

Jackson County Board of Commissioners

March 3, 2025 at 6:00 PM
Jury Assembly Room - County Courthouse

MINUTES

1. Call to Order - Chairman Marty Clark

Chairman Marty Clark called the meeting to order at 6:00 p.m.

Commissioners	Chairman Marty Clark
Present:	Commissioner Jim Hix, District 1
	Commissioner Chas Hardy, District 2
	Commissioner Ty Clack, District 3
	Commissioner Marty Seagraves, District 4
	Commissioner Cole Elrod, District 5

Staff Present:	Kevin Poe, County Manager
	Gina Roy, Assistant County Manager
	Jamie Dove, Public Development Manager
	Ericka Johnson, Deputy Clerk

Press:	None
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2. Invocation - Kevin Poe, County Manager

County Manager Kevin Poe gave the invocation.

3. Pledge of Allegiance - Commissioner Chas Hardy

Commissioner Chas Hardy led the Pledge of Allegiance.

4. Approval of Minutes

A. February 17, 2025 Draft Minutes

To approve the minutes for the February 17, 2025 board meeting

Commissioner Hix moved to approve the board minutes for February 17, 2025. Commissioner Seagraves seconded the motion. The vote was taken and the motion passed unanimously. (Vote 6 – 0)

5. Citizen Input

Each speaker is provided up to four (4) minutes to address the board on any item that is not listed on this agenda.

Assistant County Manager Gina Roy announced that the Jackson County Historic Courthouse was named wedding venue of the year by Mainstreet News. Ms. Roy recognized Sonya Jones,

Event Coordinator, and Denise Kauwalu-Schultz, Courthouse Manager, for their contributions to the venue's success. She noted that since the courthouse renovation, it has hosted over 10,000 guests, reflecting a 300% revenue increase, with 240 events held to date. In appreciation of their efforts, the Board of Commissioners joined Ms. Jones and Ms. Kauwalu-Schultz for a photograph to commemorate this achievement.

6. Reports

There were no reports.

7. New Business

A. Request to Abandon a Portion of McMullan Road

To request the Jackson County BOC to abandon a portion of McMullan Road. This roadway is located off of Commerce Road/State Route 15 and Wilhite Road. According to the Jackson County Road Department, this unpaved roadway measures 0.8 miles long and has 40 feet of right-of-way. Approval of this abandonment would allow for the portion of the roadway shown in "Exhibit A" to be a private road.

Public Development Director Jamie Dove presented the staff report on the request, and advised the sole property owner had asked that the easternmost portion of McMullan Road be abandoned in order for it to be gated as a private road. The property owner owns both sides of the roadway. Abandoning a portion of the roadway would facilitate its removal from the County's road system; therefore, making it the property owner's responsibility for maintenance. The County will still be responsible for the westernmost portion of McMullan Road remaining.

A public hearing was held on the request. There were no comments in favor of or in opposition, and the public hearing was closed. Commissioner Seagraves moved to approve the resolution to abandon McMullan Road. Commissioner Hix seconded the motion. The vote was taken, and the motion passed unanimously. (Vote 6 – 0)

B. Approve Supplement Agreement to contract with Precision Planning, Inc. for Sam Freeman Road engineering

To approve a Supplement Agreement to existing contract with Precision Planning to add right of way acquisition services for Sam Freeman Road upgrade

County Manager Kevin Poe reported the board had contracted with Precision Planning to provide the engineering for the Sam Freeman Road upgrade project. The original contract did not include right of way acquisition services. The proposal provides for preliminary title reports, appraisals, specialty reports, negotiations and closings for up to 21 parcels, including coordination of subconsultants for a cost not to exceed \$175,550.

He requested board action in order to keep the project moving forward. There were no questions from the board. Commissioner Clack moved to approve the

supplemental agreement with Precision Planning for Sam Freeman Road engineering. Commissioner Seagraves seconded the motion. The vote was taken, and the motion passed unanimously. (Vote 6 – 0)

8. Adjournment

Chairman Clark adjourned this portion of the meeting 6:10 p.m.

Work Session Meeting

This portion of the meeting is to facilitate a discussion on matters requiring a more in-depth review, explanation, and analysis. No formal action will be taken on any of the items listed below.

9. Call to Order - Chairman Marty Clark

Chairman Marty Clark called the work session meeting to order at 6:10 p.m.

10. New Business

A. Jackson County Transit ADA Reasonable Modification and No Show Policy

The purpose of the policy is to ensure that Jackson County Transit offers equal and effective opportunities and access to public transportation services for persons with disabilities and full compliance with the provisions of the Title II of the Americans with Disabilities Act of 1990 and Section 504 of the Rehabilitation Act of 1973.

Assistant County Manager Gina Roy presented the staff report on a policy regarding Jackson County Transit. The purpose of the policy is to ensure that Jackson County Transit offers equal and effective opportunities and access to public transportation services for persons with disabilities and full compliance with the provisions of Title II of the Americans with Disabilities Act of 1990 and Section 504 of the Rehabilitation Act of 1973.

After a risk-management audit with the Georgia Department of Transportation (GDOT), they made some suggestions regarding ADA compliance. She asked for approval of the ADA Reasonable Modification and No Show Policy. There were no questions from the board.

B. Approve bid submitted for the purchase of surplus parcel #017A 071

To accept bid submitted for the purchase of surplus parcel #017A 071

County Manager Kevin Poe advised the board of commissioners that they had previously declared Parcel # 017A 071 as surplus property and authorized staff to advertise and receive sealed bids for the purchase of the property. He reported the highest bid was submitted by Kenneth Williams in the amount of \$25,001. Staff recommended the approval of the sale of property to Mr. Williams in the amount of \$25,001.

C. Agreement for Use of Hoschton Park

To approve an agreement for use of Hoschton Park

County Manager Kevin Poe advised the board of commissioners had an agreement with the City of Hoschton and the Jackson County Board of Education (BOE) regarding the use of Hoschton park. Now that the BOE has sold their portion of the park to the Town of Braselton, a new agreement is needed. The current agreement that was transferred to the Town of Braselton by the BOE will expire in 2029.

The Town of Braselton, through its Public Facilities Authority, has leased its share of the park property to National Heritage Academics, Inc. for the purpose of operating a charter school. All parties felt it was appropriate to go ahead and negotiate a new agreement that would establish their respective rights and obligations as they relate to the park property and main parking lot. The main changes to the final draft of the agreement compared to the original draft are:

- The agreement covers the gym area, school area, gym parking area, main parking area as well as the Hoschton Park area.
- It notes that Braselton is transferring its portion of the park and school areas to the Braselton Public Facilities Authority, which may lease the property to National Heritage Academics, Inc.
- The terms of the agreement shall be for a period of forty (40) years.
- The third paragraph in Section 4 has been added.

Mr. Poe asked not to place this agreement on the Consent Agenda for the next meeting. He mentioned that the Town of Braselton and City of Hoschton were still finalizing some wording in the agreement. There were no questions from the board.

D. IGA between Jackson County BOC and the City of Hoschton regarding the collection of impact fees

Enter into an intergovernmental agreement between the Jackson County Board of Commissioners and the City of Hoschton regarding the mandate of impact fees on property located within the municipal limits of Hoschton.

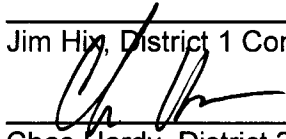
Assistant County Manager Gina Roy reminded members in 2023 there was an annexation objection and an arbitration panel finding on property in the City of Hoschton. The arbitration panel found that even though the property was in the City of Hoschton, Jackson County could collect the impact fees. Ms. Roy reported the county would need to enter into an intergovernmental agreement with the City of Hoschton per the rules of the Georgia Department of Community Affairs. Ms. Roy said the agreement had been approved by the City of Hoschton and any builder who desired to build on said property would be required to pay the impact fee. There were no questions from the board.

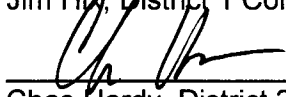
11. Adjournment

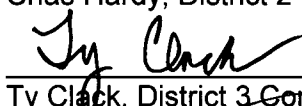
There was no other business to discuss. Chairman Marty Clark declared the meeting adjourned at 6:17 p.m.

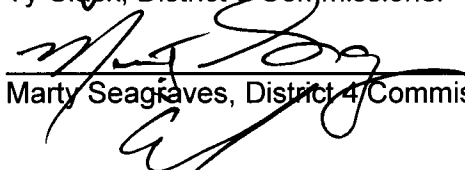
Jackson County Board of Commissioners
Approved: March 17, 2025


Marty Clark, Chairman


Jim Hix, District 1 Commissioner


Chas Hardy, District 2 Commissioner


Ty Clack, District 3 Commissioner


Marty Seagraves, District 4 Commissioner


Cole Elrod, District 5 Commissioner



Attest: 
Ericka Johnson, Deputy Clerk