



HENRY COUNTY BOARD OF COMMISSIONERS

CHAIR

Carlotta Harrell

DISTRICT I COMMISSIONER

Johnny Wilson

DISTRICT II COMMISSIONER

Neat Robinson

DISTRICT III COMMISSIONER

Dee Anglyn III

DISTRICT IV COMMISSIONER

Vivian Thomas

DISTRICT V COMMISSIONER

Kevin J. Lewis

COUNTY MANAGER

Cheri Hobson-Matthews

COUNTY CLERK

Stephanie Braun

COUNTY ATTORNEY

Nancy Rowan

BOC MEETING AGENDA

**Henry County Government Administration
140 Henry Parkway McDonough, GA 30253**

Website: co.henry.ga.us

Phone: 770-288-6000

Board of Commissioners

Carlotta Harrell, Chair
Johnny Wilson, District I
Neat Robinson, District II
Dee Anglyn III, District III
Vivian Thomas, District IV
Kevin J. Lewis, District V



Henry County Government

140 Henry Parkway
McDonough, GA 30253
(770) 288-6000
www.henrycounty-ga.org

Henry County Board of Commissioners

6:30 PM, Tuesday, June 20, 2023

BOC Present: Chair Carlotta Harrell, Vice Chair Kevin J. Lewis, Commissioner(s) Johnny Wilson, Dee Anglyn III, Vivian Thomas, and Neat Robinson

Staff Present: Cheri Hobson-Matthews, County Manager; Nancy Rowan, County Attorney; and Stephanie Braun, County Clerk

NOTICE: This is a public in-person meeting held at the Henry County Administration Building (Community Room), 140 Henry Parkway, McDonough, GA. HenryTV will also be streaming live online at <https://www.co.henry.ga.us/Government/Agenda-Minutes> on Charter/Spectrum Channel 180, and Facebook Live. See attachment in order "to participate" in Public Hearings and Public Comments

I. Instructions to Participate

II. Henry County Code of Conduct during public meetings

Sec. 2-2-128. Conduct during public meetings. During the public portions of the public meetings and public hearings members of the board of commissioners shall not: (1) Speak without first being recognized by the chair; (2) Interrupt anyone who has the floor; (3) Use profanity during the public meeting; (4) Refuse to yield the floor, or to argue with the chair, if he or she is ruled out of order by the chair; (5) Make disparaging remarks about another's character during the public portion of any meeting; (6) Represent their personal opinion and beliefs as the position of the board as a whole; (7) Refuse to recognize the validity of the actions approved by a majority vote of the board; and (8) Divulge the subject matter of any confidential matter, legal advice, legal strategy, or the content of discussions held during executive session. (Ord. No. 03-01, 1-2-2003)

III. Invocation

(Pastor Leonard Himes/Henry County Fire Rescue)

IV. Pledge of Allegiance

V. Call to Order

A. Announcement:

The following Planning and Zoning items were advertised for the June 20, 2023, Board of Commissioners meeting, but have been removed by staff:

ULDC-AM-23-07 & ULDC-AM-23-09

An Ordinance by Henry County, Georgia, to amend multiple sections of the Unified Land Development Code of the Henry County Code of Ordinances to ensure compliance with revisions to the Georgia Zoning Procedures Law as per HB 1405.

Countywide

HC-CODE-AM-23-01

An Ordinance by Henry County, Georgia, to amend multiple sections of the Henry County Code of Ordinances to ensure compliance with revisions to the Georgia Zoning Procedures Law as per HB 1405. **Countywide**

VI. Presentations

- A. Parks & Recreation Special Olympics Award(s) (*Presenter: Donna Holder, Assistant Director*)

VII. Appointment

- A. Reappointment to the Department of Families and Children Board: Dr. Monica McIntyre Herron (*Term: 6/30/23 - 6/30/28*)
VOTE: Commissioner Thomas made a motion to approve appointment; Vice Chair Lewis seconded. The motion carried 6-0-0.
[Resolution #23-165](#)

VIII. CONSENT AGENDA

(County Manager will read Consent Items)

Capital Projects

- A. Resolution approving a contract with Prime Contractors, Inc. for the Superior Courthouse Addition Window Repair and Replacement, through Sourcewell EZIQC Contract No. GA-ST02-040820-PCI, in the amount of \$1,073,780 using Capital Improvement Plan (CIP) Funds. *(Presenter: Lynn Planchon, Capital Projects Director)(Exhibit 1)*
[Resolution #23-166](#)

Courts

- A. Resolution approving Judicial Counsel of Georgia ARPA Funds in the amount of \$1,370,631 for modernization of Courtroom technology equipment, with no local match *(Presenters: Chief Judge Brian Amero, Superior Court; and Dr. Will Simmons, District Court Administrator)(Exhibit 2)*
[Resolution #23-167](#)

County Attorney

- A. Resolution of the Henry County Board of Commissioners setting the Qualifying Fee for Elected County Office for Special Election 2023 *(Presenter: Nancy Rowan, County Attorney)(Exhibit 3)*
[Resolution #23-168](#)
- B. Resolution to Authorize the Acquisition of 3,787 Square Feet of Right of Way, 2,118 Square Feet of Permanent Easement, 1,732 Square Feet of Temporary Easement, and 413 Square Feet of Driveway Easement by Negotiated Contract or Condemnation.

Airline Road at McGarity Road - Parcel 3. *(Presenter: Nancy Rowan, County Attorney)(Exhibit 4)*
[Resolution #23-169](#)

Emergency Management Agency

- A. Resolution accepting the Emergency Management Performance Grant (EMPG) for FY 2022 in the amount of \$45,000 from the Georgia Emergency Management Agency with an in-kind labor match (*Presenter: Kevin Johnson, EMA Deputy Director*)(Exhibit 5)

[Resolution #23-170](#)

Police Department

- A. Resolution of the Board of Commissioners for the approval of a Memorandum of Understanding to allow the Stockbridge Police Department sworn personnel access to the Henry County Public Safety Training Complex for an annual maintenance fee of \$6,000. (*Presenter: Lt. W. Powell*)(Exhibit 6)

[Resolution #23-171](#)

Leisure Services

- A. (Extension Services) Resolution of the Henry County Board of Commissioners requesting approval of a Memorandum of Understanding with the Board of Regents regarding Cooperative Extension. (*Presenter: Jonathon Penn, Leisure Services Cluster Leader*)(Exhibit 7)

[Resolution #23-172](#)

Planning & Zoning

- A. Resolution approving a request for a new streetlight district for, Southern Hills Phases 1A and 1B on Walker Drive. **District 5** (*Presenter: Kamau As-Salaam, Interim Assistant Director*)(Exhibit 8)

[Resolution #23-173](#)

Risk Management

- A. Resolution of the Board of Commissioners accepting a grant from the Association County Commissioners of Georgia (ACCG) in the amount of \$8,500 for the Henry County Risk and Safety Management Department. *(Presenter: Holly Lafontaine/Risk and Safety Management Director)(Exhibit 9)*
[Resolution #23-174](#)

Senior Services

- A. Resolution of the Henry County Board of Commissioners approving the Aging Subgrant Contract with the Atlanta Regional Commission for Fiscal Year 2024 in the amount of \$831,955, with a local match of \$68,229 (totaling: \$900,185). *(Presenter: Jonathon Penn, Cluster Lead/Leisure Services)(Exhibit 10)*
[Resolution #23-175](#)

Stormwater

- A. ~~Resolution rescinding current Spalding County Inmate Work Detail Agreement and approving new Agreement~~ *(Presenter: Roque Romero-Muniz, Public Works Director/Cluster Lead)(Exhibit 11)*

(This Ends The Consent Agenda)

VOTE: Commissioner Anglyn made a motion to approve consent agenda; Vice Chair Lewis seconded. The motion carried 6-0-0

REGULAR AGENDA

IX. County Attorney/County Manager

- A. Resolution approving Intergovernmental Agreement with Henry County Development Authority to convey property (adjacent to the Atlanta Speedway Airport) for the purpose of attracting a Data Center to Henry County (*Presenters: Cheri Hobson-Matthews, County Manager; and Nancy Rowan, County Attorney*)(*Exhibit 12*)

VOTE: Commissioner Anglyn made a motion to approve; Commissioner Robinson seconded. The motion carried 6-0-0.

Resolution #23-176

X. County Attorney

- A. ~~Resolution approving Agreement with the Henry County Development Authority regarding Mighty Hero Homes Project (*Presenter: Nancy Rowan, County Attorney*)(*Exhibit 13*)~~

XI. Building & Plan Review

- A. Resolution of the Henry County Board of Commissioners amending the permitting fee schedule in use by the Building and Plan Review Department (*Presenter: Brett Hanes, Assistant Director*)(*Exhibit 14*)

VOTE: Commissioner Anglyn made a motion to approve; Vice Chair Lewis seconded. The motion carried 6-0-0.

Resolution #23-177

XII. Human Resources/County Manager

- A. Resolution approving the Classification and Compensation Study for Henry County Employees (*Presenters: Cheri Hobson-Matthews, County Manager; and Callie Callocchio, HR Specialist*)(*Exhibit 15*)
VOTE: Commissioner Anglyn made a motion to approve; Commissioner Thomas seconded. The motion carried 6-0-0.
Resolution #23-178

XIII. Planning & Zoning

- A. **RZ-21-39 (Public Hearing)**
DRB Group of Fayetteville, GA requests a rezoning from RA (Residential-Agricultural) to R-2 (Single-Family Residence) (Sewer) for property located at 245 & 375 Locust Road in Land Lots 132, 133, and 156 of the 2nd District. The property consists of 215.25 +/- acres, and the request is for a single-family residential subdivision. **District 1** (*Presenter: Kamau As-Salaam, Interim Assistant Director*)(*Exhibit 16*)
VOTE: Commissioner Wilson made a motion to approve with 31 conditions, and to add additional language to number #25 “as determined and approved by the Henry County Building Department.”; Commissioner Anglyn seconded. The motion carried 6-0-0.
Resolution #23-179
- B. **RZ-22-23 (Not a Public Hearing)**
Xavier McKnight of McDonough, GA requests a rezoning from RA (Residential-Agricultural) to R-2 (Single-Family Residence) for property located on the west side of Moseley Road, north of Bennington Drive, in Land Lot 68 of the 11th District. The property consists of 2.705 +/- acres, and the request is for three single family residences. **District 4** (*Presenter: Kenta Lanham, Planner II*)(*Exhibit 17*)
VOTE: Commissioner Thomas made a motion to approve; Vice Chair Lewis seconded. The motion carried 6-0-0.
Resolution #23-180

C. ULDC-AM-23-01 (Public Hearing)

An Ordinance by Henry County, Georgia, to amend the Unified Land Development Code of the Henry County Code of Ordinances to provide for new and/or amended definitions, regulating standards for multifamily residential developments, and for other purposes. **Countywide** (*Presenter: Kenta Lanham, Planner II*)(Exhibit 18)

VOTE: Commissioner Thomas made a motion to approve; Commissioner Robinson seconded. The motion carried 5-1-0, with Commissioner Anglyn voting in opposition. NOTE: Resolution includes language which lifts the 12 month moratorium (see Section IV/last paragraph).
Ordinance 23-8

D. AP-23-02 (Appeal Hearing)

TPA Residential, LLC of Atlanta, GA requests an appeal to Ordinance 23-2 for property located to the west of North Bridges Road and east of Interstate 75 in Land Lots 113 & 144 of the 6th District. The property consists of 53.85 +/- acres, and the request is for relief from the constraints of the multi-family moratorium. **District 4** (*Presenter: Toussaint Kirk, Cluster Leader*)(Exhibit 19)

VOTE: Commissioner Thomas made a motion to table to July 18, 2023; Vice Chair Lewis seconded. The motion carried 5-0-1, with Chair Harrell abstaining from vote.

XIV. Public Comments

We welcome citizens to voice their county-related concerns and opinions **regarding items which are listed on this agenda or on the previous regular meeting agenda.** All persons wishing to speak during Public Comment must pre-register with the County Clerk in writing or via email: sbraun@co.henry.ga.us no later than 12:00 p.m. on the day immediately prior to the meeting. Each speaker will have three (3) minutes to speak.

No member of the public shall be permitted to make personal, impertinent, slanderous or profane remarks to any member of the board, staff or general public. Any person who makes such remarks, or who utters loud, threatening, personal or abusive language, or engages in any other disorderly conduct which disrupts, disturbs or otherwise impedes the orderly conduct of any board meeting shall, at the discretion of the chair or a majority of the council, be barred from further audience before the board during that meeting.

No one signed up for Public Comment

XV. Upcoming Meetings and Events

A. Transportation Town Hall Meetings 6:00 p.m. -7:30 p.m.

- June 27th (Carriage House at Nash Farm Park)
- June 29th (Merle Manders Event Center in Stockbridge)

B. July 6, 2023 (*Thursday due to holiday) at 9:00 a.m. is a regularly scheduled BOC Meeting

XVI. Adjournment

The meeting adjourned at 8:14 p.m.