr. Studstill stated that he would like the Board of Commissioners to allow public comments after or during each item on the agenda. He stated that time limits could be set for each comment or a limit on the number of comments made. He explained that by allowing this process to take place the Board of Commissioners would be provided public input into the item being discussed.

OLD BUSINESS:

None.

CONSENT AGENDA:

- 1. Approve and authorize the Chairman to execute the Tax Release Applications.**
- 2. Approve changing the Board of Commissioners meeting dates for the month of January to 1/3/2008 and 1/22/2008.**

Commissioner Sears made a motion, seconded by Vice-Chair Zell to approve Consent Agenda Items 1 and 2.

The motion carried unanimously.

REGULAR AGENDA:

- 3. Approve the Request by Verniccea T. Butler for a Consumption of Spirituous Liquors, Malt Beverages and Wine license at the Brown Derby Lounge located at 13395 U.S. Highway 17, Woodbine, GA.**

Commissioner Sears made a motion, seconded by Vice-Chair Zell to approve the request by Verniccea T. Butler for a Consumption of Spirituous Liquors, Malt Beverages and Wine license at the Brown Derby Lounge located at 13395 U.S. Highway 17, Woodbine, GA.

The motion carried unanimously.

- 4. Approve the Request by Matthew P. Ellis (#R-010-07) for Rezoning from Agricultural Forestry (A-F) to Agricultural Residential (A-R) of approximately 5 acres to allow a single-family resident with a minimum of a 2 acre lot located at 1234 Drizzle Bluff Road, Woodbine, GA. This property is identified on Tax Map 119, Parcel 004C.**
- 5. Approve the Request by William H. Ellis (#R-011-07) for Rezoning from Agricultural Forestry (A-F) to Agricultural Residential (A-R) of approximately 5 acres to allow a single-family resident with a minimum of a 2 acre lot located at 1300 Drizzle Bluff Road, Woodbine, GA. This property is identified on Tax Map 119, Parcel 004D.**

Vice-Chair Zell made a motion, seconded by Commissioner Rainer to approve Regular Agenda Items 4 and 5.

The motion carried unanimously.

- 6. Approve the Request by Maiden Creek Landing Phase III (#R-012-07) for Rezoning to Amend the existing Planned Development (P-D) of 12.5 acres which will eliminate 22 – 90 foot lots with 7.5 foot side setbacks and add 31 lots with 60 foot frontage and 5 foot side setbacks. This will allow the construction of village style single-family residential homes. This property is identified on Tax Map #125, Parcel #005.**

Chairman Rhodes made a motion, seconded by Commissioner Sears to approve the request by Maiden Creek Landing Phase III (#R-012-07) for rezoning to amend the existing P-D of 12.5 acres which will eliminate 22 – 90 foot lots with 7.5 foot side setbacks and add 31 lots with 60 foot frontage and 5 foot side setbacks and is identified on Tax Map #125, Parcel #005.

The motion carried unanimously.

7. **Approve the Request by Claude Wayne, Jr. (#SU-005-07) for a Special Use Permit to allow a mobile home in a multi-family Residential (R-2) area. This property is located at 252 Burnt Fort Road, White Oak, GA and is identified on Tax Map #038, Parcel #09B.**

Chairman Rhodes made a motion, seconded by Commissioner Rainer to approve the request by Claude Wayne, Jr. (#SU-005-07) for a Special Use Permit to allow a mobile home in a multi-family R-2. This property is located at 252 Burnt Fort Road, White Oak, GA and is identified on Tax Map #038, Parcel #09B.

The motion carried unanimously.

8. **Approval of Surplus Auction Equipment List.**

Commissioner Sears made a motion, seconded by Vice-Chair Zell to approve the Surplus Auction Equipment List.

The motion carried unanimously.

ADDITIONAL PUBLIC COMMENTS:

Sanford Feller, 103 Nelson Place, St. Marys

Mr. Feller stated that information was brought to his attention by former Planning Commission member David Horner that an item that was voted upon during his tenure was not fulfilling their obligation of the terms of the approval by the Planning Commission and the Board of Commissioners. He stated that the Planning Commission and the Board of Commissioners approved the request made by a Recycling Center to be located at the Harriett's Bluff exit on the terms that there would be no outside storage. He explained that since that approval was granted to this business they have not fulfilled their obligation of no outside storage.

County attorney Brent Green stated that this business has been sited for violating the terms of that approval and have been instructed by their Attorney to remove the items being stored outside.

Chairman Rhodes asked Dane Studstill to speak with County Administrator Steve Howard regarding his public comment and Mr. Howard will in turn make any recommendations to the Board of Commissioners he deems necessary.

ADJOURNMENT:

Commissioner Sears made a motion, seconded by Vice-Chair Zell to adjourn the November 20, 2007 meeting. The vote was unanimous to adjourn the meeting at 6:21p.m.

Respectfully submitted,

Preston Rhodes, Chairman

Diana Smith, Executive Assistant/Clerk