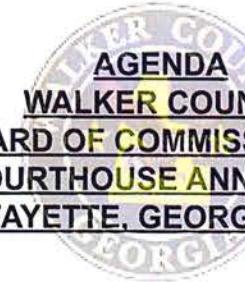


The following constitutes the agenda for the regular scheduled meeting of the Board of Commissioners of Walker County, Georgia to be held at 6:00 p.m. on June 5, 2025

**REGULAR SCHEDULED MEETING**

- 1. Invocation & Pledge**
- 2. Chairwoman Teems will Call to Order the Regular Meeting**
- 3. Clerk to Establish a Quorum is present**
- 4. Approve Agenda**
- 5. Approve Minutes**  
Minutes for the Regular Scheduled Meeting Held on May 1, 2025 at 6:00 p.m.
- 6. Ceremonial**  
The Board would like to acknowledge Kaitlyn Harris, Miss Walker County, for her upcoming participation in the Miss Georgia Teen USA pageant from June 26th to 28th. Kaitlyn will represent the strong values, charm, and community pride of Walker County on a statewide platform. This is a significant achievement recognizing her hard work in becoming a part of Miss Georgia Teen USA.
- 7. Chairwoman's Report**
- 8. Committee Reports**
- 9. Department Reports**
- 10. Public Hearing - Planning & Zoning**  
*Per Walker County Code Chapter 22-109(c), all comments concerning a proposed zoning decision under consideration by the Board of Commissioners shall be in writing prior to the commencement of the hearing. The only exception will be the applicant who has filed the zoning request. The applicant shall be allowed five minutes to address the Board, unless the Board allows additional time.*
  - 10.1.** Garfield Dickson requests a rezone from C-1 (Commercial) to R-1 (Residential) for property located at 154 Chattanooga Valley Road, Flintstone, GA. 30725. Tax map & parcel number 0-079-028. (*Planning Commission recommended this rezone be approved*)
  - 10.2.** Wanda Darlene Myers requests a partial rezone from R-2 (Residential) to C-1 (Commercial) for property located at 705 Park City Road, Rossville, GA. 30741. Tax map & parcel number 0-191-093. (*Planning Commission recommended this rezone be approved with conditions*)
  - 10.3.** Jaxen Abbasi requests a conditional use variance to operate a dog kennel/boarding business out of her residence located at 609 Holly Drive, Rossville, GA. 30741. Tax map & parcel number 0-190-048. (*Planning Commission recommended this variance be denied*)
- 11. Unfinished Business**

  
**AGENDA**  
**WALKER COUNTY**  
**BOARD OF COMMISSIONERS**  
**WALKER COUNTY COURTHOUSE ANNEX III, 201 S MAIN STREET**  
**LAFAYETTE, GEORGIA 30728**

- 11.1.** Walker County Development Authority: Requests a rezone from A-1 (Agricultural) to I (Industrial) for property located at 157 Glass Road LaFayette, GA. 30728. Tax map & parcel number 0-320-036. (*Planning Commission recommended this rezone be denied; Tabled at May 1st BOC Meeting*)
- 11.2.** Walker County Development Authority: Requests a rezone from A-1 (Agricultural) to I (Industrial) for property located at 0 Glass Road LaFayette, GA. 30728. Tax map & parcel number 0-320-037. (*Planning Commission recommended this rezone be denied; Tabled at May 1st BOC Meeting*)

**12. Public Comment**

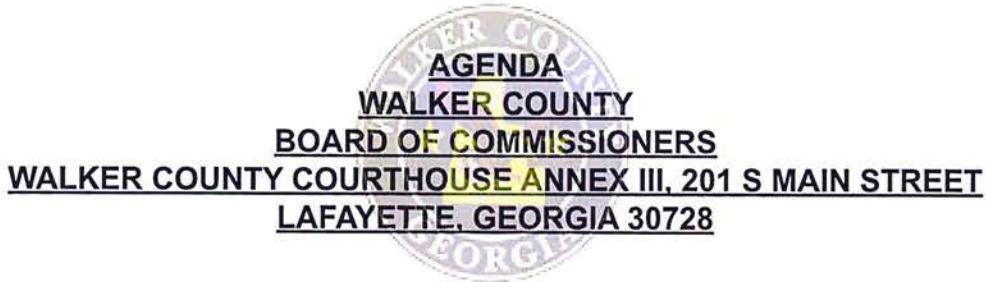
**13. Consent Agenda**

*The Consent Agenda is a special rule of order providing for non-controversial matters to be considered in gross or without debate or amendment. Should a Board member object to any item being in the Consent Agenda, it is restored to the place it would have otherwise been considered on the regular agenda.*

- 13.1.** Resolution R-038-25 to Appoint Angie Teems as Chair to the Walker County Water & Sewerage Authority
- 13.2.** Resolution R-039-25 to re-appoint Kaye Thurman to the LaFayette-Walker County Public Library Board
- 13.3.** Resolution R-040-25 to Appoint Randy Pittman to the Rossville Public Library Board
- 13.4.** Approval of the LMJC Drug Court FY26 State Operating Grant. (Fiscal year start date is July 1st, 2025).

**14. New Business**

- 14.1.** Resolution R-041-25 to Amend the Fee Schedule for Various County Services
- 14.2.** Resolution R-042-25 to forgive back taxes in the amount of \$3070.85 for property purchased by the American Legion Post 339 in LaFayette for the 0.2 acre track adjacent to their existing property. Tax Map & Parcel number 1-038-083.
- 14.3.** Resolution R-043-25 for the transfer of funds to a secondary bank to establish a financial relationship.
- 14.4.** Resolution R-044-25 to enter into a contract for Payroll Services
- 14.5.** Resolution R-045-25 Authorizing and Approving Payment into the Pension Plan for the Employees of Walker County, Georgia.
- 14.6.** Resolution R-046-25 proposes an increase of \$38,162.00 to the budgeted amount for ACCG/IRMA Insurance for the fourth quarter of FY2025, starting July 1st, 2025. This adjustment is necessary due to insurance premium increases and will involve a reallocation of funds within the General Fund Account (100.1555.523100.00).
- 14.7.** Resolution R-047-25 to Authorize the Chair to Complete the Hinkle Fire Station project
- 14.8.** Resolution R-048-25 to Designate a Regular Meeting Location



- 14.9.** Amendment to Trail Development Agreement and Grant of Temporary Access and Construction Easement with the Trust for Public Land for the Chickamauga Battlefield Connector Trail
- 14.10.** Purchase Order 2025-00001720 for \$43,147.00 to NAFECO for the Walker County Fire Department to purchase 13 Sets of Lion V Force Armor Gear (Fire Protection Gear).
- 14.11.** Purchase Order 2025-00001721 for \$53,346.42 to Municipal Emergency Services for the purchase of 6 Scott Self-Contained Breathing Apparatus Systems & 12-Scott Snap Quick Change Bottles for the Walker County Fire Department.
- 14.12.** Garfield Dickson requests a rezone from C-1 (Commercial) to R-1 (Residential) for property located at 154 Chattanooga Valley Road, Flintstone, GA. 30725. Tax map & parcel number 0-079-028. (*Planning Commission recommended this rezone be approved*)
- 14.13.** Wanda Darlene Myers requests a partial rezone from R-2 (Residential) to C-1 (Commercial) for property located at 705 Park City Road, Rossville, GA. 30741. Tax map & parcel number 0-191-093. (*Planning Commission recommended this rezone be approved with conditions*)
- 14.14.** Jaxen Abbasi requests a conditional use variance to operate a dog kennel/boarding business out of her residence located at 609 Holly Drive, Rossville, GA. 30741. Tax map & parcel number 0-190-048. (*Planning Commission recommended this variance be denied*)

**15. Commissioner Comments**

**16. Executive Session**

**17. Adjourn**

Next Regular Meeting - Thursday, July 10 at 6:00 p.m.

***As set forth in the Americans with Disabilities Act of 1992, Walker County does not discriminate on the basis of disability, and will assist citizens with special needs, given proper notice. Please contact the Office of the County Clerk for assistance prior to each meeting. We can be reached at 706-638-1453.***

Walker County Governmental Authority  
101 South Duke Street, P.O. Box 445  
LaFayette, GA 30728

Minutes of the Regular Meeting of the Board of  
Commissioners

May 1, 2025 - 6:00 PM

**I. Call to Order:**

Chairwoman Angie Teems called to order the Regular Meeting of the Board of Commissioners held at Courthouse Annex III, 201 S. Main Street, LaFayette, Georgia at 6:00 PM on May 1, 2025.

**II. Attendees:**

The following were present: Chairwoman Teems, Commissioner Robert Blakemore, Commissioner Mark Askew, Commissioner Brian Hart, Commissioner Gene Wilson, County Clerk Lisa Richardson, Communications & Community Development Director Joe Legge, Chief of Staff, Dakiya Porter, Compliance Officer Aleks Jagiella-Litts, Planning and Zoning Director Jon Pursley, Director of Solid Waste and Environmental Management Paine Gily. Other guests signed in at the meeting as well. Please see the attached sign in sheet.

**III. Approval of Agenda:**

Chairwoman Teems announced an amended agenda, noting the unfortunate removal of the graduate recognition. The organizer intends to reschedule the recognition for next year. Chairwoman Teems stated that she believes the entire Board shares her immense pride in the local graduating seniors and looks forward to their future contributions to Walker County.

- a. Commissioner Blakemore made a motion to approve the amended agenda of the Regular scheduled meeting held on May 1, 2025 at 6:00 p.m.
- b. Seconded by Commissioner Hart
- c. No discussion
- d. 4 ayes, 0 nays, motion carried. Amended agenda approved.

**IV. Approval of Minutes:**

Commissioner Hart made a motion to approve the minutes of the Regular Scheduled Meeting held on April 3, 2025 at 6:00pm. Seconded by Commissioner Askew. 4 ayes and 0 nays, motion carried. Minutes approved.

**V. Ceremonial:**

**Proclamation for Walker County Senior Citizen Day**

The Walker County Board of Commissioners has designated May 10th, 2025, as Senior Citizens Day in Walker County. The community will honor those who have contributed to building Walker County at a special event at the Walker County Civic Center at 10:00

a.m. on May 14th.

The Commissioners were thanked by Robert Stultz for their ongoing support of Senior Citizens Day. He expressed appreciation for the hard work of citizens, donors, volunteers, and staff, which makes the event possible each year. Stultz noted that Senior Citizens Day originated as an idea in the 1970s to recognize those who contributed to the development of the city and county, and its enduring mission is to honor senior citizens.

Don Stultz expressed his gratitude to the commissioners and recalled the inaugural Senior Citizens Day in 1972. He noted that his father, a LaFayette Rotarian businessman, collaborated with other community leaders to establish this event. Mr. Stultz emphasized the collective effort of various community sectors in making the day a success. He invited all seniors to attend the upcoming event on May 14th at the civic center, promising food, music, and awards. He also thanked the commission and Judges Anderson and Thompson for their significant involvement.

## Proclamation for Historic Preservation Month

Historic preservation can raise awareness of historically significant landmarks and buildings, connecting us to our shared history in ways that help shape our future. The Walker County Board of Commissioners proclaimed the Month of May as Historic Preservation Month in Walker County.

David Boyles, President of the Walker County Historical Society, accepted the award and expressed his gratitude for the county's ongoing support of the Marsh House Museum. He emphasized that the museum is a community asset and invited everyone to visit. Mr. Boyles submitted a petition with names to the board with opposition to the proposed zoning change.

The Historical Preservation Commission is currently undertaking several initiatives for Historic Preservation Month, as reported by Randy Pittman. These projects involve the placement of three interpretive signs at Estelle Mines, Mineral Springs Resort, and Lookout Mountain Durham Mines. The commission invites the public to their meetings, which take place on the third Monday of every month at 6 pm in the public library.

Currently, the Commission is working to bring the 162nd anniversary of the Battle of Chickamauga to Mountain Cove in Walker County. They are also in discussions with the Atlanta Campaign Incorporated about potentially hosting the battle for Atlanta in Walker County. The Commission emphasizes the importance of tourism as a source of funding for Walker County.

## VI. Chairwoman's Report:

Chairwoman Teems stated her team is functioning well, characterized by strong collaboration and productivity. The office is continually assessed for potential efficiency improvements and cost reductions, with a forward-looking approach now being prioritized. A key initiative is a community satisfaction survey planned for distribution in late June. This survey aims to collect meaningful and actionable data to inform valuable improvements. Participants will be randomly selected by a computer algorithm. An update on the survey will be given at the June board meeting.

Ms. Teems highlighted the need for the county's financial resources to be more effective. This involves securing better interest rates and utilizing automation and technology-based solutions offered by the banking and financial industry. Chairwoman Teems is developing a strategic plan to address these areas and plans to present it to the board for their review in June.

During May, as part of the county's budget preparation, Ms. Teems will meet with department heads, elected officials, and other offices. The board of commissioners will then hold public meetings in early June with each department to discuss their budget requests, with public notice provided as legally required. The final budget will be approved at the July board meeting.

Chairwoman Teems announced an upcoming employee appreciation event. Government offices will close for a half-day on Friday, May 16th, so staff can attend a luncheon and gathering at the Mountain Cove property. A make-up luncheon will be held at the Civic Center on Wednesday, May 21st, from 11:30 a.m. to 1:30 p.m. for employees who cannot attend the May 16th event.

## VII. Committee Reports:

Solid Waste & Environmental Management Director Paine Gily commended Theresa Dorsey and Marina Lawrence for creating a mascot for the litter campaign. This mascot aims to strengthen the campaign's message by fostering pride in local roads, trails, and parks, alongside promoting individual responsibility. The mascot integrates the Walker Rocks brand, and the Walker County Chamber of Commerce is being consulted for approval to use it in the litter campaign. Given the strong alignment between the litter campaign's message and the principles of the Walker Rocks initiative, this partnership would be a natural fit.

Mr. Gily is distributing anti-littering information to local businesses and schools for break rooms and classrooms to raise awareness. Local law enforcement is in discussions with the court system to secure community service workers for roadside litter cleanup. April saw two successful cleanup events. The Chickamauga Women's Club conducted its yearly Anna Haney cleanup day on April 19th, followed by a cleanup effort along Rossville Boulevard on April 26th.

Since 2010, Deana Forrester and the Chickamauga Women's Club have spearheaded the annual Anna Haney community clean-up day. This event brings the entire community together to clean local roads and landscapes. Forrester also contributed to the Rossville boulevard project, which involved mulching and other initiatives to enhance the community's appearance..

## VIII. Department Reports:

County Attorney Ken Jarrard from a local law firm addressed the Board of Commissioners, introducing himself and his firm, which specializes in local government risk management, contracting, and procurement in Georgia. The Board had requested Mr. Jarrard's public opinion on a recent procurement of two heavy Mack trucks, priced at \$234,876.00 each (\$471,959.00 total), in comparison to Peterbilt and Kenworth trucks mentioned in the agenda.

Mr. Jarrard reviewed the facts from the April meeting and provided a detailed analysis of the Mack trucks' procurement, specifically addressing whether it was an appropriate method for purchasing more expensive trucks. Mr. Jarrard noted that, following questions raised since the previous meeting, the County located a very comparable Mack truck and confirmed price points were comparable.

Mr. Jarrard emphasized the Board of Commissioners' fiduciary duty as stewards of Walker County's public funds, stating they are uniquely responsible for determining the best interests of the county regarding goods and services. He clarified that while state laws exist for Public Works Construction (over \$100,000) and road construction (threshold of \$200,000), neither applies to the procurement of these trucks.

Mr. Jarrard also discussed Walker County's internal purchasing policies, suggesting a review of their language. He analyzed the county's sealed bid process for goods and services over \$100,000, concluding it was not applicable to the truck purchase. He stated that the Board utilized a variation of the sealed bid process to inform their decision and subsequently confirmed the trucks were procured at a reasonable price. Mr. Jarrard affirmed that this aligns with Georgia law, underscoring the Board's obligation to spend public funds wisely, and expressed his comfort with the acquisition.

Finally, Mr. Jarrard commented on Walker County's engaged community and analyzed how a sole source contract could potentially apply to an available truck of value.

## IX. Presentation:

### **Presentation from Terracon on Brownfield Grant EPA**

Walker County received a \$500,000 Brownfield Assessment Grant from the EPA, as presented by Dallas Whitmill of the Chattanooga Environmental Department. The purpose of this four-year grant, which began in August 2022 and concludes in September 2026, is to assess blighted properties for both petroleum and hazardous chemical constituents and facilitate their reuse. The grant tasks include Brownfield site identification, Phase I/II Environmental Site Assessments, Remediation & Reuse Planning, community outreach, and programmatic support.

The assessment covered four distinct sites within Walker County.

- Site 1: Former Texaco Bulk Plant, LaFayette, GA
- Site 2: Former Dry Cleaner, LaFayette, GA
- Site 3: Former Crystal Springs, Chickamauga, GA
- Site 4: Peerless Mill Site, Rossville, GA

## X. Public Hearing - Planning & Zoning:

*Per Walker County Code Chapter 22-109(c), all comments concerning a proposed zoning decision under consideration by the Board of Commissioners shall be in writing prior to the commencement of the hearing. The only exception will be the applicant who has filed the zoning request. The applicant shall be allowed five minutes to address the Board, unless the Board allows additional time.*

- a. Chairwoman Teems moved to suspend the rules regarding public hearings on planning and zoning matters. She believes in-person public comment is necessary for these issues and will instruct staff to begin amending the code to allow it. A motion to allocate a maximum of ten minutes for public comment, both in favor and against each planning item. If multiple individuals wish to speak, they will need to share this allotted time.
- b. Commissioner Hart seconded the motion.
- c. No discussion.
- d. 4 ayes, 0 nays. Motion approved

Subject to the Board's approval, the two Development Authority requests and the three Pruet rezone quests will be considered as grouped items due to adjoining map & parcel numbers.

1. Walker County Development Authority: Requests a rezone from A-1 (Agricultural) to I (Industrial) for property located at 157 Glass Road LaFayette, GA. 30728. Tax map & parcel number 0-320-03. (*Planning Commission recommended this rezone be denied*)
2. Walker County Development Authority: Requests a rezone from A-1 (Agricultural) to I (Industrial) for property located at 0 Glass Road LaFayette, GA.

30728. Tax map & parcel number 0-320-037. (*Planning Commission recommended this rezone be denied*)

- a. The Walker County Development Authority, represented by Chairman Andy Arnold and Executive Director Stephanie Watkins, presented a proposal to the board to expand the existing industrial park. This expansion involves two parcels adjacent to the approximately 100 acres purchased in October 2022. The goal is to attract new and facilitate the growth of current industries, thereby creating jobs in Walker County. While the land is currently zoned Agricultural, the increased industrial activity necessitates a rezoning to Industrial. The Development Authority emphasized their careful consideration of surrounding areas to ensure community compatibility and noted they have not pursued heavy industrial projects for the Walker County Business Park. They highlighted the significant potential for Walker County's economic growth due to the limited availability of industrially zoned land in the region with readily accessible utilities, including fiber and rail. They urged recognition of the need to foster growth and enhance the job and tax base within the community.
- b. Commissioner Hart commented on one concern being traffic on Glass road. Inquired where main, heavy truck traffic would go through. Vehicle traffic takes a straight turn off Hwy 27th and uses the existing road to Industrial Park. Mr. Hart also asked about buffer size and Ms. Watkins advised that a minimum 50 foot buffer between residential and industrial, but they would be open to work with the planning commission on buffer area.
- c. Commissioner Askew asked about the type of industry they were looking to recruit.
- d. Stephanie Watkins responded they were only looking at light industrial, no heavy industrial would be considered.
- e. Walker County resident of 79 years and Chair of the Noble Neighborhood Community Association, David Boyle, presented a petition concerning the proposed rezoning of Glass Road from Agricultural to Industrial. He respectfully requested that the Board of Commissioners deny the Walker County Development Authority's application for industrial rezoning. Mr. Boyle stated that the community values its rural character, despite the presence of existing small businesses and industries, including the Audia Plant, along US Hwy 27. He emphasized the ongoing growth of the Noble area and the community's desire to preserve its neighborhood's current footprint.
- f. Stacy White, a resident of Glass Road whose property borders the rezoning area, presented a petition with 200 signatures opposing the change. Community concerns include increased noise, light, water, and soil pollution, as well as decreased property values and loss of tranquility. Ms. White requested a clear definition of light versus heavy industrial zoning for the community.
- g. Diane Cousincao of Glass Road opposes the rezoning request due to potential negative impacts on property values and quality of life from construction and the facility's operation. Community concerns include construction duration, facility operation, setbacks and buffers for property value and enjoyment, noise abatement, and future emissions from construction.

3. Robert & Carlene Pruett: Requests a rezone from C-1 (Commercial) to R-2 (Residential) for property located at 0 Kay Conley Road, Rock Spring, GA. 30739. Tax map & parcel number 0-326-3-054. (*Planning Commission recommended this rezone be approved*).
4. Robert & Carlene Pruett: Requests a rezone from C-1 (Commercial) to R-2 (Residential) for property located at 0 Kay Conley Road, Rock Spring, GA. 30739. Tax map & parcel number 0-326-3-055. (*Planning Commission recommended this rezone be approved*).
5. Robert & Carlene Pruett: Requests a rezone from C-1 (Commercial) to R-2 (Residential) for property located at 0 Kay Conley Road, Rock Spring, GA. 30739.

Tax map & parcel number 0-326-3-056. (*Planning Commission recommended this rezone be approved*).

- a. No one in attendance to speak on the rezone requests for Robert & Carlene Pruett.

## XI. Public Comment:

1. Randy Pittman expressed gratitude to the Walker County community for their support of the Dress for Success initiative at Ridgeland High School. This collective effort guaranteed that all graduating students had access to caps, gowns, and any necessary formal attire for their graduation ceremony.
2. David Boyle expressed his appreciation to the Board of Commissioners for their work, stating his belief that they prioritize the community's interests. Mr. Boyle feels the county is experiencing positive growth, citing the development of cultural resources and increasing tourism, and he expressed gratitude for their hard work.
3. Ned Yates raised concerns with the Board regarding the \$472,000 purchase of two Class 8 Mack trucks, arguing it deviated from best practices. He pointed out a violation of Walker County's enabling act, specifically Section 12 concerning sealed bids for purchases exceeding \$100,000. Referencing the April meeting, Yates reminded the Board of proposed alternative vehicles with different ratings. He stated that Commissioner Blakemore independently sought pricing for the Mack trucks without providing any breakdown, specifications, or discussion. Yates further contended that the county acquired an unusable third-axle truck, noting that a comparable Peterbilt truck in the same class was available for \$100,000 less.
4. Melissa Hulsey raised concerns regarding the Rushton financial presentation for the 2024 Walker County audit. She pointed out that page 105 of the audit indicated a lack of proper segregation of duties in the recording, distribution, and reconciliation of cash accounts and other operational functions across county departments, component units, and constitutional offices. This deficiency, also noted in the 2022 and 2023 audits with warnings of potential fraud risk, increases the county's vulnerability to financial loss. Ms. Hulsey illustrated the differences between regular and forensic audits and mentioned being told a forensic audit was deemed too costly by the board, though she believes it would reveal operational inefficiencies.
5. Linda Owens, residing on Wind Trail near the Industrial Park, addressed the commissioners, stating that the proposed 50-foot buffer is insufficient. She expressed concern that existing noise and light pollution from the Audia Plant would worsen with further industrial development. Increased railroad usage and road traffic were also cited as potential negative impacts. Owens conveyed her dissatisfaction with the industrial park, arguing it is not a suitable addition to the community.
6. Robert Stultz expressed his appreciation for the Board of Commissioners' excellent work and the dedication of everyone involved. Stultz also commented on Melissa Hulsey's departure, stating he would have liked to see a debate between her and Mr. Jarrard, in which he believed Ms. Hulsey would have fared poorly.
7. The Women Veterans of Walker County Post 339 will host a Women Veterans Recognition Program on June 12th at 6:00 p.m. in LaFayette. Dinner will be served, and a guest speaker will be present. All women veterans are welcome to attend this event, as announced by Tina Groce.

Ms. Groce also quoted information found on Google concerning weight limits on Georgia roadways. On State routes, the maximum gross weight for a three-axle truck is 61,000 lbs. The federal bridge formula also confirms the permissibility of three-axle trucks in Georgia. State regulations govern the formula, which sets maximum weight limits

according to the number of axles and the distance between them.

Tina inquired about the volume of Open Record Requests (ORRs) and the average time spent on each. Chairwoman Teems directed County Clerk Lisa Richardson to respond. Ms. Richardson reported approximately 90 ORRs had been received. She explained that each ORR requires immediate attention, taking precedence over other duties. The estimated average time per ORR is 45 minutes. If the time exceeds 15 minutes, the requester could be charged at the hourly rate of the lowest-paid staff member capable of fulfilling the request.

8. Lifelong Walker County resident Jim Spurgeon, who owns property near the Industrial Plant with well water, expressed concern about the potential impact of increased industry on his water supply. He purchased the property for its rural setting in the 1970s and is concerned for his property value and change of the rural landscape.

## XII. Consent Agenda:

*The Consent Agenda is a special rule of order providing for non-controversial matters to be considered in gross or without debate or amendment. Should a Board member object to any item being in the Consent Agenda, it is restored to the place it would have otherwise been considered on the regular agenda.*

Resolution R-031-25 to use Opioid Settlement Funds for Unified in Recovery

Resolution R-032-25 to use Opioid Settlement Funds for Walker County Sheriff's Office

- a. Chairwoman Teems explained that the opium settlement funds come from a national settlement and we are the fiduciary agent for these funds. One of the other ways we have utilized these funds already is to equip every county building with Narcan. This will help support individuals in recovery and assist those who are transitioning out of jail as they prepare to reenter society.
- b. Commissioner Hart made the motion to approve both resolutions
- c. Commissioner Wilson seconded the motion.
- d. No discussion required.
- e. 4 ayes 0 nays. Both resolutions were approved.

## XIII. New Business:

1. Resolution R-033-25 to re-appoint Jamie Bennett to the Board of Assessors
  - a. Jamie Bennett was previously appointed, but the training required to serve was not offered during his probationary period. The training is now available and Mr. Bennett is ready to get started.
  - b. Commissioner Wilson made a motion to re-appoint Mr. Bennett
  - c. Seconded by Commissioner Hart
  - d. No further discussion
  - e. 4 ayes, 0 nays. Unanimous approval to reappoint Mr. Bennett
2. Resolution R-034-25 to Award a Contract for the 2025-2026 Road Paving List
  - a. The County received four sealed bids for our 2025-2026 road paving list. I'd like to recognize Carlen Bowers to answer any questions the Board might have about the proposals before we recommend a contractor.
  - b. Commissioner Hart made a motion to go with CW Matthews as they are the lowest bidder by \$500,000.00 and they are a reputable contractor in the State.
  - c. Seconded by Commissioner Blakemore
  - d. No further discussion
  - e. 4 ayes, 0 nays to award contract to CW Matthews the paving bid
3. Resolution R-035-25 to Award a Contract for Lofton Lane Bridge Repairs.

- a. A citizen report with safety concerns with the bridge on Lofton Lane resulted in the County requesting a GDOT safety inspection. GDOT discovered several issues and ordered we make emergency repairs. The County closed the bridge and began working to address those issues. The county received two sealed bids, with Hasbun Construction presenting the low bid.
- b. Commissioner Askew made a motion to accept the low bid of Hasbun Construction
- c. Seconded by Commissioner Hart
- d. No further discussion
- e. 4 ayes, 0 nays Hasbun Construction awarded bid.

4. Resolution R-036-25 to Accept Terms and Conditions of the Georgia Department of Natural Resources for a Recreational Trails Program Project

- a. Walker County received a \$200,000 grant from Georgia's Recreational Trails Program to resurface the trail at the Civic Center, requiring an \$80,000 county match. Joe Legge, Director of Communication and Community Developments, explained that this is the third phase of the Walker County Civic Center Project, which aims to develop the location into a community recreational asset. Previous phases included an inclusive playground and a grant for its expansion and pickleball courts. The resurfacing will utilize asphalt or bonded rubber, materials chosen for their low maintenance requirements.
- b. Commissioner Hart asked what surface was going to be used. Mr. Legge responded they are looking at a bonded rubber surface or asphalt.
- c. Commissioner Wilson asked if this is approved, has an RFP been awarded?
- d. Mr. Legge responded that once Resolution approved he would get the RFP's together to send out for bid.
- e. Motion to accept terms and conditions by Commissioner Askew
- f. Seconded by Commissioner Blakemore
- g. No further discussion
- h. 4 ayes, 0 nays. Resolution Approved

5. Resolution R-037-25 Authorizing and Approving the Fifth Amendment to the Pension Plan for Employees of Walker County, Georgia.

- a. This action will release the funds/plan, enabling retroactive funding to the employee portfolio's start date. Upon the board's approval of this amendment, eligible individuals can immediately proceed with filing for retirement.
- b. Angie made motion to unfreeze, Hart seconded
- c. Commissioner Hart inquired if the plan had been frozen in 2013, which Chair Teems verified. Mr. Hart stated that this would revert the funding to the 2013 level and initiate a new cycle for the employees, a point also confirmed by Chair Teems.
- d. 4 ayes, 0 nays, Resolution approved.

6. Approval of the Georgia Opioid Crisis Abatement Trust Grant to LMJC Accountability Courts.

- a. Chairwoman Teems explained that we are the fiduciary agency we are asked to accept the funds from this new portion of the opioid settlement.
- b. The Accountability Courts received \$387,000.00 from the state's portion of the opioid settlement and the county needs to oversee these funds at our banking institution.
- c. Chairwoman Teems made motion to accept the new funds
- d. Seconded by Commissioner Blakemore
- e. No further discussion
- f. 4 ayes, 0 nays, Funds accepted.

7. Purchase Order 2025-00001629 for \$230,665.60 to Yancy Bros Co. for buy-out of lease for D4 Caterpillar Track Dozer at landfill.

- a. Director Paine Gily of the landfill entered into a rent-to-own agreement with Yancy Bros for a six-month low-profile dozer suitable for slopes and smaller tasks, including a forestry package and potential for cross-utilization. Following the expiration of extensions to this contract, the Commissioners are now being asked to decide whether to purchase the equipment or forfeit the \$82,220.00 already paid under the lease. Of the \$280,647.00 original cost, approximately \$50,000.00 in rent payments can be applied to the purchase. This would result in a final buyout price of \$230,665.60.
- b. Commissioner Hart made a motion to approve
- c. Seconded by Commissioner Wilson
- d. No Discussion.
- e. 4 ayes, 0 nays to purchase dozer

8. Walker County Development Authority: Requests a rezone from A-1 (Agricultural) to I (Industrial) for property located at 157 Glass Road LaFayette, GA. 30728. Tax map & parcel number 0-320-036. (*Planning Commission recommended this rezone be denied*)

9. Walker County Development Authority: Requests a rezone from A-1 (Agricultural) to I (Industrial) for property located at 0 Glass Road LaFayette, GA. 30728. Tax map & parcel number 0-320-037. (*Planning Commission recommended this rezone be denied*)

- a. Tax map & parcel number 0-320-036 and 0-320-037 voted on together due to parcels connected.
- b. Commissioner Hart made a motion to table for 1 month to allow data to be reviewed and gathered. Due to its location next to the Industrial Park it fits that use but wants to pause and look at all the aspects from the surrounding residents.
- c. Second motion by Commissioner Blakemore
- d. Commissioner Askew acknowledged residents' concerns about rezoning and stated he is willing to reconsider and listen to their feedback. However, he cautioned that the land in question will likely not remain a farm and could potentially be used for housing or industrial development. He agreed to table the rezoning discussion for a later time.
- e. Commissioner Wilson states that it is off of a State Hwy which is where you would want industrial to be. The heavy traffic would be on a state route and not on county roads.
- f. No further discussion, table for one month until June meeting.
- g. 4 ayes, 0 nays, Rezoning Tabled until June 5th meeting

10. Robert & Carlene Pruett: Requests a rezone from C-1 (Commercial) to R-2 (Residential) for property located at 0 Kay Conley Road, Rock Spring, GA. 30739. Tax map & parcel number 0-326-3-054. (*Planning Commission recommended this rezone be approved*).

11. Robert & Carlene Pruett: Requests a rezone from C-1 (Commercial) to R-2 (Residential) for property located at 0 Kay Conley Road, Rock Spring, GA. 30739. Tax map & parcel number 0-326-3-055. (*Planning Commission recommended this rezone be approved*).

12. Robert & Carlene Pruett: Requests a rezone from C-1 (Commercial) to R-2 (Residential) for property located at 0 Kay Conley Road, Rock Spring, GA. 30739. Tax map & parcel number 0-326-3-056. (*Planning Commission recommended this rezone be approved*)

- a. Parcels 0-326-3-054/0-326-3-055/0-326-3-057 Contingent and voted on together
- b. Motion to approve rezone from Commissioner Hart
- c. Seconded by Commissioner Askew
- d. No Discussion
- e. 4 ayes, 0 nays. Rezone approved

## XV. Commissioner Comments:

1. Commissioner Blakemore concluded the meeting by discussing the purchase of a dump truck. Drawing on his extensive experience, he mentioned working with the Road Department for 7.5 years after high school, obtaining his CDL through Walker County, and operating various county-owned equipment like tandem and single axle trucks and snow plows. He further noted his family business background, which includes over a million logged miles driving dump trucks and tractor trailers. Commissioner Blakemore stated he had requested quotes and specifications for a Class 8 truck with a high lift gate from the Road Department, but this was not completed. In his assessment, the Mack Truck was the most suitable option for Walker County, as they were readily available.
2. Commissioner Askew expressed gratitude for the public's involvement, noting that many jurisdictions lack such participation. He feels fortunate that residents attend meetings to discuss, debate, and examine information to aid in sound decision-making. He reiterated his appreciation for everyone's attendance and encouraged their continued engagement in local government.

Commissioner Askew expressed gratitude to Carlen Bowers, the Road Department Director, for his work in compiling bids for the paving project and ensuring a competitive RFP process. Accepting the lowest bid will result in an estimated savings of nearly \$500,000 for the county, demonstrating due diligence and fiscal responsibility for the citizens.

3. Commissioner Hart highlighted upcoming spring events: the Downtown LaFayette Farmers Market on Saturdays, the Music on Main/Music at Mars concert series beginning May 16th, and the Honeybee Festival on May 31st. The community is encouraged to support the Honey Bee Festival on May 30th and 31st, which will feature vendors, music, and various activities.

Commissioner Wilson expressed his gratitude to all hardworking county employees. He also thanked Carlen Bowers for compiling road and paving quotes. He concluded by expressing appreciation to everyone present and wishing them safety.

## XVI. Executive Session:

Chairwoman Teems called an Executive Session at 7:58 p.m.

- a. Chairwoman Teems made a motion for Executive Session
- b. Seconded by Commissioner Askew
- c. No Discussion
- d. 4 ayes, 0 nays to approve Executive Session

## XVI. Adjournment:

No actions taken in the Executive Session and with no further business on the agenda, Chairwoman Teems adjourned the meeting at 8:10 P.M.

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Angela Teems  
Chairwoman/CEO  
Walker County Georgia

Date

Minutes prepared by: Walker County County Clerk, Lisa Richardson

**Regular Scheduled Board of Commissioners Meeting****Walker County Annex III****May 1, 2025****6:00 PM****Roll Call****Present/Absent**

Commissioner Blakemore Present

Commissioner Askew Present

Chairwoman Teems Present

Commissioner Hart Present

Commissioner Wilson Present

Sign In SheetRegular Scheduled Board of Commissioners MeetingMay 1, 20256:00 PMNameAddress

Dallas Whitmire	51 Lost Mountain Dr. Chatt.
Gina Pittman	RDSS GM
Randy Pittman	WCHPC
ERIC CRISP	PO Box 214 Telton GA 30753
Jenny Crisp	"
PA JF	2 L Creek GA
Jay Shultz	La Fayette Ga.
Bonita	
James D Spruill	197 Lynn Ti. La Fayette
ANDY ARKED	4 ALICE DRIVE LAFAYETTE
PAINE GUY	CLOUD RIVER
Ricky Allen	
SEAN WALKER	Citizen
Deon H. Pritchett	1131 Center House Rd.

75 Glass Rd  
Mark West 1000 Lafayette GA  
Ruby Hylton 248 Glass Rd.  
DIANE COUSINS 100 HUDDLE 737 GLASS ROAD WILSON  
J Tankersley  
D. Revere Blair  
Frank + Amy Tellerino 374 Glass Rd Lafayette GA  
Theresa Dorsey 302 Whispering Pines Ln Lafayette  
Sabrina Tompkins 505 Lynn Trail Lafayette GA  
Megan Fowler  
Shelly Roach  
Jeremy Stacy White 503 Lynn Trail  
Connie Bradburn  
Meredith Magg Lafayette  
Brandon Wilson  
M. Hedges Chamblee  
Ned Yires Ruskin Farm  
Lyndi Andrews Lafayette  
Carol Sons Walker Rd  
Bethany Smith Walker Road  
Howard P. Boyle Mobile-Louisville Rd.



Walker County Planning Commission  
Minutes

May 15, 2025  
Walker County Civic Center  
6:00 PM

**ATTENDEES:**

**Planning Commission Members**

Cindy Askew  
Randy Pittman  
Will Ingram  
John Morehouse  
Stan Porter  
Jon Hentz  
Todd Holt  
Rob Walthour

**Walker County Planning Staff**

Jon Pursley, Planning Director  
Kristy Parker, Planning Commission Secretary

**I. CALL TO ORDER:**

Chairman Pittman called the meeting to order at 6:00 P.M.

**II. ROLL CALL:**

**III. READING & APPROVAL OF APRIL 17, 2025 MEETING MINUTES:**

Chairman Pittman asked if there was a motion to approve the April 17th minutes. Will Ingram made a motion to approve the minutes as is. Stan Porter seconded the motion to approve. The vote to approve was unanimous. Motion to approve carried.

**IV. MOTION TO OPEN THE PUBLIC HEARING:**

Chairman Pittman asked if there was a motion to open the public hearing. John Morehouse made a motion to open the public hearing. Todd Holt seconded the motion. The vote was unanimous. The motion to open the public hearing carried.



Walker County  
Planning Commission Meeting

May 15, 2025  
6:00 P.M.  
Walker County Civic Center

**AGENDA**

**I. CALL TO ORDER**

**II. ROLL CALL**

**III. READING AND APPROVAL OF MINUTES FOR APRIL 17, 2025 MEETING**

**IV. MOTION TO OPEN PUBLIC HEARING:**

**V. NEW BUSINESS:**

**A. REZONE:**

1. **Garfield Dickson:** Requests a rezone from C-1 (Commercial) to R-1 (Residential) for property located at 154 Chattanooga Valley Road Flintstone, GA. 30725. Tax map & parcel number 0-079-028.
2. **Wanda Darlene Myers:** Requests a partial rezone from R-2 (Residential) to C-1 (Commercial) for property located at 705 Park City Road Rossville, GA. 30741. Tax map & parcel number 0-191-093.

**B. CONDITIONAL USE VARIANCE:**

1. **Jaxen Abbasi:** Requests a conditional use variance to operate a dog kennel/boarding business out of her residence located at 609 Holly Drive Rossville, GA. 30741. Tax map & parcel number 0-190-048.

**VI. MOTION TO CLOSE PUBLIC HEARING:**

**VII. MOTION TO GO INTO NEW BUSINESS:**

- A. **Garfield Dickson**
- B. **Wanda Darlene Myers**
- C. **Jaxen Abbasi**

**VIII: ADJOURNMENT:**

## **V. PUBLIC HEARING:**

### **New Business:**

**1. Garfield Dickson:** Chairman Pittman asked if Mr. Dickson was present. Garfield Dickson came forward and stated that he no longer ran a business out of the building and that when it is passed along to his children and grandchildren it would be easier to deal with if it was zoned residential. Will Ingram asked Mr. Dickson how large the property was, and he stated about five eights of an acre. Will Ingram asked if the building was just empty and Mr. Dickson said that he just stores some of his dad's antique cars in it. Todd Holt asked Mr. Dickson if he had any plans for it and he said no. Chairman Pittman asked if anyone else had any questions and there were none.

**2. Wanda Darlene Myers:** Chairman Pittman asked if anyone was present for Ms. Myers. Mr. Tim Woodall came forward and stated that he was her realtor and would be representing her. He stated that the property was split up into three locations and that the larger piece seems like a good spot for a gas station. He said that there was a church across from Park City Road and that most gas stations sell alcoholic beverages and that they may have to arrange the building so it would meet the 300 feet door to door setback. Kristy Parker asked if the only section that they wanted the rezone for was the larger piece between Tayor Street and Hwy 2 and Mr. Woodall said yes. Jon Pursley explained that across Hwy 2 was all commercial. Chairman Pittman stated that the Planning Commission would not have any say in if alcohol would be allowed at that location or not because that would have to be approved by the Beverage Board. Will Ingram stated that the Comprehensive Plan allows for commercial but discourages franchise corporate architecture designs. Has the buyer looked at doing something other than the "gas station" look? Mr. Woodall stated that if the buyer wanted to build a gas station then it would look like a gas station. John Morehouse stated that he went by the property, and it looks very steep going up the hill and Mr. Woodall stated that it does get flatter at the top. Mr. Woodall stated that the house on the property is in really bad shape. Jon Pursley said that Codes had been talking to the owner about the house and agreed that it was in bad shape. Cindy Askew asked if there would be provisions put in place to have a fence or something to divide that residential part from the commercial due to the house being next door. Mr. Woodall stated that they have not gotten that far in the process yet. Cindy Askew also brought up that she felt like it would be a good idea to only have one entrance coming off Park City Road and not use Taylor Street as a second entrance. Jon Pursley brought up that the county may look at requiring the buyer to work with the Road Department in making sure the entrance is satisfactory for more traffic.

**3. Jaxen Abbasi:** Chairman Pittman stated that there was a couple of people that signed up to speak. Mr. Michael Brown came forward and stated that he was in opposition of this request. He was concerned about the impact it would have on the neighborhood. He said that he felt like she had already made an impact on the neighborhood by building a privacy fence. He stated that none of the other properties have a fence and that was what he liked about the area. He was also concerned about the traffic that uses Holly Drive. Ms. Kristin Rodriguez came forward and stated that she lives right beside this property. She is concerned because she has small children and is afraid that they could get loose and possibly bite them. She said she was also concerned about the barking and extra traffic on the road. Chairman Pittman then called Ms. Abbasi up and she read a letter that she wrote about where she had her last kennel. She stated that drop off and pick up would be by appointment only and that most of the dogs are elderly. She said that the dogs would never be out unless she was outside with them and if they were to start barking they would be taken back in. Jon Pursley stated that the Board had a letter in front of them from our Animal Control Director Bailey Clements and that she had been to

the property and talked to the Department of Ag and stated that she would feel comfortable with the Board granting this variance. Stan Porter asked if this property was the same size as where she previously had her kennel and she stated that property was a little more rural. Cindy Askew asked if she would be on site at all times and she said yes unless she had to run an errand and then all the animals would be inside.

**VII: MOTION TO CLOSE PUBLIC HEARING:**

Chairman Pittman asked if there was a motion to close the public hearing. Stan Porter made a motion to close the public hearing. Rob Walthour seconded the motion. The vote was unanimous. The motion to close the public hearing carried.

**VIII: MOTION TO OPEN NEW BUSINESS:**

Chairman Pittman asked if there was a motion to open the new business. Ohn Morehouse made a motion to open new business. Will Ingram seconded the motion. The vote was unanimous. The motion to open new business carried.

**IX: NEW BUSINESS:**

**1. Garfield Dickson:** Chairman Pittman asked if there was a motion. John Morehouse made a motion to approve the rezone. Stan Porter seconded the motion to approve. The vote was unanimous. The motion to approve carried.

**2. Wanda Darlene Myers:** Chairman Pittman asked if there was a motion. Stan Porter made a motion to approve with the conditions that a fence or landscaping be put up on the residential side of the property and that the entrance design be approved by the Road Superintendent. Todd Holt seconded the motion to approve with conditions. The vote was unanimous. The motion to approve with conditions carried.

**3. Jaxen Abbasi:** Chairman Pittman asked if there was a motion. Will Ingram made a motion to deny due to the proximity of the neighboring houses. Todd Holt seconded the motion to deny. The motion to deny was unanimous with Rob Walthour abstaining from the vote. The motion to deny carried.

**XIV: ADJOURNMENT:**

Chairman Pittman asked if there was a motion to adjourn. Rob Walthour made a motion to adjourn. Stan Porter seconded the motion. The vote was unanimous. Motion to adjourn carried.

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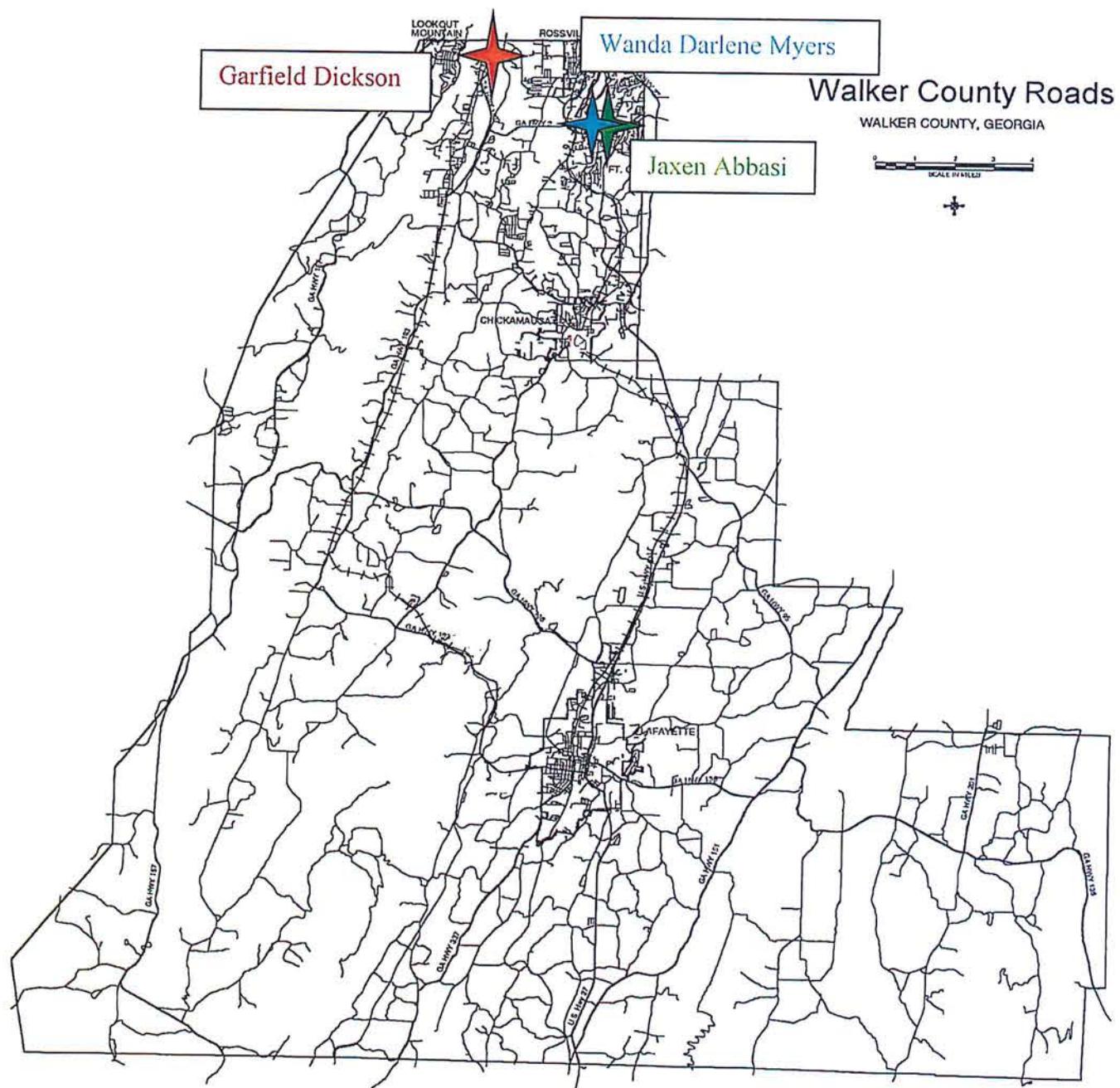
Date Submitted: Planning Commission Chairman

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Date Submitted: Planning Commission Secretary

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Date Submitted: Planning Commission Director





Walker County Planning Commission  
Minutes

April 17, 2025  
Walker County Civic Center  
6:00 PM

**ATTENDEES:**

**Planning Commission Members**

Cindy Askew  
Randy Pittman  
Will Ingram  
John Morehouse  
Stan Porter  
Jon Hentz

**Walker County Planning Staff**

Jon Pursley, Planning Director  
Kristy Parker, Planning Commission Secretary

**I. CALL TO ORDER:**

Chairman Pittman called the meeting to order at 6:00 P.M.

**II. ROLL CALL:**

**III. ELECTION OF NEW VICE CHAIRPERSON:**

Chairman Pittman stated that since he had been appointed the new Chairman that the Board would need to elect a new Vice Chairperson. Chairman Pittman made a motion to elect Cindy Askew for the 2025 Vice Chairperson. John Morehouse seconded the motion for Cindy Askew as the new Vice Chairwoman. The vote was unanimous. The motion carried.

**IV. READING & APPROVAL OF MARCH 20, 2025 MEETING MINUTES:**

Chairman Pittman asked if there was a motion to approve the March 20th minutes. Will Ingram made a motion to approve the minutes as is. Stan Porter seconded the motion to approve. The vote to approve was unanimous. Motion to approve carried.

## **V. MOTION TO OPEN THE PUBLIC HEARING:**

Chairman Pittman asked if there was a motion to open the public hearing. John Morehouse made a motion to open the public hearing. Will Ingram seconded the motion. The vote was unanimous. The motion to open the public hearing carried.

## **VI. PUBLIC HEARING:**

### **New Business:**

**1. Walker County Development Authority:** Chairman Pittman stated that the Development Authority was requesting two rezones that were beside each other so we would hear both at the same time. He asked if someone was present to represent these rezones. Stephanie Watkins with the Walker County Development Authority came forward and stated that they were requesting these rezones from the current zone to industrial to expand the existing Industrial Park. Jon Pursley stated that if you look at the current comprehensive plan the area does show future industrial use. Chairman Pittman asked when the Development Authority purchased these properties and Ms. Watkins stated in October 2022. Cindy Askew asked if there was a reason for the expansion. Ms. Watkins said that when they bought the property the intent was to expand the current park, and they have had some interest from different companies for the site. Jon Hentz asked what type of industrial interest they had. Ms. Watkins said it has just been different ones. Will Ingram asked how large the first tract was. Ms. Watkins stated that both tract combined would be one hundred acres. Will Ingram asked if they plan on putting up some type of buffers and Ms. Watkins said they would be looking at adding buffers. Cindy Askew asked if there was consideration of using the property as agricultural until something was built and Ms. Watkins said yes that someone currently cuts it for hay. Ms. Askew asked about where the entrance would be, and Ms. Watkins said that the main entrance was coming off at Hwy 27. Ms. Askew said there would not be access off Glass Road and Ms. Watkins said not for industrial trucks. Chairman Pittman had the list of names that signed up to speak and called Diane Hudson up. Ms. Hudson came forward and stated that she lives on Glass Road and is not in favor of this rezone because she thinks it will have a negative impact on the area. She was concerned about the setbacks and buffers. She also wanted to know what the plans were for noise and light pollution. Ms. Hudson was also concerned about the hazardous material that some plants could have along with traffic and the number of railcars that Audia currently has. James Spurgeon came forward and stated that he bought his property for the view and does not want to look at an industrial plant. He also had concerns about the well and ground water and the fact that there is already a noise nuisance coming from Audia. Linda Owens came forward and spoke next and her concerns were also about the noise, water and toxic chemicals that might come with new plants. Olivia White came forward and stated that the way their property sits that there would be no way to have a buffer so that they would not see any new plants. Jeremy White came up and stated that he bought his property because it was in a good location for his physical and mental health due to his military background. He stated that due to the noise from when the reenactment that took place on the industrial property he had to leave his house and that they have filed noise complaints on Audia regarding their noise. He spoke on his concerns also about the noise, lights and odor from the current plant. Jon Pursley talked about how there would be guidelines that would have to be met and that any hazardous plants would have to meet special guidelines from the state and would monitor any water issues. Lori Johnson asked if she could speak because she came in a little late and did not sign the form. She stated that she too was concerned about the lights and noise and that they were already not using all the land that was zoned industrial now so why rezone more. Jon Hentz asked if the City of LaFayette Mayor Andy Arnold who is part of the Development Authority could give her an explanation

on her question about rezoning more property. Mr. Arnold stated that they have many businesses that reach out to them for specific information and that just because there is nothing there now does not mean that they are not working with businesses to locate in the old part of the park along with the new part.

**2. Robert and Carlene Pruett:** Chairman Pittman stated that they were asking for rezones for three parcels side by side so the Board would hear all these at one time. Chairman Pittman asked if there was anyone present for the Pruett's. Nathan Neal came forward and stated that he is looking at purchasing the property from the Pruett's if the rezone passes and building residential structures. Stan Porter asked if it would be rentals and Mr. Neal said it would be multi-family structures. Cindy Askew brought up the drainage area through the property and Mr. Neal stated that was one reason they were buying all three parcels so there would be more room. Jon Hentz stated that he feels like the rezone would be good, but he would like to see a vertical plan. He said that after the rezone there is no one that reviews any type of vertical plans. Jon Pursley stated that the Planning Office does the inspections and makes sure it meets the current codes, but the County does not have a say in what a structure looks like. Mr. Hentz said he has a problem with that. Mr. Pursley stated that right now the Overlay District was the only area in the County that has guidelines on what the structure looks like.

**VII: MOTION TO CLOSE PUBLIC HEARING:**

Chairman Pittman asked if there was a motion to close the public hearing. John Morehouse made a motion to close the public hearing. Will Ingram seconded the motion. The vote was unanimous. The motion to close the public hearing carried.

**VIII: MOTION TO OPEN NEW BUSINESS:**

Chairman Pittman asked if there was a motion to open the new business. Stan Porter made a motion to open new business. Cindy Askew seconded the motion. The vote was unanimous. The motion to open new business carried.

**IX: NEW BUSINESS:**

**1. Walker County Development Authority:** Chairman Pittman asked if there was a motion. Cindy Askew made a motion to deny due to the way the land lays and the fact that the existing industrial park is already not being utilized. Jon Hentz seconded the motion to deny. The vote was unanimous. The motion to deny carried.

**2. Robert & Carlene Pruett:** Chairman Pittman asked if there was a motion on these rezones. Stan Porter made a motion to approve. John Morehouse seconded the motion to approve. Will Ingram abstained from the vote. The vote was unanimous. The motion to approve carried.

**XIV: ADJOURNMENT:**

Chairman Pittman asked if there was a motion to adjourn. Stan Porter made a motion to adjourn. Will Ingram seconded the motion. The vote was unanimous. Motion to adjourn carried.

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Date Submitted: Planning Commission Chairman

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Date Submitted: Planning Commission Secretary

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Date Submitted: Planning Commission Director



Walker County Planning Office  
Rezone, Conditional Use Variance & Variance Application

Rezone     Conditional Use Variance     Variance

Current Zoning:	Requested Change:	
C-1	R-1	
Map & Parcel	Date:	Fee:
0-079-028		75.00

Applicant/Owner & Phone: Confield Dickson 423-9136503

Street Name & Number: 154 Chattanooga Valley Rd.

Mailing Address: Same

City, State, Zip Code: Flintstone, Ga. 30725

Request: Rezone to R-1

PLANNING COMMISSION RECOMMENDATION:

APPROVED AS SUBMITTED  
 APPROVED WITH CONDITIONS  
 TABLED  
 DENIAL

BOARD OF COMMISSIONERS FINAL DECISION:

APPROVED AS SUBMITTED  
 APPROVED WITH CONDITIONS  
 TABLED  
 DENIAL

The following disclosure is required of the applicant(s) by Section 36-67A of O.C.G.A. The following is for disclosure purposes only and does not disqualify the petition.

Within the past two years, have you made either campaign contributions totaling \$250.00 or more and/or given gifts having value of \$250.00 or more to a local government official who will be responsible for making a recommendation or decision on the application? YES  NO  If YES, then on a separate page, please furnish the following information:

- A) The name of the local government official(s) to whom cash contribution or gift was made.
- B) The total dollar amount(s) of each campaign made by the applicant to each local official during the two years immediately preceding the filing of the application.
- C) An enumeration and description of each gift having value of \$250.00 or more made by the applicant to each local government official within the past two years.

Signature of Applicant/Owner:

Confield Dickson 3-27-25  
APPLICANT/OWNER DATE

**WALKER COUNTY  
PLANNING & DEVELOPMENT  
AGENDA ITEM**

**Owner:** Garfield Dickson

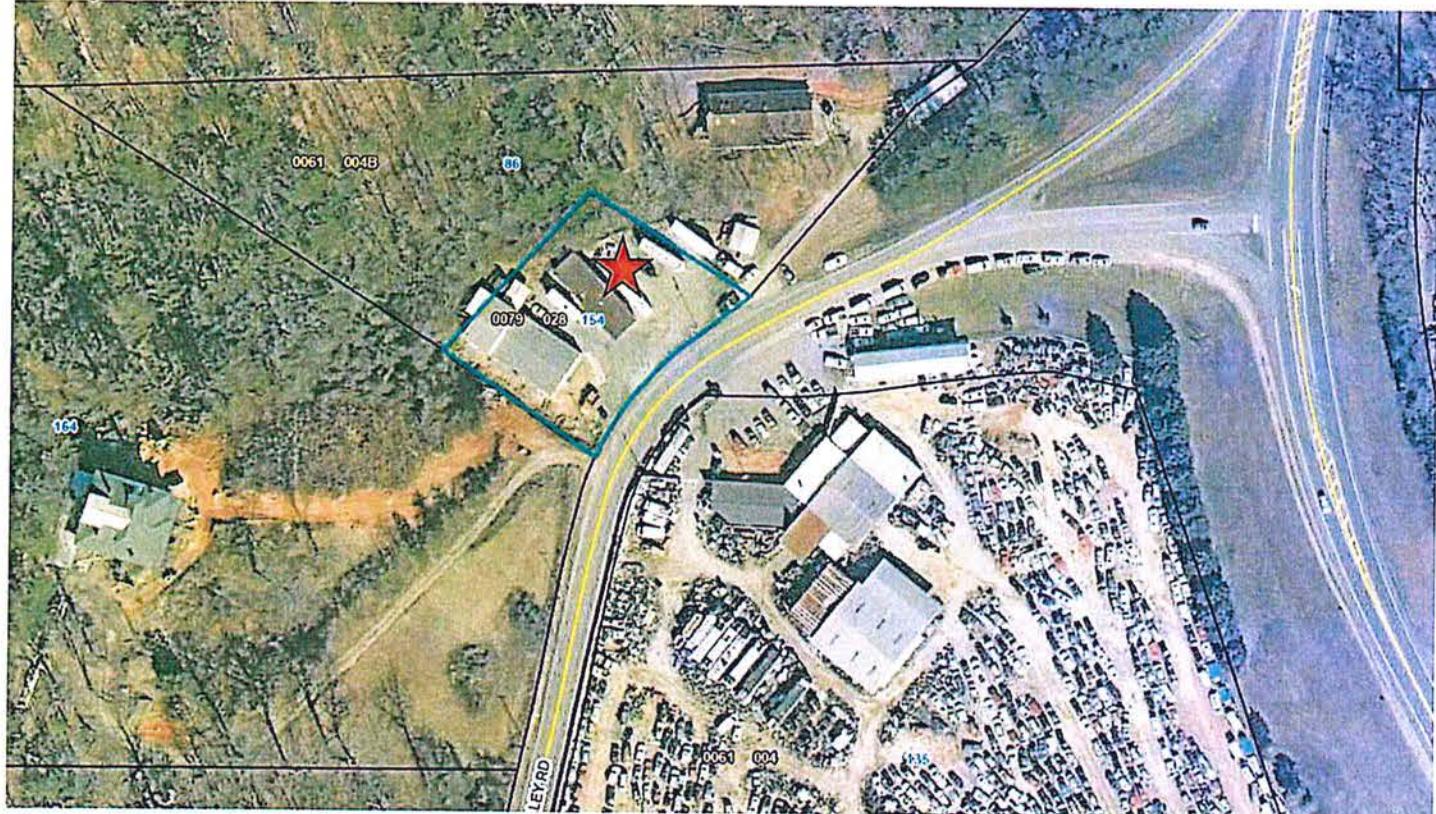
**Petitioner:** same

**Location of  
Property:** 154 Chattanooga Valley Road  
Flintstone, GA. 30725

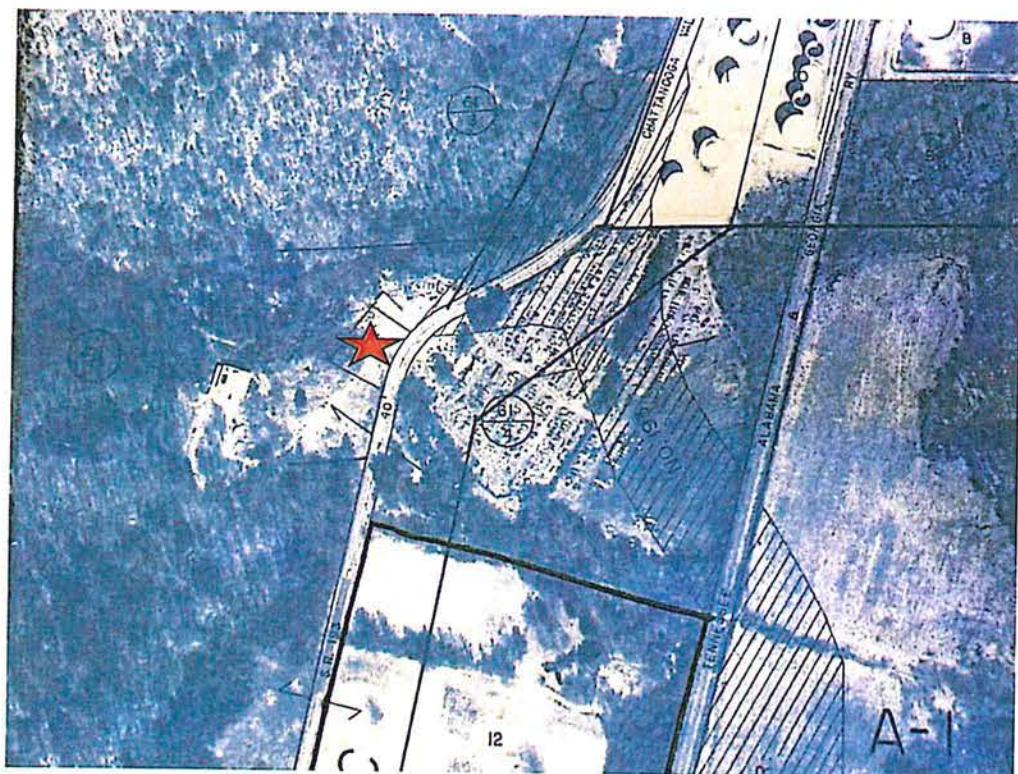
**Tax map & parcel number 0-079-028**

	<b>PC Meeting Date:</b>	5/15/2025
	<b>Present Zoning:</b>	C-1 (Commercial)
<b>APPLICANT'S INTENT:</b>	Requesting a rezone from C-1 (Commercial) to R-1 (Residential). The business closed down and wants property residential.	
<b>DETAILS OF REQUEST:</b>	The Comprehensive Plan shows Greenspace/Conservation Area and would meet the future land use better than currently zoned.	

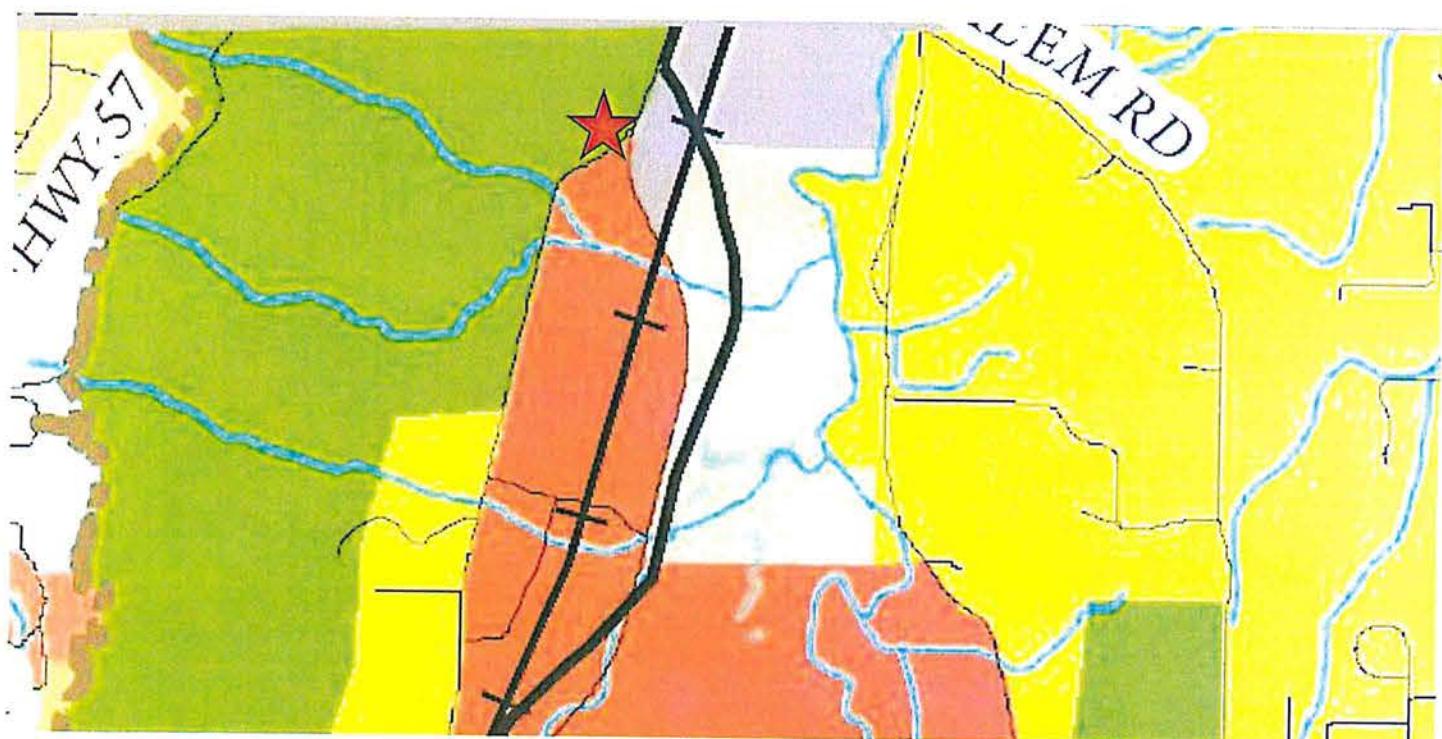
**Projected Area:**



## Zoning Map:



## Future Land Use Map:



— Roads —+— Railroads  
— Highways —+— Rivers & Streams Lakes & Ponds [ ] Crossroad Community  
[ ] City Limits

### Character Areas

Activity Center	Downtown Mixed Use	Historic Mill Redevelopment Area	Residential Redevelopment Area
Activity Destination District	Estate Residential	Industrial	Rural Residential
Agriculture / Forestry	Fairyland Proper	Lookout Mountain Neighborhood	School
Airport	Gateway Corridor	Mill Village	Town Center
County Suburban	Greenspace / Conservation Area	Missionary Ridge Residential	Traditional Neighborhood
Downtown Business District	Historic Downtown	Mixed Use	



Figure 49. Old Mineral Springs Road

### **Greenspace/Conservation: Chickamauga, LaFayette, and Walker County**

**Description:** These are undeveloped or sparsely developed lands more suitable for environmental protections, e.g. scenic views, steep slopes where development unsustainable, floodplains, wetlands, and wildlife management areas. Example locations within Walker County are Crockford-Pigeon Mountain Wildlife Management Areas, Johns Mountain Wildlife Management Area, Lula Land Trust, and Zahnd Wildlife Management Area.

#### ***Suggested Development Strategy:***

1. Promote passive-use tourism and recreational activities, e.g. hiking, biking, hunting, and fishing.
2. Invest in infrastructure that promotes recreational activities in hiking, biking, hunting, and fishing.
3. When appropriate, apply for and promote the purchasing of conservation easements.
4. Public investments in new park creation.
5. Public investments in park maintenance.

#### ***Land uses:***

- Parks/Recreation/Conservation

***Key Word Objectives:*** Recreational activities, Open space preservation, Regional cooperation, private investments, Park creation, Park maintenance

## **CONSIDERATION OF ZONING CRITERIA**

1. **Existing land uses and zoning of nearby property:** The zoning of the nearby property is currently zoned R-1 (Residential) & C-1 (Commercial)
2. **Suitability of the subject property for the zone purposed:** Yes
3. **Extent to which property values of the subject property are diminished by the particular zoning restrictions:** None
4. **Extent to which the destruction of property values of the subject property promotes the health, safety, morals or general welfare of the public:** None that we know of.
5. **Relative gain to the public as compared to the hardship imposed upon the individual property owner:** You would be allowed to have a residence on the property.
6. **Whether the subject property has reasonable economic use as currently zoned:** Yes
7. **The length of time the property has been vacant as zoned considered in the context of land development in the vicinity of the property:** The tax records show the property has been owned by Mr. Garfield since August 1979 (as far back as the records show).
8. **Whether the proposed zoning will be a use that is suitable in view of the use and development of adjacent and nearby property:** It would be.
9. **Whether the proposed zoning will adversely affect the existing use or usability of adjacent or nearby property:** It would not.
10. **Whether the zoning proposal is in conformity with the policies and intent of the Comprehensive Plan:** The Future Land Use Map shows green space/conservation.
11. **Whether the zoning proposal will result in a use which will or could cause an excessive or burdensome use of existing streets, transportation facilities, utilities, or schools.** It would not.
12. **Whether there are other existing or changing conditions affecting the use and development of the property which give supporting grounds for either approval or disapproval of the zoning proposal:** Rezoning the property would come closer to meeting the future comprehensive plan than currently zoned.



Walker County Planning Office  
Rezone, Conditional Use Variance & Variance Application

Rezone     Conditional Use Variance     Variance

Current Zoning:	Requested Change:	
C-1	R-1	
Map & Parcel	Date:	Fee:
0-079-028		75.00

Applicant/Owner & Phone: Garfield Dickson 4239036503

Street Name & Number: 154 Chattanooga Valley Rd.

Mailing Address: Same

City, State, Zip Code: Flintstone, Ga. 30725

Request: Rezone to R-1

PLANNING COMMISSION RECOMMENDATION:

5-15-2025

APPROVED AS SUBMITTED

APPROVED WITH CONDITIONS

TABLED

DENIAL

John Morehose made a motion to approve the rezone. Stan Porter seconded the motion to approve. The vote was unanimous. The motion to approve carried.

BOARD OF COMMISSIONERS FINAL DECISION:

APPROVED AS SUBMITTED

APPROVED WITH CONDITIONS

TABLED

DENIAL

The following disclosure is required of the applicant(s) by Section 36-67A of O.C.G.A. The following is for disclosure purposes only and does not disqualify the petition.

Within the past two years, have you made either campaign contributions totaling \$250.00 or more and/or given gifts having value of \$250.00 or more to a local government official who will be responsible for making a recommendation or decision on the application? YES  NO  If YES, then on a separate page, please furnish the following information;

- A) The name of the local government official(s) to whom cash contribution or gift was made.
- B) The total dollar amount(s) of each campaign made by the applicant to each local official during the two years immediately preceding the filling of the application.
- C) An enumeration and description of each gift having value of \$250.00 or more made by the applicant to each local government official within the past two years.

Signature of Applicant/Owner:

Garfield Dickson 3-28-25  
APPLICANT/OWNER DATE



Walker County Planning Office  
Rezone, Conditional Use Variance & Variance Application

Rezone       Conditional Use Variance       Variance

Current Zoning:	Requested Change:	
R-2	C-1	
Map & Parcel	Date:	Fee:
D-191-093	4-16-25	\$300.00

Applicant/Owner & Phone: Wanda Earlene Myers 443-241-5304

Street Name & Number: 708 Park City Road

Mailing Address: 708 Park City Road

City, State, Zip Code: Rossville, GA 30741

Request: Partial rezoning of parcel

Touching Hwy 2 + Park City Rd

PLANNING COMMISSION RECOMMENDATION:

APPROVED AS SUBMITTED

APPROVED WITH CONDITIONS

TABLED

DENIAL

BOARD OF COMMISSIONERS FINAL DECISION:

APPROVED AS SUBMITTED

APPROVED WITH CONDITIONS

TABLED

DENIAL

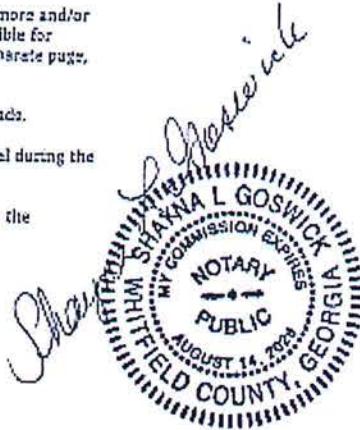
The following disclosure is required of the applicant(s) by Section 38-67A of O.C.G.A. The following is for disclosure purposes only and does not disqualify the petition.

Within the past two years, have you made either campaign contributions totaling \$250.00 or more and/or given gifts having value of \$250.00 or more to a local government official who will be responsible for making a recommendation or decision on the application? YES  NO  If YES, then on a separate page, please furnish the following information:

- A) The name of the local government official(s) to whom cash contribution or gift was made.
- B) The total dollar amount(s) of each campaign made by the applicant to each local official during the two years immediately preceding the filing of the application.
- C) An enumeration and description of each gift having value of \$250.00 or more made by the applicant to each local government official within the past two years.

Signature of Applicant/Owner:

Wanda Earlene Myers 4-16-25  
APPLICANT/OWNER DATE



**WALKER COUNTY  
PLANNING & DEVELOPMENT  
AGENDA ITEM**

**Owner:** Wanda Darlene Myers

**Petitioner:** same

**Location of  
Property:** 705 Park City Road  
Rossville, GA. 30741

**Tax map & parcel number 0-191-093**

	<b>PC Meeting Date:</b>	5/15/2025
	<b>Present Zoning:</b>	R-2 (Residential)
<b>APPLICANT'S INTENT:</b>	Requesting a partial rezone from R-2 to C-1 for the section that sits at the corner of Hwy 2, Park City Road and Taylor Street in order to build a convenience store.	
<b>DETAILS OF REQUEST:</b>	The Comprehensive Plan shows Country Suburban which allows for commercial use but discourages franchise or corporate architecture designs.	

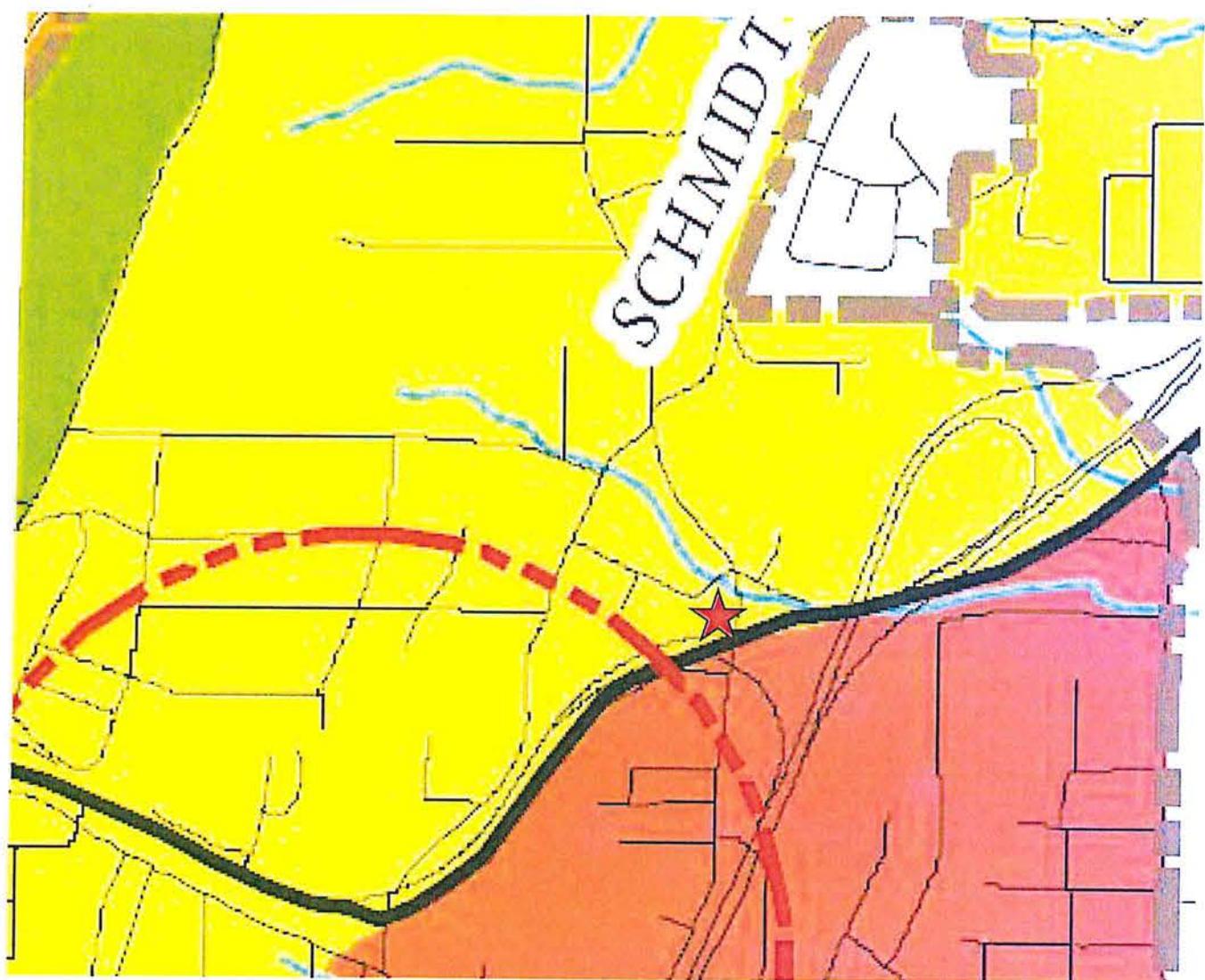
**Projected Area:**



### Zoning Map:



## Future Land Use Map:



— Roads —+— Railroads — Lakes & Ponds —+— Crossroad Community  
— Highways —+— Rivers & Streams —+— City Limits

### Character Areas

Activity Center	Downtown Mixed Use	Historic Mill Redevelopment Area	Residential Redevelopment Area
Activity Destination District	Estate Residential	Industrial	Rural Residential
Agriculture / Forestry	Fairyland Proper	Lookout Mountain Neighborhood	School
Airport	Gateway Corridor	Mill Village	Town Center
County Suburban	Greenspace / Conservation Area	Missionary Ridge Residential	Traditional Neighborhood
Downtown Business District	Historic Downtown	Mixed Use	



Figure 52. Residential development in the Mountain View area

### County Suburban: Walker County

*Description: Location of predominately Post-WWII residential single family housing within subdivided parcels of large amounts of open space. County suburban housing is often found in proximity of public water. These locations are characterized by low pedestrian mobility, little or no transit, a high amount of open space, and a high to moderate degree of residential building separation. Smaller retail establishments may be found in these locations also. Public institutional uses may be found at these locations in the form of fire departments, public school, recreational facilities, and ect.*

#### *Suggested Development Strategy:*

1. Provide only limited planned expansion of water and sewer infrastructure so to control the rate of growth.
2. Wherever possible, connect to regional network of greenspace and trails made available to pedestrians, bicyclists, and other non-vehicular means of transportation.
3. Encourage compatible architecture styles that maintain the desired, local character, and do not include "franchise" or "corporate" architecture.
4. Discourage tourist-based industries
5. Permit conservation subdivisions, accessory housing units, and well-designed multifamily residences to increase neighborhood density versus traditional suburban development
6. Add traffic calming improvements, sidewalks, street trees, and increased street interconnection to improve walkability and slow traffic within existing neighborhood.

#### *Land uses:*

- Single family residential
- Commercial
- Parks/Recreation/Conservation
- Public/Institutional

*Key Word Objectives: Post- WWII housing, Subdivision, Building separation, Limited commercial, Public Water, Open space, Recreation, Conservation, Traditional neighborhood, Sense of place, Alternative multimodal transportation, regional identity, Heritage Preservation, Infill development, Open space preservation, Environmental protection*

## **CONSIDERATION OF ZONING CRITERIA**

1. **Existing land uses and zoning of nearby property:** The zoning of the nearby property is currently zoned R-2 (Residential), & C-1 (Commercial)
2. **Suitability of the subject property for the zone purpose:** Yes
3. **Extent to which property values of the subject property are diminished by the particular zoning restrictions:** None
4. **Extent to which the destruction of property values of the subject property promotes the health, safety, morals or general welfare of the public:** None that we know of.
5. **Relative gain to the public as compared to the hardship imposed upon the individual property owner:** Would allow for more commercial business.
6. **Whether the subject property has reasonable economic use as currently zoned:** Yes
7. **The length of time the property has been vacant as zoned considered in the context of land development in the vicinity of the property:** She has owned this property since December 1999.
8. **Whether the proposed zoning will be a use that is suitable in view of the use and development of adjacent and nearby property:** There is commercial property across Park City Road.
9. **Whether the proposed zoning will adversely affect the existing use or usability of adjacent or nearby property:** It would cause more traffic.
10. **Whether the zoning proposal is in conformity with the policies and intent of the Comprehensive Plan:** The Future Land Use Map shows country suburban.
11. **Whether the zoning proposal will result in a use which will or could cause an excessive or burdensome use of existing streets, transportation facilities, utilities, or schools.** It would cause more traffic.
12. **Whether there are other existing or changing conditions affecting the use and development of the property which give supporting grounds for either approval or disapproval of the zoning proposal:** This would allow for more commercial use.





Walker County Planning Office  
Rezone, Conditional Use Variance & Variance Application

Rezone  Conditional Use Variance  Variance

Current Zoning:	Requested Change:	
R-2	conditional use to allow small-scale in-home dog boarding	
Map & Parcel	Date:	Fee:
0-190-098	4-10-2025	150.00

Applicant/Owner & Phone: Jaxen Abbasi 435-612-0252

Street Name & Number: 609 Holly Drive

Mailing Address: \_\_\_\_\_

City, State, Zip Code: Rossville, GA 30741

Request: I am requesting to house up to 10 dogs at a time through in home boarding & my senior rescues. Measures will be taken to ensure no negative effect on the neighborhood, per PLANNING COMMISSION RECOMMENDATION included letter.

APPROVED AS SUBMITTED

APPROVED WITH CONDITIONS

TABLED

DENIAL

BOARD OF COMMISSIONERS FINAL DECISION:

APPROVED AS SUBMITTED

APPROVED WITH CONDITIONS

TABLED

DENIAL

The following disclosure is required of the applicant(s) by Section 36-67A of O.C.G.A. The following is for disclosure purposes only and does not disqualify the position.

Within the past two years, have you made either campaign contributions totaling \$250.00 or more and/or given gifts having value of \$250.00 or more to a local government official who will be responsible for making a recommendation or decision on the application? YES  NO  If YES, then on a separate page, please furnish the following information:

- A) The name of the local government official(s) to whom each contribution or gift was made.
- B) The total dollar amount(s) of each campaign made by the applicant to each local official during the two years immediately preceding the filing of the application.
- C) An enumeration and description of each gift having value of \$250.00 or more made by the applicant to each local government official within the past two years.

Signature of Applicant/Owner:

  
\_\_\_\_\_  
APPLICANT/OWNER 4-10-25  
DATE

**WALKER COUNTY  
PLANNING & DEVELOPMENT  
AGENDA ITEM**

**Owner:** Jaxen Abbasi

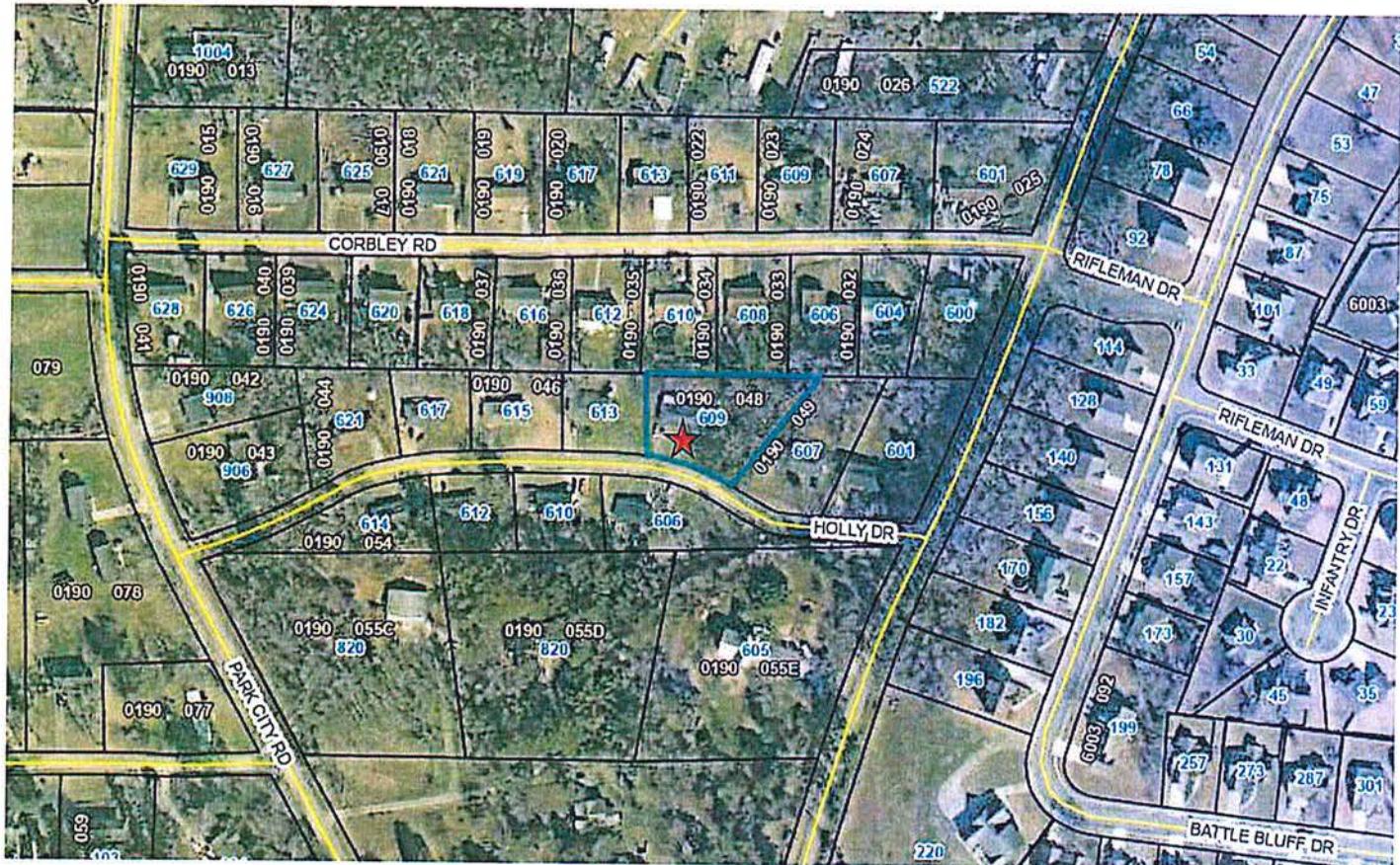
**Petitioner:** same

**Location of  
Property:** 609 Holly Drive  
Rossville, GA. 30741

**Tax map & parcel number 0-190-048**

	<b>PC Meeting Date:</b>	5/15/2025
	<b>Present Zoning:</b> R-2 (Residential)	
<b>APPLICANT'S INTENT:</b>	Requesting a conditional use variance to operate a dog kennel/boarding out of her residence which is zoned R-2	
<b>DETAILS OF REQUEST:</b>	The Comprehensive Plan shows Country Suburban which allows for commercial use, but it does not meet the kennel regulation requirements.	

**Projected Area:**



To Whom It May Concern,

I am writing to formally request a conditional use variance to operate a small-scale, in-home dog boarding business at 609 Holly Drive, Rossville. My business model is built on responsible, compassionate pet care while ensuring minimal impact on my neighbors and the surrounding community. As a single mother, this business is not only something I am passionate about, but it is also how I can support myself and my two-year-old daughter. I have worked hard to build an outstanding reputation for my business and look forward to the opportunity to continue to provide my services in the Georgia/Tennessee area.

I have been operating very successfully in another residential area for over two years without a single complaint. My previous location was inspected by the Georgia Department of Agriculture and passed with flying colors, with no negative repercussions to the neighborhood. The proposed new location is under 0.5 miles from several other businesses. Additionally, no exterior indicators of a business existing will be displayed. My business is designed to be low-impact, and I am committed to maintaining a peaceful environment. My proposal includes the following key points to address any potential concerns:

- Limited Capacity: I will never exceed 10 dogs at any given time, including both my personal senior sanctuary dogs (who spend the majority of their day sleeping indoors due to their age) and up to 5 boarders at a time.
- Noise Control: Dogs will be housed indoors overnight, and outdoor time will be strictly supervised to prevent excessive barking or other nuisance behaviors. Any dog that is prone to persistent noise issues will not be accepted in my program.
- Traffic control: All boarding drop-offs and pick-ups are by appointment only. Customers will be able to park in my driveway, eliminating any negative effects on traffic or parking in the neighborhood.
- Cleanliness & Hygiene: The play yard will be cleaned daily, guaranteeing there are no odors or unsanitary conditions. Waste disposal will be handled responsibly and in accordance with all regulations.
- Professional Experience: I am Fear Free Certified and have over eight years of experience as a professional dog trainer and boarder. All dogs are well-managed and comfortable in my care.
- Proven Track Record: My business has received numerous five-star reviews from satisfied clients who appreciate my professional, ethical, and responsible approach to pet care.
- Community & Safety Commitment: My property will be securely fenced, and all dogs will be monitored at all times. There will be no off-leash roaming, and I will personally make sure that my operations do not negatively impact traffic, noise levels, or the general character of the neighborhood.
- Compliance & Transparency: I am willing to comply with all local regulations, undergo periodic inspections, and implement any reasonable conditions set forth by the board to maintain a positive relationship with the community.

I am confident that my business will not only adhere to the highest standards of pet care but will also enhance the community by providing a much-needed service for responsible pet owners. I would greatly appreciate the opportunity to discuss this request in person and address any concerns you may have.

Thank you for your time and consideration. I look forward to your response and hope to work collaboratively to ensure this endeavor benefits everyone involved.

Sincerely,

Jaxen Abbasi

## Zoning Map:



**Sec. 22-154. Animal care facilities (animal hospitals, veterinary clinics, kennels or other animal boarding facilities).**

(a) The following words, terms and phrases, when used in this section, shall have the meanings ascribed to them in this subsection, except where the context clearly indicates a different meaning:

*Kennel* means any premises at which 5 or more canines or felines, 4 months old or older, are kept either permanently or temporarily for the purpose of sale, care, breeding, or training. Kennels may be private or commercial.

*Livestock* includes cattle, horses, goats, sheep, swine, poultry, ducks, geese, and other fowl; and rabbits, minks, foxes and other fur- or hide-bearing animals customarily bred or raised in captivity, whether owned or kept for pleasure, utility or sale.

*Veterinary* means a hospital or clinic providing medical care and treatment for animals.

(1) *Large animal veterinary* means a place where horses, cattle, sheep, or other animals normally kept in agricultural settings are given medical or surgical treatment and the boarding of animals is limited to short-term care.

(2) *Small animal veterinary* means a place where dogs, cats, birds, or other animals normally kept as household pets are given medical or surgical treatment and the boarding of animals is limited to short-term care.

(b) Animal hospitals and veterinary clinics are permissible in the A-1 and C-1 zoning districts, subject to the site design standards for the districts and the supplemental standards of this section.

(c) Animal hospitals and veterinary clinics shall be permissible in freestanding buildings only.

(d) Design standards for an animal hospital or veterinary clinic are shown in the following table:

Table 22-154.1. Standards for an Animal Hospital or Veterinary Clinic

<i>Development Features</i>	<i>Standard</i>
Minimum land area	5 acres in A-1, if housing animals
Animals allowed	Domestic pets, farm animals, and livestock; wild animals are prohibited
Minimum building setback from all property lines which abut a residential zoning district and non-residential zoning district.	Abut residential—100 feet Abut non-residential—75 feet
Minimum outdoor run setback from all property lines	400 feet
Outdoor runs	Grounds shall be maintained in a sanitary condition at all times with solid surface areas having drains connected to an approved sanitary facility. Odor and pest control required
Hours of operation	Limited to 7:00 a.m. until 6:00 p.m.
Buffer requirements	50-foot buffer plus a fence or wall on any residentially zoned property line
Boarding	Sound proofing required

(e) Keeping of canines or felines, whether as pets for personal enjoyment, breeding, or boarding shall be considered a kennel when there are 6 or more adult canines or felines on a property.

---

(1) A kennel without an outdoor run is permissible in the A-1, R-A, C-1, and CN zoning districts subject to the site design standards of the zoning district and the supplemental standards of this section.

(2) A kennel with an outdoor run is permissible in the A-1 zoning districts subject to the site design standards of the zoning district and the supplemental standards of this section.

(3) A kennel shall comply with the nuisance requirements pertaining to animal control as set forth in this Code.

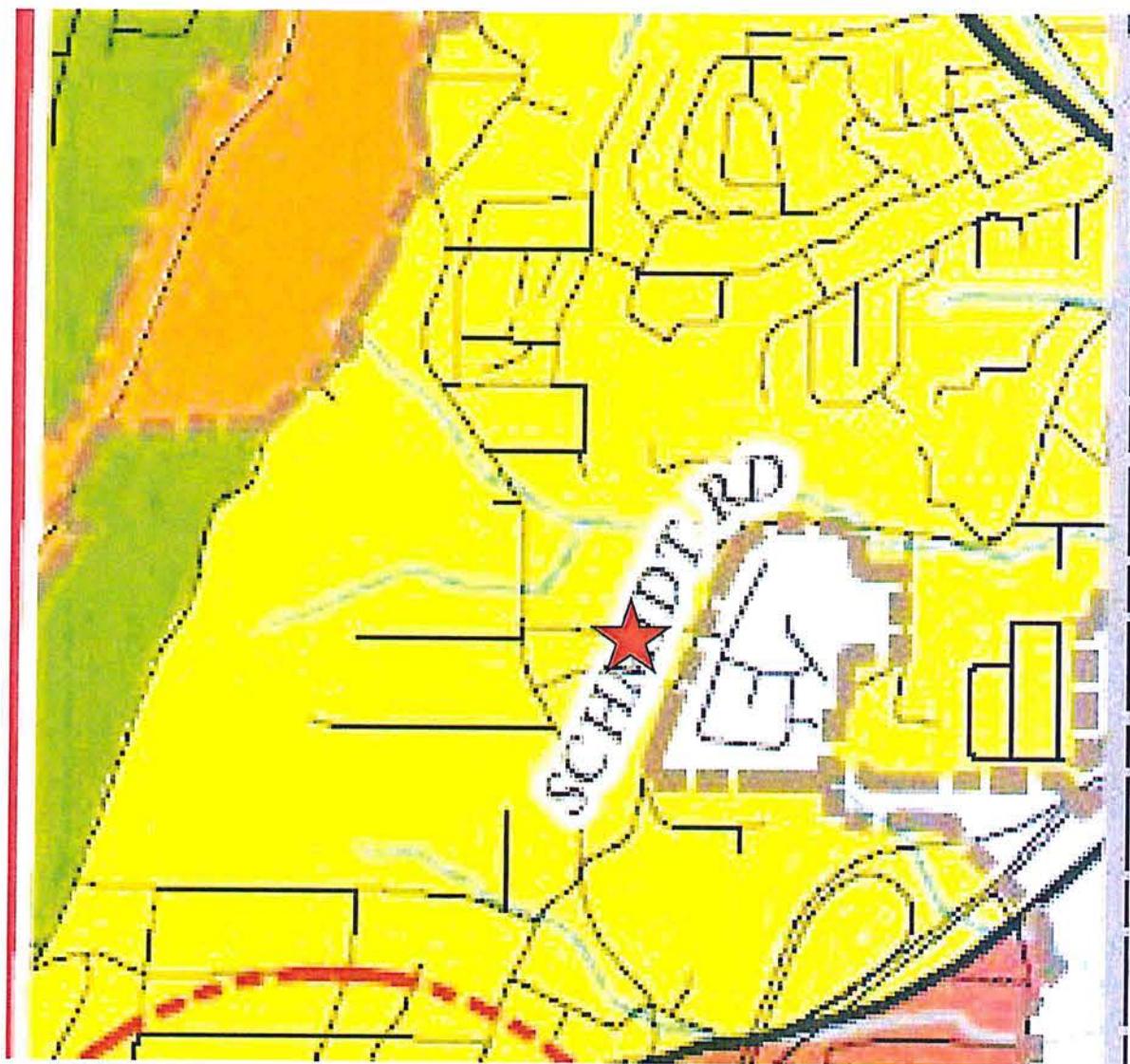
(4) A kennel must meet all State requirements that are applicable to the size of operation proposed.

(5) A kennel shall meet the design standards set forth in the following table:

Table 22-154.2. Standards for Kennels

<i>Development Features</i>	<i>Standard</i>
Animals allowed	Canines or felines
Minimum lot size for a kennel with an outdoor run	5 acres
Minimum building setback from all property lines which abut a residential zoning district	200 feet
Minimum outdoor run setback, includes fencing, from all property lines which abut a rural or residential zoning district	400 feet
Outdoor runs	Grounds shall be maintained in a sanitary condition at all times with solid surface areas having drains connected to an approved sanitary facility
Odors and pests related to the operation of a kennel	Odor and pest control required
Hours of operation	Limited to 7:00 a.m. until 6:00 p.m.
Buffer requirements	50-foot buffer plus a fence or wall on any residentially zoned property line
Boarding	Sound proofing required

## Future Land Use Map:



— Roads + Railroads Lakes & Ponds [ ] Crossroad Community  
— Highways Rivers & Streams [ ] City Limits

### Character Areas

Activity Center	Downtown Mixed Use	Historic Mill Redevelopment Area	Residential Redevelopment Area
Activity Destination District	Estate Residential	Industrial	Rural Residential
Agriculture / Forestry	Fairyland Proper	Lookout Mountain Neighborhood	School
Airport	Gateway Corridor	Mill Village	Town Center
County Suburban	Greenspace / Conservation Area	Missionary Ridge Residential	Traditional Neighborhood
Downtown Business District	Historic Downtown	Mixed Use	



Figure 52. Residential development in the Mountain View area

### County Suburban: Walker County

*Description: Location of predominately Post-WWII residential single family housing within subdivided parcels of large amounts of open space. County suburban housing is often found in proximity of public water. These locations are characterized by low pedestrian mobility, little or no transit, a high amount of open space, and a high to moderate degree of residential building separation. Smaller retail establishments may be found in these locations also. Public institutional uses may be found at these locations in the form of fire departments, public school, recreational facilities, and ect.*

#### ***Suggested Development Strategy:***

1. Provide only limited planned expansion of water and sewer infrastructure so to control the rate of growth.
2. Wherever possible, connect to regional network of greenspace and trails made available to pedestrians, bicyclists, and other non-vehicular means of transportation.
3. Encourage compatible architecture styles that maintain the desired, local character, and do not include "franchise" or "corporate" architecture.
4. Discourage tourist-based industries
5. Permit conservation subdivisions, accessory housing units, and well-designed multifamily residences to increase neighborhood density versus traditional suburban development
6. Add traffic calming improvements, sidewalks, street trees, and increased street interconnection to improve walkability and slow traffic within existing neighborhood.

#### ***Land uses:***

- Single family residential
- Commercial
- Parks/Recreation/Conservation
- Public/Institutional

*Key Word Objectives: Post- WWII housing, Subdivision, Building separation, Limited commercial, Public Water, Open space, Recreation, Conservation, Traditional neighborhood, Sense of place, Alternative multimodal transportation, regional identity, Heritage Preservation, Infill development, Open space preservation, Environmental protection*

## **CONSIDERATION OF ZONING CRITERIA**

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1. **Existing land uses and zoning of nearby property:** The zoning of the nearby property is currently zoned R-2 (Residential), & R-3 (Residential)
2. **Suitability of the subject property for the zone purpose:** Yes
3. **Extent to which property values of the subject property are diminished by the particular zoning restrictions:** None
4. **Extent to which the destruction of property values of the subject property promotes the health, safety, morals or general welfare of the public:** None that we know of.
5. **Relative gain to the public as compared to the hardship imposed upon the individual property owner:**
6. **Whether the subject property has reasonable economic use as currently zoned:** Yes
7. **The length of time the property has been vacant as zoned considered in the context of land development in the vicinity of the property:** She just purchased this property in April 2025.
8. **Whether the proposed zoning will be a use that is suitable in view of the use and development of adjacent and nearby property:** Zoning will remain the same.
9. **Whether the proposed zoning will adversely affect the existing use or usability of adjacent or nearby property:** Unknown.
10. **Whether the zoning proposal is in conformity with the policies and intent of the Comprehensive Plan:** The Future Land Use Map shows country suburban.
11. **Whether the zoning proposal will result in a use which will or could cause an excessive or burdensome use of existing streets, transportation facilities, utilities, or schools.** It would not.
12. **Whether there are other existing or changing conditions affecting the use and development of the property which give supporting grounds for either approval or disapproval of the zoning proposal:** Would recommend working with animal control on guidelines and regulations if approved.



Walker County Planning Office  
Rezone, Conditional Use Variance & Variance Application

Rezone  Conditional Use Variance  Variance

Current Zoning:	Requested Change:	
R-2	conditional use to allow small-scale in-home dog boarding	
Map & Parcel	Date:	Fee:
0-190-048	4-10-2025	150.00

Applicant/Owner & Phone: Jaxen Abbasi 435-612-0252

Street Name & Number: 609 Holly Drive

Mailing Address: \_\_\_\_\_

City, State, Zip Code: Rossville, GA 30741

Request: I am requesting to house up to 10 dogs at a time through in home boarding & my senior rescues. Measures will be taken to ensure no negative effect on the neighborhood, per included letter.

APPROVED AS SUBMITTED

APPROVED WITH CONDITIONS

TABLED

DENIAL

BOARD OF COMMISSIONERS FINAL DECISION:

APPROVED AS SUBMITTED

APPROVED WITH CONDITIONS

TABLED

DENIAL

Will Ingram made a motion to deny due to the proximity of the neighboring houses. Todd Holt seconded the motion to deny. The motion to deny was unanimous with Rob Walthour abstaining from the vote. The motion to deny carried.

The following disclosure is required of the applicant(s) by Section 36-67A of O.C.G.A. The following is for disclosure purposes only and does not disqualify the petition.

Within the past two years, have you made either campaign contributions totaling \$250.00 or more and/or given gifts having value of \$250.00 or more to a local government official who will be responsible for making a recommendation or decision on the application? YES  NO  If YES, then on a separate page, please furnish the following information;

- A) The name of the local government official(s) to whom cash contribution or gift was made.
- B) The total dollar amount(s) of each campaign made by the applicant to each local official during the two years immediately preceding the filling of the application.
- C) An enumeration and description of each gift having value of \$250.00 or more made by the applicant to each local government official within the past two years.

Signature of Applicant/Owner:

  
APPLICANT/OWNER 4-10-25 DATE

----- Forwarded message -----

From: Bailey Clements <[b.clements@walkerga.us](mailto:b.clements@walkerga.us)>  
Date: Tue, May 6, 2025 at 3:14 PM  
Subject: 609 Holly Drive  
To: Jon Pursley <[j.pursley@walkerga.us](mailto:j.pursley@walkerga.us)>

Hey Jone, I just left 609 Holly Drive. I would feel comfortable approving the variance. The "boarding" aspect is very small. There are three kennels in a downstairs area of the home. The flooring has been redone and is epoxy to make cleaning and sanitation easier. They are in the process of putting up a privacy fence in the backyard as well. Even though the set back for the house and fence is not 200/400ft, the very minimum number of animals being boarded should not cause an issue on the property or to neighbors. There is no sound-proofing at this time, but due to the location in the residence, as well as it being a brick home, I do not think that anything extra would be necessary at this time. They also did have a Dept. of Ag license when they lived in Wildwood, and are working to renew it to the new location. I have verified her previous agent with the Dept. of Ag and have full confidence that if they licensed them previously, they will do so again.

Let me know if you have any questions.

--  
**Bailey Clements**

Executive Director  
Walker County Animal Services  
706-375-2100

8025 Debtors and Creditors

Wm1128  
gpn07  
IN THE PROBATE COURT FOR THE  
COUNTY OF WALKER  
STATE OF GEORGIA  
IN RE: ESTATE OF JANICE ANN  
HENDRICKS, Deceased  
ESTATE NO. 20,309

NOTICE TO DEBTORS/CREDITORS  
GEORGIA, WALKER COUNTY.  
All creditors of the Estate of JANICE ANN HENDRICKS, late of said county, deceased, are hereby notified to render their demands to the undersigned according to law and all persons indebted to said estate are required to make immediate payment to Jerry Von Hendricks.

This 9<sup>th</sup> day of April, 2025.  
Jerry Von Hendricks  
8528 River Cove Drive  
Harrison, TN 37341  
4:16,23,30;5:7,2025

Wm1130  
gpn07

NOTICE TO DEBTORS  
AND CREDITORS

GEORGIA, WALKER COUNTY.  
All creditors of the estate of Vera E. Nicholson, late of said County, deceased, are hereby notified to render their demands to the undersigned according to law and all persons indebted to said estate are required to make immediate payment to me.

This 3<sup>rd</sup> day of April, 2025.

Sharon L. Nicholson, Administrator  
c/o Lindsay & Rawls, LLC  
P. O. Box 278  
Rossville, Georgia 30741  
4:16,23,30;5:7,2025

Wm1134  
gpn07

NOTICE TO DEBTORS  
and CREDITORS

All creditors of the estate of Donald R. Wallin, deceased, late of Walker County, Georgia, are hereby notified to render in their demands to the undersigned according to law, and all persons indebted to said estate are required to make immediate payment to the undersigned.

This 10<sup>th</sup> day of April, 2025.

Joshua Wallin,  
277 Lverly Sr.,  
Summerville, Georgia 30747.  
4:16,23,30;5:7,2025

Wm1142  
gpn07

NOTICE TO DEBTORS  
and CREDITORS

All creditors of the estate of Terry Don Smith, deceased, late of Walker County, Georgia, are hereby notified to render in their demands to the undersigned according to law, and all persons indebted to said estate are required to make immediate payment to the undersigned.

Amy Shy Smith,  
902 Belvoir Dr.,  
Frankfort, Ky 40601.  
4:23,30; 5:7,14,2025

Wm1145  
gpn07

NOTICE TO DEBTORS/CREDITORS  
GEORGIA, WALKER COUNTY

All creditors of the estate of Melvin Jeffrey Martin, late of said County, deceased, are hereby notified to render their demands to the undersigned according to law and all persons indebted to said estate are required to make immediate payment to me.

This 15<sup>th</sup> day of April, 2025.

Nina Shear Martin, Administrator  
c/o Benjamin T. Bradford,  
Attorney for Estate  
120 East Patton Street  
LaFayette, Georgia 30728  
4:23,30; 5:7,14,2025

Wm1146  
gpn07

NOTICE TO DEBTORS/CREDITORS  
GEORGIA, WALKER COUNTY

All creditors of the estate of Joseph Michael Harris, late of said County, deceased, are hereby notified to render their demands to the undersigned according to law and all persons indebted to said estate are required to make immediate payment to me.

This 15<sup>th</sup> day of April, 2025.

Lindsey Michelle Steigerwalt,  
Administrator  
c/o Benjamin T. Bradford,  
Attorney for Estate  
120 East Patton Street  
LaFayette, Georgia 30728  
4:23,30; 5:7,14,2025

Wm1147  
gpn07

NOTICE TO DEBTORS/CREDITORS  
GEORGIA, WALKER COUNTY

All creditors of the estate of Roy C. Bailey, Sr., late of said County, deceased, are hereby notified to render their demands to the undersigned according to law and all persons indebted to said estate are required to make immediate payment to me.

This 15<sup>th</sup> day of April, 2025.

Arletha A. Bailey, Executor  
c/o Benjamin T. Bradford,  
Attorney for Estate  
120 East Patton Street  
LaFayette, Georgia 30728  
4:23,30; 5:7,14,2025

Wm1154  
gpn07

NOTICE TO CREDITORS  
AND DEBTORS

WALKER COUNTY, GEORGIA  
All creditors of the estate of BENSON ARTHUR DAVIS, decedent, late of WALKER County, are hereby notified to render in their demands to the undersigned according to law, and all persons indebted to said estate are required to make immediate payment to the ADMINISTRATOR of the Estate,

EDDY DAVIS,  
2062 CLEAR CREEK ROAD,  
ELIJAY, GA 30536.  
4:23,30; 5:7,14,2025

Wm1155  
gpn07

8030

Divorce

Wm1118  
gpn08

THE SUPERIOR COURT  
OF WALKER COUNTY

STATE OF GEORGIA

ANTHONY ANDREW BLANKENSHIP,  
Plaintiff,

v.  
MELISSA JANE BLANKENSHIP,  
Defendant.

Civil Action No: 24-SUCV-0771

NOTICE

To: MELISSA BLANKENSHIP  
By order of the court for service by publication dated April 4, 2025, you are hereby notified that on December 23, 2024, Anthony Blankenship filed suit against you for divorce. You are required to file with the clerk of the Superior Court, and to serve upon plaintiff's attorney, Jennifer E. Hildebrand, P.O. Box 1602, LaFayette, GA 30728, an answer in writing within sixty (60) days of April 4, 2025.

Witness, the Honorable Don W. Thompson, Judge, Walker County Superior Court.

This 4<sup>th</sup> day of April, 2025.

Carter Brown, Clerk  
Walker County Superior Court

P.O. 448

LaFayette, GA 30728

4:9,16,23,30,2025

8035

Name Changes

WM1086  
gpn15

IN THE SUPERIOR COURT OF  
WALKER COUNTY

STATE OF GEORGIA

In re: Ethan Michael Williams

Civil Action File#: SUCV2025000199

NOTICE OF PETITION TO CHANGE  
NAME

State of Georgia  
County of Walker

Notice is hereby given that Ethan Michael Williams, the undersigned, filed a petition to the Superior Court of Walker, Georgia, on the 21<sup>st</sup> day of March, 2025, praying for a change in the name of Ethan Michael Williams to Ethan Michael Folks. Notice is hereby given pursuant to law to any interest or affected party to appear in said Court and to file an objection to such name change. Objections must be filed with said Court within thirty (30) days of the filing of said petition. Any interested party has the right to appear in this case and file objections within the time prescribed in O.C.G.A.19-12-(1)(F) (2) AND (3).

THIS 21<sup>ST</sup> DAY OF March, 2025.

/s/ Ethan Michael Williams

96 Lookout Dr

Rising Fawn, GA 30738

4:2,9,16,23,2025

Wm1097  
gpn15

IN THE SUPERIOR COURT OF

WALKER COUNTY

STATE OF GEORGIA

IN RE: EDNA LOUISE FORD,

PETITIONER

CIVIL ACTION FILE

NO: SUCV2025000203

NOTICE OF PETITION

TO CHANGE NAME

Notice is hereby given that EDNA LOUISE FORD, the undersigned filed a Petition to Change Name in the Superior Court of Walker County, Georgia

on the 25<sup>th</sup> day of March, 2025, praying for a change of the name of Petitioner from EDNA LOUISE FORD to EDNA LOUISE LUSK. Any interested party has the right to appear in this case and file objections within 30 days after the Petition to Change Name was filed.

This 25<sup>th</sup> day of March, 2025.

/s/ EDNA LOUISE FORD,

Petitioner.

4:9,16,23,30,2025

Wm1132  
gpn15

IN THE SUPERIOR COURT OF

WALKER COUNTY

STATE OF GEORGIA

IN RE: CODY BLANE PENDER-

GRASS, JR.,

CIVIL ACTION FILE NO:

SUCV2025000200

NEWSPAPER NOTICE

Notice is hereby given by Petitioners, Michael Shawn Duncan and Tracey Lynn Duncan and all other interested persons that a Petition for Name Change has been filed on March 25, 2025, in the Superior Court of Walker County, Georgia seeking to change the name of the minor Child, CBP, Jr. to MMD. You are hereby notified to file any objections you may have upon the Petitioners attorney Shawn Bible P.O. Box 1423, Ringgold, Georgia 30736 within sixty (60) days. If no response is made within sixty (60) days, a hearing will be had regarding the Petition.

This 10<sup>th</sup> day of April, 2025.

McKayla Tenant,

CLERK/DEPUTY CLERK

Superior Court of Walker County

Lookout Mountain Judicial Circuit

4:23,30; 5:7,14,2025

Wm1135  
gpn15

IN THE SUPERIOR COURT OF

WALKER COUNTY

STATE OF GEORGIA

In re: Laurie Elizabeth Ritzema

Civil Action File#: SUCV2025000236

NOTICE OF PETITION

TO CHANGE NAME

Notice is hereby given that Laurie Elizabeth Ritzema, the undersigned, filed a petition to the Superior Court of

Walker, Georgia, on the 10<sup>th</sup> day of April, 2025, praying for a change in the name of Laurie Elizabeth Ritzema to Laurie Elizabeth Elwood. Notice is hereby given pursuant to law to any interest or affected party to appear in said Court and to file an objection to such name change. Objections must be filed with said Court within thirty (30) days of the filing of said petition. Any interested party has the right to appear in this case and file objections within the time prescribed in O.C.G.A.19-12-(1)(F) (2) AND (3).

This 10<sup>th</sup> day of April, 2025.

Arletha A. Bailey, Executor

c/o Benjamin T. Bradford,

Attorney for Estate

120 East Patton Street

LaFayette, Georgia 30728

4:23,30; 5:7,14,2025

This 10<sup>th</sup> day of April, 2025.

Wm1154  
gpn07

NOTICE TO CREDITORS  
AND DEBTORS

WALKER COUNTY, GEORGIA  
All creditors of the estate of BENSON ARTHUR DAVIS, decedent, late of WALKER County, are hereby notified to render in their demands to the undersigned according to law, and all persons indebted to said estate are required to make immediate payment to the ADMINISTRATOR of the Estate,

EDDY DAVIS,  
2062 CLEAR CREEK ROAD,  
ELIJAY, GA 30536.  
4:23,30; 5:7,14,2025

Wm1155  
gpn07

NOTICE TO CREDITORS

AND DEBTORS

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4:23,30; 5:7,14,2025

This 10<sup>th</sup> day of April, 2025.

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LaFayette, Georgia 30728

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Wm1155  
gpn07

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4:23,30; 5:7,14,2025

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Arletha A. Bailey, Executor

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120 East Patton Street

LaFayette, Georgia 30728

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NOTICE TO CREDITORS

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Walker County Planning Office  
Rezone, Conditional Use Variance & Variance Application

Rezone  Conditional Use Variance  Variance

Current Zoning:	Requested Change:	
A-1	I	
Map & Parcel	Date:	Fee:
0-320-036	3-12-25	

Walker County  
Applicant/Owner & Phone: Development Authority 706.924.0099

Street Name & Number: 101 S. Duke St.

Mailing Address: P.O. Box 445

City, State, Zip Code: LaFayette, GA 30728

Request: Rezone property on Glass Rd which  
was purchased to expand existing  
industrial park.

PLANNING COMMISSION RECOMMENDATION:

APPROVED AS SUBMITTED

APPROVED WITH CONDITIONS

TABLED

DENIAL

BOARD OF COMMISSIONERS FINAL DECISION:

APPROVED AS SUBMITTED

APPROVED WITH CONDITIONS

TABLED 5/1/25

DENIAL

Cindy Askew made a motion to deny due to the lay of the land and the fact that the existing park is not being utilized. Jon Hentz seconded the motion to deny. The vote was unanimous. Motion to deny carried.

The following disclosure is required of the applicant(s) by Section 36-67A of O.C.G.A. The following is for disclosure purposes only and does not disqualify the petition.

Within the past two years, have you made either campaign contributions totaling \$250.00 or more and/or given gifts having value of \$250.00 or more to a local government official who will be responsible for making a recommendation or decision on the application? YES  NO  If YES, then on a separate page, please furnish the following information:

- A) The name of the local government official(s) to whom cash contribution or gift was made.
- B) The total dollar amount(s) of each campaign made by the applicant to each local official during the two years immediately preceding the filling of the application.
- C) An enumeration and description of each gift having value of \$250.00 or more made by the applicant to each local government official within the past two years.

Signature of Applicant/Owner:

Stephano Watkins, Exec. Dir. 3-12-25  
APPLICANT/OWNER DATE



Walker County Planning Office  
Rezone, Conditional Use Variance & Variance Application

Rezone  Conditional Use Variance  Variance

Current Zoning:	Requested Change:	
A-1	I	
Map & Parcel	Date:	Fee:
0-320-037	3-12-25	

Walker County  
Applicant/Owner & Phone: Development Authority 706.924.0099

Street Name & Number: 101 S Duke St

Mailing Address: P.O. Box 445

City, State, Zip Code: LaFayette, GA 30728

Request: Rezone property on Glass Rd which  
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PLANNING COMMISSION RECOMMENDATION:

APPROVED AS SUBMITTED

APPROVED WITH CONDITIONS

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APPROVED AS SUBMITTED

APPROVED WITH CONDITIONS

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Signature of Applicant/Owner:

Stephanie Walker, Exec. Dir. 3-12-25  
APPLICANT/OWNER DATE



## Walker County Planning Office

Rezone       Conditional Use Variance       Variance

Rezone

### Conditional Use Variance

## Variance

Current Zoning:	Requested Change:	
A-1	I	
Map & Parcel	Date:	Fee:
0-320-086	3-12-25	

Applicant/Owner & Phone: Walker County Development Authority 706.921.0099

Street Name & Number: 101 S. Duke St.

Mailing Address: P.O. Box 445

City, State, Zip Code: LaFayette, GA 30728

Request: Rezone property on Glass Rd which  
WALS purchased to expand existing  
industrial park.

PLANNING COMMISSION RECOMMENDATION:

APPROVED AS SUBMITTED

APPROVED WITH CONDITIONS

□ TABLED

## N DENIAL

BOARD OF COMMISSIONERS FINAL DECISION

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APPROVED AS SUBMITTED

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■ TABLED

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Signature of Applicant/Owner:

Stephen Wattie, Exec. Dir. 3-12-25  
APPLICANT/OWNER DATE



## Walker County Planning Office

Rezone     Conditional Use Variance     Variance

Current Zoning:	Requested Change:	
A-1	I	
Map & Parcel	Date:	Fee:
0-320-037	3-12-25	

Walker County  
Development Authority 706.924.0099

Street Name & Number: 101 S Duke St

Mailing Address: P.O. Box 445

City, State, Zip Code: Lafayette, GA 30728

Request: Rezone property on Glass Rd which was purchased to expand existing industrial park.

PLANNING COMMISSION RECOMMENDATION:

APPROVED AS SUBMITTED  
 APPROVED WITH CONDITIONS  
 TABLED  
 DENIAL

BOARD OF COMMISSIONERS FINAL DECISION:

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Signature of Applicant/Owner:

Stephen Walker, Exec. Dir. 3-12-25  
APPLICANT/OWNER DATE

**WALKER COUNTY  
PLANNING & DEVELOPMENT  
AGENDA ITEM**

**Owner:**

Walker County Development Authority

**Petitioner:**

same

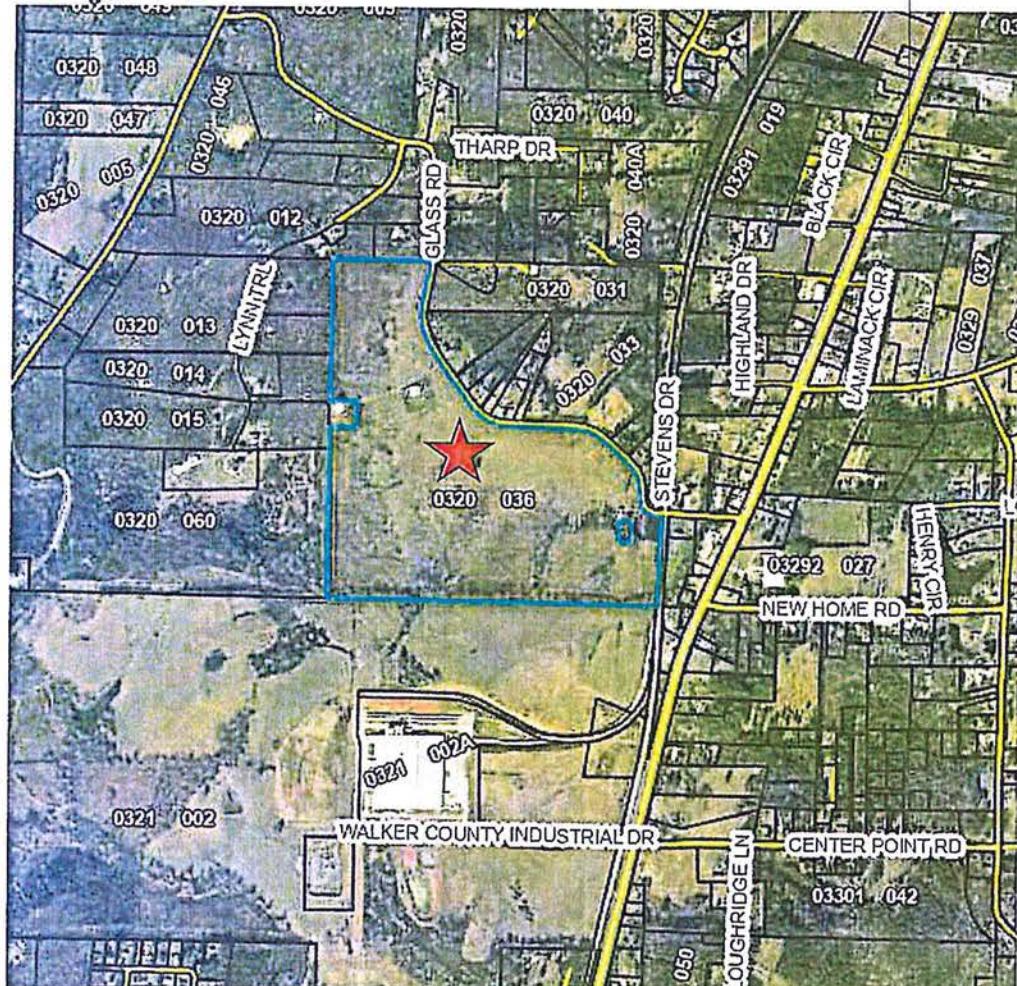
**Location of  
Property:**

157 Glass Road  
LaFayette, GA. 30728

**Tax map & parcel number 0-320-036**

	<b>PC Meeting Date:</b>	4/17/2025
	<b>Present Zoning:</b>	A-1 (Agricultural)
<b>APPLICANT'S INTENT:</b>	Requesting a rezone from A-1 (Agricultural) to I (Industrial) to expand the industrial park	
<b>DETAILS OF REQUEST:</b>	The Comprehensive Plan shows Industrial within the Crossroads area so this would meet the future use.	

**Projected Area:**





## Walker County Planning Office

**Messages**     **Cloud-based Backups**     **Sync**

Conventional Gas Valves  Variflange

#### Comments from

Current Zoning:	Requested Change:
A-1	I
Map & Parcel	Date:
D-320-086	5-12-95

Applicant/Owner & Phone: Walker County Development Authority

Street Name & Number: 101 S. Park St.

Mailbox Address: P. O. Box 445

City, State, Zip Code: La Grange GA 30728

Request: Rezone property in Glass Rd which

was purchased to expand existing industrial park.

## PLANNING COMMISSION'S RECOMMENDATION

APPROVED AS SUBMITTED

4.222 OVER WITH CUMULATIVE

### □ TABLET

B. DENVER

E2A391 DECONVERSIONS IN THE DECISION

### 5.3 APPROXIMATING SUBJECTIVE

#### □ ADDITIONAL INFORMATION

## ■ TABLED

■ 261

The following disclosure is required of the applicant(s) by Section 36-67A of D.C.G.A. The following is for disclosure purposes only and does not constitute the notice.

Within the past two years, have you made either campaign contributions totaling \$250.00 or more and/or given gifts having value of \$250.00 or more to a local government official who will be responsible for making a recommendation or decision on the application? YES  NO  If YES, then on a separate page, furnish the following information:

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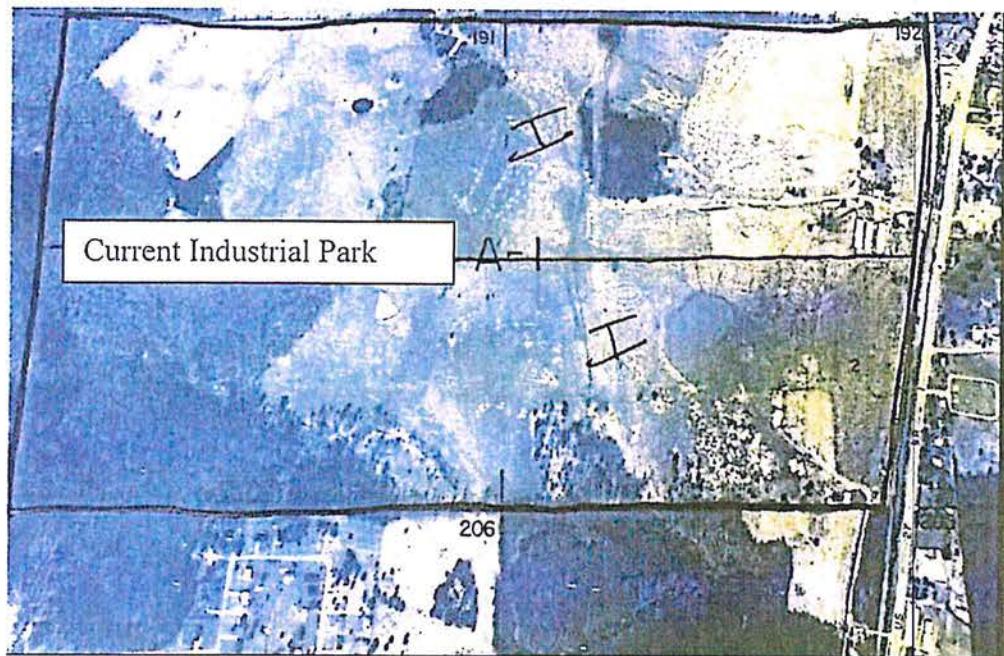
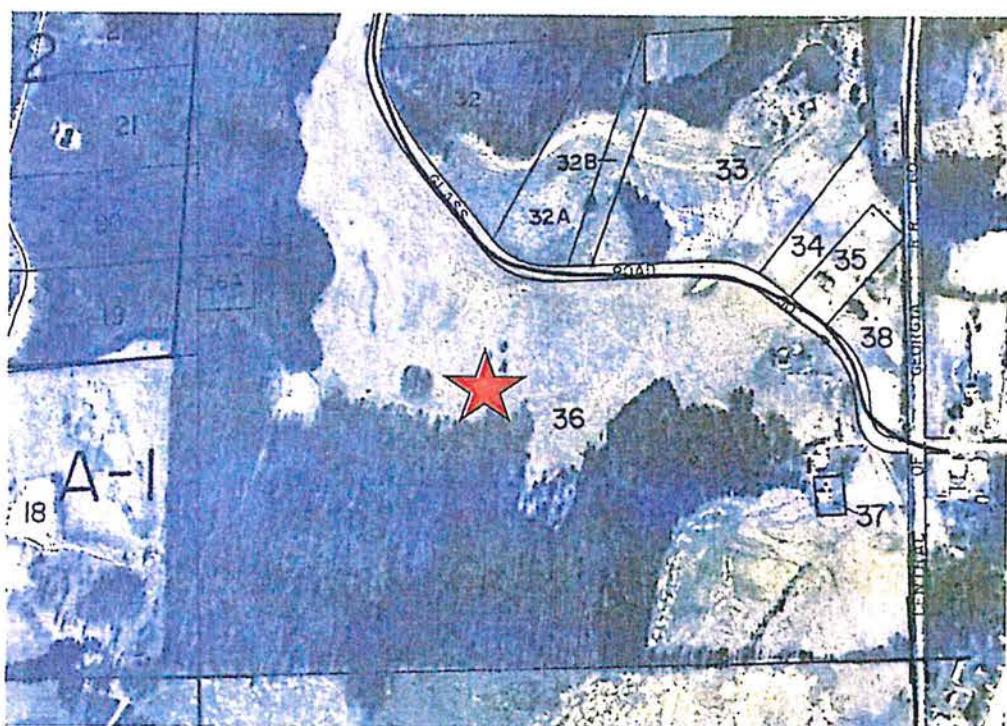
B) The total dollar amount(s) of each campaign made by the applicant to each local official during the two years immediately preceding the filing of the application.

C) An enumeration and description of each gift having value of \$100.00 or more made by the applicant to each local government official within the past two years.

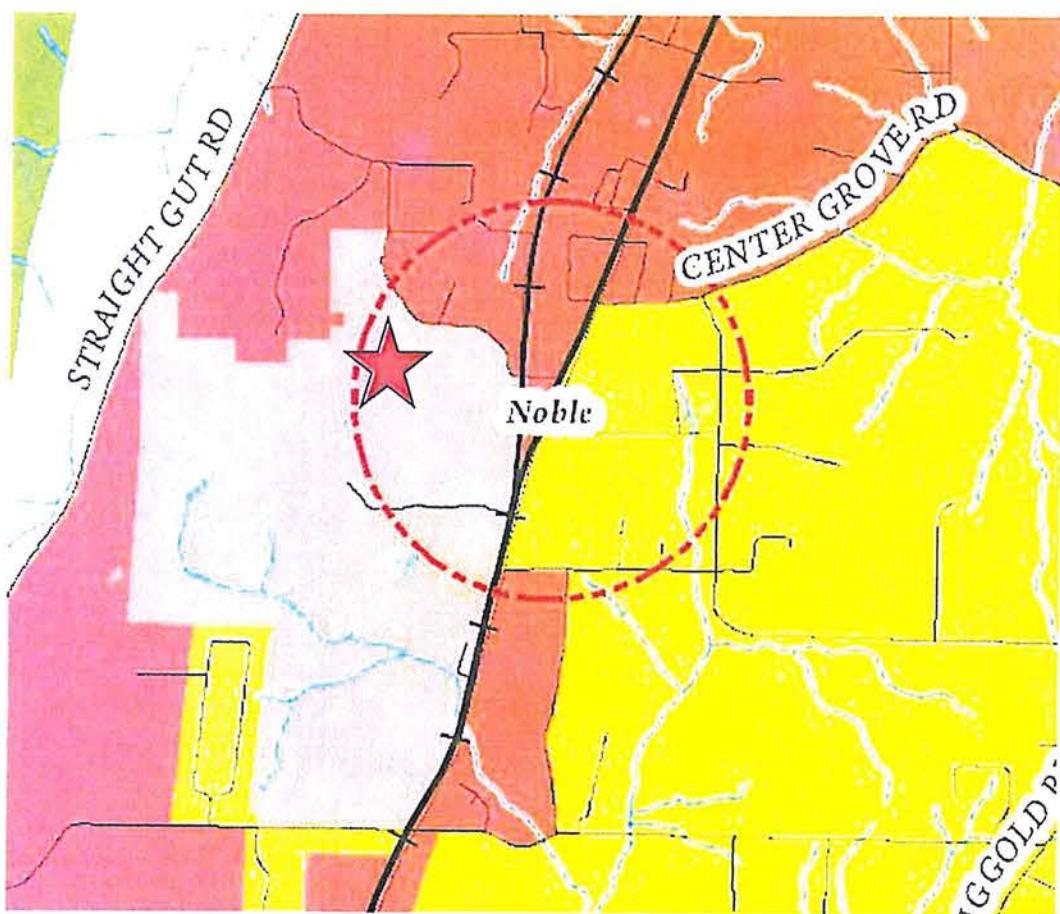
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Stephen Wattis, Exec. Dir. 3-12-25  
APPLICANT/OWNER DATE

## Zoning Map:



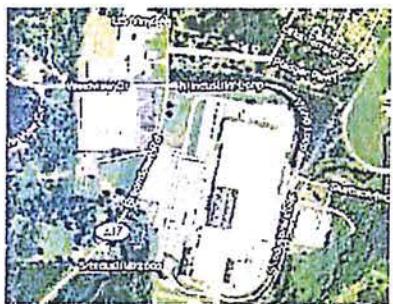
## Future Land Use Map:



— Roads —+ Railroads Lakes & Ponds [---] Crossroad Community  
— Highways —+ Rivers & Streams [—] City Limits

### Character Areas

Activity Center	Downtown Mixed Use	Historic Mill Redevelopment Area	Residential Redevelopment Area
Activity Destination District	Estate Residential	Industrial	Rural Residential
Agriculture / Forestry	Fairyland Proper	Lookout Mountain Neighborhood	School
Airport	Gateway Corridor	Mill Village	Town Center
County Suburban	Greenspace / Conservation Area	Missionary Ridge Residential	Traditional Neighborhood
Downtown Business District	Historic Downtown	Mixed Use	



**Industrial: Chickamauga, LaFayette, Rossville, Walker County**

*Description: Land use that may be a single building or a concentration of buildings for the purpose of manufacturing, assembly, processing, and distribution activities. These locations are where noise, particulate matter, vibration, smoke, dust, gas, fumes, odors, radiation, higher volume of transfer truck traffic, and other uses that may be considered a nuisance not contained on-site alone.*

Figure 76. Industries off of Highway 27, Walker County

**Suggested Development Strategy:**

1. When possible, future development should reflect a campus of unified buildings over a single business.
2. Locate complimentary industries near each other.
3. Include commercial/retail services to serve workers
4. Include on-site stormwater detention or retention
5. Reutilize vacant manufacturing businesses when possible; if unfeasible, demolish the existing building for new development.
6. Infill vacant sites to be easier served by existing power, water, and sewer infrastructure.
7. Provide standards for signage to prevent visual clutter
8. Install high-speed internet
9. Provide alternative access roads
10. Maintain and upgrade roads, install traffic lights, and improve utilities.
11. Wherever possible, connect to regional network of greenspace and trails available to pedestrians, bicyclists, and other non-vehicular means of transportation.

**Land uses:**

- Manufacturing
- Technology parks/campus and research facilities
- Wholesale trade
- Distribution
- Assembly manufacturing



Figure 50. Villanow Community, Walker County Georgia

### Crossroads Community: Chickamauga and Walker County

*Description: Rural unincorporated historic communities located at the intersection of main thoroughfares. Crossroad Communities contains a mixture of uses, such as single family residential and commercial, but public/institution activities, such as a fire department. These locations are typically automobile focused, lacking infrastructure needed for pedestrian mobility. Commercial retail in these locations often provides household goods and groceries. Other activities often include local retail services*

#### *Suggested Development Strategy:*

1. Provide incentives or revise local development regulations for beautification, landscaping, and signage.
2. Provide needed infrastructure to support additional commercial activities and residential development at the Crossroads Community, preventing fragmenting the surrounding rural landscape. Infrastructure improvements may include high speed internet, water and sewerage, and sidewalks.
3. Encourage small retail establishments over big box stores.
4. Permit conservation subdivision designs that protect nearby open space.
5. Whenever possible, connect to regional network of greenspace and trails available to pedestrians, bicyclists, and other non-vehicular means of transportation.

#### *Land uses:*

- Commercial
- Residential
- Public/Institutional

*Key Word Objectives: Main thoroughfares intersections, Local retail commercial, Residential, Cluster or conservation subdivision, new infrastructure, improved infrastructure, pedestrian friendly, Sense of place, Trails.*

## **CONSIDERATION OF ZONING CRITERIA**

1. **Existing land uses and zoning of nearby property:** The zoning of the nearby property is currently zoned R-2 (Residential), A-1 (Agricultural) & I (Industrial)
2. **Suitability of the subject property for the zone purposed:** Yes
3. **Extent to which property values of the subject property are diminished by the particular zoning restrictions:** None
4. **Extent to which the destruction of property values of the subject property promotes the health, safety, morals or general welfare of the public:** None that we know of.
5. **Relative gain to the public as compared to the hardship imposed upon the individual property owner:** More industry to the area would mean more jobs.
6. **Whether the subject property has reasonable economic use as currently zoned:** Yes
7. **Length of time the property has been vacant as zoned considered in the context of land development in the vicinity of the property:** The tax records show the property has been owned by Walker County Development Authority since October 2022.
8. **Whether the proposed zoning will be a use that is suitable in view of the use and development of adjacent and nearby property:** It would be.
9. **Whether the proposed zoning will adversely affect the existing use or usability of adjacent or nearby property:** It would not.
10. **Whether the zoning proposal is in conformity with the policies and intent of the Comprehensive Plan:** The Future Land Use Map shows industrial.
11. **Whether the zoning proposal will result in a use which will or could cause an excessive or burdensome use of existing streets, transportation facilities, utilities, or schools.** It could increase traffic.
12. **Whether there are other existing or changing conditions affecting the use and development of the property which give supporting grounds for either approval or disapproval of the zoning proposal:** This would expand the current industrial park to the south.

**WALKER COUNTY  
PLANNING & DEVELOPMENT  
AGENDA ITEM**

**Owner:** Walker County Development Authority

**Petitioner:** same

**Location of Property:** 0 Glass Road  
LaFayette, GA. 30728

**Tax map & parcel number 0-320-037**

	<b>PC Meeting Date:</b>	4/17/2025
	<b>Present Zoning:</b>	A-1 (Agricultural)
<b>APPLICANT'S INTENT:</b>	Requesting a rezone from A-1 (Agricultural) to I (Industrial) to expand the industrial park	
<b>DETAILS OF REQUEST:</b>	The Comprehensive Plan shows Industrial within the Crossroads area so this would meet the future use.	

**Projected Area:**





## Walker County Planning Office

Reasons  Conditional Use Variance  Variance

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Current zoning: Requested Change:

Current Zoning:	Requested Change:	
A-1	I	
Map & Parcel	Date:	Fee:
0-320-037	3-12-25	

Walker County  
Applicant/Owner & Phone: Development Authority, 1-800-243-5151

Street, Name & Number: 101 S Duke St.

Mailing Address: P.O. Box 445

Dear Sirs and Madam, I AEquate File # 30778

Plano: Plano de la Ciudad de México (1861)

Request for zoning property on Glass Rd which  
was purchased to expand existing  
industrial park.

## સાધુવાન કોમિશન એન્ને વિગતાનુભાવ

APPROVED AS SUBMITTED

APPROVED WITH CONDITIONS

TAKLED

DENIAL

BONNOCOR COMMISSIONERS' FINAL DECISION

APPROVED AS SUBMITTED

APPROVED WITH CONDITIONS

TABLED

DENTAL

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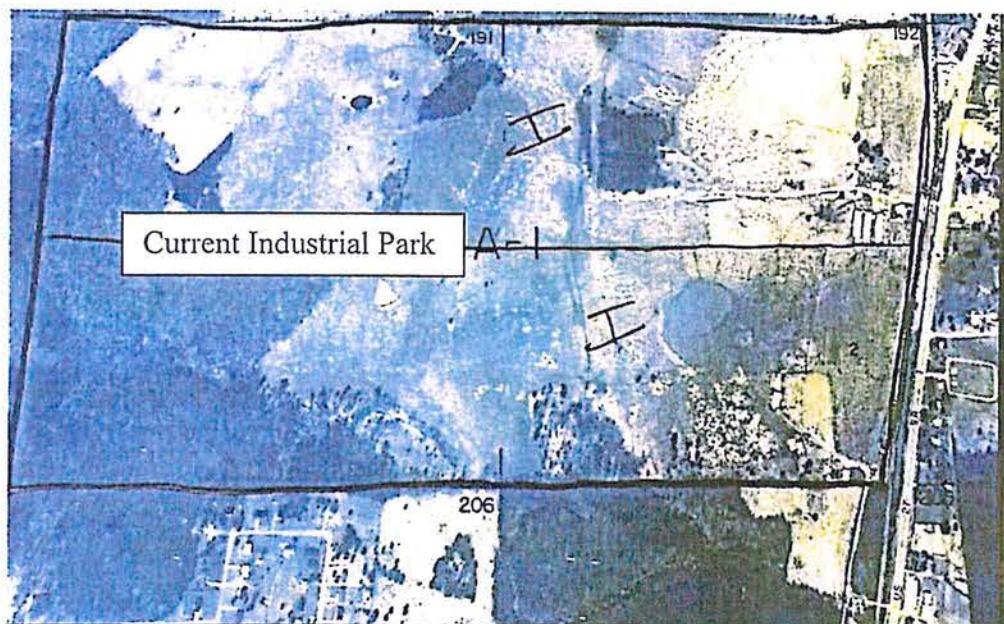
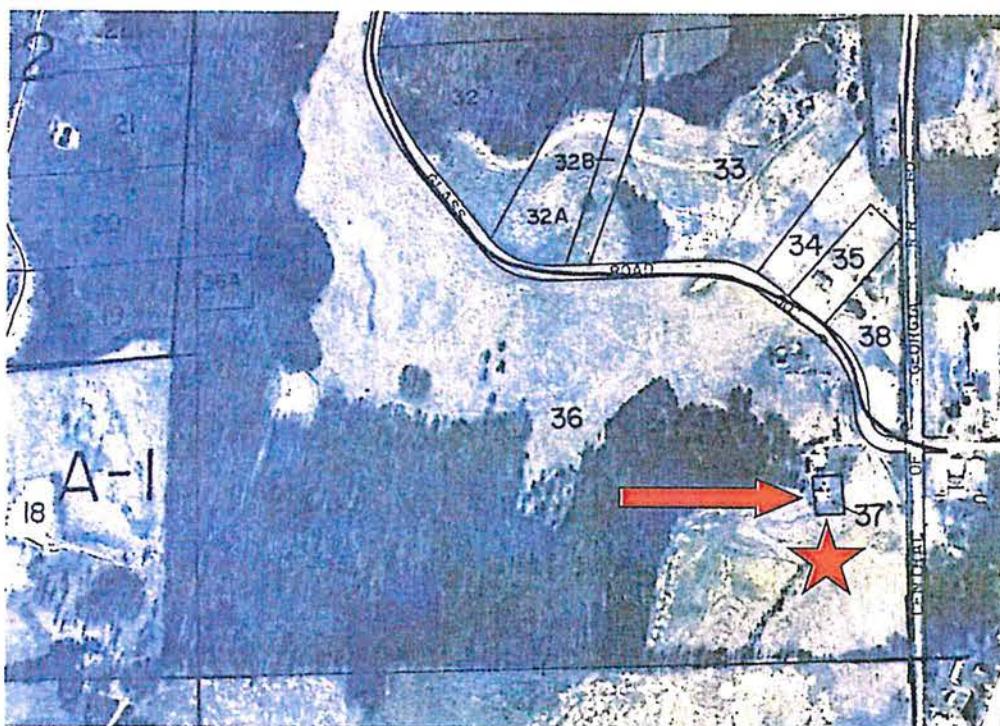
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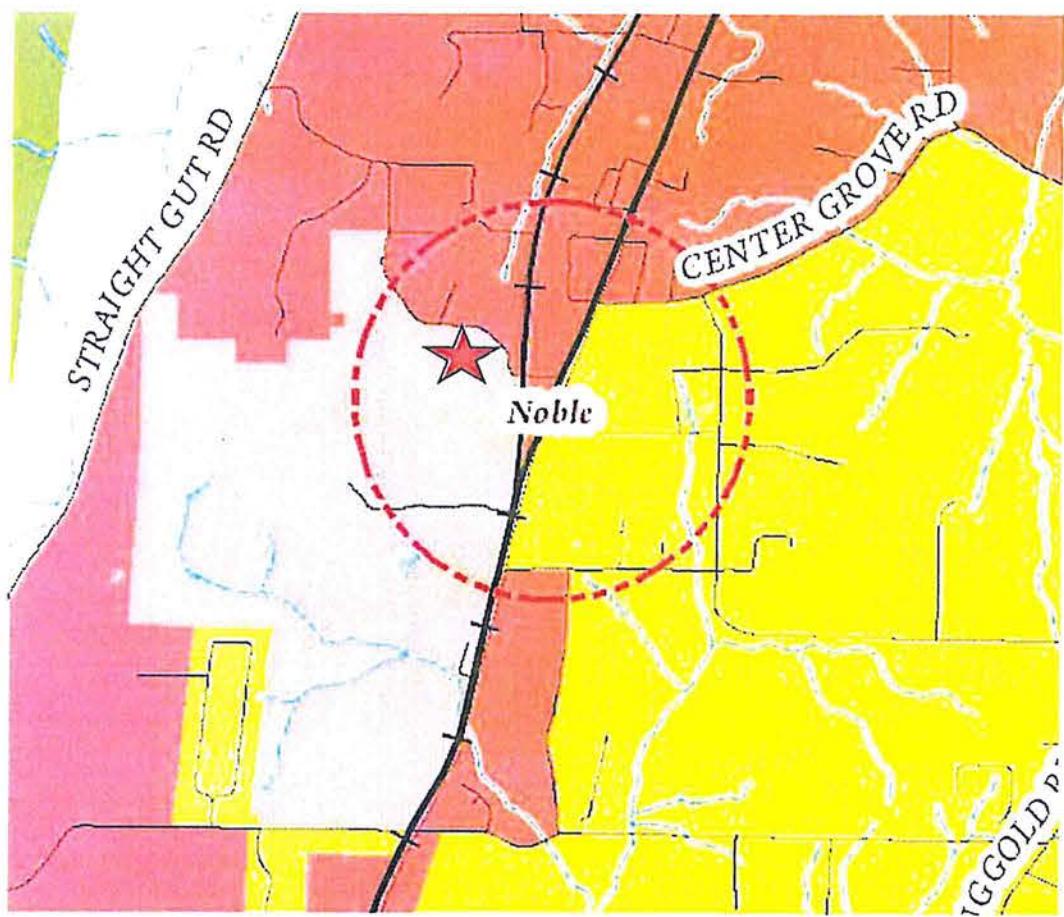
#### Signature of Proprietor/Owner

Stephen Walker, Exec. Dir. 3-12-25  
APPLICANT/OWNER DATE

## Zoning Map:



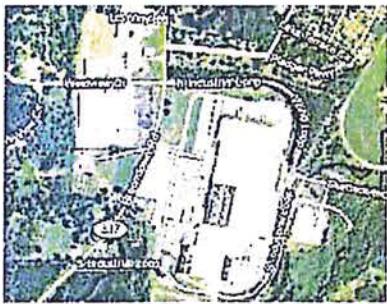
## Future Land Use Map:



— Roads —+— Railroads — Lakes & Ponds —+— Crossroad Community  
 — Highways — Rivers & Streams —+— City Limits

### Character Areas

Activity Center	Downtown Mixed Use	Historic Mill Redevelopment Area	Residential Redevelopment Area
Activity Destination District	Estate Residential	Industrial	Rural Residential
Agriculture / Forestry	Fairland Proper	Lookout Mountain Neighborhood	School
Airport	Gateway Corridor	Mill Village	Town Center
County Suburban	Greenspace / Conservation Area	Missionary Ridge Residential	Traditional Neighborhood
Downtown Business District	Historic Downtown	Mixed Use	



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**Description:** Land use that may be a single building or a concentration of buildings for the purpose of manufacturing, assembly, processing, and distribution activities. These locations are where noise, particulate matter, vibration, smoke, dust, gas, fumes, odors, radiation, higher volume of transfer truck traffic, and other uses that may be considered a nuisance not contained on-site alone.

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2. Locate complimentary industries near each other.
3. Include commercial/retail services to serve workers
4. Include on-site stormwater detention or retention
5. Reutilize vacant manufacturing businesses when possible; if unfeasible, demolish the existing building for new development.
6. Infill vacant sites to be easier served by existing power, water, and sewer infrastructure.
7. Provide standards for signage to prevent visual clutter
8. Install high-speed internet
9. Provide alternative access roads
10. Maintain and upgrade roads, install traffic lights, and improve utilities.
11. Wherever possible, connect to regional network of greenspace and trails available to pedestrians, bicyclists, and other non-vehicular means of transportation.

**Land uses:**

- Manufacturing
- Technology parks/campus and research facilities
- Wholesale trade
- Distribution
- Assembly manufacturing



Figure 50. Villanow Community, Walker County Georgia

### Crossroads Community: Chickamauga and Walker County

**Description:** Rural unincorporated historic communities located at the intersection of main thoroughfares. Crossroad Communities contains a mixture of uses, such as single family residential and commercial, but public/institution activities, such as a fire department. These locations are typically automobile focused, lacking infrastructure needed for pedestrian mobility. Commercial retail in these locations often provides household goods and groceries. Other activities often include local retail services

#### *Suggested Development Strategy:*

1. Provide incentives or revise local development regulations for beautification, landscaping, and signage.
2. Provide needed infrastructure to support additional commercial activities and residential development at the Crossroads Community, preventing fragmenting the surrounding rural landscape. Infrastructure improvements may include high speed internet, water and sewerage, and sidewalks.
3. Encourage small retail establishments over big box stores.
4. Permit conservation subdivision designs that protect nearby open space.
5. Whenever possible, connect to regional network of greenspace and trails available to pedestrians, bicyclists, and other non-vehicular means of transportation.

#### *Land uses:*

- Commercial
- Residential
- Public/Institutional

**Key Word Objectives:** Main throughfares intersections, Local retail commercial, Residential, Cluster or conservation subdivision, new infrastructure, improved infrastructure, pedestrian friendly, Sense of place, Trails.

## **CONSIDERATION OF ZONING CRITERIA**

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1. **Existing land uses and zoning of nearby property:** The zoning of the nearby property is currently zoned R-2 (Residential), A-1 (Agricultural) & I (Industrial)
2. **Suitability of the subject property for the zone purpose:** Yes
3. **Extent to which property values of the subject property are diminished by the particular zoning restrictions:** None
4. **Extent to which the destruction of property values of the subject property promotes the health, safety, morals or general welfare of the public:** None that we know of.
5. **Relative gain to the public as compared to the hardship imposed upon the individual property owner:** More industry to the area would mean more jobs.
6. **Whether the subject property has reasonable economic use as currently zoned:** Yes
7. **Length of time the property has been vacant as zoned considered in the context of land development in the vicinity of the property:** The tax records show the property has been owned by Walker County Development Authority since October 2022.
8. **Whether the proposed zoning will be a use that is suitable in view of the use and development of adjacent and nearby property:** It would be.
9. **Whether the proposed zoning will adversely affect the existing use or usability of adjacent or nearby property:** It would not.
10. **Whether the zoning proposal is in conformity with the policies and intent of the Comprehensive Plan:** The Future Land Use Map shows industrial.
11. **Whether the zoning proposal will result in a use which will or could cause an excessive or burdensome use of existing streets, transportation facilities, utilities, or schools.** It could increase traffic.
12. **Whether there are other existing or changing conditions affecting the use and development of the property which give supporting grounds for either approval or disapproval of the zoning proposal:** This would expand the current industrial park to the south.



## RESOLUTION R-038-25

### A RESOLUTION OF THE BOARD OF COMMISSIONERS OF WALKER COUNTY TO APPOINT A MEMBER OF THE WALKER COUNTY WATER AND SEWERAGE AUTHORITY

**WHEREAS**, the Board of Commissioners of Walker County (“Board”) is the governing authority of Walker County, Georgia; and

**WHEREAS**, one of the duties delegated to the Chairwoman of the Board is to appoint members to all committees of the Board with the approval of the Board; and

**WHEREAS**, Georgia Governor George Busbee approved Act 421 on March 23, 1977 creating the Walker County Water and Sewerage Authority, a political subdivision of the State of Georgia and a public corporation; and

**WHEREAS**, Section 2 of Act 421 governs the appointment and term of service of members to the Walker County Water and Sewerage Authority (“Authority”); and

**WHEREAS**, Section 2 (b) of Act 421 grants the “Commissioner of Walker County” eligibility to be appointed to serve as a member of the Authority; and

**WHEREAS**, Section 2 (d) of Act 421 says the “Commissioner of Walker County” shall serve as the Chair of the Authority if the Commissioner is a member of the Authority; and

**WHEREAS**, Chairwoman Teems desires to serve as a member of the Authority and is duly qualified to serve as Chair of the Authority;

**THEREFORE, BE IT RESOLVED** by the Board of Commissioners of Walker County, Georgia that the appointment of Angie Teems to the Walker County Water and Sewerage Authority for a term that began June 1, 2025 and concludes May 31, 2030 is approved.

**SO RESOLVED AND ADOPTED** this 5<sup>th</sup> day of June, 2025.

**ATTEST:**

**WALKER COUNTY, GEORGIA**

---

LISA RICHARDSON, County Clerk

---

ANGELA TEEMS, Chairwoman/CEO

(SEAL)

The foregoing Resolution received a motion for \_\_\_\_\_ from Commissioner \_\_\_\_\_, second by Commissioner \_\_\_\_\_, and upon the question the vote is \_\_\_\_\_ ayes, \_\_\_\_\_ nays to \_\_\_\_\_ the Resolution.



**RESOLUTION R-039-25**

**A RESOLUTION OF THE BOARD OF COMMISSIONERS OF WALKER COUNTY TO  
APPOINT A MEMBER OF THE LAFAYETTE-WALKER COUNTY PUBLIC LIBRARY  
BOARD**

**WHEREAS**, the Board of Commissioners of Walker County (“Board”) is the governing authority of Walker County, Georgia; and

**WHEREAS**, one of the duties delegated to the Chairwoman of the Board is to appoint members to all committees of the Board with the approval of the Board; and

**WHEREAS**, O.C.G.A § 20-5-42 (a) provides that a county board of trustees shall consist of at least one appointee from each governmental agency financially supporting the library on a regular basis; and

**WHEREAS**, O.C.G.A. § 20-5-42 (b) provides that a regional board of library trustees shall consist of trustees serving on member county boards who are appointed to the regional board by each county board for a term specified in writing pursuant to the constitution and bylaws of the library system; and

**WHEREAS**, a vacancy will soon exist on the LaFayette-Walker County Public Library Board due to the expiration of the term for Kaye Thurman; and

**WHEREAS**, Chairwoman Teems submits the following appointment to serve on the LaFayette-Walker County Public Library Board:

Kaye Thurman - for a term beginning July 1, 2025 and ending June 30, 2028

**THEREFORE, BE IT RESOLVED** by the Board of Commissioners of Walker County, Georgia that the appointment of Kaye Thurman is approved.

**SO RESOLVED AND ADOPTED** this 5<sup>th</sup> day of June, 2025.

**ATTEST:**

**WALKER COUNTY, GEORGIA**

---

LISA RICHARDSON, County Clerk

---

ANGELA TEEMS, Chairwoman/CEO

(SEAL)



The foregoing Resolution received a motion for \_\_\_\_\_ from Commissioner \_\_\_\_\_, second by Commissioner \_\_\_\_\_, and upon the question the vote is \_\_\_\_\_ ayes, \_\_\_\_\_ nays to \_\_\_\_\_ the Resolution.

April 28, 2025

Ms. Angie Teems, Walker County Board Chair  
PO Box 445  
LaFayette, GA 30728

Dear Commissioner Teems:

As a governmental funding agency that supports the LaFayette-Walker County Public Library, the Rossville Public Library, and the Chickamauga Public Library, the Walker County Commission makes a total of six appointments to the local Library Boards of Trustees. According to law, these appointments are set up on a rotating basis. The Constitutions of these Boards of Trustees states that

1. The term of office is three years, starting July 1
2. No member may serve on this board for more than four successive three-year terms of office.

There are two appointments we are asking you to make at your next meeting.

<u>Appointee</u>	<u>Library Board</u>	<u>Term</u>
Kaye Thurman(re-appointment) 1223 E. Reed Road LaFayette, GA 30728	LaFayette-Walker Public Library Board	July 1, 2025 – June 30, 2028
Randy Pittman (new appointment) 441 Talley Avenue Rossville, GA 30741	Rossville Public Library Board	July 1, 2025 – June 30, 2028

We ask that you make these appointments before July 1st, and that you notify the appointees and the library, in writing, in accordance with law. The next meeting of the LaFayette-Walker County Public Library Board of Trustees is on July 28, 2025 and the Rossville Public Library's next meeting is July 29, 2025.

Thank you for your thoughtful attention to these important appointments to represent the citizens of Walker County on the public library boards of trustees.

Sincerely,



Lecia Eubanks, Director  
Cherokee Regional Library System



**Cherokee Regional Library System**

Dade | Chickamauga | LaFayette-Walker | Rossville

305 South Duke Street | LaFayette, Georgia 30728 | o: 706.638.2992 | f: 706.638.4028 | chrl.org



## RESOLUTION R-040-25

### A RESOLUTION OF THE BOARD OF COMMISSIONERS OF WALKER COUNTY TO APPOINT A MEMBER OF THE ROSSVILLE PUBLIC LIBRARY BOARD

**WHEREAS**, the Board of Commissioners of Walker County ("Board") is the governing authority of Walker County, Georgia; and

**WHEREAS**, one of the duties delegated to the Chairwoman of the Board is to appoint members to all committees of the Board with the approval of the Board; and

**WHEREAS**, O.C.G.A § 20-5-42 (a) provides that a county board of trustees shall consist of at least one appointee from each governmental agency financially supporting the library on a regular basis; and

**WHEREAS**, O.C.G.A. § 20-5-42 (b) provides that a regional board of library trustees shall consist of trustees serving on member county boards who are appointed to the regional board by each county board for a term specified in writing pursuant to the constitution and bylaws of the library system; and

**WHEREAS**, a vacancy will soon exist on the Rossville Public Library Board due to the expiration of the term for Lorie Connell; and

**WHEREAS**, Chairwoman Teems submits the following appointment to serve on the Rossville Public Library Board:

Randy Pittman - for a term beginning July 1, 2025 and ending June 30, 2028

**THEREFORE, BE IT RESOLVED** by the Board of Commissioners of Walker County, Georgia that the appointment of Randy Pittman is approved.

**SO RESOLVED AND ADOPTED** this 5<sup>th</sup> day of June, 2025.

**ATTEST:**

**WALKER COUNTY, GEORGIA**

---

LISA RICHARDSON, County Clerk

---

ANGELA TEEMS, Chairwoman/CEO

(SEAL)

The foregoing Resolution received a motion for \_\_\_\_\_ from Commissioner \_\_\_\_\_, second by Commissioner \_\_\_\_\_, and upon the question the vote is \_\_\_\_\_ ayes, \_\_\_\_\_ nays to \_\_\_\_\_ the Resolution.

April 28, 2025

Ms. Angie Teems, Walker County Board Chair  
PO Box 445  
LaFayette, GA 30728

Dear Commissioner Teems:

As a governmental funding agency that supports the LaFayette-Walker County Public Library, the Rossville Public Library, and the Chickamauga Public Library, the Walker County Commission makes a total of six appointments to the local Library Boards of Trustees. According to law, these appointments are set up on a rotating basis. The Constitutions of these Boards of Trustees states that

1. The term of office is three years, starting July 1
2. No member may serve on this board for more than four successive three-year terms of office.

There are two appointments we are asking you to make at your next meeting.

<u>Appointee</u>	<u>Library Board</u>	<u>Term</u>
Kaye Thurman(re-appointment) 1223 E. Reed Road LaFayette, GA 30728	LaFayette-Walker Public Library Board	July 1, 2025 – June 30, 2028
Randy Pittman (new appointment) 441 Talley Avenue Rossville, GA 30741	Rossville Public Library Board	July 1, 2025 – June 30, 2028

We ask that you make these appointments before July 1st, and that you notify the appointees and the library, in writing, in accordance with law. The next meeting of the LaFayette-Walker County Public Library Board of Trustees is on July 28, 2025 and the Rossville Public Library's next meeting is July 29, 2025.

Thank you for your thoughtful attention to these important appointments to represent the citizens of Walker County on the public library boards of trustees.

Sincerely,



Lecia Eubanks, Director  
Cherokee Regional Library System



**Cherokee Regional Library System**

Dade | Chickamauga | LaFayette-Walker | Rossville

305 South Duke Street | LaFayette, Georgia 30728 | o: 706.638.2992 | f: 706.638.4028 | [chrl.org](http://chrl.org)

FY26 Operating Grant Award Budget Worksheet

Court Name **Lookout Mountain Circuit Drug Court**

Budget Worksheet Category	Line Item	Total Budgeted
Personnel	Program Coordinator	\$62,067.00
	Fringe Benefits	\$18,153.00
	Program Case Manager	\$44,117.00
	Fringe Benefits	\$10,587.00
	Program Case Manager	\$44,117.00
	Fringe Benefits	\$15,856.00
	Lab Technician	\$24,960.00
	Fringe Benefits	\$8,397.00
	Law Enforcement	\$24,960.00
	Fringe Benefits	\$8,397.00
Contract Services	Treatment Provider	\$50,000.00
	DCS	\$9,000.00
	Law Enforcement	\$0.00
	Lab Technician	\$0.00
Drug Testing Supplies	Monitoring	\$960.00
	Lab Tests	\$2,500.00
	Onsite Devices	\$5,200.00
	Reagents	\$8,623.00
Supplies /Other Costs		\$0.00
Equipment		\$0.00
In State Training and Travel	2025 CACJ Conference	\$5,500.00
Transportation Funding		\$0.00
<b>Total Budget:</b>		<b>\$343,394</b>

Match: \$60,599

**CACJ Funding Committee Note:**

None.



## RESOLUTION R-041-25

### A RESOLUTION OF THE BOARD OF COMMISSIONERS OF WALKER COUNTY TO AMEND THE FEE SCHEDULE FOR VARIOUS COUNTY SERVICES

**WHEREAS**, the Board of Commissioners of Walker County ("Board") is the governing authority of Walker County, Georgia; and

**WHEREAS**, the Board has the authority to set fees, pursuant to the Walker County Code of Ordinances Chapter 1, Section 1-20; and

**WHEREAS**, the Board periodically implements rate changes at the landfill in order to maintain solid waste services; and

**WHEREAS**, the Board periodically implements rate changes at the animal shelter in order to maintain animal services;

**THEREFORE, BE IT RESOLVED** by the Board of Commissioners of Walker County, Georgia that the fees set forth in "Exhibit A" and "Exhibit B" attached hereto shall be made a part of the County fee schedule, effective July 1, 2025.

**SO RESOLVED AND ADOPTED** this 5<sup>th</sup> day of June, 2025.

**ATTEST:**

**WALKER COUNTY, GEORGIA**

---

LISA RICHARDSON, County Clerk

(SEAL)

---

ANGELA TEEMS, Chairwoman/CEO

The foregoing Resolution received a motion for \_\_\_\_\_ from Commissioner \_\_\_\_\_, second by Commissioner \_\_\_\_\_, and upon the question the vote is \_\_\_\_\_ ayes, \_\_\_\_\_ nays to \_\_\_\_\_ the Resolution.

**WALKER COUNTY LANDFILL**  
**MATERIAL LIST AND PRICE GUIDE**  
**2023 Rates and Proposed July 1, 2025, Rates**

COST CODE	ITEM	CURRENT (2023) RATE	PROPOSED July 2025 RATE	PERCENT Δ	UNIT
100	Batteries	\$ 3.00	\$ 4.00	33%	each
100 A	Batteries (OUT OF COUNTY)	\$ 4.00	\$ 5.00	25%	each
200	Mattress & Boxsprings	\$ 14.50	\$ 17.00	17%	each
200A	Mattresses & Boxsprings (OUT OF COUNTY)	\$ 16.00	\$ 20.00	25%	each
M.1	Backhoe Bucket of Mulch	\$ 25.00	\$ 25.00	0%	scoop
M.1A	Backhoe Bucket of Mulch (OUT OF COUNTY)	\$ 30.00	\$ 30.00	0%	scoop
M.5	1/2 Backhoe Bucket of Mulch	\$ 15.00	\$ 15.00	0%	scoop
M.5A	1/2 Backhoe Bucket of Mulch (OUT OF COUNTY)	\$ 20.00	\$ 20.00	0%	scoop
M2	Loader Bucket of Mulch	\$ 60.00	\$ 60.00	0%	scoop
M2A	Loader Bucket of Mulch (OUT OF COUNTY)	\$ 65.00	\$ 65.00	0%	scoop
TM	Tandem Load of Mulch	\$ 225.00	\$ 235.00	4%	load
TMA	Tandem Load of Mulch (OUT OF COUNTY)	\$ 230.00	\$ 240.00	4%	load
O2	Auto Car Tires (up to 14")	\$ 4.00	\$ 4.50	13%	each
02A	Auto Car Tires (up to 14") (OUT OF COUNTY)	\$ 4.50	\$ 5.00	11%	each
O3	Auto, Light Truck Tires (15"-18")	\$ 5.50	\$ 6.00	9%	each
03A	Auto, Light Truck Tires (15"-18") (OUT OF COUNTY)	\$ 6.00	\$ 6.50	8%	each
O4	Large Truck Tires (19"-20")	\$ 8.50	\$ 9.00	6%	each
04A	Large Truck Tires (19"-20") (OUT OF COUNTY)	\$ 9.00	\$ 9.50	6%	each
O5	Large Truck Tires (22" & up)	\$ 17.50	\$ 19.00	9%	each
05A	Large Truck Tires (22" & up) (OUT OF COUNTY)	\$ 18.00	\$ 20.00	11%	each
O5T	All Tire Sizes (13" and UP: loads > 40 tires	\$ 340.00	\$ 350.00	3%	ton
O6	Tires on Rims (Extra Charge)	\$ 6.00	\$ 7.00	17%	each
06A	Tires on Rims (Extra Charge) (OUT OF COUNTY)	\$ 7.00	\$ 8.00	14%	each
15	Farm Tractor Tires	\$ 80.00	\$ 80.00	0%	each
15A	Farm Tractor Tires (OUT OF COUNTY)	\$ 85.00	\$ 85.00	0%	each
	Minimum Fee	\$ 6.00	\$ 7.00	17%	load
	Minimum Fee (Out of County)	\$ 6.00	\$ 8.00	33%	load
O1	Household Garbage (MSW)	\$ 49.00	\$ 56.00	14%	ton
O8	Municipal Household Garbage (MSW)	\$ 46.00	\$ 53.00	15%	ton
O9	Animal Remains (\$17.50 per 100 pounds)	\$ 320.00	\$ 320.00	0%	ton
09A	Animal Remains (\$18.50 per 100 pounds) (OUT OF COUNTY)	\$ 325.00	\$ 325.00	0%	ton
11	White Goods (anything with a refrigerant system)	\$ 23.50	\$ 25.00	6%	each
11A	White Goods (OUT OF COUNTY)	\$ 25.00	\$ 28.00	12%	each
12	HOUSEHOLD GARBAGE (MSW: OUT OF COUNTY)	\$ 56.50	\$ 60.00	6%	ton
1900	Brush/Trees (Brush that can be chipped)	\$ 30.00	\$ 35.00	17%	ton
	Brush/Trees (Minimum Fee up to 600 lbs)	\$ 10.00	\$ 10.00	0%	load
1905	Brush/ Trees (OUT OF COUNTY)	\$ 35.00	\$ 40.00	14%	ton
1910	Stumps greater than 30 inches in diameter	\$ 25.00	\$ 25.00	0%	each
2000	C & D to Transfer Station	\$ 49.00	\$ 56.00	14%	ton
3000	C & D to Transfer Station (OUT OF COUNTY)	\$ 56.50	\$ 60.00	6%	ton
	40 cubic yard (yd <sup>3</sup> ) Box < 6 tons	\$ -	\$ 500.00		each
	Couches/ Loveseats	\$ -	\$ 10.00		each

**WALKER COUNTY LANDFILL**  
**MATERIAL LIST AND PRICE GUIDE**  
**2023 Rates and Proposed July 1, 2025, Rates**

COST CODE	ITEM	CURRENT (2023) RATE	PROPOSED July 2025 RATE	PERCENT Δ	UNIT
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05A	Large Truck Tires (22" & up) (OUT OF COUNTY)	\$ 18.00	\$ 20.00	11%	each
05T	All Tire Sizes (13" and UP: loads > 40 tires	\$ 340.00	\$ 350.00	3%	ton
O6	Tires on Rims (Extra Charge)	\$ 6.00	\$ 7.00	17%	each
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15	Farm Tractor Tires	\$ 80.00	\$ 80.00	0%	each
15A	Farm Tractor Tires (OUT OF COUNTY)	\$ 85.00	\$ 85.00	0%	each
	Minimum Fee	\$ 6.00	\$ 7.00	17%	load
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	Brush/Trees (Minimum Fee up to 600 lbs)	\$ 10.00	\$ 10.00	0%	load
1905	Brush/ Trees (OUT OF COUNTY)	\$ 35.00	\$ 40.00	14%	ton
1910	Stumps greater than 30 inches in diameter	\$ 25.00	\$ 25.00	0%	each
2000	C & D to Transfer Station	\$ 49.00	\$ 56.00	14%	ton
3000	C & D to Transfer Station (OUT OF COUNTY)	\$ 56.50	\$ 60.00	6%	ton
	40 cubic yard (yd <sup>3</sup> ) Box < 6 tons	\$ -	\$ 500.00		each
	Couches/ Loveseats	\$ -	\$ 10.00		each

**WALKER COUNTY ANIMAL SHELTER  
PRICE GUIDE  
2023 Rates and Proposed July 1, 2025, Rates**

	ITEM	CURRENT (2023) RATE	PROPOSED July 2025 RATE	PERCENT Δ	UNIT
	Animal Surrender - unaltered	\$ 10.00	\$ 25.00	150%	each
	Animal Surrender - altered	\$ 10.00	\$ 10.00	0%	each
	Animal Reclaim - previously spayed & neutered	\$ 25.00	\$ 25.00	0%	each
	Animal Reclaim - owner agrees to spay & neuter	\$ 80.00	\$ 25.00	-69%	each
	Animal Reclaim - owner refuses to spay & neuter	\$ 150.00	\$ 25.00	-83%	each
	Adoption - Cat	\$ 50.00	\$ 50.00	0%	each
	Adoption - Dog	\$ 100.00	\$ 50.00	-50%	each
	Adoption - Kittens	\$ 50.00	\$ 75.00	50%	each
	Adoption - Puppies	\$ 100.00	\$ 75.00	-25%	each
	Adoption - other pets - Guinea Pigs, Hamsters, Goats, Pigs, etc.	\$ 50.00	\$ 25.00	-50%	each
	Microchipping	\$ 10.00	\$ 10.00	0%	each
	Adoption - other pets - Guinea Pigs, Hamsters, Goats, Pigs, etc.	\$ 50.00	\$ 25.00	-50%	each
	Boarding	\$ -	\$ 10.00	100%	each
	Boarding - Bite Quarantine	\$ -	\$ 15.00	100%	each/per day
	Defenders Discount - Active Duty/Military Veterans and First Responders	\$ -	\$ 35.00	100%	each
	Golden Years Savings - Seniors	\$ -	\$ 35.00	100%	each



**RESOLUTION R-042-25**

**A RESOLUTION OF THE WALKER COUNTY BOARD OF COMMISSIONERS TO FORGIVE BACK TAXES FOR PROPERTY PURCHASED BY THE AMERICAN LEGION POST 339**

**WHEREAS**, the Board of Commissioners of Walker County (“Board”) is the governing authority of Walker County, Georgia; and

**WHEREAS**, the American Legion is a nonprofit veterans organization that provides critical support and services to veterans, their families and the community; and

**WHEREAS**, the American Legion Post 339 purchased a 0.2 acre tract adjacent to their existing property located at Tax Map & Parcel Number 1-038-083; and

**WHEREAS**, the previous property owner owed \$3,070.85 in delinquent taxes; and

**WHEREAS**, the County recognizes the valuable contributions the American Legion makes to the community and wishes to support its continued operation and mission; and

**WHEREAS**, the forgiveness of these back taxes is in the public interest and aligns with the County’s values of honoring and supporting veterans;

**THEREFORE BE IT RESOLVED** by the Board of Commissioners of Walker County, Georgia that the County hereby authorizes the forgiveness of all outstanding back property taxes in the amount of three thousand seventy dollars and eighty five cents (\$3,070.85) for Tax Map & Parcel Number 1-038-083 and hereby authorizes the Walker County Tax Commissioner and all other appropriate officials of Walker County to take all necessary actions to reflect the forgiveness of said taxes and update the official records accordingly.

**SO RESOLVED AND ADOPTED** this 5th day of June, 2025.

**ATTEST:**

**WALKER COUNTY, GEORGIA**

---

LISA RICHARDSON, County Clerk

---

ANGELA TEEMS, Chairwoman/CEO

(SEAL)

The foregoing Resolution received a motion for \_\_\_\_\_ from Commissioner \_\_\_\_\_, second by Commissioner \_\_\_\_\_, and upon the question the vote is \_\_\_\_\_ ayes, \_\_\_\_\_ nays to adopt the Resolution.



## RESOLUTION R-043-25

### A RESOLUTION OF THE WALKER COUNTY BOARD OF COMMISSIONERS TO AUTHORIZE BANKING AT REGIONS BANK

**WHEREAS**, the Board of Commissioners of Walker County ("Board") is the governing authority of Walker County, Georgia; and

**WHEREAS**, the Board has determined it is in the best interest of the County to establish a banking relationship with REGIONS BANK ("Bank");

**THEREFORE, IT IS RESOLVED** by the Walker County Board of Commissioners that the Chairwoman of the Board, the Chief Finance Officer or the Deputy Chief Financial Officer, each acting alone, are hereby authorized to establish accounts as depositories of funds of the County for checking accounts, savings accounts, money market accounts, and investments, including certificates of deposits, on and subject to such terms and conditions in the Bank Agreements as such officer, acting alone, may from time to time agree with the Bank; and

**IT IS FURTHER RESOLVED** the Chairwoman of the Board, the Chief Finance Officer or the Deputy Chief Financial Officer are authorized to deposit funds; withdraw funds; write checks; make electronic transfers; and generally conduct all necessary banking transactions on behalf of Walker County in accordance with the terms of the account and the banking resolution;

**IT IS FURTHER RESOLVED** all checks, drafts, and other instruments for the payment of money drawn or accepted by the County for payment to deposit or withdraw funds from the accounts shall be signed on behalf of the County by the Chairwoman of the Board, Finance Director, or the County Clerk (hereafter referred to individually as an "Authorized Officer" or collectively as the "Authorized Officers"); and any withdrawal of funds shall require signatures of two Authorized Officers;

**IT IS FURTHER RESOLVED** that the County Clerk is hereby authorized and directed to certify to the Bank that this resolution has been duly adopted; and the County Clerk shall further certify to the Bank the names and specimen signatures of the present Authorized Officers, and, if and when any change be made in the personnel or the officers, the fact of such change and the name and specimen signature of each new Authorized Officer;

**IT IS FURTHER RESOLVED** that the Bank is requested and authorized to honor, receive, certify, or pay any instrument signed or endorsed in accordance with these resolutions and the certification provided for by these resolutions then in effect, including any such instrument drawn or endorsed to the personal order of, or presented for negotiation or encashment by any Authorized Officer signing or endorsing the same;

**IT IS FURTHER RESOLVED** that this resolution and each certification herein provided for shall remain in full force and effect, and the Bank is authorized and requested to rely and act thereon until it shall receive either a certified copy of a further resolution of the Board of Commissioners amending or rescinding this resolution or a further certification of the names and signatures of the Authorized Officers.



**SO RESOLVED AND ADOPTED** this 5th day of June, 2025.

**ATTEST:**

**WALKER COUNTY, GEORGIA**

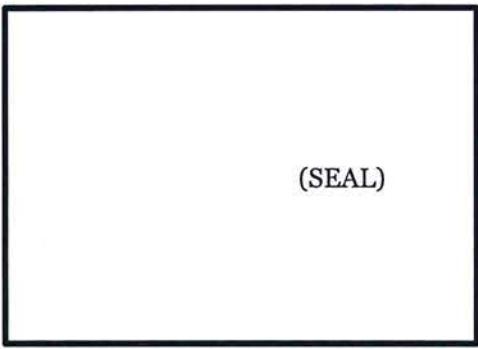
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LISA RICHARDSON, County Clerk

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ANGELA TEEMS, Chairwoman/CEO

(SEAL)

A large, empty rectangular box with a black border, intended for a signature or a seal.

The foregoing Resolution received a motion for \_\_\_\_\_ from Commissioner \_\_\_\_\_, second by Commissioner \_\_\_\_\_, and upon the question the vote is \_\_\_\_\_ ayes, \_\_\_\_\_ nays to adopt the Resolution.



## RESOLUTION R-044-25

### A RESOLUTION OF THE BOARD OF COMMISSIONERS OF WALKER COUNTY TO ENTER INTO A CONTRACT FOR PAYROLL SERVICES

**WHEREAS**, the Board of Commissioners of Walker County ("Board") is the governing authority of Walker County, Georgia; and

**WHEREAS**, over 400 full-time employees work for Walker County Government and receive payment for their services either bi-weekly or monthly; and

**WHEREAS**, modern payroll systems streamline the payroll process and improve productivity, accountability and access to information while reducing labor costs; and

**WHEREAS**, the county's Human Resources and Accounting departments have reviewed payroll systems available from three separate vendors; and

**WHEREAS**, staff recommends contracting with Paycor because its' system is user friendly, has a multitude of human resources functions and is cost effective;

**THEREFORE, BE IT RESOLVED** by the Board of Commissioners of Walker County, Georgia that the Chairwoman is authorized to sign all documents necessary to transition payroll services to Paycor, per the terms set forth in "Exhibit A;"

**BE IT FURTHER RESOLVED** the first payment to Paycore shall be attributed to Department 1535 – Data Processing/MIS, line item 521300.95 - Technical Contractual Services, in the fiscal S2025 budget.

**SO RESOLVED AND ADOPTED** this 5<sup>th</sup> day of June, 2025.

**ATTEST:**

**WALKER COUNTY, GEORGIA**

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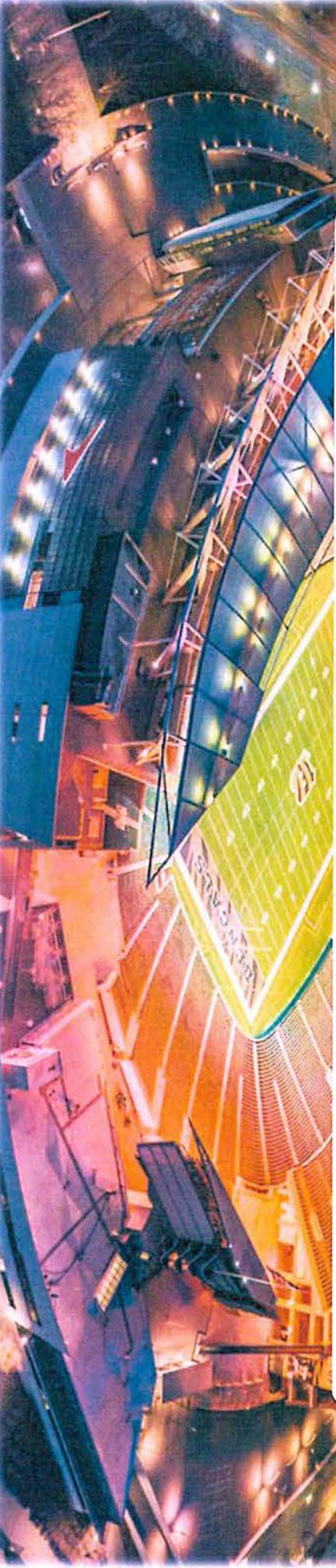
LISA RICHARDSON, County Clerk

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ANGELA TEEMS, Chairwoman/CEO

(SEAL)

The foregoing Resolution received a motion for \_\_\_\_\_ from Commissioner \_\_\_\_\_, second by Commissioner \_\_\_\_\_, and upon the question the vote is \_\_\_\_\_ ayes, \_\_\_\_\_ nays to \_\_\_\_\_ the Resolution.



# Paycor Partnership Proposal for



A Paychex® Company

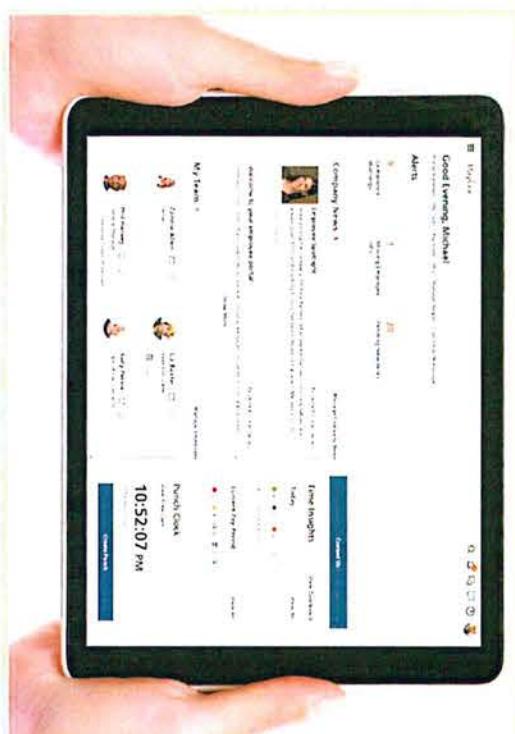
# Why Partner with Paycor?

- About Paycor
- Paycor Proposal
  - Contract Terms
- Current State
- Future State with Paycor
- Paycor Products
  - Recruiting
  - Onboarding
  - Employee Profile
  - Time & Attendance
  - Payroll
  - Benefits
  - Reports and Analytics
- Risk Management
- What our Clients Say
- Implementation Team
  - Implementation Calendar
- Paycor Client Support

You're in  
Your Paycor Success Team:  
**good hands!**



**Carly Pujols**  
Principal Enterprise Sales  
Consultant



# About Paycor

- NYSE: PAYX
- 800,000 clients across the US
- Pay 1 in 11 private sector U.S. employees
- Full spectrum HR advisory and employee solutions
- Almost 90 years of combined experience in payroll & HCM technology - Paycor was founded in 1990 and Paychex was founded in 2005
- Paycor purchased by Paychex in 2025
- Paycor is a standalone business unit and is the sole technology for

The Paycor HR software interface is displayed, featuring a navigation bar at the top with links for Profile Summary, Manage People, My Tasks, Pay Status, and W-2. The main area is divided into several modules:

- Alerts:** Shows a message: "No alerts for now. You are good to go!" with a clock icon.
- Onboarding:** Shows 17 tasks: Name, Birth Date, Tax Group, Start Date, Progress, and Status (17% complete).
- Recruiting:** Shows 1 job: Job Title, Job Status, Date, New Applications, and Next Step (Today 4 10:00 AM).
- Time Insights:** Shows a chart with data for the week: 10, 12, 10, 11, 12, 12, 10.
- My Team:** Shows 57 team members: Name, Birth Date, and Photo.
- Company News:** Shows a news item: "Employee Benefits: Paycor is now part of Paychex" with a link to "View All".

At the bottom, there are footer links for Paycor, Paychex, and Paycor Payroll, along with a "Logout" button.

**PAYCHEX** + Paycor

## Proposal

Paycor

Marketing Company

**County of Walker**  
101 S Duke St  
La Fayette GA 30728  
(706) 638-1437

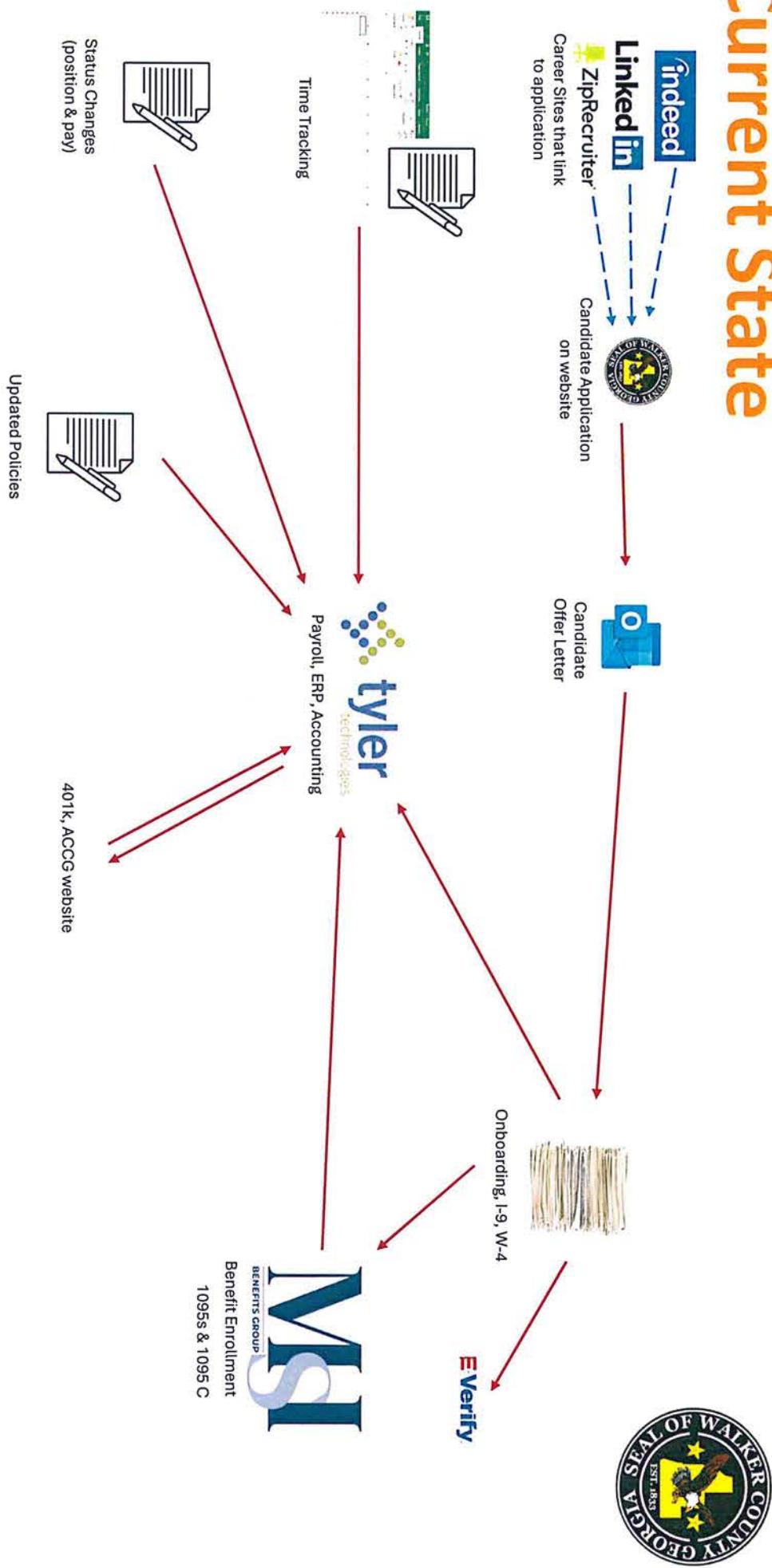
# Contract Terms

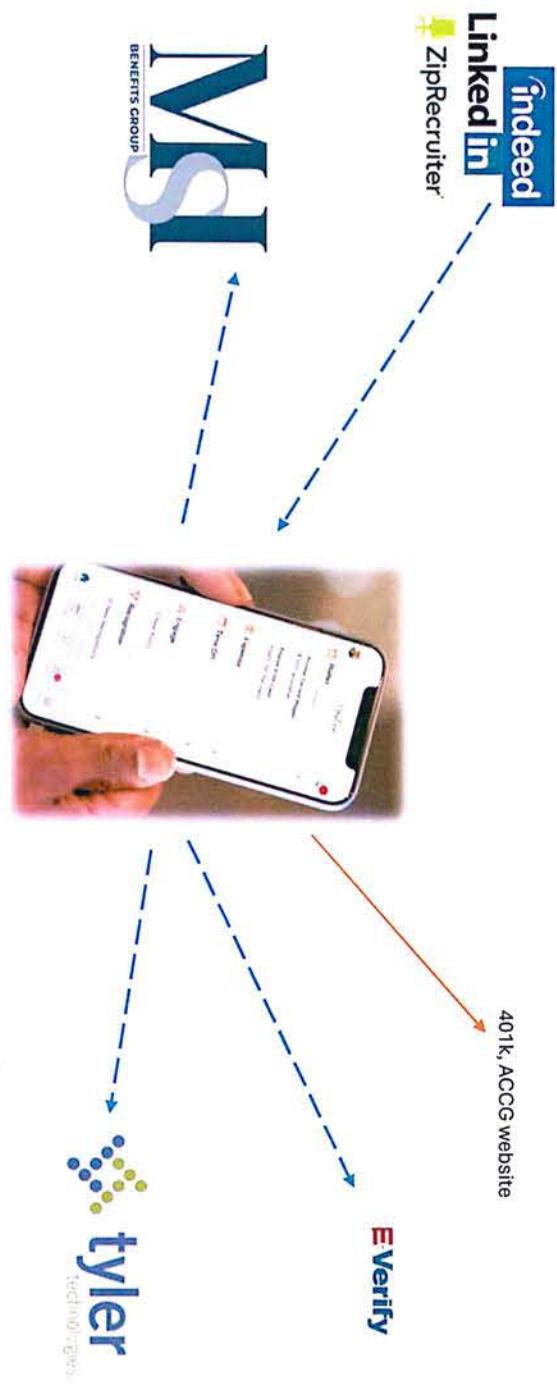
- 6 months 50% off HCM Cor Promotion for June = \$6,750 first year savings
  - Total first year costs = **\$37,798**
  - Total second year costs = **\$38,048**
- 2-year price lock
- 5% cap on future increases
- Implementation fees due AFTER first payroll process
  - Split in 6 equal payments over a 6-month period



<b>One Time Fees</b>		<b>Annualized Fees</b>		<b>First Year Investment</b>	
Setup Fees	\$6,500.00	Service Fees	\$36,258.00	One-Time Fees	\$6,500.00
Clock Purchase	\$0.00	Year-End Fees	\$1,840.00	Annualized Fees	\$35,048.00
Net One Time Fees	<b>\$6,500.00</b>	Net Annualized	<b>\$38,048.00</b>	Net Total	<b>\$44,548.00</b>

# Current State





One single application that streamlines communication across all systems, helping empower your employees and leaders while providing you with the data you need to drive better business outcomes

# Recruiting

## How Paycor can help:

- ✓ Paycor automatically posts out to job boards on your behalf - Indeed, Glassdoor, ZipRecruiter & LinkedIn and candidates come right back into Paycor
- ✓ Paycor has iframe for candidates to apply from your website
- ✓ Knockout questions and automated candidate scoring
- ✓ Sometimes get 40+ applicants on a job Auto tracking of length of time to hire and creation of charts
- ✓ Text candidates directly through Paycor
- ✓ Activity timeline to track all conversations, texts, attachments with candidates on one screen Offer letter management
- ✓ Electronic offer letters

## Onboarding

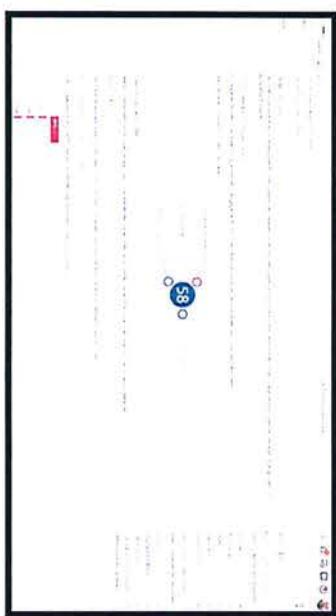
## How Paycor can help:

- ✓ Paycor verifies bank account with no need to pre-note
- ✓ No more paper! 100% electronic onboarding that automatically updates their employee profile and payroll
- ✓ Reduce orientation time
- ✓ Paycor manages the I-9 and W-4 compliance
- ✓ Integration with E-Verify – removing manual data entry, Paycor hooks up directly through your account
- ✓ Automatically notify state of new hires

# Employee Profile

## How Paycor Can Help:

- ✓ Automatically send updated documents and policies to all employees to sign with a click of a button
- ✓ Automated approval process for pay and position changes
- ✓ Electronic tracking of accidents & workers compensation
- ✓ Ability to electronically track discipline and coaching of employees
- ✓ Scheduled
- ✓ Total Compensation report automatically created for each employee
- ✓ Survey tool to use for team member questionnaires
- ✓ HR Support Center On Demand for HR compliance help



# Time & Attendance

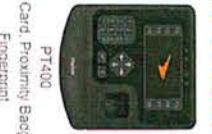
## How Paycor can help:

- ✓ Can add supplemental pay to employees that ties back to GL and grants
- ✓ Employee working 2 different jobs can have multiple rates of pay & Paycor will allocate time correctly to correct rate of pay
- ✓ No more paper and excel timesheets. Time automatically flows to payroll
- ✓ Departments that don't follow traditional 8-hour days – Paycor can handle fire dept (48-hour shifts) and police dept unique rules
- ✓ Employees can clock from android or iPad tablet, through mobile with geo-tracking, or from IP address locked computer or enter time into electronic time sheet
- ✓ Ability to restrict punch types by groups of employees

**Taylor Time Collection Methods**



PT300  
Proximity Badge  
Fingerprint



PT400  
ID Card, Proximity Badge  
Fingerprint



PT800  
ID Card, Proximity Badge, Facial Recognition



iPad Kiosk App  
Facial Recognition

**Mobile Timesheet Entry**



Mobile Timesheet Entry

Mobile Self Punch  
Mobile Group Punch

Web Punch

Portal Timesheet Entry

Telepunch

**Summary**

Summary	Type	Active	Used	Available
Pay & Time	PT300	9,2000	21,1000	
Time	PT400	12,000	12,000	
Attendance	PT800	12,000	12,000	

**Mobile Clock**

Dates	Department	Work Location	Ring/Shift/Plan	OT	Daily Totals	Pay Item	Amount	Pay Item	Department	Work Location
1/1/13 - 1/1/13	1000 - Sales	1 - Sales	1 - Sales	0	7,000.00	10000	8,0000	+		
1/1/13 - 1/1/13	1000 - Sales	2 - Sales	2 - Sales	0	7,000.00	10000	8,0000	+		
1/1/13 - 1/1/13	1000 - Sales	3 - Sales	3 - Sales	0	7,000.00	10000	8,0000	+		
1/1/13 - 1/1/13	1000 - Sales	4 - Sales	4 - Sales	0	7,000.00	10000	8,0000	+		
1/1/13 - 1/1/13	1000 - Sales	5 - Sales	5 - Sales	0	7,000.00	10000	8,0000	+		
1/1/13 - 1/1/13	1000 - Sales	6 - Sales	6 - Sales	0	7,000.00	10000	8,0000	+		
1/1/13 - 1/1/13	1000 - Sales	7 - Sales	7 - Sales	0	7,000.00	10000	8,0000	+		
1/1/13 - 1/1/13	1000 - Sales	8 - Sales	8 - Sales	0	7,000.00	10000	8,0000	+		
1/1/13 - 1/1/13	1000 - Sales	9 - Sales	9 - Sales	0	7,000.00	10000	8,0000	+		
1/1/13 - 1/1/13	1000 - Sales	10 - Sales	10 - Sales	0	7,000.00	10000	8,0000	+		
1/1/13 - 1/1/13	1000 - Sales	11 - Sales	11 - Sales	0	7,000.00	10000	8,0000	+		
1/1/13 - 1/1/13	1000 - Sales	12 - Sales	12 - Sales	0	7,000.00	10000	8,0000	+		
1/1/13 - 1/1/13	1000 - Sales	13 - Sales	13 - Sales	0	7,000.00	10000	8,0000	+		
1/1/13 - 1/1/13	1000 - Sales	14 - Sales	14 - Sales	0	7,000.00	10000	8,0000	+		
1/1/13 - 1/1/13	1000 - Sales	15 - Sales	15 - Sales	0	7,000.00	10000	8,0000	+		
1/1/13 - 1/1/13	1000 - Sales	16 - Sales	16 - Sales	0	7,000.00	10000	8,0000	+		
1/1/13 - 1/1/13	1000 - Sales	17 - Sales	17 - Sales	0	7,000.00	10000	8,0000	+		
1/1/13 - 1/1/13	1000 - Sales	18 - Sales	18 - Sales	0	7,000.00	10000	8,0000	+		
1/1/13 - 1/1/13	1000 - Sales	19 - Sales	19 - Sales	0	7,000.00	10000	8,0000	+		
1/1/13 - 1/1/13	1000 - Sales	20 - Sales	20 - Sales	0	7,000.00	10000	8,0000	+		
1/1/13 - 1/1/13	1000 - Sales	21 - Sales	21 - Sales	0	7,000.00	10000	8,0000	+		
1/1/13 - 1/1/13	1000 - Sales	22 - Sales	22 - Sales	0	7,000.00	10000	8,0000	+		
1/1/13 - 1/1/13	1000 - Sales	23 - Sales	23 - Sales	0	7,000.00	10000	8,0000	+		
1/1/13 - 1/1/13	1000 - Sales	24 - Sales	24 - Sales	0	7,000.00	10000	8,0000	+		
1/1/13 - 1/1/13	1000 - Sales	25 - Sales	25 - Sales	0	7,000.00	10000	8,0000	+		
1/1/13 - 1/1/13	1000 - Sales	26 - Sales	26 - Sales	0	7,000.00	10000	8,0000	+		
1/1/13 - 1/1/13	1000 - Sales	27 - Sales	27 - Sales	0	7,000.00	10000	8,0000	+		
1/1/13 - 1/1/13	1000 - Sales	28 - Sales	28 - Sales	0	7,000.00	10000	8,0000	+		
1/1/13 - 1/1/13	1000 - Sales	29 - Sales	29 - Sales	0	7,000.00	10000	8,0000	+		
1/1/13 - 1/1/13	1000 - Sales	30 - Sales	30 - Sales	0	7,000.00	10000	8,0000	+		
1/1/13 - 1/1/13	1000 - Sales	31 - Sales	31 - Sales	0	7,000.00	10000	8,0000	+		
1/1/13 - 1/1/13	1000 - Sales	32 - Sales	32 - Sales	0	7,000.00	10000	8,0000	+		
1/1/13 - 1/1/13	1000 - Sales	33 - Sales	33 - Sales	0	7,000.00	10000	8,0000	+		
1/1/13 - 1/1/13	1000 - Sales	34 - Sales	34 - Sales	0	7,000.00	10000	8,0000	+		
1/1/13 - 1/1/13	1000 - Sales	35 - Sales	35 - Sales	0	7,000.00	10000	8,0000	+		
1/1/13 - 1/1/13	1000 - Sales	36 - Sales	36 - Sales	0	7,000.00	10000	8,0000	+		
1/1/13 - 1/1/13	1000 - Sales	37 - Sales	37 - Sales	0	7,000.00	10000	8,0000	+		
1/1/13 - 1/1/13	1000 - Sales	38 - Sales	38 - Sales	0	7,000.00	10000	8,0000	+		
1/1/13 - 1/1/13	1000 - Sales	39 - Sales	39 - Sales	0	7,000.00	10000	8,0000	+		
1/1/13 - 1/1/13	1000 - Sales	40 - Sales	40 - Sales	0	7,000.00	10000	8,0000	+		
1/1/13 - 1/1/13	1000 - Sales	41 - Sales	41 - Sales	0	7,000.00	10000	8,0000	+		
1/1/13 - 1/1/13	1000 - Sales	42 - Sales	42 - Sales	0	7,000.00	10000	8,0000	+		
1/1/13 - 1/1/13	1000 - Sales	43 - Sales	43 - Sales	0	7,000.00	10000	8,0000	+		
1/1/13 - 1/1/13	1000 - Sales	44 - Sales	44 - Sales	0	7,000.00	10000	8,0000	+		
1/1/13 - 1/1/13	1000 - Sales	45 - Sales	45 - Sales	0	7,000.00	10000	8,0000	+		
1/1/13 - 1/1/13	1000 - Sales	46 - Sales	46 - Sales	0	7,000.00	10000	8,0000	+		
1/1/13 - 1/1/13	1000 - Sales	47 - Sales	47 - Sales	0	7,000.00	10000	8,0000	+		
1/1/13 - 1/1/13	1000 - Sales	48 - Sales	48 - Sales	0	7,000.00	10000	8,0000	+		
1/1/13 - 1/1/13	1000 - Sales	49 - Sales	49 - Sales	0	7,000.00	10000	8,0000	+		
1/1/13 - 1/1/13	1000 - Sales	50 - Sales	50 - Sales	0	7,000.00	10000	8,0000	+		
1/1/13 - 1/1/13	1000 - Sales	51 - Sales	51 - Sales	0	7,000.00	10000	8,0000	+		
1/1/13 - 1/1/13	1000 - Sales	52 - Sales	52 - Sales	0	7,000.00	10000	8,0000	+		
1/1/13 - 1/1/13	1000 - Sales	53 - Sales	53 - Sales	0	7,000.00	10000	8,0000	+		
1/1/13 - 1/1/13	1000 - Sales	54 - Sales	54 - Sales	0	7,000.00	10000	8,0000	+		
1/1/13 - 1/1/13	1000 - Sales	55 - Sales	55 - Sales	0	7,000.00	10000	8,0000	+		
1/1/13 - 1/1/13	1000 - Sales	56 - Sales	56 - Sales	0	7,000.00	10000	8,0000	+		
1/1/13 - 1/1/13	1000 - Sales	57 - Sales	57 - Sales	0	7,000.00	10000	8,0000	+		
1/1/13 - 1/1/13	1000 - Sales	58 - Sales	58 - Sales	0	7,000.00	10000	8,0000	+		
1/1/13 - 1/1/13	1000 - Sales	59 - Sales	59 - Sales	0	7,000.00	10000	8,0000	+		
1/1/13 - 1/1/13	1000 - Sales	60 - Sales	60 - Sales	0	7,000.00	10000	8,0000	+		
1/1/13 - 1/1/13	1000 - Sales	61 - Sales	61 - Sales	0	7,000.00	10000	8,0000	+		
1/1/13 - 1/1/13	1000 - Sales	62 - Sales	62 - Sales	0	7,000.00	10000	8,0000	+		
1/1/13 - 1/1/13	1000 - Sales	63 - Sales	63 - Sales	0	7,000.00	10000	8,0000	+		
1/1/13 - 1/1/13	1000 - Sales	64 - Sales	64 - Sales	0	7,000.00	10000	8,0000	+		
1/1/13 - 1/1/13	1000 - Sales	65 - Sales	65 - Sales	0	7,000.00	10000	8,0000	+		
1/1/13 - 1/1/13	1000 - Sales	66 - Sales	66 - Sales	0	7,000.00	10000	8,0000	+		
1/1/13 - 1/1/13	1000 - Sales	67 - Sales	67 - Sales	0	7,000.00	10000	8,0000	+		
1/1/13 - 1/1/13	1000 - Sales	68 - Sales	68 - Sales	0	7,000.00	10000	8,0000	+		
1/1/13 - 1/1/13	1000 - Sales	69 - Sales	69 - Sales	0	7,000.00	10000	8,0000	+		
1/1/13 - 1/1/13	1000 - Sales	70 - Sales	70 - Sales	0	7,000.00	10000	8,0000	+		
1/1/13 - 1/1/13	1000 - Sales	71 - Sales	71 - Sales	0	7,000.00	10000	8,0000	+		
1/1/13 - 1/1/13	1000 - Sales	72 - Sales	72 - Sales	0	7,000.00	10000	8,0000	+		
1/1/13 - 1/1/13	1000 - Sales	73 - Sales	73 - Sales	0	7,000.00	10000	8,0000	+		
1/1/13 - 1/1/13	1000 - Sales	74 - Sales	74 - Sales	0	7,000.00	10000	8,0000	+		
1/1/13 - 1/1/13	1000 - Sales	75 - Sales	75 - Sales	0	7,000.00	10000	8,0000	+		
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1/1/13 - 1/1/13	1000 - Sales	77 - Sales	77 - Sales	0	7,000.00	10000	8,0000	+		
1/1/13 - 1/1/13	1000 - Sales	78 - Sales	78 - Sales	0	7,000.00	10000	8,0000	+		
1/1/13 - 1/1/13	1000 - Sales	79 - Sales	79 - Sales	0	7,000.00	10000	8,0000	+		
1/1/13 - 1/1/13	1000 - Sales	80 - Sales	80 - Sales	0	7,000.00	10000	8,0000	+		
1/1/13 - 1/1/13	1000 - Sales	81 - Sales	81 - Sales	0	7,000.00	10000	8,0000	+		
1/1/13 - 1/1/13	1000 - Sales	82 - Sales	82 - Sales	0	7,000.00	10000	8,0000	+		
1/1/13 - 1/1/13	1000 - Sales	83 - Sales	83 - Sales	0	7,000.00	10000	8,0000	+		
1/1/13 - 1/1/13	1000 - Sales	84 - Sales	84 - Sales	0	7,000.00	10000	8,0000	+		
1/1/13 - 1/1/13	1000 - Sales	85 - Sales	85 - Sales	0	7,000.00	10000	8,0000	+		
1/1/13 - 1/1/13	1000 - Sales	86 - Sales	86 - Sales	0	7,000.00	10000	8,0000	+		
1/1/13 - 1/1/										

# Time Off

## How Paycor can help:

- ✓ Ability to ensure PTO does not count towards overtime for salaried employees
- ✓ Electronically approve and deny PTO requests
- ✓ Automated accrual tracking
- ✓ Automated payouts of PTO upon termination of employee
- ✓ Hardship buyouts can be done in payroll or added to the timecard (ability to ensure a second check does not take out taxes)

[Back to Time Off Trans](#)

**Paid Leave**

[General Information](#) [Accrual Rules](#) [Accrual Limits](#) [Payouts & Reporting](#) [Hardship Buyouts](#)

**Automatic Payout**  Configure automatic payments for accrued benefits

The Time Off type must have an earning code set for the Payout, before you can configure the Payout

**Payout Date**

**Payout Amount**

**Entitled Balance**  **Set Maximum Amount**

**Payout Upon Termination**

**Automatically create a payout of the employee's balance when terminated**

The Time Off type must have an earning code set for the Payout, before you can configure the Payout.

**Payout Amount**

**Entitled Balance**  **Set Maximum Amount**

Payroll

## What you need to know:

- ✓ Update employee profiles while in payroll and payroll automatically updates
- ✓ Supplemental pay automation
- ✓ Add earnings and deduction codes at any time
- ✓ Additional checks automatically remove taxing
- ✓ Full garnishments service – just upload and notify employee & we take care of the rest! Automatic calculation of retro pay
- ✓ Automated arrears tracking “set and forget”
- ✓ Effective data pay changes with automated pro-rating
- ✓ Customized GL export to import into Tyler Technologies (Tyler New World – Paycor has been mapping since 2020)
- ✓ Self print checks option or Paycor prints and ships to you

Employees Due Retroactive Pay

These following employees have a pending retroactive pay amount due. Pay will be applied on their next regular check. Select the employees you wish to approve.

Approve	D-Day	Employee #	Name	Comments
<input checked="" type="checkbox"/>	11/16	0000000000	Carmelo Young	

[Export Data](#)

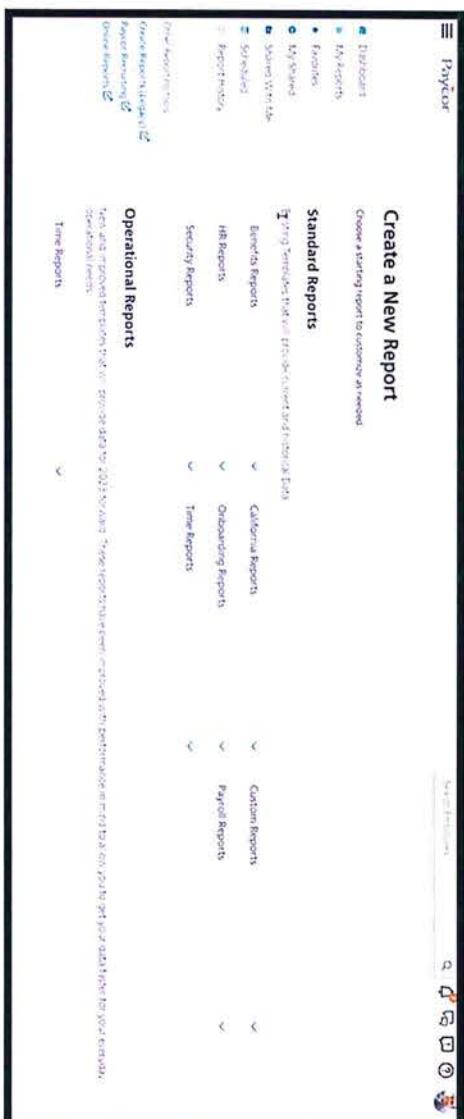
[Cancel](#)

**OK**

Reports & Analytics

## How Paycor can help:

- ✓ Canned reports that you can adjust
- ✓ Custom report builder
- ✓ Favorite Reports
- ✓ Scheduled reports
- ✓ Pull reports into various formats
- ✓ Search across all data points & reports
- ✓ Dashboards
- ✓ Filter, group & sort data on all canned and custom reports
- ✓ Analytics – drill down into data
- ✓ Share reports that maintain security access across users



# Risk Management

- ✓ Employee Adoption
- ✓ Administrative Trainings
- ✓ Employee & Manager training videos
- ✓ Knowledge Center with instructional videos and SOPs
- ✓ Project Completion
- ✓ Dedicated Project Manager
- ✓ Dedicated Implementation Consultant Specialists
- ✓ Project Plan with timelines provided and updated weekly
- ✓ \$0 paid prior to first payroll in Paycor
- ✓ Data Accuracy
- ✓ Paycor has a thorough quality assurance process to ensure your data is accurate in Paycor
  - ✓ Multiple calls reviewing and verifying data
  - ✓ 2 different data extraction points to ensure most up to date information

# What Our Clients Say...

## What my clients say:

questions and concerns are answered throughout the implementation process. Whenever we run into any issues along the way, I know I can rely on Carly. She is always willing to meet with our Executive team to answer their questions, and she's been up with our ADF programmer to ensure we had everything that he needed to stay on track.

At this point we only have our HRIS system, but my goal is to bring this "1900+ company into the 21<sup>st</sup> Century. And with Carly's help I believe we are on our way. She has been an invaluable resource to our team from the initial sales calls through the implementation, to our transition to support operations. I am hopeful that adding the payroll module is our next move, and I am confident that Carly is the right person to come in and sell that to our very hesitant Executive Team.

We are only just realizing just how much this new technology can revolutionize our company and benefit our employees, and I am excited about our continued partnership with Carly, and the Paycor team.



What truly sets Carly apart is her unwavering dedication to her clients. She consistently exceeded our expectations, going above and beyond to ensure our needs were not only met but surpassed. Carly continues partnering with Paycor.

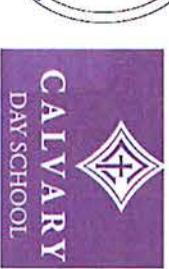
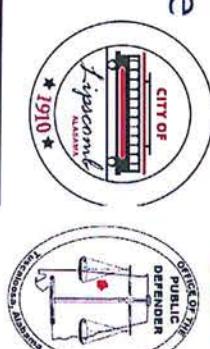
In summary, Carly Pujols is an outstanding professional who exemplifies the highest standards of client service. We are immensely grateful for her expertise, support, and unwavering dedication to our success! I wholeheartedly recommend Carly to any organization seeking exceptional service and support.

IPS is not only replacing Payroll and HCM, but all related systems, including recruiting, onboarding, scheduling, timekeeping, training, and knowledge management. The most critical and highest risk implementation for IPS is Payroll and HCM. On top of being higher risk, there was a need to implement payroll in 3 weeks to hit the quarter start date for tax purposes, otherwise, IPS would need to wait 3 more months until the next quarter.

Our sales representatives, Carly Pujols and John Coyle have been excellent in communication and transparency with our team from the initial sales calls through implementation. They engaged the implementation team immediately to meet our timeline and helped us through any product related questions throughout the process. They made sure we had all the people and information resources needed.

Throughout my career, I have done many system implementations, and this was the best communication and effort I have experienced. We really appreciate all you do.

## Brands that trust Paycor:



# Implementation & Change Management

## Dedicated, Specialized Implementation Team

### Functional S.M.E.s



(Subject Matter Experts)

Recruiting

General Ledger

Tax

Data Extraction

### Project Manager

Primary Contact

- Manages project scope, risks, and timelines
- Schedules and leads meetings



### Payroll IC

Payroll expert

- Conducts configuration review and processing calls



### Time IC

Time expert

- Conducts configuration review and test time imports



### HR IC

HR Expert

- Conducts configuration review and processing calls



### Benefits IC

Benefits expert

- Conducts configuration review and processing calls

\*IC = Implementation Consultant

# June

## Implementation on Calendar

System Go-Live

Sunday	Monday	Tuesday	Wednesday	Thursday	Friday	Saturday
1	2	3	4	5 Board Meeting	6	7
8	9	10 Legal approval process	11	12	13 Partnership Finalized	14
15	16 Paycor submits paperwork	17 Implementation Team Assigned	18	19	20 Kick Off Meeting	21
22	23 Gain Access to Getting Started Portal	24	25 Collect Employee Data	26	27	28 Provide Paycor Employee Data
29	30 Paycor reviews files					

# Implementation on Calendar

kin

Payroll Go-Live



# Implementation on Calendar

## August

Payroll Go-Live

Sunday	Monday	Tuesday	Wednesday	Thursday	Friday	Saturday
3	4	5 1 <sup>st</sup> Check Date in Paycor	6	7	8	9
10	11	12	13	14	15	16
				Review and prep payroll	Submit payroll by 3pm PST	
17	18	19	20	21	22	23
24	25	26	27	28	29	

**Paycor**  
Empowering Workforce

# Paycor Client Support

## Partnership Resource



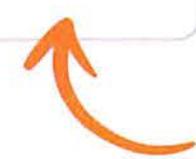
Customer Success Manager

### How I Support Paycor Clients:

- Align priorities and challenges with Paycor vision
- Plan utilization of Paycor, proactively identifying/mitigating risk
- Align resources
- Quarterly updates on our product and CX Roadmap

### Omni-channel Support

- Live Chat
- Phone
- Online Case Management





## RESOLUTION R-045-25

### A RESOLUTION OF THE BOARD OF COMMISSIONERS OF WALKER COUNTY AUTHORIZING A ONE-TIME CONTRIBUTION TO THE PENSION PLAN FOR EMPLOYEES OF WALKER COUNTY, GEORGIA TO INCREASE FUNDING PERCENTAGE FOLLOWING PLAN UNFREEZE

**WHEREAS**, the Board of Commissioners of Walker County ("Board") is the governing authority of Walker County, Georgia; and

**WHEREAS**, the Pension Plan for Employees of Walker County, also called the Pension Plan for Employees of the Walker County Commissioner, was first established effective January 1, 1973, by the Sole Commissioner of Walker County, for the benefit of eligible employees and as amended and restated effective January 1, 2013 (the "Plan"); and

**WHEREAS**, pursuant to Section 7.01 of the Plan, the Board amended the Plan, in part, by approving the FIFTH AMENDMENT TO THE PENSION PLAN FOR EMPLOYEES OF WALKER COUNTY, GEORGIA on May 1, 2025 to unfreeze the Plan; and

**WHEREAS**, the County desires to make a one-time contribution to the Plan to improve its overall funding percentage in the Plan and to demonstrate the County's ongoing commitment to responsible pension funding practices;

**WHEREAS**, the Board now desires to approve and authorize a contribution to the Plan; and

**THEREFORE BE IT RESOLVED** that the Board does hereby authorize and direct the Chairwoman of the Board or her designee to take all necessary actions to effectuate the contribution and ensure compliance with all applicable laws, regulations, and plan requirements to make a one-time payment of One Million Dollars (\$1,000,000) to be contributed to the Plan. The contribution shall be used solely for the purpose of improving the funded status of the Plan and shall be deposited in accordance with the Plan's funding and investment policies.

**SO RESOLVED AND ADOPTED** this fifth day of June, 2025.

**ATTEST:**

**WALKER COUNTY, GEORGIA**

---

LISA RICHARDSON, County Clerk

ANGELA TEEMS, Chairwoman

(SEAL)

The foregoing Resolution received a motion for \_\_\_\_\_ from Commissioner \_\_\_\_\_, second by Commissioner \_\_\_\_\_, and upon the question the vote is \_\_\_\_\_ ayes, \_\_\_\_\_ nays to \_\_\_\_\_ the Resolution.

# Pension Plan for the Employees of the Walker County Commissioner

January 1, 2025 Actuarial Valuation Results

April 18, 2025



Insurance | Risk Management | Consulting

# Agenda

- January 1, 2025 Valuation Results
- Contribution Method Alternatives
- Risk Considerations
- Appendix



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# January 1, 2025 Valuation Results



# Summary of Valuation Results

## Actuarial Valuation Process

- Snapshot measurement of the actuarial position of the pension plan at a given point in time, based on a set of actuarial methods and assumptions
- Measures benefit obligation (liabilities) and compares it to financial resources (assets)
- Ensures compliance with Georgia Minimum Funding Standards
- Determines annual contribution sufficiency and provides warnings of potential funding problems
- Does not reflect the impact of future participants or future plan provision changes
- Detects changes and trends through annual experience and gain/loss analysis





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# Summary of Valuation Results

## Actuarial Valuation Process

### Census Data

As of January 1, 2025

### Assumptions / Methods

Demographic / Economic Assumptions  
Funding Method / Asset Valuation Method

### Actuarial Valuation

### Plan Provisions

Unfreeze of pensionable earnings effective  
January 1, 2025

### Assets

As of January 1, 2025

# Summary of Valuation Results

## Executive Summary



	<u>Assumption Changes</u>	
<u>Plan experience (YE 2024)</u>	Proposed assumption change to update the mortality assumption to the most recent finalized Public Sector mortality study (Public-Median table) 2010 Amount Weighted General Retiree Below-Median table)	Return on Market Value of Assets (Actuarial Value of Assets) of 6.75% versus assumption of 5.00% return <i>Resulted in a decrease in unfunded liability of \$130,000</i>
<u>Plan Changes</u>	Funded percentage decreased from prior year: 90.0% to 62.6% <i>Decreases to 62.2% with the proposed mortality assumption change</i>	Liability gain decreased the unfunded liability by \$7,000 <i>Reflects plan change of unfreezing pensionable earnings as of January 1, 2025 Results in an increase in unfunded liability of \$4.9 million</i>
	Actuarially determined contribution ("ADC") increases from \$204,973 to \$890,050 <i>Increases to \$904,233 with the proposed mortality assumption change</i>	

# Summary of Valuation Results

## Details of Plan Change

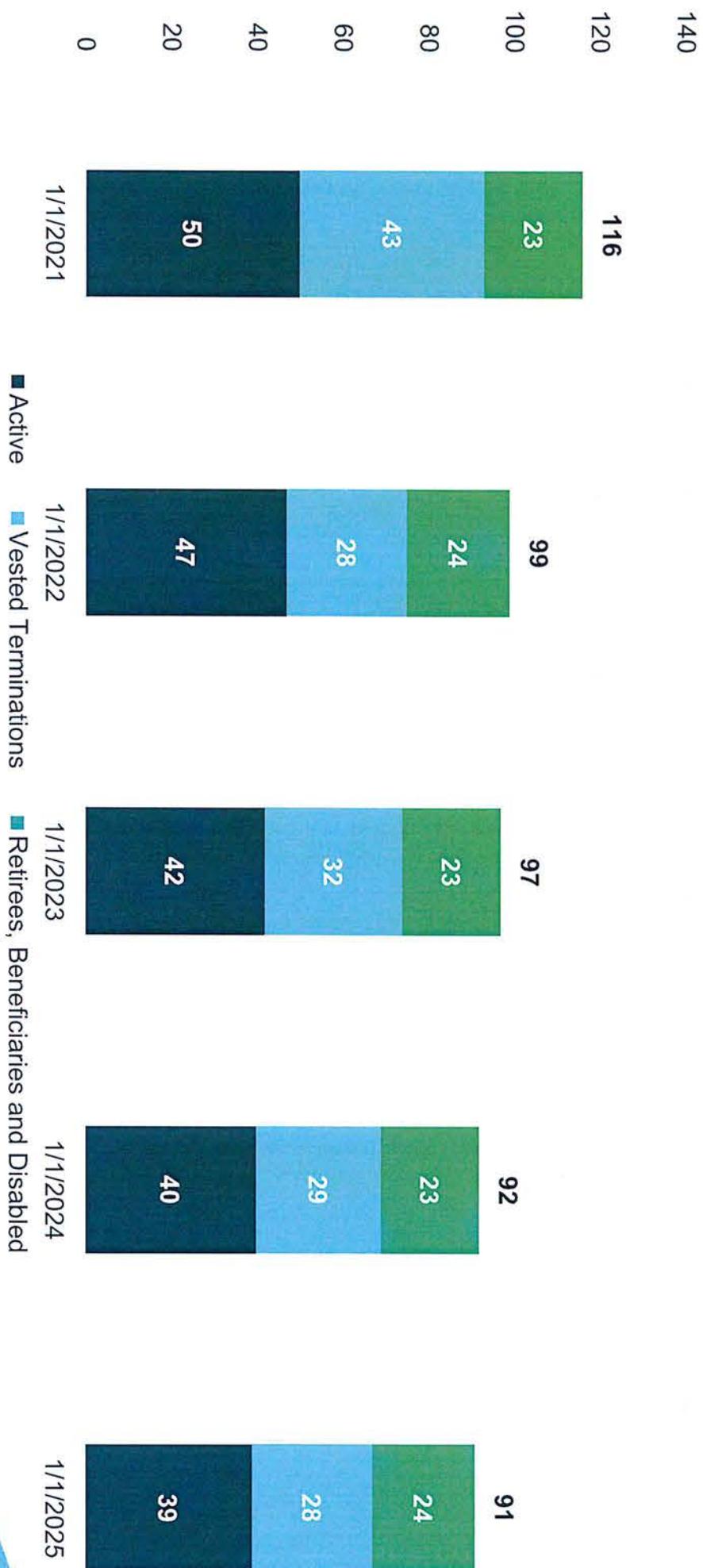
- Reflected in the valuation results is the plan change as outlined in the fifth amendment
- This change will unfreeze the pensionable earnings as of January 1, 2025
  - Compensation earned after December 31, 2012 will no longer be frozen and will be included for purposes of determining Average Compensation for all benefit payments made on or after January 1, 2025
- This change will affect the following members:
  - Active members of the Plan
  - Vested terminated ("VT") members who have yet to begin receiving payments, as well as retired, disabled and beneficiaries of the Plan who had earnings after December 31, 2012 which if incorporated into the benefit formula would result in a higher benefit.
    - For members already receiving an annuity that will increase due to the unfreezing of pensionable earnings, the updated annuity payments will take effect on January 1, 2025, with no retroactive adjustments for payments made before that date
- This change will not impact members who have received a lump sum payout prior to January 1, 2025



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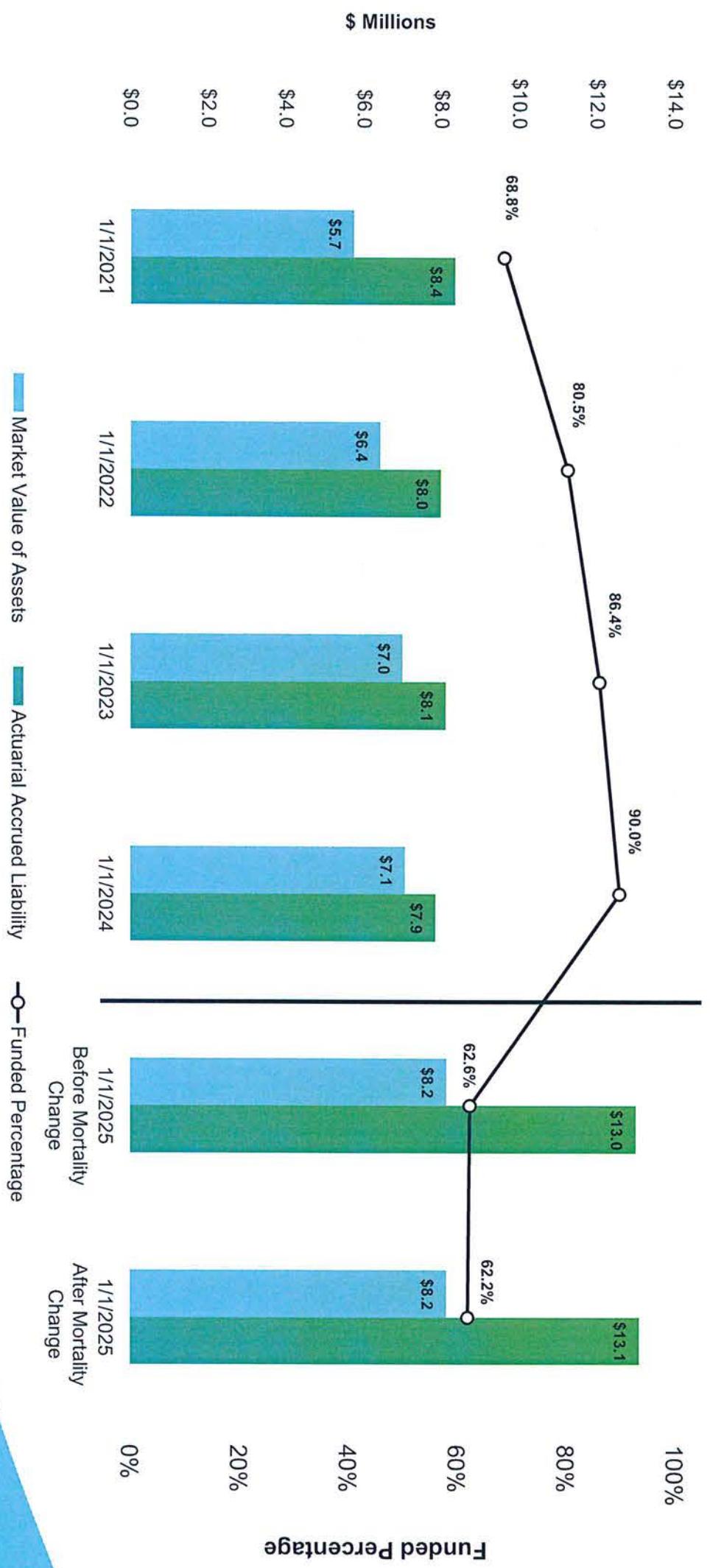
# Summary of Valuation Results

## Historical Headcount



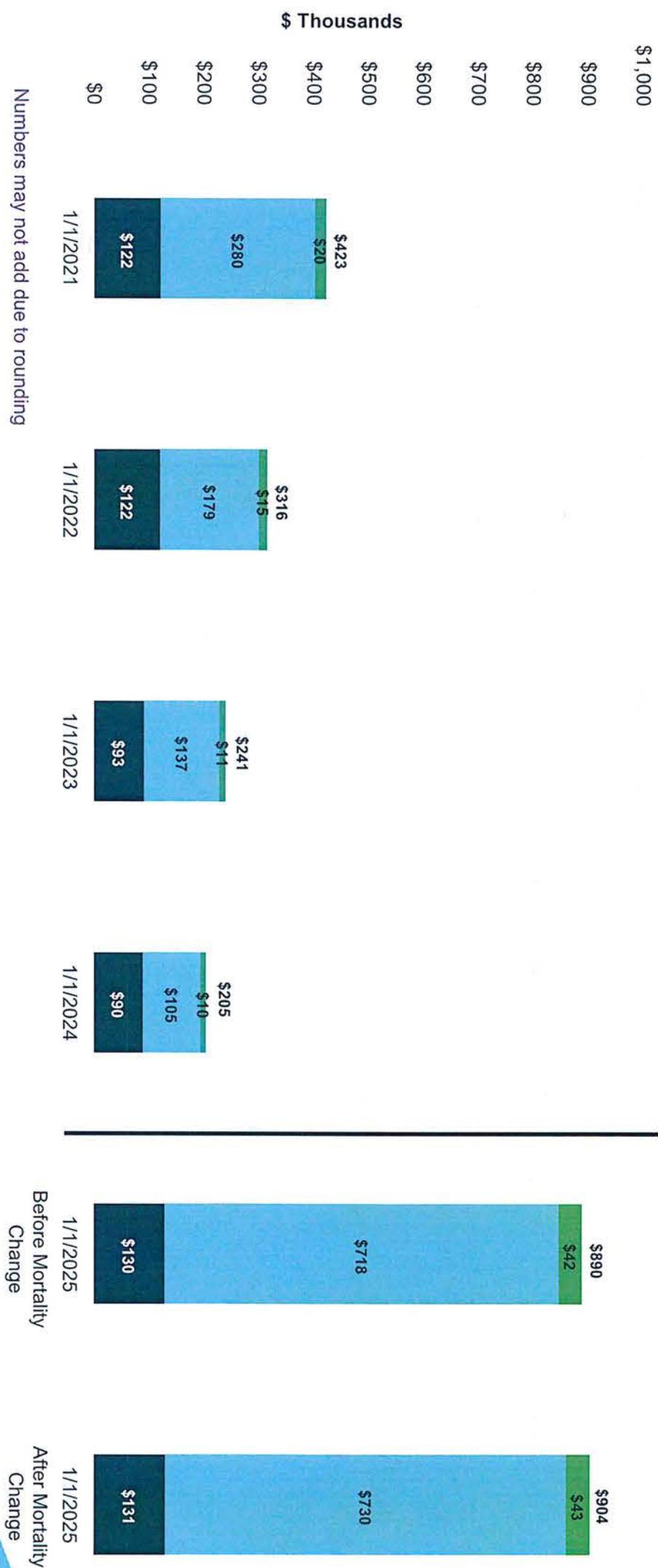
# Summary of Valuation Results

## Historical Funded Percentage



# Summary of Valuation Results

## Historical Actuarially Determined Contribution (ADC)



# Contribution Method Alternatives

- The contribution impact was determined based on the following alternatives:
  - Current Method: This assumes that no changes to the funding method would occur. Therefore, all unfunded liability would be scheduled to be funded over the next 8 years.
  - Alternative Method #1: Under this method, a new 15-year amortization base would be created to pay for the increase in liabilities due to the plan change. The original unfunded liability would continue to be paid over the next 8 years.
  - Alternative Method #2: Under this method, all unfunded liability would be paid over the next 15 years (instead of the current 8-year method)
- These three methods all meet the funding requirements under Georgia state law.
- Generally, industry best practice is to amortize active plan amendments over the average expected remaining future service (which is 6 years). Due to the specifics of this plan and this change, we believe it would be acceptable to amortize over a longer period of time. However, given the closed nature of the population we would recommend not amortizing over any period in excess of 15 years.



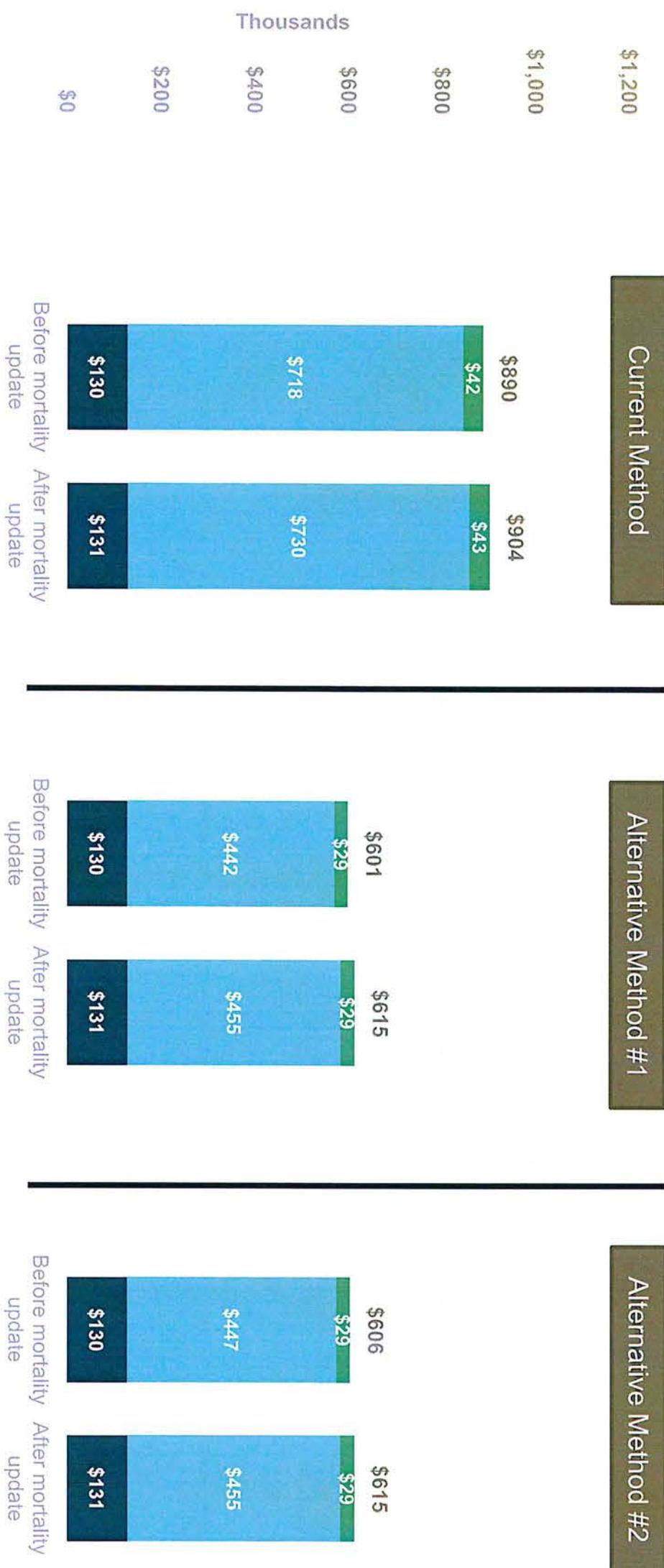
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# Contribution Method

## Actuarially Determined Contribution (ADC)



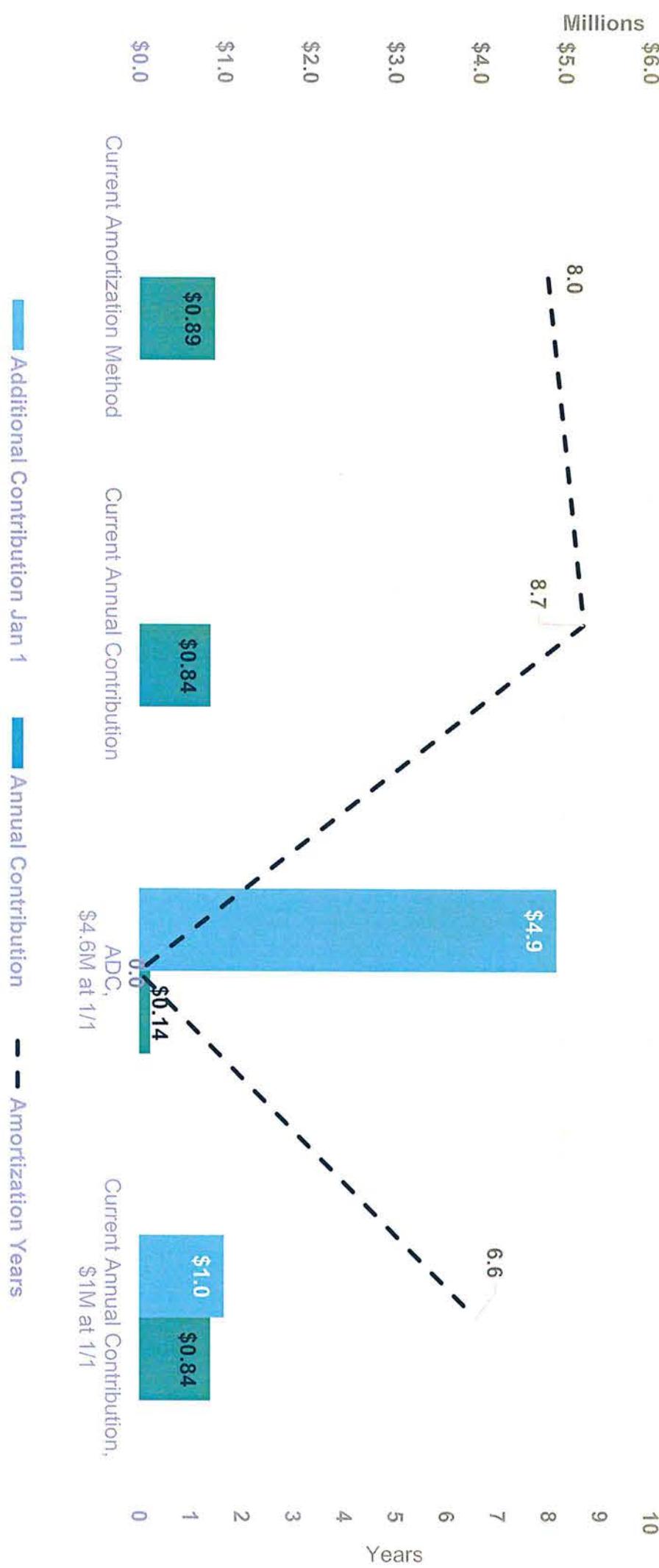
# Contribution Method – Alternative Scenarios



- The contribution amount and years needed to amortize the unfunded liability was determined based on the following requested alternatives:
  - **Current Amortization Method:** This assumes no changes to the funding method would occur. Therefore, all unfunded liability would be scheduled to be funded over the next 8 years and would result in an annual actuarially determined contribution of approximately \$890,000 (and \$904,000 after mortality update).
  - **Current Annual Contribution:** This assumes the current level of contributions are made by the County in the amount of \$840,000/annum. Under this scenario all unfunded liability would be scheduled to be funded over 8.71 years (8.91 years after mortality update).
  - **ADC + \$4.9M on Jan. 1, 2025:** This assumes the actuarially determined contributions are made by the County plus an additional amount of \$4.9M on January 1, 2025 (this is the increase in the unfunded liability due to lifting the compensation freeze). Under this scenario the plan is fully funded before updating the mortality and approximately \$6,500 underfunded afterwards.
    - Note the impact on the interest paid under this scenario compared to not paying the additional \$4.9M upfront and continuing to pay \$840k per year is approximately \$980K over 8.71 years (and \$1.01M over 8.91 years after mortality update).
  - **Current Annual Contribution + \$1.0M on Jan. 1, 2025:** This assumes the current level of contributions are made by the County in the amount of \$840,000/annum plus an additional amount of \$1.0M on January 1, 2025. Under this scenario all unfunded liability would be scheduled to be funded over 6.6 years (6.8 years after mortality update).
- All of these contribution methods meet the funding requirements under Georgia state law.
- A summary of the contributions and amortization periods for the scenarios above is provided in the chart on the following two slides.

# Contribution Method – Alternative Scenarios

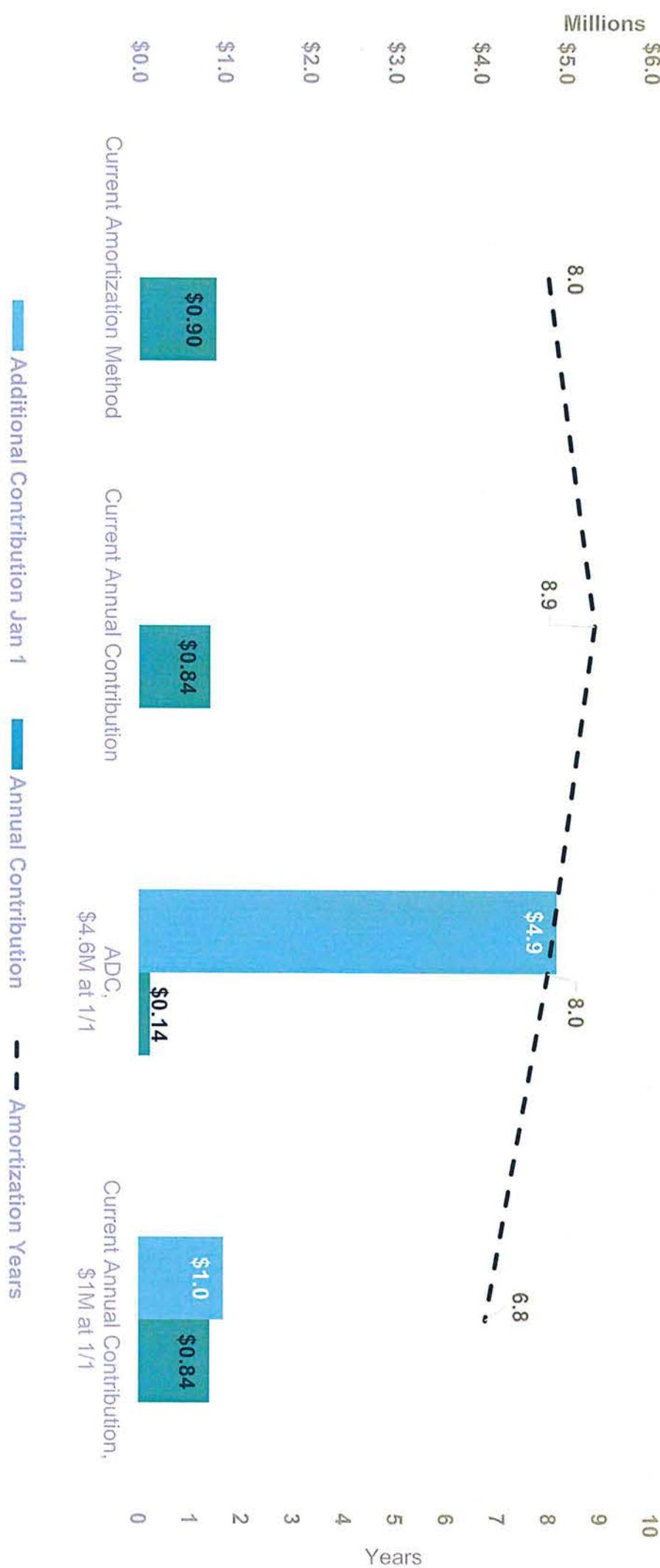
Impact on amortization years under alternative payment scenarios – before mortality change



# Contribution Method – Alternative Scenarios

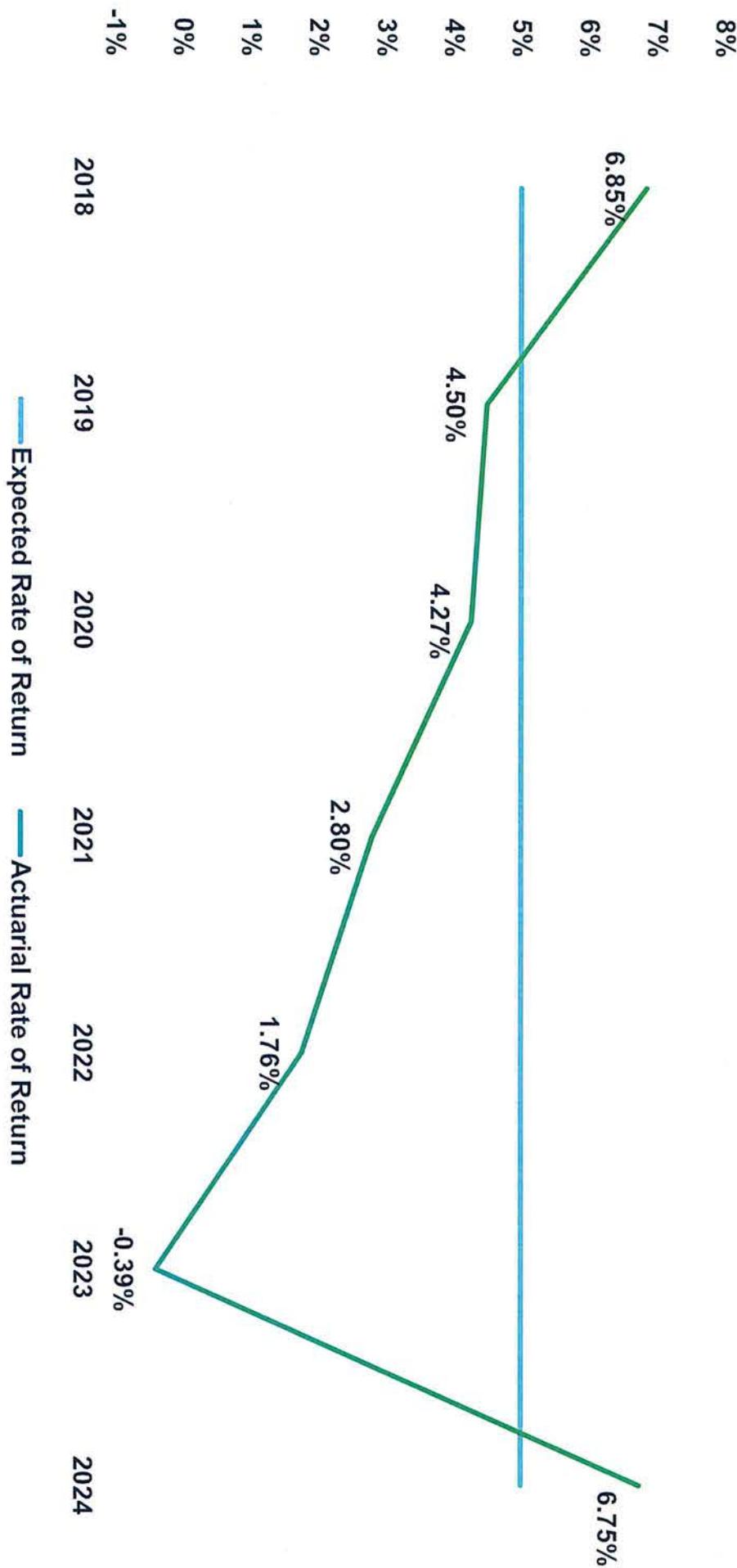


## Impact on amortization years under alternative payment scenarios – after mortality change



# Summary of Valuation Results

## Actuarial Rate of Return



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# Risk Considerations

# Potential risks to fund's future financial condition



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- Deviations between actual future experience and actuarial assumed future experience may cause the fund to become less funded over time increasing the required contributions.
- A few areas where deviations may arise:

## Investment risk:

- Fund does not achieve the 5.00% expected return on assets over time
- If retirements occur at the same time and opt for lumps sums, assets may need to be liquidated at a higher cost than expected & EROA will be harder to achieve

## Long term return on investment risk:

- Potential that changes in long term capital market assumptions or plan's asset allocation will create the need to update the long-term return on investment assumption

## Salary increase risk:

- The risk that actual salary increase will be higher than expected

## Demographic risk:

- Fund experience regarding longevity, retirement, termination, disability and other demographics different than assumed

## Lump sum risk:

- The risk that members opting for lump sum payment will be different than expected

## Contribution risk:

- Actual contribution amounts less than the actuarially determined contribution



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# Appendix

# Georgia House Bill 196



- Georgia House Bill 196 is a law that amended Title 47 of the Georgia Code.
- Law requires the trustees of pension plans within the state to complete education applicable to their duties and obligations under the public retirement system.
- For each trustee first appointed or elected on or after July 1, 2019, a minimum of 8 hours of education designed to orient new trustees is required in the first year of becoming a new trustee.
- For each trustee first appointed or elected before July 1, 2019 or who has served one or more years, a minimum of 12 hours of continuing education every two years is required.
- Each public retirement system must maintain a record of its public retirement system trustee education.

# Georgia House Bill 196 (continued)

- Applicable education includes education and training in the following areas:
  - Laws applicable to public retirement systems
  - Roles, duties and responsibilities of public retirement system trustees
  - Ethics and conflicts of interest
  - Governance, administration and funding of public retirement systems
  - Investments
  - Audit and actuarial principles / methods
- Applicable education may include:
  - Seminars, conferences, or schools sponsored by educational institutions or professional organizations
  - Online continuing education coursework
  - Continuing education received at any public retirement system meeting
  - Any other continuing education approved by the public retirement system



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# Schedule of Active Participant Data



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Attained Age	1 to 4	5 to 9	10 to 14	15 to 19	20 to 24	25 to 29	30 to 34	35 to 39	40 & up	Total
No.	No.	No.	No.	No.	No.	No.	No.	No.	No.	No.
30 to 39	0	0	0	0	1	0	0	0	0	1
40 to 44	0	0	0	0	2	1	0	0	0	3
45 to 49	0	0	0	0	3	1	0	0	0	4
50 to 54	0	0	0	0	8	1	3	0	0	12
55 to 59	0	0	0	0	2	2	4	1	0	9
60 to 64	0	0	0	0	2	1	0	0	0	3
65 to 69	0	0	0	0	3	1	1	1	0	6
70 & up	0	0	1	0	0	0	0	0	0	1
Total	0	0	1	0	21	7	8	2	0	39

Shaded counts represent those who are currently retirement eligible.

# Status Reconciliation of Participant Data



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	Actives	Retirees	Beneficiaries	Terminated Vested	Total
Participants as of January 1, 2024	40	22	1	29	92
Changes due to:					
Termination					
Vested	0	0	0	0	0
Nonvested	0	0	0	0	0
Lump sum distribution	0	0	0	(1)	(1)
Retirements	(1)	1	0	0	0
Deaths					
With survivor	0	0	0	0	0
Without survivor	0	0	0	0	0
New entrants	0	0	0	0	0
Total changes	(1)	1	0	(1)	(1)
Participants as of December 31, 2024	39	23	1	28	91

# Disclosures

The valuation results in this presentation were developed for the Pension Board of the Pension Plan for the Employees of the Walker County Commissioner by Gallagher Benefit Services, Inc. (hereinafter "Gallagher") using generally accepted actuarial principles and techniques in accordance with all applicable Actuarial Standards of Practice (ASOPs). The purpose of this presentation is to provide to the board a summary of the January 1, 2025 valuation results for discussion during the board meeting attended by the actuaries.

This presentation is part of the January 1, 2025 actuarial valuation services provided by Gallagher, and a full actuarial valuation report will be provided. The actuarial valuation report includes information related to potential risks associated with the plan and information regarding our use of models.

No third-party recipient should rely upon Gallagher's work product absent involvement of Gallagher or without our prior approval.

The funded ratio presented is appropriate for evaluating the need and level of future contributions but makes no assessment regarding the funded status of the plan if the plan were to settle (i.e., purchase annuities) for a portion or all of its liabilities.

Future actuarial measurements may differ significantly from the current measurement presented in this presentation due to such factors as: plan experience different from that anticipated by the economic and demographic assumptions; increases or decreases expected as part of the natural operation of the methodology used for these measurements; and changes in plan provisions or applicable law. Due to the limited scope of this report, an analysis of the potential range of such future measurements has not been performed.

Kevin Spanier is an Associate of the Society of Actuaries, a Member of the American Academy of Actuaries, an Enrolled Actuary and a Fellow of the Conference of Consulting Actuaries. Lisa Bjornson is a Member of the American Academy of Actuaries, an Enrolled Actuary and a Fellow of the Conference of Consulting Actuaries. They met the Qualification Standards of the American Academy of Actuaries to render the actuarial opinions contained in this presentation.



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Insurance | Risk Management | Consulting



## RESOLUTION R-046-25

### A RESOLUTION OF THE WALKER COUNTY BOARD OF COMMISSIONERS TO INCREASE THE BUDGETED AMOUNT FOR ACCG/IRMA RISK INSURANCE

**WHEREAS**, the Board of Commissioners of Walker County ("Board") is the governing authority of Walker County, Georgia; and

**WHEREAS**, Due to rising insurance premiums, Walker County has experienced increased expenses, necessitating a budget amendment; and

**WHEREAS**, the current budgeted allocation for risk management insurance premiums is insufficient to cover the increased costs; and

**WHEREAS**, it is necessary to amend the budget to reflect the increased insurance expense; and

**WHEREAS**, O.C.G.A. § 36-81-63(d)(1) requires any increase in appropriation at the legal level of control of a local government shall require the approval of the governing authority by ordinance or resolution;

**THEREFORE BE IT RESOLVED** the Board of Commissioners of Walker County, Georgia hereby amends the fourth quarter FY 2025 General Funds budget by increasing line item 100.1555.5231000.00 by \$38,163.00. This increase is allocated for the purpose of funding higher premiums for risk management insurance coverage.

**SO RESOLVED AND ADOPTED** this 5th day of June, 2025.

**ATTEST:**

**WALKER COUNTY, GEORGIA**

---

LISA RICHARDSON, County Clerk

---

ANGELA TEEMS, Chairwoman/CEO

(SEAL)

The foregoing Resolution received a motion for \_\_\_\_\_ from Commissioner \_\_\_\_\_, second by Commissioner \_\_\_\_\_, and upon the question the vote is \_\_\_\_\_ ayes, \_\_\_\_\_ nays to adopt the Resolution.

**Underwriting & Member Services Billing Contacts:**Email: [accginsurance@accg.org](mailto:accginsurance@accg.org)

Members starting with A-J	Members starting with L-W
Carey-Lynn McIlvaine	Glenda Williams
p. 404.614.2551	p. 678.225.4253

## **ACCG-Interlocal Risk Management Agency Billing Notice**

Dear ACCG-IRMA Member:

Thank you for your continued participation in the ACCG-IRMA program. The ACCG-IRMA is non-profit and member-owned. Prompt payment of your contribution is necessary to keep the cost of coverage down for all members. Please note these important billing guidelines and payment instructions:

- Payment is due in full by **July 1<sup>st</sup>**.
- A late finance charge of **7%** annual, daily pro-rated interest will be assessed on all contributions over 30 days past due.

**Please contact the Underwriting & Member Services team with any questions.**

### **How to Pay ACCG-IRMA:**

**PLEASE MAKE CHECK PAYABLE TO THE ACCG-IRMA.**  
**MAIL PAYMENT AND ONE COPY OF INVOICE IN AN ENVELOPE TO:**

**Regular Payment Address:**

Truist Trust Dept – Income Processing 1  
ACCG-IRMA # 0375  
P.O. Box 896741  
Charlotte, NC 28289-6741

**PLEASE RETURN ONE COPY OF INVOICE WITH YOUR REMITTANCE**

**Overnight/Physical Payment Address:**

Truist  
Attn: Lockbox# 896741  
5130 Parkway Plaza Blvd  
Charlotte, NC 28217-1964

INTERLOCAL RISK MANAGEMENT AGENCY  
**INVOICE**



**PLEASE MAKE CHECK PAYABLE TO THE ACCG-IRMA.**  
**MAIL PAYMENT AND ONE COPY OF INVOICE IN AN ENVELOPE TO:**

**Truist Trust Dept – Income Processing 1**  
**ACCG-IRMA # 0375**  
**P.O. Box 896741**  
**Charlotte, NC 28289-6741**

Walker County  
101 S Duke St  
PO Box 445  
LaFayette, GA 30728

MEMBER: NO.: 6350  
INVOICE NO.: 25-07-6350IRMA  
DUE DATE: 7/1/2025

INSURANCE DESCRIPTION PROPERTY & LIABILITY		DEPARTMENT ACCG INSURANCE PROGRAMS	
EFFECTIVE	EXPIRATION	DESCRIPTION	AMOUNT DUE
7/1/2025	7/1/2026	<b>ACCG-IRMA Renewal Contribution</b> Limit of \$1,000,000 Liability: With \$1,000,000 on Auto Liability	\$762,648
<b>CONTRIBUTIONS ARE DUE IN FULL BY DUE DATE 7/1/2025.</b>		<b>\$762,648</b>	
<b>SAME AS EXPIRING DEDUCTIBLES:</b> \$5,000 AL/APD; \$5,000 Crime; \$5,000 GL; \$15,000 LEL; \$5,000 PROP; \$15,000 POL; \$25,000 Cyber			

**PLEASE RETURN ONE COPY WITH YOUR REMITTANCE**

The ACCG-IRMA is non-profit and member-owned. Prompt payment of your contribution is necessary to keep the cost of coverage down for all members. A finance charge of 7% annual, pro-rated daily interest will be assessed on any contributions over 30 days past due. Should you have any questions about this invoice, please email [accginsurance@accg.org](mailto:accginsurance@accg.org).

WE APPRECIATE YOUR PARTICIPATION IN  
THE ACCG – INTERLOCAL RISK MANAGEMENT AGENCY.

Printed: May 21, 2025



May 30, 2025

Ms. Lisa Richardson  
Walker County  
101 S Duke St  
La Fayette, GA 30728

Attention: Ms. Lisa Richardson

Subject: ACCG-IRMA Contribution Breakdown

This document serves to provide assistance in breaking down the IRMA contribution by department for cost allocation purposes. There are numerous acceptable ways of effectively allocating the contribution to the various departments within your county. We have developed one method that will allow you to customize your contribution breakdown according to your county's specific needs. We have attempted to simplify the allocation process due to the many factors that go into the renewal pricing, so that you can easily allocate the contributions as you see fit.

We have provided a standard exposure basis for each of the coverage areas below as well as the exposures you recently provided to us for the renewal. Also provided is the percentage of contribution for each category as it relates to your total contribution. Based on this percentage and the exposures within that category, we have developed an estimated allocated cost per unit for the deductible purchased in the previous coverage period. (If the county chooses a different deductible for the renewal coverage period, you can pro-rate these costs accordingly). To calculate a specific department's share of the contribution for a particular category, multiply their portion of the total exposure by the allocated cost per unit.

<b><u>Coverage</u></b>	<b><u>Exposure Basis</u></b>	<b><u>Total Exposures</u></b>	<b><u>Cost Per Unit</u></b>	<b><u>% of Contribution</u></b>
General Liability, Law Enforcement Liability, Public Officials Liability, Crime and Cyber	Payroll (Per \$100)	\$21,031,783	\$0.97	27%
Automobile Liability	# of Vehicles	350	\$869	40%
Auto Physical Damage	# of Vehicles	140	\$731	13%
Property, Boiler & Machinery	Total Insurable Values (Per \$100)	\$107,134,242	\$0.14	20%
<b>Total Contribution</b>				<b>\$762,648</b>
<b>Excess Liability (if applicable)</b>				<b>\$0</b>
<b>Safety Credit (if applicable)</b>				<b>-\$0</b>

Page 2  
May 30, 2025

As an example for the first coverage category, if the Road Department has payroll of \$1,000,000 and an allocated cost per unit for Liability is \$2.2, you would calculate their portion of the contribution as follows:

$$\$1,000,000/\$100 \text{ Per Payroll} \times \$2.2 = \$22,000$$

On the Auto Liability and Physical Damage, for example, if the Road Department has 10 vehicles and an allocated cost per unit is \$360, calculate their portion of the contribution as follows:

$$10 \text{ Vehicles} \times \$360 = \$3,600$$

For the Property and Boiler & Machinery coverage, if the Road Department has \$2,000,000 in total insurable values according to the ACCG-IRMA Statement of Values form and an allocated cost per unit of \$.094, calculate their portion of the contribution as follows:

$$\$2,000,000/\$100 \text{ Per TIV} \times .094 = \$1,880$$

As for the Excess Liability that your county may have purchased, since the coverage applies excess over your General Liability, Public Officials Liability, Law Enforcement Liability and Auto Liability coverages, you could allocate the same proportion of the Excess Liability to each of the departments. For instance, if the Road Department is responsible for 20% of the General Liability, Public Officials Liability, Law Enforcement Liability and Auto Liability contributions according to the above cost allocation process, they would pay 20% of the Excess Liability contributions. The same principal could apply to the Safety Credit, if received for this Coverage Period, and you would like it credited to each of the departments.

Of course, if you have any questions about how to work with this suggested format or if you have any other questions about the allocation of costs, please give me a call. As always, we appreciate your membership in the ACCG-IRMA and look forward to working with you in the coming year.

Sincerely,

Matt Autry, ARM-E, CIC, CSRM  
Underwriting and Member Services Manager  
ACCG-IRMA Administrator

ACCG-IRMA Contributions by Coverage	
General Liability	\$42,806
Law Enforcement Liability	\$97,315
Public Officials Liability	\$53,704
Automobile Liability	\$304,275
Automobile Physical Damage	\$102,343
Property	\$140,503
Boiler & Machinery	\$12,196
Crime	\$4,156
Privacy or Security Liability & Expense (Cyber)	\$5,350
Total Primary Contribution	\$762,648
Excess Liability Contribution	\$0
Less Safety Credit (if applicable)	-\$0
<b>Net Contribution Due</b>	<b>\$762,648</b>



**RESOLUTION R-047-25**

**A RESOLUTION OF THE BOARD OF COMMISSIONERS OF WALKER COUNTY TO  
AUTHORIZE THE CHAIR TO COMPLETE THE HINKLE FIRE STATION PROJECT**

**WHEREAS**, the Board of Commissioners of Walker County ("Board") is the governing body of the county and is charged with managing the fiscal affairs of the county; and

**WHEREAS**, voters authorized the expenditure of \$250,000 in the 2013 Special Purpose Local Option Sales Tax for the purpose of constructing a "multipurpose emergency facility for the Hinkle community;" and

**WHEREAS**, voters authorized the expenditure of an additional \$300,000 in the 2020 Special Purpose Local Option Sales Tax for the purpose of "facility completion of the Hinkle fire station on Lookout Mountain;" and

**WHEREAS**, there has been discussion in the community about whether to finish the building as a fire station, community center, combination fire station and community center, or abandon the project; and

**WHEREAS**, the Board has already invested over \$1.1-million into completing this project;

**THEREFORE, BE IT RESOLVED** by the Board of Commissioners of Walker County that the Chair, or her designee, is authorized to take whatever steps she deems necessary to complete this project as a fire station, as specified in Resolution R-005-20 Exhibit A.

**SO RESOLVED AND ADOPTED** this 5<sup>th</sup> day of June, 2025.

**ATTEST:**

**WALKER COUNTY, GEORGIA**

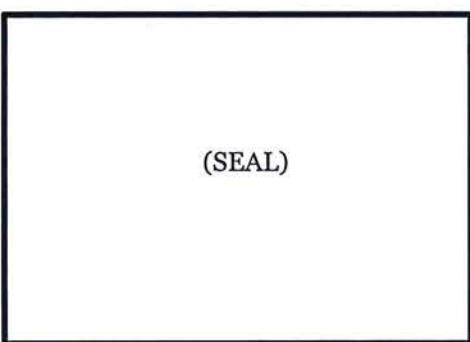
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LISA RICHARDSON, County Clerk

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ANGELA TEEMS, Chairman

(SEAL)



The foregoing Resolution received a motion for \_\_\_\_\_ from Commissioner \_\_\_\_\_, second by Commissioner \_\_\_\_\_, and upon the question the vote is \_\_\_\_\_ ayes, \_\_\_\_\_ nays to \_\_\_\_\_ the Resolution.



## RESOLUTION R-048-25

### A RESOLUTION OF THE BOARD OF COMMISSIONERS OF WALKER COUNTY TO ESTABLISH A REGULAR MEETING LOCATION

**WHEREAS**, the Board of Commissioners of Walker County is the governing authority of Walker County, Georgia, as set forth by Act No. 165 ("Act") passed by the Georgia General Assembly during the 2017-2018 session and subsequently approved by the Governor; and

**WHEREAS**, Part I, Section 9 of the Act, as amended by Resolution R-045-24 / R-001-25, states the Board of Commissioners shall hold a minimum of one regular meeting each month at the county seat; and

**WHEREAS**, the Board desires to move the location of its regular meetings;

**THEREFORE, BE IT RESOLVED** by the Board of Commissioners of Walker County, Georgia that regular meetings will be held at 201 S Duke Street in LaFayette effective July 10th.

**BE IT FURTHER RESOLVED** regular meetings will continue to be held on the first Thursday of each month at 6:00 p.m.; Should the regular meeting date conflict with a county holiday, then the regular meeting will be held on the second Thursday of the month.

**FURTHER RESOLVED** the building located at 201 S Duke Street in LaFayette is hereby designated as Walker County Courthouse Annex IV.

**SO RESOLVED AND ADOPTED** this 5<sup>th</sup> day of June 2025.

**ATTEST:**

**WALKER COUNTY, GEORGIA**

---

LISA RICHARDSON, County Clerk

---

ANGELA TEEMS, Chairwoman

(SEAL)

The foregoing Resolution received a motion for \_\_\_\_\_ from Commissioner \_\_\_\_\_, second by Commissioner \_\_\_\_\_, and upon the question the vote is \_\_\_\_\_ ayes, \_\_\_\_\_ nays to \_\_\_\_\_ the Resolution.

TRAIL DEVELOPMENT AGREEMENT  
AND  
GRANT OF TEMPORARY ACCESS AND CONSTRUCTION EASEMENT  
BETWEEN  
WALKER COUNTY, GEORGIA AND THE TRUST FOR PUBLIC LAND

AMENDMENT NO. 1

THE TRAIL DEVELOPMENT AGREEMENT AND GRANT OF TEMPORARY ACCESS AND CONSTRUCTION EASEMENT ("Agreement") entered into on SEPTEMBER 12, 2024, between WALKER COUNTY, GEORGIA ("COUNTY") and THE TRUST FOR PUBLIC LAND ("CONSULTANT") is hereby amended.

WHEREAS, the parties agree that the Agreement needs to be revised to modify the Scope of Services to provide for the replacement of a culvert at Osburn Road; and

WHEREAS, the COUNTY desires to replace the culvert and has identified funding to be used for the replacement of said culvert; and

WHEREAS, CONSULTANT desires to undertake the culvert replacement as part of its Scope of Services;

NOW, THEREFORE, the Agreement is hereby amended as follows:

1. In Exhibit "A" Scope of Services the Project Budget is amended to add the following:

TYPE	COST
Walker County Culvert Replacement Budget	
Culvert Construction Cost	\$152,310.00
TPL Project Administration (5%)	\$7,615.00
Total	\$159,925.00

2. In all other respects, the Agreement of which this is an Amendment, and attachments thereto, shall remain in full force and effect.

IN WITNESS WHEREOF, the parties have caused this Amendment to be duly executed the day and year last written below.

THE TRUST FOR PUBLIC LAND

WALKER COUNTY, GEORGIA

---

By: Noel Durant  
Title: Tennessee State Director

Date: \_\_\_\_\_, 2025

---

By: Angie Teems  
Title: Chairwoman / CEO

Date: \_\_\_\_\_

**SHIP TO**  
WALKER COUNTY FIRE & RESCUE  
107 ALEX DRIVE  
CHICKAMAUGA, GA 30707

**BILL TO**  
WALKER COUNTY FIRE & RESCUE  
107 ALEX DRIVE  
CHICKAMAUGA, GA 30707

**PURCHASE ORDER**  
NO. 2025-00001721  
**DATE** 05/20/2025

**VENDOR** 60648 MUNICIPAL EMERGENCY SERVICES

**CONTACT**  
MUNICIPAL EMERGENCY SERVICES  
P O BOX 851792  
MINNEAPOLIS, MN 55485-1792

**DELIVER BY**  
**SHIP VIA**  
**FREIGHT TERMS**  
**ORIGINATOR**  
**RESOLUTION #**  
**PAYMENT TERMS**  
Christina Carpenter

QUANTITY	U/M	DESCRIPTION	UNIT COST	TOTAL COST
1.0000	EA	Capital - Other Equipment - 6-Scott SCBA's & 12-Scott Snap Change Bottles	\$53,346.4200	\$53,346.42

**TOTAL DUE**

\$53,346.42

Angie Teems  
**APPROVED BY**

PAGE 1 OF 1

**SPECIAL INSTRUCTIONS**

**SHIP TO**  
WALKER COUNTY FIRE & RESCUE  
107 ALEX DRIVE  
CHICKAMAUGA, GA 30707

**BILL TO**  
WALKER COUNTY FIRE & RESCUE  
107 ALEX DRIVE  
CHICKAMAUGA, GA 30707

**PURCHASE ORDER NO.** 2025-00001720  
**DATE** 05/20/2025

**VENDOR** 61379 NAFECO

**CONTACT**  
NAFECO  
1515 WEST MOULTON ST  
DECATUR, AL 35601

**DELIVER BY**  
**SHIP VIA**  
**FREIGHT TERMS**  
**ORIGINATOR**  
**RESOLUTION #**  
**PAYMENT TERMS**

Christina Carpenter

QUANTITY	U/M	DESCRIPTION	UNIT COST	TOTAL COST
1.0000	EA	Capital - Other Equipment - 13- Sets Lion V Force Armor Structural Firefighting Gear	\$43,147.0000	\$43,147.00

*Angie Teemo*  
**TOTAL DUE**

\$43,147.00

APPROVED BY

PAGE 1 OF 1

SPECIAL INSTRUCTIONS



Walker County Planning Office  
Rezone, Conditional Use Variance & Variance Application

Rezone    Conditional Use Variance    Variance

Current Zoning:	Requested Change:	
C-1	R-1	
Map & Parcel	Date:	Fee:
0-079-028		75.00

Applicant/Owner & Phone: Garfield Dickson 4239036503

Street Name & Number: 154 Chattanooga Valley Rd.

Mailing Address: Same

City, State, Zip Code: Flintstone, Ga. 30725

Request: Rezone to R-1

PLANNING COMMISSION RECOMMENDATION:

5-15-2025

APPROVED AS SUBMITTED

APPROVED WITH CONDITIONS

TABLED

DENIAL

BOARD OF COMMISSIONERS FINAL DECISION:

APPROVED AS SUBMITTED

APPROVED WITH CONDITIONS

TABLED

DENIAL

John Morehouse made a motion to approve the rezone. Stan Porter seconded the motion to approve. The vote was unanimous. The motion to approve carried.

Business closed down so requesting a rezone from C-1 Commercial to R-1 Residential.

The following disclosure is required of the applicant(s) by Section 36-67A of O.C.G.A. The following is for disclosure purposes only and does not disqualify the petition.

Within the past two years, have you made either campaign contributions totaling \$250.00 or more and/or given gifts having value of \$250.00 or more to a local government official who will be responsible for making a recommendation or decision on the application? YES  NO  If YES, then on a separate page, please furnish the following information:

- A) The name of the local government official(s) to whom cash contribution or gift was made.
- B) The total dollar amount(s) of each campaign made by the applicant to each local official during the two years immediately preceding the filling of the application.
- C) An enumeration and description of each gift having value of \$250.00 or more made by the applicant to each local government official within the past two years.

Signature of Applicant/Owner:

Garfield Dickson   3-28-25  
APPLICANT/OWNER   DATE



Walker County Planning Office  
Rezone, Conditional Use Variance & Variance Application

Rezone  Conditional Use Variance  Variance

Current Zoning:	Requested Change:	
R-2	C-1	
Map & Parcel	Date:	Fee:
0-191-093	4-16-25	\$300.00

Applicant/Owner & Phone: Wanda Darlene Myers (943) 241-5304

Street Name & Number: 709 Park City Road

Mailing Address: 709 Park City Road

City, State, Zip Code: Rossville, GA 30741

Request: Partial Rezoning of parcel

Touching Hwy 2 + Park City Rd

Stan Porter made a motion to approve with the conditions that a fence or landscaping be put up on the residential side of the property and that the entrance design be approved by the Road Superintendent. Todd Holt seconded the motion to approve with conditions. The vote was unanimous. The motion to approve with conditions carried.

PLANNING COMMISSION RECOMMENDATION:

5-15-2025

APPROVED AS SUBMITTED

APPROVED WITH CONDITIONS

TABLED

DENIAL

BOARD OF COMMISSIONERS FINAL DECISION:

APPROVED AS SUBMITTED

APPROVED WITH CONDITIONS

TABLED

DENIAL

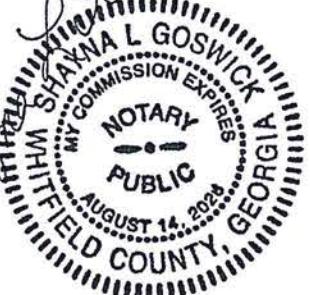
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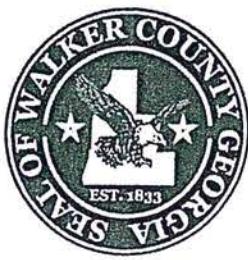
Within the past two years, have you made either campaign contributions totaling \$250.00 or more and/or given gifts having value of \$250.00 or more to a local government official who will be responsible for making a recommendation or decision on the application? YES  NO  If YES, then on a separate page, please furnish the following information;

- A) The name of the local government official(s) to whom cash contribution or gift was made.
- B) The total dollar amount(s) of each campaign made by the applicant to each local official during the two years immediately preceding the filling of the application.
- C) An enumeration and description of each gift having value of \$250.00 or more made by the applicant to each local government official within the past two years.

Signature of Applicant/Owner:

Wanda Darlene Myers 4-15-25  
APPLICANT/OWNER DATE





Walker County Planning Office  
Rezone, Conditional Use Variance & Variance Application

Rezone  Conditional Use Variance  Variance

Current Zoning:	Requested Change:	
R-2	conditional use to allow small-scale in-home dog boarding	
Map & Parcel	Date:	Fee:
0-190-048	4-10-2025	150.00

Applicant/Owner & Phone: Jaxen Abbasi 435-612-0252

Street Name & Number: 609 Holly Drive

Mailing Address: \_\_\_\_\_

City, State, Zip Code: Rossville, GA 30741

Request: I am requesting to house up to 10 dogs at a time through in home boarding &

my senior rescues. Measures will be taken to ensure no negative effect on the neighborhood, per included letter.

PLANNING COMMISSION RECOMMENDATION:

APPROVED AS SUBMITTED

APPROVED WITH CONDITIONS

TABLED

DENIAL

BOARD OF COMMISSIONERS FINAL DECISION:

APPROVED AS SUBMITTED

APPROVED WITH CONDITIONS

TABLED

DENIAL

Will Ingram made a motion to deny due to the proximity of the neighboring houses. Todd Holt seconded the motion to deny. The motion to deny was unanimous with Rob Walthour abstaining from the vote. The motion to deny carried.

The following disclosure is required of the applicant(s) by Section 36-67A of O.C.G.A. The following is for disclosure purposes only and does not disqualify the petition.

Within the past two years, have you made either campaign contributions totaling \$250.00 or more and/or given gifts having value of \$250.00 or more to a local government official who will be responsible for making a recommendation or decision on the application? YES  NO  If YES, then on a separate page, please furnish the following information:

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- C) An enumeration and description of each gift having value of \$250.00 or more made by the applicant to each local government official within the past two years.

Signature of Applicant/Owner:

J. Abbasi  
APPLICANT/OWNER

4-10-25

DATE

----- Forwarded message -----

From: Bailey Clements <[b.clements@walkerga.us](mailto:b.clements@walkerga.us)>  
Date: Tue, May 6, 2025 at 3:14 PM  
Subject: 609 Holly Drive  
To: Jon Pursley <[j.pursley@walkerga.us](mailto:j.pursley@walkerga.us)>

Hey Jone, I just left 609 Holly Drive. I would feel comfortable approving the variance. The "boarding" aspect is very small. There are three kennels in a downstairs area of the home. The flooring has been redone and is epoxy to make cleaning and sanitation easier. They are in the process of putting up a privacy fence in the backyard as well. Even though the set back for the house and fence is not 200/400ft, the very minimum number of animals being boarded should not cause an issue on the property or to neighbors. There is no sound-proofing at this time, but due to the location in the residence, as well as it being a brick home, I do not think that anything extra would be necessary at this time. They also did have a Dept. of Ag license when they lived in Wildwood, and are working to renew it to the new location. I have verified her previous agent with the Dept. of Ag and have full confidence that if they licensed them previously, they will do so again.

Let me know if you have any questions.

--  
**Bailey Clements**

Executive Director  
Walker County Animal Services  
706-375-2100