



HENRY COUNTY BOARD OF COMMISSIONERS

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Carlotta Harrell

DISTRICT I COMMISSIONER

Johnny Wilson

DISTRICT II COMMISSIONER

Neat Robinson

DISTRICT III COMMISSIONER

Dee Anglyn III

DISTRICT IV COMMISSIONER

Michael T. Price

DISTRICT V COMMISSIONER

Kevin J. Lewis

COUNTY MANAGER

Cheri Hobson-Matthews

COUNTY CLERK

Stephanie Braun

COUNTY ATTORNEY

Serena Nowell

BOC MEETING AGENDA

**(Changed to Virtual Meeting due to
State of Emergency for Inclement Weather)**

(POST 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
Michael T. Price, 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, January 21, 2025

NOTICE: Due to the State of Emergency, re: Winter Weather, this meeting has been changed to a Virtual Meeting.

To Watch: HenryTV will be streaming live online at <https://www.henrycountyga.gov/383/Agenda-Minutes>, on Charter/Spectrum Channel 180 and Facebook Live: <https://www.facebook.com/HenryCountyBOC/>.

***(All Public Hearings have been withdrawn or postponed)**

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

Staff Present: Cheri Hobson-Matthews, County Manager; Kevin Johnson, Deputy County Manager; Serena Nowell, County Attorney; Stephanie Braun, County Clerk and Jasmin Head, Deputy County Clerk.

- I. Instructions to Participate
- II. Henry County Code of Conduct during public meetings Sec. 2-2-128.
- III. Invocation
- IV. Pledge of Allegiance
- V. Call to Order

ANNOUNCEMENT: The following Planning & Zoning items, originally advertised for the January 21, 2025 BOC Meeting, have been withdrawn or postponed by applicant (as noted below):

(Withdrawn by Applicant) RZ-24-23 (Public Hearing)

Tushar Patel of McDonough, GA requests a rezoning from RA (Residential-Agricultural) to C-1 (Neighborhood Commercial) for property located at the northwest corner of Highway 155 and Millers Mill Road in Land Lots 27 and 38 of

the 11th District. The property consists of 2.21 acres and the request is for a gas station with a convenience store. **District 4**

(Withdrawn by Applicant) COMP-AM-24-07 (Public Hearing)

Tushar Patel of McDonough, GA requests an amendment to the Comprehensive Plan for property located at the northwest corner of Highway 155 and Millers Mill Road in Land Lots 27 and 38 of the 11th District. The property consists of 2.21 acres and the request is to amend the Future Land Use Map designation from Medium Density Suburban to Commercial. **District 4**

(Postponed by Applicant) RZ-22-14 (Public Hearing)

John Valdivieso of McDonough, GA requests a rezoning from RA (Residential-Agricultural) to R-1 (Single-Family Residence) for property located at the south of Highway 81 East and west of Keys Ferry Road in Land Lots 145, 176, and 177 of the 8th District. The property consists of 239.40 +/- acres, and the request is for a single-family residential subdivision. **District 1**

(Postponed by Applicant) MC-MDP-24-02 (Public Hearing)

JRC Farris, LLC of Johns Creek, GA requests a modification to Master Development Plan for property located south of the intersection of Westridge Parkway and Loop Road in Land Lot 208 of the 6th District. The property consists of 12.817 acres and the request is to allow a condominium development. **District 5**

****Chair Harrell announced amendments to the Agenda:**

- 1) Executive Session, re: Personnel and Potential Litigation
- 2) City of Stockbridge TAD
- 3) Appointment of County Attorney

VI. Presentations

- A. **(Postponed)** Georgia Recreation & Park Association (GRPA) State Award "Volunteer of the Year" (*Presenter: Jonathon Penn, Cluster Lead*)

VII. Appointments

- A. Recreation Board (*Term Expiration: 12/31/2028*)

- District II: Andre Byrd

Resolution #25-44

Vice Chair Robinson made a motion to approve; Commissioner Price seconded. The motion carried 6-0-0.

VIII. CONSENT AGENDA

(County Manager will read Consent Agenda)

County Manager

- A. **(Moved to Regular Agenda)** Resolution awarding proposal (RFP #25-32) Henry County Comprehensive Strategic Plan to K.L Scott and Associates, LLC.
(Presenter: Kevin Johnson, Deputy County Manager)(Exhibit 1)
- B. Resolution awarding RFP #25-26 to the Wrecker Services Annual Contract
(Presenter: Kevin Johnson/Deputy County Manager)(Exhibit 2)
[Resolution #25-45](#)

Deannexation(s)

- A. **DE-AX-24-05 (Not a Public Hearing)**
Henry County has received a request for deannexation from the City of Stockbridge to Unincorporated Henry County for a total of eight (8) properties located at 610, 620, 630, 635, 640, 645, 650, & 655 Edgcombe consisting of a combined 9.053 +/- acres in Land Lot 8 of the 12th District. **District 2** (Presenter: Toussaint Kirk, Cluster Leader)(Exhibit 3)
[Resolution #25-46](#)
- B. **DE-AX-24-06 (Not a Public Hearing)**
Henry County has received a request for deannexation from the City of Stockbridge to Unincorporated Henry County for a total of two (2) properties located at 110 and 120 Jasper Drive consisting of a combined 2.207 +/- acres in Land Lots 8 and 25 of the 12th District. **District 2** (Presenter: Toussaint Kirk, Cluster Leader)(Exhibit 4)
[Resolution #25-47](#)
- C. **DE-AX-24-07 (Not a Public Hearing)**
Henry County has received a request for deannexation from the City of Stockbridge to Unincorporated Henry County for a total of three (3) properties located at 170 and 175 Jasper Drive & 315 Kerrith Drive consisting of a combined 3.447 +/- acres in Land Lots 8, 9 & 25 of the 12th District. **District 2** (Presenter: Toussaint Kirk, Cluster Leader)(Exhibit 5)
[Resolution #25-48](#)

D. DE-AX-24-08 (Not a Public Hearing)

Henry County has received a request for deannexation from the City of Stockbridge to Unincorporated Henry County for a total of three (3) properties located at 20 and 21 Devon Court & 200 Whitesand Bay Drive consisting of a combined 4.499 +/- acres in Land Lot 9 of the 12th District. **District 2** (*Presenter: Toussaint Kirk, Cluster Leader*)(*Exhibit 6*)
[Resolution #25-49](#)

E-911

- A. Resolution approving an annual reoccurring broadband data purchase through Loudoun Communications for LTE systems on public safety radios at a cost of \$109,780.00, from E911 Fund/Repairs & Maintenance Account (*Presenter: Tamika Kendrick, E911 Director*)(*Exhibit 7*)
[Resolution #25-50](#)

Planning & Zoning

- A. Resolution approving a request for a new streetlight district for Kendall Grove (Phase 1) Subdivision on Willow Lane. **District 4** (*Presenter: Heidy Liahut, Planner I*)(*Exhibit 8*)
[Resolution #25-51](#)
- B. Resolution approving a request for a new streetlight district for Grandview (Phases 1 & 2) Subdivision on Millers Mill Road. **District 4** (*Presenter: Heidy Liahut, Planner I*)(*Exhibit 9*)
[Resolution #25-52](#)

Police Department

- A. Resolution rescinding Resolution 24-300 (List of Roadways for use of speed detection devices) and approving the amended List of Roadways for use of speed detection devices, attached as Exhibit "C", List Number 0125-151. (*Presenter: Capt. William Powell, HCPD*)(*Exhibit 10*)
[Resolution #25-53](#)

- B. Resolution approving the acceptance of the Henry County Board of Educations' one-time pay supplement to Henry County School Resource Officers. *(Presenter: Joey Smith/Deputy Police Chief)(Exhibit 11)*
[Resolution #25-54](#)

Technology Services

- A. Resolution to approve the purchase and maintenance of new backup solution equipment from Surelock in the amount of \$199,964.00, with funding available in the Repairs and Maintenance budget of the Technology Services Department. *(Presenter: Jamie Pownall, Technology Services Director)(Exhibit 12)*
[Resolution #25-55](#)

(This Ends The Consent Agenda)

Commissioner Anglyn made a motion to approve the Consent Agenda; Vice Chair Robinson seconded. The motion carried 6-0-0

REGULAR AGENDA

County Manager

- A. **(Moved to Regular Agenda)** Resolution awarding proposal (RFP #25-32) Henry County Comprehensive Strategic Plan to K.L Scott and Associates, LLC.
(Presenter: Kevin Johnson, Deputy County Manager)(Exhibit 1)
Commissioner Anglyn made a motion to approve; Vice Chair Robinson seconded. The motion carried 6-0-0.
[Resolution #25-56](#)

IX. County Attorney

- A. (Second Reading) A Home Rule Ordinance by the Henry County Board of Commissioners under the Home Rule Provisions for Counties of the Constitution of the State of Georgia, to Amend an Act of the General Assembly of 2021, found in Ga. L. 2021, p. 4168, Act No. 123, et seq., as Amended, Amending and

Restating the Henry County Development Authority Act. *(Presenter: Serena Nowell, County Attorney)(Exhibit 13)*

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

Ordinance #25-1 (2nd Reading)

X. Human Resources & Risk Management

- A. Resolution to participate in the ACCG-IRMA First Responder PTSD Program, as required by state law and outlined in HB451. *(Presenter: Holly Lafontaine, Human Resources & Risk Management Director)(Exhibit 14)*

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

Resolution #25-57

XI. SPLOST

- A. Resolution approving the purchase of Shade Structures for the Aquatic Center Outdoor Water Park through Sourcewell Contract #010521-LTS in the amount of \$493,409.23 using SPLOST V funds (SP5001). *(Presenter: Lynn Planchon, Capital Projects Director)(Exhibit 15)*

Commissioner Lewis made a motion to approve; Commissioner Anglyn seconded. The motion carried 5-1-0 with Commissioner Wilson opposing.

Resolution #25-58

XII. Planning & Zoning

- A. **(Withdrawn by Applicant) RZ-24-23 (Public Hearing)**

~~Tushar Patel of McDonough, GA requests a rezoning from RA (Residential-Agricultural) to C 1 (Neighborhood Commercial) for property located at the northwest corner of Highway 155 and Millers Mill Road in Land Lots 27 and 38 of the 11th District. The property consists of 2.21 acres and the request is for a gas station with a convenience store. District 4 (Presenter: Tayla Solomon, Planner III)(Exhibit 16)~~

- B. **(Withdrawn by Applicant) COMP-AM-24-07 (Public Hearing)**

~~Tushar Patel of McDonough, GA requests an amendment to the Comprehensive Plan for property located at the northwest corner of Highway 155 and Millers Mill Road in Land Lots 27 and 38 of the 11th District. The property consists of 2.21 acres and the request is to amend the Future Land Use Map designation~~

from Medium Density Suburban to Commercial. ~~District 4 (Presenter: Tayla Solomon, Planner III)(Exhibit 17)~~

C. (Postponed by Applicant) **RZ-22-14 (Public Hearing)**

John Valdivieso of McDonough, GA requests a rezoning from RA (Residential-Agricultural) to R-1 (Single Family Residence) for property located at the south of Highway 81 East and west of Keys Ferry Road in Land Lots 145, 176, and 177 of the 8th District. The property consists of 239.40 +/- acres, and the request is for a single family residential subdivision. ~~District 1 (Presenter Kamau As-Salaam, Assistant Director)(Exhibit 18)~~

D. (Postponed by Applicant) **MC-MDP-24-02 (Public Hearing)**

JRC Farris, LLC of Johns Creek, GA requests a modification to Master Development Plan for property located south of the intersection of Westridge Parkway and Loop Road in Land Lot 208 of the 6th District. The property consists of 12.817 acres and the request is to allow a condominium development. ~~District 5. (Presenter Kenta Lanham, Planner III)(Exhibit 19)~~

XIII. County Manager Comments

XIV. Public Comments

Postponed to next meeting due to the State of Emergency.

XV. Upcoming Meetings and Events

A. February 4, 2025 at 9:00 a.m. is a regularly scheduled BOC meeting.

B. February 25, 2025 at 6:30 p.m. is a regularly scheduled BOC meeting.

Added Item by Chair Harrell during Call to Order: (City of Stockbridge TAD)

Resolution of the Henry County Board Of Commissioners consenting to the inclusion of certain Henry County ad valorem taxes in the computation of tax allocation increments for the City of Stockbridge Tax Allocation District (TAD) Number One – Downtown and North Henry Boulevard Corridor, subject to an Intergovernmental Agreement entered into by Henry County and the City Of Stockbridge. (Presenter: Fred Gardiner, City Manager; Mayor Anthony Ford; and Gary Mongeon, KB Advisory Group)

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

Resolution #25-59

XVI. Executive Session (Potential Litigation and Personnel Matters) (ADDED)

VOTE: Vice Chair Robinson made a motion to enter into Executive Session (7:50 p.m.); Commissioner Anglyn seconded. The motion carried 6-0-0.

XVII. Reconvene from Executive Session (ADDED)

VOTE: Vice Chair Robinson made a motion to reconvene from executive session (8:37 p.m.); Commissioner Anglyn seconded. The motion carried 6-0-0.

XVIII. Approval of an Affidavit and Resolution pertaining to Executive Session (ADDED)

VOTE: Commissioner Lewis made a motion to approve the Affidavit and Resolution pertaining to Executive Session; Commissioner Anglyn seconded. The motion carried 6-0-0.

Added Items/Announcement made by Chair Harrell:

1. Order of the Chair of the Henry County Board of Commissioners appointing the firm of Hecht Walker Jordan, P.C. to serve as Litigation Counsel for Henry County.
Order #25-1
2. Order of the Chair of the Henry County Board Of Commissioners appointing the Firm of Buckley Christopher & Hensel, P.C. to serve as Litigation Counsel For Henry County.
Order #25-2

XIX. Adjournment

8:45 p.m.