PAULDING COUNTY BOARD OF COMMISSIONERS
BOARD MEETING MINUTES
September 22, 2026

Watson Government Complex
Second Floor – Board of Commissioners Meeting Room

CALL TO ORDER: Timothy Estes, Chairman

INVOCATION & PLEDGE: Mike Wheeler, Pastor of Mt. Zion Baptist Church

PRESENT: Tim Estes, Chairman; Keith Dunn, Post I; Sandy Kaecher, Post II (Via Phone); Virginia Galloway, Post III; Dean Schneider, Post IV; Glenn Richardson, County Attorney; Tabitha Pollard, County Manager; Rebecca Merideth, County Clerk.

MINUTES:

1. ***Virginia Galloway made a motion to adopt the September 8, 2026 Work Session Minutes and the September 8, 2026 Board Meeting Minutes. Seconded by Sandy Kaecher.*** Voting Yea: Chairman Estes, Post I Keith Dunn, Post II Sandy Kaecher, Post III Virginia Galloway, Post IV Dean Schneider.

ANNOUNCEMENTS: None

INVITED GUESTS: None

BID AWARDS:

2. ***Agreement with MAXAIR Mechanical in the amount of $252,579.00 for the HVAC unit replacement of RTU 3 and RTU 5 at the Administration Building. Funding for this purchase will be allocated from General Funds:***
   Keith Dunn made a motion to authorize the Chairman to sign the Agreement with MAXAIR Mechanical in the amount of $252,579.00 for the HVAC unit replacement of RTU 3 and RTU 5 at the Administration Building. Funding for this purchase will be allocated from General Funds. Seconded by Dean Schneider. Voting Yea: Chairman Estes, Post I Keith Dunn, Post II Sandy Kaecher, Post III Virginia Galloway, Post IV Dean Schneider. (On file in the Finance Department)

3. ***Purchase of the required equipment package for the new aerial apparatus scheduled for delivery to Paulding County Fire Rescue in the amount of $93,016.48. This equipment is necessary to fully outfit the apparatus for operational service and to ensure the unit meets applicable ISO and GFSTC requirements for an aerial apparatus. Funding for this purchase will be allocated from SPLOST funds:***
   Virginia Galloway made a motion to authorize the purchase of the required equipment package for the new aerial apparatus scheduled for delivery to Paulding County Fire Rescue in the amount of $93,016.48. This equipment is necessary to fully outfit the apparatus for operational service and to ensure the unit meets applicable ISO and GFSTC requirements for an aerial apparatus. Funding for this purchase will be allocated from SPLOST funds. Seconded by Keith Dunn. Voting Yea: Chairman Estes, Post I Keith Dunn, Post II Sandy Kaecher, Post III Virginia Galloway, Post IV Dean Schneider. (On file in the Finance Department)

REPORTS FROM COMMITTEES & DEPARTMENTS: None

PUBLIC PARTICIPATION ON AGENDA ITEMS: None

CONSENT AGENDA: Dean Schneider made a motion to approve the following consent agenda items:

4. ***Accept the dedication of a sanitary sewer extension and easement for the new eight (8) inch sanitary sewer line from Ponderosa Properties, LLC. Located in Post 3.*** (On file in the Water System Department)

5. ***Confirm the 2027 Paulding County Board of Commissioners' designated holiday schedule.***

6. ***Approve the recommendation for the Board of Commissioners to approve the Second Amendment to the Pinehill Investment, Ltd and Abney Austin Investments, LP Development Agreement for an eighteen (18) month time extension. This project is located in Post 4.*** (On file in the Water Systems Department)

7. ***Resolution 2026-41 reappointing Johnny McBurrows to the Board of Assessors with a term of January 1, 2027 through December 31, 2029.*** (See Attachment "A")

8. ***Resolution 2026-42 reappointing Lydia Rollins to the Board of Assessors with a term of January 1, 2027 through December 31, 2029.*** (See Attachment "B")

Seconded by Sandy Kaecher. Voting Yea: Chairman Estes, Post I Keith Dunn, Post II Sandy Kaecher, Post III Virginia Galloway, Post IV Dean Schneider.

OLD BUSINESS: None

NEW BUSINESS:

9. ***Change Order #1, Magnum Contracting LLC, in the amount of $501,579.00 for the remediation of unsuitable soils and addition of the emergency access drive for the Richland Creek Park Construction Project. Funds will be allocated from SPLOST. This project is located in Post 4:***
   Dean Schneider made a motion to approve Change Order #1, Magnum Contracting LLC, in the amount of $501,579.00 for the remediation of unsuitable soils and addition of the emergency access drive for the Richland Creek Park Construction Project. Funds will be allocated from SPLOST. This project is located in Post 4. Seconded by Virginia Galloway. Voting Yea: Chairman Estes, Post I Keith Dunn, Post II Sandy Kaecher, Post III Virginia Galloway, Post IV Dean Schneider. (On file in the Parks and Recreation Department)

10. ***Resolution 2026-39 authorizing condemnation of a tract of land for the Cedarcrest Road Widening Project, PI 0013700 comprised of 0.047 acres of real property for fee simple right of way, 0.022 acres of permanent construction easement, and 0.002 acres of Driveway Easement, Project Parcel 18, Tax Parcel No.031.4.3.040.0000, District 3, Section 3, of Paulding County Georgia by the Declaration of Taking Method pursuant to the provisions of O.C.G.A §32-3-4. This project is located in Post 1 and Post 4:***
    Keith Dunn made a motion to adopt Resolution 2026-39 authorizing condemnation of a tract of land for the Cedarcrest Road Widening Project, PI 0013700 comprised of 0.047 acres of real property for fee simple right of way, 0.022 acres of permanent construction easement, and 0.002 acres of Driveway Easement, Project Parcel 18, Tax Parcel No.031.4.3.040.0000, District 3, Section 3, of Paulding County Georgia by the Declaration of Taking Method pursuant to the provisions of O.C.G.A §32-3-4. This project is located in Post 1 and Post 4. Seconded by Dean Schneider. Voting Yea: Chairman Estes, Post I Keith Dunn, Post II Sandy Kaecher, Post III Virginia Galloway, Post IV Dean Schneider. (See Attachment "C")

11. ***Resolution 2026-40 authorizing condemnation of a tract of land for the Cedarcrest Road Widening Project, PI 0013700 comprised of 0.218 acres of real property for fee simple right of way, Project Parcel 25, Tax Parcel No.031.4.3.039.0000, District 3, Section 3, of Paulding County Georgia by the Declaration of Taking Method pursuant to the provisions of O.C.G.A §32-3-4. This project is located in Post 1 and Post 4:***
    Dean Schneider made a motion to adopt Resolution 2026-40 authorizing condemnation of a tract of land for the Cedarcrest Road Widening Project, PI 0013700 comprised of 0.218 acres of real property for fee simple right of way, Project Parcel 25, Tax Parcel No.031.4.3.039.0000, District 3, Section 3, of Paulding County Georgia by the Declaration of Taking Method pursuant to the provisions of O.C.G.A §32-3-4. This project is located in Post 1 and Post 4. Seconded by Keith Dunn. Voting Yea: Chairman Estes, Post I Keith Dunn, Post II Sandy Kaecher, Post III Virginia Galloway, Post IV Dean Schneider. (See Attachment "D")

12. ***Purchase Kubota membranes through Pump & Process Equipment, Inc. on Quotation Number 26-5067G in the amount of $222,312.00, for the replacement of existing membranes at the Pumpkinvine Water Reclamation Facility. This purchase is funded through the Renewal and Extension Fund and is located in Post 4:***
    Dean Schneider made a motion to purchase Kubota membranes through Pump & Process Equipment, Inc. on Quotation Number 26-5067G in the amount of $222,312.00, for the

replacement of existing membranes at the Pumpkinvine Water Reclamation Facility. This purchase is funded through the Renewal and Extension Fund and is located in Post 4. Seconded by Virginia Galloway. Voting Yea: Chairman Estes, Post I Keith Dunn, Post II Sandy Kaecher, Post III Virginia Galloway, Post IV Dean Schneider. (On file in the Water System Department)

13. ***Renewal of the AVEVA FLEX 3-year Subscription Contract, totaling $108,450.00 for 3-year term from the Renewal and Extension Fund:***
Sandy Kaecher made a motion to approve the renewal of the AVEVA FLEX 3-year Subscription Contract, totaling $108,450.00 for 3-year term from the Renewal and Extension Fund. Seconded by Virginia Galloway. Voting Yea: Chairman Estes, Post I Keith Dunn, Post II Sandy Kaecher, Post III Virginia Galloway, Post IV Dean Schneider. (On file in the Water System Department)

CONCLUSION OF REGULAR BUSINESS

PUBLIC PARTICIPATION ON NON-AGENDA ITEMS:
Donna Wood spoke to the Board of Commissioners in opposition of Hyperscale Data Centers.

Randy Wood spoke to the Board of Commissioners regarding the Noise Ordinance and ask for them to revisit the ordinance and make some amendments.

Wayne Whitmire spoke to the Board of Commissioners regarding the TPOD & TPOD Text Amendment. He requested those be changed and the moratorium be extended.

James Bender spoke to the Board of Commissioners regarding his opposition to Data Centers being built in the County.

Richard Chappell spoke to the Board of Commissioners regarding his opposition to Data Centers.

Mittie Mitchell spoke to the Board of Commissioners regarding her opposition to Data Centers being built in the County.

Chairman Estes asked if any of the Commissioners had comments or announcements.

Commissioner Galloway announced that the Georgia Department of Transportation (GDOT) would be holding a Public Hearing/Open House at Dallas Public Library on September 29, 2026, 4 - 6 PM. She further announced the Shepherds Rest event on October 2, 2026.

EXECUTIVE SESSION: None

ADJOURNMENT: Dean Schneider made a motion to adjourn, seconded by Virginia Galloway. Voting Yea: Chairman Estes, Post I Keith Dunn, Post II Sandy Kaecher, Post III Virginia Galloway, Post IV Dean Schneider.

Rebecca Merideth, County Clerk

Timothy B Estes, Chairman