

1. Call to Order: Chairman Nesbitt called this meeting to order at 10:04 a.m. for the purpose of the items on the agenda. The agenda is attached hereto and is hereby made a part of these minutes. The full Board was present.

2. Special Recognitions and Presentations:

- A. Emergency Management Agency/Animal Services Award Presentation from Best Friends Organization – Director Dan Morgan, EMA
- B. John McDonald Appreciation Day Proclamation
- C. Retired Educators Day Proclamation
- D. Introduction of New Code Enforcement Chief and Future Initiatives – Deputy Director Douglas Chandler, Code Enforcement/Community Improvement – Planning and Development
- E. Introduction of New Additions to the Rockdale Water Resources Customer Service Department – Deputy Director Vaughn Jamison

3. Agenda Review: Tuesday, November 14, 2023 at 10:00 a.m.: attached hereto and is hereby made a part of these minutes.

4. Public Comment: Ms. Cheryl Moulton, Ms. Corliss Turner, Ms. Charlotte Gellert

5. Board Comment: Commissioner Sherri Washington reminded everyone that it is Election Day for the City of Conyers; she also gave kudos to everyone involved in the Transportation Summit that took place last week at Costley Mill Park; she also wanted to remind everyone about the upcoming East Metro Business Seminar “Let’s Talk Credit” happening this evening and tomorrow evening from 6 – 8 p.m. at C.E. Steele; she invited everyone to come out for the Senior and Veteran Expo taking place this Saturday, November 11, 2023 at Wheeler Park on Parker Road; she also reminded everyone to please review the budget and email her their concerns or suggestions. Commissioner Doreen Williams mentioned being excited about the ribbon cuttings taking place this week; she also discussed attending the Global Growers Network Fall Festival over the weekend; she also mentioned “Turkeys and Testimonials” being put on by Grit and Grace on November 21, 2023 at 1400 Parker Road – there will be a turkey give-away from 2 – 5 p.m., followed by a banquet from 6 – 8 p.m. Chairman Nesbitt gave a shout out to Director Brian Kelley, Transportation Department, and his staff for the success of the Transportation Summit; Public Relations showed a video recapping the Transportation Summit; he also mentioned the Homelessness Task Force meeting that kicked off last week; he also discussed the 2023 Senior Services Turkey Drive. Anyone that would like to donate turkeys may drop them off at the Senior Center or at Courtesy Ford. The Chairman also recognized Veterans within Rockdale County; he also congratulated Shady Grove Baptist Church for celebrating its 150th Church Anniversary this past Sunday.

6. Executive Session: A motion was made by Commissioner Washington, seconded by Commissioner Williams, and was passed unanimously to enter into Executive Session for the purpose of pending and threatened litigation, and land acquisition.

Minutes - Board of Commissioners
Work Session
Tuesday, November 7, 2023 at 10:00 a.m.
Assembly Hall – 901 Main Street
Conyers, Georgia 30012
Page 2

7. Adjournment: There being no further business, Chairman Nesbitt adjourned this meeting at 12:23 p.m.

Approved this 14th Day of November 2023.

Rockdale County, Georgia
Board of Commissioners



Osborn Nesbitt, Sr., Chairman

ATTEST:



Jennifer O. Rutledge, County Clerk/
Executive Director of Government Affairs



Sherri L. Washington, Commissioner Post I



Dr. Doreen Williams, Commissioner Post II

Agenda - Board of Commissioners
Work Session
Tuesday, November 7, 2023 at 10:00 a.m.
Assembly Hall – 901 Main Street
Conyers, Georgia 30012
Page 1

1. Call to Order

2. Special Recognitions and Presentations:

- A. Emergency Management Agency/Animal Services Award Presentation from Best Friends Organization – Director Dan Morgan, EMA
- B. John McDonald Appreciation Day Proclamation
- C. Retired Educators Day Proclamation
- D. Introduction of New Code Enforcement Chief and Future Initiatives – Deputy Director Douglas Chandler, Code Enforcement/Community Improvement – Planning and Development

3. Agenda Review – Tuesday, November 14, 2023 at 10:00 a.m.

4. Public Comment

5. Board Comment

6. Executive Session

7. Adjournment

Agenda – Board of Commissioners
Voting Session
Tuesday, November 14, 2023 at 10:00 a.m.
Assembly Hall - 901 Main Street, Conyers, Georgia 30012
Page 1

1. Call to Order
2. Invocation and Pledge of Allegiance
3. Special Recognitions and Presentations: Bike Share Program Presentation – “2Wheel Fitness” – Director Jason Redmond, Parks and Recreation
4. Approval of the Agenda
5. Approval of the Minutes: October 24, 2023, November 7, 2023

6. Unfinished Business:

2023-531: Five (5) Various Engineering Firms – Transportation - 2023 On-Call Materials & Field Testing & Analysis Services - Unit Price - Two (2) Years with Option to Renew Three (3) Additional One-Year Periods

- a. United Consulting Group, Ltd. dba United Consulting, Inc.
- b. Terracon Consultants, Inc.
- c. Contour Engineering, LLC
- d. Construction Materials Services, Inc.
- e. WSP USA Environment & Infrastructure, Inc.

7. Consent Agenda: None.

8. Regular Agenda:

2023-538: Notice of Public Hearing: Notice is hereby given that a public hearing shall be held at the Rockdale County Assembly Hall located at 901 Main Street, Conyers, Georgia 30012 on Tuesday, November 14, 2023 at 10:00 a.m. before the Rockdale County Board of Commissioners to consider a resolution transmitting a draft Capital Improvements Element 2023 Annual Update report to the Atlanta Regional Commission for regional and state review per the requirements of the State Development Impact Fee Compliance Requirements adopted pursuant to the Georgia Planning Act of 1989. Said public hearing will be held in accordance with Section (9)(a) of Chapter 110-12-2-.04 of the State of Georgia’s Development Impact Fee Compliance Requirements. Any persons wishing to be heard on the draft Capital Improvements Element 2023 Annual Update report are invited to attend.

A Transmittal Resolution – Capital Improvements Element 2023 Annual Update – Rockdale County, Georgia

2023-539: Atlanta Regional Commission (ARC) – Parks and Recreation/Senior Services – Change Order No. 1 to C-2022-189 - Aging Subgrant - for Continuance of Funds Through ARC ARPA - \$85,679.12 and \$5,468.88/Match – 7/1/2023 – 6/29/2024

2023-540: Atlanta Regional Commission (ARC) – Parks and Recreation/Senior Services – Multi-Service Aging Subgrant - \$498,171.09 and \$36,659.72/Match – 7/1/2023 – 6/30/2024

2023-541: The Corey Brown Band – Parks and Recreation – Band Performance – Sunday Brunch at Costley Mill Park Event Center - \$3,500 – 11/12/2023

2023-542: The Erica Dawson Exclusive – Parks and Recreation – Band Performance – Autumn Festival at 1400 Parker Road (Blue Lot) - \$4,500 – 11/19/2023

2023-543: Venus Taylor Arthur dba Coach Venus, LLC – Parks & Recreation – Instructor – Power and Strength Classes at Johnson Park Recreation Center and Costley Mill Park– 70/30 Split - \$3,000 – 1/1/2024 – 12/31/2024 with Two (2) Twelve-Month Renewal Options

2023-544: Redemption Road K9, Inc. – Parks & Recreation – Instructor – Canine Obedience Training Classes at Johnson Dog Park and Richardson Park – 70/30 Split - \$12,000 – 1/1/2024 – 12/31/2024 with Two (2) Twelve-Month Renewal Options

2023-545: Amilia Technologies USA, Inc. – Parks and Recreation – Registration Software - \$14,500/Year – 36-Month Period/Billed Annually

2023-546: Flock Group, Inc. – Sheriff's Office – Software to Detect, Decode & Deliver Evidence to Eliminate Crime - \$538,000 – Five-Year Contract (Year 1- \$118,000 & Year 2 through Year 5 - \$105,000 each year) – Initial Term 60 Months then Auto-Renews for 24 Months

2023-547: Univar Solutions USA, Inc. - Water Resources – Hydrofluorosilicic Acid – Change Order No. 2 to C-2021-219 – Increase in Unit Price from 0.2495/pound to \$0.2740/pound – Estimated Yearly Cost \$49,868 - Renew Contract Term Through 12/13/2024

2023-548: Helix Grading & Utility, LLC – Water Resources – Construction and Installation of GA Hwy 138 Sewer Main Extension (Hi Rock to White Road) - \$2,735,639.50 – 370 Days from Notice to Proceed

2023-549: DAF Concrete, Inc. – General Services – Unit Price On-Call Concrete - One of Two Recommended Awardees – One-year Option to Renew Two (2) Additional One-Year Periods

2023-550: The M. Mitchell Group, LLC – General Services – Unit Price On-Call Concrete - Two of Two Recommended Awardees – One-Year Option to Renew Two (2) Additional One-Year Periods

2023-551: American Facility Services, Inc. – General Services – General Janitorial/Custodial Services at Various County Locations - Unit Price – One of Two Recommended Awardees - 12 Months with Option to Renew Two (2) Additional 12-Month Periods

2023-552: Building Maintenance Services, Inc. – General Services – General Janitorial/Custodial Services at Various County Locations - Unit Price – Two of Two Recommended Awardees - 12 Months with Option to Renew Two (2) Additional 12-Month Periods

2023-553: Matrix Engineering Group, Inc. – General Services – On-Call Materials & Field Testing & Analysis Services - Unit Price – Two (2) Years with Option to Renew Three (3) Additional One-Year Periods

2023-554: Snapping Shoals EMC – General Services – EMA/911 3525 Hwy 138 Security Lighting - \$46.80/Month – 12 Months & shall Auto-Renew Unless Cancelled

2023-555: Carahsoft Technology Corp/First Due – Fire Rescue – Emergency Reporting Software - \$87,775.11 – Initial Term 14 Months from Effective Date & will Auto-Renew for Successive Terms of 12-months Each

2023-556: Hatley Plans LLC – Planning and Development – 2023 Annual Capital Improvement Elements (CIE) Update Report - \$4,500 – 6 Months

2023-557: Requisition – Water Resources – Brown and Caldwell – To Prepare a Sewer Model for the Old Salem Pump Station Basin (Within Snapping Shoals) and Perform a Capacity Assessment - \$139,916

2023-558: Requisition – Water Resources – Corporate Environmental Risk Management (CERM) – Sewer Rehabilitation Program for 2023 - Additional Funds Needed to Carry the Program Through 2023 - \$225,000 - New PO Total \$1,025,000

2023-559: Requisition – Water Resources – Corporate Environmental Risk Management (CERM) – Engineering Staff Augmentation Support for 2023 - Additional Funds Needed to Carry the Program Through 2023 - \$20,000 – New PO Total \$630,000

2023-560: Requisition – Water Treatment Plant – Cedar Chem LLC – PolyAluminum Chloride (PAC) @ \$0.233/lb; Additional Funds for Chemical Supply Through 2023 - \$41,940

2023-561: Requisition – Water Treatment Plant – Cedar Chem LLC – PolyAluminum Chloride (PAC) – Term 12/14/2023 - 12/13/2024 - \$169,624 – 2024 Budget

2023-562: Requisition – Water Treatment Plant – C2i Control Instruments, Inc – Technical Services for Data Concentrator & SCADA Upgrade - \$38,481

2023-563: Requisition – Water Treatment Plant – Vanasse Hangen Brustlin, Inc. – Long-Term Water Quality & Biological Monitoring Services - Stream Walk & Annual Report - \$71,771 – 2024 Budget

2023-564: Requisition – General Services – Laz & Associates, LLC – RDOT Breakroom, Restrooms, and Voting/Training Improvements - \$99,982

2023-565: Requisition – General Services – Raindrop Products – Splash Pad Installation at Wheeler Park - \$379,614.60 - SPLOST Funded

2023-566: Requisition – General Services – Artisan Concrete Service DBA Artisan Skateparks – Skate Park Installation at Wheeler Park - \$732,652 – Impact Fees and SPLOST Funded

2023-567: Requisition – Stormwater – Benchmark Management – Additional Funds for Plan Reviewing Services for Commercial and Residential Site Development Projects – \$227,000 – New PO total \$726,900

2023-568: Requisition – Sheriff's Office – Laz & Associates, LLC – Deputy Workstation Renovations (Dorm 6A & 6B - \$23,750.00

2023-569: Expenditure Request - RDJE, Inc. – Water Resources – 2440 Tatum Road (Quigg WWTP) Emergency Force Main Repair - \$23,310.15

2023-570: Surplus of Equipment – General Services

2023-571: A Resolution Urging the Governor and General Assembly of Georgia to Continue Efforts to Reform and Improve Mental Health Services for the Citizens of Georgia

2023-572: Volunteer Appointment – Reappointment of Dr. Gayla J. Dillard, Board of Health – Term: January 2024 – December 2029

2023-573: An Ordinance To Make and Provide Appropriations for the Period Beginning January 1, 2024 and Ending December 31, 2024; To Make and Provide Such Appropriations for the Operations of the Rockdale County Government, Its Departments, Boards and Other Agencies and Funds, Including All Elected County Officers and Their Employees; To Provide for the Control and Administration of All Funds of Such Agencies from All Sources; To Provide an Effective Date; To Repeal Conflicting Ordinances and Resolutions; And For Other Purposes – First Reading

2023-574: Rezoning Case #2023-01 - An Ordinance To Amend the Official Zoning District Map of Rockdale County, Georgia, As Amended, By Rezoning SE Salem Road, Tax Parcel #093D010143, from SRC-NC (Salem Road Corridor-Neighborhood Commercial District) to SRC-MxD (Salem Road Corridor-Mixed-Use Development District); To Impose Conditions Upon the Property; To Repeal Conflicting Ordinances; And For Other Purposes – Second Reading

Agenda – Board of Commissioners

Voting Session

Tuesday, November 14, 2023 at 10:00 a.m.

Assembly Hall - 901 Main Street, Conyers, Georgia 30012

Page 4

2023-575: Rezoning Case #2023-04 - An Ordinance To Amend The Official Zoning District Map of Rockdale County, Georgia, As Amended, By Rezoning 2405 SE Salem Road, Conyers, Georgia 30094 From SRC-NC (Salem Road Corridor-Neighborhood Commercial) to O-I (Office Institutional) for Commercial Development; To Impose Conditions Upon the Property; To Repeal Conflicting Ordinances; And For Other Purposes – Second Reading

2023-576: Special Use Permit Case# 2023-01 – An Ordinance to Amend the Official Zoning District Map of Rockdale County, Georgia, As Amended, To Authorize a Special Use Permit for 200' AGL Monopole Communication Tower and Related Telecommunication Facilities at 2400 SW Tucker Mill, Conyers, Georgia, 30012; To Repeal Conflicting Ordinances; And For Other Purposes – Second Reading

2023-577: Text Amendment Case #2023-06 – An Ordinance To Amend the Text of Sec. 202-6(B)(2) (Relationship to Comprehensive Plan – Table of Zoning Districts Permitted in Each Land Use Category of the Comprehensive Plan) and 206-5(B)(1) (Collaborative Residential Subdivision – Applicability of the Comprehensive Plan) of the Unified Development Ordinance of Rockdale County, Georgia, As Amended, Changing and Identifying the Future Land Use Categories of the Rockdale County Comprehensive Plan where the Collaborative Residential Subdivision (CRS) District can be Permitted; To Repeal Conflicting Ordinances; And For Other Purposes – Second Reading

2023-578: Rezoning Case #2023-11 – An Ordinance To Amend the Official Zoning District Map of Rockdale County, Georgia, As Amended, By Rezoning 2470 Flat Shoals Road SE from R-1 (Single-Family Residential) to M-1 (Limited Industrial); To Impose Conditions Upon the Property; To Repeal Conflicting Ordinances; And For Other Purposes – Second Reading

2023-579: Rezoning Case #2023-14 – An Ordinance To Amend the Official Zoning District Map of Rockdale County, Georgia, As Amended, By Rezoning 0 Flat Shoals Road SE from SRC-CID (Salem Road Corridor-Civic Institutional) to SRC-MXD (Salem Road Corridor-Mixed Use Development); To Impose Conditions Upon the Property; To Repeal Conflicting Ordinances; And For Other Purposes – Second Reading

2023-580: Special Use Permit Case #2023-04 – An Ordinance To Authorize a Special Use Permit To Allow an Expansion and Upgrade of an Existing Recycling and Salvage Facility Located at 2314 Dogwood Drive SE, Conyers, Georgia, 30013; To Repeal Conflicting Ordinances; And For Other Purposes – Second Reading

9. Public Comment

10. Board Comment

11. Executive Session

12. Adjournment