

GRADY COUNTY BOARD OF COMMISSIONERS

MEETING MINUTES

August 03, 2022, Meeting

The Grady County Board of Commissioners met on August 03, 2022, at 9:00 am for a regular meeting. Commissioners LaFaye Copeland, Ray Prince, Keith Moye, June Knight, County Administrator Buddy Johnson, County Clerk John White, County Finance Director Holly Murkerson, and County Attorney Gabe Ridley were present. Mr. Drew participated by phone.

Mrs. Knight presided over the meeting and asked Mr. White to open with pray and the pledge to the flag.

Motion by Mr. Moye, second by Mr. Prince to approve the agenda as amended by changing FA064-22 to read Approve/Disapprove Assistant Director for Buildings and Grounds/Code Enforcement and adding an Executive Session for property and litigation. The motion was approved.

PUBLIC COMMENTS

None

PRESENTATIONS

Ray Woods

Grady County Board of Commissioners 8-3-2022 9 am

I would like to thank the commissioners for allowing me the time to speak to you regarding the future of Motocross in Grady County. For those of you that do not know me My name Ray Woods I am co-owner of Georgia Practice Facility (GPF) 891 Bold Springs Rd.

I was not able to attend the commissioners meeting where Colleen Millsaps gave her position on the future of Moto-cross in Grady County and reasons as to why the commission should consider relaxing restrictions in the land use ordinance.

I would first like to refresh the commissioners' memories on past events that have brought this topic to the forefront of conversation, for those that were in office at that time and also bring the ones that were not in office up to speed on those events of 17 years ago.

Before Purchasing the original piece of property, a 32 acre parcel from Mr. Butler in 2000 my partner Pete Brewington went to the registrar's office in Grady County Court House, asked for and received this following letter from Ann Mobley County Clerk pertaining to land use and restrictions in Grady County. As you can see for yourself there were no restrictions on property use.

After being in business from 2000 to 2003 My then partner Pete Brewing and Colleen Millsaps collaborated to form a second location for MTF next door to GPF. This situation did not interfere with GPF operation until GPF along with MTF was named in a civil lawsuit claim noise dust and traffic was a nuisance. I remind you that GPF had already been in operation for more than three years at this location.

You all know the outcome of the Nuisance lawsuit and the following formation of the Grady County land Use Ordinance; in hindsight I wish I had fought legally because I already had a letter stating there were no land restrictions. But with the cost of our legal fees at over 100K by then, we GPF/MTF took a long look at the land use ordinance and decided we would operate within it.

During the following years, Because I actually live at the GPF Racetrack, I became friends with many of my neighbors. And when GPF decided to promote Race

Events I personally went to many of our neighbors and asked for their opinions before filing a Variance for hours of operation and relaxing the noise level limits for the specified days of the event and with the commissioners and the majority of my neighbor's consent, we produced events that have grown consistently for the past three years without any incidents.

This brings us to our current situation where there has been a suggestion that the land use ordinance should be changed to allow more racetracks in Grady County by eliminating or relaxing set back rules. I would like the commissioners to consider a few key points when making considerations for such changes.

1. Are all 5 current legal racetracks in Grady County being utilized to their full capacity

2. Just who are these teams wishing to relocate to Grady County? Star Yamaha is already here. There is a Honda team prepping here already at MTF. and maybe! thinking of putting up a building.

3. If by eliminating or changing the setback restrictions, and several more racetracks are opened how will that effect their surrounding neighbors.

a. If by thinking that more race teams and racetracks will make a positive impact you are partially right because buildings will be built and tax dollars will increase but most of the riders and the management will continue to make their resident state Florida.

4. How much land (Acres) does it take make a Super Cross Track? How much land does it take to make and Outdoor style Motocross Track?

If the commission is serious about growing Motocross/ Motor Sports in Grady County please consider the following.

1. Eliminate the threat of fines and closures to the 5 existing tracks due to noise levels. It has not been an issue but could easily be and may be a reason original track owners and future owners are hesitant about making further investment in Grady County. Grandfather these five tracks in regards to noise, they have been the ones that brought this business here.

2. Let the existing tracks operate within their original footprint If they need more options they can complete the variance process.

3. How about looking towards motorcycle or motorsports in general, special events to bring in crowds for long weekends Investigate properties to be used for this.

4. Add a Motorcycle enthusiast or two to the Grady County Planning Commission let them bring forth solid ideas that will generate revenue through all forms of Motorsports to Grady County

I will also comment on electric motorcycles, I believe they are in the future but several years away and that the American Motorcyclist Association will add an electric class to pro national events. I also believe that traditional gasoline fueled motorcycles will be with us for a long time.

In my opinion a few misstatements were made with editing of the Millsaps article in the Grady Newspaper that I will point out. First, I have never had conversation with Miss Millsaps stating that I would do more if I had more space. Second is the statement made by Mr. Johnson referring to "There's a Billion dollar program sitting down in South Grady County right now" I assume Mr. Johnson is referring to Star Racing Operation I'm sure Mr.

Johnson actually meant to say a Million or two or maybe he was miss quoted, if not he is surely misinformed about how these Teams are formed and the budgets they have.

The bottom line for GPF is that we are not willing to be named or co named in a lawsuit if major changes in the land use ordinance are made without all considerations. You cannot say it will not happen because it certainly did and we still feel the pain.

In closing I would like to thank the commissioners for their past support of Racing in Grady County and look forward to many more positive things to come.

Ray Woods

810 5692606

May 9., 2000

· BOARD OF COUNTY COMMISSIONERS

250 North Broad Street

Boit7

CAIRO. GEORGIA 31728

912/377-1512

Fl\}, 912/377-'4117

Pete Brewington

Flint, Mich:lg n

TO WHOM IT MAY CONCERN:

Grady County has no business license requirements nor are there any zoning ordinances.

If you have any questions, please give me a call.

Yours truly,

C\u.

.Ann WA Mobley Q

County Clerk

CORRESPONDENCE

The Calendar of Events was reviewed.

Regular Board Meeting, Tuesday, August 16, 2022, at 6:00 pm

CONSENT ITEMS

Motion by Mr. Moyer , second by Mr. Prince to approve

C025-22 Regular Meeting Minutes and Executive Session Minutes from 07/19/2022 meeting.

The motion was approved.

FORMAL ACTIONS

FA060-22 Motion by Mr. Prince, second by Mr. Moyer to approve the Land Use Ordinance Change. The motion was approved.

FA061-22 Motion by Mr. Moye, second by Mrs. Copeland to rent space in the courthouse to the Public Defenders Office at a cost of \$600.00 per month for a year-to-year lease. The motion was approved.

FA062-22 Motion by Mr. Moye, second by Mrs. Copeland to approve the Part-Time Clerk in the Commissioners office going to a Full-Time Purchasing Clerk. The motion was approved.

FA063-22 Motion by Mr. Prince, second by Mr. Moye to appoint Mrs. Copeland as Delegate to the 2022 Legislative Leadership Conference. The motion was approved.

FA064-22 Motion by Mrs. Copeland, second by Mr. Prince to establish the position of Assistant Director of Buildings and Ground/Code Enforcement. The motion was approved.

NEW/UNFINISHED BUSINESS

Budget Presentations

Magistrate Court – Pat Pollock

Judge Pollock – Asking for a third clerk for the Magistrate Court. A wrecker company in Grady County is running about 5 counties through Grady County. Logan worked with COVID this past year as they did not have coverage for the office. There are several hearings with each action and there are somewhere around 1500 actions in court so far in court. Workload just has outpaced the two clerks he currently has in office. Mrs. LaFaye asked about a couple of years ago the request to send warrants electronically. Mr. Pollock stated they did it until the company dissolved as the lady who owned it died. New laws allow Mr. Pollock to sign a warrant anywhere so that cuts down on all departments that use them.

Clerk of Court – Debbie Kines

Mrs. Kines asked to reconsider operation supplies. She requested \$14,000.00 and it was cut to \$12,000.00. The cost of everything is going up so that was the reason for the requested increase. The other thing concerns her budget for the rest of the year so she will discuss that with Buddy and Holly. Mr. Johnson stated what his request would be for the salaries. Mr. Johnson stated he plans to request a 15% increase in wages for county employees.

Second Floor Courthouse Renovations

Below are the renovations that are recommended by Judge Chason.

Grady County

2nd Floor Courthouse

Renovation List

Judge's Suite

Fine except replace ceiling tiles throughout (except Judge's main office)

Throughout Second floor except Judge's Suite

1. Ceiling tiles throughout 2nd floor
2. Replace all Doorknob Stops
3. New flooring throughout
Except all bathrooms wherein the tile should be professionally cleaned
4. All walls should be repainted

Sheriff's Office

1. New window treatment (shutters)
2. Wall repair
3. 6 heavy duty chairs for uniformed officers
4. Replace with non-carpet flooring

Old Law Library

12 chairs on rollers

Alternate Jury Room

1. 14 juror chairs
2. Bigger table

Alternate Court Room

1. Repair lock to hallway where it will lock. Door and/or frame need adjusting
2. 3 heavy duty chairs for security on rollers
3. 2 chairs for bailiffs
4. 6 counsel table chairs on rollers
5. Professionally clean jury chairs
6. Put back or replace swinging doors
7. TV above witness chair for WebEx
8. Better lighting above bench and remove can light that is dysfunctional
9. Replace witness chair

Witness Rooms

5 chairs

Consultation room (used by DA's office for Grand Jury)

1. 2 chairs
2. New window treatment (shutters)

Grand Jury Room

1. 30 new chairs - 5 on rollers (can reuse somewhere else 16 that are currently there)
2. Repair inside door handle on bathroom

Ladies Restroom

1. Wall repair
2. Replace Janitor spicket
3. New light fixtures

Men's Restroom

1. Wall repair
2. Replace sinks and faucets
3. Replace janitor spicket

Old Break Room (current Witness Room)

1. Cap water line behind wall
2. 5 witness chairs

Main Courtroom

1. Carpet
2. Paint
3. Ceiling Tiles
4. 1 stadium chair repair
5. Replace hanging doors
6. Repair or Remove 1 stadium seat on the end
7. Clean inside of light lenses in center and paint or clean trim
8. Replace 14 juror chairs
9. Witness Chair
10. Ceiling tiles
11. 8 counsel chairs on rollers
12. 3 heavy duty security chairs on rollers
13. 1 bailiff's chair

Main Courtroom Jury Room

1. Bigger Table
2. 14 chairs

Furniture List (as listed above)

2 Tables for Jury Rooms

2 Witness chairs

12 Heavy duty chairs on rollers for officers (courtrooms & Sheriff's office)

31 Chairs on rollers

(12 law library, 6 counsel tables alternate courtroom, 5 grand jury, 8 main courtroom
counsel tables)

63 chairs

(Can use 14 for alternate courtroom and 2 for D.A. from current grand jury room)

(28 for both courtrooms' jury rooms, 23 for grand jury room, 10 for witness rooms,

2 for District Attorney - grand jury room)

The legal advertisement for the sale and pouring of liquor in the county will be advertised in the legal organ starting 8/03/2022.

EXECUTIVE SESSION:

Motion by Mr. Prince, second by Mr. Moye to enter in executive session to discuss property and litigation at 10:00 am. The motion was approved.

Motion by Mr. Moye, second by Mr. Prince to exit executive session. The motion was approved. There was no action taken from the executive session.

REPORTS

- A. Attorney's Report – None
- B. Roads and Bridges – 07-22
- C. Code Enforcement – 06-22
- D. Animal Control – 07-22

RESOLUTIONS, PROCLAMATIONS, AND AGREEMENTS

ORDINANCE

AN ORDINANCE TO AMEND THE GRADY COUNTY LAND DEVELOPMENT REGULATIONS SO AS TO AMEND THE CRITERIA FOR THE ISSUANCE OF A VARIANCE, TO AMEND THE PROCEDURE FOR ADOPTING AMENDMENTS, TO AMEND THE CERTIFICATE OF APPROVAL ISSUED BY THE COUNTY HEALTH DEPARTMENT FOR ADMINISTRATIVE SUBDIVISIONS, TO ESTABLISH THE EFFECTIVE DATE OF THIS ORDINANCE, TO REPEAL ALL ORDINANCES OR PARTS OF ORDINANCES IN CONFLICT HEREWITH, AND FOR OTHER PURPOSES

BE IT ORDAINED by the Grady County Board of Commissioners that the Grady County Land Development Regulations are hereby amended as follows (Deletions are indicated by ~~strikethrough~~ text. Additions are indicated by underlined text.):

4-7 Certificate of Approval, Grady County Health Department.

This section is to be amended by deleting the following certificate of approval:

GRADY COUNTY HEALTH DEPARTMENT
Site inspected and approved for the installation of individual water supply and/or sewer management systems. Plot plans must be submitted and approved and appropriate permits obtained prior to any construction. Final approval will be
Date: _____
Environmental Health Specialist

And substituting in lieu thereof, the following certificate of approval:

GRADY COUNTY HEALTH DEPARTMENT	
Lots are approved to meet the minimum lot sizing requirements. Additional soil investigations will be required for the approval for on-site septic systems.	
Contact Grady County Environmental Health Office regarding Well and Septic	
_____ DATE	_____ Environmental Health Specialist

9-1. Authorization.

The Board of Commissioners may grant a variance of the development standards of this Regulation, except ~~frontage and~~ minimum lot area requirements, when it is in harmony with the general purpose and intent of this Regulation. A variance may only be granted in the specific instances hereinafter set forth; upon findings of fact based upon the standards hereinafter prescribed demonstrating that there are practical difficulties or particular hardships obstructing compliance with the strict letter of these regulations; and that the granting of a variance will not merely serve as a convenience to the applicant, but is necessary to alleviate some demonstrated hardship or difficulty which is unique to the property in question and not created by the applicant.

10-1 Amendments.

These Land Development Regulations may be amended by the Board of Commissioners to increase the effectiveness of the regulations. Amendments shall be initiated by either the Grady County Board of Commissioners or the Grady County Planning Commission, but the Planning Commission shall review all proposed amendments and ~~shall~~ may advise the Board of Commissioners by providing forward written comments ~~to the Board of Commissioners on a timely basis~~ no later than thirty days after delivery of the proposed amendments. After the Planning Commission has had an opportunity to review and provide comments on the proposed

amendments the official public hearing will be set and held by the Board of Commissioners and public notice will be given no less than fifteen (15) days nor more than forty-five (45) days prior to the official hearing date. Public hearing notices will be published within a newspaper of general circulation within Grady County. The public notice will state the time, place and purposes of the hearing.

BE IT FURTHER ORDAINED that this Ordinance shall take effect at such date and time it is adopted by the Board of Commissioners.

BE IT FURTHER ORDAINED that all ordinances and parts of ordinances in conflict herewith are repealed.

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ADOPTED this 3^rd day of
August, **2022** .

GRADY COUNTY BOARD OF COMMISSIONERS

By: June Knight
June Knight, Vice-Chair

Attest: John White
John White, County Clerk

(Affix County Seal)



Regular Board of Commissioners Meeting Agenda (AMENDED)

August 3, 2022, 9:00AM

- I. Executive Duties
 - A. Call to Order – 9:00 AM
 - B. Invocation/Pledge
 - C. Adoption of Agenda
 - D. Public Comments (3 Mins)
- II. Presentations
 - Ray Woods
- III. Correspondence
 - A. Calendar of events

Regular Board Meeting, Tuesday, August 16, 2022, at 6:00 pm

- IV. Consent Items – (One motion)
 - C025-22 Approval Regular Meeting Minutes and Executive Meeting Minutes from 07/19/2022
- V. Formal Actions
 - FA060-22 Approve/Disapprove Land Use Ordinance change.
 - FA061-22 Approve/Disapprove Public Defenders Office Request to rent space in the Courthouse
 - FA062-22 Approve/Disapprove Part-Time clerk in the Commissioner’s Office going to Full-Time Purchasing Clerk.
 - FA063-22 Approve/Disapprove appointing LaFaye Copeland as Delegate to the 2022 Legislative Leadership Conference.
 - FA064-22 Approve/Disapprove Assistant Director for Buildings and Grounds/Code Enforcement. (AMENDED)
- VI. New and unfinished Business
 - Budget Presentations
 - Second Floor Courthouse Renovations
 - Liquor Sales in the County advertisement
- VII. Executive Session

Property and Litigation (AMENDED)

VIII. Reports

- a. **Attorney's Report**
- b. **Roads and Bridges 07-22**
- c. **Code Enforcement 06-22**
- d. **Animal Control 07-22**

VIII. Adjournment

Individuals with disabilities who require certain accommodations to allow them to observe and/or participate in this meeting, or who have questions regarding the accessibility of the meeting, or the facilities are required to contact the ADA Coordinator at 229-377-1512 promptly to allow the County to make reasonable accommodations for those persons.

ADJOURNMENT

Motion to adjourn was made by Mrs. Copeland and second by Mr. Moye. The motion was approved.

PHILLIP DREW, CHAIR

June Knight, VICE-CHAIR

ATTEST:

RAY PRINCE, COMMISSIONER

JOHN WHITE, COUNTY CLERK

Keith Moye, COMMISSIONER

LAFAYE COPELAND, COMMISSIONER