

**CAMDEN COUNTY BOARD OF COMMISSIONERS MEETING  
TUESDAY, NOVEMBER 18, 2003 6:00 PM  
WOODBINE, GEORGIA**

**A regular meeting of the Camden County Board of Commissioners was held on Tuesday, November 18, 2003, at 6:00 p.m. in the Commissioners' Meeting Room of the Camden County Courthouse, Woodbine, Georgia.**

**Present: Chairman David L. Rainer; Vice-Chairman E.B. Herrin, Jr.; Commissioner Preston Rhodes; Commissioner Stephen L. Berry; Commissioner Sanford S. Feller; County Manager Charles D. Akridge; and County Attorney Brent Green.**

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

**Reverend Raymond Drury, White Oak Pentecostal Church, delivered the invocation.**

**Chairman Rainer led the Pledge of Allegiance.**

**The roll call indicated all Commissioners were present.**

**AGENDA AMENDMENTS:**

Commissioner Herrin made a motion, seconded by Commissioner Rhodes and voted unanimously to amend the agenda to include consideration of an appraisal services contract with Norman & Associates as Item N and consideration of canceling the December 2, 2003, regular meeting as Item O.

**MOTION TO ADOPT THE AGENDA:**

Commissioner Feller made a motion, seconded by Commissioner Rhodes and voted unanimously to adopt the agenda as amended.

**APPROVAL OF MINUTES – November 4, 2003:**

Commissioner Feller made a motion, seconded by Chairman Rainer and voted unanimously to approve the November 4, 2003, regular meeting minutes.

**REPORTS:**

**A. Calendar**

The November/December 2003 calendar was read.

**B. County Manager's Report**

Mr. Akridge reported the following:

Pursuant to a letter from the University of Georgia dated November 3, 2003, Commissioner Feller successfully completed the County Commissioner certification on September 29, 2003.

Brunswick-Golden Isles Economic Outlook 2004 will be held January 15, 2004, at St. Simons Island.

Goals and objectives for the 2004 Fiscal Year have been requested from the department heads.

Commissioner Feller requested the following motion be added to the next meeting's agenda for consideration:

“In the interest of providing for an orderly and progressive future, to promote managed growth and job opportunities, I therefore, move that Camden County take the former Durango properties under the laws of condemnation (Eminent Domain) and that the details be handled by our attorney and a committee of citizens to be appointed as follows: two by each County Commissioner, who will serve terms to end with the Commissioners who appointed them. Their job will be the acquisition and utilization of said properties. Their action to be approved by the entire County Commission or referendum, or both as required by law.”

A walk-through of the new Courthouse for the Commissioners has been planned for December 3, 2003, at 5:00 p.m. At that time, the Courthouse is expected to be at “substantial completion”.

A monthly budget review has been performed. At one-third of the way through the fiscal year, the County is 2.8% under budget. There were only a couple of departments that were not under budget due to unforeseen circumstances. Commissioner Herrin requested Mr. Akridge to explain why those departments were over budget. Mr. Akridge noted Superior Court was over due to the capital murder cases.

## **PUBLIC COMMENTS**

- George Scott inquired if the delay of the new Courthouse had a positive or negative effect on spending for the County. Commissioner Berry answered it was a positive effect because the operational costs of the new building would be substantially more than those of the current building.

Mr. Scott asked if the matter regarding the unbudgeted expenses of support from the Sheriff’s Office had been resolved. Chairman Rainer stated the architect had advised the funds for the metal detector were in the contract, and Bob Matthews would supply that equipment. Mr. Scott asked if a resolution had been reached regarding the number of deputies needed for the support of the new Courthouse. Chairman Rainer advised a resolution had not been reached. Commissioner Herrin stated he had discussed the matter with the Sheriff’s Office, and the information would be released at the appropriate time.

Mr. Scott continued by questioning if the employees’ vacation policy would be reviewed and/or revised as previously discussed between staff, two (2) Commissioners and the Citizens Advisory Committee in August, 2003. Chairman Rainer stated it would not be possible to give him a definitive answer. Mr. Akridge would look into the matter, and the Commissioners would take it under advisement.

Commissioner Herrin advised Mr. Scott that he was welcome to any information the County has, but he should make his requests in the same manner as other citizens. The County has a staff that would be more than happy to assist him and answer any questions he may have, and he would be more than welcome to make any statement during the public comments session of the meeting.

Commissioner Berry requested Mr. Akridge to place a work session on the next agenda to discuss the vacation policy.

- Commissioner Berry addressed Commissioner Feller’s advertisement in the November 12, 2003, edition of the Tribune & Georgian entitled “*Hoodwink Announcement*” regarding the County employees’ pay raise and medical insurance cuts. Commissioner Berry stated the problem with the advertisement was that the public perceived it as the truth when it is not. The advertisement was incorrect in that it did not state Commissioner Berry did not support either of the issues and voted no both. The ad also implied the Commissioners were unanimously in favor of both matters. Additionally, the

ad did not state that Commissioner Feller supported the medical cuts and voted in favor of the same. Regarding the pay raise, Commissioner Berry stated it was determined at the last meeting the average yearly salary was \$29,000.00. Three percent of that salary was \$800.00. The average raise received by county employees would be \$800.00. Commissioner Berry stated the medical cuts would cost each employee .60 per pay period. Fire Chief Danny Daniels interjected that did not include the change in the pharmaceutical. Commissioner Berry stated if medication was purchased through the mail, there would be no change, but if medication was purchased from a pharmacy, there would be a change. The County would encourage employees to use the mail system. Commissioner Berry stated the short-term disability was optional. Employees would buy that coverage if they desired it. He stated the change to the well-child care benefit was only \$3.00 per year. The total cost of the changes was only .60 per pay period – a difference of \$14.00 per year. Commissioner Berry stated the advertisement implies the County employees received nothing from the raise because the increase and/or changes in the health insurance benefits. Commissioner Berry stated the advertisement was erroneous and irresponsible, and he would not allow Commissioner Feller to speak unilaterally. Commissioner Berry stated these were the factual numbers regarding the raise and health care changes, and it was unfair for Commissioner Feller to place the advertisement in the paper. Commissioner Berry stated he voted no on both of these issues, and Commissioner Feller did not.

Commissioner Feller stated the figures he used had been received from staff. He disagreed that the average salary was \$29,000.00, but rather \$26,000.00. Three (3) percent of \$26,000.00 would be \$780.00. Commissioner Feller reminded the Board he requested each employee receive a pay increase of \$850.00 rather than the 3%. If an employee earns \$15,000.00, the 3% would only be a \$450.00 increase. If an employee earns \$50,000.00, the 3% would be \$1,500.00. There were approximately 299 employees of the approximate 350 who would have benefited more from his \$850.00 plan. Commissioner Feller stated the employees with smaller salaries benefit little from the 3% COLA.

Commissioner Herrin and Commissioner Rhodes both stated the employees they had spoken with thanked them for the pay increase.

## **OLD BUSINESS**

None.

## **NEW BUSINESS**

### **A. Resolution regarding revision of the National Highway System, the Kingsland and St. Marys Urban Areas, and the Highway Functional Classification System**

Commissioner Feller made a motion, seconded by Commissioner Rhodes and voted unanimously to adopt the resolution regarding revision of the National Highway System, a copy of which is incorporated into and made a part of these minutes.

### **B. Tax bill penalty fee reimbursement for Joseph C. Hegarty, M.D.**

Mr. Akridge advised the Commissioners that the Tax Commissioner's office had advised Dr. Hegarty's tax bill was forward to an address in Minnesota in error. The Tax Commissioner's office recommended reimbursing Dr. Hegarty the penalties and interest charged in the amount of \$669.48.

Commissioner Rhodes made a motion, seconded by Commissioner Herrin to reimburse Dr. Hegarty the penalties and interest charged on his 2002 tax bill in the amount of \$669.48.

On discussion, Commissioner Feller inquired if Mr. Akridge had received any communication from Ms. Wainright. Mr. Akridge advised he had received verbal communication from Ms. Wainright's office, and Ms. Wainright's recommendation was to reimburse Dr. Hegarty. Commissioner Feller requested written documentation from the Tax Commissioner's office be included in the packets in the future.

The Commissioners voted unanimously to direct the Tax Commissioner's office to reimburse Dr. Hegarty \$669.48.

**C. Appointment of Charles Grayson Day as Trustee to the Camden County Public Library Board of Trustees**

Commissioner Berry advised the Commissioners that Mr. Day had indicated to him a desire to serve on the Public Library Board.

Commissioner Berry made a motion, seconded by Commissioner Herrin and voted unanimously to appoint Mr. Charles Grayson Day as Trustee to the Camden County Public Library Board of Trustees.

**D. Acceptance of right-of-way deed from John W. Jacobs for Old Jefferson Road, Phase II**

Commissioner Rhodes made a motion, seconded by Commissioner Herrin and voted unanimously to accept the right-of-way deed from John W. Jacobs for Old Jefferson Road, Phase II.

**E. Acceptance of right-of-way deed from Bill Day and Suzanne Wilson for South Alvah Brazell Road**

Commissioner Feller made a motion, seconded by Commissioner Herrin and voted unanimously to accept the right-of-way deed from Bill Day and Suzanne Wilson for South Alvah Brazell Road.

**F. Acceptance of the "Protect Our Investment" program**

Mr. Larry Lampe, Road Department, explained the Protect Our Investment Program would allow for the overlay of approximately eleven (11) miles of Camden County roads in an effort to protect the County's roads from deterioration. Overlaying the County's roads as a preventive measure would be more cost effective than rebuilding the roads once they had deteriorated.

Commissioner Herrin inquired as to the cost of this program. Mr. Lampe stated the cost would be between \$385,000 and \$425,000.

Commissioner Berry made a motion, seconded by Commissioner Rhodes and voted unanimously to approve the Protect Our Investment Program for the repair, leveling and overlay of the following County roads and the allocation for such overlay shall be paid from S.P.L.O.S.T funds:

1. Intersection of Vacuna Road and Clarksbluff Road – 500 feet in each direction;
2. Mushbluff Road Loop from Spur 40 Highway to Spur 40 Highway – 2 miles;
3. Hickory Bluff Road from Dover Bluff Road to Field Creek Circle – 1.35 miles;
4. Western end of Greenville Road from Temple Church Road to the new box culvert over Temple Creek – 1.2 miles;

5. Eastern end of Greenville Road from Temple Church Road to the new box culvert over Temple Creek – 0.2 miles;
6. New Post Road/Incachee Road from Highway 252 to Highway 110. The County will only overlay various sections for a total of approximately 2.5 miles;
7. Providence Church Road from Highway 17 to the end of pavement - .90 miles;
8. Scrubby Bluff Road from I-95 to Lanier Road - .73 miles;
9. A portion of Gap Swamp Road from Billyville Road to Spur 25 – approximately 1 mile;
10. Laurel Island Parkway from I-95 East for approximately .30 mile; and
11. The paved portion of Owens Ferry and Bailey Mill Road off Highway 252 (a.k.a Jerusalem) - .96 miles.

**G. Application from Archie Boyton for preliminary and final plat approval**

Mr. Akridge advised Mr. Boyton was seeking final plat approval for a five acre tract of property at the Katherine Adams property for the construction of a single-family residence.

Commissioner Feller made a motion, seconded by Commissioner Herrin and voted unanimously to approve Mr. Boyton's application for preliminary and final plat approval of a five acre tract for the construction of a single-family residence.

**H. Application from Glenda Vazquez for rezoning 1.5 acres from A-F to A-R**

Mr. Akridge advised Ms. Vazquez filed an application to rezone 1.5 acres from Agriculture-Forestry to Agriculture-Residential to create a residential lot for her son.

Commissioner Feller made a motion, seconded by Commissioner Herrin and voted unanimously to approve Ms. Vazquez's application for rezoning of 1.5 acres of her property located at Brazell Lane from Agriculture-Forestry to Agriculture-Residential.

**I. Application from Irvin Lewis for rezoning 1.5 acres from A-F to A-R**

Mr. Akridge advised Mr. Lewis filed an application to rezone 1.5 acres from Agriculture-Forestry to Agriculture-Residential to create a care-taker residence which will be a mobile home.

Commissioner Rhodes made a motion, seconded by Commissioner Feller to approve Mr. Lewis' application for rezoning of 1.5 acres of his property located on the Old Dixie Highway from Agriculture-Forestry to Agriculture-Residential.

On discussion, Commissioner Berry asked Tish Watson, Planning and Building Department, if the home was currently on the property. Ms. Watson and Mr. Akridge advised the home was moved onto the property, but it was in two (2) separate pieces. Mr. Akridge advised that he had instructed Mr. Lewis not to move the home onto the property. Commissioner Berry stated he had issue with Mr. Lewis moving the home after being advised not to.

Brent Green, County Attorney, questioned if the easement to the property was a proper easement. Ms. Watson advised Mr. Lewis had been using the easement for a number of years, and he had documentation stating he was granted the right to cross the property. She understands the EMS/Fire Rescue uses the easement to access a dry hydrant, which Fire Chief Danny Daniels confirmed.

**So voted 4 to 1,**  
Chairman Rainer – Yea  
Commissioner Herrin – Yea  
Commissioner Rhodes – Yea  
Commissioner Berry – Nay  
Commissioner Feller – Yea

**The motion carried.**

**J. Application from Donald B. Thornton for rezoning 5 acres from A-F to A-R**

Mr. Akridge advised Mr. Thornton filed an application to rezone 5 acres of his property on Lampadoshia Road from Agriculture-Forestry to Agriculture-Residential for a single family home.

Commissioner Feller made a motion, seconded by Commissioner Rhodes and voted unanimously to approve Mr. Thornton's application to rezone 5 acres of his property on Lampadoshia Road from Agriculture-Forestry to Agriculture-Residential for a single family home.

**K. Application from Ricky D. Raleigh for rezoning 4.46 acres from A-R to R-2**

Mr. Akridge advised Mr. Raleigh filed an application to rezone 4.46 acres of his property located in the Hickory Bluff Community area from Agriculture-Residential to Residential-2 for the purpose of future development.

Commissioner Rhodes made a motion, seconded by Commissioner Feller and voted unanimously to approve Mr. Raleigh's application to rezone 4.46 acres of his property located in the Hickory Bluff Community area from Agriculture-Residential to Residential-2 for the purpose of future development.

**L. Application from Robert D. Waye for rezoning 1.5 acres from A-R to C-G**

Mr. Akridge advised Mr. Waye filed an application to rezone 1.5 acres his property on Highway 17 north of Kingsland from Agriculture-Residential to C-G for the purpose of relocating his restaurant.

Commissioner Rhodes made a motion, seconded by Commissioner Herrin and voted unanimously to approve Mr. Waye's application to rezone 1.5 acres his property on Highway 17 north of Kingsland from Agriculture-Residential to C-G for the purpose of relocating his restaurant.

**M. Board of Equalization (Commissioner Feller)**

Chairman Rainer explained Commissioner Feller requested this item be placed on the agenda for the consideration of appointing another Board of Equalization panel to hear appeals. Chairman Rainer requested Mr. Green to explain the criteria for appointing an additional panel. Mr. Green explained under O.C.G.A. Section 48-5-311, for each 10,000 parcels of property one additional panel may be appointed by resolution on or before November 1. Additionally, before any Board of Equalization member can hear an appeal, the member must attend the mandated forty (40) hours of training.

Commissioner Feller stated in view of the information provided by Mr. Green, he would not want to make a motion on this matter at this time. Commissioner Feller stated he believed an additional panel would have been helpful in resolving the appeals in a timely manner.

No action taken.

**N. Contract for Appraisal Services with Norman & Associates**

Dan Delovie, Board of Tax Assessors, advised the Commissioners the Board renegotiated the contract with Norman & Associates for appraisals of properties in Camden County. Norman & Associates agreed to reduce the contract price to \$215,000. This item was budgeted at \$270,000. The Board of Assessors does not want to give up the budgeted item but wanted to demonstrate an effort of conserving funds. Mr. Delovie stated the importance of Norman & Associates continuing the appraisals would be uniformity throughout the County. Additionally, Mr. Delovie believed the increase in the digest for the second half would not be as dramatic as that in the first due to the fact most of the property residential.

Commissioner Herrin made a motion, seconded by Commissioner Rhodes to approve the renegotiated contract with Norman & Associates.

On discussion, Commissioner Feller stated this matter should be held over for the next meeting in order to provide proper notice to the public. Commissioner Feller stated the Public Relations clause of the contract was not acted on previously and he would like to see it put in place for the upcoming reappraisals.

Commissioner Berry stated this contracted was placed for bid two (2) years ago. The Board of Assessors has renegotiated a lower price on a contract the Commissioners previously submitted for bid and entered into. The renegotiated contract saved the taxpayers \$55,000.

The Commissioners voted unanimously to accept the renegotiated contract with Norman & Associates.

**O. Cancellation of the December 2, 2003, regular meeting.**

Commissioner Rhodes made a motion, seconded by Commissioner Feller to cancel the December 2, 2003, regular meeting and meet on December 16, 2003.

Commissioner Berry clarified for the public with the Thanksgiving Holiday being next week there would not be any material to place on the December 2<sup>nd</sup> agenda, and it would be more efficient to place all items on the December 16<sup>th</sup> agenda.

The Commissioners voted unanimously to cancel the December 2, 2003, regular meeting.

**ADJOURNMENT:**

Motion made by Commissioner Rhodes, seconded by Commissioner Feller and voted unanimously to adjourn the meeting at 6:50 p.m.

Respectfully submitted,

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David L. Rainer  
Chairman

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Jodi M. Galloway  
Executive Assistant