

**2023 SPLOST Oversight Committee
MEETING MINUTES
Monday, October 21, 2024 – 6:15 P.M.
JP Carr Community Center**

Present Members: Arthur A. Vaughn, Bill Hughey, Charles Staples (SPLOST Chairperson), Charlotte Gellert, Dexter Bowman, Doug Smith, Elaine Nash, James Stone, John van der Spek, Josh Bettenhausen, Joy Douglas, Mary Greco, Michael Seller, Pamela Perdue, Robin Berry, Roger Cannon, Shawn Bilak, Thomas C. Dean III (SPLOST Vice-Chair), Vinette D'Andrade.

Not Present: Aviella Williams Gayden, Bill Campbell, Celia E. Hemphill, Dereck Davis, Jeffery Allen Spencer I, Juan Sebastian Cruz, Nichele Ford, Sandra Weatherly, Sharmelle Brooks, Stephanie Hollman-Curtis, Tanya Cobb, Venus Arthur, Yvonne Duncan.

1. **Call to Order:** Chairperson Charles Staples called the meeting to order at 6:15 p.m.
2. **Invocation:** Doug Smith
3. **Approval of Agenda:** A motion was made by Doug Smith, to approve the agenda, seconded by Josh Van Der Spek, and was passed unanimously to approve the agenda as presented. **Motion Carried.**
4. **Approval of Minutes:** A motion was made by Arthur Vaughn to approve the meeting minutes of July 15, 2024, with the corrections made seconded by Bill Hughey. **Motion Carried.** SPLOST Chairperson Charles Staples presented the amendments to the minutes dated April 15, 2024.
5. **SPLOST Chair Remarks:** Chairperson Charles Staples made a statement prior to the Courthouse Subcommittee report to mention that the City of Conyers had agreed to provide funds, \$4.4 Million, for the 3rd level to the Courthouse parking deck.
6. **Subcommittees Reports:**
 - a. **Courthouse:** Courthouse Subcommittee Chair Dextor Bowman proposed a motion to match the city of Conyers, which has agreed to provide \$4.4 million for the third level of the parking deck. The motion aims to allocate overage funds of \$4.4 million as they become available to design and construct the fourth level of the parking deck. Please see the attachment for the official motion provided. A vote by written ballot was taken with 16 in favor and 4 opposed. **Motion carried.**
 - b. **Finance:** Finance Subcommittee Chair Doug Smith informed that as of July 2024, the sales tax collected is \$32.108 million, which is an average of \$2.007 million per month and collections continue to exceed the monthly goal by an average of \$769,000 per month. Please see the attachments for the reports.
 - c. **Fire/E911:** Fire Subcommittee Chair Bill Hughey provide the report for the Fire Subcommittee. Station 5, 2100 Hightower Trail, NW, has begun their renovations and is operating out of Station 10, 3100 HWY 138. The new 911 center will be fully operational by the end of this week.
 - d. **Parks & Recreation:** Parks and Recreation Subcommittee Vice-Chair Joy Douglas motioned to move and add office/restroom at Wheeler Park and adjust item cost for the Project List. Please see the official motion and revised project list attached. Seconded by Bill Campbell and passed unanimously. **Motion Carried.**

- e. **Sheriff:** Sheriff Subcommittee Chair Mike Seller presented the sheriff report. The construction of the Mental Health Ward is nearing completion, and the next project will be for the CSI build-out, for which plans are being finalized.
- f. **Transportation:** Transportation Subcommittee Chair Arthur Vaughn presented a motion to approve the 2023 SPLOST 5C Project list for \$3.9 million as funds become available. Please see the list and official motion attached. Seconded by Josh van der Spek and passed unanimously. **Motion Carried.** Arthur Vaughn presented a second motion to revise the 2023 SPLOST 5A project list. The update proposes that Bethel Road be modified to extend from SR 20 to Black Shoals Road, NE. Please refer to the attached list and official motion; the \$4 million in funds for this project will remain unchanged. The motion seconded by Shawn Bilak and passed unanimously. **Motion Carried.**

7. **Public Comments:**

- a. George Kelecheck, Chairperson of the Rockdale Soil and Water Conservation District and the Upper Ocmulgee Basin Area Council, shared insights from a new study on land utilization and conservation. The study recommends that all new public buildings incorporate solar panels. He emphasized that Rockdale should consider these solar panel options for the new Judicial Administrative Complex and has forwarded the study's findings to General Services Director Andrew Hammer. Additionally, Mr. Kelecheck discussed the history of raw sewage issues in Rockdale's downtown area and the costs associated with EPD violations since 2009. He plans to meet with the Water Department on Wednesday of this week to share this information as well.

8. **SPLOST Members' Comments:**

- a. Charlotte Gellert mentioned her attendance at the Courthouse Subcommittee meeting, where brochures were distributed to members. These brochures included a map of the new parking layout for the downtown area during construction. You can find the parking lot map at reimaginerockdale.com.
- b. Mary Greco expressed her concerns regarding the use of solar panels. She asks if Rockdale considers the use of solar panels to tailor it to the area instead of the nation's standards, since Rockdale's power is still very inexpensive compared to global standards.
- c. John van der Spek advised Rockdale County to learn from the power grid failures in North Carolina caused by hurricane damage. He encouraged the county to review the recent findings from North Carolina, noting that there are challenges associated with solar panel technology. He cautioned Rockdale County, if considering the use of solar panels, to find a balance that would be beneficial for the county.

9. **Next meeting:** The next Oversight Committee meeting will be the fourth Monday of the month due to a holiday: January 27, 2025, at JP Carr Community Center

10. **Adjournment:** There being no further business or discussion, Arthur Vaughn adjourned the meeting, seconded by Bill Hughey. Meeting adjourned at 6:55 pm.

Approved:

SPLOST Committee Chair

Date

2023 SPLOST Oversight Committee

Recommendation Memo

Date of SPLOST Meeting: 10-21-2024 Subcommittee: Courthouse

Action Recommended to Board of Commissioners:

In order to match the City funds of \$4.4M which are paying for the 3rd level of the parking deck, motion to allocate overage funds of \$4.4M as they become available to design and build the 4th level of the parking deck.

Budgeted amount for action: \$4.4M

Subcommittee Approval:



Signature of Subcommittee Chair or Vice Chair



Date

Oversight Committee Approval:



Signature of Chair or Vice Chair

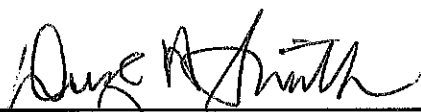


Date

SPLOST Finance Subcommittee Report

October 21, 2024

- The SPLOST Finance Subcommittee met on Wednesday, July 10.
- As of July 2024, SPLOST Sales Tax Collections have collected \$32.108m - an average of \$2.007m per month and exceeded our monthly goals by an average of \$769K per month.
- An Allocated Funds Report as of September 24, 2024, has also been provided.
- The Debt Service payment schedule is included on the Collections Report and the expense of the debt payments is on the Allocation Report on the Courthouse line item.



Doug Smith

ALLOCATED FUNDS REPORT

COUNTY PROJECTS	%	AUTHORIZED AMOUNT	(REVENUE) FUNDS ALLOCATED TO DATE	FUNDS OBLIGATED BY EXECUTED CONTRACTS	FUNDS PAID TO CONTRACTORS	UNOBLIGATED FUNDS REMAINING AS OF DEC
			-	-	-	-
Transportation	39.51%	35,199,846	11,281,701	-	22,073	11,259,628
Fire & E911	9.00%	8,019,000	2,569,728	260,751	101,284	2,207,693
Sheriff	6.00%	5,346,000	1,713,320	740,628	481,657	491,035
Parks & Recreation	5.00%	4,455,000	1,427,960	678,314	181,922	567,724
Courthouse	22.00%	19,602,000	9,177,226	2,894,667	83,417	6,199,143
County Total	81.506%	72,621,846	26,169,935	4,574,360	870,352	20,725,223
City Total	18.494%	16,478,154	5,938,134	-	5,938,134	(0)
Grand Total	100.00%	89,100,000	32,108,070	4,574,360	6,808,487	20,725,223
			NOTE (1)	NOTE (2)	NOTE (2)	

NOTE (1): Report shows tax receipts allocations through July 31, 2024
NOTE (2): Report shows Obligated Funds & Payments to Contractors as of September 18, 2024

Interest earned	2023 total	209,425.87
	2024 total to date	669,063.03

Grand Total Interest	878,488.90
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Rockdale County 2023 1% Special Local Option Sales Tax
(in thousands 1,000"s)

Debt Service Requirements Series 2024

Period	Debt Service	Paid (Yes/No)
June 1, 2024	83,416.66	Paid
December 31, 2024	2,811,250.00	NO
June 1, 2025	279,500.00	NO
December 31, 2025	3,824,500.00	NO
June 1, 2026	190,875.00	NO
December 31, 2026	3,915,875.00	NO
June 1, 2027	97,750.00	NO
December 31, 2027	4,007,750.00	NO
	<u>\$ 15,210,916.66</u>	

Monthly Remit		Sales Tax GOAL	Sales Tax ACTUAL	Variance
1	Apr-23	\$ 1,237.5	\$ 1,962.0	\$ 724.5
2	May-23	\$ 1,237.5	\$ 1,990.6	\$ 753.1
3	Jun-23	\$ 1,237.5	\$ 2,124.8	\$ 887.3
4	Jul-23	\$ 1,237.5	\$ 2,073.9	\$ 836.4
5	Aug-23	\$ 1,237.5	\$ 1,928.2	\$ 690.7
6	Sep-23	\$ 1,237.5	\$ 1,957.0	\$ 719.5
7	Oct-23	\$ 1,237.5	\$ 1,994.4	\$ 756.9
8	Nov-23	\$ 1,237.5	\$ 1,877.5	\$ 640.0
9	Dec-23	\$ 1,237.5	\$ 2,167.6	\$ 930.1
10	Jan-24	\$ 1,237.5	\$ 1,817.3	\$ 579.8
11	Feb-24	\$ 1,237.5	\$ 2,076.7	\$ 839.2
12	Mar-24	\$ 1,237.5	\$ 1,936.9	\$ 699.4
13	Apr-24	\$ 1,237.5	\$ 1,983.8	\$ 746.3
14	May-24	\$ 1,237.5	\$ 2,063.4	\$ 825.9
15	Jun-24	\$ 1,237.5	\$ 2,108.5	\$ 871.0
16	Jul-24	\$ 1,237.5	\$ 2,045.9	\$ 808.4
17	Aug-24	\$ 1,237.5		\$ -
18	Sep-24	\$ 1,237.5		\$ -
19	Oct-24	\$ 1,237.5		\$ -
20	Nov-24	\$ 1,237.5		\$ -
21	Dec-24	\$ 1,237.5		\$ -
22	Jan-25	\$ 1,237.5		\$ -
23	Feb-25	\$ 1,237.5		\$ -
24	Mar-25	\$ 1,237.5		\$ -
25	Apr-25	\$ 1,237.5		\$ -
26	May-25	\$ 1,237.5		\$ -
27	Jun-25	\$ 1,237.5		\$ -
28	Jul-25	\$ 1,237.5		\$ -
29	Aug-25	\$ 1,237.5		\$ -
30	Sep-25	\$ 1,237.5		\$ -
31	Oct-25	\$ 1,237.5		\$ -
32	Nov-25	\$ 1,237.5		\$ -
33	Dec-25	\$ 1,237.5		\$ -
34	Jan-26	\$ 1,237.5		\$ -
35	Feb-26	\$ 1,237.5		\$ -
36	Mar-26	\$ 1,237.5		\$ -
37	Apr-26	\$ 1,237.5		\$ -
38	May-26	\$ 1,237.5		\$ -
39	Jun-26	\$ 1,237.5		\$ -
40	Jul-26	\$ 1,237.5		\$ -
41	Aug-26	\$ 1,237.5		\$ -
42	Sep-26	\$ 1,237.5		\$ -
43	Oct-26	\$ 1,237.5		\$ -
44	Nov-26	\$ 1,237.5		\$ -
45	Dec-26	\$ 1,237.5		\$ -
46	Jan-27	\$ 1,237.5		\$ -
47	Feb-27	\$ 1,237.5		\$ -
48	Mar-27	\$ 1,237.5		\$ -
49	Apr-27	\$ 1,237.5		\$ -
50	May-27	\$ 1,237.5		\$ -
51	Jun-27	\$ 1,237.5		\$ -
52	Jul-27	\$ 1,237.5		\$ -
53	Aug-27	\$ 1,237.5		\$ -
54	Sep-27	\$ 1,237.5		\$ -
55	Oct-27	\$ 1,237.5		\$ -
56	Nov-27	\$ 1,237.5		\$ -
57	Dec-27	\$ 1,237.5		\$ -
58	Jan-28	\$ 1,237.5		\$ -
59	Feb-28	\$ 1,237.5		\$ -
60	Mar-28	\$ 1,237.5		\$ -
61	Apr-28	\$ 1,237.5		\$ -
62	May-28	\$ 1,237.5		\$ -
63	Jun-28	\$ 1,237.5		\$ -
64	Jul-28	\$ 1,237.5		\$ -
65	Aug-28	\$ 1,237.5		\$ -
66	Sep-28	\$ 1,237.5		\$ -
67	Oct-28	\$ 1,237.5		\$ -
68	Nov-28	\$ 1,237.5		\$ -
69	Dec-28	\$ 1,237.5		\$ -
70	Jan-29	\$ 1,237.5		\$ -
71	Feb-29	\$ 1,237.5		\$ -
72	Mar-29	\$ 1,237.5		\$ -
Total		\$ 89,100.00	\$ 32,108.44	\$ 12,308.44
Month Average		\$ 1,237.50	\$ 2,006.78	\$ 769.28

**SPLOST Oversight Committee
911/Fire Service Report
Oct 21, 2024**

Brief Update on Activity

Station 5, on West Hightower Trail is beginning renovation to retrofit and expand it's currant location. The personnel and equipment from Station 5 are now operating out of the new Station 10 on GA route 138 in North Rockdale.

Station 10 will become fully operational upon the completion of Station 5.

We thank you for your continued support of the men and women of our Rockdale 911-Fire/Rescue Service.

The new 911 center on East Fairview Road will be fully operational later this week as the switchover is completed.

I realize that many of you have question about the BIO-LAB incident, but it is still an active incident and we are unable to discuss the issue at this time.

Thank you for your understanding

2023 SPLOST Oversight Committee

Recommendation Memo

Date of SPLOST Meeting: 10/21/24

Subcommittee: Parks and Recreation

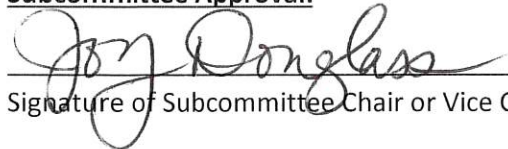
Action Recommended to Board of Commissioners:

Move to add office/restroom at Wheeler Park and adjust item cost for Project List (Priority 1 items) .See updated Parks SPLOST Project list.

1. (New)Wheeler Park office/restroom- \$100k
2. Black Shoals Guard Shack
3. Earl O`Neal Softball Lights
4. Tennis Center Expansion
5. Costley Mill Bridge

Budgeted amount for action: as funds are available

Subcommittee Approval:


Signature of Subcommittee Chair or Vice Chair

10/21/24
Date

Oversight Committee Approval:


Signature of Chair or Vice Chair

10-21-24
Date

2023 SPLOST Parks & Recreation Project List					
Priority	Parks Priority	Park	Improvement Description	Project Item Cost	Park Total Cost
1		South Senior Satellite	New building construction	\$ 1,600,000	\$ 700,000
			2017 SPLOST fund contribution	\$ (900,000)	
1		Rockdale River Trail	Trail connector	\$ 6,875,000	\$ 555,000
			GDOT 80/20 contribution	\$ (5,500,000)	
			2017 SPLOST fund contribution	\$ (820,000)	
1		South Park	Mountain Bike Trails - Phase 2	\$ 150,000	\$ 15,000
			Trail signage	\$ 15,000	
			SORBA contribution	\$ (150,000)	
1		Wheeler Park South	Pavilion (with tables and grills)	\$ 110,000	\$ 660,000
			Skate Park	\$ 325,000	
			Volleyball courts (2)	\$ 15,000	
			Playground	\$ 95,000	
			Splash pad	\$ 300,000	
			Building (shower/changing/restroom/storage)	\$ 425,000	
			Loop trail	\$ 100,000	
			Disc Golf (9 hole)	\$ 25,000	
			Outdoor amphitheater	\$ 100,000	
			Pickleball	\$ 80,000	
			Sitework (grading, sidewalks, retention)	\$ 200,000	
			Amenities (benches, fencing, signage)	\$ 35,000	
			Office/storage/restroom	\$ 100,000	
			City of Conyers contribution	\$ (150,000)	
			Impact Fee contribution	\$ (1,100,000)	
			1	1	
2	2	Earl O'Neal Complex	Softball light upgrades	\$ 365,000	\$ 365,000
1	3	Johnson Park	All inclusive ADA playground	\$ 200,000	\$ 250,000
		Sitework (grading, sidewalks, fencing)	\$ 50,000		
2	4	Rockdale Tennis Center	Pro Shop Expansion	\$ 100,000	\$ 100,000
2	5	Lakeview Estates 1	Road demo	\$ 50,000	\$ 250,000
			Youth soccer fields (2)	\$ 200,000	
1	6	Costley Mill Park	Beach Parking lot	\$ 500,000	\$ 1,435,000
	6		Welcome center parking with ADA	\$ 300,000	
	7		Glamping Yurts (4)	\$ 350,000	
	8		Costley Mill loop trail	\$ 300,000	
	8		Costley Event bridge (lights, amenities)	\$ 50,000	
	9		Visitors Center buildout of barn	\$ 250,000	
			Impact Fee contribution	\$ (400,000)	
			Event Center expansion	\$ 85,000	
Contingency					\$ -
Total Priority 1 projects					\$ 4,455,000

REVISED LIST - January 13, 2025

3		Pine Log	Dog park	\$ 75,000	\$ 225,000
			Site clearing and stream protection	\$ 150,000	
3		Earl O'Neal Complex	Football building	\$ 150,000	\$ 150,000
3		Stanford Park (new)	Driveway entrance	\$ 50,000	\$ 200,000
			Parking lot	\$ 500,000	
			Pavilion (with tables and grills)	\$ 90,000	
			Restroom building	\$ 100,000	
			Playground	\$ 50,000	
			Natural Surface Trails	\$ 150,000	
			Amenities (benches, displays, signage)	\$ 60,000	
			LWCF 2023 contribution	\$ (800,000)	
3		Rivers Bend (new)	Driveway entrance	\$ 50,000	\$ 1,000,000
			Parking lot	\$ 500,000	
			Pavilion (with tables and grills)	\$ 90,000	
			Restroom building	\$ 100,000	
			Splash pad	\$ 75,000	
			Sitework (grading, sidewalks, retention)	\$ 150,000	
			Amenities (benches, fencing, signage)	\$ 35,000	
3		Rocky Park (new)	Driveway entrance	\$ 50,000	\$ 1,000,000
			Parking lot	\$ 500,000	
			Visitors Center (park office/restroom/storage)	\$ 400,000	
			Ropes course (high/low)	\$ 150,000	
			ATV course	\$ 1,200,000	
			Outdoor amphitheater	\$ 100,000	
			Sitework (grading, sidewalks, retention)	\$ 150,000	
			Impact Fee contribution	\$ (550,000)	
			DNR RTP 2025 contribution	\$ (1,000,000)	
				\$ 1,000,000	
Contingency				\$ 125,000	
Total Additional Projects				\$ 2,700,000	

2023 SPLOST Oversight Committee

Recommendation Memo

Date of SPLOST Meeting: 10/21/2024 Subcommittee: Transportation

Action Recommended to Board of Commissioners:

Motion to approve the **2023 SPLOST 5C Project List** for \$3.9 million as funds become available.

See list attached.

Budgeted amount for action: \$3,900,000.00

Subcommittee Approval:



Signature of Subcommittee Chair or Vice Chair

10.21.24

Date

Oversight Committee Approval:



Signature of Chair or Vice Chair

10.21.24

Date

Rockdale County SPLOST 5C Program

	From	To	I-20 (N or S)	Length (FT)	Width (FT)	Cul-De Sac (Diam in FT)	SF	SY	Total
Black Shoals Road NE	Acorn Court	Booth Road	N	1675	22		36,850	4,094	\$115,123.49
Blacklawn Road SW	Dogwood	Old Covington Hwy	N	1786	36		64,296	7,144	\$194,866.89
Farmer Road	General Arts	Sigman	N	2672	30		80,160	8,907	\$245,298.51
Farmer Road	Sigman	Rockbridge Road	N	4445	30		133,350	14,817	\$408,065.82
Farmer Road	Rockbridge Rd	Irwin Bridge Rd	N	7540	30		226,200	25,133	\$692,197.13
McCart Road	Old Covington Rd	Brynlyn Woods	N	4023	22		88,506	9,834	\$276,502.58
Zingara Drive	W Hightower Trl	Hi-Roc Rd	N	10447	20		208,947	23,216	\$657,787.11
Zingara Drive	Hi-Roc Rd	US-20	N	3525.7	20		70,513	7,835	\$221,984.02
Rockdale Industrial Drive	Old Covington	Conyers City Limit	N	2885	24		69,240	7,693	\$214,928.65
Plunkett Road	Old Covington	Lester Rd	N	3450	20		69,000	7,667	\$217,219.67
Sigman Industrial Court NW	Chambers Drive	Cul-de-sac	N	1139	24		27,336	3,037	\$84,853.98

SubTotal	\$3,328,827.85
Contingency (10%)	\$332,882.78
CEI (6%)	\$219,702.64
	\$3,881,413.27

9/12/2024

2023 SPLOST Oversight Committee

Recommendation Memo

Date of SPLOST Meeting: 10/21/2024 Subcommittee: Transportation

Action Recommended to Board of Commissioners:

Motion to Revise 2023 **SPLOST 5A Project List** as attached. Funding of \$4,000,000.00 remains
unchanged.

Budgeted amount for action: \$4,000,000.00

Subcommittee Approval:



Signature of Subcommittee Chair or Vice Chair

10-21-24

Date

Oversight Committee Approval:



Signature of Chair or Vice Chair

10-21-24

Date

***UPDATED SPLOST 5A LIST 9/12/2024

Summary Report FDR

Road Name	From	To	Length (FT)	Width (FT)	SY	Portland Cement FDR (TN)	10" Cement Stabalized Reclaimed Base (SY)	220 LB/SY 12.5 MM SP (TN)	165 LB/SY 12.5 MM SP (TN)	220 LB/SY 19 MM SP (TN)	440 LB/SY 25 MM SP (TN)	GAB 10" (TN)
Bethel Rd NE	SR-20	Black Shoals Rd NE	4786	22	11699	292	11699	1287				
Daniels Bridge Rd SW	Westwood Dr SW	Oneal RD SW	6283	21	14660	367	14660	1613				
Hull Rd SE	Birch Lane SE	Hwy 212	1957	28	6088	152	6088	670				
Hull Rd SE	Oglesby Bridge Rd SE	Birch Lane SE	1568	20	3484	87	3484	383				
Walker Rd SW	Hwy 138	Ebenezer Rd	4795	21	11188	280	11188	1231				
Old Parker Road	SR 138	Parker Rd	1185	22	2897	72	2897	319				
Frontier Drive	Lake Rockaway Rd	Lake	2751	24	7336	183	7336	807				
Old Covington Road	Geez Mill Road	First Shady Grove Park	3750	22	9167	229	9167	1008				
Old Covington Road Concrete Turn Lane	Geez Mill Rd	*Field verified	3201	12	4268				352	469	939	2347
AS DIRECTED			681			105	4181	460	30	40	70	100
TOTALS			30957		44429	1476	59002	6490	382	509	1009	2447
			5.86	Miles								

9/12/2024