**Jasper County Board of Commissioners**

**December 12, 2019**

**Called Meeting Minutes**

**6:00 P.M.**

Comm. Pennamon called the meeting to order at 6:00 p.m.

Commissioners Present: Chairman, Carl Pennamon, Vice-Chairman, Bruce Henry, Don Jernigan, and Gerald Stunkel. Doug Luke was absent.

**Pledge of Allegiance:**

**Invocation**: Commissioner Stunkel

**Approval of Agenda:** Commissioner Henry motioned to approve the agenda, adding #2 new business the discussion of the Georgia Pacific property. Commissioner Stunkel seconded the motion, passed unanimously.

**Consent Agenda:** None

**Public Hearing:** None

**County Commissioner Items:**

Commissioner Henry- Broughton Road at the railroad there is a hole in the center where they did not put asphalt. Aikenton Road needs more gravel and signage, it’s worse than when we started. He asked if we could get board appointments as part of the HR report. He asked if there are work sessions in January can he know a few weeks out so that he does not book time away.

**Presentation/Delegations:**  None

**Regular Agenda:**

**Old Business:** None

**New Business:**

**Public Facilities Authority:**

Commissioner Pennamon stated that the reason we are trying to create this is going back to the SPLOST funds so that we can get the bonds in order to move forward on those projects.

Attorney Ozburn stated that authorities are provided for in the state constitution. They are appointed by elected officials. Authorities are created to address specific needs.

Attorney Ozburn stated that an Authority is created by an action that is created by the general assembly. The first local legislative delegation must request to formally have the authority created. The sponsor of the bill must file in the legal organ of the county an advertisement and intent to pass local legislation. It then have to proceed to the same steps as other bills go through in the general assembly. The local legislation makes up the board and decides which projects will take place. A Public Facilities Authority is more focused on capital projects, buildings, and infrastructure, and things like that. One of the challenges of local government is long term planning and budgeting. You cannot bind the county for more than one year at a time. There is an exception in the Georgia law that allows intergovernmental contracts to be done up to 50- year terms. That is the advantage of having an authority. The authority is not constrained by the annual basis. The county can enter to an agreement with the authority to work with the authority in having longer time for bigger projects. Capital assets have to be planned out for multiple years. City and county were in situations where they were renting from private entities, corporations or people. With the authority they could stay within public entities and funds are more controlled.

Chairman Pennamon stated that he thinks we need to authorize the county attorney to request our state legislature to look into drawing up and establishing legislation.

Commissioner Jernigan made a motion to authorize the county attorney to take the first step in moving forward to create a Public Facilities Authority. Commissioner Stunkel seconded the motion, passed unanimously.

**Georgia Pacific Property:**

Mr. David Dyer of the Jasper County Development Authority spoke about the Georgia Pacific property on Highway 83. Mr. Dyer stated that Jasper County Development Authority has been working on acquiring the GP property for about five years. The closure of the MDF plant changed their focus significantly. He stated that there are approximately 500,000 square feet under roof on the property. All of the major required infrastructure is already in place. A significant amount of rolling will be at our disposal.

Mr. Dyer noted there are currently two perspective lessees which have more than expressed interest in the property with mutual satisfactory leases. They intend to move in shortly after the first of the year or after GP completely vacates the property. He stated that the appropriate non-disclosures are being signed with GP realty. Appraisals have been done. Georgia Pacific is waiting for the Development Authority of Jasper County to have the appropriate approval to move forward, whether by intergovernmental agreement or resolution with that authorization. Once that is done they will move forward with a purchase agreement.

Chairman Pennamon ask Mr. Dyer if what he needed from the board was their approval and support in moving forward. He stated that he suggest that the board authorize Mr. Dyer to move forward.

Mr. Benton clarified that this would be a non-binding resolution.

Commissioner Stunkel made a motion to authorize the chairman to sign the resolution for Mr. Dyer to be our agent of record for negotiating in good faith with Georgia Pacific and any resulting contracts would have to come back to the board for final approval before consummation. Commissioner Jernigan seconded the motion. The motion was passed unanimously.

Commissioner Henry asked if the decision would have to be unanimous.

Attorney Ozburn stated that it needs to be approved by majority.

**Adjourn:**

Commissioner Henry motioned to adjourn at 6:40 p.m. The motion was seconded by Commissioner Stunkel, passed unanimously.

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Carl Pennamon, Chairman

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Sharon S. Robinson, Clerk