



BALDWIN COUNTY REGULAR MEETING

July 19, 2022

1601 N Columbia St, Suite 220

6:00 PM

AGENDA

CALL TO ORDER

INVOCATION

PLEDGE OF ALLEGIANCE

1. Baldwin High School Naval JROTC

APPROVAL OF MINUTES

- [2.](#) July 5, 2022 Regular Meeting

ADMINISTRATIVE/FISCAL MATTERS

3. Update on Comprehensive Plan - Middle GA Regional Commission
- [4.](#) Highway 22 / 24 Roundabout Support Letter - County Manager
- [5.](#) Board of Health Appointment - Chairman
6. Public Health Report - Chairman

OLD BUSINESS

NEW BUSINESS

COUNTY MANAGER'S REPORT

PUBLIC COMMENT PERIOD FOR NON-AGENDA ITEMS

ADJOURNMENT

REMINDERS

August 2, 2022, Tuesday, 6:00 p.m., Regular Commission Meeting, Suite 220, Government Building.

August 16, 2022, Tuesday, 6:00 p.m., Regular Commission Meeting, Suite 220, Government Building.

September 5, 2022, Monday, All Non-Emergency Departments Will Be Closed in Observance of Labor Day.

September 6, 2022, Tuesday, 6:00 p.m., Regular Commission Meeting, Suite 220,
Government Building.

September 20, 2022, Tuesday, 6:00 p.m., Regular Commission Meeting, Suite 220,
Government Building.



BALDWIN COUNTY REGULAR MEETING

July 05, 2022

1601 N Columbia St, Suite 220

6:00 PM

MINUTES

MEMBERS PRESENT

Henry Craig
John Westmoreland
Kendrick Butts
Emily Davis
Sammy Hall

ALSO PRESENT

Carlos Tobar
David McRee
Dawn Hudson
Cindy Cunningham

CALL TO ORDER

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

INVOCATION

County Manager Carlos Tobar delivered the Invocation.

PLEDGE OF ALLEGIANCE

Baldwin High School Naval JROTC Cadets presented the colors and led the Pledge of Allegiance.

APPROVAL OF MINUTES

Vice Chairman John Westmoreland made a motion to approve the minutes of the June 7, 2022 Regular Meeting, June 23, 2022 Called Meeting and June 30, 2022 Planning Session as presented. Commissioner Kendrick Butts seconded the motion and it passed unanimously.

ADMINISTRATIVE/FISCAL MATTERS

Mutual Aid Agreement

Chief Victor Young presented an Agreement for Fire Service Mutual Aid with the Deepstep Fire Department. He reported the Agreement outlines conditions and responsibilities of the parties to aid each other during times of significant emergencies. Chief Young recommended the approval of the Agreement for Fire Service Mutual Aid with Deepstep Fire Department.

Commissioner Sammy Hall made a motion to approve the Agreement for Fire Service Mutual Aid with the Deepstep Fire Department. Commissioner Emily Davis seconded the motion and it passed unanimously.

2022 Community Home Investment Program (CHIP)

County Manager Tobar stated that as part of the Community Home Investment Program (CHIP) grant award, Commissioners must address certain General Conditions as

outlined in the Award. Mr. Tobar presented the following information for the Board's consideration:

- 1) Resolution adopting CHIP grant homeowners' eligibility requirements for the CHIP Grant. He reported eligibility requirements have been established for use in administering the CHIP program for financial assistance pursuant to the housing rehabilitation grant project. The Resolution further states that assistance through the CHIP grant will be provided according to the property value limits for homeownership activities as outlined in the HOME Final Rule published July 2013, and no home receiving assistance will have an after-rehabilitation value that exceeds 95 percent of the area median purchase price for existing single-family units as issued by HUD.
- 2) Resolution for adoption of Policies and Procedures and Written Rehabilitation Standards in accordance with the requirements of the 2022 CHIP program description.
- 3) Section 3 Policy for Covered HUD Funded Activities – Mr. Tobar reported Section 3 pertains to training, employment contracting and other economic opportunities arising in connection with the expenditure of federal housing assistance and community development assistance used in conjunction with housing rehabilitation, housing construction and other public construction. All recipients and sub-recipients of Section 3 covered assistance must comply with the provisions of this policy in order to be eligible for DCA awards. He stated Section 3 is part of the regulatory agreement of the CHIP grant award.

Mr. Tobar stated the adoption of these Resolutions and the Section 3 Policy is the next step in addressing General Conditions of the grant award. He stated the Grant Administrator, Gilbert & Associates, will let him know what steps to take next in moving forward.

Commissioner Emily Davis made a motion to adopt the Resolutions for the CHIP award. Commissioner Kendrick Butts seconded the motion.

Commissioner Davis amended her motion to approve both resolutions - the Resolution adopting homeowners eligibility requirements, the Resolution adopting Policies and

Procedures and Written Rehabilitation Standards and to adopt the Section 3 Policy as presented. Commissioner Butts accepted the amendment to the motion and it passed unanimously.

Copies of the approved Section 3 Policy and Resolutions are on file in the CHIP grant documents in the Commissioners' Office.

Hangar Ground Lease Agreement

County Manager Tobar presented a ground lease agreement between NRH Properties and Baldwin County for the rent / lease of property for a new hangar. Mr. Tobar reported the base term of the lease is for twenty (20) years beginning June 2022 and ending May 31, 2042 with monthly lease payments of \$392.00 per month for first five years to be increased by the cumulative CPI for the next five years and repeating to increase at each five-year interval until the final contract date. Mr. Tobar stated NRH Properties is paying for the construction of the hangar.

Commissioner Kendrick Butts made a motion to approve the Hangar Ground Lease Agreement with NRH Properties as presented. Commissioner Emily Davis seconded the motion and it passed unanimously.

A copy of the Hangar Ground Lease Agreement is herewith attached at pages _____ and _____.

Broadband Resolution

County Manager Tobar presented a Resolution authorizing acceptance of the American Rescue Plan Act (ARPA) Recovery Fund Broadband Infrastructure Grant. He stated the Resolution also includes - finding that Windstream Corporation is the sole source qualified to design, construct, install and implement the Broadband Public Works project to be funded by the grant proceeds to Windstream; ratifying the acceptance of the grant and its terms and conditions; authorizing the execution and delivery of documents related to the grant award. Mr. Tobar reported in the initial application a request in the amount of \$917,916.50 was submitted to the State of Georgia to fund a portion of designing, construction, installation and implementation of a fiber-optic broadband network. The State doublechecked the number of houses that are to be beneficiaries and there were some duplicates. The initial number of underserved houses was 751 and the revised number is 683. Therefore, the State requested a budget revision. Windstream revised the budget and subsequently grant funds were requested in the amount of \$842,136.44; Windstream matching funds increased to \$792,503.00; and Baldwin County matching funds of \$151,782.50 remain the same for a total estimated project cost of \$1,786,422.00.

Commissioner Sammy Hall made a motion to approve the Broadband Resolution as presented. Vice Chairman John Westmoreland seconded the motion and it passed unanimously.

A copy of the Resolution is herewith attached and made an official part of the minutes at pages _____ and _____.

Contract Service and Financial Agreement for Workforce Development

Assistant County Manager Dawn Hudson presented a Contract Service and Financial Agreement between Baldwin County and the Executive Committee of Chief Elected Officials for Middle Georgia Workforce Development Area II and the Workforce Development Board and for Middle Georgia Workforce Development Area II and the Middle Georgia Consortium whose members are the ten counties within the Middle Georgia Workforce Development Area II. Ms. Hudson reported Baldwin County serves as grant recipient and fiscal agent for grant funds and does receive administration fees for these services. She stated the contract outlines responsibilities of all parties in the agreement, and the County will perform the services of fiscal agent. Ms. Hudson reported that Baldwin County has no liability for any costs incurred under this program.

Vice Chairman John Westmoreland made a motion to approve the Contract Service and Financial Agreement for Workforce Development as presented. Commissioner Kendrick Butts seconded the motion and it passed unanimously.

A copy of the Agreement is on file in the Commissioners' Office.

OLD BUSINESS

There was no Old Business to come before the Board.

NEW BUSINESS

There was no New Business to come before the Board.

COUNTY MANAGER'S REPORT

County Manager Carlos Tobar reported a new Code Enforcement Officer, Lisa Marks, has started work; Probate and Magistrate offices have moved into their new space on the first floor at the Courthouse; Fire and Rescue graduated eight (8) new firefighters; bids for the Airport Wind Cone and Segmented Circle are due Friday, July 8th; the Zoning Map has been completed and submitted to the Middle Georgia RC to place on a web map for the public to view and the Request for Proposals for the Aquatic Center will be completed by July 15th.

PUBLIC COMMENT PERIOD FOR NON-AGENDA ITEMS

Mr. James Finney addressed the Board requesting that the Collins P Lee Center be renamed for Ms. Lucille Harris.

Mr. Gregory Barnes addressed the Board regarding an Open Records Request for an audio transcript of the May 25th Executive Session. Chairman Craig responded Executive Sessions are not recorded. Mr. Barnes urged the Board to make recordings of Executive Sessions.

ADJOURNMENT

Commissioner Emily Davis made a motion to adjourn the meeting at 6:40 p.m. Commissioner Sammy Hall seconded the motion and it passed unanimously.

Respectfully submitted,

Henry R. Craig
Chairman

Cynthia K. Cunningham
County Clerk

DEPARTMENT OF TRANSPORTATION
STATE OF GEORGIA

INDICATION OF ROUNDABOUT SUPPORT

Georgia Department of Transportation
Office of Program Delivery
600 West Peachtree Street, 25th Floor
Atlanta, Georgia 30308
ATTN: Jonathan Dechko, Project Manager

Location

Baldwin County supports the consideration of a roundabout at the location specified below.

Description: SR 22 @ SR 24

State/County Route Numbers: See above

Project: Baldwin County: P.I. 0015667

Associated Conditions

The undersigned agrees to participate in the following maintenance of the intersection in the event that the roundabout is selected as the preferred concept alternative:

- The full and entire cost to energize the lighting system installed and to provide for the operation/maintenance thereof.

We agree to participate in a formal *Local Government Lighting Project Agreement* during the preliminary design phase. This indication of support is submitted and all the conditions are hereby agreed to. The undersigned are duly authorized to execute this agreement.

This _____ day of _____, 20__

Attest:

By: _____

Title: _____

County or City Clerk

July 12, 2022

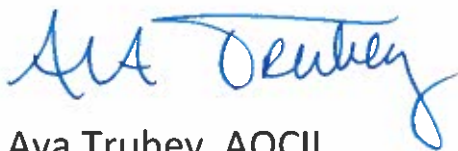
Mr. Henry Craig
Chairman, Baldwin County Board of Commissioners
1601 N. Columbia Street, Suite 230
Milledgeville, GA 31061

Dear Mr. Craig,

The term of Mr. David Glover serving on the Baldwin County Board of Health will expire on 12/31/22. This position is to be A consumer, or an advocate for consumers of Health Services (O.C.G.A 31-3-2, 45-2-1). The term expires upon completion of the six-year term.

You may either re-appoint Mr. Glover or appoint another person to this position. When your appointment is complete, please send us notification in writing of the appointment.

Respectfully,



Ava Trubey, AOCII
Baldwin County Health Department

IV. Service on the County Board of Health

The members of the Board

Each County Board of Health has seven members, who must be at least 21 years old and a county resident.³⁹ The law sets out the requirements for each of those seven positions, and who appoints those members. The seven positions are:

[Positions 1 through 4 are appointed by the county's chief executive officer]

Position 1: The CEO of the county's governing authority, or another elected member of the county governing authority that is designated by the CEO.⁴⁰

Term expires when member leaves elected office or when CEO assigns a replacement.

Position 2: A licensed physician actively practicing in the county. In a county with less than four physicians, or no physician practicing in the county who is willing and able to serve, a licensed nurse or dentist or another person having familiarity and concern for medical services in the county may be selected.

Term expires upon completion of the six year term; will be less than six years if appointed mid-term.

Position 3: A consumer or an advocate for consumers of health services.

Term expires upon completion of the six year term; will be less than six years if appointed mid-term.

Position 4: A consumer who will represent the needy, underprivileged or elderly.

Term expires upon completion of the six year term; will be less than six years if appointed mid-term.

³⁹ O.C.G.A. §§ 31-3-2, 45-2-1.

⁴⁰ Op. Att'y Gen. No. 80-25.