



BALDWIN COUNTY REGULAR MEETING

March 05, 2024

1601 N Columbia St, Suite 220

6:00 PM

AGENDA

CALL TO ORDER

INVOCATION

1. Reverend Susan Balfour, First Presbyterian Church

PRESENTATION OF COLORS

2. Baldwin County High School JROTC

PLEDGE OF ALLEGIANCE

APPROVAL OF MINUTES

- [3.](#) February 20, 2024 Regular Meeting
February 20, 2024 Executive Session

ADMINISTRATIVE/FISCAL MATTERS

- [4.](#) FY 2024 CDBG Application Resolution - Assistant County Manager

OLD BUSINESS

NEW BUSINESS

PUBLIC COMMENT PERIOD FOR NON-AGENDA ITEMS

EXECUTIVE SESSION - LITIGATION

ADJOURNMENT

REMINDERS

March 19, 2024, Tuesday, 6:00 p.m., Regular Meeting, 1601 North Columbia Street, Suite 220.

April 2, 2024, Tuesday, 6:00 p.m., Regular Meeting, 1601 North Columbia Street, Suite 220.

April 16, 2024, Tuesday, 6:00 p.m., Regular Meeting, 1601 North Columbia Street, Suite 220.



**BALDWIN COUNTY
REGULAR MEETING**
February 20, 2024
1601 N Columbia St, Suite 220
6:00 PM

MINUTES

MEMBERS PRESENT

Emily Davis
John Westmoreland
Kendrick Butts
Sammy Hall
Henry Craig

OTHERS PRESENT

Brandon Palmer
Carlos Tobar
Dawn Hudson
Cindy Cunningham

CALL TO ORDER

Chair John Westmoreland called the meeting to order at 6:00 p.m.

INVOCATION

Pastor Kenny Walker, Victory Baptist Church, delivered the Invocation.

PLEDGE OF ALLEGIANCE

Pastor Kenny Walker led the Pledge of Allegiance.

PRESENTATIONS

Mr. Jonathan Jackson, Executive Director of STAG Vets, Inc. and founder of Comfort Farms, presented information about the program which promotes a structured, holistic approach for displaced veterans suffering from PTSD and other invisible disabilities, aiding their reintegration into family, society and economy. Mr. Jackson discussed the vision and mission of Comfort Farms. He stated the farm was started here in 2016, and the premier location at 347 Horace Veal Road currently prepares veterans and students for careers in sustainable food production that integrates economic profitability, environmental stewardship, and healing through the use of a developing model of Agro-Cognitive Behavioral Therapy and time-tested organic holistic approaches.

APPROVAL OF MINUTES

Commissioner Emily Davis made a motion to approve the minutes of the February 6, 2024 Regular Meeting and the February 6, 2024 Executive Session as submitted. Vice Chairman Kendrick Butts seconded the motion and it passed unanimously.

ADMINISTRATIVE / FISCAL MATTERS

Alcohol Beverage License

County Manager Carlos Tobar presented an Alcoholic Beverage License Application for Retail Beer and Wine, location at 2693 Irwinton Road. Mr. Tobar stated the application meets County requirements with minor maintenance and repairs that must be done at site.

Commissioner Sammy Hall made a motion to approve the Alcoholic Beverage License as presented. Vice Chairman Kendrick Butts seconded the motion and it passed unanimously.

Public – Private Economic Development Promotional Initiative

County Manager Tobar stated the availability of real estate resources play an important role in the economic development efforts of the Development Authority and Baldwin County. He reported the County solicited innovative proposals for communicating the availability of resources at the Airport terminal, and one proposal was received. Mr. Tobar presented a Public-Private Economic Development Promotional Initiative Memorandum of Understanding (MOU) between Baldwin County and the Promotor, The Kimi Clements Team. He said a TV Monitor will be placed at the Airport terminal focusing on presenting Baldwin County economic development features as well as real estate services provided by The Kimi Clements Team. If a sale is made, the Promotor will donate funds and/or support valued at \$100.00 to the County. He stated the MOU outlines terms of the agreement and responsibilities of the parties. Mr. Tobar reported the MOU was submitted to Commissioners for their review prior to the meeting.

Commissioner Henry Craig made a motion to approve the Memorandum of Understanding for the Public-Private Economic Development Promotional Initiative as presented. Vice Chair Kendrick Butts seconded the motion and it passed by the following vote:

Aye: Craig, Butts, Davis, Westmoreland Nay: Hall

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

OLD BUSINESS

Commissioner Emily Davis asked County Manager if the situation with Waste Management had been resolved.

Commissioner Davis introduced Ms. Beverly Lundy Hill who discussed the African American Historical Banner Project.

Mr. Barry Havior addressed the Board on behalf of the Recreation Department. He stated the Recreation Department needs a bus to carry participants to various events. Commissioner Henry Craig asked Mr. Tobar to research this.

Commissioners expressed appreciation and gratitude to Mr. Havior for his work in coaching the track and field team and his mentoring youth in Baldwin County. A sign thanking Mr. Havior for his dedicated service to Baldwin County was displayed for everyone. The sign will be placed at the track field at the Recreation Department.

NEW BUSINESS

Commissioner Emily Davis discussed a situation that occurred recently with the Voter Registrars Office. County Manager Carlos Tobar stated he will look into the matter.

COUNTY MANAGER'S REPORT

County Manager Tobar stated he submitted the County Manager's Report to the Board prior to tonight's meeting for their review and comments. He reported a developers meeting will be held Friday, February 23rd to discuss the Rural Housing Initiative. He

discussed dates for upcoming pre-construction meetings for various projects and reported a groundbreaking ceremony will be held on the current CDBG sewer line project on March 21st at 1:30 p.m.

Chairman Westmoreland asked for an update on the waterline project on Log Cabin Road. County Manager Tobar responded the County is waiting on the permit and the contractor will begin when it is received.

PUBLIC COMMENT PERIOD FOR NON-AGENDA ITEMS

Mr. Edwin Atkins, 939 Walnut Street, addressed the Board regarding the Old State Prison property which is the site for the new Aquatic Center. He stated he is opposed to ground disturbing activities at the site until resources can be assessed by qualified archaeologists. Mr. Atkins requested that Baldwin County designate the site with historic signage, and he presented information on the Historic Preservation Division's requirements for historical markers. He also stated there is a Georgia Historical Marker Program that accepts applications for \$2,500.00 in funding for historic markers with the next application deadline being May 1st.

EXECUTIVE SESSION

Commissioner Emily Davis made a motion to adjourn into Executive Session at 6:45 p.m. to discuss litigation. Vice Chairman Kendrick Butts seconded the motion and it passed unanimously.

RECONVENE REGULAR MEETING

Commissioner Sammy Hall made a motion to reopen the Regular Meeting at 7:05 p.m. Commissioner Emily Davis seconded the motion and it passed unanimously.

Commissioner Sammy Hall reported that during the public comment period Mr. Edwin Atkins requested the County place a historic marker at the Old State Prison site. He also presented information about an application process through the Georgia Historical Marker Program for funding of historic markers.

Commissioner Hall made a motion to provide a historical marker at the Old State Prison site as requested by Mr. Atkins and to pay the \$2,500.00 to the Georgia Historical Marker Program if Baldwin County is selected. Commissioner Emily Davis seconded the motion and it passed unanimously.

Chairman John Westmoreland reported he has appointed Commissioner Henry Craig as the County's voting delegate for the Georgia Opioid Settlement Advisory Commission and the Regional Advisory Councils.

ADJOURNMENT

Commissioner Henry Craig made a motion to adjourn the Regular Meeting at 7:10 p.m. Vice Chairman Kendrick Butts seconded the motion and it passed unanimously.

Respectfully submitted

John H. Westmoreland
Chairman

Cynthia K. Cunningham
County Clerk

**BALDWIN COUNTY
FY2024 CDBG APPLICATION
RESOLUTION**

Item 4.

WHEREAS, the Georgia Department of Community Affairs has established the Community Development Block Grant program to assist cities and counties with improvements to public facilities, economic development, and housing in Georgia, and

WHEREAS, there exists in Baldwin County a need to provide sewer and housing improvements to the County's FY2024 CDBG Target Area,

NOW THEREFORE, BE IT RESOLVED by the Chair and Board of Commissioners that Baldwin County supports the application for FY2024 CDBG funds and that the County will apply for these funds for sewer improvements and housing improvements in the County's FY2024 CDBG Target Area. Baldwin County commits to the required cash match for the project, \$1,000 cash for the required audits and all additional cash and/or in-kind services needed to complete the project over the grant amount.

BE IT FURTHER RESOLVED that the Chair is authorized and directed to act as the official representative of Baldwin County, to act in connection with the application, to be responsible for compliance with the applicable state and federal requirements of the program, and to provide such additional information as may be required;

BE IT FURTHER RESOLVED that Chair is authorized to enter into agreements for engineering and grant administration services relating to the application and subsequent grant (if funded) and to execute the application and other required documents on behalf of the County including the grant award package (if funded);

BE IT FURTHER RESOLVED that Baldwin County commits to own, operate, and maintain all proposed sewer improvements;

BE IT FURTHER RESOLVED that Baldwin County hereby adopts the Citizen Participation Plan of the Georgia Department of Community Affairs to ensure public involvement in the CDBG process;

BE IT FURTHER RESOLVED that the County hereby acknowledges that the proposed project is subject to the requirements of Section 3 of the Housing and Urban Development Act of 1968, as amended, 12 U.S.C. 1701u (Section 3) and in accordance with the Georgia Department of Community Affairs' Section 3 Compliance Plan will to the greatest extent feasible, comply with all Section 3 requirements;

BE IT FURTHER RESOLVED that the County hereby acknowledges that the proposed project is subject to the requirements of Title VIII of the Civil Rights Act of 1968 (Fair Housing Act), as amended, Section 104(b)(2) of the Housing and Community Development Act of 1974, as amended, and Section 105(b)(3) of the National Affordable Housing Act of 1990 (NAHA). The County hereby commits to Affirmatively Furthering Fair Housing to the greatest extent feasible.

BE IT FURTHER RESOLVED that the County hereby acknowledges that the proposed project is subject to the requirements of Section 504 of the Rehabilitation Act of 1973, as amended, Title II of the Americans with Disabilities Act of 1990 (ADA), and the Architectural Barriers Act of 1968. The County hereby commits to comply with all Section 504 requirements to the greatest extent feasible.

BE IT FURTHER RESOLVED that the proposed sewer improvements and housing improvements are in conformance with Baldwin County's Comprehensive Plan and are not inconsistent with the County's Service Delivery Strategy;

BE IT FURTHER RESOLVED that a true and dedicated commitment has been made to the project for the successful completion of the above improvements for the citizens, especially the low-to-moderate income citizens;

BE IT RESOLVED this ____ day of _____, 2024.

John H. Westmoreland, Chair

CERTIFICATION

I do hereby certify that the foregoing is a true and correct copy of the Resolution duly adopted by Baldwin County the date so stated in said Resolution. I further certify that I am the County Clerk and that said Resolution has full force and effect the ____ day of _____, 2024.

ATTEST:

(SEAL)

Cindy Cunningham, County Clerk