



GWINNETT COUNTY  
**BOARD OF COMMISSIONERS**

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Nicole L. Hendrickson, Chairwoman  
Kirkland Dion Carden, District 1  
Ben Ku, District 2  
Jasper Watkins III, District 3  
Matthew Holtkamp, District 4

Official  
**Business Session Minutes**  
**Tuesday, September 17, 2024 - 2:00 PM**

Present: Nicole L. Hendrickson, Kirkland Carden, Ben Ku, Jasper Watkins III, Matthew Holtkamp

## I. Call To Order

## II. Opening Remarks by Chairwoman

## III. Approval of Agenda

Amend Agenda to add New Business Item (GCID 2024-0893)

{Action: Approved Motion: Carden Second: Ku Vote: 5-0; Hendrickson-Yes; Carden-Yes;  
Ku-Yes; Watkins-Yes; Holtkamp-Yes}

Approval of Agenda as Amended

{Action: Approved Motion: Ku Second: Carden Vote: 5-0; Hendrickson-Yes; Carden-Yes;  
Ku-Yes; Watkins-Yes; Holtkamp-Yes}

## IV. Approval of Minutes:

- **Work Session:** September 3, 2024
- **Informal Business Discussion, 12:00 p.m.:** September 3, 2024
- **Executive Session:** September 3, 2024
- **Business Session:** September 3, 2024

{Action: Approved Motion: Ku Second: Carden Vote: 5-0; Hendrickson-Yes; Carden-Yes;  
Ku-Yes; Watkins-Yes; Holtkamp-Yes}

## V. Announcements:

- **Proclamation:** Recognizing GFWC Lilburn Woman's Club National Day of Service
- **Proclamation:** Recognizing Ovarian Cancer Awareness Month
- **Proclamation:** Recognizing Workforce Development Month



Proclamation

# RECOGNIZING GFWC LILBURN WOMAN'S CLUB NATIONAL DAY OF SERVICE

September 28, 2024

WHEREAS, The General Federation of Women's Clubs, a 134-year-old international federation of women's clubs with more than 60,000 members, is dedicated to community improvement by enhancing the lives of others through volunteer service; and

WHEREAS, GFWC is one of the oldest women's volunteer organizations, seeking to build global communities where people unite in diversity and dedicate themselves to changing others' lives through public service and community programs; and

WHEREAS, The GFWC Lilburn Woman's Club is an active Georgia chapter of the General Federation of Women's Clubs, helping each member participate in making local, state, and worldwide communities a better place to live for all; and

WHEREAS, The GFWC National Day of Service, launched in 2023, spotlights an area of need in communities across the nation to bring about positive change as clubs organize service programs in their communities and gather resources to help those in need; and

WHEREAS, The GFWC Lilburn Woman's Club National Day of Service will take place Saturday, September 28, 2024, and will focus on food insecurity and hunger; and

WHEREAS, The Lilburn Woman's Club has partnered with food insecurity organizations throughout Lilburn to provide non-perishable food and monetary donations for local schools and food co-operatives.

NOW, THEREFORE, I, Nicole Love Hendrickson, on behalf of the Gwinnett County Board of Commissioners, do hereby recognize and celebrate the GFWC Lilburn Woman's Club National Day of Service on September 28, 2024. I encourage residents to join GFWC in creating awareness about the critical issue of hunger and food safety in the United States.

**Chairwoman  
Board of Commissioners  
Gwinnett County, Georgia**

Signed this 17<sup>th</sup> day of September, 2024



Proclamation

# RECOGNIZING OVARIAN CANCER AWARENESS MONTH

September 2024

WHEREAS, Each September, Ovarian Cancer Awareness Month aims to educate the public about risks, prevention, and progress toward a cure for the most fatal female reproductive system cancer; and

WHEREAS, Ovarian cancer is the fifth leading cause of cancer deaths for women in the United States, with a woman's lifetime risk of being diagnosed being 1 in 78; and

WHEREAS, The American Cancer Society estimates that 19,680 cases of ovarian cancer will be newly diagnosed in 2024, including 620 new cases and 429 deaths in the state of Georgia alone; and

WHEREAS, The five-year survival rate for ovarian cancer is 50 percent, and survival rates vary greatly depending on the stage of diagnosis; and

WHEREAS, Although there is currently no cure for ovarian cancer, prevention efforts include knowledge of family history, genetic testing, and discussion of risk-reduction options with a doctor; and

WHEREAS, Effective diagnostic tools for ovarian cancer screening and early detection do not exist at this time, but understanding risk factors, early symptoms, and preventative measures can significantly reduce a woman's risk.

NOW, THEREFORE, I, Nicole Love Hendrickson, on behalf of the Gwinnett County Board of Commissioners, do hereby recognize September as Ovarian Cancer Awareness Month in Gwinnett County. Guided by local public health experts and nonprofit organizations, Gwinnett supports the work of women's health by spreading awareness and education about the risks and prevention of gynecologic cancer.

**Chairwoman  
Board of Commissioners  
Gwinnett County, Georgia**

Signed this 17<sup>th</sup> day of September, 2024



Proclamation

# RECOGNIZING WORKFORCE DEVELOPMENT MONTH

September 2024

WHEREAS, Gwinnett County recognizes the critical role that our skilled and educated workforce plays in our economic development, allowing us to remain a top destination for businesses to expand and relocate; and

WHEREAS, Workforce Development Month is an opportunity to acknowledge the importance of workforce programs that attract talent and equip individuals with the skills and knowledge necessary to succeed in today's evolving job market; and

WHEREAS, Gwinnett is committed to supporting and expanding workforce development efforts to fuel economic growth, innovation, and inclusivity; and

WHEREAS, Celebrating Workforce Development Month provides an occasion to honor those who work tirelessly to bridge the gap between job seekers and employers, ensuring that all individuals can achieve a meaningful career and reach their full potential; and

WHEREAS, Workforce development programs can help to promote diversity and inclusion in the workplace by providing opportunities for individuals from all backgrounds to acquire the skills and training they need to succeed; and

WHEREAS, The collaboration of local businesses, educational institutions, workforce development organizations, and community partners continues to contribute significantly to the creation of work-based learning experiences, training programs, apprenticeships, and career placement opportunities that cultivate a robust talent pipeline.

NOW, THEREFORE, I, Nicole Love Hendrickson, on behalf of the Gwinnett County Board of Commissioners, do hereby recognize September as Workforce Development Month in Gwinnett County. I urge all residents and organizations to engage in activities that promote and support workforce development and to recognize the efforts of those dedicated to enhancing the economic prospects of our community.

A handwritten signature in blue ink that reads "Nicole Love Hendrickson".

**Chairwoman  
Board of Commissioners  
Gwinnett County, Georgia**

Signed this 17<sup>th</sup> day of September, 2024

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**VI. Consent Agenda**

**A. New Business**

**1. Commissioners**

**2024-0863 Approval** to appoint Sonia Kim to the Board of Tax Assessors. Term expires September 17, 2030. Incumbent Burt Manning. District 1/Carden {Action: Approved Motion: Ku Second: Carden Vote: 5-0; Hendrickson-Yes; Carden-Yes; Ku-Yes; Watkins-Yes; Holtkamp-Yes}

**2024-0864 Approval** to appoint Jodyann Benjamin to the Tree Advisory Committee to fill the unexpired term of Olayinka Aiyere. Term expires December 31, 2024. District 3/Watkins {Action: Approved Motion: Ku Second: Carden Vote: 5-0; Hendrickson-Yes; Carden-Yes; Ku-Yes; Watkins-Yes; Holtkamp-Yes}

**2. Multiple Departments**

**2024-0842 Award BL094-24**, purchase of various proteins on a six-month contract (September 22, 2024 through March 21, 2025), to Performance Foodservice and Sutherlands Foodservice, Inc., base bid \$870,000.00. (Staff Recommendation: Award) {Action: Approved Motion: Ku Second: Carden Vote: 5-0; Hendrickson-Yes; Carden-Yes; Ku-Yes; Watkins-Yes; Holtkamp-Yes}

**2024-0787 Approval** to renew BL069-21, comprehensive materials and field testing and miscellaneous services on an annual contract (October 5, 2024 through October 4, 2025), per the attached recommendation letters, base bid \$4,225,000.00. This contract is funded 32.2% by various SPLOST programs. (Staff Recommendation: Approval) (Water and Sewerage Authority Approved on September 9, 2024, Vote 4-0.) {Action: Approved Motion: Ku Second: Carden Vote: 5-0; Hendrickson-Yes; Carden-Yes; Ku-Yes; Watkins-Yes; Holtkamp-Yes}

**3. Community Services/Tina Fleming**

**2024-0836 Approval/authorization** to apply for and accept, if awarded, a Land and Water Conservation Fund grant from the Georgia Department of Natural Resources in the amount of \$500,000.00. This funding will be used as part of the Vines Park Phase II Expansion. If awarded, the County's match will be \$500,000.00, funded by the 2023 SPLOST Program. Approval/authorization for the Chairwoman or designee to sign any and all related documents. Subject to approval as to form by the Law Department. (Staff Recommendation: Approval) {Action: Approved Motion: Ku Second: Carden Vote: 5-0; Hendrickson-Yes; Carden-Yes; Ku-Yes; Watkins-Yes; Holtkamp-Yes}

## **VI. Consent Agenda**

### **A. New Business**

#### **4. Elections/Zach Manifold**

**2024-0840 Approval** to renew BL138-23, provision of ballot printing and vote by mail ballot processing services on an annual contract (October 18, 2024 through October 17, 2025), with Fort Orange Press, Inc., base bid \$201,150.00. (Staff Recommendation: Approval) **{Action: Approved Motion: Ku Second: Carden Vote: 5-0; Hendrickson-Yes; Carden-Yes; Ku-Yes; Watkins-Yes; Holtkamp-Yes}**

#### **5. Financial Services/Bufy Alexzulian**

**2024-0825 Award RP029-24**, provision of damage recovery services on an annual contract (September 18, 2024 through September 17, 2025), to Alternative Claims Management, LLC and Peachtree Recovery Services, Inc., estimated revenue \$350,000.00. Contracts to follow award. Subject to approval as to form by the Law Department. (Staff Recommendation: Award) **{Action: Approved Motion: Ku Second: Carden Vote: 5-0; Hendrickson-Yes; Carden-Yes; Ku-Yes; Watkins-Yes; Holtkamp-Yes}**

#### **6. Fire Services/Fred Cephas**

**2024-0838 Award BL081-24**, purchase of a swift water rescue boat, to Raptor Design and Engineering, LLC dba River Raptor Jetboats, in the amount of \$106,569.77. (Staff Recommendation: Award) **{Action: Approved Motion: Ku Second: Carden Vote: 5-0; Hendrickson-Yes; Carden-Yes; Ku-Yes; Watkins-Yes; Holtkamp-Yes}**

**2024-0821 Approval/authorization** for the Chairwoman to execute a Memorandum of Agreement between Georgia Emergency Management Agency - Homeland Security Georgia Search and Rescue Team and Gwinnett County. This Agreement will provide for mutual assistance between the participating parties in managing any emergency or disaster duly declared by the governing authority of any participating party. Subject to approval as to form by the Law Department. (Staff Recommendation: Approval) **{Action: Approved Motion: Ku Second: Carden Vote: 5-0; Hendrickson-Yes; Carden-Yes; Ku-Yes; Watkins-Yes; Holtkamp-Yes}**

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**VI. Consent Agenda**

**A. New Business**

**7. Law Department/Michael P. Ludwiczak**

**2024-0465 Approval/authorization** for Declaration of Taking Condemnation proceedings for the property of Publix Super Markets, Inc., consisting of 3.631 acres of fee simple right of way, 0.190 acres of permanent construction easement, 0.940 acres of 60-month temporary driveway easement, and 852.15 linear feet of limited access rights, Tax Parcel No. R5242 012, 445 Hurricane Trail, amount \$1,069,300.00. Subject to approval as to form by the Law Department. This project is funded by the 2017 SPLOST program and will be 100% reimbursed by the Georgia Department of Transportation. {Action: Approved Motion: Ku Second: Carden Vote: 5-0; Hendrickson-Yes; Carden-Yes; Ku-Yes; Watkins-Yes; Holtkamp-Yes}

**2024-0466 Approval/authorization** for Declaration of Taking Condemnation proceedings for the property of Publix Super Markets, Inc., consisting of 2.222 acres of fee simple right of way, 0.520 acres of permanent construction easement, 0.685 acres of 60-month temporary driveway easement, and 2,268.48 linear feet of limited access rights, Tax Parcel No. R5242 012, 445 Hurricane Trail, amount \$641,400.00. Subject to approval as to form by the Law Department. This project will be funded 100% by the Georgia Department of Transportation upon execution of Supplemental Agreement No. 1, approved by the Board during the September 3rd Business Session. {Action: Approved Motion: Ku Second: Carden Vote: 5-0; Hendrickson-Yes; Carden-Yes; Ku-Yes; Watkins-Yes; Holtkamp-Yes}

**2024-0813 Approval/authorization** of the settlement of the claim of Azariah Lewis, for the sum of \$250,000.00. Subject to approval as to form by the Law Department. {Action: Approved Motion: Ku Second: Carden Vote: 5-0; Hendrickson-Yes; Carden-Yes; Ku-Yes; Watkins-Yes; Holtkamp-Yes}

**8. Sheriff/Keybo Taylor**

**2024-0823 Award BL092-24**, purchase and installation of an upright conveyor dishwasher, to Manning Brothers Food Equipment Co., Inc., in the amount of \$184,915.55. (Staff Recommendation: Award) {Action: Approved Motion: Ku Second: Carden Vote: 5-0; Hendrickson-Yes; Carden-Yes; Ku-Yes; Watkins-Yes; Holtkamp-Yes}

## **VI. Consent Agenda**

### **A. New Business**

#### **9. Transportation/Lewis Cooksey**

**2024-0830 Award BL066-24**, purchase of LED street signs on an annual contract (September 17, 2024 through September 16, 2025), to Florida Transcore, Inc., base bid \$150,000.00. This contract is funded by the 2017 SPLOST Program. (Staff Recommendation: Award) **{Action: Approved Motion: Ku Second: Carden Vote: 5-0; Hendrickson-Yes; Carden-Yes; Ku-Yes; Watkins-Yes; Holtkamp-Yes}**

**2024-0824 Approval** to renew RP014-20, project management professional services for the Gwinnett County Transportation improvement program on an annual contract (January 1, 2025 through December 31, 2025), with Atlas Technical Consultants, LLC, base amount \$8,500,000.00 and approval to increase the base amount of the current contract period (January 1, 2024 through December 31, 2024) from \$6,000,000.00 to \$8,000,000.00. This contract is funded 88% by various SPLOST Programs. (Staff Recommendation: Approval) **{Action: Approved Motion: Ku Second: Carden Vote: 5-0; Hendrickson-Yes; Carden-Yes; Ku-Yes; Watkins-Yes; Holtkamp-Yes}**

**2024-0833 Approval** to execute an encroachment agreement for easement with Georgia Power Company to utilize an area within the electric transmission line right of way during the construction of the Evermore North Boulevard Project. No funding is required for this agreement. Approval for the Chairwoman or designee to execute all related documents. Subject to approval as to form by the Law Department. (Staff Recommendation: Approval) **{Action: Approved Motion: Ku Second: Carden Vote: 5-0; Hendrickson-Yes; Carden-Yes; Ku-Yes; Watkins-Yes; Holtkamp-Yes}**

#### **10. Water Resources/Rebecca Shelton**

**2024-0738 Award BL009-24**, Duluth Hill area infrastructure improvements, to Site Engineering, Inc., amount not to exceed \$8,451,100.00. Contract to follow award. Subject to approval as to form by the Law Department. (Staff Recommendation: Award) (Water and Sewerage Authority Approved on September 9, 2024, Vote 4-0.) **{Action: Approved Motion: Ku Second: Carden Vote: 5-0; Hendrickson-Yes; Carden-Yes; Ku-Yes; Watkins-Yes; Holtkamp-Yes}**



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**VI. Consent Agenda**

**A. New Business**

**10. Water Resources/Rebecca Shelton**

**2024-0828 Award BL008-24**, Duluth Pinecrest area infrastructure improvements, to Site Engineering, Inc., amount not to exceed \$6,931,926.00. Contract to follow award. Subject to approval as to form by the Law Department. (Staff Recommendation: Award) (Water and Sewerage Authority Approved on September 9, 2024, Vote 4-0.) {Action: Approved Motion: Ku Second: Carden Vote: 5-0; Hendrickson-Yes; Carden-Yes; Ku-Yes; Watkins-Yes; Holtkamp-Yes}

**2024-0826 Award BL077-24**, purchase and installation of office cubicles, to Hyer Office Furniture, Inc., in the amount of \$533,543.94. (Staff Recommendation: Award) {Action: Approved Motion: Ku Second: Carden Vote: 5-0; Hendrickson-Yes; Carden-Yes; Ku-Yes; Watkins-Yes; Holtkamp-Yes}

**2024-0829 Award RP021-24**, provision of watershed improvements on an annual contract (September 17, 2024 through September 16, 2025), to Clean Water Consultants, Inc., base amount \$2,500,000.00. Contract to follow award. Subject to approval as to form by the Law Department. (Staff Recommendation: Award) (Water and Sewerage Authority Approved on September 9, 2024, Vote 4-0.) {Action: Approved Motion: Ku Second: Carden Vote: 5-0; Hendrickson-Yes; Carden-Yes; Ku-Yes; Watkins-Yes; Holtkamp-Yes}

**2024-0843 Award RP002-24**, construction manager at risk for the F. Wayne Hill Water Resources Center biosolids dryer project, to Reeves Young Clark Joint Venture, amount not to exceed \$85,000,000.00, inclusive of the construction services budget, \$675,000.00 for preconstruction services, and a 5.5% mark-up fee for profit. Authorization for the delegation of authority to the County Administrator to approve guaranteed maximum price authorizations and associated change orders. Contract to follow award. Subject to approval as to form by the Law Department. This contract is funded 8.5% by the American Rescue Plan Act. (Staff Recommendation: Award) (Water and Sewerage Authority Approved on September 9, 2024, Vote 4-0.) {Action: Approved Motion: Ku Second: Carden Vote: 5-0; Hendrickson-Yes; Carden-Yes; Ku-Yes; Watkins-Yes; Holtkamp-Yes}

## **VI. Consent Agenda**

### **A. New Business**

#### **10. Water Resources/Rebecca Shelton**

**2024-0771 Approval** of Change Order No. 1 Final to BL089-23, Turkey Crossing Gravity Sewer project with Mid-South Builders Inc. increasing the contract by \$498,919.70. The contract amount is adjusted from \$2,776,090.00 to \$3,275,009.70, subject to approval as to form by the Law Department. (Staff Recommendation: Approval) **{Action: Approved Motion: Ku Second: Carden Vote: 5-0; Hendrickson-Yes; Carden-Yes; Ku-Yes; Watkins-Yes; Holtkamp-Yes}**

**2024-0818 Approval** to renew BL080-21, purchase of solids dewatering and thickening polymer on an annual contract (October 19, 2024 through October 18, 2025), with Polydyne, Inc., base bid \$2,365,000.00. (Staff Recommendation: Approval) (Water and Sewerage Authority Approved on September 9, 2024, Vote 4-0.) **{Action: Approved Motion: Ku Second: Carden Vote: 5-0; Hendrickson-Yes; Carden-Yes; Ku-Yes; Watkins-Yes; Holtkamp-Yes}**

**2024-0819 Approval** to renew BL133-23, purchase of liquid cationic polymer on an annual contract (November 28, 2024 through November 27, 2025), with Polydyne, Inc., base bid \$271,500.00. (Staff Recommendation: Approval) **{Action: Approved Motion: Ku Second: Carden Vote: 5-0; Hendrickson-Yes; Carden-Yes; Ku-Yes; Watkins-Yes; Holtkamp-Yes}**

**2024-0827 Approval** to renew BL099-22, provision of electrical equipment installation, inspection, and repair services on an annual contract (January 1, 2025 through December 31, 2025), with Cleveland Electric Company, base bid \$3,000,000.00, and approval to increase the base bid of the current contract period (January 1, 2024 through December 31, 2024) from \$2,000,000.00 to \$2,800,000.00. (Staff Recommendation: Approval) (Water and Sewerage Authority Approved on September 9, 2024, Vote 4-0.) **{Action: Approved Motion: Ku Second: Carden Vote: 5-0; Hendrickson-Yes; Carden-Yes; Ku-Yes; Watkins-Yes; Holtkamp-Yes}**

## **VII. New Business**

### **1. Financial Services/Buffy Alexzulian**

**2024-0893 Approval/authorization** of a Resolution approving the Issuance by the Urban Redevelopment Agency of Gwinnett County, Georgia of its Revenue Bonds (Gwinnett Place Mall Phase II Project), Federally Taxable Series 2024 for the Purpose of Financing the Costs of an urban redevelopment project consisting of the acquisition of (1) approximately 16.21 acres of land, located at 2100 Pleasant Hill Road, Suite 2318, Duluth, Georgia 30096 (Macy's Store) and (2) approximately 6.90 acres of land, located at 3360 Venture Parkway NW, Duluth, Georgia 30096 (Macy's Furniture Store); Authorizing the Execution and Delivery of an Intergovernmental Contract Between Gwinnett County and the Urban Redevelopment Agency of Gwinnett County, Georgia Relating to the Bonds; Approving the form of an Agreement of Purchase and Sale and a Lease relating to such Macy's Store and Macy's Furniture Store; and for other related purposes. Subject to approval as to form by the Law Department. (Staff Recommendation: Approval) **{Action: Approved Motion: Carden Second: Ku Vote: 5-0; Hendrickson-Yes; Carden-Yes; Ku-Yes; Watkins-Yes; Holtkamp-Yes}**

## **VIII. Comments from Audience**

## **IX. Adjournment**

**{Action: Adjourn Motion: Ku Second: Carden Vote: 5-0; Hendrickson-Yes; Carden-Yes; Ku-Yes; Watkins-Yes; Holtkamp-Yes}**