

AGENDA
FORSYTH COUNTY BOARD OF COMMISSIONERS
THURSDAY, MAY 7, 2026 AT 5:00 PM
110 EAST MAIN STREET, SUITE 220
CUMMING, GEORGIA 30040

I. Call Meeting to Order

II. Invocation and Pledge of Allegiance

III. Adoption of Agenda

IV. Announcements and Reports

- (1) Board presentation of a Proclamation recognizing May 15, 2026 as Peace Officer Memorial Day - Hill / Moore
- (2) Board presentation of a Proclamation recognizing May 2026 as Building Safety Month - Moore / John
- (3) Board presentation of a Proclamation recognizing Nitish Sudini - John / Hill

V. Public Comments

VI. Adoption of Minutes

- (1) Regular Meeting / Public Hearings of April 16, 2026 - County Clerk
- (2) Special Called Meeting and Executive Session of April 22, 2026 - County Clerk
- (3) Work Session and Executive Session of April 28, 2026 - County Clerk
- (4) Special Called Public Hearing of April 28, 2026 - County Clerk

VII. Consent Agenda

- (1) Board Ratification of the following items that were discussed and voted on at the Work Session held on April 28, 2026 (as anticipated by Board Rule 1.07.01):
 - (A) Board approval to purchase one (1) Bauer Cascade Unitized Air System, with Trade-in of the existing system, in the amount of \$120,735.40 through Breathing Air Systems as a Sole Source provider for the Fire Department – Fire Chief, Fire Department
 - (B) Board authorization for the Forsyth County Sheriff's Office to accept a FIFA

World Cup Grant from the Department of Homeland Security's (DHS) Federal Emergency Management Agency (FEMA) through the Georgia Emergency Management Agency (GEMA) and the Atlanta World Cup Host Committee in the amount of \$55,077.00 with no match requirement for the purpose of providing security at World Cup events in the Atlanta Metro area and approval of the corresponding Budget Resolution and authorization for the Chairman to sign the documents required to accept the award - Chief of Staff, Sheriff's Office

- (C) Board authorization for the Forsyth County Sheriff's Office to accept an FY25 Georgia Emergency Management Agency (GEMA) State Homeland Security Program (SHSP) Grant in the amount of \$16,926.00 with no match required for the Community Emergency Response Team (CERT) and approval of the corresponding Budget Resolution and authorization for the Chairman to sign the documents required to accept the award - Chief of Staff, Sheriff's Office
- (D) Board authorization of Addendum No. 1 to the FY 2026-2027 Agreement between The Legacy Link, Inc. and Forsyth County regarding a change in award with an increase of \$19,230.00 to the Nutrition Site Home Delivery Meals with no matching funds required– Accountant, Department of Senior Services
- (E) Board approval of Amendment #2 to the Services Agreement with Georgia Highlands Medical Services, Inc. for a one-year extension and to increase the amount of Naloxone (Narcan) to be purchased (\$750.00) within the existing Comprehensive Opioid, Stimulant, and Substance Use Program (COSSUP) Grant with the Criminal Justice Coordinating Council – Grant Manager, Department of Finance
- (F) Board approval to award RFP 26-26-2520 to Ceres Environmental Services, Inc. for Debris Removal and Disposal Services As-Needed for the Department of EMA, with approval of the associated General Services Agreements – Director, Emergency Management Agency
- (G) Board approval to award RFP 26-26-2520 to TFR Enterprises, Inc. for Debris Removal and Disposal Services As-Needed for the Department of EMA with approval of the associated General Services Agreement – Director, Emergency Management Agency
- (H) Board approval of the 2026 Annual Service Agreement with Motorola Solutions Inc. in the amount of \$919,300.11 for the Radio Systems Tower Locations and Public Safety Radio Equipment for the Emergency Management Agency with approval of the associated Service Agreement - Director, Emergency Management Agency
- (I) Board authorization to apply for the State of Georgia FY2026 Local Road Assistance Funding (LRA) funds for resurfacing of county roads for an amount not to exceed \$3,887,714.73 with no match required - Deputy Director, Department of Engineering

- (J) Board ratification of an Employment Agreement for Application Administrator between Forsyth County and Mitchell Watkins for services within the Department of Information Systems & Technology (IS&T) – Director, Department of Employment Services
- (K) Board approval to award Bid 26-42-1620 to Eskola, LLC dba T.L. Gowing & Company, LLC. in the amount of \$577,003.00 for the Roof Replacement at Central Park Recreation Center for the Department of Public Facilities with approval of the associated Construction Services Agreement - Director, Department of Public Facilities
- (L) Board ratification of an emergency purchase with Gen-Tech, Inc. in the amount of \$61,371.67 for the installation of an Automatic Transfer Switch at the Public Safety Complex - Director, Department of Public Facilities
- (M) Board approval to award Quote 26-37-1620 to K-Team Engineering & Construction, Inc. in the amount of \$21,973.00 for Central Park Administration Office Renovation for the Department of Parks and Recreation with approval of the associated General Services Agreement – Director, Department of Parks and Recreation
- (N) Board approval to receive a donation of an Action TrackChair (valued at \$16,036) from the Forsyth County Parks Foundation for the Wheels in the Wild program which provides individuals with mobility impairments the opportunity to access natural surface trails and approval of the associated Budget Resolution - Deputy Director, Department of Parks and Recreation
- (O) Board approval to award RFP 25-90-1514 to HCBECK LTD. d/b/a The Beck Group for Progressive Design-Build Services for the Fire Department Training Center, with a Pre-Construction Phase Cost of \$8,218,311.00 and a Contractor's Fee of 17.66% for the Department of Capital Projects, with approval of the associated Progressive Design-Build Construction Services Agreement - Director, Department of Capital Projects
- (P) Board approval to award RFP 25-91-1514 to AtkinsRealis USA, Inc. for Program Management Services As-Needed for the Department of Capital Projects with approval of the associated General Services Agreement - Director, Department of Capital Projects
- (Q) Board approval of Change Order No. 3 to the Construction Agreement with Garney Companies, Inc. (Contract 1202400037) in the amount of \$1,814,904.00 for temporary connections of the Fowler Return Flow to Lake Lanier Phase 1: Pipeline project - Director, Department of Capital Projects
- (R) Board approval to pay the US Army Corps of Engineers (USACE) Administrative Review of the SF 299, Application for Utility on Federal Lands for the Forsyth County Return Flow Phase 3: Outfall Pipeline and Diffuser project in the amount of \$42,800.00 - Director, Department of Capital Projects.

- (S) Board approval to award RFP 26-32-1514 to Volkert Inc. for Transportation Program Management and Construction Engineering & Inspection Services As-Needed for the Department of Capital Projects with approval of the associated Professional Services Agreement - Transportation Project Manager (Smith), Department of Capital Projects
- (T) Board approval to award RFP 26-32-1514 to Transystems Corporation for Transportation Program Management and Construction Engineering & Inspection Services As-Needed for the Department of Capital Projects with approval of the associated Professional Services Agreement - Transportation Project Manager (Smith), Department of Capital Projects
- (U) Board approval to award RFP 26-32-1514 to Spicer Group Inc. for Transportation Program Management and Construction Engineering & Inspection Services As-Needed for the Department of Capital Projects with approval of the associated Professional Services Agreement - Transportation Project Manager (Smith), Department of Capital Projects
- (V) Board approval of Task Order #04A Amendment in the amount of \$12,000.00 to the Project Management Roadway Connectivity and Pedestrian Services As-Needed Agreement with Atlas Technical Consultants, LLC. for close out project administration and CEI support services for the SR 369 Widening/GA 400 Interchange Project (PEW29) – Transportation Project Manager (Smith), Department of Capital Projects
- (W) Board approval of the Standard Utility Agreement Actual Cost Utility Agreement with Sawnee EMC for utility relocation related to the Post Road South Widening project (PEW22) and approval of payment in the amount of \$2,094,363.63 - Transportation Project Manager (Ibrahim), Department of Capital Projects
- (X) Board approval to purchase 22.4 acres of Bat Programmatic Agreement (BPA) Credits from the Georgia Department of Natural Resources in the amount of \$105,728.00 for the Post Road South project (PEW22) - Transportation Project Manager (Ibrahim), Department of Capital Projects
- (Y) Board approval of Change Order #003 to Contract 1202500013 with Jericho Design Group, LLC, for the Main Courthouse, Sheriff's Office Headquarters, and the Courthouse Annex Remodel Concept Plans and master programming development design services in the amount of \$419,004.00 - Vertical Capital Projects Manager (Weldon) - Department of Capital Projects
- (Z) Board approval of Task Order No. 07 with BCC Engineering, LLC, dba Heath & Lineback under the Big Creek Greenway Engineering As-Needed Services Agreement (23-004-5211) in the amount of \$1,596,490.00 for Owner Site Representative and CEI Services for Big Creek Greenway Phases 2, 3, 4, and Bethelview Trailhead - Vertical Project Manager (Wilson), Department of Capital Projects

- (AA) Board approval to award Quote No 26-34-3340 to A V Luttamus Communications, Inc for After Hours Answering Services for the Department of Water and Sewer with approval of the associated General Services Agreement - Director, Department of Water and Sewer
- (BB) Board approval of Task Order 26-01 with Precision Planning Inc. under the Standard Services Agreement for Water and Sewer Engineering Services As-Needed (Contract No. 1202200045) in the amount of \$85,982.20 for Design and Construction Services for the Brannon Crossing Sewer Replacement Project - Director, Department of Water and Sewer
- (CC) Board approval of a Memorandum of Agreement with the Georgia Environmental Finance Authority (GEFA) for WaterFirst Recertification — Director, Department of Water and Sewer
- (DD) Board approval of IDQ-039 with Lanier Contracting Co. to provide services under the Indefinite Quantity Mechanical Contractor Contract (1202500002) in the amount of \$79,474.31 for Construction Services for the Odor Control Duct Replacement project at the Manor Water Reclamation Facility - Deputy Director, Department of Water and Sewer
- (EE) Board approval of IDQ-059 with Lanier Contracting Co. to provide services under the Indefinite Quantity Mechanical Contractor Contract (1202500002) in the amount of \$55,655.51 for Construction Services for the Dick Creek Water Reclamation Facility Lightning Surge Mitigation project - Deputy Director, Department of Water and Sewer
- (FF) Board approval of IDQ-031 with Sol Construction LLC under the Indefinite Quantity Mechanical Contractor Contract (1202500015) in the amount of \$665,453.31 for Construction Services for the Lower Big Creek Lift Station Odor Control and Wet Well Improvements project - Deputy Director, Department of Water and Sewer
- (GG) Board approval of Change Order 001 to Task Order 001 with US Infra Rehab Services, LLC under the Manhole and Lift Station Wet Well Rehabilitation As-Needed Agreement (Contract No. 1202500011) in the amount of \$56,227.12 for rehabilitation of the Etowah Lift Station Wetwell and Manholes - Deputy Director, Department of Water and Sewer
- (HH) Board approval to award Bid 26-46-3330 to Waste Eliminator, LLC for Biosolids Hauling and Disposal Services As-Needed for the Department of Water and Sewer with approval of the associated On-Call Services Agreement – Deputy Director, Department of Water and Sewer
- (II) Board ratification of a Single Source purchase with Eco-Tech, Inc. for the purchase of two (2) electric valve actuators for the Lower Settingdown Lift Station in the amount of \$40,300.00 - Deputy Director, Department of Water and Sewer
- (JJ) Board approval of the naming of the Forsyth County Juvenile and Probate

Judicial Center as the Forsyth County Juvenile and Probate Judicial Center -
County Manager

- (KK) Board adoption of a Resolution approving and adopting the updated Forsyth County Watershed Protection Plan and directing transmission of same to the Georgia Environmental Protection Division - County Attorney / County Engineer
- (LL) Board adoption of a Resolution confirming that the Forsyth County Hydrant Usage Policy may be adjusted by Forsyth County Water and Sewer staff, except for rate adjustments - County Attorney / Director, Department of Water and Sewer
- (MM) Board approval of a Multi-Use Trail Easement Agreement between Arroyo Cap V-1 LLC and Forsyth County - County Attorney
- (NN) Board approval of granting Sawnee Electric Membership Corporation a power utility easement at the County's Eagle's Beak property (Item previously approved at Board's December 4, 2025 and January 22, 2026 meetings; in need of reapproval because Sawnee has amended the easement and provided a new plat for approval) - County Attorney
- (OO) Board approval of Utility Easements to the Forsyth County Water and Sewerage Authority of property located along County Way (Tax Parcel No. 216 016) for the County Way Lift Station - County Attorney
- (PP) Board approval of a Utility Easement to the Forsyth County Water and Sewerage Authority of property located along County Way (Tax Parcel No. 216 093) for the County Way Lift Station - County Attorney
- (2) Board adoption of a Proclamation recognizing May 15, 2026 as Peace Officer Memorial Day - Hill / Moore
- (3) Board adoption of a Proclamation recognizing May 2026 as Building Safety Month - Moore / John
- (4) Board adoption of a Proclamation recognizing Nitish Sudini - John / Hill
- (5) Board adoption of a Resolution authorizing Affidavit concerning the Executive Session of April 22, 2026 - County Clerk
- (6) Board adoption of a Resolution authorizing Affidavit concerning the Executive Session of April 28, 2026 - County Clerk
- (7) Board approval for the Chair or County Manager to execute a Power of Attorney authorization, granting unto ADP New Hampshire the authority to represent Forsyth County in all matters affecting State Unemployment Insurance Taxes including, without limitation, all claims, tax contributions and experience ratings, to also include

authorization to submit a change of address form to the State DOL for routing of Employer Quarterly Notice of Benefit changes DOL-602 - County Attorney

VIII. Public Hearings

- (1) Public Hearing and possible vote regarding an Alternate Design for Teresa Curry with the following variance to: 1. Increase the maximum percentage of accent materials per vertical wall plane from 25% to 46% (UDC 21-8.6(A)(2)); 2. Reduce the percentage of exterior building materials per vertical wall plane from 75% to 54% (UDC 21-8.6(A)(1)); 3. Reduce the percentage of window glazing on each building façade facing the public right-of-way from 45% to 11% (UDC 12-13.12(A)) - Parcel 140-054 - AD260003 - District 2 - Director, Department of Planning and Community Development
- (2) Public Hearing and possible vote regarding an Alternate Design for Gene Niksich - Parcel 042-026 - AD260004 - District 3 - Director, Department of Planning and Community Development
- (3) Public Hearing and possible vote regarding the request for an Amendment of Zoning Conditions on ZA3285 (Eubanks & Gibson Investments, LLC) by Christine Latona with a variance to: 1. Reduce the rear setback from 25 ft. to 20 ft. (UDC Table 11.2(b)) - Parcel 144-131 - AZ260007 - District 4 - Director, Department of Planning and Community Development
- (4) Public Hearing and possible vote regarding the request for an Amendment of Zoning Conditions on SP190007 (6090 Shady Grove, LLC) by O'Dwyer Properties LLC – Parcels 258-252 and 258-032 - AZ260008 - District 4 - Director, Department of Planning and Community Development
- (5) Public Hearing and possible vote regarding the request for an Amendment of Zoning Conditions on ZA4088 (Ronnie Rock-LLC) by Ronnie Rock LLC with a variance to: 1. Reduce the front setback for lots 4, 6, 7, and 8 only from 30 ft. to 20 ft. as shown on the site plan (UDC Table 11.2(b)) - Parcels 156-849, 156-848, 156-857, 156-856, 156-854, 156-852, 156-850, 156-851, 156-855, 156-858, 156-853 and 156-847 - AZ260009 - District 5 - Director, Department of Planning and Community Development
- (6) Public Hearing and possible vote regarding the request for an Amendment of Zoning Condition on CP220010 (Fuqua Acquisitions II, LLC) by Fuqua Acquisitions II, LLC with a variance to: 1. Reduce the Façade Landscape Zone in areas indicated on the site plan from 6 ft. to 0 ft. (UDC Table 12.3)(expanding existing #10); 2. Reduce the minimum number of parking spaces for Building 900-B only from 167 to 116 (UDC Table 17.1)(adding new #22) - Parcel 107-027 - AZ260004 - District 5 - Director, Department of Planning and Community Development
(Postponed from the April 2, 2026 Agenda)
- (7) Public Hearing and possible vote regarding the request for an Amendment of Zoning Conditions on ZA2975 (Norma R Vaughan) by trinityfortune llc with a variance to: 1. Reduce the stream buffer from 50 ft. to 0 ft. (UDC 18-11.2(A)); 2. Reduce the impervious setback from 75 ft. to 0 ft. (UDC 18-11.2(B)); 3. Reduce the required number of off-street loading spaces from 5 to 0 (UDC 17-3.3) - Parcel 111-316 -

AZ250046 - District 5 - Director, Department of Planning and Community Development
(Postponed from the February 5, 2026 and March 5, 2026 Agendas)

IX. Public Comments

X. Old Business

- (1) Rishi Gankidi - ZA4230 - to rezone from Single Family Residential Restricted District (R2R) and Agricultural District (A1) to Single Family Residential District (RES2) on 4.414 acres for 6 residential lots with a density of 1.36 units per acre with the following variance to: 1. Increase the maximum number of lots accessed by an easement from 3 to 4 (UDC 18-7.2) - Parcel 037-011 - District 3 - Director, Department of Planning and Community Development
(Postponed from the July 17, 2025, August 7, 2025, August 21, 2025, October 16, 2025, December 18, 2025, February 5, 2026, and March 5, 2026 Agendas)

XI. New Business

- (1) Robin Kemper - CP250053 - to operate a 1,425 sq. ft. detached accessory apartment with an overall site including an existing 2,451 sq. ft. single-family dwelling on 1.313 acres zoned Single Family Residential Restricted District (R2R) with the following variance to: 1. Reduce the side setback adjacent to the existing structure only from 10 ft. to 7 ft. (UDC Table 11.2(a)); 2. Increase the maximum heated floor area of a detached accessory apartment from 1,000 sq. ft. to 1,425 sq. ft. (UDC 16-4.2(C)) - Parcel 243-182 - District 4 - Director, Department of Planning and Community Development
(Postponed from the April 16, 2026 Agenda)

XII. Recess Regular Meeting

XIII. Executive Session (if needed)

XIV. Adjournment