



## BOARD OF COUNTY COMMISSIONERS

T. PAGE THARP GOVERNMENTAL BUILDING  
102 STARKSVILLE AVENUE NORTH, LEESBURG, GEORGIA 31763

TUESDAY, NOVEMBER 8, 2022 6:00 P.M.

T. PAGE THARP BUILDING  
OPAL CANNON AUDITORIUM  
WWW.LEE.GA.US

MEETING MINUTES  
VOTING SESSION

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### COUNTY COMMISSIONERS

Billy Mathis, Chairman	District 3
John Wheaton, Vice-Chairman	District 1
Luke Singletary, Commissioner	District 2
George Walls, Commissioner	District 5
	District 4

### COUNTY STAFF

Christi Dockery, County Manager  
Kaitlyn Good, County Clerk  
Jimmy Skipper, County Attorney

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The Lee County Board of Commissioners met in a voting session on Tuesday, November 8, 2022. The meeting was held in the Opal Cannon Auditorium of the Lee County T. Page Tharp Governmental Building in Leesburg, Georgia. Those present were Chairman Billy Mathis, Vice-Chairman John Wheaton, Commissioner Luke Singletary, and Commissioner George Walls. Staff in attendance was County Manager Christi Dockery, County Attorney Jimmy Skipper, and County Clerk Kaitlyn Good. The meeting was also streamed on Facebook Live. Chairman Mathis called the meeting to order at 6:00pm.

### INVOCATION

Chairman Billy Mathis led the invocation.

### PLEDGE OF ALLEGIANCE

The Board and the audience said the Pledge of Allegiance in unison.

### CALL TO ORDER

### APPROVAL OF MINUTES

- (A) **Consideration to approve the Board of Commissioners meeting minutes for October 25, 2022.**  
Commissioner Wheaton made the **MOTION** to approve the Board of Commissioners meeting minutes for October 25, 2022. Commissioner Walls seconded the **MOTION**. The **MOTION** was unanimous with Commissioner Singletary voting yea.

### CONSENT AGENDA

NONE

### NEW BUSINESS

NONE

### PUBLIC HEARING

- (A) **The Board of Commissioners will hold a public hearing to consider a resolution transmitting a draft Capital Improvements Element Annual Update to the Southwest Georgia Regional Commission for regional review pursuant to the Georgia Planning Act of 1989.**  
Chairman Mathis opened the Public Hearing.

With no comments or questions from the audience or the Board, the Public Hearing was closed.

**Consideration to adopt a resolution transmitting a draft Capital Improvements Element Annual Update to the Southwest Georgia Regional Commission for regional review pursuant to the Georgia Planning Act of 1989.**

Commissioner Singletary made the **MOTION** to adopt the resolution transmitting a draft Capital Improvements Element Annual Update. Commissioner Walls seconded the **MOTION**. The **MOTION** was unanimous with Commissioner Wheaton voting yea.

**DEPARTMENTAL MATTERS**

NONE

**CONSTITUTIONAL OFFICERS & GOVERNMENTAL BOARDS/AUTHORITIES**

**Utilities Authority**

- (A) **Consideration to approve the purchase of a Ground Penetrating Radar Device from SPLOST VII funds.**

Chairman Mathis stated that there is also a JetVac truck under consideration of purchase as well that the Board and staff were recently made aware of and suggested the Board combine the two purchases into one motion. County Manager Christi Dockery added that with these purchases, approximately \$94,218.00 would remain in the SPLOST VII fund.

Commissioner Wheaton made the **MOTION** to approve the purchase of a Ground Penetrating Radar Device (\$22,004.87) and a sewer equipment 900-ECO 12 yard truck mounted combination sewer cleaner “a JetVac truck” (\$459,650.00) for a total cost of \$481,654.87 to come from SPLOST VII funds. Commissioner Walls seconded the **MOTION**. The **MOTION** was unanimous with Commissioner Singletary voting yea.

**COUNTY MANAGER’S MATTERS**

- (A) **Updates on County projects.**

County Manager Christi Dockery discussed ongoing projects in the County: (1) the renovation of the gym is ongoing as the 14 windows have been delivered and new sinks and toilets have been installed in the front bathrooms; and (2) the CDBG project at Palmyra Mobile Home Park will be starting very soon. Chairman Mathis reminded staff about the inclusion of a few provisions in the contracts for the upcoming road projects.

- (B) **Consideration to approve an amendment to Article XVI Section 16.03(A): *Holidays Observed of the Lee County Board of Commissioners Personnel Policy.***

This item is to amend the personnel policy listing the holidays observed by the County by adding the observance of Juneteenth.

Commissioner Wheaton made the **MOTION** to approve an amendment to Article XVI Section 16.03(A): Holidays Observed of the Lee County Board of Commissioners Personnel Policy. Commissioner Walls seconded the **MOTION**. The **MOTION** was unanimous with Commissioner Singletary voting yea.

- (C) **Consideration to approve the Holiday Calendar for 2023.**

Commissioner Singletary made the **MOTION** to approve the Holiday Calendar for 2023. Commissioner Walls seconded the **MOTION**. The **MOTION** was unanimous with Commissioner Wheaton voting yea.

- (D) **Consideration to approve the Board of Commissioners Meeting Calendar for 2023.**

Commissioner Singletary made the **MOTION** to approve the Board of Commissioners Meeting Calendar for 2023. Commissioner Walls seconded the **MOTION**. The **MOTION** was unanimous with Commissioner Wheaton voting yea.

- (E) **Consideration to approve the Budget Calendar for FY 2023-2024.**

Commissioner Wheaton made the **MOTION** to approve the Budget Calendar for FY 2023-2024. Commissioner Walls seconded the **MOTION**. The **MOTION** was unanimous with Commissioner Singletary



voting yea.

(F) **Consideration to adopt a Resolution Requesting Sales Tax Information from the Georgia Department of Revenue pursuant to OCGA 48-2-15(d.1) and Naming a Designated Officer for all related purposes.**

Commissioner Wheaton made the **MOTION** to adopt a Resolution Requesting Sales Tax Information from the Georgia Department of Revenue pursuant to OCGA 48-2-15(d.1) and Naming a Designated Officer for all related purposes. Commissioner Walls seconded the **MOTION**. The **MOTION** was unanimous with Commissioner Singletary voting yea.

(G) **Consideration to adopt a Resolution Supporting Operation Green Light for Veterans.**

Commissioner Singletary made the **MOTION** to approve a Resolution Supporting Operation Green Light for Veterans. Commissioner Wheaton seconded the **MOTION**. The **MOTION** was unanimous with Commissioner Walls voting yea.

**COMMISSIONER'S MATTERS**

NONE

**UNFINISHED BUSINESS**

NONE

**COUNTY ATTORNEY'S MATTERS**

(A) **Discussion of Chapter 70 Article V. – R-1 Single-Family Residential District of the Code of Ordinances.**

Chairman Mathis began the discussion stating that the ordinance has a provision stating that a barn cannot be built on a lot that does not also have a residential home on it no matter the acreage of the lot, if zoned R-1. Chairman Mathis stated that the Board can decide to change that ordinance, and if it was decided to change the ordinance, what lot size needs to be the limit for a barn structure to be built. All Board members voiced support in updating the ordinance.

In the discussion about lot size, Commissioner Singletary voiced concern about the lot being part of a subdivision or subdivision development, stating he would like to see a stipulation within the code about it not being in a subdivision. Chairman Mathis added that the issue with that proposal is situations like the one currently, where an individual has two adjoining 50 acre parcels, which per our code, would make this property a minor subdivision. Commissioner Singletary then suggested an acreage size limit to the lots thereby allowing structures to be built on lots of 5 – 10 acres or more, for example. Chairman Mathis agreed and in turn suggested 3 – 4 acres. Commissioner Singletary also stated that property owners could go through the Planning Office and process and combine their two lots.

The current ordinance states that a property owner can build a building on the same parcel as their home as long as it doesn't exceed half the square footage of the lower level of their home. Chairman Mathis asked that County Attorney Jimmy Skipper draft an ordinance to bring back to the next meeting keeping the current provision and adding an amendment stating that if a property owner has over a certain amount of acres, a structure may be built on a lot without a house. Mr. Skipper reminded the Board that the way it is defined in the code is as "accessory building". The current ordinance also states the distance the structure must be from the property line.

Chairman Mathis began the discussion of another issue regarding the requirement for a property owner to obtain the date the deeds were last issued for the adjoining property owners should he or she decide to combine two parcels. Mr. Skipper stated that if it is the desire of the Board, he can draft an amendment to take that out of the ordinance. He also stated that even with making this amendment, the current individual will have to abide by the code. The amendment, once adopted, will be placed into effect for future citizens.

**EXECUTIVE SESSION**

NONE

**PUBLIC FORUM**

*Citizens will be allowed to address the Board of Commissioners regarding any issues or complaints. Individuals should sign up prior to the start of the meeting.*

No citizens took part in the Public Forum

**ANNOUNCEMENTS**

- (A) The next regularly scheduled County Commission Meeting is **Tuesday, December 13, 2022 at 6:00pm.**
- (B) Offices of the Lee County Board of Commissioners will be **closed Thursday, November 24, 2022 and Friday, November 25, 2022** in observance of the Thanksgiving holiday.
- (E) The renewal process for 2022 Occupation Tax/Business License will begin November 1, 2022. **All current business licenses will expire on December 31, 2022.** Please contact Building Inspection at (229) 759-3326 for any questions.

Chairman Mathis reminded the audience that there was still approximately 40 minutes left to vote.

**ADJOURNMENT**

The meeting adjourned at 6:20PM.

Facebook video link: <https://www.facebook.com/leecountyga/videos/688226842514510>

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CHAIRMAN

ATTEST: \_\_\_\_\_  
COUNTY CLERK

*Lee County is a thriving vibrant community celebrated for its value of tradition encompassing a safe family oriented community, schools of excellence, and life long opportunities for prosperity and happiness without sacrificing the rural agricultural tapestry.*

Persons with special needs relating to handicapped accessibility or foreign language interpretation should contact the ADA Coordinator at (229) 759-6000 or through the Georgia Relay Service (800) 255-0056 (TDD) or (800) 355-0135 (voice). This person can be contacted at the T. Page Tharp Building in Leesburg, Georgia between the hours of 9:00 a.m. and 4:00 p.m., Monday through Friday, except holidays, and will assist citizens with special needs given proper notice of seven (7) working days.  
The meeting rooms and buildings are handicap accessible.