

The Regular Meeting of the Oconee County Board of Commissioners was held on Tuesday, August 1, 2006, at 7:00 p.m., in the Commission Meeting Chambers, Oconee County Courthouse.

Members Present:

Chairman Melvin Davis
Commissioner Jim Luke
Commissioner Donald H. Norris
Commissioner Margaret S. Hale
Commissioner Chuck Horton

Staff Present:

Administrative Officer Alan Theriault
County Attorney Daniel Haygood
County Clerk Gina M. Lindsey

Jeff Benko, Finance Director
BR White, Planning Director
Brad Callender, Planner
Amy Morrison, Stormwater Coordinator
Wayne Provost, Strategic Planning Director
William White, Project Coordinator
Mike Leonas, Public Works Director
Don Oliver, Interim Parks & Recreation Director
Gary Dodd, Utility Director
Chris Thomas, Assistant Utility Director

Media Present:

Vinnie Williams, The Oconee Enterprise
Merritt Melancon, Athens Banner-Herald

Chairman Davis began the meeting with a Moment of Silence. Commissioner Norris led the Pledge of Allegiance.

Minutes: On motion by Commissioner Horton and second by Commissioner Hale, Minutes of the July 6, 2006 meeting were unanimously approved as distributed.

On motion by Commissioner Luke and second by Commissioner Norris, Minutes of the July 25, 2006 meeting were approved as distributed. Commissioner Hale abstained from the vote due to her absence from the meeting.

Stormwater Ordinance: The Board held the Second Reading of the Storm Drainage and Stormwater Management Ordinance. Stormwater Coordinator Amy Morrison presented a review of the final revisions to the ordinance.

The Board opened the discussion for public comment. Beth Robinbark, representing the Athens Area Homebuilders Association, asked that the requirements be removed for the areas outside of the urbanized area of the county. Michael Reuter said the regulations should apply county-wide to maintain consistency and to protect our county resources.

On motion by Commissioner Norris and second by Commissioner Horton the Board unanimously approved the Oconee County Storm Drainage and Stormwater Management Ordinance, as presented. ***See Documentation in Ordinances and Resolutions Book No. 16.***

Street Light Tax District – Morningside: On motion by Commissioner Hale and second by Commissioner Horton the Board unanimously approved the creation of Street Light Tax District No. B-3P-L1 for Morningside Subdivision. ***See Documentation in Ordinances and Resolutions Book No. 16.***

Rezone Request #5076 –RJC Land Development, Inc.: The Board held a public hearing on Rezone Request No. 5076 by RJC Land Development, Inc., ±65.812 acres, located on Rocky Branch Road, from AR-1 and FP to AR-1 and FP with modified conditions.

Ken Beall, representing the applicant, said the owners are petitioning for a modification of Condition No. 2 of the original request which does not allow any structure or septic tank drain field to be located within 100 ft. of the 100 Year Flood Plain. Mr. Beall noted this restriction negatively impacts 15 of the proposed 38 lots in the development.

Russ Page, Michael Reuter and Mary Mellein spoke on the need to be consistent with requirements placed on conditional rezones.

On motion by Commissioner Hale and second by Commissioner Horton, the Board unanimously approved Rezone Request No. 5076 by RJC Land Development, Inc., from AR-1 and FP to AR-1 and FP with modified conditions (Rowan Oak Estates). ***See Documentation in Ordinances and Resolutions Book No. 16.***

Conditional Use Permit #5077 – Dickens Farms: The Board held a public hearing on Conditional Use Permit No. 5077 by Dickens Farms, Inc., ±2.13 acres, located on Lenru Road, for an amenity area within Harperfield Subdivision. On motion by Commissioner Norris and second by Commissioner Luke, the Board voted unanimously to approve Conditional Use Permit No. 5077, with conditions, for an amenity area. **See Documentation in Ordinances and Resolutions Book No. 16.**

Rezone Request #5078 – Jennings Investments & Delores S. Jennings: The Board held a public hearing on Rezone Request No. 5078 by Jennings Investments and Delores S. Jennings, ±1.0 acre, located on Mars Hill Road and Hodges Mill Road, from AR-1 to OIP.

On motion by Commissioner Norris and second by Commissioner Luke, the Board unanimously approved Rezone Request No. 5078, with conditions, for a professional office park condominium development (Noble Pines Office Park). **See Documentation in Ordinances and Resolutions Book No. 16.**

Board of Tax Assessors: Chairman Davis reported the interviewing of applicants for appointment to the Oconee County Board of Tax Assessors would be postponed to the August 29, 2006 meeting as neither applicant was able to attend the July 25 or August 1, 2006 meetings.

Oconee Community Complex Change Order – Youth Baseball Complex: On motion by Commissioner Horton and second by Commissioner Hale, the Board unanimously approved Change Order No. 3 to the contract with F.E. Sims Enterprises, Inc. in the amount of \$1,235,772 to construct a youth baseball complex at the Oconee Community Complex.

Sewer Request – City of Watkinsville: On motion by Commissioner Norris and second by Commissioner Hale, the Board unanimously approved a request from the City of Watkinsville for sewer capacity upgrade of an additional 2892 gallons per day for a restaurant to be located at 64 N. Main Street.

Executive Session: On motion by Commissioner Luke and second by Commissioner Horton, the Board voted unanimously to adjourn into Executive Session to discuss real estate acquisition and pending litigation. No action was taken.

On motion by Commissioner Hale and second by Commissioner Luke, the Board adjourned Executive Session.

On motion by Commissioner Horton and second by Commissioner Norris, the Board adjourned back into Regular Session.

There being no further business, on motion by Commissioner Horton and second by Commissioner Hale, the meeting was adjourned.

County Clerk

Chairman

Date