

**COFFEE COUNTY BOARD OF COMMISSIONERS  
REGULAR MEETING  
TUESDAY, SEPTEMBER 5, 2023  
9:30 O'CLOCK A.M.  
COMMISSIONERS MEETING ROOM**

Coffee County Board of Commissioners met in regular session on Tuesday, September 5, 2023, at 9:30 o'clock a.m. with the following present: Chairman Ted O'Steen, Vice-Chairman Jimmy Kitchens, Commissioners Johnny Wayne Jowers, AJ Dovers and Oscar Paulk. Also present were County Attorney Tony Rowell, County Administrator Wesley Vickers, and County Clerk Tracie Vickers. Also present were Agency Directors/Department Heads, the media, and members of the public.

Chairman O'Steen called the meeting to order and welcomed everyone.

Vice-Chairman Kitchens asked Attorney Rowell to give the invocation. Everyone participated in the pledge of allegiance to the flag of the United States of America.

Chairman O'Steen announced the City of Nicholls will hold the Founders Day Celebration on Saturday, September 16<sup>th</sup> from 10:00 a.m. to 5:00 p.m.

Chairman O'Steen asked for a motion to approve the minutes of the pre-meeting work session and the regular meeting held on August 7, 2023 and the Special Called Work Session held on August 7, 2023 and the Executive Session held on August 7, 2023. Commissioner Paulk made a motion to approve the minutes, and this was seconded by Commissioner Dovers. All Commissioners unanimously agreed.

Chairman O'Steen asked for a motion to approve the agenda. Commissioner Dovers made a motion to approve the agenda. Commissioner Paulk seconded the motion. All Commissioners unanimously agreed.

County Administrator Vickers stated this is for improvements to the soccer complex funded by the ARPA Grant. A part of this process is receiving Request for Qualifications for Engineer Services. The Engineering firms have to be scored by (3) County individuals. These were scored by Wesley Vickers, Tracie Vickers and Abby Paulk. The (3) Request for Qualifications that were received were from Lancore Engineering, Keck and Wood and Hofstadter and Associates. Based on the criteria, Lancore Engineering received the highest score. County Administrator Vickers recommends based on the scoring that the Engineering services be awarded to Lancore Engineering. Chairman O'Steen asked for a motion to approve or reject the Request for Proposals for Engineering Services – INODIC Grant #GA 0013741. Vice-Chairman Kitchens made a motion to approve Lancore Engineering. Commissioner Jowers seconded the motion. All Commissioners unanimously agreed.

County Administrator Vickers stated this is a section for a 50' easement for a private driveway off Pinecrest Drive. There was originally a plan to build a road on this property, however, this was never done, and the County has no interest in this property. This motion today would be to deed this to the Economic Development Authority, and they would deed this back to the property owners. Chairman O'Steen asked for a motion to approve or reject the Quit Claim Deed between Coffee County and Douglas-Coffee County Economic Development Authority for a 50' private drive located adjacent to Pinecrest Drive. Commissioner Jowers made a motion to approve the Quit Claim Deed. Vice-Chairman Kitchens seconded the motion. All Commissioners unanimously agreed.

Chairman O'Steen asked for a motion to amend the agenda to add 10A and 10B. Commissioner Dovers made a motion to amend the agenda to add Item 10A and Item 10B.

Agenda Item 10 A is the first reading of the rezoning request for Ms. Maria Esquivel to rezone 9.99 acres located 627 Woodcrest Road from Agriculture to RM, Residential Mixed for the intention of placing mobile homes on this property. The Staff recommends denial of this request. The Planning Commission met on August 17, 2023 and voted to approve the rezoning request.

Agenda item 10B is for the first reading of the rezoning request for Ms. Angela Adams to rezone 3.09 acres located at 911 Red Bud Road, Nicholls, Georgia from R2, Residential to Ag, Agriculture for the purpose of placing mobile homes on the property for family to live in. The Planning Commission met on August 17, 2023 and voted to recommend approval and the Staff agrees.

County Attorney Rowell read the Proclamation of Childhood Cancer Awareness Month. Chairman O'Steen asked for a motion to approve the Proclamation. Commissioner Dovers made a motion to approve the Proclamation. Commissioner Paulk seconded the motion. All Commissioners unanimously agreed.

There were no further comments from the audience.

Chairman O'Steen asked for a motion to adjourn the regular meeting. Vice-Chairman Kitchens made a motion to adjourn the regular meeting at 9:40 o'clock a.m. and this was seconded by Commissioner Jowers. All Commissioners unanimously agreed.

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County Clerk

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Chairman