

PIKE COUNTY BOARD OF COMMISSIONERS

P.O. Box 377 • 77 Jackson Street

Zebulon, GA 30295

J. Briar Johnson, Chairman

Tim Daniel, Commissioner

Tim Guy, Commissioner

Jason Proctor, Commissioner

James Jenkins, Commissioner

Brandon Rogers, County Manager

Angela Blount, County Clerk

Regular Meeting AGENDA

Wednesday, January 10, 2024 - 9:00 AM

Courthouse, Main Courtroom, 16001 Barnesville Street, Zebulon, Georgia

Town Hall Meeting at 8:45 a.m.

1. CALL TO ORDER

Chairman J. Briar Johnson

2. INVOCATION

Ricky Shepherd

3. PLEDGE OF ALLEGIANCE

Chairman J. Briar Johnson

4. APPROVAL OF THE AGENDA - (O.C.G A. § 50-14-1 (e) (1))

5. APPROVAL OF THE MINUTES

a. Minutes of the December 13, 2023, Regular Monthly Meeting.

b. Minutes of the December 13, 2023, Executive Session.

c. Minutes of the December 21, 2023, Workshop.

6. INVITED GUESTS - None

7. REPORTS FROM COMMISSIONS, DEPARTMENTS, COMMITTEES, AUTHORITIES

a. Monthly Reports submitted from County Departments and County Authorities, including a Revenue/Expenditure Statement for all departments, and a summary check register.

Department Reports

Financial Reports

b. County Manager Report

Update on County finances for the following funds/accounts:

General Fund	\$784,431.24
Fire Dept. Donations	\$9,224.36
Cash Reserve Account	\$473,130.23
Jail Fund	\$24,772.59
E-911 Fund	\$133,918.80

DATE Fund	\$33,283.58
Juvenile Court Fund	\$13,740.47
Residential Impact Fee	\$602,104.28
Commercial Impact Fees	\$184,163.86
C.A.I.P Fund	\$27,947.26
General Obligation SPLOST 2022-2028	\$669,964.01
L.M.I.G. Grant (DOT)	\$836,157.93

- c. County Manager Comments.
- d. Commissioner Reports.
- e. County Attorney Report to Commissioners.

8. UNFINISHED BUSINESS

- a. Consider one appointment to the Pike County Board of Tax Assessors to fill an unexpired six-year term, set to expire June 30, 2027. *Applicant has met criteria.*

9. NEW BUSINESS

- a. Elect Vice Chairman for the Pike County Board of Commissioners for 2024.
- b. Consider use of Courthouse Grounds from Patricia Beckham with Concerned Citizen for Pike/ NAACP on Monday, January 15, 2024 from 12:00 p.m. until 2:00 p.m. for A Day of Giving.
- c. Approve/deny Resolution to set qualifying fees for 2024 County Elections.
- d. Approve/deny sell of 4 vehicles and 1 tractor as surplus on GovDeals: 2005 Pontiac Bonneville, 2006 Chevrolet Impala, 2010 Dodge Charger, 2011 Ford Explorer and a New Holland Ford 1620 HST Tractor.
- e. Discussion of the American Lung Association Freedom from Smoking.
- f. Discussion of Ranchland Estates speed bumps.
- g. Approve/deny First Reading of an ordinance adopting the Pike County Unified Development Code (UDC) and the Pike County Official Zoning Map.

10. PUBLIC COMMENT - None

11. EXECUTIVE SESSION

- a. Chairman Briar Johnson requests an Executive Session for discussion or deliberation on the appointment, employment, compensation, hiring, disciplinary action or dismissal, or periodic evaluation or rating of a public officer or employee or interviewing applicants for the position of the executive head of an agency, as provided in O.C.G.A. § 50-14-3(b)(2), germane to personnel.
- b. Chairman Briar Johnson requests an Executive Session to discuss the possible acquisition of real property pursuant to O.C.G.A. 50-14-3 (b)(1).
- c. County Attorney Rob Morton requests an Executive Session for consultation with the County Attorney, or other legal counsel, to discuss pending or potential litigation, settlement, claims, administrative proceedings, or other judicial actions brought or to be brought by or against the county or any officer or employee or in which the county or any officer or employee may be directly involved, as provided in O.C.G.A. §50-14-2(1), germane to pending or potential litigation.

12. ADJOURNMENT

Agenda subject to revision.

PIKE COUNTY BOARD OF COMMISSIONERS

Minutes of the December 13, 2023, Regular Monthly Meeting.

SUBJECT:

Minutes of the December 13, 2023, Regular Monthly Meeting.

ACTION:

ADDITIONAL DETAILS:

ATTACHMENTS:

Type	Description
<input type="checkbox"/> Exhibit	Minutes of the December 13, 2023, Regular Monthly Meeting

REVIEWERS:

Department	Reviewer	Action	Comments
County Clerk	Blount, Angela	Approved	Item Pushed to Agenda

**REGULAR MONTHLY MEETING
PIKE COUNTY BOARD OF COMMISSIONERS**

The Pike County Board of Commissioners held a Regular Monthly Meeting on Wednesday, December 13, 2023, at 9:00 a.m. in the Courthouse, Main Courtroom, at 16001 Barnesville Street, Zebulon. Chairman Briar Johnson convened the meeting and Commissioners Tim Daniel, Tim Guy, Jason Proctor and James Jenkins attended. County Manager Brandon Rogers and County Clerk Angela Blount were also present. (O.C.G.A. § 50-14-1(e) (2)). Due to unforeseen circumstances County Attorney Rob Morton was unavailable to attend the meeting.

- 1. **CALL TO ORDER Chairman J. Briar Johnson**
- 2. **INVOCATION.....Roger Mileham**
- 3. **PLEDGE OF ALLEGIANCE..... Chairman J. Briar Johnson**
- 4. **APPROVAL OF THE AGENDA - (O.C.G A. § 50-14-1 (e) (1))**

Couty Manager Brandon Rogers requested to amend the agenda to add an Executive Session, germane to personnel.

Motion/second by Commissioners Daniel/Guy to approve the amended agenda, motion carried 5-0.

- 5. **APPROVAL OF THE MINUTES - (O.C.G.A. § 50-14-1(e) (2))**
 - a. Minutes of the November 28, 2023, Regular Monthly Meeting.
 - b. Minutes of the November 28, 2023, Executive Session.

Motion/second by Commissioners Proctor/Guy to approve the minutes of the November 28, 2023 Regular Monthly Meeting and the minutes of the November 28, 2023 Executive Session, motion carried 5-0.

- 6. **INVITED GUEST**
 - a. Employee Recognition for service to Pike County.

Brandi Kennedy with Pike County Public Works was recognized for her 5 years of service with Pike County. County Manager Brandon Rogers stated that Brandi Kennedy has been helping in the Board of Commissioners office over the past month. Brandi does a great job. Pike County Public Works Director, Todd Goolsby, stated Brandi is the face behind the phone and the face of the Public Works office when citizens come in. Brandi has Public Works covered and takes care of issues. Mr. Goolsby stated he appreciates all that Brandi does and thanked her for her work. Brandi Kennedy was presented with a 5-year certificate and a pin.

Wesley Bunn with Pike County Public Works was recognized for his 5 years of service with Pike County. County Manager Brandon Rogers stated Wesley Bunn started working in Building and Grounds before he decided to go to work for Public Works. Wesley is a great asset to the County. Public Works Director, Todd Goolsby, stated Wesley is a mower operator. Wesley is doing a fine job with the water line installation and making it happen. Mr. Goolsby stated he appreciates all that Wesley does and thanked him for his work. Wesley Bunn was presented with a 5-year certificate and a pin.

Penny Cosper with Pike County Extension Office was recognized for her 10 years of service with Pike County. County Manager Brandon Rogers stated anyone who has kids in the school system probably knows who Penny is. County Manager Rogers thanked Penny for everything she does at the Extension Office and working with the kids at the schools. The Extension Office Director, Brooklyn Wassel, stated she has been working with Penny for five years. Penny embodies what it means to be a 4-H Leader and demonstrates leadership to the youth. The youth look forward to Penny going to the schools once a month and half the time they are begging for her to come more. Mrs. Wassel stated that Penny is the rock for the Extension Office, and she appreciates everything that she does. Penny Cosper was presented with a 10-year certificate and a pin.

Emily Morris with Pike County Tax Assessors Office was recognized for her 10 years of services with Pike County. County Manager Brandon Rogers stated Emily started working in the Tax Commissioners office before moving to the Tax Assessors Office. Chief Appraiser, Greg Hobbs, stated a little over two years ago the Tax Assessors Office was struggling. Mr. Hobbs asked Emily about working in his office part time and in the Tax Commissioners office part time. Emily agreed to work in both offices part-time and it lasted for two weeks before going to work in the Tax Assessors office full-time. Mr. Hobbs noted that Emily is who the Tax Assessors office needed, he does not hesitate to assign her any tasks. Emily earned her Appraiser II designation from the State. Mr. Hobbs stated he is proud of Emily and her accomplishments. Emily Morris was presented with a 10-year certificate and a pin.

- 7. **REPORTS FROM COMMISSIONS, DEPARTMENTS, COMMITTEES, AUTHORITIES**
 - a. Monthly Reports submitted from County Departments and County Authorities, including a Revenue/Expenditure Statement for all departments and a summary check register.

Motion/second by Commissioners Guy/Daniel to accept reports, motion carried 5-0.
 - b. County Manager Report
 - Update on County finances for the following funds/accounts:
 - General Fund\$859,499.92
 - Fire Dept. Donations..... \$9,224.36
 - Cash Reserve Account.....\$473,130.23

Jail Fund	\$37,519.90
E-911 Fund	\$254,386.12
DATE Fund	\$37,308.86
Juvenile Court Fund.....	\$13,740.47
Residential Impact Fee	\$573,945.33
Commercial Impact Fees	\$184,163.86
C.A.I.P FUND	\$245,466.71
General Obligation SPLOST 2022-2028.....	\$671,460.43
L.M.I.G. Grant (DOT).....	\$836,157.93

c. County Manager Comment

County Manager Brandon Rogers reminded everyone this year some offices will be closed on different dates. The county offices will be closed on Friday (12/22) and Monday (12/25) for Christmas and the Courthouse will be working on Friday and close Monday (12/25) and Tuesday (12/26).

The Workers’ Compensation proposals have been provided to the Board of Commissioners. Workers’ Compensation is due in January. The County received proposals from ACCG and McGriff Insurance Services. The County has been with ACCG for around 18 years and has a long-standing relationship with them. ACCG annual premium is \$100,521.00. McGriff Insurance Services estimated annual premium is \$91,926.00. CM Rogers stated he has some concerns with McGriff proposal due to missing a section that includes full time firefighters in which will probably increase the proposal when added by about \$5,000.00. The services are very similar by both companies. CM Rogers noted another concern he has with McGriff is the base cost is \$151,126.00 where the base cost with ACCG is \$120,327.00. ACCG has been very consistent with the County over the years. CM Rogers recommendation is for the County to remain with ACCG for Workers’ Compensation and does not need a motion if the Board wishes to stay with ACCG.

County Manager Brandon Rogers updated the Board on the Unified Development Code (UDC) stating that a workshop has been scheduled for Thursday, December 21, 2023 in the Main Courtroom of the Courthouse at 9: 00 a.m. with the individuals input that the Board of Commissioners requested.

The request for proposals for Impact Fees has been posted on the website and posted on the Georgia Procurement website. Bids will be accepted through January 26, 2024 and opened at the Board of Commissioners first meeting in February.

The current moratorium that the County is under related to zoning and land use is set to expire on December 31, 2023. Once the workshop takes place next week on the Unified Development Code (UDC), updates will have to be made to the code and the Board of Commissioners does not have a meeting scheduled for the end of December. The code will have to have two readings, one at the first Board of Commissioners meeting in January and the second reading at the second Board of Commissioners meeting in January with the adoption at the last meeting in January. CM Rogers recommends extending the moratorium until February.

Motion/second by Commissioners Guy/Proctor to extend the moratorium to February 1, 2024, related to zoning and land use decisions including major subdivisions, rezonings, zoning applications, variances and special exceptions and it would not include administrative acts such as plat review of minor subdivisions, motion carried 5-0.

d. Commissioner Reports

- District 1 – Commissioner Daniel - No report.
- District 2 – Commissioner Guy stated Shortcut Road still needs some attention.
- District 3 – Commissioner Proctor - No report
- District 4 – Commissioner Jenkins - No report.

At Large Chairman Briar Johnson stated Friday, December 15, 2023 will be the Holly Jolly Christmas Parade. The parade will start at 7:00 p.m. and the route this year will be from Christ Chapel to the Parks and Recreation Fields. The parade will only be traveling the northbound lanes of Highway 19, not the southbound lanes. There will be vendors set up at the Recreation Field from 5:00 p.m. – 10:00 p.m.

e. County Attorney Report to Commissioners

Absent

8. UNFINISHED BUSINESS - NONE

9. NEW BUSINESS

- a. Consider three appointments to the J. Joel Edwards Library Board to fill a three-year term, set to expire December 31, 2026. *Applicants have met criteria.*

The applicants are Susan Goodwin, Janice Cairns, Curtis Ward and Blaine Hoopes. Mr. Hoopes was not in attendance at the meeting. County Manager Brandon Rogers recommendation is to appoint Susan Goodwin and Janice Cairns and reappoint Curtis Ward.

Motion/second by Commissioners Guy/Daniel to appoint Janice Cairns and Susan Goodwin to the Library Board and reappoint Curtis Ward to the Library Board, motion carried 5-0.
- b. Consider one appointment to the Pike County Family and Children Services Board to fill a five-year term, set to expire December 31, 2028. *Applicant has met criteria.*

The applicant is Gina Earls. County Manager Brandon Rogers recommendation is to reappoint Gina Earls.

Motion/second by Commissioners Proctor/Daniel to reappoint Gina Earls to the Pike County Family and Children Services Board, motion carried 5-0.

- c. Consider one appointment to the Pike County Water and Sewerage Authority to fill a five-year term, set to expire December 31, 2028. *Applicant has met criteria.*

The applicants are Briar Johnson and Keven Sasser. Agenda items C and D are both for the Water and Sewerage Authority with one expired term and one unexpired term. County Manager Brandon Rogers recommendation is to reappoint Briar Johnson for this position.

Motion/second by Commissioners Proctor/Daniel to reappoint Briar Johnson to the Pike County Water and Sewerage Authority, motion carried 4-1, with Chairman Briar Johnson abstaining.

- d. Consider one appointment to the Pike County Water and Sewerage Authority to fill an unexpired five-year term, set to expire December 31, 2025. *Applicant has met criteria.*

The applicants are Briar Johnson and Keven Sasser. Agenda items C and D are both for the Water and Sewerage Authority with one expired term and one unexpired term. Briar Johnson was reappointed for the expired term and County Manager Brandon Rogers recommendation is to appoint Keven Sasser for this position.

Motion/second by Commissioners Jenkins/Proctor to appoint Keven Sasser to the Pike County Water and Sewerage Authority, motion carried 5-0.

- e. Consider two appointments to the Two Rivers RC & D Council to fill a one-year term, set to expire December 31, 2024. *Applicants have met criteria.*

The applicants are Todd Goolsby and Rodney Hilley. County Manager Brandon Rogers recommendation is to reappoint Todd Goolsby and Rodney Hilley.

Motion/second by Commissioners Daniel/Guy to reappoint Todd Goolsby and Rodney Hilley to the Two Rivers RC & D Council, motion carried 5-0.

- f. Consider one appointment to the Three Rivers Regional Commission Board to fill a one-year term, set to expire December 31, 2024. *Applicant has met criteria.*

The applicant is Ric Calhoun. County Manager Brandon Rogers recommendation is to reappoint Ric Calhoun. Commissioner Tim Daniel asked which Commissioner serves on that Board now. Chairman Briar Johnson replied that he serves on that Board.

Motion/second by Commissioners Daniel/Proctor to reappoint Ric Calhoun to the Three Rivers Regional Commission Board, motion carried 5-0.

- g. Consider one appointment to the Pike County Board of Tax Assessors to fill an unexpired six-year term, set to expire December 31, 2025. *Applicant has met criteria.*

The applicants are Tim Ingram, Jerquana 'La'Trece' Key and Maria Grimes. Agenda items G and H are both for the Tax Assessors Board with both terms unexpired with different dates. Ms. Key was not in attendance at the meeting. Ms. Grimes is under the weather and not able to attend the meeting. County Manager Brandon Rogers recommendation is Tim Ingram for the term that is set to expire December 31, 2025.

Motion/second by Commissioners Daniel/Guy to appoint Tim Ingram to the Pike County Board of Tax Assessors, motion carried 5-0.

- h. Consider one appointment to the Pike County Board of Tax Assessors to fill an unexpired six-year term, set to expire June 30, 2027. *Applicant has met criteria.*

The applicants are Tim Ingram, Jerquana 'La'Trece' Key and Maria Grimes. Agenda items G and H are both for the Tax Assessors Board with both terms unexpired with different dates. County Manager Brandon Rogers recommendation is for Maria Grimes and due to her not being able to attend the meeting, CM Rogers recommends postponing this appointment until the next Board of Commissioners meeting.

Motion/second by Commissioners Proctor/Guy to postpone this appointment, motion carried 5-0.

- i. Discussion of the Georgia Department of Transportation (GDOT) County Bridge Replacement on Dripping Rock Road over Elkins Creek.

County Manager Brandon Rogers stated the Department of Transportation, Office of Bridge Design and Maintenance, sent a letter to Pike County, and has requested Pike County to review and respond to the Detour Impact Form. The bridge is in Upson County. The Georgia Department of Transportation propose to close the bridge on Dripping Roack Road over Elkins Creek during its construction and replacement which may take 6 to 9 months. There are no issues with the Detours that were provided by the Department of Transportation.

Discussion only, no motion.

- j. Approve/deny to sell a 2017 Dodge Charger as surplus on Gov Deals.

County Manager Brandon Rogers stated this vehicle is an old police cruiser that has been taken out of service and is his recommendation to approve to sell on Gov Deals.

Motion/second by Commissioners Daniel/Proctor to approve to sell a 2017 Dodge Charger as surplus on GovDeals, motion carried 5-0.

10. PUBLIC COMMENT (Limited to 5 minutes per person)

- a. Shannon Mullinax to address the Board requesting a formal response to letter sent on September 25, 2023.

Shannon Mullinax addressed the Board stating a letter was sent to the Pike County Board of Commissioners, the County Manager, the Director of Planning and Zoning, and a copy was provided to the County Attorney on September 25, 2023 in regard to the increase in Impact Fees. The letter includes 30 signatories signed by concerned stakeholders of Pike County. As stakeholders in Pike County, they believe the increase to the residential impact fee schedule was haphazard and inappropriate. According to Pike County Ordinances, Chapter 157.11 (A) (a) stated this ordinance may be amended from time to time as deemed appropriate or desirable. Any such amendment to this Ordinance, including an amendment to the development impact fee schedule, attached hereto as Attachment A, shall follow the procedures for adoption of an ordinance imposing a development impact fee as set out and required under the Georgia Development Impact Fee Act. Ms. Mullinax stated according to the Georgia Development Impact Fee Act, prior to the adoption of a development impact fee ordinance, a municipality or county adopting an impact fee program shall establish a Development Impact Fee Advisory Committee. The development Impact Fee Advisory Committee shall serve in an advisory capacity to assist and advise the governing body of the municipality or county with regard to the adoption of a development impact fee ordinance, In that the committee is advisory, no action of the committee shall be considered a necessary prerequisite for municipal or county action in regard to adoption of an ordinance. Such committee shall be composed of not less than five nor more than ten members appointed by the governing authority of the municipality or county and at least 50 percent of the membership shall be representatives from the development, building, or real estate industries. An existing planning commission or other existing committee that meets these requirements may serve as the Development Impact Fee Advisory Committee. Ms. Mullinax stated technically, the Planning Zoning Board could have been appointed but she would argue that 3 of the 5 members do not meet the requirements. Ms. Mullinax noted under O.C.G.A. 36-71-6 states prior to the adoption of an ordinance imposing a development impact fee pursuant to this chapter, the governing body of a municipality or county shall cause two duly noticed public hearings to be held regarding the proposed ordinance. The second hearing shall be held at least two weeks after the first hearing. There were not two public hearings held. Ms. Mullinax would like a response in writing. Ms. Mullinax noted she asked the County Attorney Rob Morton what she needed to do to get a response regarding the letter and Mr. Morton told her he would need a vote from the Board of Commissioners for him to respond with his legal opinion.

Motion/second by Commissioners Jenkins/Daniel to approve to allow County Attorney Rob Morton to respond to Ms. Mullinax letter that was sent on September 25, 2023, motion carried 5-0.

11. EXECUTIVE SESSION

- a. County Manager Brandon Rogers requests Executive Session for discussion or deliberation on the appointment, employment, compensation, hiring, disciplinary action or dismissal, or periodic evaluation or rating of a public officer or employee or interviewing applicants for the position of the executive head of an agency, as provided in O.C.G.A. § 50-14-3(b)(2), germane to personnel.

Motion/second by Commissioners Proctor/Guy to adjourn Regular Session and enter into Executive Session at 9:42 a.m., motion carried 5-0.

CLOSED MEETING AFFIDAVIT

[A copy of the affidavit must be filed with the minutes of the meeting]

**STATE OF GEORGIA
COUNTY OF PIKE**

AFFIDAVIT OF PIKE COUNTY BOARD OF COMMISSIONERS

Members of the Pike County Board of Commissioners, being duly sworn, state under oath that the following is true and accurate to the best of his/her knowledge and belief:

1.

The Pike County Board of Commissioners met in a duly advertised meeting on 12-13-2023.

2.

During such meeting, the Board voted to go into closed session.

3.

The executive session was called to order at 9:42 a.m.

4.

The subject matter of the closed portion of the meeting was devoted to the following matter(s) within the exceptions provided in the open meetings law:

No Consultation with the county attorney, or other legal counsel, to discuss pending or potential litigation, settlement, claims, administrative proceedings, or other judicial actions brought or to be brought by or against the county or any officer or employee or in which the county or any officer or employee may be directly involved as provided in O.C.G.A. § 50-14-2(1);

- No Discussion of tax matters made confidential by state law as provided by O.C.G.A. § 50-14-2(2) and _____*insert the citation to the legal authority making the tax matter confidential*);
- No Discussion of the future acquisition of real estate as provided by O.C.G.A. § 50-14-3(4);
- Yes Discussion or deliberation on the appointment, employment, compensation, hiring, disciplinary action or dismissal, or periodic evaluation or rating of a public officer or employee or interviewing applicants for the position of the executive head of an agency, as provided in O.C.G.A. § 50-14-3(b)(2);
- No Other – Germane to authorizing negotiations to purchase, dispose of or lease property.

Pike County Board of Commissioners:

J. Briar Johnson, Chairman	(L.S.)
Tim Daniel, Commissioner	(L.S.)
Tim Guy, Commissioner	(L.S.)
Jason Proctor, Commissioner	(L.S.)
James Jenkins, Commissioner	(L.S.)

This the 13th day of December 2023.

Sworn to and subscribed
Before me this 13th day of December 2023.

Robert L. Morton
Morton & Morton Associates
County Attorney and Notary Public
My commission expires: August 10, 2026.

Motion/second by Commissioners Proctor/Guy to adjourn Executive Session and enter into Regular Session at 10:18 a.m., motion carried 5-0.

12. ADJOURNMENT

Motion/second by Commissioners Proctor/Daniel to adjourn at 10:19 a.m., motion carried 5-0.

J. Briar Johnson, Chairman

Angela Blount, County Clerk

PIKE COUNTY BOARD OF COMMISSIONERS

Minutes of the December 21, 2023, Workshop.

SUBJECT:

Minutes of the December 21, 2023, Workshop.

ACTION:

ADDITIONAL DETAILS:

ATTACHMENTS:

Type	Description
<input type="checkbox"/> Exhibit	Minutes of the December 21, 2023 BOC Workshop

REVIEWERS:

Department	Reviewer	Action	Comments
County Clerk	Blount, Angela	Approved	Item Pushed to Agenda

WORKSHOP
PIKE COUNTY BOARD OF COMMISSIONERS

The Pike County Board of Commissioners held a workshop on Thursday, December 21, 2023, at 9:00 a.m. in the Courthouse, Main Courtroom, at 16001 Barnesville Street, Zebulon. Chairman Briar Johnson convened the meeting and Commissioners Tim Daniel, Jason Proctor and James Jenkins attended. County Manger Brandon Rogers, County Attorney Rob Morton and County Clerk Angela Blount were also present. (O.C.G.A. § 50-14-1(e) (2)). Due to unforeseen circumstances, Commissioner Tim Guy was unable to attend the meeting.

- 1. **CALL TO ORDER**..... Chairman J. Briar Johnson
- 2. **INVOCATION**.....Silent Invocation
- 3. **PLEDGE OF ALLEGIANCE**..... Chairman J. Briar Johnson
- 4. **APPROVAL OF THE AGENDA - (O.C.G A. § 50-14-1 (e) (1))**
Motion/second by Commissioners Daniel/Proctor to approve the agenda, motion carried 4-0.
- 5. **NEW BUSINESS**

- a. Discussion of the Pike County Unified Development Code (UDC) with the following individuals: Matt Bottoms, Kacie Edwards, Benny Evans, Steve Reeves and Brooklyne Wassel.

County Manager Brandon Rogers addressed the Board stating that he and Jeremy Gilbert, Director of Planning and Development, met with Matt Bottoms, Kacie Edwards, Benny Evans and Steve Reeves prior to this meeting to address some questions that arose at the last Board of Commissioners meeting regarding the Unified Development Code (UDC). CM Rogers stated he will go down the list of changes starting with the recommended amendments from the Planning Zoning Board to the Board of Commissioners in regard to the Unified Development Code (UDC) from their November 9, 2023 meeting.

A-R changes (Agricultural and Residential)

- No limit on chickens in A-R lots over 5 acres Section 503 C 16.
- Limit of 25 chickens in A-R on lots less than 5 acres Section 503 C 16.
- Remove the paved road and paved parking requirement for rural event centers. Section 503 B 23, Letters B & F.
- Add a special use permit to allow livestock on lots less than 5 acres. Section 503 D.

RR changes (Rural Residential)

- Add back section regarding barndominium to Section 603 A.
- Remove fence requirement for chickens. Section 603 C 7 B. CM Rogers noted due to RR being mainly in a subdivision, he would recommend keeping the fence requirement for this district.
- Limit of 25 chickens on all lots in RR district. Section 603 C 7. CM Rogers noted due to RR being mainly in a subdivision he would recommend staying with the Board of Commissioners and Planning Zoning Board recommendation of 10 chickens.
- Change section 603 C 7 from one acre to three acres. CM Rogers stated this is just a clerical change, he recommends staying with the previous decision of 1 acre and the above changes.
- Add a special use permit to allow livestock in the RR zoning district. Section 603 D. CM Rogers recommendation is approval to help with the FFA membership.
- Allow products grown on site to be sold on site. Section 603 C 5.

R-1 changes (Single-Family Residential Low Density)

- Add back requirement for fence and maintenance to section 703 13, Letters B & D.

R-2 changes (Single-Family Residential District)

- Require public sewer. Section 804 H, remove septic tank permitted.

PI, C-1, C-2, C-3, M-1 and M-2 changes (Professional and Institutional District, Neighborhood Commercial, General Commercial, Heavy Commercial, Manufacturing – Light, and Manufacturing)

- Change the statement in all non-residential districts from “All uses not permitted within the district by this section shall be specifically prohibited” to “Any use similar or compatible not listed within permitted uses section will at the discretion of the Zoning Administrator be presented as a special use permit and follow the procedures for a special use permit.”

Article 2 changes (Definitions of Terms Used)

- Change section 203 V 2 requiring the maximum allowable size of a guest quarters be 1,500 square feet across the board.
- Possibly remove or change the definition of Equipment, Heavy Section PP to follow the State definition to allow for agriculture equipment to be exempt. Official Code of Georgia 10-1-731 (2) that defines Heavy Equipment as follows. “**Heavy equipment**” means self-propelled, self-powered,

or pull-type **equipment** and machinery, including diesel engines, weighing 5,000 pounds or more and primarily employed for construction, industrial, maritime, mining, or forestry uses. The term “**heavy equipment**” shall not include:

- (A) Motor vehicles requiring registration and certificates of title;
- (B) Farm machinery, equipment, and implements; or
- (C) **Equipment** that is “consumer goods” within the meaning of Code Section 11-9-102.

Article 4 changes (General Procedures)

- Remove the requirement of a building permit on fences 4 feet or taller. Section 405 A 5. CM Rogers suggested possibly discussing removing the requirement for fences 4 feet or under with the possibly of keeping an inspection on fences over 4 feet that may require additional support or construction. Chairman Briar Johnson stated he is fine with no inspections on 4 feet and under fences, but if a fence is 6 or 8 feet tall, he thinks there should be an inspection. Commissioner Proctor stated he does not think the inspection of the fence is the problem, it is the permit fee, and he does not agree with that. The Board of Commissioners agreed to remove the requirement of a building permit on fences 4 feet or taller in Section 405 A 5.

Article 16 changes (US Highway 19 and US Highway 41 Overlay District)

- Add a statement to section 1615 E that the final approval of the either-or requirements outlined in this section shall be approved by the Planning and Zoning Board during the overlay review.

County Manager Brandon Rogers noted below are the recommended amendments from the six-hour workshop that he and Jeremy Gilbert, Planning and Development Director, held on December 14, 2023, with Matt Bottoms, Kacie Edwards, Benny Evans, and Steve Reeves. (Brooklyne Wassel was absent at the December 14, 2023, workshop, due to a prior commitment) CM Rogers thanked everyone who attend the six-hour workshop. Chairman Briar Johnson thanked everyone who gave their time at the workshop on December 14, 2023. Chairman Briar Johnson noted that when the Unified Development Code is complete, no one will be 100% satisfied with the document that will be adopted.

- Guest Quarters/Mother-in-Law Suites shall be a max square footage of 1500 or 50% of the primary resident, whichever is less. Square footage is measured using only heated areas. Garage/Carports are not allowed in R-1 and R-2 districts.
- Barndominium type housing should be allowed in A-R and RR districts with no restrictions. Chairman Briar Johnson stated he has concerns with barndominiums in a subdivision that they need some type of restrictions. Jeremy Gilbert noted if that is the only concern about barndominiums then the zoning condition process will take care of that. The ordinance only allows barndominiums in A-R and RR, they are not allowed in R-1 and R-2.
- Event Centers should require a business license, and meet all ADA requirements, with no restrictions on acreage.
- The selling of produce or plants in RR should require a home occupation license that is approved by the Administration. This is already permitted in A-R, this is just about RR. Jeremy Gilbert noted that the ordinance that is in place now, under home occupations, does not allow him to issue a business license to allow for selling of produce at their property. The ordinance does not allow for the sale of products visible at the location. Commissioner Daniel recommended making this a permitted in use in RR and the maximum stand size be half the size of what is allowed in A-R. The Board of Commissioners all agreed with Commissioner Daniels recommendation.
- RR Subdivisions should require minimum landscape standards to include a minimum of 4 trees with a minimum of 1.5-inch diameter in size.
- Students that wish to participate in agriculture programs may be approved by the Administration once receiving a letter from an Extension Agent or an Agriculture Teacher. The Administration is the Planning and Development Director.
- Update the Heavy Equipment definition to exclude all tagged vehicles. Use the State definition of Heavy Equipment in the Unified Development Code.
- The group all agreed with the current recommendations on the number of chickens in each district that were provided by the Planning and Zoning Board.
- Gardens should be a permitted use in R-2 Districts.
- Under the obnoxious vegetation section, clarify that this only applies to subdivision lots. This is for lots in major subdivisions that are three acres or less.
- For suggestions on the tree, shrub, and turfgrass charts the recommendation is to not include permitted items but only to list excluded items.
- Recommend changing the number of years from the current 5 to 1 year period between the time when a lot can be subdivided without causing a major subdivision, while keeping the number of splits at 3 which would constitute a major subdivision. OR change the number of splits from 3 to 6 that would constitute a major subdivision and leave the time period between lots being subdivide at the current 5 years. Jeremy Gilbert recommendation is to do 5 splits every 5 years. Five splits would keep it at a minor subdivision. The Board of Commissioners agreed with Jeremy Gilberts recommendation of 5 splits every 5 years. The split does not have to be done all at one time, you have five years to do the five splits. Example: you can do two splits one year, two splits another year and one split another year.

- Major subdivisions should require internal streets. In districts R-1, R-2, and RR streets should be paved. OR no roads required in A-R subdivisions. Commissioner Daniel noted if he has 100 acres linear, from one end of road to the other end of the road, and he wanted to divide it into ten 10-acre lots he should not be required to build an internal street in A-R. Jeremy Gilbert noted that internal streets are not required in A-R, only in R-1, R-2 and RR. Internal streets are only required in R-1, R-2 and RR for major subdivisions. Commissioner Daniel stated he does not think RR should have to have internal streets. Commissioner Daniel noted he will compromise and go with no internal roads required in A-R subdivision. Five lots or less is a minor subdivision and six lots or more is a major subdivision. The Board of Commissioners agreed on no internal roads are required in an A-R subdivision.
- Abandoned, wrecked or junk vehicles need to be better defined. What constitutes a junk vehicle from a project vehicle. Jeremy Gilbert noted this section was taken out of the nuisance section of the current ordinance and it defines a wrecked or junk vehicle as litter. County Attorney Rob Morton noted one option is to consider having a definition as is then provide for a mechanism such as with cuva and other similar regulations that allows the property owner to make a presentation for a different consideration. Therefore, it is defined as is unless otherwise established by the property owner. The Board of Commissioners agreed with what Rob Morton said.

County Attorney Rob Morton noted that from his understanding, once the policy has been written he will be involved on the legal side of the policy such as Appeals Section that needs to be addressed.

Jeremy Gilbert noted that all the fines for citations will be uniformed in the Unified Development Code, and those fines are subject to what the judge does. Mr. Gilbert stated since he has been employed with Pike County, he has not received one fine from any citation that he has issued in his office. If the code has \$250.00/ day for a fine the judge has the ability to go up to that amount and can go less than that amount. County Attorney Rob Morton noted in the State of Georgia this is deemed a misdemeanor and could be up to a \$1,000 fine so limiting it down to \$250.00 is trying to work with people. County Attorney Rob Morton noted he has been working with the courts for over 20 years in the county and he has not ever seen a court issue a per day fine even though it is authorized.

- 2202 should be changed to parking and storage of camper and RV. CM Rogers stated this is just a clerical change. The Unified Development Code now reads parking and storage of major recreational equipment, this is just clarification of what major recreational equipment which is a camper and RV.
- Update Section 2603 to apply to commercial only and not residential lots.
- Add definition of a working farm.
- County Attorney Rob Morton noted Section 407 – Appealing an action of the zoning administrator or building official needs to be addressed.
- Agricultural Dwelling/ Farm Dwelling has been discussed several different times. Jeremy Gilbert stated he has received the proposal of how a citizen would like to see agricultural dwelling/farm dwelling to be included in the new code. This item needs to be discussed of the best way to do this. Jeremy Gilbert noted he does not have a problem with the county doing a farm dwelling, but professionally he believes the dwelling needs to be attached to the farm. There are some federal guidelines and limitations such as H-2A that not everyone falls under. The Unified Development Code can be amended to add this in, the Board does not want this one item to hold up the adoption of the UDC. Brad Gregg stated this proposal was addressed in July and now it is being skipped over. Jeremy Gilbert stated that after the meeting in July, Brad Gregg and his Attorney were asked to present to him what they proposed the farm dwelling to look like and it was just provided to Mr. Gilbert after the last Board of Commissioners meeting. Mr. Gilbert noted this will be looked at in depth and discussed.

Commissioner James Jenkins stated in Article 2 Section 202, General Definitions that A and AA removed the authority from the Board of Commissioners as it relates to the Zoning Administrator. Commissioner Jenkins noted this needs to be reverted back to the Board of Commissioners. The Board of Commissioners agreed.

Commissioner Daniel thanked everyone for their work on the Unified Development code.

6. ADJOURNMENT

Motion/second by Commissioners Daniel/Jenkins to adjourn at 11:13 a.m., motion carried 4-0.

J. Briar Johnson, Chairman

Angela Blount, County Clerk

PIKE COUNTY BOARD OF COMMISSIONERS

Department Reports

SUBJECT:

Department Reports

ACTION:

ADDITIONAL DETAILS:

ATTACHMENTS:

Type	Description
▣ Exhibit	Ameripro
▣ Exhibit	Animal Control
▣ Exhibit	Coroner
▣ Exhibit	Building and Grounds
▣ Exhibit	Development Authority of Pike County
▣ Exhibit	Extension Office
▣ Exhibit	Library
▣ Exhibit	Parks and Recreation
▣ Exhibit	Planning and Development
▣ Exhibit	Superior - Juvenile Courts
▣ Exhibit	Water and Sewerage Authority November SCM
▣ Exhibit	Water and Sewerage Authority October RMM

REVIEWERS:

Department	Reviewer	Action	Comments
County Clerk	Blount, Angela	Approved	Item Pushed to Agenda



AmeriPro Health 911 Performance Report

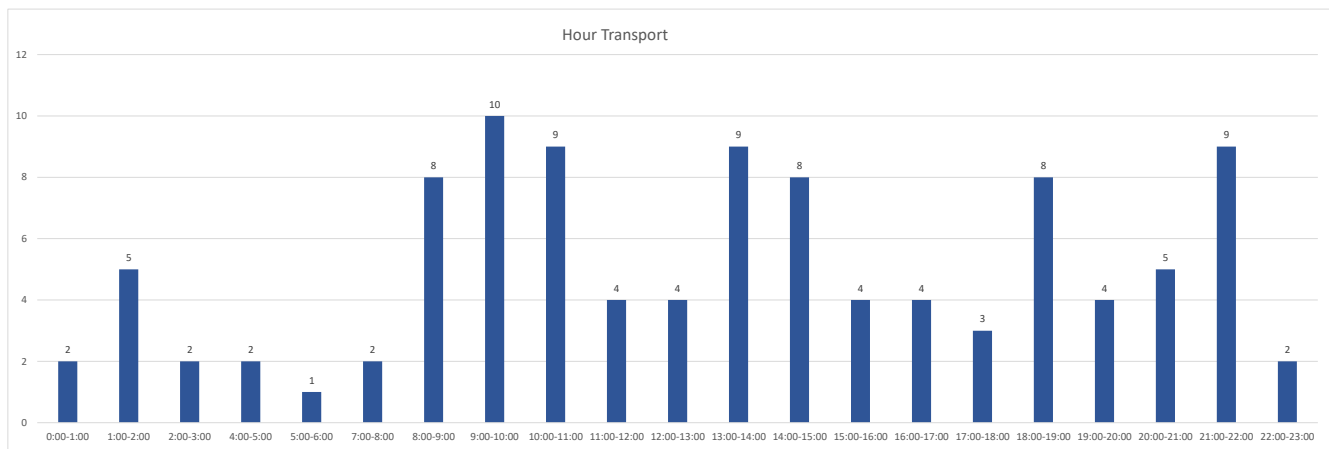
2023 December



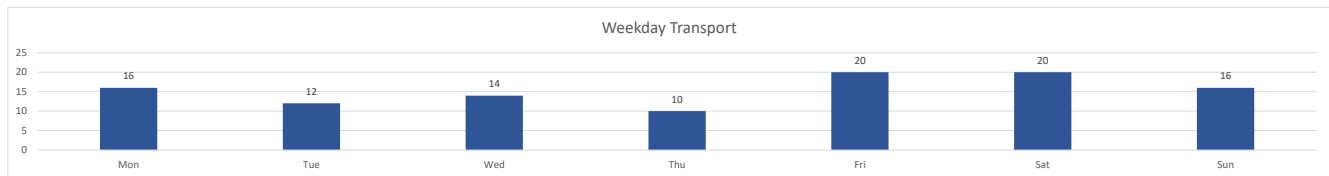
911 Pike

Month	Request	Transport	Refusal	Cancellation	Response Time Goal	Response Time	Out of Chute Time	Mutual Aid Performed by Ameripro	Mutual Aid Performed for Ameripro	Exception
December	212	108	77	27	0:11:59	0:10:56	0:2:35	1	5	11

Hour	Transport
0:00-1:00	2
1:00-2:00	5
2:00-3:00	2
4:00-5:00	2
5:00-6:00	1
7:00-8:00	2
8:00-9:00	8
9:00-10:00	10
10:00-11:00	9
11:00-12:00	4
12:00-13:00	4
13:00-14:00	9
14:00-15:00	8
15:00-16:00	4
16:00-17:00	4
17:00-18:00	3
18:00-19:00	8
19:00-20:00	4
20:00-21:00	5
21:00-22:00	9
22:00-23:00	2
23:00-24:00	3
Grand Total	108



Weekday	Transport
Mon	16
Tue	12
Wed	14
Thu	10
Fri	20
Sat	20
Sun	16
Grand Total	108



Drop Off	Transport
Upson Regional Medical Center	64
Spalding Regional Hospital	41
DUNN RD	1
529 TANYARD RD	1
Atrium Health Navicent Children's	1
Grand Total	108

Mutual Aid	Handled By
Call County	Upson
Pike	5



ANIMAL CONTROL

PO Box 377
Zebulon, GA 30295

Phone: 678-603-7285

956 County Farm Rd.
Williamson, GA 30292

"Serving Citizens Responsibly"

DECEMBER 2023 Monthly Animal Control Report

Several Calls and follow ups completed

Tanya issued 6 Nuisance animal Warnings

Jacob issued 3 Nuisance animal Warnings

Tanya issued 3 nuisance dog citations.

Tanya scanned 3 dogs for a microchip (posted on social media)

Jacob scanned 4 dogs for a microchip (posted on social media)

12-13-23 Magistrate Court Arraignment:

-L. Stewart 5 nuisance dog citations (dismissed due to no further complaints)

-J. Wooten 1 nuisance dog citation (bench warrant issued for failure to appear)

Jacob completed a rabies quarantine observation on Roberts Quarters Rd.

Jacob completed a cruelty to animal welfare check. Next follow up 1-13-24

Jacob and I both completed a welfare check on Alabama Rd.

Several animals reported missing due to fireworks.

Georgia Department Of Agriculture Shelter Data Report Completed

Monthly Reports completed.

Office of the Coroner
Pike County
Terrell A. Moody, Coroner
P.O. Box 727, Zebulon, GA 30295

MONTHLY REPORT
Business 770-567-8642
Cell 770-468-7176

Jessica Rowan, Deputy Coroner
15512 Concord Street, Zebulon, GA 30295

Glenn David White, Deputy Coroner
5164 US 19, Zebulon, GA 30295

Page 14

December 2023

December 11, 2023
Benjamin Harrison
383 Williamson Zebulon Road
Apartment #14
Zebulon, Georgia 30295
Investigated by: Jessica Rowan, Deputy Coroner

December 27, 2023
Brenda Marie Woolf
529 Tanyard Road
Zebulon, Georgia 30295
Investigated by: David White, Deputy Coroner

December 29, 2023
Roger Lee Prater
Spalding Regional Hospital
Griffin, Georgia, 30224
Investigated by: Terrell A. Moody, Coroner

Total Cases for December: 3

Pike County Building and Grounds Monthly Report

December 2023

Courthouse:

- N/A

Annex:

- N/A

Library:

- N/A

Sheriff's Office/Jail

- Fixed two lights for 911

Fire Stations

- Fixed heat at Concord FS
- Plumbing was put in at Blackmon Rd FS

Buildings and Grounds

- Changed air filters in county buildings
- Routine cleaning of county buildings

Public Works

- Replaced door at Transfer station office

Chestnut Oaks

- Siding is 85% complete
- Sheetrock is complete
- Drop Ceiling frame is installed
- All but three exterior doors are installed.
- Interior doors ordered
- Interior paint is scheduled in two weeks
- Polishing of floor and epoxy is scheduled for end of January
- Picked up and stained 100 tongue and groove boards for ceiling.

Development Authority of Pike County (DAPC)

Quarterly Update 2023 (QTR 4)

It has been a busy quarter with the DAPC as a new Executive Director, Kyle Fletcher, GCED, was hired in September.

In September, Treadway Controls purchased 3.52 acres in the Pike Business Park. The new site in the park will allow the company to grow and build a modern facility. Treadway Controls installs automation systems in commercial buildings.

In November, the Pike County Board of Commissioners approved .25 of a mil for the DAPC which totals approximately \$225,875. According to Executive Director Fletcher, “this money will be used to begin site prep work at the Pike Business Park and possibly other economic development initiatives.”

Kel Brannon, Chairman of the DAPC, stated “the dedicated quarter of a mil is vital for the operation of the development authority and the commitment of funds by the Board of Commissioners is greatly appreciated”. He went on to add that Pike County’s success in the economic development arena involves a variety of partners and we are pleased to be working together toward our goals.”

The Pike County School System launched a “Heavy Equipment Operator” Pathway in October which will help address the shortage of heavy equipment operators. This class has access to a room with state-of-the art heavy equipment simulators and on-site experience. Spearheaded by Work Based learning coordinator, Jennifer Shepherd, along with the CTAE Leadership Team, this program was made possible through a grant. Local partners such as McLeRoy, Inc helped make this a reality and the pathway will provide students a head start with skills in heavy equipment operation. “Workforce development is critical with students as they prepare for a career and this program is a wonderful example of a school system collaborating with local partners,” said Fletcher.

In November, Accessory Aero Group (AAG) signed a contract with the DAPC to purchase 11.24 acres in the Pike Business Park. AAG, currently based in Griffin, provides service on aircraft wheels, brakes, batteries, and more. The closing is scheduled for February 2024.

December brought another company to the Pike Business Park as the DAPC welcomed Thomaston Milk Company. This business, over 60 years old, supplies over 23 middle Georgia counties with milk (for school systems). They outgrew their facility in Thomaston and the DAPC is happy to add them as tenants in the Pike Business Park.

With the Industrial Park on 3/41 full of industries and the Pike Business Park quickly running out of lots, purchasing more land is definitely on the radar for the DAPC Board.

“We want to be proactive, not reactive with seeking new industrial land in 2024 and continue to recruit industries that fit our community’s strengths”, said Brannon. “We

know Pike County is growing so evaluating and identifying industries that meet our workforce skillsets is vital.”

The DAPC board members include: Kel Brannon (Chairman), Bryan Oglesby (Vice Chair), Stewart Esary (Treasurer), David Nix, Sonny Gwyn, John Barker, Briar Johnson, Joe Walter, and John Edwards. The board meets the first Wednesday of each month at 8 a.m. in the Chamber of Commerce Building in Zebulon.

Pike County Extension
December 2023 Monthly Report

Agriculture and Natural Resources: Brooklyne Wassel

Vacation December 8th, 12th, 18th - 20th, 22nd – 31st, 2023

Vacation January 1st – 2nd, 2024

- Programs
 - 4-H Horse Club, *Play: Christmas at the Barn* & Salt Dough Christmas Ornaments
 - Lunch and Learn: Fruit Trees (Virtual)
 - Septic Field Day, In collaboration with NRCS
 - *Native Bee Hotel Building and Design*, Upson County In-service training, Invited speaker
 - ~~Credits and Coffee~~, Cancelled due to low registration
- Meetings
 - Pike County Extension Office Meeting
 - Northwest District County Extension Coordinator Update (Virtual)
 - Pike County Board of Commissioners Meeting
 - Pike County Board of Commissioners Workshop, Invited as Panelist
- Trainings
 - Northwest ANR Update
 - Lab Safety Basics (Virtual)
 - UGA Right to Know Training: Phase 2, PEP training for research (Virtual)
- Research
 - Pigweed Herbicide Trial set to begin February 2024
- Educational Posts
 - Ornamental Freeze Protection
- Media
 - ~~ANR Report e Newsletter~~
- Social Media
 - Instagram- 409 indirect contacts, 9 direct contacts (6 posts)
 - Facebook- 48 indirect contacts, 1 direct contact (1 posts)
- Contacts (Does not include program participants) *Estimates
 - Phone- 45 contacts*
 - Email- 40+ contacts*
 - Face to Face- 12 contacts*
 - Sites- 2
- Other
 - Monitor station for CoCoRaHS (Community Collaborative Rain, Hail & Snow Network)

- Geocache
- Weekly NASS Crop Weather Reporter
- Auburn Mentor Program
- Gearing Up for Safety Mini Grant
 - Awarded \$750 mini grant to implement youth agricultural safety training
 - Quarterly Report
- AgSouth Farm Credit: Growing Our Communities Grant
 - Awarded \$5,000 to create a teaching apiary
- *Examination of Cooperative Extension as a Bridging Organization to Enhance Cross-boundary Collaborative Water Management*, Peer-reviewer for Journal of Extension (National Journal Publication)

UGA Winter Conference Poster Judge

4-H and Youth: Penny Cospers

- Pike County 4-H'ers can participate in many activities on our Facebook page and see upcoming activities.
- Pike County 4-H continues to be kept updated on 4-H information from the Northwest District.
- Attended 4-H update in Spalding County
- Hosted Jr/Sr Christmas Party
- Conducted 4-H clubs with 5th Grade. Topic – Delivering Presentations
- Jr/Sr 4-Her's worked on portfolios over holiday break at the office. 7 will compete at Rock Eagle in March.
- Pike County Archery team continues to practice weekly (Saturday) at Twin Oaks Rd.

Extension Administrative Assistant: Ruth Jackson

- Contacts
 - Phone- 44 contacts
 - Email- 29 contacts
 - Face to Face- 32 contacts

J. JOEL EDWARDS PUBLIC LIBRARY

Interim Manager's Report

January 2024



J. JOEL EDWARDS PUBLIC LIBRARY

DECEMBER 2023 STATS	
# PATRONS	919
COMPUTER SESSIONS	140
WiFi USERS	268
AWE COMPUTER SESSIONS	119
GADD (Audio & E-books)	796
ONSITE 0-5 PGMS	9
ONSITE 0-5 PGM ATTEND	108
OFFSITE 0-5 PGM	2
OFFSITE 0-5 PGM ATT	393
ONSITE 6-11 PGM	1
ONSITE 6-11 ATT	11
ONSITE TEEN PGM	2
ONSITE TEEN ATT	10
ITEMS REC'D	229
TOTAL ITEMS	32,744
CIRCULATION	1740
MEETING ROOM USE	1
MEETING ROOM ATT	12
STEAMroom	2
*INCOMING TRANSITS	633
*OUTGOING TRANSITS	621

UPCOMING EVENTS

January Programs

- 1-13 Winnie the Pooh Birthday Celebration Teen Adisory Board
- 1-18 Teens Waffle Love Night
- 1-20 Cooking with Kids
- 1-23 Beginner Yoga
- 1-30 Character Creation with Author Laurel Blount

Every Tuesday – Preschool Story Time
STEAMroom Open
Every Thursday – Toddler Story Time
STEAMroom Open

Regular Programs

provided for:

Pike County Pre-K, PCPS, PCES,
Life Springs toddlers and Pre-K, and Kids
Konnection

To keep up to date on library events, we encourage you to follow the J. Joel Edwards Public Library on Facebook.

MISSION STATEMENT

The J. Joel Edwards Public Library will meet or exceed the needs of its patrons and communities.

VISION STATEMENT

Connecting Everyone to an Empowered Future

Did you know? With 1740 circulations and 140 hours of computer use alone during December 2023, our library's worth is \$38,926.50.



MEETING MINUTES
REGULAR MONTHLY MEETING
PCPRA Community Center
October 25, 2023 @ 6:00 pm

Board Attendees: Chairman-Chris Childress; Vice Chairman- Jason Leatherman; Secretary- Becky DeGraff; Scott Smith; Cory Brinson; Josh Follett; Matt Wood.

Others Attending: Director Ray Wilkerson; From Pike Soccer- President- Duff McFarland

Chairman-Chris Childress called the meeting to order at 6:00 pm.

Approval of Agenda: (Attachment A)

MOTION - Motion to approve the Agenda. Presented by Mr. Wood, second by Mr. Smith. Motion carried 7-0.

Approval of Minutes

Approval of September 27th Regular Monthly Meeting Minutes

MOTION - Motion to approve the meeting minutes of September 27, 2023. Presented by Mr. Wood, second by Mr. Smith. Motion carried 7-0.

Pledge of allegiance to the Flag of the United States of America.

Treasurers Report: (Attachment B)

Read into minutes by Director Wilkerson

Bank Account Statement as of 09/30/23

Given on 10/25/23

Operation & Maintenance Account

Previous Balance	(\$122,022.02)
17 Deposits/Credits	(\$ 29,047.67)
34 Checks/Debits	\$ 74,590.81
Service Charge	-
Interest Paid	(\$ 39.16)
Current Balance	(\$ 76,518.04)

Concession Account

Previous Balance	(\$ 50,428.86)
19 Deposits/Credits	(\$ 16,305.12)
8 Checks/Debits	\$ 7,720.18
Service Charge	-

Interest Paid	(\$ 20.92)
Current Balance	(\$ 59,034.72)

NOTES: Uniform expense this month was approximately \$74k. Electricity and water bills have increased. There was notification of an increase in the rate for power effective November 1. There was a problem with the water meter and it was not functioning. This has been repaired and the Director Wilkerson is working with the city to adjust the water bill.

MOTION- Approve Regular and Concession Account balances as of 08/31/23. Presented by Mr. Smith, second by Mr. Follett. Carried 7-0.

Impact Fee Balance: (Attachment C)

Unapproved 2023-24 balance received from 9/19/23 thru 10/25/23 is \$5,470.64 bringing the total to approximately \$55,500.

NOTE: Last meeting the board asked the county for impact fee funds to pay for the work done to make the newly acquired tractor usable. The county denied this request because repairs to the tractor do not fall under the guidelines for impact fee use.

Working Budget 2023-2024 (Attachment D)

Budget vs Actuals 2023-2024 (Attachment E)

July 1, 2023 to date. NOTE: Field 5 improvements fall under *Culture/Recreation Capital Outlays*.

Director's Report —presented by Director Wilkerson (Attachment F)

Football: (Attachment G)

- As of this meeting, 9/27, the teams have the following records:
6U is 2-4 7U is 0-6 9U is 1-5 10U is 2-4 11U is 4-2
- Saturday, 10/7, the high school hosted 5 of the rec football games: The experience went well. We thank the high school for the opportunity to experience playing in the stadium.
- The 11U team is the only team from Pike expected to make the playoffs. They are currently 4th in their age group with two games remaining in the regular season. Semi-final games are to be played November 11th.
- The 12U team is playing unofficial games with private schools in the area since they have withdrawn from the SYFC.
- Charlie attended a meeting with the SFYC members and representatives to discuss playoff standings and the future of SYFC. There are no changes planned for now.

Cheer:

- Victoria is meeting as the football season ends with the current director to discuss the transfer of cheer to the Rec Authority.

Fall Baseball/softball:

- The season wraps up this week on Thursday 10/26 with the exception of one rescheduled softball game to be played 10/30.

Basketball: (Attachment G)

- Registration ended 10/23 with the exception of the middle school ages who are trying out for school ball.

- As of today, 10/25, there are 191 players registered up from 180 just yesterday. Registration continues to grow year after year. In 2021 there were 129 and in 2022 there were 150.
- We will be using the middle, elementary and primary school gyms as well as the gym at Life Springs Church for practices. Teams will rotate gyms for practice. Games will be held at two there were
- Evaluations will begin 10/30 with team selection immediately following.
- Registration breakdown as of 10/24:
 8U Coed – 57 registered + 22 waitlisted = 80 total
 10U Girls – 11 registered 10U Boys – 43 registered
 12U Girls – 8 registered 12U Boys – 32 registered + 6 waitlisted = 38 total
- We have applied for the GRPA Jr Hawks Grant for \$2380 for our program. If received, the money will be used to upgrade equipment and purchase a table top scoreboard.
- Concessions are being organized as well as workers for game days.

Spring Baseball & Softball: (Attachment H)

- Director Wilkerson has officially signed with the Braves Rec League for the 2024 Spring Season.
- The Braves program will mirror high school programs across all 50 states.
- Softball will have an all-stars programs with the Road to Atlanta program just like baseball. USSSA did not offer an all-star program for softball.
- Softball will also have instructional videos available by collegiate athletes.
- Post season games will be broadcast on the Braves Network.
- 14U will not be accommodated this year but plans are to add them next year.
- Participating programs from Douglas County, Perry, Columbus have signed. We are still waiting to hear if Meriwether, Lamar and Monroe will participate.

Soccer: Presented by Duff

- The soccer club has signed a one year agreement with New Growth to update the fields with top dressing and seeding.
- No Parking signs have been placed around the complex to help prevent parking on the fields and in restricted areas near the Community Center.
- The well used for irrigation is need of some repairs. Well company is scheduled to come out.
- The rec side of the club has 270 participants this fall out of the 320 total registered.
- Games will run every weekend through November 18.
- Revisions to the bylaws continue.

Coaches & Sponsorship Banquet:

- Banquet was held Friday, 6 at the Community Center
- Thank you to Hunter Strickland for being our guest speaker.
- Thank you to Ryan Landry for catering. The food was great!
- Coach of the Year was awarded to Craig Smith. A multitude of nominations were received thanking Craig for the leadership, patience, and guidance he exhibits to our kids at every practice and game.
- Sponsor of the Year was awarded to Pike Pools. Thank you for all you have done this year!
- Director Wilkerson spoke on the change to the Atlanta Braves Rev League for spring baseball and softball.
- Jason Leatherman spoke on the changes that have been made at the park and the plans for the immediate future. He also emphasized that theses changes cannot happen without the sponsors that have contributed time, money, labor and materials for these upgrades.

Programs & Camps:

- The Fall Festival/Movie in the Park scheduled for Friday, 10/13 was canceled due to inclement weather. Pumpkin carving awards were given out based on online voting via Facebook. There were a record 26 participants.
- 10/1 there was a softball/baseball clinic held at the fields coordinated by Kali Matson.
- There will be a Turkey Trot 5k on 11/18 Starting at the Community Center. Registration will go live on 10/30.
- Director Wilkerson met with Meredith Maddox of the Chamber of Commerce regarding the Pike County Christmas Parade. The parade route will end at the Community Center where there will be a Christmas Market with various vendors and activities. We will be using portable lights from the fire department since the parade begins after dark.

Concessions:

- The account with Sysco has been very helpful and time saving. They offer items that we have not had available in the past.

Community Center:

- No report

Staff:

- Tyler James has been hired for the remaining open field maintenance position. He began 10/9/23.
- Chad Clark was recognized by the county board of commissioners for his five years of service at the Rec on 10/11.

Other:

- The tractor has been repaired and is currently being used. The old tractor will be placed for bid on the government website.

Project Report: Presented by Vice Chairman Leatherman

- Field 5 –
 - Upgrades are complete.
- Sod cutting-
 - Sod will be cut along the baselines of the baseball fields beginning with Field 5 on 10/30.
- Landscaping- (Attachment I)
 - *Flanders Nurseries, Inc* has submitted a proposal to plant shade trees around the complex including watering bags, bark mulch and 21 trees that are 2 1/2-3" caliper. The trees will need to be purchased soon so that they can be planted before the cold weather sets in. The proposal also includes a donation of the removal of the Leyland Cypress trees that have become diseased and installation of a planting around the sign in the corner.

MOTION- Accept proposal from *Flanders Nurseries, Inc.* as presented with the addition of 4 trees to go between the two new fields about to be constructed, bringing the total expense to approximately \$12K. Presented by Vice Chairman Leatherman, second by Mr. Smith. Carried 7-0.

- Upper football field conversion-
 - Work will begin in November with grading donated by Jim McNair of *McNair Grading & Excavation*. Pike County will also contribute grading and dirt.

- One field will be 185' for use for ages up to U8. The second field will be 200' and will be for use by all ages.
- Southern Built Construction will begin remodeling the softball concession stand in November. This includes removing interior stairs, expanding the concession area and adding a window on the backside of the building for easy access from the new fields. This will be at no charge to us.
- Southside Steel will provide metal staircase for access to the press box areas.
- Estimates for fencing were discussed. Can we have a 36" wall as the backstop from dugout to dugout with 8' fencing above and netting for one or both fields? Cost could run as high as \$442k for both fields with matching backstops. Further discussion will take place at our next meeting.

Grant Writing Update: Presented by Mr. Wood

- The application for the DNR grant was submitted as scheduled. We expect to hear something in mid January.

Member Reports:

- Chairman Childress – Middle school baseball practice/conditioning will begin 12/1. They will be using Field 5 again. The high school has donated covers for the mound and home plate areas of Field 5. These are items they will no longer be using.
- Mr. Smith – Can we have a rec night for the softball teams at a High school game similar to what was done for baseball this year? How about basketball too? Director Wilkerson will take this under consideration.
- Secretary DeGraff – No report.
- Mr. Follett – Reports that he is still researching PA systems but has not yet located anything we can afford. We are looking for something to use where announcements can be heard throughout the complex. Can we consider a double elimination post season tournament for fall baseball and softball? Director Wilkerson will take this under consideration.
- Mr. Brinson – Reports getting a lot of compliments on the work being done at the complex. Can we think about what it would take to start flag football here? It is a sport growing around the country and state.
- Mr. Wood – see grant update above.
- Vice Chairman Leatherman – see field conversion notes above.

MOTION — To adjourn meeting presented by Mr. Wood, second by Mr. Follett. Carried 7-0.

Meeting adjourned at 7:58 pm.

Attachments:

A-Meeting Agenda 10/25/23

B-Treasurers Report 10/25/23

C-Impact Fee Balance 10/25/23

D-Updated Working Budget 10/25/23

E-Budget vs Actuals 10/25/23

F-Directors Report 10/25/23

G-Football/basketball Report 10/25/23

H-Braves Rec Program Handbook ~~###~~ NOT INCLUDED

I-Flanders Nurseries, Inc Shade Tree Estimate and Layout 9/09/23



REGULAR MONTHLY MEETING
10/25/2023 @ 6PM
PCPRA COMMUNITY CENTER

AGENDA

- Call to Order.....Chairman Childress
- Approval of Agenda
- Approval of Sept 27th, 2023 Regular Monthly Meeting Minutes
- Treasurers Report.....Director Wilkerson
- Regular Account Balance
 - Concessions Account
 - Concessions Account Balance
 - Impact Fee Balance
 - Commission Approved Balance
 - Unapproved Balance
 - Approve/Deny Regular and Concession Account Balances ending September 30th, 2023.
- Director's Report.....Director Wilkerson
- Football
 - Basketball
 - Baseball
 - Atlanta Braves Rec League
 - Softball
 - Atlanta Braves Rec League
 - Soccer
 - Programs
 - Coaches Banquet Report
 - Movie in the Park
 - Turkey Trot
 - Maintenance Report
- Project Report.....Chair Childress
- Field 5
 - Sod cutting
 - Landscaping
 - Field Conversion

- Softball Concession

Grant Report.....Mid Jan.....Member Wood

7:50 Board Member Updates

- Chairman Childress —
- Vice-Chair Smith — Softball Rec Nite Baseball Basketball
- Secretary DeGraff
- Member Follett — Researching PA, post season play
- Member Brinson — flag football girls for '24 db/elim
- Member Wood —
- Member Leatherman —

Adjourn

Mid School Dec 1 Baseball

Cory → compliments

Jason = MS funding of \$115 in Dec?

Ray - grant for JR MPA

Matt Josh 7:58

A+B

6:04

Bank Account Statement as of September 30th

Operation & Maintance Account

Previous Balance	\$ 122,022.02
17 Deposits/ Credits	\$ 29,047.67
34 Checks/Debits	\$ 74,590.81
Service Charge	\$ -
Interest Paid	\$ 39.16
Current Balance	\$ 76,518.04

Concession Account

Previous Balance	\$ 50,428.86
19 Deposits/Credits	\$ 16,305.12
8 Checks/Debits	\$ 7,720.18
Service Charge	\$ -
Interest Paid	\$ 20.92
Current Balance	\$ 59,034.72

74K uniforms

will balance be when we can get thru
the rest of year

- electric + water has gone up

1/2 will go up
 soon
 eff 11/1

1/2 meter
 wasn't working

AHC

PIKE COUNTY BOARD OF COMMISSIONERS
DETAIL ACCOUNT INQUIRY BY ACCOUNT

FY 2023-2024

PERIOD: 09/16/2023 TO 10/25/2023

210-03-1000-341320-061 Parks & Rec Impact Fees

210-03-1000-341320-061 Parks & Rec Impact Fees			<u>BUDGET</u>	<u>PERIOD TO DATE</u>	<u>ENC AMT</u>	<u>REMBAL</u>	
			5,000.00	-5,470.64	0.00	-16,882.56	
<u>DATE</u>	<u>MOD</u>	<u>REFERENCE</u>	<u>JE # or VOUCHER#</u>	<u>CHECK#</u>	<u>DEBIT</u>	<u>CREDIT</u>	<u>BALANCE</u>
BALANCE FORWARD							-16,411.92
09/19/2023	CA	DEP 17070 Parks & Rec 3.51%				781.52	-17,193.44
10/04/2023	CA	DEP 17095 Parks & Rec 3.51%				781.52	-17,974.96
10/04/2023	CA	DEP 17096 Parks & Rec 3.51%				781.52	-18,756.48
10/10/2023	CA	DEP 17136 Parks & Rec 3.51%				781.52	-19,538.00
10/17/2023	CA	DEP 17155 Parks & Rec 3.51%				781.52	-20,319.52
10/17/2023	CA	DEP 17156 Parks & Rec 3.51%				781.52	-21,101.04
10/24/2023	CA	DEP 17168 Parks & Rec 3.51%				781.52	-21,882.56
SUBTOTALS FOR ACCOUNT 210-03-1000-341320-061 :					0.00	5,470.64	
					0.00	5,470.64	

Tractor ant
not for use
of

REVENUE & EXPENDITURE STATEMENT

07/01/2023 To 10/31/2023

PIKE COUNTY BOARD OF COMMISSIONERS

FY 2023-2024

*100 in the % Used column indicates that no budget exists

Account		Current Period (\$)	YTD (\$)	Budget (\$)	% Used
210 Impact Fees					
Revenue					
Parks & Rec Impact Fees		21,882.56	21,882.56	5,000.00	438
	Revenue Subtotal	\$21,882.56	\$21,882.56	\$5,000.00	438
After Transfers	Excess Of Revenue Subtotal	\$21,882.56	\$21,882.56	\$5,000.00	438 ✓

Department: Pike County Parks & Recreation Authority		FY 2023/24 Line Item Compilation Sheet Proposed		More than one sheet? If so, this page 1 of 2	
Line Item Number		Item Description		2022/2023	2023-2024
100-61-6100-511100-000	Regular Employees - (6) Full-time Employees			\$215,322.00	\$255,462.00
100-61-6110-511200-000	Temporary Employees - Recreation Leader: Part-time position			\$1,000.00	\$1,000.00
100-61-6110-512100-000	Group Insurance - Amount to be provided by County			\$42,693.00	\$62,139.00
100-61-6110-512200-000	FICA & Medicare - Amount to be provided by County			\$16,473.00	\$19,543.00
100-61-6110-512400-000	Defined Contribution			\$0.00	\$0.00
100-61-6110-512600-000	Unemployment Insurance - Included in co-employees payment			\$0.00	\$0.00
100-61-1540-521200-000	Medical Fees - Drug Screen			\$105.00	\$105.00
100-61-6170-522204-000	Equipment Maintenance - Office Equipment & Maintenance. Contract			\$600.00	\$1,000.00
100-61-6110-523900-000	Postage & Shipping			\$250.00	\$250.00
100-61-4750-523200-000	Communications - Phone (Long Distance, Fax Line & Internet)			\$2,640.00	\$2,100.00
100-61-4750-523201-000	Communications - Cell (Cell phone allowance of \$15 per pay period for Director, All other staff)			\$780.00	\$1,170.00
Need Line Item Number	Contract Services			\$0.00	\$3,200.00
100-61-6110-523300-000	Advertising - Job opening ads, etc.			\$250.00	\$250.00
100-61-6110-523600-000	Dues & Fees - GRPA, Newspaper, Web Site, County Fees, P.O. Box, Sam's Club, CH			\$1,000.00	\$1,250.00
100-61-6110-523700-000	Education & Training - GRPA Workshops & Conference, CPR & AED Certification, M			\$1,500.00	\$2,000.00
100-61-6110-512900-000	Uniforms - Staff Apparel & Uniforms			\$1,000.00	\$1,000.00
100-61-6110-531000-000	Office Supplies			\$850.00	\$1,000.00
100-61-6110-531100-000	Operating & Toiletary Supplies - First Aid Supplies, Cleaning Supplies, Flags, Paper Pl			\$2,000.00	\$4,000.00
100-61-6190-531000-000	Program Supplies - Special Programs			\$350.00	\$0.00
100-61-6110-542400-000	Computers - Computers, Monitors, Software & Supplies			\$1,850.00	\$2,000.00
100-61-6110-542300-000	Furniture & Fixtures - Office Furniture, Tables, Chairs, etc...			\$0.00	\$0.00
100-61-4400-531300-000	Concessions / Food & Vending			\$0.00	\$250.00
100-61-6120-521200-000	Professional Audit			\$2,500.00	\$2,500.00
100-61-6120-572000-000	Other Agencies - Parks & Recreation Authority - County uses this line item for our M			\$0.00	\$0.00
100-61-6122-531000-000	Supplies - Athletic Equipment & Supplies			\$0.00	\$0.00
100-61-6100-521200-000	Other Professional Services - Payroll, Check Writing & Bookkeeping Services, Comp			\$3,920.00 ✖	\$8,000.00
100-61-6170-531701-000	AABC Mickey Mantle Southeast Region			\$0.00	\$0.00
Need Line Item Number	Daddy / Daughter Dance - Disc Jockey, Decorations, Flyers, Invitations, Programs, N			\$2,200.00	\$2,200.00
100-61-6100-581000-000	Debt Service - \$6300 per month beginning 11/1/22			\$50,400.00	\$75,600.00
100-61-6110-531605-000	Office Furniture/Equipment - Small			\$500.00	\$500.00
100-61-6170-531702-000	Ball Leagues - Youth Sports Leagues Youth Spring/Fall Softball Equipment, Umpires, Uniforms, Trophies, Insurance, USSF Youth Football, League Fees, Equipment, Officials, Chain Crew, Uniforms, Trophies, Youth Basketball, Uniforms, Rule Books, Basketballs, Scorebooks, First Aid Kits, Sup Youth Fall Spring Baseball, Equipment, Supplies, Uniforms, Umpires, Sponsor Signa			\$100,000.00	\$122,409.00

working budget

A-H D

100-61-6170-531703-000	Special Events – (A decision on Pride of Pike has not been made) Movie In The Park – Outdoor Cinema Services for 3 movies & Movie License for 3 m	\$5,000.00	\$5,000.00
Need Line Item Number	Coaches & Sponsors Banquet - \$2000.00		
100-61-6130-531701-000	Friends of the Park	\$0.00	\$0.00
Need Line Item Number	Tournaments – 2 Baseball Tournaments		
100-61-6100-512500-000	Father's Day Softball Shootout Tournament	\$3,000.00	\$3,000.00
100-61-6100-523100-000	Umpires, Scorekeeper, Trophies, Supplies, Hosting Fee, etc.		
Need New Line Item	Adult Athletic Leagues	\$0.00	\$0.00
100-61-6170-522202-000	Worker's Comp. Insurance – ACCG-GSIWCF (1/1/21-1/1/22: \$8084.00)	\$8,084.00	\$7,733.00
100-61-6110-531270-000	Insurance – Property & Liability Insurance - ACCG-IRMA: (7/1/21 – 7/1/22: \$11,785.00)	\$12,128.00	\$12,834.00
100-61-6170-522203-000	Day Camp	\$1,000.00	\$1,000.00
100-61-6100-522320-000	Vehicle Maintenance	\$500.00	\$1,000.00
100-61-6170-522201-000	Vehicle Fuel – Fuel for mowers, trucks, tractor (diesel), Gator utility vehicles, John De	\$5,000.00	\$8,000.00
100-61-6100-522200-000	Equipment Maintenance – Small Equipment, Tractor, Gator & Mower Repair / Mainte	\$2,500.00	\$3,000.00
100-61-6170-522202-000	Equipment Rentals – Sod Cutter, Port-a-Potty for Youth Softball Seasons & Other Ren	\$1,500.00	\$3,000.00
100-61-6100-541200-000	Park Maintenance – Fence Repair, Grassing, Weed Killer, Insect Killer, Landscaping,	\$10,000.00	\$10,000.00
100-61-6170-522200-000	Athletic Field Maintenance – Lawn Care Contract, Fence & Net Materials/Repair, Field	\$21,500.00	\$21,500.00
100-61-6100-541200-000	Site Improvements – Improvements to Buildings & Structures	\$0.00	\$0.00
100-61-6110-523850-000	Pest Control	\$500.00	\$2,000.00
100-61-4400-531210-000	Water / Sewer	\$3,000.00	\$9,600.00
100-61-4600-531530-000	HVAC / Electricity	\$30,000.00	\$35,000.00
100-61-4700-531520-000	Natural Gas / Propane Gas – Propane Heater In Shop/Break Room	\$0.00	\$0.00
100-61-6240-541200-000	Beautification – Flowers, Trees, Erosion Control & Other Beautification Projects	\$0.00	\$0.00
100-61-6110-542500-000	Other Equipment / Machinery (New Purchases)	\$0.00	\$0.00
100-61-6170-522205-000	Building Maintenance	\$500.00	\$500.00
100-62-6250-523850-000	Security Services – 300 hrs. X \$15	\$4,500.00	\$4,500.00
100-61-6123-541200-000	Park Improvements - Capital Outlay - Beautification	\$0.00	\$0.00
210-61-6122-541400-000	Recreation Complex / Community Center (Impact Fees)	\$463,000.00	\$0.00

\$ from, ball leagues

AHE

Pike County Recreation Authority

Budget vs. Actuals: FY23-24 Operations/Ball Leagues 2023/2024 - FY24 P&L Classes

July 2023 - June 2024

	TOTAL		
	ACTUAL	BUDGET	REMAINING
100-61-6100-511100-000 Regular Employees	65,704.56	255,462.00	189,757.44
100-61-6100-521200-000 Other Professional Services		8,000.00	8,000.00
100-61-6100-522320-000 Equipment Rentals	1,629.69	3,000.00	1,370.31
100-61-6100-523100-000 Property & Liability-ACCG-IRMA		12,834.00	12,834.00
100-61-6100-523820-000 Pest Control	390.00	2,000.00	1,610.00
100-61-6100-581000-000 Debt Service - Principal	13,459.73	75,600.00	62,140.27
100-61-6100-582000-000 Debt Service - Interest	11,791.72	0.00	-11,791.72
100-61-6110-511200-000 Temporary Employees	715.00	1,000.00	285.00
100-61-6110-512100-000 Group Insurance Payroll		62,139.00	62,139.00
100-61-6110-512200-000 FICA & Medicare Payroll	5,529.22	19,543.00	14,013.78
100-61-6110-512500-0000 Workman's Comp Insurance - ACCG-GSIWCF		7,733.00	7,733.00
100-61-6110-512900-000 Uniforms		1,000.00	1,000.00
100-61-6110-521100-000 Contract Services		3,200.00	3,200.00
100-61-6110-523300-000 Advertising		250.00	250.00
100-61-6110-523600-000 Dues & Fees	75.00	1,250.00	1,175.00
100-61-6110-523700-000 Education & Training	90.00	2,000.00	1,910.00
100-61-6110-523900-000 Postage & Shipping	438.28	250.00	-188.28
100-61-6110-531000-000 Office Supplies	641.46	1,000.00	358.54
100-61-6110-531100-000 Operating & Toiletry Supplies	793.04	4,000.00	3,206.96
100-61-6110-531270-000 Vehicle Fuel	1,449.83	8,000.00	6,550.17
100-61-6110-531605-000 Office Furniture/Equipment - Small		500.00	500.00
100-61-6120-521200-000 Professional Audit		2,500.00	2,500.00
100-61-6130-531701-000 Tournaments		3,000.00	3,000.00
100-61-6170-522200-000 Athletic Field Maintenance	20,798.16	21,500.00	701.84
100-61-6170-522201-000 Parks Maintenance	3,859.44	10,000.00	6,140.56
100-61-6170-522202-000 Vehicle Maintenance	21.74	1,000.00	978.26
100-61-6170-522203-000 Equipment Maintenance	2,063.95	3,000.00	936.05
100-61-6170-522204-000 Equipment Office Maintenance		1,000.00	1,000.00
100-61-6170-522205-000 Building Maintenance	1,073.40	500.00	-573.40
100-61-6170-531702-000 Ball Leagues	65,090.61	122,409.00	57,318.39
Day Camp		1,000.00	1,000.00
Total 100-61-6170-531702-000 Ball Leagues	65,090.61	123,409.00	58,318.39
100-61-6170-531703-000 Special Events	4,717.28	5,000.00	282.72
Daddy/Daughter Dance Expenses		2,200.00	2,200.00
Total 100-61-6170-531703-000 Special Events	4,717.28	7,200.00	2,482.72
100-62-6250-523850-000 Security Services	742.50	4,500.00	3,757.50
Bank Charges	953.81		-953.81
Concession Expense	22,172.11		-22,172.11
Total Expenses	\$272,352.80	\$696,595.00	\$424,242.20
NET OPERATING INCOME	\$ -45,885.84	\$0.00	\$45,885.84
NET INCOME	\$ -45,885.84	\$0.00	\$45,885.84

Pike County Recreation Authority

Budget vs. Actuals: FY23-24 Operations/Ball Leagues 2023/2024 - FY24 P&L Classes

July 2023 - June 2024

	TOTAL		
	ACTUAL	BUDGET	REMAINING
Income			
100-00-0000-410000-000 Budget Draw	106,851.79	406,495.00	299,643.21
100-00-0000-410000-001 Debt Service Repaid	18,900.00	75,600.00	56,700.00
Total 100-00-0000-410000-000 Budget Draw	125,751.79	482,095.00	356,343.21
100-00-0000-460500-000 Rental Income	1,185.00	500.00	-685.00
100-00-0000-470000-000 Other Income	85.00	15,000.00	14,915.00
Ball Leagues	73,037.41	170,000.00	96,962.59
100-00-0000-442300-000 Youth Basketball Registration			
Basketball Registration	11,070.00		-11,070.00
Total 100-00-0000-442300-000 Youth Basketball Registration	11,070.00		-11,070.00
Day Camp		1,000.00	1,000.00
Out of County Fee	100.00		-100.00
Youth Baseball Registration			
100-00-0000-442500-000 Baseball Registration	2,393.84		-2,393.84
Baseball Camp		1,000.00	1,000.00
Baseball Sponsors	500.00	18,000.00	17,500.00
Baseball T-Shirts	300.00		-300.00
Total Youth Baseball Registration	3,193.84	19,000.00	15,806.16
Youth Football League			
100-00-0000-442025-000 Football Registration	300.00		-300.00
Total Youth Football League	300.00		-300.00
Total Ball Leagues	87,701.25	190,000.00	102,298.75
Bank Fee	564.21		-564.21
Concession Income	10,049.83		-10,049.83
Interest Income	102.29		-102.29
Reserve Funds		0.00	0.00
Special Events Income	677.59	1,500.00	822.41
Tournament Entry Fees/Gate Admission Fees	350.00	7,500.00	7,150.00
Total Income	\$226,466.96	\$696,595.00	\$470,128.04
GROSS PROFIT	\$226,466.96	\$696,595.00	\$470,128.04
Expenses			
100-61-1540-521200-000 Medical Fees & Drug Testing	70.00	105.00	35.00
100-61-4400-531210-000 Water & Sewer	1,178.91	9,600.00	8,421.09
100-61-4400-531300-000 Concessions Food & Vending		250.00	250.00
100-61-4600-531530-000 HVAC & Electricity	11,052.00	35,000.00	23,948.00
100-61-4750-523200-000 Communications Phones	793.60	2,100.00	1,306.40
100-61-4750-523201-000 Communication Cell Phones		1,170.00	1,170.00
100-61-6000-540000 Culture/Recreation Capital Outlays	10,325.00		-10,325.00
100-61-6100-541200-000 Site Improvements	22,528.15		-22,528.15
100-61-6110-542400-000 Computers & Office Machinery	1,800.00	2,000.00	200.00
100-61-6240-541200-000 Beautification	404.61		-404.61
Total 100-61-6000-540000 Culture/Recreation Capital Outlays	35,057.76	2,000.00	-33,057.76

← now includes
FF field improvement

Director's Report



1 **Football:** See attached report.

2 **Cheer:** Renee and Victoria will be meeting after the season ends to discuss the Rec absorbing cheer. \$200.00

5 **Spring Baseball & Softball:** Signed with Atlanta Braves Rec League for Spring 24 season.

3 **Fall Baseball & Softball:** Fall baseball / softball wraps up this week, Thursday 10/26. We do have one rescheduled softball game scheduled Monday 30th.

4 **Basketball:** See attached report for registration numbers. 150 2022, 129 in '21
Reg end 10/29

We have applied for the GRPA Jr. NBA Hawks Grant for \$2380 to go towards the basketball program. If received, we will use it to upgrade equipment and purchase a tabletop scoreboard.

need to provide concessions Clint = wryps
Soccer: No report *Duff pull matts notes \$52,000 12K for fields*
user age 70/30 - no
Programs & Camps: *New Growth to update fields at well co coming top dress seeding 1yr plan*

Pumpkin carving contest had a record 26 participants.

The Fall festival was rained out. Will look into moving event inside community center in the future if necessary.

Turkey Trot for November 18th. Registration will go live 10/30 at 8:00am.

Met with Meredith with the Chamber. The Pike County Christmas Parade route will end at PCPRA community center where there will be a midnight market with vendors and Santa doing pictures. *Midmarket, port lites from dept*

Concessions: Sysco has been helpful for ordering and providing different options that were not available before.

Community Center: No report.

Staff: Tyler James was hired to fill the last maintenance position available. He started 10/9/23.

Chad Clark was recognized by the Commissioners for his 5 years of service at the Rec on 10/11.

Financial Report: See attached report.

Equipment Report: The tractor has been repaired and is operational. - now to pay
old tractor on gov bid

10/25/2023
Soccer 6-8 playing in @Puka
Austin Adams - Renai

A4G

Football Report 10/24/2023

6:25

- Current Records for all Pike County Football Teams:

6U: 2-4

7U: 0-6

9U: 1-5

10U: 2-4

11U: 4-2 —

Per SYFC Football standings as of 10/24/2023, the 11U Football team is the only team in the running to make the playoffs. They are currently the 4th seed in the standings with Monroe County and ELCA remaining on their schedule. SYFC Semi-Final games are scheduled for Nov. 11th.

The 12U Football team is still playing unofficial games with private schools in the area such as Strong Rock Christian School.

Charlie met with Larry Moss and other SYFC Reps to discuss playoff standings and the future of SYFC. Larry mentioned he is currently trying to find work and retire in 2 years and the future of SYFC will be fine for the time being. *monroe co dir is v. chair*

Basketball Report 10/24/2023

Current Registration Numbers:

8u Coed: 57 registered + 23 waitlisted = 80 total

10U Girls: 11 registered

10U Boys: 43 Registered

12U Girls: 8 Registered

12U Boys: 32 Registered + 6 waitlisted = 38 total

180 total registrants *191*

191 @ 10/27/23

Basketball evaluations and drafts begin on October 30th *mon, Thru same night*

*2 gyms for game day Rotate gyms
3 gyms for practice*

Braves: Mirror High School across 50 states
Softball → all stars

Road to ATL

login will do live training video
by collegiate

post season televised
on Braves Network

details to be discussed later

→ Signed w/ Braves

HLU not w/ Braves this year

Douglas, Perry, Columbus, Pike,
Merk Wether, Lamar? Monroe?

Lamar

what about HLU =

no payment til May

Pike County Recreation Authority - Shade Trees

September 9, 2023

We propose the following shade trees to be planted at the Rec Field in the locations selected by the committee. This proposal includes Gator Watering Bags, Bark Mulch, and 21 trees that are 2 1/2-3" caliper. These trees should be a mixture of fast growing trees such as Autumn Blaze Maple, October Glory Maple, Bald Cypress, and Princeton Elm. We can also get fast growing oaks...but acorns could be a potential hazard, although there are oaks in place now.

I would need to book and pay for the trees now to get the discount, but the Rec. Authority could wait until January 2024 to pay if that helps with budgeting cycles.

The total for all work is \$10,425.00.

Please Note: *Regardless of whether or not you decide to award this contract, we will remove the diseased Leyland Cypress and install a planting around the sign as our donation.*

Please let me know if you have any questions.

Thank you,
Frankie

Flanders Nurseries, Inc
610 Hancock Road
Williamson, GA 30292
(770) 228-5020 / (770) 584-2001



PLANNING AND DEVELOPMENT OFFICE

*Planning – Zoning – Environmental – Permits & Inspections
Code Enforcement*

P. O. Box 377
77 Jackson Street
Zebulon, GA 30295

Phone: 770-567-2007
Fax: 770-567-2024
sparks@pikecoga.com

“Serving Citizens Responsibly”

January 2, 2024

Brandon,

Here's a look back on the month of December 2023 from the office of Planning and Development:

Permits: 27 Total (13 New Home)
Fees: \$ 21,772.40
Impact Fees Residential: \$ 60,983.91
Impact Fees Commercial: 0

Business Licenses: 136 -Fees: \$37,867.15

Plats: 5 -Fees: \$200

Zoning Cases and Final Plats: 0 -Fees: 0

LDP: 2 -Fees: \$1,704.00

Administrative Variance: 1- roof pitch for a mobile home- Fee \$100

Code Enforcement: Court Arraignment: 0
Follow Up Site-Visit: 7
Inspections: 3
Phone calls: 4
Total: 14

All Planning and Development activities are steadily increasing and are keeping the staff busy. We wrapped up the UDC review process and held the public hearings for the UDC and are set to have the final reading in January for adoption.

Regards,

Jeremy Gilbert
Director

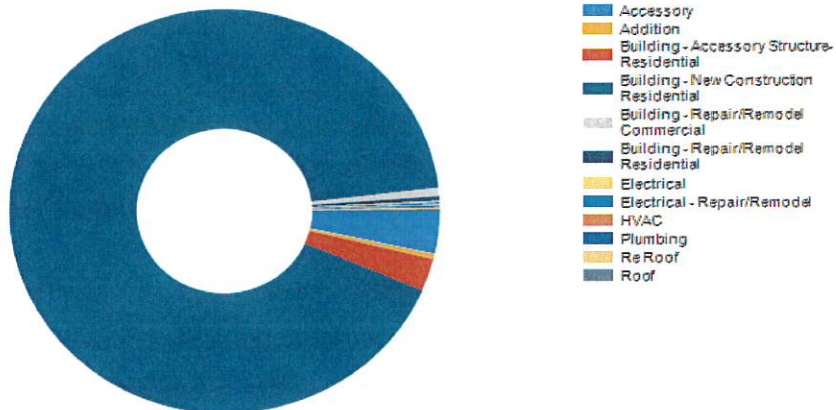
Permit Type Report

Permit Date

12/01/2023 to 12/31/2023

Description	Fees	Payments	Permits
Accessory	\$2,866.00	2,866.00	2
Addition	\$326.00	326.00	1
Building - Accessory Structure-Residential	\$2,161.40	1,682.40	3
Building - New Construction Residential- Including Impact Fees	\$75,912.91	75,912.91	13
Building - Repair/Remodel Commercial	\$540.00	540.00	1
Building - Repair/Remodel Residential	\$300.00	0.00	1
Electrical	\$125.00	125.00	1
Electrical - Repair/Remodel	\$125.00	125.00	1
HVAC	\$100.00	100.00	1
Plumbing	\$100.00	100.00	1
Re Roof	\$100.00	100.00	1
Roof	\$100.00	100.00	1
Total	\$82,756.31	81,977.31	27

Fees Breakdown



MONTHLY REMITTANCE FROM SUPERIOR/JUVENILE COURTS

TO BOARD OF COMMISSIONERS

SUBMITTED: 1/08/2024

FOR THE MONTH OF:

December

			AMOUNT	CHECK
RECORDINGS & CIVIL FILINGS			\$5,824.01	6087
TRANSFER TAX			\$5,479.41	6099
INTANGIBLE TAX RECORDING			\$13,863.22	6090
INTANGIBLE TAX COMMISSION			\$1,965.97	6094
FINES & FORFEITURES			\$4,708.50	2410
SHERIFFS' SERVICE			\$650.00	2410
JAIL CONSTRUCTION & STAFFING FUND			\$225.00	2416
DRUG ABUSE TREATMENT & EDUCATION FUND			\$742.00	2415
COUNTY VICTIMS ASSISTANCE			\$50.00	2411
TOTAL REMITTED			\$33,508.11	

RESPECTFULLY SUBMITTED,



PAM THOMPSON
CLERK SUPERIOR COURT
PIKE COUNTY

PIKE COUNTY WATER & SEWERAGE AUTHORITY
Special Called Meeting
Post Meeting Agenda
November 8, 2023

The Pike County Water & Sewerage Authority held a Special Called meeting on Wednesday, November 8, 2023 in the Boardroom of the Authority Building at 70 Gwyn Street, Zebulon, Georgia. The members present were Mark Whitley, Chair, presiding; John Blakeney, Jeremy Craig, and Briar Johnson. The meeting was called to order at 6:00 p.m.

The Authority Attorney, Rob Morton, was not present.

AGENDA

A motion to approve the agenda was made by Mr. Craig and a second by Mr. Johnson. The vote was unanimous.

REIDSBORO ROAD PROJECT

Mr. Whitley advised the Board that Mrs. Mendenhall had to get the approval of the HOA to go under Lufberry Cir. After receiving the quotes to go under Lufberry, it was discovered that the cost was not feasible. Mrs. Mendenhall advised that she would need to go back to the HOA if it was not possible to bore under the road. Mrs. Mendenhall will advise the Board of what is decided.

ADJOURNMENT

A motion was made by Mr. Craig and seconded by Mr. Blakeney to adjourn the meeting. The vote to approve was unanimous. The meeting adjourned at 7:15p.m.

Mark Whitley, Chairman

Christal Harrison, Water Clerk

PIKE COUNTY WATER & SEWERAGE AUTHORITY
Regular Meeting
Post Meeting Agenda
October 19, 2023

The Pike County Water & Sewerage Authority held its regular monthly meeting on Thursday, October 19, 2023 in the Boardroom of the Authority Building at 70 Gwyn Street, Zebulon, Georgia. The members present were Mark Whitley, Chair, presiding; Jeremy Craig, and Briar Johnson. The meeting was called to order at 6:03 p.m.

The Authority Attorney, Rob Morton, was not present.

AGENDA

A motion to approve the agenda was made by Mr. Craig and a second by Mr. Johnson. The vote was unanimous.

APPROVAL OF MINUTES

Approval of the September 21, 2023, minutes was given on a motion by Mr. Craig and a second by Mr. Johnson. The vote was unanimous.

FINANCIAL REPORT

The Board reviewed the financial reports for October. Approval of the financial reports were given on a motion by Mr. Craig and a second by Mr. Johnson. The vote was unanimous.

APPEARANCES

The Board heard from Jack Cochran who wanted to obtain information related to cost and feasibility of obtaining water from the PCWSA. Mr. Cochran would like the water line project to move further past his house and onto the back side of his property. He has issues with is well water. He indicated that he only needs an additional 300 to 400 hundred feet of pipe. The Board discussed the number of homeowners that may be interested in County water. The Board discussed feasibility and easement issues.

The Board heard from Jim Cairns, a citizen of the City of Meansville, regarding the possibility of the City of Meansville dissolving and PCWSA taking over the water operations. The Authority attorney advised that the City of Meansville would need to be the one to address this issue, not a private citizen. The Board would consider the proposal if the City of Meansville was interested.

REIDSBORO ROAD PROJECT UPDATE

Mr. Whitley advised the Board that the County should break ground on the 30th and it should take about a month to complete running the water line. Todd Goolesby believes that they can get it done in about 30 days.

GENERATOR UPDATE

We are holding on sending the Generator out for bid.

COGGINS RD. WATER LINE EXTENSION

Hold

WATER SOURCES

The Board discussed the water source issue and the need to draft a proposed water contract with the assistance of the County Attorney to present to the City of Griffin.

WATER SUPERINTENDENT REPORT

Jeff Harrison provided the Board with a general report on the water system including a report on new services and consumption.

EXECUTIVE SESSION

There was no executive session.

ADJOURNMENT

A motion was made by Mr. Craig and seconded by Mr. Johnson to adjourn the meeting. The vote to approve was unanimous. The meeting adjourned at 7:17p.m.

Mark Whitley, Chairman

Christal Harrison, Water Clerk

PIKE COUNTY BOARD OF COMMISSIONERS

Financial Reports

SUBJECT:

Financial Reports

ACTION:

Approve/Deny/Discuss

ADDITIONAL DETAILS:

ATTACHMENTS:

Type	Description
▣ Exhibit	911 Check Register
▣ Exhibit	Balance Sheet
▣ Exhibit	Bank Balances
▣ Exhibit	CAIP Fund Check Register
▣ Exhibit	Date Check Register
▣ Exhibit	Federal Seizure Check Register
▣ Exhibit	General Fund Check Register
▣ Exhibit	Impact Fee Report
▣ Exhibit	Jail Fund Check Register
▣ Exhibit	Opioid Check Register
▣ Exhibit	Residential Impact Fee Check Register
▣ Exhibit	Revenue & Expenditure Statement
▣ Exhibit	Sales Tax
▣ Exhibit	SPLOST Fund Check Register

REVIEWERS:

Department	Reviewer	Action	Comments
County Clerk	Blount, Angela	Approved	Item Pushed to Agenda

ACCOUNTS PAYABLE CHECK REGISTER

Pike County Board Of Commissioners

FY 2023-2024

Check Register for 12/6/2023 to 1/2/2024 & Check Numbers 0 to 2147483647

Cash Account 215-00-0000-111100-000

Check Number	Check Date	Vendor Number / Name	Payment Type	EPay	Amount (\$)
3210	12/12/2023	3582 AT&T U-VERSE 215-38-3800-523200-000 COMMUNICATION - PHONE	Check	No 99.99	99.99
3211	12/12/2023	4034 UNITED BANK ENDEAVOR 215-38-3800-512900-000 UNIFORMS	Check	No 607.98	607.98
3212	12/12/2023	1206 SOUTHERN RIVERS ENERGY 215-38-4600-531530-000 ELECTRICITY EXPENSE	Check	No 86.00	86.00
3213	12/19/2023	3015 AT&T CAPITAL SERVICES, INC 215-38-3800-523200-000 COMMUNICATION - PHONE	Check	No 5,124.77	5,124.77
3214	12/19/2023	4209 CARD SERVICES CENTER 215-38-3800-523200-000 COMMUNICATION - PHONE	Check	No 90.00	90.00
3215	12/19/2023	5106 M & P TACTICAL LLC 215-38-3800-512900-000 UNIFORMS	Check	No 306.79	306.79
3216	12/19/2023	5115 SHARP ELECTRONICS CORPORATION 215-38-3800-522200-000 M & R CONTRACT SERVICES	Check	No 72.74	72.74
3217	12/26/2023	3963 NEXTIVA INC 215-38-3800-523200-000 COMMUNICATION - PHONE	Check	No 82.83	82.83
			Description	Count	Amount (\$)
			ACH	0	\$0.00
			Bank of America	0	\$0.00
			Check	8	\$6,471.10
			Strategic Payment Services	0	\$0.00
			Wells Fargo	0	\$0.00
			Paymode X	0	\$0.00
			Update Only	0	\$0.00
			GRAND TOTAL	8	\$6,471.10

* Denotes Check Numbers that are out of sequence.

BALANCE SHEET
Period Ending: 01/05/2024

Pike County Board Of Commissioners
FY 2023-2024

Account	Balance (\$)
Fund: 100 GENERAL FUND	
Type: Assets	
100-00-0000-111100-000 CASH IN BANK-GENERAL FUND	784,431.24
100-00-0000-111100-003 GENERAL-CASH RESERVES	473,130.23
100-00-1000-111110-020 CASH IN BANK-JURY	-3,050.00
100-00-1000-111110-024 CASH IN BANK - CASH BOND	2,934.76
100-00-1000-111110-076 ONE GA GRANT (CHESTNUT OAKS	550.00
100-00-1000-111110-080 PC FIRE DEPT DONATIONS	9,224.36
100-00-1000-111800-000 PROPERTY TAX RECEIVABLE	257,136.88
100-00-1000-111850-000 PROPERTY TAX ALLOWANCE	-3,368.49
100-00-1000-111901-000 ACCOUNTS RECEIVABLE-OTHER	-0.33
100-00-1000-111903-000 A/R PC RECREATION AUTHORITY	942.82
100-00-1000-113100-206 DUE FROM JAIL CONSTRUCTION	725.00
100-00-1000-113100-210 DUE FROM IMPACT FEE FUND	37.30
100-00-1000-113100-215 DUE FROM E911 FUND	582,603.05
100-00-1000-113100-350 DUE FROM CAPITAL PROJECT FL	47,285.00
100-00-1000-113100-716 DUE FROM LAW LIBRARY	3,451.34
100-00-1000-113600-000 INVENTORY-FUEL CONSUMPTION	28,525.19
100-00-1000-113800-000 PREPAID POSTAGE	1,124.95
100-00-1000-113801-000 PREPAID YEAREND EXPENSES	250,579.50
Type: Assets Total	\$2,436,262.80
Type: Liabilities & Equity	
Liabilities	
100-01-1000-121210-000 ACCRUED SALARIES & WAGES	-250.00
100-01-1000-121211-000 ACCRUED ACCOUNTS PAYABLE	50.00
100-01-1000-121310-000 FEDERAL Withholding	86,697.08
100-01-1000-121316-000 MEDICAL - Withholding	181,747.91
100-01-1000-121318-000 VISION - Withholding	184.29
100-01-1000-121319-000 FLEXIBLE SPENDING ACCOUNT	-106.14
100-01-1000-121320-000 FICA / MEDICARE Withholding	87,206.41
100-01-1000-121326-000 DENTAL - Withholding	-112,237.93
100-01-1000-121330-000 STATE Withholding	50,614.11
100-01-1000-121336-000 LIFE INSURANCE	-10,427.51

BALANCE SHEET
Period Ending: 01/05/2024

Pike County Board Of Commissioners
FY 2023-2024

Account	Balance (\$)
100-01-1000-121337-000 SHORT TERM DISABILITY	-29.63
100-01-1000-121338-000 LONG TERM DISABILITY	587.38
100-01-1000-121345-000 DEFERRED COMP	11,934.85
100-01-1000-121346-000 TAX COMMISSION DEFERRED CC	212.56
100-01-1000-121356-000 AMERICAN HERITAGE- Life Withhc	-426.76
100-01-1000-121357-000 AFLAC - CANCER Withholding	243.18
100-01-1000-121358-000 AFLAC - ACCIDENT Withholding	459.24
100-01-1000-121361-000 BANKERS FIDELITY - LIFE Withhol	464.40
100-01-1000-121365-000 AMERICAN HERITAGE -CANCER \	-1,707.04
100-01-1000-121366-000 AFLAC-SPECIFIED HEALTH EVEN	850.80
100-01-1000-121371-000 ADDITIONAL LIFE INS - Withholdin	1,165.28
100-01-1000-121375-000 ALLSTATE LIFE	3,378.69
100-01-1000-121376-000 ANTHEM ACCIDENT	326.71
100-01-1000-121377-000 ANTHEM CRITICAL ILLNESS	750.50
100-01-1000-121378-000 ANTHEM HOSPITAL	163.36
100-01-1000-121379-000 DEFINED BENEFIT PLAN	4,349.29
100-01-1000-121400-000 EMPLOYER'S FICA	86,161.89
100-01-1000-121500-000 GARNISHMENTS PAYABLE	-17,061.44
100-01-1000-121510-000 CHILD SPT-GA PAYABLE	-333.45
100-01-1000-121530-000 CHPTR 13 PAYABLE	127.91
100-01-1000-121700-000 DEFERRED PROPERTY TAXES	201,291.23
100-01-1000-121801-000 LOCAL VICTIMS ASSISTANCE FU	798.66
100-01-1000-121900-210 DUE TO IMPACT FEE FUND	-4,371.84
100-01-1000-121900-230 DUE TO ARP FUND	1,000,000.00
100-01-7000-121800-000 CITY OF MOLENA - PERMITS	450.00
100-01-7000-121801-000 CITY OF WILLIAMSON-PERMITS	400.00
100-01-7000-121802-000 CITY OF MEANSVILLE - PERMITS	125.00
100-01-7000-121803-000 CITY OF ZEBULON PERMITS	1,252.80
100-01-7000-121804-000 CITY OF CONCORD - PERMITS	700.00
Liabilities Total	\$1,575,741.79
Equity	
100 CURRENT FUND BALANCE	-4,166,971.09
100-02-1000-134000-000 FUND BALANCE - GENERAL	4,646,264.53

BALANCE SHEET
Period Ending: 01/05/2024

Pike County Board Of Commissioners
FY 2023-2024

Account	Balance (\$)
100-02-1000-134101-000 PRIOR PERIOD ADJUSTMENT	10,316.82
100-02-1000-135300-017 FUND BALANCE - COMMITTED TA	40,000.00
100-02-1000-135300-018 FUND BAL COMMITTED BUILDING	8,000.00
100-02-1000-135300-024 FUND BALANCE COMMITTED- PR	4,500.00
100-02-1000-135302-000 FUND BAL - PROPERTY ASSESSM	12,200.00
100-02-1000-135307-000 FUND BAL RESTRICTED - ANIMAL	0.04
100-02-1000-135308-000 FUND BAL - CDBG GRANT PROJE	-0.12
Equity Total	\$554,310.18
Type: Liabilities & Equity Total	\$2,130,051.97
Fund: 206 JAIL CONSTRUCTION & OPERATION	
Type: Assets	
206-00-1000-111100-000 CASH IN BANK JAIL	24,772.59
Type: Assets Total	\$24,772.59
Type: Liabilities & Equity	
Liabilities	
206-01-1000-121900-100 DUE TO GENERAL FUND	725.00
Liabilities Total	\$725.00
Equity	
206 CURRENT FUND BALANCE	-9,380.50
206-02-1000-134000-000 FUND BALANCE	33,428.09
Equity Total	\$24,047.59
Type: Liabilities & Equity Total	\$24,772.59
Fund: 210 IMPACT FEES	
Type: Assets	
210-00-0000-111110-002 RES IMPACT FEE	602,104.28
210-00-0000-111120-002 COMM IMPACT FEE	184,163.86
210-00-1000-111900-000 ACCOUNTS RECEIVABLE	2,404.16
210-00-1000-113100-100 DUE FROM GENERAL FUND	2,404.15
Type: Assets Total	\$791,076.45
Type: Liabilities & Equity	
Liabilities	
210-01-1000-121900-100 DUE TO GENERAL FUND	37.30
Liabilities Total	\$37.30

BALANCE SHEET
Period Ending: 01/05/2024

Pike County Board Of Commissioners
FY 2023-2024

Account	Balance (\$)
Equity	
210 CURRENT FUND BALANCE	-582,036.45
210-02-1000-134000-000 FUND BALANCE	1,379,851.59
Equity Total	\$797,815.14
Type: Liabilities & Equity Total	\$797,852.44
Fund: 215 E-911 FUND	
Type: Assets	
215-00-0000-111100-000 CASH IN BANK- E-911 OPERATION	133,918.80
215-00-1000-113100-000 DUE FROM OTHER FUNDS	21,686.83
Type: Assets Total	\$155,605.63
Type: Liabilities & Equity	
Liabilities	
215-01-1000-121320-000 FICA / MEDICARE W/H	835.52
215-01-1000-121900-100 DUE TO GENERAL FUND	582,603.00
Liabilities Total	\$583,438.52
Equity	
215 CURRENT FUND BALANCE	-128,013.55
215-02-1000-134000-000 FUND BALANCE	-92.22
Equity Total	-\$128,105.77
Type: Liabilities & Equity Total	\$455,332.75
Fund: 225 FEDERAL SEIZURE FUND	
Type: Assets	
225-00-1000-111110-000 FEDERAL SEIZURE FUND	120,324.31
Type: Assets Total	\$120,324.31
Type: Liabilities & Equity	
Equity	
225 CURRENT FUND BALANCE	-9,288.97
225-02-2000-134000-000 FUND BALANCE	129,608.13
Equity Total	\$120,319.16
Type: Liabilities & Equity Total	\$120,319.16
Fund: 230 AMERICAN RESCUE PLAN FUND	
Type: Assets	
230-00-0000-111100-000 CHECKING UNITED BANK - ARP	2,316,752.26

BALANCE SHEET
Period Ending: 01/05/2024

Pike County Board Of Commissioners
FY 2023-2024

Account	Balance (\$)
230-00-1000-113100-100 DUE FROM GENERAL FUND	1,000,000.00
Type: Assets Total	\$3,316,752.26
Type: Liabilities & Equity	
Liabilities	
230-01-1000-122500-000 Deferred Revenue	3,578,422.00
Liabilities Total	\$3,578,422.00
Equity	
230 CURRENT YEAR FUND BALANCE	-11,906.77
230-02-1000-134000-000 FUND BALANCE	-249,757.82
Equity Total	-\$261,664.59
Type: Liabilities & Equity Total	\$3,316,757.41
Fund: 231 OPIOID ABATEMENT FUND	
Type: Assets	
231-00-0000-111100-000 OPIOID ABATEMENT CHECKING A	29,164.85
231-00-1000-113100-100 DUE FROM GENERAL FUND	-2,038.35
Type: Assets Total	\$27,126.50
Type: Liabilities & Equity	
Equity	
231 CURRENT YEAR FUND BALANCE	-3,500.00
231-02-1000-134200-000 FUND BALANCE	30,334.22
Equity Total	\$26,834.22
Type: Liabilities & Equity Total	\$26,834.22
Fund: 245 DRUG ABUSE TREATMENT EDUCATION	
Type: Assets	
245-00-1000-111110-001 CASH IN BANK - DATE	33,283.58
Type: Assets Total	\$33,283.58
Type: Liabilities & Equity	
Equity	
245 CURRENT FUND BALANCE	-7,387.38
245-02-2000-134000-000 FUND BALANCE	40,670.96
Equity Total	\$33,283.58
Type: Liabilities & Equity Total	\$33,283.58
Fund: 250 TECHNOLOGY FEE FUND	

BALANCE SHEET
Period Ending: 01/05/2024

Pike County Board Of Commissioners
FY 2023-2024

Account	Balance (\$)
Type: Assets	
250-00-0000-111100-000 CHECKING - TECHNOLOGY FEE	748.74
Type: Assets Total	\$748.74
Type: Liabilities & Equity	
Equity	
250 CURRENT YEAR FUND BALANCE	748.74
Equity Total	\$748.74
Type: Liabilities & Equity Total	\$748.74
Fund: 285 JUVENILE COURT FUND	
Type: Assets	
285-00-1000-111110-000 CASH IN BANK JUVENILE COURT	13,740.47
Type: Assets Total	\$13,740.47
Type: Liabilities & Equity	
Equity	
285 CURRENT FUND BALANCE	-148.31
285-02-2600-134000-000 FUND BALANCE JUVENILE FUND	13,888.78
Equity Total	\$13,740.47
Type: Liabilities & Equity Total	\$13,740.47
Fund: 320 SPLOST 2016-2022	
Type: Assets	
320-00-1000-111100-000 CASH IN BANK-SPLOST CONST AC	1,736,362.94
320-00-1000-111100-001 CASH IN BANK-SPLOST 2016-2022	0.08
Type: Assets Total	\$1,736,363.02
Type: Liabilities & Equity	
Equity	
320 CURRENT FUND BALANCE	-705.57
Equity Total	-\$705.57
Type: Liabilities & Equity Total	-\$705.57
Fund: 323 SPLOST 2022-2028	
Type: Assets	
323-00-0000-111100-000 CASH IN BANK SPLOST 2022-2028	669,964.01
323-00-1000-111100-001 CASH IN BANK BOND 2023-2024	10,742,443.56
Type: Assets Total	\$11,412,407.57

BALANCE SHEET
Period Ending: 01/05/2024

Pike County Board Of Commissioners
FY 2023-2024

Account	Balance (\$)
Type: Liabilities & Equity	
Equity	
323 CURRENT YEAR FUND BALANCE	9,428,828.11
323-02-1000-134000-000 FUND BALANCE SPLOST 2022-2023	1,983,579.46
Equity Total	\$11,412,407.57
Type: Liabilities & Equity Total	\$11,412,407.57
Fund: 325 LMI GRANT FUND	
Type: Assets	
325-00-0000-111100-042 CASH-L.M.I. GRANT (DOT)	836,157.93
Type: Assets Total	\$836,157.93
Type: Liabilities & Equity	
Equity	
325 CURRENT FUND BALANCE	114,219.46
325-02-1000-134000-000 FUND BALANCE LMI GRANT	721,938.47
Equity Total	\$836,157.93
Type: Liabilities & Equity Total	\$836,157.93
Fund: 350 C.A.I.P FUND	
Type: Assets	
350-00-1000-111100-000 CAIP FUND- CASH IN BANK	27,947.26
Type: Assets Total	\$27,947.26
Type: Liabilities & Equity	
Liabilities	
350-01-1000-121900-100 DUE TO GENERAL FUND	47,285.00
350-01-1000-121900-215 DUE TO E911 FUND	21,686.83
Liabilities Total	\$68,971.83
Equity	
350 CURRENT FUND BALANCE	-241,668.34
Equity Total	-\$241,668.34
Type: Liabilities & Equity Total	-\$172,696.51
Fund: 716 LAW LIBRARY - SUPERIOR COURT	
Type: Liabilities & Equity	
Liabilities	
716-01-1000-121900-100 DUE TO GENERAL FUND	115.35
Liabilities Total	\$115.35

Account	Balance (\$)
Equity	
716-02-2000-134000-000 FUND BALANCE	-115.35
Equity Total	-\$115.35
Type: Liabilities & Equity Total	\$0.00

PIKE COUNTY BANK BALANCES	12/5/2023	1/5/2024
GENERAL FUNDS		
General Fund (100 Fund)	859,499.92	784,431.24
Pike County Fire Department Donations (100 Fund)	9,224.36	9,224.36
Pike County Cash Reserves (100 Fund)	473,130.23	473,130.23
Pike County Defendant Cash Bond Account	2,934.76	2,934.76
SPECIAL REVENUE FUNDS		
Pike County Jail Construction (206 Fund)	37,519.90	24,772.59
E-911 Operation (215 Fund)	254,386.12	133,918.80
Pike County Drug Abuse Treasment & Education (245 Fund)	37,308.86	33,283.58
Pike County Federal Seizure Fund (225 Fund)	128,624.29	120,324.31
Pike County Juvenile Court (285 Fund)	13,740.47	13,740.47
Opioid Abatement Fund (231 Fund)	28,126.50	29,164.85
Probate Court Technology Fee (250 Fund)	445.00	748.74
CAPITAL PROJECT FUND		
Residential Impact Fee - 237 (210 Fund)	573,945.33	602,104.28
Commercial Impact Fee - 933 (210 Fund)	184,163.86	184,163.86
C.A.I.P. Fund (350 Fund)	245,466.71	27,947.26
L.M.I.G. Grant - DOT (325 Fund)	836,157.93	836,157.93
American Rescue Plan (230 Fund)	3,316,752.26	2,316,752.26
SPLOST FUND		
S.P.L.O.S.T. 2022-2028 (323 Fund)	671,460.43	669,964.01
S.P.L.O.S.T. Construction (320 Fund)	1,736,363.02	1,736,362.94
Bond Fund 2023 - 2024 (323)	10,742,443.56	10,742,443.56
GRAND TOTAL	20,151,693.51	18,741,570.03

ACCOUNTS PAYABLE CHECK REGISTER

Pike County Board Of Commissioners

FY 2023-2024

Check Register for 12/6/2023 to 1/2/2024 & Check Numbers 0 to 2147483647

Cash Account 350-00-1000-111100-000

Check Number	Check Date	Vendor Number / Name	Payment Type	EPay	Amount (\$)
1072	12/12/2023	4922 WADE FORD, INC.	Check	No	83,000.00
		350-33-3300-542200-000 Capital Outlay Vehicles - Sheriff		83,000.00	
1073	12/26/2023	4922 WADE FORD, INC.	Check	No	83,000.00
		350-33-3300-542200-000 Capital Outlay Vehicles - Sheriff		83,000.00	
			Description	Count	Amount (\$)
			ACH	0	\$0.00
			Bank of America	0	\$0.00
			Check	2	\$166,000.00
			Strategic Payment Services	0	\$0.00
			Wells Fargo	0	\$0.00
			Paymode X	0	\$0.00
			Update Only	0	\$0.00
			GRAND TOTAL	2	\$166,000.00

* Denotes Check Numbers that are out of sequence.

ACCOUNTS PAYABLE CHECK REGISTER

Pike County Board Of Commissioners
FY 2023-2024

Check Register for 12/6/2023 to 1/2/2024 & Check Numbers 0 to 2147483647
Cash Account 245-00-1000-111110-001

Check Number	Check Date	Vendor Number / Name	Payment Type	EPay	Amount (\$)
1092	12/12/2023	3099 RENDER AD SERVICE, LLC 245-31-2000-531000-000 DATE-SUPPLIES	Check	No	1,105.95
				1,105.95	
			Description	Count	Amount (\$)
			ACH	0	\$0.00
			Bank of America	0	\$0.00
			Check	1	\$1,105.95
			Strategic Payment Services	0	\$0.00
			Wells Fargo	0	\$0.00
			Paymode X	0	\$0.00
			Update Only	0	\$0.00
			GRAND TOTAL	1	\$1,105.95

* Denotes Check Numbers that are out of sequence.

ACCOUNTS PAYABLE CHECK REGISTER

Pike County Board Of Commissioners
FY 2023-2024

Check Register for 12/6/2023 to 1/2/2024 & Check Numbers 0 to 2147483647
Cash Account 225-00-1000-111110-000

Check Number	Check Date	Vendor Number / Name	Payment Type	EPay	Amount (\$)
1021	12/12/2023	4034 UNITED BANK ENDEAVOR	Check	No	8,299.98
		225-33-2000-531500-000 FEDERAL SEIZURE EXPENSE		8,299.98	
			Description	Count	Amount (\$)
			ACH	0	\$0.00
			Bank of America	0	\$0.00
			Check	1	\$8,299.98
			Strategic Payment Services	0	\$0.00
			Wells Fargo	0	\$0.00
			Paymode X	0	\$0.00
			Update Only	0	\$0.00
			GRAND TOTAL	1	\$8,299.98

* Denotes Check Numbers that are out of sequence.

ACCOUNTS PAYABLE CHECK REGISTER

Pike County Board Of Commissioners

FY 2023-2024

Check Register for 12/6/2023 to 1/2/2024 & Check Numbers 0 to 2147483647

Cash Account 100-00-0000-111100-000

Check Number	Check Date	Vendor Number / Name	Payment Type	EPay	Amount (\$)
134953	12/08/2023	4067 FAMILY SUPPORT REGISTRY	Check	No	573.66
		100-01-1000-121510-000 CHILD SPT-GA PAYABLE		152.30	
		100-01-1000-121510-000 CHILD SPT-GA PAYABLE		206.10	
		100-01-1000-121510-000 CHILD SPT-GA PAYABLE		215.26	
134954	12/08/2023	2558 Pike County Superior Court	Check	No	255.65
		100-01-1000-121500-000 GARNISHMENTS PAYABLE		255.65	
* 135031	12/12/2023	2779 144TH MARKETING GROUP	Check	No	247.50
		100-33-3323-522200-000 VEHICLES- M&R		247.50	
135032	12/12/2023	1016 ADVANCED POWER EQUIPMENT INC	Check	No	23.95
		100-42-4220-531600-000 SMALL EQUIPMENT		23.95	
135033	12/12/2023	3813 ALWAYS SAFETY COMPANY	Check	No	1,019.58
		100-18-1565-522100-000 CLEANING SUPPLIES		513.66	
		100-42-4220-531000-000 SUPPLIES		505.92	
135034	12/12/2023	1103 AMWASTE	Check	No	453.90
		100-76-7525-541300-000 Chestnut Oaks Facility		453.90	
135035	12/12/2023	2475 ATLANTA COMMERCIAL TIRE	Check	No	744.72
		100-42-4220-522200-000 EQUIPMENT M&R		744.72	
135036	12/12/2023	3582 AT&T U-VERSE	Check	No	230.70
		100-13-1000-523200-000 COMMUNICATIONS - PHONE		120.70	
		100-13-1000-523200-000 COMMUNICATIONS - PHONE		110.00	
135037	12/12/2023	1037 B & H ELECTRIC	Check	No	100.00
		100-18-1565-522200-000 MAINTENANCE RPRS/EXP - ALL FACILITI		100.00	
135038	12/12/2023	5122 CATALIS LLC	Check	No	1,050.00
		100-23-2400-522200-000 CONTRACT SERVICES		700.00	
		100-23-2400-522200-000 CONTRACT SERVICES		350.00	
135039	12/12/2023	3265 CATERPILLAR FINANCIAL SERVICES CORP.	Check	No	1,001.41
		100-42-8000-582013-000 Cat Lease# 0170035602		1,001.41	
135040	12/12/2023	2222 CITY OF ZEBULON	Check	No	900.00
		100-87-3510-522310-000 ST#7 BUILDING RENT		900.00	
135041	12/12/2023	4543 DATA CLOUD SOLUTIONS	Check	No	3,419.45
		100-17-1550-523850-000 CONTRACT SVC		3,419.45	
135042	12/12/2023	4101 DATAMATX Postage Escrow	Check	No	201.07
		100-16-1545-523850-000 CONTRACT SVC		201.07	
135043	12/12/2023	3595 DE LAGE LANDEN FIN SERVICES (2)	Check	No	107.38
		100-72-7130-523850-000 UGA- CONTRACT SERVICES- COUNTY AGEN		107.38	
135044	12/12/2023	3595 DE LAGE LANDEN FIN SERVICES (2)	Check	No	611.68
		100-23-2400-522200-000 CONTRACT SERVICES		87.38	
		100-17-1550-523850-000 CONTRACT SVC		87.39	
		100-24-2450-522200-000 CONTRACT SERVICES		87.39	
		100-13-1300-523850-000 CONTRACT SERVICES		87.38	
		100-74-7410-523850-000 CONTRACT SERVICES		87.38	
		100-14-1500-523850-000 CONTRACT SERVICES		87.38	
		100-91-3910-523850-000 CONTRACT SERVICES		87.38	
135045	12/12/2023	5132 DIVERSIFIED COMPANIES, LLC (DIVCODATA)	Check	No	815.52

ACCOUNTS PAYABLE CHECK REGISTER

Pike County Board Of Commissioners

FY 2023-2024

Check Register for 12/6/2023 to 1/2/2024 & Check Numbers 0 to 2147483647

Cash Account 100-00-0000-111100-000

Check Number	Check Date	Vendor Number / Name	Payment Type	EPay	Amount (\$)
		100-16-1545-521200-000 PROFESSIONAL SVC		815.52	
135046	12/12/2023	4034 UNITED BANK ENDEAVOR	Check	No	2,614.20
		100-33-3300-521200-000 CONTRACT SERVICES		634.66	
		100-33-3300-531000-000 SUPPLIES		423.00	
		100-33-3300-512900-000 UNIFORMS		1,114.82	
		100-34-3326-523700-000 TRAINING		227.02	
		100-34-3326-531000-000 SUPPLIES - JAIL		223.29	
		100-34-3326-531000-000 SUPPLIES - JAIL		-8.59	
135047	12/12/2023	1136 GALL'S, LLC	Check	No	1,307.53
		100-33-3300-512900-000 UNIFORMS		8.88	
		100-33-3300-512900-000 UNIFORMS		222.00	
		100-33-3300-512900-000 UNIFORMS		152.86	
		100-33-3300-512900-000 UNIFORMS		12.31	
		100-33-3300-512900-000 UNIFORMS		164.39	
		100-80-3500-512900-000 UNIFORMS		267.55	
		100-80-3500-512900-000 UNIFORMS		140.73	
		100-80-3500-512900-000 UNIFORMS		116.48	
		100-80-3500-512900-000 UNIFORMS		222.33	
135048	12/12/2023	3634 GLGPA	Check	No	65.00
		100-13-1300-523600-000 DUES & FEES		65.00	
135049	12/12/2023	4354 GRIFFIN LUMBER & HARDWARE	Check	No	1,595.69
		100-76-7525-541300-000 Chestnut Oaks Facility		1,595.69	
135050	12/12/2023	2578 GRIFFIN ANIMAL CARE, INC	Check	No	261.87
		100-33-3300-531000-000 SUPPLIES		261.87	
135051	12/12/2023	3608 IRIS CITY CHIROPRACTIC	Check	No	45.00
		100-33-3300-521200-000 CONTRACT SERVICES		45.00	
135052	12/12/2023	1215 M & M OFFICE SUPPLY	Check	No	49.00
		100-91-3910-531000-000 SUPPLIES		49.00	
135053	12/12/2023	1000 OFFICE DEPOT	Check	No	476.01
		100-13-1300-531000-000 SUPPLIES		242.84	
		100-24-2450-531000-000 SUPPLIES		28.99	
		100-24-2450-531000-000 SUPPLIES		-28.99	
		100-16-1545-531000-000 SUPPLIES		233.17	
135054	12/12/2023	2558 Pike County Superior Court	Check	No	51.00
		100-16-1545-531000-000 SUPPLIES		51.00	
135055	12/12/2023	1797 PIKE JOURNAL REPORTER	Check	No	15.93
		100-17-1550-523300-000 ADVERTISING		15.93	
135056	12/12/2023	3156 RANGER FUELING SERVICES, LLC	Check	No	7,088.89
		100-00-1000-113600-000 INVENTORY-FUEL CONSUMPTION		2,489.77	
		100-00-1000-113600-000 INVENTORY-FUEL CONSUMPTION		3,507.87	
		100-00-1000-113600-000 INVENTORY-FUEL CONSUMPTION		1,091.25	
135057	12/12/2023	1178 RICOH	Check	No	39.09
		100-21-2180-523850-000 CONTRACT SERVICES		39.09	
135058	12/12/2023	3976 JESSICA C ROWAN	Check	No	741.00
		100-37-3700-511100-000 REGULAR EMPLOYEES		741.00	
* 135060	12/12/2023	1206 SOUTHERN RIVERS ENERGY	Check	No	1,109.79

ACCOUNTS PAYABLE CHECK REGISTER

Pike County Board Of Commissioners

FY 2023-2024

Check Register for 12/6/2023 to 1/2/2024 & Check Numbers 0 to 2147483647

Cash Account 100-00-0000-111100-000

Check Number	Check Date	Vendor Number / Name	Payment Type	EPay	Amount (\$)
		100-80-4600-531530-000 ELECTRICITY EXPENSE		91.00	
		100-91-3910-531530-000 ELECTRICITY - ANIMAL SHELTER		495.79	
		100-56-5520-531530-000 ELECTRICITY - SENIOR CENTER		523.00	
135061	12/12/2023	4491 STONE, McELROY & ASSOCIATES	Check	No	1,400.00
		100-33-3300-521200-000 CONTRACT SERVICES		1,400.00	
135062	12/12/2023	1809 TOM'S LAWNMOWER REPAIR SHOP	Check	No	126.58
		100-42-4220-531600-000 SMALL EQUIPMENT		126.58	
135063	12/12/2023	1370 UPSON COUNTY SHERIFF'S OFFICE	Check	No	3,150.00
		100-32-3350-523850-000 SUPPORT OF INMATES		3,150.00	
135064	12/12/2023	2011 UPSON REGIONAL MEDICAL CENTER	Check	No	70.00
		100-13-1000-523900-000 EMPLOYEE SCREENING		70.00	
135065	12/12/2023	2576 VULCAN MATERIALS	Check	No	7,301.53
		100-42-4221-541400-000 M&R- PAVED & UNPAVED ROADS		1,054.47	
		100-42-4221-541400-000 M&R- PAVED & UNPAVED ROADS		3,204.95	
		100-42-4221-541400-000 M&R- PAVED & UNPAVED ROADS		3,042.11	
135066	12/12/2023	3786 WHITE, GLENN D.	Check	No	741.00
		100-37-3700-511100-000 REGULAR EMPLOYEES		741.00	
* 135071	12/22/2023	1771 ACCG PENSION TRUST	Check	No	8,386.99
		100-01-1000-121379-000 DEFINED BENEFIT PLAN		8,386.99	
135072	12/22/2023	4067 FAMILY SUPPORT REGISTRY	Check	No	573.66
		100-01-1000-121510-000 CHILD SPT-GA PAYABLE		152.30	
		100-01-1000-121510-000 CHILD SPT-GA PAYABLE		206.10	
		100-01-1000-121510-000 CHILD SPT-GA PAYABLE		215.26	
135073	12/22/2023	2558 Pike County Superior Court	Check	No	255.65
		100-01-1000-121500-000 GARNISHMENTS PAYABLE		255.65	
* 135119	12/19/2023	5113 ACCG	Check	No	150.00
		100-32-3370-523100-000 INMATE MEDICAL		150.00	
135120	12/19/2023	1008 ACCG-GSIWCF #0384	Check	No	100,521.00
		100-13-1310-512700-000 WORKERS COMPENSATION - COMM		100,521.00	
135121	12/19/2023	1103 AMWASTE	Check	No	134.40
		100-34-3326-521200-000 PROFESSIONAL SVC		134.40	
135122	12/19/2023	4974 ANGELA M MURPHY, CCR, CVR	Check	No	96.00
		100-20-2500-521100-000 COURT REPORTER		96.00	
135123	12/19/2023	1050 BOB BARKER COMPANY	Check	No	284.62
		100-32-3326-531000-000 INMATE SUPPLIES		284.62	
135124	12/19/2023	3265 CATERPILLAR FINANCIAL SERVICES CORP.	Check	No	7,629.20
		100-42-8000-582205-000 CAT Lease#???? Skid Steer 299D2XE		1,233.59	
		100-42-8000-582215-000 CAT Lease#???? Wheel Loader 938M		2,673.26	
		100-42-8000-582220-000 CAT Lease#???? Dozier D3		1,530.38	
		100-42-8000-581004-000 CAT LEASE # 70010402 MTR GRADER		2,191.97	
135125	12/19/2023	4576 CHARTER COMMUNICATIONS	Check	No	675.00
		100-13-1000-523200-000 COMMUNICATIONS - PHONE		675.00	
135126	12/19/2023	2916 CINDY'S FLORIST	Check	No	19.90
		100-33-3300-531000-000 SUPPLIES		19.90	

ACCOUNTS PAYABLE CHECK REGISTER

Pike County Board Of Commissioners

FY 2023-2024

Check Register for 12/6/2023 to 1/2/2024 & Check Numbers 0 to 2147483647

Cash Account 100-00-0000-111100-000

Check Number	Check Date	Vendor Number / Name	Payment Type	EPay	Amount (\$)
135127	12/19/2023	5097 CONEXON CONNECT LLC	Check	No	280.90
		100-42-4100-523200-000 COMMUNICATION- PHONE		200.95	
		100-56-5520-523200-000 COMMUNICATIONS - PHONE		79.95	
135128	12/19/2023	1955 CORNERSTONE COMMUNICATIONS	Check	No	1,301.35
		100-14-1500-523850-000 CONTRACT SERVICES		1,301.35	
135129	12/19/2023	3053 CREATIVE PRODUCT SOURCE, INC	Check	No	359.95
		100-80-3510-531000-000 OFFICE SUPPLIES		359.95	
135130	12/19/2023	5171 Deep South Renovations	Check	No	325.00
		100-80-3550-523850-000 Contract Services		325.00	
135131	12/19/2023	3595 DE LAGE LANDEN FIN SERVICES (2)	Check	No	36.59
		100-72-7130-523850-000 UGA- CONTRACT SERVICES- COUNTY AGEN		36.59	
135132	12/19/2023	3595 DE LAGE LANDEN FIN SERVICES (2)	Check	No	165.52
		100-23-2400-522200-000 CONTRACT SERVICES		23.65	
		100-17-1550-523850-000 CONTRACT SVC		23.65	
		100-24-2450-522200-000 CONTRACT SERVICES		23.65	
		100-13-1300-523850-000 CONTRACT SERVICES		23.65	
		100-74-7410-523850-000 CONTRACT SERVICES		23.65	
		100-14-1500-523850-000 CONTRACT SERVICES		23.63	
		100-91-3910-523850-000 CONTRACT SERVICES		23.64	
* 135136	12/19/2023	4034 UNITED BANK ENDEAVOR	Check	No	7,509.18
		100-16-1545-531000-000 SUPPLIES		60.00	
		100-17-1550-531000-000 SUPPLIES		12.00	
		100-17-1550-531000-000 SUPPLIES		136.06	
		100-17-1550-531000-000 SUPPLIES		67.58	
		100-74-7410-523700-000 TRAINING		510.00	
		100-74-7410-523700-000 TRAINING		50.00	
		100-74-7410-523700-000 TRAINING		40.00	
		100-74-7410-523700-000 TRAINING		50.00	
		100-74-7410-523700-000 TRAINING		43.00	
		100-74-7410-523700-000 TRAINING		50.00	
		100-21-2180-531000-000 SUPPLIES		19.87	
		100-24-2450-523900-000 POSTAGE		40.84	
		100-24-2450-523900-000 POSTAGE		9.04	
		100-14-1400-531000-000 SUPPLIES		15.00	
		100-14-1400-531000-000 SUPPLIES		47.17	
		100-42-4221-541400-000 M&R- PAVED & UNPAVED ROADS		65.00	
		100-42-4220-531600-000 SMALL EQUIPMENT		17.74	
		100-42-4220-531600-000 SMALL EQUIPMENT		228.12	
		100-13-1300-523500-000 TRAVEL		25.63	
		100-13-1300-523500-000 TRAVEL		10.00	
		100-13-1300-523500-000 TRAVEL		10.14	
		100-13-1300-523500-000 TRAVEL		21.88	
		100-13-1300-523500-000 TRAVEL		48.15	
		100-13-1300-523500-000 TRAVEL		268.36	
		100-13-1300-523500-000 TRAVEL		259.32	
		100-13-1300-523500-000 TRAVEL		510.00	
		100-13-1300-523700-000 TRAINING		520.00	
		100-13-1300-523850-000 CONTRACT SERVICES		321.50	
		100-13-1300-531000-000 SUPPLIES		19.99	

ACCOUNTS PAYABLE CHECK REGISTER

Pike County Board Of Commissioners

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Check Register for 12/6/2023 to 1/2/2024 & Check Numbers 0 to 2147483647

Cash Account 100-00-0000-111100-000

Check Number	Check Date	Vendor Number / Name	Payment Type	EPay	Amount (\$)
	100-13-1300-531000-000	SUPPLIES		21.40	
	100-80-3540-523701-000	FIRE TRAINING		26.81	
	100-80-3630-531100-000	MEDICAL SUPPLIES		484.74	
	100-80-3630-531100-000	MEDICAL SUPPLIES		448.79	
	100-90-3520-531000-000	E M A MAINTENANCE SUPPLIES		47.67	
	100-90-3520-531000-000	E M A MAINTENANCE SUPPLIES		60.00	
	100-90-3920-542200-000	EMA GRANT EXPENSE		422.36	
	100-90-3920-542200-000	EMA GRANT EXPENSE		20.00	
	100-90-3920-542200-000	EMA GRANT EXPENSE		-41.70	
	100-14-1500-523850-000	CONTRACT SERVICES		300.00	
	100-14-1500-523850-000	CONTRACT SERVICES		480.00	
	100-14-1500-523850-000	CONTRACT SERVICES		480.00	
	100-14-1500-523850-000	CONTRACT SERVICES		480.00	
	100-91-3910-523800-000	ANIMAL CONTROL LICENSES		100.00	
	100-91-3910-531000-000	SUPPLIES		172.79	
	100-91-3910-531000-000	SUPPLIES		192.58	
	100-91-3910-512900-000	Uniforms		72.64	
	100-91-3910-512900-000	Uniforms		108.96	
	100-91-3910-823875-000	VERERINARY SERVICES		64.50	
	100-91-3910-823875-000	VERERINARY SERVICES		91.25	
135137	12/19/2023	2323 FIRELINE, INC	Check	No	1,191.00
	100-80-3540-523701-000	FIRE TRAINING		1,191.00	
135138	12/19/2023	4560 FIRST NATIONAL BANK	Check	No	4,206.98
	100-42-8000-582006-000	FNB PAYMENT (DUMP TRKS)		2,103.49	
	100-42-8000-582006-000	FNB PAYMENT (DUMP TRKS)		2,103.49	
135139	12/19/2023	3159 FOSTERS FIRE EXTINGUISHER	Check	No	482.00
	100-42-4270-523850-000	CONTRACT SVC		482.00	
135140	12/19/2023	1136 GALL'S, LLC	Check	No	923.42
	100-33-3300-512900-000	UNIFORMS		50.36	
	100-80-3500-512900-000	UNIFORMS		116.48	
	100-80-3500-512900-000	UNIFORMS		98.71	
	100-80-3500-512900-000	UNIFORMS		100.95	
	100-80-3500-512900-000	UNIFORMS		122.07	
	100-80-3500-512900-000	UNIFORMS		235.19	
	100-80-3500-512900-000	UNIFORMS		98.71	
	100-80-3500-512900-000	UNIFORMS		100.95	
135141	12/19/2023	5167 Gardner Drywall	Check	No	20,000.00
	100-76-7525-541300-000	Chestnut Oaks Facility		20,000.00	
135142	12/19/2023	2867 GRIFFIN HEATING & COOLING	Check	No	227.50
	100-18-1565-522200-000	MAINTENANCE RPRS/EXP - ALL FACILITI		227.50	
135143	12/19/2023	4354 GRIFFIN LUMBER & HARDWARE	Check	No	307.45
	100-76-7525-541300-000	Chestnut Oaks Facility		307.45	
135144	12/19/2023	2578 GRIFFIN ANIMAL CARE, INC	Check	No	221.33
	100-33-3300-531270-000	GAS/DIESEL		150.00	
	100-33-3300-531270-000	GAS/DIESEL		71.33	
135145	12/19/2023	5065 JUDGES OF THE PROBATE COURTS FUND OI	Check	No	105.00
	100-24-2450-523600-000	DUES & FEES		105.00	
135146	12/19/2023	2801 KIMBLE'S FOOD BY DESIGN	Check	No	2,945.15

ACCOUNTS PAYABLE CHECK REGISTER

Pike County Board Of Commissioners

FY 2023-2024

Check Register for 12/6/2023 to 1/2/2024 & Check Numbers 0 to 2147483647

Cash Account 100-00-0000-111100-000

Check Number	Check Date	Vendor Number / Name	Payment Type	EPay	Amount (\$)
		100-32-3350-531300-000 FOOD FOR INMATES		1,131.95	
		100-32-3350-531300-000 FOOD FOR INMATES		1,123.73	
		100-32-3350-531300-000 FOOD FOR INMATES		689.47	
135147	12/19/2023	2953 MID-GEORGIA GARAGE DOORS, INC	Check	No	1,246.21
		100-18-1565-522200-000 MAINTENANCE RPRS/EXP - ALL FACILITI		1,246.21	
* 135149	12/19/2023	4556 NAPA AUTO PARTS - ATL133	Check	No	3,482.32
		100-42-4220-522200-000 EQUIPMENT M&R		141.11	
		100-42-4220-522200-000 EQUIPMENT M&R		240.34	
		100-42-4220-542200-000 VEHICLES- M&R		231.29	
		100-42-4220-542200-000 VEHICLES- M&R		17.44	
		100-42-4220-542200-000 VEHICLES- M&R		2.87	
		100-42-4220-542200-000 VEHICLES- M&R		852.14	
		100-42-4220-542200-000 VEHICLES- M&R		157.89	
		100-42-4220-542200-000 VEHICLES- M&R		48.48	
		100-42-4220-542200-000 VEHICLES- M&R		45.97	
		100-42-4220-542200-000 VEHICLES- M&R		91.35	
		100-42-4220-542200-000 VEHICLES- M&R		87.06	
		100-42-4220-531000-000 SUPPLIES		96.18	
		100-42-4220-531600-000 SMALL EQUIPMENT		253.39	
		100-42-4220-531600-000 SMALL EQUIPMENT		1,182.93	
		100-18-1565-542200-000 VEHICLES M& R		33.88	
135150	12/19/2023	4695 DAVID B NEYHART	Check	No	212.60
		100-13-1300-523500-000 TRAVEL		212.60	
135151	12/19/2023	1000 OFFICE DEPOT	Check	No	458.99
		100-56-5520-531100-000 SUPPLIES		106.24	
		100-33-3300-531000-000 SUPPLIES		352.75	
135152	12/19/2023	3853 OINK JOINT	Check	No	2,070.00
		100-13-1540-573000-000 EMPLOYEE RECOGNITION		2,070.00	
135153	12/19/2023	1893 PEACH STATE TRUCK CENTER	Check	No	274.58
		100-80-3510-522200-000 VEHICLE R & M		137.29	
		100-80-3510-522200-000 VEHICLE R & M		137.29	
135154	12/19/2023	1832 PITNEY BOWES GLOBAL FINANCIAL SERV LL	Check	No	489.60
		100-13-1300-523232-000 EQUIPMENT RENTAL		489.60	
135155	12/19/2023	3156 RANGER FUELING SERVICES, LLC	Check	No	4,947.21
		100-00-1000-113600-000 INVENTORY-FUEL CONSUMPTION		2,566.01	
		100-00-1000-113600-000 INVENTORY-FUEL CONSUMPTION		2,381.20	
135156	12/19/2023	5115 SHARP ELECTRONICS CORPORATION	Check	No	439.91
		100-34-3326-521200-000 PROFESSIONAL SVC		217.59	
		100-33-3300-521200-000 CONTRACT SERVICES		222.32	
135157	12/19/2023	1295 S & J INDUSTRIAL SUPPLY	Check	No	68.79
		100-42-4220-522200-000 EQUIPMENT M&R		68.79	
135158	12/19/2023	4103 SAMANTHA L SLONE	Check	No	218.24
		100-14-1400-523500-000 TRAVEL		218.24	
135159	12/19/2023	2212 SOUTHERN HEALTH PARTNERS	Check	No	7,108.33
		100-32-3370-523100-000 INMATE MEDICAL		7,108.33	
135160	12/19/2023	1322 SPECIALTY PRODUCTS COMPANY	Check	No	2,369.73

ACCOUNTS PAYABLE CHECK REGISTER

Pike County Board Of Commissioners

FY 2023-2024

Check Register for 12/6/2023 to 1/2/2024 & Check Numbers 0 to 2147483647

Cash Account 100-00-0000-111100-000

Check Number	Check Date	Vendor Number / Name	Payment Type	EPay	Amount (\$)
		100-32-3326-531000-000 INMATE SUPPLIES		2,369.73	
135161	12/19/2023	3175 SPEEDWAY FORD	Check	No	775.68
		100-42-4220-542200-000 VEHICLES- M&R		775.68	
135162	12/19/2023	3507 TRAN SAFE	Check	No	1,165.60
		100-42-4220-522000-000 SIGN M&R		1,165.60	
135163	12/19/2023	2082 UNITED BANK	Check	No	4,585.92
		100-42-8000-582014-000 UNITED BANK LOAN		4,585.92	
135164	12/19/2023	2576 VULCAN MATERIALS	Check	No	18,088.88
		100-42-4221-541400-000 M&R- PAVED & UNPAVED ROADS		4,484.05	
		100-42-4221-541400-000 M&R- PAVED & UNPAVED ROADS		13,604.83	
* 135166	12/20/2023	5174 WW ACOUSTICAL & DRYWALL LLC	Check	No	7,750.00
		100-76-7525-541300-000 Chestnut Oaks Facility		7,750.00	
135167	12/26/2023	1019 AGRIBUSINESS AUTHORITY	Check	No	3,541.67
		100-76-7525-572000-000 AGRIBUSINESS AUTH		3,541.67	
135168	12/26/2023	3813 ALWAYS SAFETY COMPANY	Check	No	101.50
		100-18-1565-522100-000 CLEANING SUPPLIES		101.50	
135169	12/26/2023	1025 AMERICAN HERITAGE LIFE	Check	No	426.76
		100-01-1000-121365-000 AMERICAN HERITAGE -CANCER Withhold		426.76	
135170	12/26/2023	4909 AMERIPRO EMS LLC	Check	No	70,555.00
		100-39-3940-572000-000 AMBULANCE CONTRACT		70,555.00	
135171	12/26/2023	4297 ANTHEM LIFE	Check	No	5,327.46
		100-01-1000-121336-000 LIFE INSURANCE		5,327.46	
135172	12/26/2023	1105 DISTRICT ATTORNEYS OFFICE	Check	No	47,808.00
		100-22-2200-521100-000 DISTRICT ATTORNEY		47,808.00	
135173	12/26/2023	1990 CADENHEAD ENTERPRISES, INC	Check	No	3,150.00
		100-42-4221-541400-000 M&R- PAVED & UNPAVED ROADS		3,150.00	
135174	12/26/2023	1253 CHARLES B. O'NEILL, JR	Check	No	2,166.67
		100-20-2800-521000-000 GUARDIAN AD LITEM		2,166.67	
135175	12/26/2023	1955 CORNERSTONE COMMUNICATIONS	Check	No	239.40
		100-18-1565-522201-000 CONTRACT SERVICES - BLDG & GROUNDS		239.40	
135176	12/26/2023	1121 FAMILY MEDICAL CENTER	Check	No	35.00
		100-13-1000-523900-000 EMPLOYEE SCREENING		35.00	
135177	12/26/2023	3788 FAYETTE CO BOARD OF COMMISSIONERS	Check	No	30,063.50
		100-20-2150-521100-000 CIRCUIT COURT		30,063.50	
135178	12/26/2023	1746 FLINT RIVER REGIONAL LIBRARY	Check	No	5,929.35
		100-65-6590-572000-000 FLINT RIVER REG LIBRARY		5,929.35	
135179	12/26/2023	2669 GRIFFIN CIRCUIT PUBLIC DEFENDER	Check	No	46,612.00
		100-28-2800-521000-000 PUBLIC DEFENDER		46,612.00	
135180	12/26/2023	1172 HOME DEPOT CREDIT SERVICES	Check	No	1,544.81
		100-18-1565-522200-000 MAINTENANCE RPRS/EXP - ALL FACILITI		51.20	
		100-76-7525-541300-000 Chestnut Oaks Facility		170.88	
		100-76-7525-541300-000 Chestnut Oaks Facility		234.89	
		100-76-7525-541300-000 Chestnut Oaks Facility		350.14	

ACCOUNTS PAYABLE CHECK REGISTER

Pike County Board Of Commissioners

FY 2023-2024

Check Register for 12/6/2023 to 1/2/2024 & Check Numbers 0 to 2147483647

Cash Account 100-00-0000-111100-000

Check Number	Check Date	Vendor Number / Name	Payment Type	EPay	Amount (\$)
		100-76-7525-541300-000 Chestnut Oaks Facility		697.82	
		100-76-7525-541300-000 Chestnut Oaks Facility		39.88	
135181	12/26/2023	3742 MIDDLE GEORGIA FLEET SERVICE	Check	No	450.00
		100-33-3300-521200-000 CONTRACT SERVICES		255.00	
		100-33-3300-521200-000 CONTRACT SERVICES		195.00	
* 135183	12/26/2023	3963 NEXIVA INC	Check	No	2,484.93
		100-20-2750-523200-000 COMMUNICATIONS - PHONE		110.44	
		100-23-2400-523200-000 COMMUNICATIONS - PHONE		110.44	
		100-16-1545-523200-000 COMMUNICATIONS - PHONE		138.05	
		100-72-7130-523200-000 COMMUNICATIONS - PHONE		82.86	
		100-17-1550-523200-000 COMMUNICATIONS - PHONE		138.05	
		100-74-7410-523200-000 COMMUNICATIONS - PHONE		138.05	
		100-21-2180-523200-000 COMMUNICATIONS - PHONE		138.05	
		100-24-2450-523200-000 COMMUNICATIONS - PHONE		138.05	
		100-14-1400-523200-000 COMMUNICATIONS - PHONE		82.83	
		100-33-3300-523200-000 COMMUNICATIONS - PHONE		414.15	
		100-33-3300-523200-000 COMMUNICATIONS - PHONE		165.66	
		100-13-1000-523200-000 COMMUNICATIONS - PHONE		165.66	
		100-13-1000-523200-000 COMMUNICATIONS - PHONE		27.61	
		100-22-2200-523200-000 COMMUNICATIONS- PHONE		138.05	
		100-71-7120-523200-000 COMMUNICATIONS - PHONE		27.61	
		100-65-4750-523200-000 COMMUNICATIONS - PHONE		82.83	
		100-61-4750-523200-000 COMMUNICATIONS - PHONE		82.83	
		100-34-3326-523200-000 COMMUNICATIONS - PHONE		138.05	
		100-42-4100-523200-000 COMMUNICATION- PHONE		27.61	
		100-80-1550-523200-000 COMMUNICATIONS		27.61	
		100-56-5520-523200-000 COMMUNICATIONS - PHONE		82.83	
		100-00-1000-113100-716 DUE FROM LAW LIBRARY		27.61	
135184	12/26/2023	1000 OFFICE DEPOT	Check	No	249.18
		100-72-7130-531000-000 SUPPLIES		54.01	
		100-23-2400-531000-000 SUPPLIES		77.31	
		100-21-2180-531000-000 SUPPLIES		21.96	
		100-21-2180-531000-000 SUPPLIES		95.90	
135185	12/26/2023	3047 PERKINS TOWING & RECOVERY	Check	No	300.00
		100-33-3300-521200-000 CONTRACT SERVICES		150.00	
		100-33-3300-521200-000 CONTRACT SERVICES		150.00	
135186	12/26/2023	1265 PIKE COUNTY LIBRARY BOARD	Check	No	477.50
		100-65-6500-572000-000 LIBRARY BOARD		477.50	
135187	12/26/2023	1267 PIKE COUNTY RECREATION AUTHORITY	Check	No	18,172.67
		100-61-6120-572000-000 RECREATION AUTHORITY		18,172.67	
135188	12/26/2023	1268 PIKE COUNTY HEALTH DEPARMENT	Check	No	6,342.08
		100-50-5100-572000-000 BOARD OF HEALTH		6,342.08	
135189	12/26/2023	1270 PIKE COUNTY WATER & SEWER AUTHORITY	Check	No	17,378.75
		100-71-7120-572000-000 WATER AUTH		17,378.75	
135190	12/26/2023	1270 PIKE COUNTY WATER & SEWER AUTHORITY	Check	No	80.80
		100-80-4400-531210-000 WATER EXPENSE		80.80	
135191	12/26/2023	3400 PIKE COUNTY DEPT OF FAMILY & CHILDREN	Check	No	1,504.42
		100-54-5400-572000-000 DFACS		1,504.42	

ACCOUNTS PAYABLE CHECK REGISTER

Pike County Board Of Commissioners

FY 2023-2024

Check Register for 12/6/2023 to 1/2/2024 & Check Numbers 0 to 2147483647

Cash Account 100-00-0000-111100-000

Check Number	Check Date	Vendor Number / Name	Payment Type	EPay	Amount (\$)
135192	12/26/2023	1257 Peace Officers' Annuity and Benefit Fund 100-33-3300-523600-000 DUES & FEES	Check	No 600.00	600.00
135193	12/26/2023	3156 RANGER FUELING SERVICES, LLC 100-00-1000-113600-000 INVENTORY-FUEL CONSUMPTION 100-00-1000-113600-000 INVENTORY-FUEL CONSUMPTION	Check	No 895.75 1,908.31	2,804.06
135194	12/26/2023	4310 RED DOG PUBLIC SAFETY OUTFITTERS, INC. 100-34-3326-512900-000 UNIFORMS	Check	No 319.90	319.90
135195	12/26/2023	4100 SHARP SBS-GA 100-23-2400-522200-000 CONTRACT SERVICES 100-17-1550-523850-000 CONTRACT SVC 100-24-2450-522200-000 CONTRACT SERVICES 100-13-1300-523850-000 CONTRACT SERVICES 100-74-7410-523850-000 CONTRACT SERVICES 100-14-1500-523850-000 CONTRACT SERVICES 100-91-3910-523850-000 CONTRACT SERVICES	Check	No 123.75 55.93 72.18 176.43 138.69 183.91 4.08	754.97
135196	12/26/2023	1307 SIRCHIE ACQUISTION COMPANY LLC 100-33-3300-531000-000 SUPPLIES	Check	No 51.18	51.18
135197	12/26/2023	4526 UniFirst 100-23-2400-522200-000 CONTRACT SERVICES 100-21-2180-531000-000 SUPPLIES 100-24-2450-531000-000 SUPPLIES 100-16-1545-531000-000 SUPPLIES 100-17-1550-531000-000 SUPPLIES 100-74-7410-531000-000 SUPPLIES 100-14-1400-531000-000 SUPPLIES	Check	No 50.56 50.55 50.55 30.46 30.46 30.46 30.46	273.50
135198	12/26/2023	2576 VULCAN MATERIALS 100-42-4221-541400-000 M&R- PAVED & UNPAVED ROADS	Check	No 10,407.75	10,407.75
135199	12/26/2023	1397 YANCEY BROTHERS 100-42-4220-522200-000 EQUIPMENT M&R	Check	No 1,513.70	1,513.70
135200	12/26/2023	1402 ZEBULON AUTO SERVICE 100-33-3300-521200-000 CONTRACT SERVICES	Check	No 250.00	250.00
135201	12/26/2023	5060 SIGNATURE PUBLIC FUNDING 100-42-8000-582210-000 CAT Lease#???? Excavator 323 100-42-8000-582225-000 CAT Lease#???? Motor Grader 140 100-42-8000-582225-000 CAT Lease#???? Motor Grader 140 100-42-8000-582230-000 CAT Lease#???? Motor Grader 140 100-42-8000-582230-000 CAT Lease#???? Motor Grader 140	Check	No 2,502.00 3,391.00 3,391.00 3,391.00 3,391.00	16,066.00

Description	Count	Amount (\$)
ACH	0	\$0.00
Bank of America	0	\$0.00
Check	117	\$553,055.12
Strategic Payment Services	0	\$0.00
Wells Fargo	0	\$0.00
Paymode X	0	\$0.00
Update Only	0	\$0.00

ACCOUNTS PAYABLE CHECK REGISTER

Pike County Board Of Commissioners
FY 2023-2024

Check Register for 12/6/2023 to 1/2/2024 & Check Numbers 0 to 2147483647
Cash Account 100-00-0000-111100-000

Check Number	Check Date	Vendor Number / Name	Payment Type	EPay	Amount (\$)
GRAND TOTAL				117	\$553,055.12

** Denotes Check Numbers that are out of sequence.*

Balances as of :	1/2/2024
General ledger	
IMPACT FEES	
Residential	602,167.95
Commercial	180,662.57
Due to General Fund	(37.30)
Total	782,793.22

Departments	Account Numbers	Balances
Sheriff	210-03-1000-341320-033	2,231.90
Jail	210-03-1000-341320-034	9,635.45
Fire	210-03-1000-341320-035	230,270.39
E-911	210-03-1000-341320-038	100,611.10
Roads	210-03-1000-341320-042	175,083.39
Parks	210-03-1000-341320-061	62,043.18
Library	210-03-1516-341320-065	137,286.73
Administration	210-03-1516-341320-074	17,830.46
CIE Prep	210-03-1516-341390-074	46,957.38
Interest	210-03-1000-361000-000	843.24
Total Impact Fees		782,793.22

CURRENT AND ACTIVE PROJECTS FOR FISCAL YEAR 2023

Account Numbers	Budgeted Funds	Expenditures	Balance	Explanation	RMM
210-74-1516-521301-000	18,950.00	11,369.00	7,581.00	Civicplus	9/22/2022
210-80-1000-572001-000	165,000.00	40,082.00	124,918.00	Blackmon Road	4/20/2023
210-65-1000-572000-000	15,000.00		15,000.00	J. Joel Edwards Library	6/27/2023
210-01-1000-121100-000	820,000.00	819,928.20	71.80	Land Purchase (911, Jail, Sheriff)	11/8/2023

PEACH STATE AIRPORT - IMPACT FEE CREDIT					
			MTG DATE		
CREDIT AMOUNT		219,060.00	5/27/2008	NEW BUSINESS LINE F	
CONSTRUCT HANGER		(3,210.67)	3/26/2019	LINE F - PERMIT # 2019-01-044	
SECOND HANGER		(3,696.91)	3/26/2019	LINE G - PERMIT # 2019-02-044	
DEEDED BACK PROPERTY		(39,000.00)	6/13/2018	SCM 11 EXECUTIVE SESSION	
WAREHOUSING		(1,848.46)	10/9/2019	PERMIT # 2019-09-339	
WAREHOUSING		(1,848.46)	10/9/2019	PERMIT # 2019-09-340	
WATER LINE IMPROVEMENTS		(39,970.13)			
Credit Materials not used		1,282.76	4/9/2021	Returned Macon Supply	
Peach State Phase II		(82,622.34)	4/5/2022	Phase II Water Improvements	
BALANCE		48,145.79			

REFUNDS					
			MTG DATE		

Check Register for 12/6/2023 to 1/2/2024 & Check Numbers 0 to 2147483647
Cash Account 206-00-1000-111100-000

Check Number	Check Date	Vendor Number / Name	Payment Type	EPay	Amount (\$)
1019	12/19/2023	3374 EAGLE ADVANTAGE SOLUTIONS, INC. 206-34-3326-542400-000 JAIL SOFTWARE-COMPUTERS	Check	No 13,269.30	13,269.30
			Description	Count	Amount (\$)
			ACH	0	\$0.00
			Bank of America	0	\$0.00
			Check	1	\$13,269.30
			Strategic Payment Services	0	\$0.00
			Wells Fargo	0	\$0.00
			Paymode X	0	\$0.00
			Update Only	0	\$0.00
			GRAND TOTAL	1	\$13,269.30

* Denotes Check Numbers that are out of sequence.

ACCOUNTS PAYABLE CHECK REGISTER

Pike County Board Of Commissioners
FY 2023-2024

Check Register for 12/6/2023 to 1/2/2024 & Check Numbers 0 to 2147483647
Cash Account 231-00-0000-111100-000

Check Number	Check Date	Vendor Number / Name	Payment Type	EPay	Amount (\$)
1008	12/26/2023	1224 MCINTOSH TRAIL CSB	Check	No	500.00
		231-55-5436-572000-000 McIntosh Trail Behavioral Health		500.00	
			Description	Count	Amount (\$)
			ACH	0	\$0.00
			Bank of America	0	\$0.00
			Check	1	\$500.00
			Strategic Payment Services	0	\$0.00
			Wells Fargo	0	\$0.00
			Paymode X	0	\$0.00
			Update Only	0	\$0.00
			GRAND TOTAL	1	\$500.00

* Denotes Check Numbers that are out of sequence.

Check Register for 12/6/2023 to 1/2/2024 & Check Numbers 0 to 2147483647
Cash Account 210-00-0000-111110-002

Check Number	Check Date	Vendor Number / Name	Payment Type	EPay	Amount (\$)
5192	12/19/2023	1183 INDUSTRIAL WHOLESALERS	Check	No	984.00
		210-81-1000-572001-000 BLACKMON ROAD FIRE STATION		984.00	
			Description	Count	Amount (\$)
			ACH	0	\$0.00
			Bank of America	0	\$0.00
			Check	1	\$984.00
			Strategic Payment Services	0	\$0.00
			Wells Fargo	0	\$0.00
			Paymode X	0	\$0.00
			Update Only	0	\$0.00
			GRAND TOTAL	1	\$984.00

* Denotes Check Numbers that are out of sequence.

REVENUE & EXPENDITURE STATEMENT
12/06/2023 To 01/02/2024

PIKE COUNTY BOARD OF COMMISSIONERS
FY 2023-2024

*100 in the % Used column indicates that no budget exists

Account	Budget (\$)	Current Period (\$)	YTD (\$)	Remaining Balance (\$)	% Used
Revenue					
100-03-1000-311750-000 FRANCHISE FEE TAX- Te	2,000.00	0.00	0.00	2,000.00	0
100-03-1000-371000-061 Rec Authority Donations	1,000.00	0.00	1,500.00	-500.00	150
100-03-1000-371000-091 Animal Shelter Donations	1,000.00	0.00	0.00	1,000.00	0
100-03-1300-340000-000 PRIOR YEAR REVENUES	1,076,564.00	0.00	0.00	1,076,564.00	0
100-03-1330-314200-081 BEER & WINE EXCISE	40,000.00	0.00	10,541.75	29,458.25	26
100-03-1330-316100-000 Business/ Occupation Lic	45,000.00	0.00	2,078.40	42,921.60	5
100-03-1330-316300-000 FINANCIAL INSTITUTION	70,000.00	0.00	0.00	70,000.00	0
100-03-1330-321100-081 BEER & WINE LICENSE	13,200.00	0.00	13,100.00	100.00	99
100-03-1330-341700-000 INDIRECT COST ALLOC/	500.00	0.00	0.00	500.00	0
100-03-1400-334000-000 State Grant - Elections	10,000.00	0.00	0.00	10,000.00	0
100-03-1400-341900-014 Municipal Election Service	22,000.00	0.00	0.00	22,000.00	0
100-03-1400-341901-000 Elections - Board of Educ	12,500.00	0.00	0.00	12,500.00	0
100-03-1400-341910-000 Election Qualifying Fees	10,000.00	0.00	0.00	10,000.00	0
100-03-1500-340000-000 Misc Revenue	10,000.00	0.00	14,109.75	-4,109.75	141
100-03-1500-341400-000 Printing & Copying Servi	150.00	0.00	61.60	88.40	41
100-03-1500-361000-000 Interest Revenue	500.00	0.00	313.42	186.58	63
100-03-1500-392100-000 Sale of Assets	50,000.00	0.00	0.00	50,000.00	0
100-03-1510-349300-000 BAD CHECK FEES	100.00	0.00	0.00	100.00	0
100-03-1514-313100-000 LOCAL OPTION SALES T	1,877,521.00	0.00	436,493.92	1,441,027.08	23
100-03-1514-316200-082 Insurance Premium Tax	1,250,000.00	0.00	1,309,368.46	-59,368.46	105
100-03-1516-342310-000 FINGERPRINTING - ALC	500.00	0.00	346.00	154.00	69
100-03-1545-311000-000 General Property Taxes	8,533,956.00	0.00	0.00	8,533,956.00	0
100-03-1545-311120-000 Timber Tax	5,000.00	0.00	687.78	4,312.22	14
100-03-1545-311200-000 Property Tax - Prior Year	120,000.00	0.00	31,948.80	88,051.20	27
100-03-1545-311310-000 Motor Vehicle Tax	140,000.00	0.00	42,431.95	97,568.05	30
100-03-1545-311313-000 Motor Vehicle Admin Fees	15,000.00	0.00	5,279.65	9,720.35	35
100-03-1545-311315-000 Motor Vehicle - TAVT	1,400,000.00	0.00	466,004.42	933,995.58	33
100-03-1545-311320-000 Mobile Home	10,000.00	0.00	1,398.36	8,601.64	14
100-03-1545-311340-000 Intangible Tax	150,000.00	0.00	26,350.73	123,649.27	18
100-03-1545-311500-000 Property Not on Digest	20,000.00	0.00	7,531.12	12,468.88	38
100-03-1545-311700-000 Franchise Fees	3,000.00	0.00	0.00	3,000.00	0
100-03-1545-319000-000 Penalties & Interest - Taxe	13,000.00	0.00	2,543.19	10,456.81	20
100-03-1545-319900-000 Cost & Interest - Taxes	17,000.00	0.00	3,361.74	13,638.26	20
100-03-1545-341600-000 Fees/ Cost - Tags & Titles	64,000.00	0.00	20,505.78	43,494.22	32
100-03-1545-341940-000 Tax Collection - Commissi	268,000.00	0.00	1,917.30	266,082.70	1
100-03-1545-346900-000 Tag Mailout Fees	6,000.00	0.00	1,445.00	4,555.00	24
100-03-1545-383000-000 Insurance Reimbursemen	20,000.00	0.00	0.00	20,000.00	0
100-03-1550-311400-000 Heavy Equipment - Taxes	1,500.00	0.00	0.00	1,500.00	0

REVENUE & EXPENDITURE STATEMENT
12/06/2023 To 01/02/2024

PIKE COUNTY BOARD OF COMMISSIONERS
FY 2023-2024

*100 in the % Used column indicates that no budget exists

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100-03-2150-311600-000 Real Estate Transfer	58,000.00	0.00	12,283.08	45,716.92	21
100-03-2150-351110-000 Clerk of Superior Court	130,000.00	0.00	32,282.69	97,717.31	25
100-03-2150-351150-000 JUVENILE GRANT	13,750.00	0.00	0.00	13,750.00	0
100-03-2200-351180-000 Pre-Trial Diversion - DA	100.00	0.00	0.00	100.00	0
100-03-2400-351130-000 Magistrate Court	15,000.00	0.00	7,413.16	7,586.84	49
100-03-2400-351130-091 Animal Ordinance Violation	7,000.00	0.00	0.00	7,000.00	0
100-03-2400-351131-000 Sheriff Services - Magistrate	20,000.00	0.00	7,600.00	12,400.00	38
100-03-2450-351150-000 Probate Court	150,000.00	0.00	45,826.82	104,173.18	31
100-03-2800-341190-000 Indigency Verification App	1,000.00	0.00	0.00	1,000.00	0
100-03-2800-346900-000 Indigent Defense Fund	100.00	0.00	0.00	100.00	0
100-03-3300-342000-000 Sheriff Services - Superior	30,000.00	0.00	64,084.80	-34,084.80	214
100-03-3300-342100-000 Sheriff Service -Board of E	248,743.00	0.00	0.00	248,743.00	0
100-03-3310-342001-000 DEPT OF JUSTICE REVE	2,500.00	0.00	0.00	2,500.00	0
100-03-3326-342330-000 INMATE HOUSING REVE	12,000.00	0.00	105.00	11,895.00	1
100-03-3500-371000-080 FIRE DEPT DONATIONS	1,000.00	0.00	0.00	1,000.00	0
100-03-3910-346110-000 Animal Control Shelter Fee	200.00	0.00	200.00	0.00	100
100-03-4000-343000-000 Culvert Permit Fees	10,000.00	0.00	17,402.10	-7,402.10	174
100-03-4100-345000-000 Fuel Maintenance Fees	0.00	0.00	841.08	-841.08	*100
100-03-4200-334101-042 L.M.I. GRANT (DOT) REV	500,000.00	0.00	0.00	500,000.00	0
100-03-4226-346900-000 Sale of Pipe	12,000.00	0.00	0.00	12,000.00	0
100-03-4226-346901-000 SALE OF SCRAP METAL	2,500.00	0.00	2,417.20	82.80	97
100-03-4500-344100-045 EPD Hazardous Waste Re	48,000.00	0.00	0.00	48,000.00	0
100-03-4530-344150-045 TRANSFER STATION LE	10,000.00	0.00	0.00	10,000.00	0
100-03-4900-341900-000 Public Works Services	55,000.00	0.00	0.00	55,000.00	0
100-03-5431-334101-000 ACCG Employee Safety C	2,500.00	0.00	0.00	2,500.00	0
100-03-5431-334103-000 GEMA/HS - EMPG perform	7,651.00	0.00	0.00	7,651.00	0
100-03-5500-341000-000 COMMUNITY SERVICE F	500.00	0.00	0.00	500.00	0
100-03-5520-331000-000 FEDERAL GRANT SENIC	2,000.00	0.00	0.00	2,000.00	0
100-03-5520-346000-000 SENIOR CITIZEN CENTE	120,000.00	0.00	74,611.79	45,388.21	62
100-03-5520-371000-000 Senior Center Donations	1,000.00	0.00	0.00	1,000.00	0
100-03-7220-322200-000 Building Permits	264,000.00	0.00	94,809.46	169,190.54	36
100-03-7400-322210-000 Zoning & Land Use Fees	36,000.00	0.00	250.00	35,750.00	1
100-03-7410-323900-000 Plat Reviews	20,000.00	0.00	1,600.00	18,400.00	8
100-03-7410-323901-000 CODE ENFORCEMENT SE	5,000.00	0.00	300.00	4,700.00	6
100-03-8000-393500-000 CAPITAL LEASE PROCE	0.00	0.00	10,000.00	-10,000.00	*100
206-03-1500-361000-000 INTEREST REVENUE	50.00	0.00	8.75	41.25	18
206-03-3326-342000-000 JAIL- SUPERIOR COURT	3,000.00	0.00	296.46	2,703.54	10
206-03-3326-342100-000 JAIL- MAGISTRATE COU	1,000.00	0.00	260.14	739.86	26
206-03-3326-342200-000 JAIL- PROBATE COURT	11,000.00	0.00	2,801.46	8,198.54	25

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210-03-1000-341320-033 Sheriff Impact Fees	150,000.00	0.00	24,920.15	125,079.85	17
210-03-1000-341320-034 Jail Impact Fees	440,000.00	0.00	70,997.73	369,002.27	16
210-03-1000-341320-035 Fire Dept Impact Fees	66,000.00	0.00	31,378.92	34,621.08	48
210-03-1000-341320-038 E-911 Impact Fees	88,000.00	0.00	25,434.45	62,565.55	29
210-03-1000-341320-042 Road Dept Impact Fees	128,885.00	0.00	17,001.17	111,883.83	13
210-03-1000-341320-061 Parks & Rec Impact Fees	5,000.00	0.00	23,445.60	-18,445.60	469
210-03-1000-361000-000 Interest - Residential Impa	100.00	0.00	157.31	-57.31	157
210-03-1000-361100-000 Interest - Commercial Imp	15.00	0.00	22.14	-7.14	148
210-03-1516-341320-065 Library Impact Fees	35,000.00	0.00	5,810.70	29,189.30	17
210-03-1516-341320-074 Administration Impact Fee	4,000.00	0.00	5,979.71	-1,979.71	149
210-03-1516-341390-074 CIE Prep Impact Fees	38,000.00	0.00	4,584.92	33,415.08	12
215-03-1500-361000-000 INTEREST REVENUE	15.00	0.00	77.57	-62.57	517
215-03-3800-342500-000 E-911 TAX REVENUE - L	80,000.00	0.00	53,643.13	26,356.87	67
215-03-3800-342501-000 E911 TAX REVENUE -CE	300,000.00	0.00	12,516.67	287,483.33	4
215-03-3800-342505-000 City of Zebulon	40,000.00	0.00	0.00	40,000.00	0
215-03-3800-342506-000 City of Molena	2,498.00	0.00	0.00	2,498.00	0
225-03-2000-351360-000 FEDERAL SEIZURE REV	5,000.00	0.00	0.00	5,000.00	0
225-03-2000-361000-000 FEDERAL SEIZURE INTE	15.00	0.00	11.01	3.99	73
230-03-1000-332100-000 AMERICAN RESCUE PL	656,987.00	0.00	0.00	656,987.00	0
230-03-1500-361000-000 INTEREST INCOME	250.00	0.00	420.11	-170.11	168
231-03-8120-340000-000 OPIOID ABATEMENT RE	6,000.00	0.00	0.00	6,000.00	0
245-03-2000-341100-000 DATE FEES	5,000.00	0.00	826.38	4,173.62	17
245-03-2000-361000-000 INTEREST INCOME	10.00	0.00	5.05	4.95	51
245-03-2150-341100-000 DATE FEES- SUPERIOR	2,400.00	0.00	208.83	2,191.17	9
245-03-2400-341101-000 DATE FEES- MAGISTRAT	100.00	0.00	0.00	100.00	0
245-03-2450-341102-000 DATE FEES- PROBATE C	100.00	0.00	0.00	100.00	0
250-03-2450-351150-000 TECHNOLOGY FEES	0.00	0.00	449.00	-449.00	*100
285-03-2600-351160-000 COURT REVENUE	1,500.00	0.00	0.00	1,500.00	0
285-03-2600-351170-000 JUVENILE OFFENDERS	1,000.00	0.00	350.00	650.00	35
285-03-2600-361000-000 INTEREST INCOME	20.00	0.00	1.69	18.31	8
320-03-1000-313200-000 SPLOST 2016-2022 REVI	54,950.00	0.00	0.00	54,950.00	0
320-03-1500-361000-000 INTEREST REVENUES/II	50.00	0.00	216.63	-166.63	433
323-03-1000-313200-000 SPLOST 2022-2028 REVI	644,426.00	0.00	385,442.14	258,983.86	60
323-98-9000-393100-000 GENERAL OBLIGATION I	0.00	0.00	10,742,443.56	-10,742,443.56	*100
325-03-1000-313200-000 LMI GRANT REVENUE	500,000.00	0.00	1,161,697.48	-661,697.48	232
325-03-1500-361000-000 INTEREST INCOME	25.00	0.00	120.63	-95.63	483
350-03-1000-361000-000 CAIP Fund Interest	10.00	0.00	36.50	-26.50	365
716-03-2150-341100-000 LIBRARY FEES- SUPERI	1,382.00	0.00	0.00	1,382.00	0
Revenue Subtotal	\$20,336,323.00	\$0.00	\$15,342,912.29	\$4,993,410.71	75

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Expenditure					
100-10-1310-579000-000 CONTINGENCIES	100,000.00	0.00	0.00	100,000.00	0
100-13-1000-512101-000 HRA Contribution	55,000.00	0.00	0.00	55,000.00	0
100-13-1000-523100-000 ACCG-INS - PROPERTY	366,492.00	0.00	0.00	366,492.00	0
100-13-1000-523200-000 COMMUNICATIONS - PH	16,600.00	1,098.97	9,434.01	7,165.99	57
100-13-1000-523900-000 EMPLOYEE SCREENING	700.00	105.00	330.00	370.00	47
100-13-1000-523901-000 COMMUNITY EVENTS	3,000.00	0.00	354.67	2,645.33	12
100-13-1000-524100-000 ACCG Defined Benefit	353,088.00	0.00	0.00	353,088.00	0
100-13-1300-512200-000 FICA	0.00	0.00	35.80	-35.80	*100
100-13-1300-512600-000 UNEMPLOYMENT PAYMENT	5,000.00	0.00	0.00	5,000.00	0
100-13-1300-523201-000 CELL PHONE COMMUNICATIONS	2,350.00	0.00	923.13	1,426.87	39
100-13-1300-523232-000 EQUIPMENT RENTAL	2,000.00	489.60	1,468.80	531.20	73
100-13-1300-523300-000 LEGAL PUBLICATION	2,000.00	0.00	480.49	1,519.51	24
100-13-1300-523500-000 TRAVEL	16,800.00	1,516.08	5,256.99	11,543.01	31
100-13-1300-523600-000 DUES & FEES	1,200.00	65.00	1,419.00	-219.00	118
100-13-1300-523700-000 TRAINING	10,100.00	520.00	4,521.00	5,579.00	45
100-13-1300-523850-000 CONTRACT SERVICES	40,252.00	608.96	37,609.72	2,642.28	93
100-13-1300-523900-000 POSTAGE	2,600.00	0.00	489.78	2,110.22	19
100-13-1300-531000-000 SUPPLIES	8,000.00	284.23	3,520.55	4,479.45	44
100-13-1300-531270-000 GAS/DIESEL	200.00	0.00	0.00	200.00	0
100-13-1300-531400-000 LEGAL RESOURCES	500.00	0.00	2,052.00	-1,552.00	410
100-13-1310-511100-000 REGULAR (COMM) EMPLOYMENT	127,062.00	16,893.40	89,437.32	37,624.68	70
100-13-1310-512100-000 GROUP (COMM) INSURANCE	68,018.00	0.00	20,919.30	47,098.70	31
100-13-1310-512200-000 FICA & MEDICARE	9,721.00	0.00	4,956.25	4,764.75	51
100-13-1310-512700-000 WORKERS COMPENSATION	110,000.00	100,521.00	100,521.00	9,479.00	91
100-13-1320-511100-000 REGULAR (CO MGR) EMPLOYMENT	90,636.00	6,972.00	41,832.00	48,804.00	46
100-13-1320-512100-000 GROUP (CO MGR) INSURANCE	24,210.00	0.00	300.38	23,909.62	1
100-13-1320-512200-000 FICA & MEDICARE	6,934.00	0.00	2,562.05	4,371.95	37
100-13-1320-512400-000 DEFERRED COMPENSATION	900.00	0.00	312.40	587.60	35
100-13-1320-542200-000 VEHICLES- M&R	200.00	0.00	0.00	200.00	0
100-13-1330-511100-000 REGULAR (ADMINISTRATIVE) EMPLOYMENT	200,737.00	11,130.94	89,985.96	110,751.04	45
100-13-1330-512100-000 GROUP (ADM) INSURANCE	30,173.00	0.00	10,440.77	19,732.23	35
100-13-1330-512200-000 FICA & MEDICARE	15,357.00	0.00	5,650.20	9,706.80	37
100-13-1330-512400-000 DEFERRED COMPENSATION	900.00	0.00	275.94	624.06	31
100-13-1330-523300-000 Advertising & Marketing	3,500.00	0.00	935.96	2,564.04	27
100-13-1500-523901-000 BANK SERVICE CHARGES	500.00	0.00	15.00	485.00	3
100-13-1530-521200-000 PROFESSIONAL SVC - LEGAL	96,000.00	0.00	46,249.62	49,750.38	48
100-13-1530-521201-000 PROF SVC - ATTORNEY	3,000.00	0.00	6,883.28	-3,883.28	229
100-13-1540-573000-000 EMPLOYEE RECOGNITION	8,000.00	2,070.00	2,242.08	5,757.92	28

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100-13-1560-521200-000 PROF SVC - AUDIT	40,000.00	0.00	8,880.00	31,120.00	22
100-13-4400-531210-000 WATER/SEWAGE	960.00	0.00	453.00	507.00	47
100-13-4600-531530-000 ELECTRICITY	5,400.00	0.00	1,809.39	3,590.61	34
100-14-1400-511100-000 REGULAR EMPLOYEES	139,360.00	10,639.50	63,785.75	75,574.25	46
100-14-1400-511200-000 Board Compensation	7,950.00	300.00	1,050.00	6,900.00	13
100-14-1400-512100-000 GROUP INSURANCE	16,135.00	0.00	2,697.32	13,437.68	17
100-14-1400-512200-000 FICA & MEDICARE	10,662.00	0.00	3,929.38	6,732.62	37
100-14-1400-522200-000 REPAIRS & MAINTENANCE	500.00	0.00	0.00	500.00	0
100-14-1400-523200-000 COMMUNICATIONS - PH	960.00	82.83	575.95	384.05	60
100-14-1400-523300-000 ADVERTISING	800.00	0.00	348.60	451.40	44
100-14-1400-523500-000 TRAVEL	4,000.00	218.24	348.06	3,651.94	9
100-14-1400-523600-000 DUES & FEES	280.00	0.00	225.00	55.00	80
100-14-1400-523700-000 TRAINING	4,900.00	0.00	322.34	4,577.66	7
100-14-1400-523850-000 Poll Workers - Contract S	91,145.00	0.00	5,697.31	85,447.69	6
100-14-1400-523900-000 POSTAGE	11,700.00	0.00	595.35	11,104.65	5
100-14-1400-531000-000 SUPPLIES	13,000.00	92.63	6,624.27	6,375.73	51
100-14-1400-542500-000 OTHER EQUIPMENT	7,020.00	0.00	1,661.99	5,358.01	24
100-14-1500-523850-000 CONTRACT SERVICES	27,600.00	3,336.27	6,943.94	20,656.06	25
100-14-4400-531210-000 WATER /SEWAGE	300.00	0.00	142.35	157.65	47
100-14-4600-531530-000 ELECTRICITY EXP	2,000.00	0.00	881.35	1,118.65	44
100-14-4700-531520-000 NATURAL GAS EXPENSE	250.00	0.00	24.23	225.77	10
100-15-1000-523300-000 LEGAL PUBLICATION	200.00	0.00	0.00	200.00	0
100-15-1000-523500-000 BD OF EQ TRAVEL	400.00	0.00	0.00	400.00	0
100-15-1000-523700-000 BD OF EQ TRAINING	1,250.00	0.00	119.00	1,131.00	10
100-15-1000-531000-000 BD OF EQ - SUPPLIES	50.00	0.00	0.00	50.00	0
100-15-1330-521100-000 BD OF EQ PER DIEM	1,400.00	0.00	50.00	1,350.00	4
100-15-1330-521200-000 Comp Pay	500.00	0.00	0.00	500.00	0
100-15-1550-523900-000 POSTAGE	150.00	0.00	0.00	150.00	0
100-16-1545-511100-000 REGULAR EMPLOYEES	213,742.00	15,754.52	93,690.96	120,051.04	44
100-16-1545-512100-000 GROUP INSURANCE	27,130.00	0.00	9,608.67	17,521.33	35
100-16-1545-512200-000 FICA & MEDICARE	16,352.00	0.00	5,670.72	10,681.28	35
100-16-1545-521200-000 PROFESSIONAL SVC	13,500.00	815.52	9,737.40	3,762.60	72
100-16-1545-523200-000 COMMUNICATIONS - PH	1,600.00	138.05	962.93	637.07	60
100-16-1545-523300-000 ADVERTISING/LEGAL PL	50.00	0.00	42.48	7.52	85
100-16-1545-523400-000 PRINTING & BINDING	850.00	0.00	210.00	640.00	25
100-16-1545-523500-000 TRAVEL	800.00	0.00	0.00	800.00	0
100-16-1545-523600-000 DUES & FEES	400.00	0.00	0.00	400.00	0
100-16-1545-523700-000 TRAINING	865.00	0.00	0.00	865.00	0
100-16-1545-523850-000 CONTRACT SVC	39,000.00	201.07	14,317.19	24,682.81	37

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100-16-1545-523900-000 POSTAGE	4,400.00	0.00	848.96	3,551.04	19
100-16-1545-531000-000 SUPPLIES	4,000.00	374.63	1,154.52	2,845.48	29
100-16-4400-531210-000 WATER / SEWAGE	250.00	0.00	148.82	101.18	60
100-16-4600-531530-000 ELECTRICITY EXP -TAX	2,000.00	0.00	763.86	1,236.14	38
100-16-4700-531220-000 NATURAL GAS EXPENS	250.00	0.00	25.33	224.67	10
100-17-1300-523201-000 CELL PHONE COMMUNI	950.00	0.00	391.75	558.25	41
100-17-1550-511100-000 REGULAR EMPLOYEES	276,120.00	14,535.03	101,289.46	174,830.54	37
100-17-1550-511200-000 BOARD COMPENSATION	6,500.00	300.00	2,300.00	4,200.00	35
100-17-1550-512100-000 GROUP INSURANCE	57,633.00	0.00	16,974.14	40,658.86	29
100-17-1550-512200-000 FICA & MEDICARE	21,124.00	0.00	6,191.25	14,932.75	29
100-17-1550-512400-000 DEFERRED COMPENSA	500.00	0.00	193.17	306.83	39
100-17-1550-523200-000 COMMUNICATIONS - PH	1,600.00	138.05	959.93	640.07	60
100-17-1550-523300-000 ADVERTISING	500.00	15.93	132.75	367.25	27
100-17-1550-523400-000 PRINTING & BINDING	8,500.00	0.00	0.00	8,500.00	0
100-17-1550-523500-000 TRAVEL	7,500.00	0.00	248.12	7,251.88	3
100-17-1550-523600-000 DUES & FEES	3,500.00	0.00	2,500.00	1,000.00	71
100-17-1550-523700-000 TRAINING	2,500.00	0.00	669.18	1,830.82	27
100-17-1550-523850-000 CONTRACT SVC	36,828.00	3,586.42	25,880.58	10,947.42	70
100-17-1550-523900-000 POSTAGE	1,000.00	0.00	760.95	239.05	76
100-17-1550-531000-000 SUPPLIES	2,000.00	246.10	1,039.23	960.77	52
100-17-1550-531270-000 GAS/DIESEL	4,000.00	0.00	1,119.89	2,880.11	28
100-17-1550-542200-000 VEHICLES M&R	1,000.00	0.00	1,177.14	-177.14	118
100-17-4400-531210-000 WATER/SEWAGE	325.00	0.00	181.15	143.85	56
100-17-4600-531530-000 ELECTRICITY	1,950.00	0.00	957.78	992.22	49
100-17-4700-531220-000 NATURAL GAS	400.00	0.00	30.83	369.17	8
100-18-1300-523201-000 CELL PHONE COMMUNI	950.00	0.00	167.51	782.49	18
100-18-1565-511100-000 REGULAR EMPLOYEES	141,473.00	10,805.58	64,833.48	76,639.52	46
100-18-1565-511300-000 OVERTIME	1,000.00	0.00	0.00	1,000.00	0
100-18-1565-512100-000 GROUP INSURANCE	32,373.00	0.00	10,821.90	21,551.10	33
100-18-1565-512200-000 FICA & MEDICARE	10,823.00	0.00	3,843.26	6,979.74	36
100-18-1565-512900-000 UNIFORMS	750.00	0.00	192.54	557.46	26
100-18-1565-522100-000 CLEANING SUPPLIES	7,000.00	615.16	2,360.40	4,639.60	34
100-18-1565-522200-000 MAINTENANCE RPRS/E	62,000.00	1,624.91	23,256.42	38,743.58	38
100-18-1565-522201-000 CONTRACT SERVICES -	70,000.00	239.40	29,669.10	40,330.90	42
100-18-1565-531210-000 WATER / SEWAGE	3,600.00	0.00	1,692.00	1,908.00	47
100-18-1565-531520-000 PROPANE GAS	1,000.00	0.00	544.93	455.07	54
100-18-1565-531700-000 SUPPLIES - SMALL EQU	1,000.00	0.00	119.00	881.00	12
100-18-1565-542200-000 VEHICLES M& R	2,500.00	33.88	154.48	2,345.52	6
100-18-4600-531530-000 ELECTRICITY EXPENSE	2,400.00	0.00	1,227.60	1,172.40	51

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100-18-4700-531270-000 GAS/DIESEL	8,800.00	0.00	2,316.35	6,483.65	26
100-20-2100-531100-000 SUPPLIES / MATERIALS	500.00	0.00	142.51	357.49	29
100-20-2150-521100-000 CIRCUIT COURT	112,382.00	30,063.50	90,190.50	22,191.50	80
100-20-2500-521100-000 COURT REPORTER	9,500.00	96.00	2,955.40	6,544.60	31
100-20-2700-523850-000 JUROR PER DIEM	10,000.00	0.00	3,450.00	6,550.00	35
100-20-2750-523200-000 COMMUNICATIONS - PH	1,278.00	110.44	767.94	510.06	60
100-20-2750-523851-000 Contract Services	1,800.00	0.00	450.00	1,350.00	25
100-20-2800-521000-000 GUARDIAN AD LITEM	26,000.00	2,166.67	15,166.69	10,833.31	58
100-20-4400-531210-000 WATER / SEWAGE	1,110.00	0.00	498.00	612.00	45
100-20-4600-531530-000 ELECTRICITY EXPENSE	22,400.00	0.00	9,347.85	13,052.15	42
100-21-2180-511100-000 REGULAR EMPLOYEES	212,684.00	17,851.64	98,632.73	114,051.27	46
100-21-2180-512100-000 GROUP INSURANCE	68,231.00	0.00	21,164.38	47,066.62	31
100-21-2180-512200-000 FICA & MEDICARE	16,271.00	0.00	5,645.50	10,625.50	35
100-21-2180-512400-000 DEFERRED COMPENSA	400.00	0.00	245.43	154.57	61
100-21-2180-523200-000 COMMUNICATIONS - PH	570.00	138.05	959.93	-389.93	168
100-21-2180-523300-000 ADVERTISING/ LEGAL P	500.00	0.00	0.00	500.00	0
100-21-2180-523400-000 PRINTING & BINDING	1,000.00	0.00	517.91	482.09	52
100-21-2180-523500-000 TRAVEL	1,500.00	0.00	0.00	1,500.00	0
100-21-2180-523600-000 DUES & FEES	450.00	0.00	250.00	200.00	56
100-21-2180-523700-000 TRAINING	1,500.00	0.00	0.00	1,500.00	0
100-21-2180-523850-000 CONTRACT SERVICES	45,000.00	39.09	13,501.62	31,498.38	30
100-21-2180-523900-000 POSTAGE	3,000.00	0.00	572.52	2,427.48	19
100-21-2180-531000-000 SUPPLIES	4,000.00	188.28	1,301.86	2,698.14	33
100-21-2180-531400-000 LEGAL PUBLICATIONS	500.00	0.00	0.00	500.00	0
100-21-2180-542401-000 Historical Deed Indexing F	2,456.00	0.00	6,445.02	-3,989.02	262
100-22-2200-521100-000 DISTRICT ATTORNEY	191,232.00	47,808.00	143,424.00	47,808.00	75
100-22-2200-523200-000 COMMUNICATIONS- PH	1,600.00	138.05	959.93	640.07	60
100-22-4700-522200-000 Contract Services	3,670.00	0.00	1,800.00	1,870.00	49
100-23-1300-523201-000 CELL PHONE - COMMUN	605.00	10.00	266.70	338.30	44
100-23-2400-511100-000 REGULAR EMPLOYEES	253,081.00	18,235.78	109,989.36	143,091.64	43
100-23-2400-512100-000 GROUP INSURANCE	24,732.00	0.00	9,080.57	15,651.43	37
100-23-2400-512200-000 FICA & MEDICARE	19,361.00	0.00	6,750.53	12,610.47	35
100-23-2400-512400-000 DEFERRED COMPENSA	1,564.00	0.00	545.93	1,018.07	35
100-23-2400-522200-000 CONTRACT SERVICES	14,345.00	1,335.34	7,376.56	6,968.44	51
100-23-2400-522201-000 REPAIRS AND MAINTEN	500.00	0.00	0.00	500.00	0
100-23-2400-523200-000 COMMUNICATIONS - PH	1,497.00	110.44	767.94	729.06	51
100-23-2400-523300-000 ADVERTISING	40.00	0.00	0.00	40.00	0
100-23-2400-523400-000 PRINTING & BINDING	520.00	0.00	89.00	431.00	17
100-23-2400-523500-000 TRAVEL	1,750.00	0.00	823.68	926.32	47

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100-23-2400-523600-000 DUES & FEES	1,685.00	0.00	551.00	1,134.00	33
100-23-2400-523700-000 TRAINING	1,000.00	0.00	0.00	1,000.00	0
100-23-2400-523850-000 PROFESSIONAL SERVIC	1,000.00	0.00	13.60	986.40	1
100-23-2400-523900-000 POSTAGE	1,400.00	0.00	600.63	799.37	43
100-23-2400-531000-000 SUPPLIES	3,300.00	77.31	1,720.51	1,579.49	52
100-23-2400-531400-000 LEGAL PUBLICATIONS	1,105.00	0.00	480.49	624.51	43
100-24-2450-511100-000 REGULAR EMPLOYEES	161,505.00	12,171.22	73,303.80	88,201.20	45
100-24-2450-512100-000 GROUP INSURANCE	20,127.00	0.00	10,644.52	9,482.48	53
100-24-2450-512200-000 FICA & MEDICARE	12,356.00	0.00	4,436.89	7,919.11	36
100-24-2450-522200-000 CONTRACT SERVICES	8,375.00	183.22	4,745.61	3,629.39	57
100-24-2450-523200-000 COMMUNICATIONS - PH	1,620.00	138.05	959.93	660.07	59
100-24-2450-523500-000 TRAVEL	4,323.00	0.00	2,572.09	1,750.91	59
100-24-2450-523600-000 DUES & FEES	1,710.00	105.00	620.00	1,090.00	36
100-24-2450-523700-000 TRAINING	2,170.00	0.00	450.00	1,720.00	21
100-24-2450-523900-000 POSTAGE	1,700.00	49.88	764.55	935.45	45
100-24-2450-531000-000 SUPPLIES	8,000.00	50.55	1,986.79	6,013.21	25
100-25-2000-521200-000 PROFESSIONAL SERVIC	10,000.00	0.00	0.00	10,000.00	0
100-28-2800-521000-000 PUBLIC DEFENDER	186,448.00	46,612.00	139,836.00	46,612.00	75
100-32-3326-523500-000 TRAVEL	200.00	0.00	0.00	200.00	0
100-32-3326-531000-000 INMATE SUPPLIES	17,000.00	2,654.35	8,634.64	8,365.36	51
100-32-3350-523850-000 SUPPORT OF INMATES	45,840.00	3,150.00	19,915.00	25,925.00	43
100-32-3350-531300-000 FOOD FOR INMATES	62,600.00	2,945.15	32,568.10	30,031.90	52
100-32-3370-523100-000 INMATE MEDICAL	95,300.00	7,258.33	82,374.63	12,925.37	86
100-33-1300-523201-000 CELL PHONE COMMUNI	15,100.00	0.00	5,243.97	9,856.03	35
100-33-3300-511100-000 REGULAR EMPLOYEES	1,440,814.00	112,343.78	664,186.64	776,627.36	46
100-33-3300-511300-000 OVERTIME	78,000.00	5,885.55	48,534.47	29,465.53	62
100-33-3300-512100-000 GROUP INSURANCE	316,673.00	0.00	92,535.90	224,137.10	29
100-33-3300-512200-000 FICA & MEDICARE	116,190.00	0.00	42,522.40	73,667.60	37
100-33-3300-512400-000 DEFERRED COMPENSA	4,855.00	0.00	2,004.23	2,850.77	41
100-33-3300-512900-000 UNIFORMS	52,500.00	1,725.62	15,203.97	37,296.03	29
100-33-3300-521200-000 CONTRACT SERVICES	117,269.00	3,301.98	90,828.01	26,440.99	77
100-33-3300-523200-000 COMMUNICATIONS - PH	7,348.00	579.81	5,125.87	2,222.13	70
100-33-3300-523300-000 ADVERTISING	500.00	0.00	0.00	500.00	0
100-33-3300-523400-000 PRINTING & BINDING	1,362.00	0.00	629.52	732.48	46
100-33-3300-523500-000 TRAVEL	4,000.00	0.00	1,411.21	2,588.79	35
100-33-3300-523600-000 DUES & FEES	15,978.00	600.00	4,722.00	11,256.00	30
100-33-3300-523700-000 TRAINING	2,500.00	0.00	1,225.95	1,274.05	49
100-33-3300-523900-000 POSTAGE	700.00	0.00	157.00	543.00	22
100-33-3300-531000-000 SUPPLIES	33,000.00	1,108.70	7,865.32	25,134.68	24

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100-33-3300-531270-000 GAS/DIESEL	84,000.00	221.33	25,852.80	58,147.20	31
100-33-3321-531100-000 INVESTIGATION SUPPLI	2,000.00	0.00	804.58	1,195.42	40
100-33-3323-522200-000 VEHICLES- M&R	40,000.00	247.50	39,762.52	237.48	99
100-33-3355-522200-000 REPAIRS & MAINTENAN	500.00	0.00	2,680.69	-2,180.69	536
100-33-4400-531210-000 WATER / SEWAGE	2,000.00	0.00	384.41	1,615.59	19
100-33-4600-531530-000 ELECTRICITY EXPENSE	12,000.00	0.00	4,938.10	7,061.90	41
100-33-4700-531220-000 NATURAL GAS EXP	2,000.00	0.00	571.62	1,428.38	29
100-34-3326-511100-000 REGULAR EMPLOYEES	764,279.00	50,261.51	284,127.13	480,151.87	37
100-34-3326-511300-000 OVERTIME	62,530.00	1,282.90	19,031.55	43,498.45	30
100-34-3326-512100-000 GROUP INSURANCE	154,777.00	0.00	19,990.35	134,786.65	13
100-34-3326-512200-000 FICA & MEDICARE	63,251.00	0.00	18,236.30	45,014.70	29
100-34-3326-512400-000 DEFERRED COMPENSA	940.00	0.00	612.45	327.55	65
100-34-3326-512900-000 UNIFORMS	3,000.00	319.90	1,352.28	1,647.72	45
100-34-3326-521200-000 PROFESSIONAL SVC	420.00	351.99	1,527.36	-1,107.36	364
100-34-3326-522200-000 REPAIRS & MAINTENAN	2,000.00	0.00	809.00	1,191.00	40
100-34-3326-523200-000 COMMUNICATIONS - PH	1,656.00	138.05	959.93	696.07	58
100-34-3326-523700-000 TRAINING	3,000.00	227.02	840.00	2,160.00	28
100-34-3326-523900-000 POSTAGE	150.00	0.00	9.15	140.85	6
100-34-3326-531000-000 SUPPLIES - JAIL	3,000.00	214.70	339.79	2,660.21	11
100-34-3326-531270-000 GAS/DIESEL	21,600.00	0.00	6,141.22	15,458.78	28
100-34-3326-542200-000 VEHICLES - M & R	5,000.00	0.00	15,897.80	-10,897.80	318
100-34-3360-531700-000 RECORD BOOKS	700.00	0.00	0.00	700.00	0
100-34-4400-531210-000 WATER / SEWAGE - JAIL	8,000.00	0.00	5,667.47	2,332.53	71
100-34-4600-531530-000 ELECTRICITY - JAIL	8,800.00	0.00	3,909.87	4,890.13	44
100-34-4700-531220-000 NATURAL GAS - JAIL	1,000.00	0.00	527.65	472.35	53
100-37-3700-511100-000 REGULAR EMPLOYEES	24,993.00	3,202.92	11,457.52	13,535.48	46
100-37-3700-512100-000 GROUP INSURANCE	19,806.00	0.00	6,627.72	13,178.28	33
100-37-3700-512200-000 FICA & MEDICARE	1,912.00	0.00	450.03	1,461.97	24
100-37-3700-522200-000 VEHICLES M&R	100.00	0.00	0.00	100.00	0
100-37-3700-522250-000 Transport	5,250.00	0.00	325.00	4,925.00	6
100-37-3700-523000-000 Other Purchased / Indiger	1,000.00	0.00	0.00	1,000.00	0
100-37-3700-523200-000 COMMUNICATIONS - PH	492.00	0.00	190.05	301.95	39
100-37-3700-523500-000 TRAVEL	2,400.00	0.00	199.13	2,200.87	8
100-37-3700-523600-000 DUES & FEES	225.00	0.00	0.00	225.00	0
100-37-3700-523700-000 TRAINING	1,050.00	0.00	720.00	330.00	69
100-37-3700-531000-000 SUPPLIES	3,500.00	0.00	0.00	3,500.00	0
100-37-3700-531100-000 INVESTIGATION EXPENSE	200.00	0.00	0.00	200.00	0
100-37-3700-531270-000 GAS/DIESEL	250.00	0.00	0.00	250.00	0
100-37-4600-531530-000 ELECTRICITY EXPENSE	150.00	0.00	52.85	97.15	35

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100-38-3800-511100-000 REGULAR EMPLOYEES	0.00	30,052.63	42,790.02	-42,790.02	*100
100-38-3800-511300-000 OVERTIME	0.00	3,996.00	4,799.88	-4,799.88	*100
100-38-3800-512200-000 FICA & MEDICARE	0.00	0.00	983.39	-983.39	*100
100-39-3940-572000-000 AMBULANCE CONTRAC	846,660.00	70,555.00	493,885.00	352,775.00	58
100-42-1300-523201-000 CELL PHONE COMMUNI	2,150.00	0.00	1,066.78	1,083.22	50
100-42-1500-531300-000 FOOD & VENDING SERV	300.00	0.00	0.00	300.00	0
100-42-4100-523200-000 COMMUNICATION- PHOI	2,736.00	228.56	2,707.64	28.36	99
100-42-4100-523300-000 ADVERTISING	100.00	0.00	70.40	29.60	70
100-42-4210-511100-000 REGULAR EMPLOYEES	1,088,030.00	69,387.34	422,861.99	665,168.01	39
100-42-4210-511300-000 OVERTIME	10,000.00	927.24	7,828.05	2,171.95	78
100-42-4210-512100-000 GROUP INSURANCE	274,596.00	0.00	78,901.61	195,694.39	29
100-42-4210-512200-000 FICA & MEDICARE	84,000.00	0.00	25,398.71	58,601.29	30
100-42-4210-512400-000 DEFERRED COMPENSA	2,250.00	0.00	606.64	1,643.36	27
100-42-4220-522000-000 SIGN M&R	13,500.00	1,165.60	14,885.47	-1,385.47	110
100-42-4220-522200-000 EQUIPMENT M&R	70,000.00	2,708.66	47,337.45	22,662.55	68
100-42-4220-523500-000 TRAVEL	0.00	0.00	51.78	-51.78	*100
100-42-4220-531000-000 SUPPLIES	10,000.00	602.10	4,526.64	5,473.36	45
100-42-4220-531270-000 GAS/DIESEL	170,000.00	0.00	40,972.56	129,027.44	24
100-42-4220-531500-000 CULVERT PIPES	70,000.00	0.00	28,629.60	41,370.40	41
100-42-4220-531600-000 SMALL EQUIPMENT	6,500.00	1,832.71	6,196.79	303.21	95
100-42-4220-542200-000 VEHICLES- M&R	50,000.00	2,310.17	26,134.09	23,865.91	52
100-42-4220-542500-000 OTHER EQUIPMENT	5,000.00	0.00	0.00	5,000.00	0
100-42-4221-541400-000 M&R- PAVED & UNPAVEI	750,000.00	39,013.16	288,447.76	461,552.24	38
100-42-4230-541400-000 M&R- BRIDGES	10,000.00	0.00	0.00	10,000.00	0
100-42-4270-523850-000 CONTRACT SVC	8,884.00	482.00	9,044.58	-160.58	102
100-42-4400-531210-000 WATER / SEWAGE	1,000.00	0.00	3,475.20	-2,475.20	348
100-42-4600-531530-000 ELECTRICITY EXPENSE	6,500.00	0.00	3,075.40	3,424.60	47
100-42-4700-531520-000 PROPANE GAS EXPENS	600.00	0.00	29.86	570.14	5
100-42-8000-581004-000 CAT LEASE # 70010402 I	26,304.00	2,191.97	15,453.39	10,850.61	59
100-42-8000-582006-000 FNB PAYMENT (DUMP TI	46,284.00	4,206.98	25,241.88	21,042.12	55
100-42-8000-582013-000 Cat Lease# 0170035602	12,017.00	1,001.41	6,008.46	6,008.54	50
100-42-8000-582014-000 UNITED BANK LOAN	55,032.00	4,585.92	32,101.44	22,930.56	58
100-42-8000-582205-000 CAT Lease#???? Skid Ste	14,804.00	1,233.59	8,635.13	6,168.87	58
100-42-8000-582210-000 CAT Lease#???? Excavat	30,024.00	2,502.00	15,012.00	15,012.00	50
100-42-8000-582215-000 CAT Lease#???? Wheel L	32,080.00	2,673.26	18,712.82	13,367.18	58
100-42-8000-582220-000 CAT Lease#???? Dozier I	18,365.00	1,530.38	10,712.66	7,652.34	58
100-42-8000-582225-000 CAT Lease#???? Motor G	40,693.00	0.00	20,346.00	20,347.00	50
100-42-8000-582230-000 CAT Lease#???? Motor G	40,693.00	0.00	20,346.00	20,347.00	50
100-45-4560-523850-000 CONTRACT SERVICES	32,000.00	0.00	600.00	31,400.00	2

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100-50-5100-572000-000 BOARD OF HEALTH	76,105.00	6,342.08	44,394.56	31,710.44	58
100-54-5400-572000-000 DFACS	18,053.00	1,504.42	10,530.94	7,522.06	58
100-55-5500-572000-000 MCINTOSH TRAIL RDC I	20,000.00	0.00	19,477.00	523.00	97
100-55-5540-572000-000 MCTRAIL-PUBLIC TRAN	10,500.00	0.00	0.00	10,500.00	0
100-56-5520-511100-000 REGULAR EMPLOYEES	98,908.00	7,715.80	45,522.88	53,385.12	46
100-56-5520-512100-000 GROUP INSURANCE - BI	8,138.00	0.00	2,704.58	5,433.42	33
100-56-5520-512200-000 FICA & MEDICARE	7,567.00	0.00	2,825.52	4,741.48	37
100-56-5520-521100-000 Contract Services	1,200.00	0.00	0.00	1,200.00	0
100-56-5520-523200-000 COMMUNICATIONS - PH	2,184.00	162.78	1,626.21	557.79	74
100-56-5520-523500-000 TRAVEL	600.00	0.00	50.00	550.00	8
100-56-5520-523900-000 POSTAGE	60.00	0.00	0.00	60.00	0
100-56-5520-531100-000 SUPPLIES	1,500.00	106.24	492.66	1,007.34	33
100-56-5520-531101-000 Senior Center 'Stepping U	2,000.00	0.00	0.00	2,000.00	0
100-56-5520-531210-000 WATER / SEWER SENIO	400.00	0.00	133.75	266.25	33
100-56-5520-531270-000 GAS / DIESEL	5,000.00	0.00	231.01	4,768.99	5
100-56-5520-531300-000 CONGREGATE MEAL EX	56,375.00	0.00	17,672.17	38,702.83	31
100-56-5520-531301-000 HOME DELIVERED MEA	85,000.00	0.00	28,155.02	56,844.98	33
100-56-5520-531530-000 ELECTRICITY - SENIOR	7,300.00	523.00	3,777.15	3,522.85	52
100-56-5520-542200-000 VEHICLE REPAIRS & MA	800.00	0.00	285.38	514.62	36
100-61-4750-523200-000 COMMUNICATIONS - PH	2,100.00	82.83	575.95	1,524.05	27
100-61-4750-523201-000 CELL PHONE COMMUNI	1,170.00	65.50	565.23	604.77	48
100-61-6110-511100-000 REGULAR EMPLOYEES	255,462.00	19,699.62	115,591.94	139,870.06	45
100-61-6110-512100-000 GROUP INSURANCE	62,139.00	0.00	17,750.60	44,388.40	29
100-61-6110-512200-000 FICA & MEDICARE	19,543.00	0.00	6,738.92	12,804.08	34
100-61-6110-521100-000 CONTRACT SERVICES	3,200.00	0.00	1,800.00	1,400.00	56
100-61-6120-572000-000 RECREATION AUTHORI	218,072.00	18,172.67	127,208.69	90,863.31	58
100-65-4750-523200-000 COMMUNICATIONS - PH	961.00	82.83	575.95	385.05	60
100-65-6500-511100-000 LIBRARY EMPLOYEES	139,417.00	7,440.49	60,523.10	78,893.90	43
100-65-6500-512100-000 GROUP INSURANCE	8,480.00	0.00	2,812.18	5,667.82	33
100-65-6500-512200-000 FICA & MEDICARE	10,667.00	0.00	4,005.97	6,661.03	38
100-65-6500-523300-000 ADVERTISING	150.00	0.00	122.16	27.84	81
100-65-6500-531220-000 NATURAL GAS EXPENSI	2,500.00	0.00	706.90	1,793.10	28
100-65-6500-531510-000 WATER	600.00	0.00	145.10	454.90	24
100-65-6500-531530-000 ELECTRICITY	11,500.00	0.00	4,470.59	7,029.41	39
100-65-6500-572000-000 LIBRARY BOARD	5,730.00	477.50	3,342.50	2,387.50	58
100-65-6590-572000-000 FLINT RIVER REG LIBRA	11,859.00	5,929.35	11,858.70	0.30	100
100-71-4400-531210-000 WATER / SEWAGE	700.00	0.00	226.50	473.50	32
100-71-4410-523900-000 WATER AUTHORITY POS	1,500.00	0.00	880.26	619.74	59
100-71-7120-523200-000 COMMUNICATIONS - PH	2,500.00	27.61	791.99	1,708.01	32

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100-71-7120-572000-000 WATER AUTH	208,545.00	17,378.75	121,125.75	87,419.25	58
100-72-4400-531210-000 WATER / SEWAGE	500.00	0.00	226.50	273.50	45
100-72-4600-531530-000 ELECTRICITY EXPENSE	2,100.00	0.00	610.19	1,489.81	29
100-72-7130-511100-000 REGULAR EMPLOYEES	32,254.00	2,481.60	14,889.60	17,364.40	46
100-72-7130-512100-000 GROUP INSURANCE	234.00	0.00	83.62	150.38	36
100-72-7130-512200-000 FICA & MEDICARE	2,468.00	0.00	930.21	1,537.79	38
100-72-7130-522200-000 REPAIRS & MAINTENANCE	250.00	0.00	0.00	250.00	0
100-72-7130-523200-000 COMMUNICATIONS - PH	1,488.00	82.86	777.76	710.24	52
100-72-7130-523300-000 ADVERTISING	150.00	0.00	0.00	150.00	0
100-72-7130-523500-000 TRAVEL	1,000.00	0.00	0.00	1,000.00	0
100-72-7130-523600-000 DUES & FEES	180.00	0.00	155.00	25.00	86
100-72-7130-523700-000 TRAINING	1,000.00	0.00	215.00	785.00	22
100-72-7130-523850-000 UGA- CONTRACT SERVICES	70,086.00	143.97	27,490.88	42,595.12	39
100-72-7130-523851-000 Contract Services - other	9,080.00	0.00	0.00	9,080.00	0
100-72-7130-531000-000 SUPPLIES	4,300.00	54.01	366.49	3,933.51	9
100-72-7130-542200-000 VEHICLES MAINTENANCE	500.00	0.00	2,178.29	-1,678.29	436
100-72-7410-531270-000 GAS / DIESEL	3,500.00	0.00	273.97	3,226.03	8
100-73-7140-572000-000 STATE FORESTRY	9,673.00	0.00	0.00	9,673.00	0
100-74-1300-523201-000 CELL PHONE COMMUNICATIONS	2,200.00	0.00	806.80	1,393.20	37
100-74-4400-531210-000 WATER / SEWAGE	300.00	0.00	148.81	151.19	50
100-74-4600-531530-000 ELECTRICITY EXP	2,100.00	0.00	893.12	1,206.88	43
100-74-4700-531220-000 NATURAL GAS EXPENSE	300.00	0.00	29.73	270.27	10
100-74-7410-511100-000 REGULAR EMPLOYEES	274,253.00	22,233.31	127,388.60	146,864.40	46
100-74-7410-512100-000 GROUP INSURANCE	40,771.00	0.00	22,810.18	17,960.82	56
100-74-7410-512200-000 FICA & MEDICARE	20,981.00	0.00	7,372.15	13,608.85	35
100-74-7410-512400-000 DEFERRED COMPENSATION	330.00	0.00	127.70	202.30	39
100-74-7410-521100-000 FIRE SAFETY INSPECTION	2,000.00	0.00	0.00	2,000.00	0
100-74-7410-521200-000 PROFESSIONAL SERVICES	28,000.00	0.00	0.00	28,000.00	0
100-74-7410-522200-000 REPAIRS & MAINTENANCE	500.00	0.00	0.00	500.00	0
100-74-7410-523200-000 COMMUNICATIONS - PH	1,600.00	138.05	959.93	640.07	60
100-74-7410-523300-000 ADVERTISING	3,200.00	0.00	324.71	2,875.29	10
100-74-7410-523600-000 DUES & FEES	500.00	0.00	0.00	500.00	0
100-74-7410-523700-000 TRAINING	4,000.00	743.00	1,615.13	2,384.87	40
100-74-7410-523850-000 CONTRACT SERVICES	23,405.00	249.72	19,258.45	4,146.55	82
100-74-7410-523900-000 POSTAGE	2,500.00	0.00	9.39	2,490.61	0
100-74-7410-531000-000 SUPPLIES	4,500.00	30.46	487.24	4,012.76	11
100-74-7410-531270-000 GAS/DIESEL	8,000.00	0.00	1,929.13	6,070.87	24
100-74-7410-542200-000 VEHICLES M&R	2,000.00	0.00	0.00	2,000.00	0
100-76-1000-523201-000 CELL PHONE - COMMUNICATIONS	500.00	0.00	201.70	298.30	40

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100-76-7525-541300-000 Chestnut Oaks Facility	530,000.00	31,600.65	166,395.33	363,604.67	31
100-76-7525-572000-000 AGRIBUSINESS AUTH	42,500.00	3,541.67	24,791.69	17,708.31	58
100-80-1000-512700-000 Firefighters Cancer/ Disab	9,000.00	0.00	5,478.92	3,521.08	61
100-80-1310-512900-000 Firefighter Per Diem	40,000.00	0.00	17,155.00	22,845.00	43
100-80-1550-523200-000 COMMUNICATIONS	30,000.00	27.61	11,581.41	18,418.59	39
100-80-3040-521200-000 MEDICAL FEES	5,000.00	0.00	3,000.00	2,000.00	60
100-80-3080-511100-000 REGULAR EMPLOYEES	174,738.00	16,265.43	98,892.81	75,845.19	57
100-80-3080-512200-000 FICA & MEDICARE	13,368.00	0.00	6,320.94	7,047.06	47
100-80-3500-512900-000 UNIFORMS	15,000.00	1,620.15	6,441.88	8,558.12	43
100-80-3500-572000-000 MEANSVILLE MUTUAL A	5,000.00	0.00	5,000.00	0.00	100
100-80-3510-522200-000 VEHICLE R & M	60,000.00	274.58	15,953.55	44,046.45	27
100-80-3510-523100-000 Property & Liability Ins.	40,000.00	0.00	38,996.21	1,003.79	97
100-80-3510-523500-000 TRAVEL	2,000.00	0.00	30.13	1,969.87	2
100-80-3510-523600-000 DUES AND FEES	2,500.00	0.00	0.00	2,500.00	0
100-80-3510-531000-000 OFFICE SUPPLIES	3,000.00	359.95	1,283.10	1,716.90	43
100-80-3520-522200-000 EQUIPMENT	60,000.00	0.00	60,000.00	0.00	100
100-80-3520-531270-000 GAS / DIESEL	35,000.00	0.00	8,348.48	26,651.52	24
100-80-3520-531700-000 AUXILIARY	500.00	0.00	0.00	500.00	0
100-80-3540-523701-000 FIRE TRAINING	20,000.00	222.13	7,694.28	12,305.72	38
100-80-3550-523850-000 Contract Services	38,000.00	325.00	21,898.90	16,101.10	58
100-80-3570-523000-000 FIREWORKS TAX GRAN	0.00	0.00	21,523.00	-21,523.00	*100
100-80-3570-542500-000 Other Supplies/ Equipmer	3,000.00	0.00	0.00	3,000.00	0
100-80-3570-542600-000 BUNKER GEAR	30,000.00	0.00	19,182.50	10,817.50	64
100-80-3630-523800-000 AMBULANCE LICENSES	2,500.00	0.00	0.00	2,500.00	0
100-80-3630-531100-000 MEDICAL SUPPLIES	10,000.00	933.53	3,077.99	6,922.01	31
100-80-3630-531101-000 PUBLIC SAFETY & EDUC	2,000.00	0.00	2,915.26	-915.26	146
100-80-4400-531210-000 WATER EXPENSE	1,800.00	80.80	1,332.21	467.79	74
100-80-4600-531530-000 ELECTRICITY EXPENSE	16,000.00	91.00	6,606.97	9,393.03	41
100-80-4700-531220-000 NATURAL GAS	2,000.00	0.00	418.25	1,581.75	21
100-80-4700-531520-000 PROPANE GAS EXPENS	10,000.00	0.00	1,887.60	8,112.40	19
100-87-3510-522310-000 ST#7 BUILDING RENT	0.00	900.00	16,200.00	-16,200.00	*100
100-90-1300-523900-000 POSTAGE	5.00	0.00	0.00	5.00	0
100-90-1550-523201-000 EMA - CELL PHONE	550.00	0.00	203.06	346.94	37
100-90-3520-522200-000 E M A VEHICLE M & R	500.00	0.00	98.94	401.06	20
100-90-3520-531000-000 E M A MAINTENANCE SL	3,000.00	107.67	107.67	2,892.33	4
100-90-3520-531270-000 EMA GAS/FUEL - VEHIC	500.00	0.00	281.46	218.54	56
100-90-3520-531600-000 E M A SMALL EQUIPMEN	1,200.00	0.00	0.00	1,200.00	0
100-90-3540-523703-000 E M A TRAINING	1,000.00	0.00	39.68	960.32	4
100-90-3630-522200-000 EMA CONTRACT SERVIK	6,200.00	0.00	8,638.82	-2,438.82	139

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100-90-3920-542200-000 EMA GRANT EXPENSE	15,197.00	400.66	400.66	14,796.34	3
100-90-4600-531530-000 EMA Electricity	700.00	0.00	528.50	171.50	76
100-90-4700-531520-000 PROPANE GAS EXPENS	250.00	0.00	0.00	250.00	0
100-91-3910-511100-000 REGULAR EMPLOYEES	72,537.00	5,509.40	29,361.60	43,175.40	40
100-91-3910-512100-000 GROUP INSURANCE	20,054.00	0.00	10,111.43	9,942.57	50
100-91-3910-512200-000 FICA & MEDICARE	5,550.00	0.00	1,526.00	4,024.00	27
100-91-3910-512900-000 Uniforms	200.00	181.60	181.60	18.40	91
100-91-3910-522200-000 BUILDING REPAIRS & M	500.00	0.00	0.00	500.00	0
100-91-3910-523201-000 ANIMAL CONTROL - CEI	1,000.00	0.00	403.40	596.60	40
100-91-3910-523700-000 EDUCATION & TRAINING	1,000.00	0.00	0.00	1,000.00	0
100-91-3910-523800-000 ANIMAL CONTROL LICEI	100.00	100.00	100.00	0.00	100
100-91-3910-523850-000 CONTRACT SERVICES	6,204.00	115.10	2,425.43	3,778.57	39
100-91-3910-523900-000 POSTAGE	100.00	0.00	12.55	87.45	13
100-91-3910-523901-000 OTHER SVCS - EMPLOY	500.00	0.00	0.00	500.00	0
100-91-3910-531000-000 SUPPLIES	1,000.00	414.37	577.81	422.19	58
100-91-3910-531210-000 WATER / SEWAGE EXPE	500.00	0.00	243.00	257.00	49
100-91-3910-531270-000 GAS / DIESEL	3,000.00	0.00	1,079.77	1,920.23	36
100-91-3910-531530-000 ELECTRICITY - ANIMAL	3,600.00	495.79	1,626.54	1,973.46	45
100-91-3910-531600-000 SMALL EQUIPMENT	1,200.00	0.00	0.00	1,200.00	0
100-91-3910-542200-000 VEHICLE REPAIR & MAI	1,600.00	0.00	144.89	1,455.11	9
100-91-3910-572000-000 ANIMAL CONTROL EXPE	500.00	0.00	45.00	455.00	9
100-91-3910-823875-000 VERERINARY SERVICES	500.00	155.75	535.25	-35.25	107
206-34-3326-531700-000 JAIL CONSTRUCTION E	5,000.00	0.00	0.00	5,000.00	0
206-34-3326-542400-000 JAIL SOFTWARE-COMPL	10,050.00	13,269.30	13,269.30	-3,219.30	132
210-33-1000-572000-000 SHERIFF IMPACT FEE E	150,000.00	0.00	200,000.20	-50,000.20	133
210-34-1000-572000-000 JAIL IMPACT FEE EXPEN	440,000.00	0.00	580,000.00	-140,000.00	132
210-38-1000-572000-000 E911 IMPACT FEE EXPE	88,000.00	0.00	39,928.00	48,072.00	45
210-42-1000-572000-000 PUBLIC WKS (ROADS) I	50,000.00	0.00	0.00	50,000.00	0
210-61-6122-541400-000 RECREATION COMPLEX	5,000.00	0.00	0.00	5,000.00	0
210-65-1000-572000-000 LIBRARY - RESIDENTIAL	15,000.00	0.00	0.00	15,000.00	0
210-74-1516-521300-000 ADMINISTRATION -PROF	4,000.00	0.00	0.00	4,000.00	0
210-74-1516-521301-000 CIE Prep	38,000.00	0.00	4,737.00	33,263.00	12
210-80-1000-572000-000 Fire Department Impact F	165,000.00	0.00	0.00	165,000.00	0
210-81-1000-572001-000 BLACKMON ROAD FIRE	0.00	984.00	984.00	-984.00	*100
215-38-3800-511100-000 REGULAR EMPLOYEES	470,890.00	0.00	142,110.57	328,779.43	30
215-38-3800-511300-000 OVER- TIME	52,000.00	0.00	11,309.09	40,690.91	22
215-38-3800-512100-000 GROUP INSURANCE	108,861.00	0.00	14,262.87	94,598.13	13
215-38-3800-512200-000 FICA & MEDICARE	40,002.00	0.00	8,401.08	31,600.92	21
215-38-3800-512900-000 UNIFORMS	5,600.00	914.77	2,126.01	3,473.99	38

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215-38-3800-522200-000 M & R CONTRACT SERV	5,000.00	72.74	22,495.86	-17,495.86	450
215-38-3800-523200-000 COMMUNICATION - PHC	152,424.00	5,397.59	83,336.68	69,087.32	55
215-38-3800-523500-000 TRAVEL	300.00	0.00	0.00	300.00	0
215-38-3800-523600-000 DUES & FEES	425.00	0.00	0.00	425.00	0
215-38-3800-523700-000 TRAINING	300.00	0.00	64.00	236.00	21
215-38-3800-531000-000 SUPPLIES	2,000.00	0.00	649.62	1,350.38	32
215-38-4400-531210-000 WATER & SEWAGE	400.00	0.00	199.27	200.73	50
215-38-4600-531530-000 ELECTRICITY EXPENSE	5,300.00	86.00	3,131.61	2,168.39	59
225-33-2000-531500-000 FEDERAL SEIZURE EXP	5,015.00	8,299.98	9,299.98	-4,284.98	185
230-71-4400-541002-000 Reidsboro Road Phase 1	657,237.00	0.00	12,326.88	644,910.12	2
231-55-5436-572000-000 McIntosh Trail Behavioral	6,000.00	500.00	3,500.00	2,500.00	58
245-31-2000-531000-000 DATE-SUPPLIES	7,610.00	1,105.95	8,427.64	-817.64	111
250-24-2450-542200-000 TECHNOLOGY EXPENSI	0.00	0.00	4.00	-4.00	*100
285-92-2600-521250-000 JUVENILE SUPERVISOR	2,520.00	0.00	500.00	2,020.00	20
320-93-4221-541444-000 Hill Street	50,000.00	0.00	922.20	49,077.80	2
320-93-4221-541449-000 Tanyard Road	5,000.00	0.00	0.00	5,000.00	0
323-93-4960-571000-010 City of Williamson	136,320.00	0.00	0.00	136,320.00	0
323-93-4960-571000-020 City of Zebulon	260,250.00	0.00	1,127,955.00	-867,705.00	433
323-93-4960-571000-030 City of Meansville	49,570.00	1,496.42	1,496.42	48,073.58	3
323-93-4960-571000-040 City of Molena	99,143.00	0.00	0.00	99,143.00	0
323-93-4960-571000-050 City of Concord	99,143.00	0.00	429,697.14	-330,554.14	433
323-93-8000-582100-000 INTEREST ON DEBT	0.00	0.00	139,909.03	-139,909.03	*100
325-42-4221-541454-000 Carter Road	123,293.00	0.00	0.00	123,293.00	0
325-42-4221-541455-000 Etheridge Mill	215,216.00	0.00	0.00	215,216.00	0
325-42-4221-541456-000 Caldwell Road	411,011.00	0.00	0.00	411,011.00	0
325-42-4222-541453-000 Emulsion	0.00	0.00	26,801.46	-26,801.46	*100
325-42-4222-541456-000 Carter Road	0.00	0.00	119,647.80	-119,647.80	*100
325-42-4222-541457-000 Etheridge Mill Road	0.00	0.00	135,113.32	-135,113.32	*100
325-42-4222-541458-000 Caldwell Road	0.00	0.00	387,645.46	-387,645.46	*100
325-42-4222-541465-000 Drew Allen Road	0.00	0.00	378,390.61	-378,390.61	*100
350-13-1300-542413-000 CAIP - BOC COMPUTER:	2,500.00	0.00	0.00	2,500.00	0
350-14-1000-542400-000 CAIP FUND COMPUTER:	20,811.00	0.00	20,811.00	0.00	100
350-16-1000-542400-000 CAIP FUND - COMPUTE	3,000.00	0.00	0.00	3,000.00	0
350-17-1000-542500-000 Capital Outlay Other Expe	25,000.00	0.00	0.00	25,000.00	0
350-17-1550-542400-000 Computers	2,000.00	0.00	0.00	2,000.00	0
350-33-3300-542200-000 Capital Outlay Vehicles - E	148,000.00	166,000.00	220,893.84	-72,893.84	149
350-42-1000-542500-000 Capital Outlay Other Equip	75,790.00	0.00	0.00	75,790.00	0
716-21-3000-521000-000 PROFESSIONAL & TECH	1,382.00	0.00	0.00	1,382.00	0
Expenditure Subtotal	\$19,828,209.00	\$1,198,973.22	\$10,839,971.26	\$8,988,237.74	55

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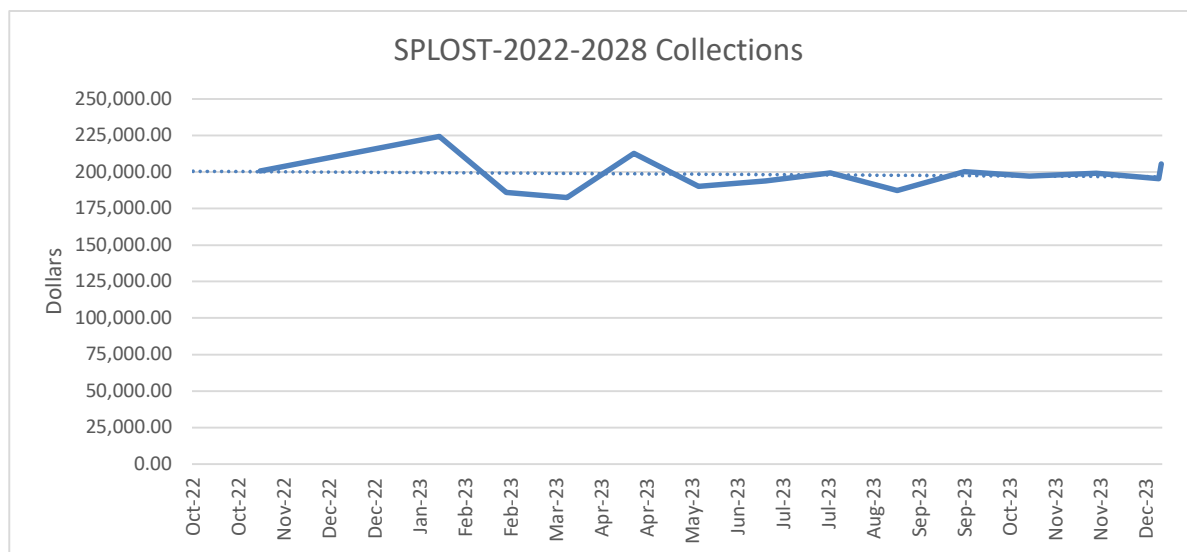
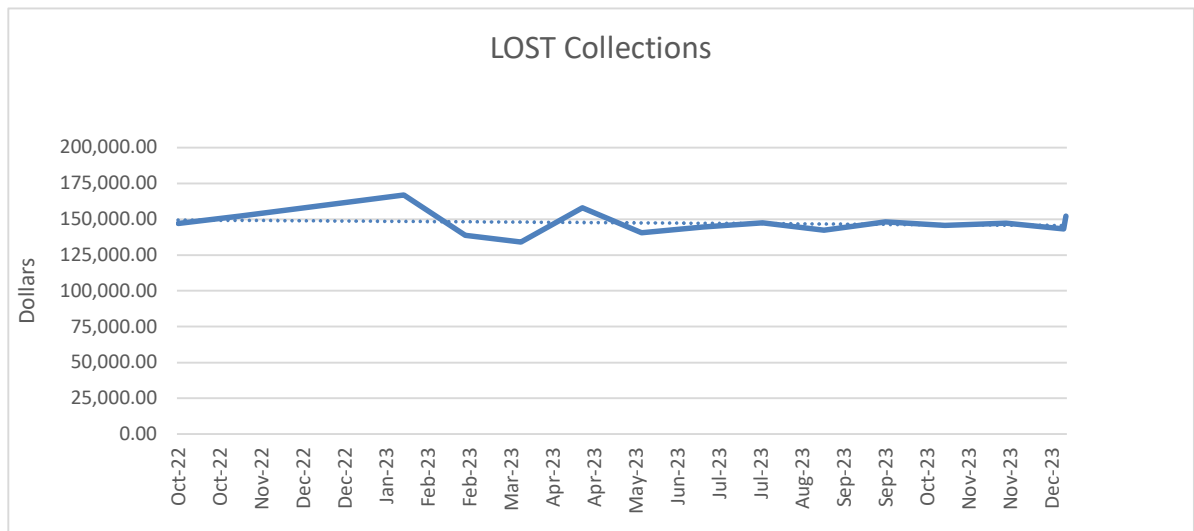
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Before Transfers					
Deficiency Of Revenue Subtotal	\$508,114.00	-\$1,198,973.22	\$4,502,941.03		886
Other Financing Source					
215-98-1000-391000-000 TRANSFER IN FROM GE	420,989.00	0.00	0.00	420,989.00	0
325-98-1000-391000-100 TRANSFER IN - FROM G	249,495.00	0.00	0.00	249,495.00	0
350-98-1000-391000-100 TRANSFER IN FROM GE	275,780.00	0.00	0.00	275,780.00	0
Other Financing Source Subtotal	\$946,264.00	\$0.00	\$0.00	\$946,264.00	0
Other Financing Use					
100-99-1000-611000-325 TRANSFER OUT L.M.I G	749,520.00	0.00	0.00	749,520.00	0
100-99-1000-611000-350 TRANSFER OUT CAP (C	275,780.00	0.00	0.00	275,780.00	0
100-99-1000-611000-351 TRANSFER OUT TO CDE	0.00	0.00	500.00	-500.00	*100
100-99-1000-611100-215 TRANSFER OUT- E911	429,078.00	0.00	0.00	429,078.00	0
Other Financing Use Subtotal	\$1,454,378.00	\$0.00	\$500.00	\$1,453,878.00	0
After Transfers					
Deficiency Of Revenue Subtotal	\$0.00	-\$1,198,973.22	\$4,502,441.03		*100

SALES TAX HISTORY	LOST	SPLOST (323)	Date of Deposit
Oct-22	147,090.12		12/29/2022
Nov-22	152,077.10	200,655.84	11/27/2022
Dec-23	143,258.87	195,322.05	12/29/2022
Jan-23	167,013.31	224,309.96	1/30/2023
Feb-23	138,877.94	186,046.82	2/27/2023
Mar-23	134,052.06	182,375.01	3/30/2023
Apr-23	158,005.03	212,748.36	4/27/2023
May-23	140,713.50	190,096.67	5/30/2023
Jun-23	144,599.15	193,830.44	6/30/2023
Jul-23	147,552.50	199,215.73	7/31/2023
Aug-23	142,456.81	187,340.88	8/31/2023
Sep-23	148,230.30	200,281.60	9/30/2023
Oct-23	145,806.81	197,035.39	10/31/2023
Nov-23	147,265.26	199,025.89	11/29/2023
Dec-23	152,082.39	205,530.10	12/31/2023
	2,056,998.76	2,568,284.64	



ACCOUNTS PAYABLE CHECK REGISTER

Pike County Board Of Commissioners
FY 2023-2024

Check Register for 12/6/2023 to 1/2/2024 & Check Numbers 0 to 2147483647
Cash Account 323-00-0000-111100-000

Check Number	Check Date	Vendor Number / Name	Payment Type	EPay	Amount (\$)
1206	12/12/2023	1563 CITY OF MEANSVILLE	Check	No	1,496.42
		323-93-4960-571000-030 City of Meansville			1,496.42
			Description	Count	Amount (\$)
			ACH	0	\$0.00
			Bank of America	0	\$0.00
			Check	1	\$1,496.42
			Strategic Payment Services	0	\$0.00
			Wells Fargo	0	\$0.00
			Paymode X	0	\$0.00
			Update Only	0	\$0.00
			GRAND TOTAL	1	\$1,496.42

* Denotes Check Numbers that are out of sequence.

PIKE COUNTY BOARD OF COMMISSIONERS

Department Reports

SUBJECT:

Department Reports

ACTION:

ADDITIONAL DETAILS:

ATTACHMENTS:

Type	Description
▣ Exhibit	Ameripro
▣ Exhibit	Animal Control
▣ Exhibit	Coroner
▣ Exhibit	Building and Grounds
▣ Exhibit	Development Authority of Pike County
▣ Exhibit	Extension Office
▣ Exhibit	Library
▣ Exhibit	Parks and Recreation
▣ Exhibit	Planning and Development
▣ Exhibit	Superior - Juvenile Courts
▣ Exhibit	Water and Sewerage Authority November SCM
▣ Exhibit	Water and Sewerage Authority October RMM

REVIEWERS:

Department	Reviewer	Action	Comments
County Clerk	Blount, Angela	Approved	Item Pushed to Agenda



AmeriPro Health 911 Performance Report

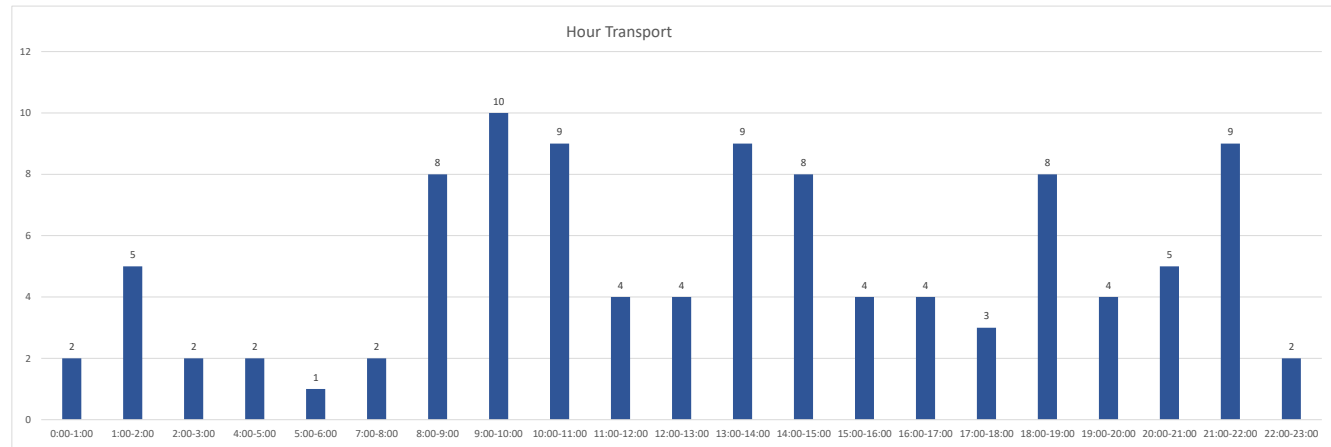
2023 December



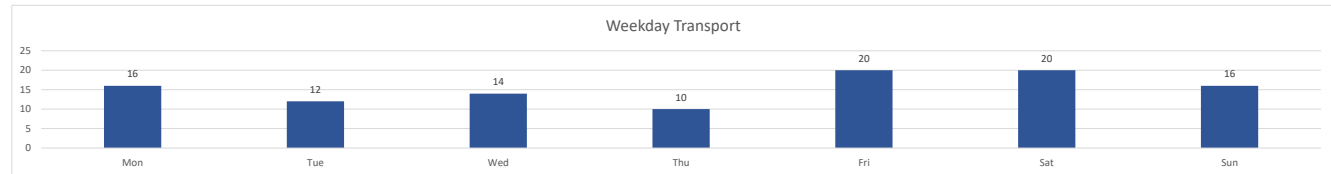
911 Pike

Month	Request	Transport	Refusal	Cancellation	Response Time Goal	Response Time	Out of Chute Time	Mutual Aid Performed by Ameripro	Mutual Aid Performed for Ameripro	Exception
December	212	108	77	27	0:11:59	0:10:56	0:2:35	1	5	11

Hour	Transport
0:00-1:00	2
1:00-2:00	5
2:00-3:00	2
4:00-5:00	2
5:00-6:00	1
7:00-8:00	2
8:00-9:00	8
9:00-10:00	10
10:00-11:00	9
11:00-12:00	4
12:00-13:00	4
13:00-14:00	9
14:00-15:00	8
15:00-16:00	4
16:00-17:00	4
17:00-18:00	3
18:00-19:00	8
19:00-20:00	4
20:00-21:00	5
21:00-22:00	9
22:00-23:00	2
23:00-24:00	3
Grand Total	108



Weekday	Transport
Mon	16
Tue	12
Wed	14
Thu	10
Fri	20
Sat	20
Sun	16
Grand Total	108



Drop Off	Transport
Upson Regional Medical Center	64
Spalding Regional Hospital	41
DUNN RD	1
529 TANYARD RD	1
Atrium Health Navicent Children's	1
Grand Total	108

Mutual Aid	Handled By
Call County	Upson
Pike	5



ANIMAL CONTROL

PO Box 377
Zebulon, GA 30295

Phone: 678-603-7285

956 County Farm Rd.
Williamson, GA 30292

"Serving Citizens Responsibly"

DECEMBER 2023 Monthly Animal Control Report

Several Calls and follow ups completed

Tanya issued 6 Nuisance animal Warnings

Jacob issued 3 Nuisance animal Warnings

Tanya issued 3 nuisance dog citations.

Tanya scanned 3 dogs for a microchip (posted on social media)

Jacob scanned 4 dogs for a microchip (posted on social media)

12-13-23 Magistrate Court Arraignment:

-L. Stewart 5 nuisance dog citations (dismissed due to no further complaints)

-J. Wooten 1 nuisance dog citation (bench warrant issued for failure to appear)

Jacob completed a rabies quarantine observation on Roberts Quarters Rd.

Jacob completed a cruelty to animal welfare check. Next follow up 1-13-24

Jacob and I both completed a welfare check on Alabama Rd.

Several animals reported missing due to fireworks.

Georgia Department Of Agriculture Shelter Data Report Completed

Monthly Reports completed.

Office of the Coroner
Pike County
Terrell A. Moody, Coroner
P.O. Box 727, Zebulon, GA 30295

MONTHLY REPORT
Business 770-567-8642
Cell 770-468-7176

Jessica Rowan, Deputy Coroner
15512 Concord Street, Zebulon, GA 30295

Glenn David White, Deputy Coroner
5164 US 19, Zebulon, GA 30295

Page 14

December 2023

December 11, 2023
Benjamin Harrison
383 Williamson Zebulon Road
Apartment #14
Zebulon, Georgia 30295
Investigated by: Jessica Rowan, Deputy Coroner

December 27, 2023
Brenda Marie Woolf
529 Tanyard Road
Zebulon, Georgia 30295
Investigated by: David White, Deputy Coroner

December 29, 2023
Roger Lee Prater
Spalding Regional Hospital
Griffin, Georgia, 30224
Investigated by: Terrell A. Moody, Coroner

Total Cases for December: 3

Pike County Building and Grounds Monthly Report

December 2023

Courthouse:

- N/A

Annex:

- N/A

Library:

- N/A

Sheriff's Office/Jail

- Fixed two lights for 911

Fire Stations

- Fixed heat at Concord FS
- Plumbing was put in at Blackmon Rd FS

Buildings and Grounds

- Changed air filters in county buildings
- Routine cleaning of county buildings

Public Works

- Replaced door at Transfer station office

Chestnut Oaks

- Siding is 85% complete
- Sheetrock is complete
- Drop Ceiling frame is installed
- All but three exterior doors are installed.
- Interior doors ordered
- Interior paint is scheduled in two weeks
- Polishing of floor and epoxy is scheduled for end of January
- Picked up and stained 100 tongue and groove boards for ceiling.

Development Authority of Pike County (DAPC)

Quarterly Update 2023 (QTR 4)

It has been a busy quarter with the DAPC as a new Executive Director, Kyle Fletcher, GCED, was hired in September.

In September, Treadway Controls purchased 3.52 acres in the Pike Business Park. The new site in the park will allow the company to grow and build a modern facility. Treadway Controls installs automation systems in commercial buildings.

In November, the Pike County Board of Commissioners approved .25 of a mil for the DAPC which totals approximately \$225,875. According to Executive Director Fletcher, “this money will be used to begin site prep work at the Pike Business Park and possibly other economic development initiatives.”

Kel Brannon, Chairman of the DAPC, stated “the dedicated quarter of a mil is vital for the operation of the development authority and the commitment of funds by the Board of Commissioners is greatly appreciated”. He went on to add that Pike County’s success in the economic development arena involves a variety of partners and we are pleased to be working together toward our goals.”

The Pike County School System launched a “Heavy Equipment Operator” Pathway in October which will help address the shortage of heavy equipment operators. This class has access to a room with state-of-the art heavy equipment simulators and on-site experience. Spearheaded by Work Based learning coordinator, Jennifer Shepherd, along with the CTAE Leadership Team, this program was made possible through a grant. Local partners such as McLeRoy, Inc helped make this a reality and the pathway will provide students a head start with skills in heavy equipment operation. “Workforce development is critical with students as they prepare for a career and this program is a wonderful example of a school system collaborating with local partners,” said Fletcher.

In November, Accessory Aero Group (AAG) signed a contract with the DAPC to purchase 11.24 acres in the Pike Business Park. AAG, currently based in Griffin, provides service on aircraft wheels, brakes, batteries, and more. The closing is scheduled for February 2024.

December brought another company to the Pike Business Park as the DAPC welcomed Thomaston Milk Company. This business, over 60 years old, supplies over 23 middle Georgia counties with milk (for school systems). They outgrew their facility in Thomaston and the DAPC is happy to add them as tenants in the Pike Business Park.

With the Industrial Park on 3/41 full of industries and the Pike Business Park quickly running out of lots, purchasing more land is definitely on the radar for the DAPC Board.

“We want to be proactive, not reactive with seeking new industrial land in 2024 and continue to recruit industries that fit our community’s strengths”, said Brannon. “We

know Pike County is growing so evaluating and identifying industries that meet our workforce skillsets is vital.”

The DAPC board members include: Kel Brannon (Chairman), Bryan Oglesby (Vice Chair), Stewart Esary (Treasurer), David Nix, Sonny Gwyn, John Barker, Briar Johnson, Joe Walter, and John Edwards. The board meets the first Wednesday of each month at 8 a.m. in the Chamber of Commerce Building in Zebulon.

Pike County Extension
December 2023 Monthly Report

Agriculture and Natural Resources: Brooklyne Wassel

Vacation December 8th, 12th, 18th - 20th, 22nd – 31st, 2023

Vacation January 1st – 2nd, 2024

- Programs
 - 4-H Horse Club, *Play: Christmas at the Barn* & Salt Dough Christmas Ornaments
 - Lunch and Learn: Fruit Trees (Virtual)
 - Septic Field Day, In collaboration with NRCS
 - *Native Bee Hotel Building and Design*, Upson County In-service training, Invited speaker
 - ~~Credits and Coffee~~, Cancelled due to low registration
- Meetings
 - Pike County Extension Office Meeting
 - Northwest District County Extension Coordinator Update (Virtual)
 - Pike County Board of Commissioners Meeting
 - Pike County Board of Commissioners Workshop, Invited as Panelist
- Trainings
 - Northwest ANR Update
 - Lab Safety Basics (Virtual)
 - UGA Right to Know Training: Phase 2, PEP training for research (Virtual)
- Research
 - Pigweed Herbicide Trial set to begin February 2024
- Educational Posts
 - Ornamental Freeze Protection
- Media
 - ~~ANR Report e Newsletter~~
- Social Media
 - Instagram- 409 indirect contacts, 9 direct contacts (6 posts)
 - Facebook- 48 indirect contacts, 1 direct contact (1 posts)
- Contacts (Does not include program participants) *Estimates
 - Phone- 45 contacts*
 - Email- 40+ contacts*
 - Face to Face- 12 contacts*
 - Sites- 2
- Other
 - Monitor station for CoCoRaHS (Community Collaborative Rain, Hail & Snow Network)

- Geocache
- Weekly NASS Crop Weather Reporter
- Auburn Mentor Program
- Gearing Up for Safety Mini Grant
 - Awarded \$750 mini grant to implement youth agricultural safety training
 - Quarterly Report
- AgSouth Farm Credit: Growing Our Communities Grant
 - Awarded \$5,000 to create a teaching apiary
- *Examination of Cooperative Extension as a Bridging Organization to Enhance Cross-boundary Collaborative Water Management*, Peer-reviewer for Journal of Extension (National Journal Publication)

UGA Winter Conference Poster Judge

4-H and Youth: Penny Cospers

- Pike County 4-H'ers can participate in many activities on our Facebook page and see upcoming activities.
- Pike County 4-H continues to be kept updated on 4-H information from the Northwest District.
- Attended 4-H update in Spalding County
- Hosted Jr/Sr Christmas Party
- Conducted 4-H clubs with 5th Grade. Topic – Delivering Presentations
- Jr/Sr 4-Her's worked on portfolios over holiday break at the office. 7 will compete at Rock Eagle in March.
- Pike County Archery team continues to practice weekly (Saturday) at Twin Oaks Rd.

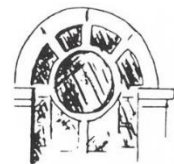
Extension Administrative Assistant: Ruth Jackson

- Contacts
 - Phone- 44 contacts
 - Email- 29 contacts
 - Face to Face- 32 contacts

J. JOEL EDWARDS PUBLIC LIBRARY

Interim Manager's Report

January 2024



J. JOEL EDWARDS PUBLIC LIBRARY

DECEMBER 2023 STATS	
# PATRONS	919
COMPUTER SESSIONS	140
WiFi USERS	268
AWE COMPUTER SESSIONS	119
GADD (Audio & E-books)	796
ONSITE 0-5 PGMS	9
ONSITE 0-5 PGM ATTEND	108
OFFSITE 0-5 PGM	2
OFFSITE 0-5 PGM ATT	393
ONSITE 6-11 PGM	1
ONSITE 6-11 ATT	11
ONSITE TEEN PGM	2
ONSITE TEEN ATT	10
ITEMS REC'D	229
TOTAL ITEMS	32,744
CIRCULATION	1740
MEETING ROOM USE	1
MEETING ROOM ATT	12
STEAMroom	2
*INCOMING TRANSITS	633
*OUTGOING TRANSITS	621

UPCOMING EVENTS

January Programs

- 1-13 Winnie the Pooh Birthday Celebration Teen Adisory Board
- 1-18 Teens Waffle Love Night
- 1-20 Cooking with Kids
- 1-23 Beginner Yoga
- 1-30 Character Creation with Author Laurel Blount

Every Tuesday – Preschool Story Time
STEAMroom Open
Every Thursday – Toddler Story Time
STEAMroom Open

Regular Programs

provided for:

Pike County Pre-K, PCPS, PCES,
Life Springs toddlers and Pre-K, and Kids
Konnection

To keep up to date on library events, we encourage you to follow the J. Joel Edwards Public Library on Facebook.

MISSION STATEMENT

The J. Joel Edwards Public Library will meet or exceed the needs of its patrons and communities.

VISION STATEMENT

Connecting Everyone to an Empowered Future

Did you know? With 1740 circulations and 140 hours of computer use alone during December 2023, our library's worth is \$38,926.50.



MEETING MINUTES
REGULAR MONTHLY MEETING
PCPRA Community Center
October 25, 2023 @ 6:00 pm

Board Attendees: Chairman-Chris Childress; Vice Chairman- Jason Leatherman; Secretary- Becky DeGraff; Scott Smith; Cory Brinson; Josh Follett; Matt Wood.

Others Attending: Director Ray Wilkerson; From Pike Soccer- President- Duff McFarland

Chairman-Chris Childress called the meeting to order at 6:00 pm.

Approval of Agenda: (Attachment A)

MOTION - Motion to approve the Agenda. Presented by Mr. Wood, second by Mr. Smith. Motion carried 7-0.

Approval of Minutes

Approval of September 27th Regular Monthly Meeting Minutes

MOTION - Motion to approve the meeting minutes of September 27, 2023. Presented by Mr. Wood, second by Mr. Smith. Motion carried 7-0.

Pledge of allegiance to the Flag of the United States of America.

Treasurers Report: (Attachment B)

Read into minutes by Director Wilkerson

Bank Account Statement as of 09/30/23

Given on 10/25/23

Operation & Maintenance Account

Previous Balance	(\$122,022.02)
17 Deposits/Credits	(\$ 29,047.67)
34 Checks/Debits	\$ 74,590.81
Service Charge	-
Interest Paid	(\$ 39.16)
Current Balance	(\$ 76,518.04)

Concession Account

Previous Balance	(\$ 50,428.86)
19 Deposits/Credits	(\$ 16,305.12)
8 Checks/Debits	\$ 7,720.18
Service Charge	-

Interest Paid	(\$ 20.92)
Current Balance	(\$ 59,034.72)

NOTES: Uniform expense this month was approximately \$74k. Electricity and water bills have increased. There was notification of an increase in the rate for power effective November 1. There was a problem with the water meter and it was not functioning. This has been repaired and the Director Wilkerson is working with the city to adjust the water bill.

MOTION- Approve Regular and Concession Account balances as of 08/31/23. Presented by Mr. Smith, second by Mr. Follett. Carried 7-0.

Impact Fee Balance: (Attachment C)

Unapproved 2023-24 balance received from 9/19/23 thru 10/25/23 is \$5,470.64 bringing the total to approximately \$55,500.

NOTE: Last meeting the board asked the county for impact fee funds to pay for the work done to make the newly acquired tractor usable. The county denied this request because repairs to the tractor do not fall under the guidelines for impact fee use.

Working Budget 2023-2024 (Attachment D)

Budget vs Actuals 2023-2024 (Attachment E)

July 1, 2023 to date. NOTE: Field 5 improvements fall under *Culture/Recreation Capital Outlays*.

Director's Report —presented by Director Wilkerson (Attachment F)

Football: (Attachment G)

- As of this meeting, 9/27, the teams have the following records:
6U is 2-4 7U is 0-6 9U is 1-5 10U is 2-4 11U is 4-2
- Saturday, 10/7, the high school hosted 5 of the rec football games: The experience went well. We thank the high school for the opportunity to experience playing in the stadium.
- The 11U team is the only team from Pike expected to make the playoffs. They are currently 4th in their age group with two games remaining in the regular season. Semi-final games are to be played November 11th.
- The 12U team is playing unofficial games with private schools in the area since they have withdrawn from the SYFC.
- Charlie attended a meeting with the SFYC members and representatives to discuss playoff standings and the future of SYFC. There are no changes planned for now.

Cheer:

- Victoria is meeting as the football season ends with the current director to discuss the transfer of cheer to the Rec Authority.

Fall Baseball/softball:

- The season wraps up this week on Thursday 10/26 with the exception of one rescheduled softball game to be played 10/30.

Basketball: (Attachment G)

- Registration ended 10/23 with the exception of the middle school ages who are trying out for school ball.

- As of today, 10/25, there are 191 players registered up from 180 just yesterday. Registration continues to grow year after year. In 2021 there were 129 and in 2022 there were 150.
- We will be using the middle, elementary and primary school gyms as well as the gym at Life Springs Church for practices. Teams will rotate gyms for practice. Games will be held at two there were
- Evaluations will begin 10/30 with team selection immediately following.
- Registration breakdown as of 10/24:
 8U Coed – 57 registered + 22 waitlisted = 80 total
 10U Girls – 11 registered 10U Boys – 43 registered
 12U Girls – 8 registered 12U Boys – 32 registered + 6 waitlisted = 38 total
- We have applied for the GRPA Jr Hawks Grant for \$2380 for our program. If received, the money will be used to upgrade equipment and purchase a table top scoreboard.
- Concessions are being organized as well as workers for game days.

Spring Baseball & Softball: (Attachment H)

- Director Wilkerson has officially signed with the Braves Rec League for the 2024 Spring Season.
- The Braves program will mirror high school programs across all 50 states.
- Softball will have an all-stars programs with the Road to Atlanta program just like baseball. USSSA did not offer an all-star program for softball.
- Softball will also have instructional videos available by collegiate athletes.
- Post season games will be broadcast on the Braves Network.
- 14U will not be accommodated this year but plans are to add them next year.
- Participating programs from Douglas County, Perry, Columbus have signed. We are still waiting to hear if Meriwether, Lamar and Monroe will participate.

Soccer: Presented by Duff

- The soccer club has signed a one year agreement with New Growth to update the fields with top dressing and seeding.
- No Parking signs have been placed around the complex to help prevent parking on the fields and in restricted areas near the Community Center.
- The well used for irrigation is need of some repairs. Well company is scheduled to come out.
- The rec side of the club has 270 participants this fall out of the 320 total registered.
- Games will run every weekend through November 18.
- Revisions to the bylaws continue.

Coaches & Sponsorship Banquet:

- Banquet was held Friday, 6 at the Community Center
- Thank you to Hunter Strickland for being our guest speaker.
- Thank you to Ryan Landry for catering. The food was great!
- Coach of the Year was awarded to Craig Smith. A multitude of nominations were received thanking Craig for the leadership, patience, and guidance he exhibits to our kids at every practice and game.
- Sponsor of the Year was awarded to Pike Pools. Thank you for all you have done this year!
- Director Wilkerson spoke on the change to the Atlanta Braves Rev League for spring baseball and softball.
- Jason Leatherman spoke on the changes that have been made at the park and the plans for the immediate future. He also emphasized that theses changes cannot happen without the sponsors that have contributed time, money, labor and materials for these upgrades.

Programs & Camps:

- The Fall Festival/Movie in the Park scheduled for Friday, 10/13 was canceled due to inclement weather. Pumpkin carving awards were given out based on online voting via Facebook. There were a record 26 participants.
- 10/1 there was a softball/baseball clinic held at the fields coordinated by Kali Matson.
- There will be a Turkey Trot 5k on 11/18 Starting at the Community Center. Registration will go live on 10/30.
- Director Wilkerson met with Meredith Maddox of the Chamber of Commerce regarding the Pike County Christmas Parade. The parade route will end at the Community Center where there will be a Christmas Market with various vendors and activities. We will be using portable lights from the fire department since the parade begins after dark.

Concessions:

- The account with Sysco has been very helpful and time saving. They offer items that we have not had available in the past.

Community Center:

- No report

Staff:

- Tyler James has been hired for the remaining open field maintenance position. He began 10/9/23.
- Chad Clark was recognized by the county board of commissioners for his five years of service at the Rec on 10/11.

Other:

- The tractor has been repaired and is currently being used. The old tractor will be placed for bid on the government website.

Project Report: Presented by Vice Chairman Leatherman

- Field 5 –
 - Upgrades are complete.
- Sod cutting-
 - Sod will be cut along the baselines of the baseball fields beginning with Field 5 on 10/30.
- Landscaping- (Attachment I)
 - *Flanders Nurseries, Inc* has submitted a proposal to plant shade trees around the complex including watering bags, bark mulch and 21 trees that are 2 1/2-3" caliper. The trees will need to be purchased soon so that they can be planted before the cold weather sets in. The proposal also includes a donation of the removal of the Leyland Cypress trees that have become diseased and installation of a planting around the sign in the corner.

MOTION- Accept proposal from *Flanders Nurseries, Inc.* as presented with the addition of 4 trees to go between the two new fields about to be constructed, bringing the total expense to approximately \$12K. Presented by Vice Chairman Leatherman, second by Mr. Smith. Carried 7-0.

- Upper football field conversion-
 - Work will begin in November with grading donated by Jim McNair of *McNair Grading & Excavation*. Pike County will also contribute grading and dirt.

- One field will be 185' for use for ages up to U8. The second field will be 200' and will be for use by all ages.
- Southern Built Construction will begin remodeling the softball concession stand in November. This includes removing interior stairs, expanding the concession area and adding a window on the backside of the building for easy access from the new fields. This will be at no charge to us.
- Southside Steel will provide metal staircase for access to the press box areas.
- Estimates for fencing were discussed. Can we have a 36" wall as the backstop from dugout to dugout with 8' fencing above and netting for one or both fields? Cost could run as high as \$442k for both fields with matching backstops. Further discussion will take place at our next meeting.

Grant Writing Update: Presented by Mr. Wood

- The application for the DNR grant was submitted as scheduled. We expect to hear something in mid January.

Member Reports:

- Chairman Childress – Middle school baseball practice/conditioning will begin 12/1. They will be using Field 5 again. The high school has donated covers for the mound and home plate areas of Field 5. These are items they will no longer be using.
- Mr. Smith – Can we have a rec night for the softball teams at a High school game similar to what was done for baseball this year? How about basketball too? Director Wilkerson will take this under consideration.
- Secretary DeGraff – No report.
- Mr. Follett – Reports that he is still researching PA systems but has not yet located anything we can afford. We are looking for something to use where announcements can be heard throughout the complex. Can we consider a double elimination post season tournament for fall baseball and softball? Director Wilkerson will take this under consideration.
- Mr. Brinson – Reports getting a lot of compliments on the work being done at the complex. Can we think about what it would take to start flag football here? It is a sport growing around the country and state.
- Mr. Wood – see grant update above.
- Vice Chairman Leatherman – see field conversion notes above.

MOTION — To adjourn meeting presented by Mr. Wood, second by Mr. Follett. Carried 7-0.

Meeting adjourned at 7:58 pm.

Attachments:

A-Meeting Agenda 10/25/23

B-Treasurers Report 10/25/23

C-Impact Fee Balance 10/25/23

D-Updated Working Budget 10/25/23

E-Budget vs Actuals 10/25/23

F-Directors Report 10/25/23

G-Football/basketball Report 10/25/23

H-Braves Rec Program Handbook ~~###~~ NOT INCLUDED

I-Flanders Nurseries, Inc Shade Tree Estimate and Layout 9/09/23



REGULAR MONTHLY MEETING
10/25/2023 @ 6PM
PCPRA COMMUNITY CENTER

AGENDA

- Call to Order.....Chairman Childress
- Approval of Agenda
- Approval of Sept 27th, 2023 Regular Monthly Meeting Minutes
- Treasurers Report.....Director Wilkerson
- Regular Account Balance
 - Concessions Account
 - Concessions Account Balance
 - Impact Fee Balance
 - Commission Approved Balance
 - Unapproved Balance
 - Approve/Deny Regular and Concession Account Balances ending September 30th, 2023.
- Director's Report.....Director Wilkerson
- Football
 - Basketball
 - Baseball
 - Atlanta Braves Rec League
 - Softball
 - Atlanta Braves Rec League
 - Soccer
 - Programs
 - Coaches Banquet Report
 - Movie in the Park
 - Turkey Trot
 - Maintenance Report
- Project Report.....Chair Childress
- Field 5
 - Sod cutting
 - Landscaping
 - Field Conversion

- Softball Concession

Grant Report.....Mid Jan.....Member Wood

7:50 Board Member Updates

- Chairman Childress —
- Vice-Chair Smith — Softball Rec Nite Baseball Basketball
- Secretary DeGraff
- Member Follett — Researching PA, post season play
- Member Brinson — flag football girls for '24 db/elim
- Member Wood —
- Member Leatherman —

Adjourn

Mid School Dec 1 Baseball

Cory → compliments

Jason = MS funding of \$115 in Dec?

Ray - grant for JR MPA

Matt Josh 7:58

A+B

6:04

Bank Account Statement as of September 30th

Operation & Maintance Account

Previous Balance	\$ 122,022.02
17 Deposits/ Credits	\$ 29,047.67
34 Checks/Debits	\$ 74,590.81
Service Charge	\$ -
Interest Paid	\$ 39.16
Current Balance	\$ 76,518.04

Concession Account

Previous Balance	\$ 50,428.86
19 Deposits/Credits	\$ 16,305.12
8 Checks/Debits	\$ 7,720.18
Service Charge	\$ -
Interest Paid	\$ 20.92
Current Balance	\$ 59,034.72

74K uniforms

will balance be when we can get thru
the rest of year

- electric + water has gone up

1/2 will go up
 soon
 eff 11/1

1/2 meter
 wasn't working

AHC

PIKE COUNTY BOARD OF COMMISSIONERS
DETAIL ACCOUNT INQUIRY BY ACCOUNT

FY 2023-2024

PERIOD: 09/16/2023 TO 10/25/2023

210-03-1000-341320-061 Parks & Rec Impact Fees

210-03-1000-341320-061 Parks & Rec Impact Fees			<u>BUDGET</u>	<u>PERIOD TO DATE</u>	<u>ENC AMT</u>	<u>REMBAL</u>	
			5,000.00	-5,470.64	0.00	-16,882.56	
<u>DATE</u>	<u>MOD</u>	<u>REFERENCE</u>	<u>JE # or VOUCHER#</u>	<u>CHECK#</u>	<u>DEBIT</u>	<u>CREDIT</u>	<u>BALANCE</u>
BALANCE FORWARD							-16,411.92
09/19/2023	CA	DEP 17070 Parks & Rec 3.51%				781.52	-17,193.44
10/04/2023	CA	DEP 17095 Parks & Rec 3.51%				781.52	-17,974.96
10/04/2023	CA	DEP 17096 Parks & Rec 3.51%				781.52	-18,756.48
10/10/2023	CA	DEP 17136 Parks & Rec 3.51%				781.52	-19,538.00
10/17/2023	CA	DEP 17155 Parks & Rec 3.51%				781.52	-20,319.52
10/17/2023	CA	DEP 17156 Parks & Rec 3.51%				781.52	-21,101.04
10/24/2023	CA	DEP 17168 Parks & Rec 3.51%				781.52	-21,882.56
SUBTOTALS FOR ACCOUNT 210-03-1000-341320-061 :					0.00	5,470.64	
					0.00	5,470.64	

Tractor ant
not for use
of

REVENUE & EXPENDITURE STATEMENT

07/01/2023 To 10/31/2023

PIKE COUNTY BOARD OF COMMISSIONERS

FY 2023-2024

*100 in the % Used column indicates that no budget exists

Account		Current Period (\$)	YTD (\$)	Budget (\$)	% Used
210 Impact Fees					
Revenue					
Parks & Rec Impact Fees		21,882.56	21,882.56	5,000.00	438
	Revenue Subtotal	\$21,882.56	\$21,882.56	\$5,000.00	438
After Transfers	Excess Of Revenue Subtotal	\$21,882.56	\$21,882.56	\$5,000.00	438 ✓

Department: Pike County Parks & Recreation Authority		FY 2023/24 Line Item Compilation Sheet Proposed		More than one sheet? If so, this page 1 of 2	
Line Item Number		Item Description		2022/2023	2023-2024
100-61-6100-511100-000	Regular Employees - (6) Full-time Employees			\$215,322.00	\$255,462.00
100-61-6110-511200-000	Temporary Employees - Recreation Leader: Part-time position			\$1,000.00	\$1,000.00
100-61-6110-512100-000	Group Insurance - Amount to be provided by County			\$42,693.00	\$62,139.00
100-61-6110-512200-000	FICA & Medicare - Amount to be provided by County			\$16,473.00	\$19,543.00
100-61-6110-512400-000	Defined Contribution			\$0.00	\$0.00
100-61-6110-512600-000	Unemployment Insurance - Included in co-employees payment			\$0.00	\$0.00
100-61-1540-521200-000	Medical Fees - Drug Screen			\$105.00	\$105.00
100-61-6170-522204-000	Equipment Maintenance - Office Equipment & Maintenance. Contract			\$600.00	\$1,000.00
100-61-6110-523900-000	Postage & Shipping			\$250.00	\$250.00
100-61-4750-523200-000	Communications - Phone (Long Distance, Fax Line & Internet)			\$2,640.00	\$2,100.00
100-61-4750-523201-000	Communications - Cell (Cell phone allowance of \$15 per pay period for Director, All other staff \$10)			\$780.00	\$1,170.00
Need Line Item Number	Contract Services			\$0.00	\$3,200.00
100-61-6110-523300-000	Advertising - Job opening ads, etc.			\$250.00	\$250.00
100-61-6110-523600-000	Dues & Fees - GRPA, Newspaper, Web Site, County Fees, P.O. Box, Sam's Club, CH			\$1,000.00	\$1,250.00
100-61-6110-523700-000	Education & Training - GRPA Workshops & Conference, CPR & AED Certification, M			\$1,500.00	\$2,000.00
100-61-6110-512900-000	Uniforms - Staff Apparel & Uniforms			\$1,000.00	\$1,000.00
100-61-6110-531000-000	Office Supplies			\$850.00	\$1,000.00
100-61-6110-531100-000	Operating & Toiletary Supplies - First Aid Supplies, Cleaning Supplies, Flags, Paper Pl			\$2,000.00	\$4,000.00
100-61-6190-531000-000	Program Supplies - Special Programs			\$350.00	\$0.00
100-61-6110-542400-000	Computers - Computers, Monitors, Software & Supplies			\$1,850.00	\$2,000.00
100-61-6110-542300-000	Furniture & Fixtures - Office Furniture, Tables, Chairs, etc...			\$0.00	\$0.00
100-61-4400-531300-000	Concessions / Food & Vending			\$0.00	\$250.00
100-61-6120-521200-000	Professional Audit			\$2,500.00	\$2,500.00
100-61-6120-572000-000	Other Agencies - Parks & Recreation Authority - County uses this line item for our M			\$0.00	\$0.00
100-61-6122-531000-000	Supplies - Athletic Equipment & Supplies			\$0.00	\$0.00
100-61-6100-521200-000	Other Professional Services - Payroll, Check Writing & Bookkeeping Services, Comp			\$3,920.00 ✖	\$8,000.00
100-61-6170-531701-000	AABC Mickey Mantle Southeast Region			\$0.00	\$0.00
Need Line Item Number	Daddy / Daughter Dance - Disc Jockey, Decorations, Flyers, Invitations, Programs, N			\$2,200.00	\$2,200.00
100-61-6100-581000-000	Debt Service - \$6300 per month beginning 11/1/22			\$50,400.00	\$75,600.00
100-61-6110-531605-000	Office Furniture/Equipment - Small			\$500.00	\$500.00
100-61-6170-531702-000	Ball Leagues - Youth Sports Leagues Youth Spring/Fall Softball Equipment, Umpires, Uniforms, Trophies, Insurance, USSF Youth Football, League Fees, Equipment, Officials, Chain Crew, Uniforms, Trophies, Youth Basketball, Uniforms, Rule Books, Basketballs, Scorebooks, First Aid Kits, Sup Youth Fall Spring Baseball, Equipment, Supplies, Uniforms, Umpires, Sponsor Signa			\$100,000.00	\$122,409.00

working budget

A-H D

100-61-6170-531703-000	Special Events – (A decision on Pride of Pike has not been made) Movie In The Park – Outdoor Cinema Services for 3 movies & Movie License for 3 m	\$5,000.00	\$5,000.00
Need Line Item Number	Coaches & Sponsors Banquet - \$2000.00		
100-61-6130-531701-000	Friends of the Park	\$0.00	\$0.00
Need Line Item Number	Tournaments – 2 Baseball Tournaments		
100-61-6100-512500-000	Father's Day Softball Shootout Tournament	\$3,000.00	\$3,000.00
100-61-6100-523100-000	Umpires, Scorekeeper, Trophies, Supplies, Hosting Fee, etc.		
Need New Line Item	Adult Athletic Leagues	\$0.00	\$0.00
100-61-6170-522202-000	Worker's Comp. Insurance – ACCG-GSIWCF (1/1/21-1/1/22: \$8084.00)	\$8,084.00	\$7,733.00
100-61-6110-531270-000	Insurance – Property & Liability Insurance - ACCG-IRMA: (7/1/21 – 7/1/22: \$11,785.00)	\$12,128.00	\$12,834.00
100-61-6170-522203-000	Day Camp	\$1,000.00	\$1,000.00
100-61-6100-522320-000	Vehicle Maintenance	\$500.00	\$1,000.00
100-61-6170-522201-000	Vehicle Fuel – Fuel for mowers, trucks, tractor (diesel), Gator utility vehicles, John De	\$5,000.00	\$8,000.00
100-61-6100-522200-000	Equipment Maintenance – Small Equipment, Tractor, Gator & Mower Repair / Mainte	\$2,500.00	\$3,000.00
100-61-6170-522202-000	Equipment Rentals – Sod Cutter, Port-a-Potty for Youth Softball Seasons & Other Ren	\$1,500.00	\$3,000.00
100-61-6100-541200-000	Park Maintenance – Fence Repair, Grassing, Weed Killer, Insect Killer, Landscaping,	\$10,000.00	\$10,000.00
100-61-6170-522200-000	Athletic Field Maintenance – Lawn Care Contract, Fence & Net Materials/Repair, Field	\$21,500.00	\$21,500.00
100-61-6100-541200-000	Site Improvements – Improvements to Buildings & Structures	\$0.00	\$0.00
100-61-6110-523850-000	Pest Control	\$500.00	\$2,000.00
100-61-4400-531210-000	Water / Sewer	\$3,000.00	\$9,600.00
100-61-4600-531530-000	HVAC / Electricity	\$30,000.00	\$35,000.00
100-61-4700-531520-000	Natural Gas / Propane Gas – Propane Heater In Shop/Break Room	\$0.00	\$0.00
100-61-6240-541200-000	Beautification – Flowers, Trees, Erosion Control & Other Beautification Projects	\$0.00	\$0.00
100-61-6110-542500-000	Other Equipment / Machinery (New Purchases)	\$0.00	\$0.00
100-61-6170-522205-000	Building Maintenance	\$500.00	\$500.00
100-62-6250-523850-000	Security Services – 300 hrs. X \$15	\$4,500.00	\$4,500.00
100-61-6123-541200-000	Park Improvements - Capital Outlay - Beautification	\$0.00	\$0.00
210-61-6122-541400-000	Recreation Complex / Community Center (Impact Fees)	\$463,000.00	\$0.00

\$ from, ball leagues

AHE

Pike County Recreation Authority

Budget vs. Actuals: FY23-24 Operations/Ball Leagues 2023/2024 - FY24 P&L Classes

July 2023 - June 2024

	TOTAL		
	ACTUAL	BUDGET	REMAINING
100-61-6100-511100-000 Regular Employees	65,704.56	255,462.00	189,757.44
100-61-6100-521200-000 Other Professional Services		8,000.00	8,000.00
100-61-6100-522320-000 Equipment Rentals	1,629.69	3,000.00	1,370.31
100-61-6100-523100-000 Property & Liability-ACCG-IRMA		12,834.00	12,834.00
100-61-6100-523820-000 Pest Control	390.00	2,000.00	1,610.00
100-61-6100-581000-000 Debt Service - Principal	13,459.73	75,600.00	62,140.27
100-61-6100-582000-000 Debt Service - Interest	11,791.72	0.00	-11,791.72
100-61-6110-511200-000 Temporary Employees	715.00	1,000.00	285.00
100-61-6110-512100-000 Group Insurance Payroll		62,139.00	62,139.00
100-61-6110-512200-000 FICA & Medicare Payroll	5,529.22	19,543.00	14,013.78
100-61-6110-512500-0000 Workman's Comp Insurance - ACCG-GSIWCF		7,733.00	7,733.00
100-61-6110-512900-000 Uniforms		1,000.00	1,000.00
100-61-6110-521100-000 Contract Services		3,200.00	3,200.00
100-61-6110-523300-000 Advertising		250.00	250.00
100-61-6110-523600-000 Dues & Fees	75.00	1,250.00	1,175.00
100-61-6110-523700-000 Education & Training	90.00	2,000.00	1,910.00
100-61-6110-523900-000 Postage & Shipping	438.28	250.00	-188.28
100-61-6110-531000-000 Office Supplies	641.46	1,000.00	358.54
100-61-6110-531100-000 Operating & Toiletry Supplies	793.04	4,000.00	3,206.96
100-61-6110-531270-000 Vehicle Fuel	1,449.83	8,000.00	6,550.17
100-61-6110-531605-000 Office Furniture/Equipment - Small		500.00	500.00
100-61-6120-521200-000 Professional Audit		2,500.00	2,500.00
100-61-6130-531701-000 Tournaments		3,000.00	3,000.00
100-61-6170-522200-000 Athletic Field Maintenance	20,798.16	21,500.00	701.84
100-61-6170-522201-000 Parks Maintenance	3,859.44	10,000.00	6,140.56
100-61-6170-522202-000 Vehicle Maintenance	21.74	1,000.00	978.26
100-61-6170-522203-000 Equipment Maintenance	2,063.95	3,000.00	936.05
100-61-6170-522204-000 Equipment Office Maintenance		1,000.00	1,000.00
100-61-6170-522205-000 Building Maintenance	1,073.40	500.00	-573.40
100-61-6170-531702-000 Ball Leagues	65,090.61	122,409.00	57,318.39
Day Camp		1,000.00	1,000.00
Total 100-61-6170-531702-000 Ball Leagues	65,090.61	123,409.00	58,318.39
100-61-6170-531703-000 Special Events	4,717.28	5,000.00	282.72
Daddy/Daughter Dance Expenses		2,200.00	2,200.00
Total 100-61-6170-531703-000 Special Events	4,717.28	7,200.00	2,482.72
100-62-6250-523850-000 Security Services	742.50	4,500.00	3,757.50
Bank Charges	953.81		-953.81
Concession Expense	22,172.11		-22,172.11
Total Expenses	\$272,352.80	\$696,595.00	\$424,242.20
NET OPERATING INCOME	\$ -45,885.84	\$0.00	\$45,885.84
NET INCOME	\$ -45,885.84	\$0.00	\$45,885.84

Pike County Recreation Authority

Budget vs. Actuals: FY23-24 Operations/Ball Leagues 2023/2024 - FY24 P&L Classes

July 2023 - June 2024

	TOTAL		
	ACTUAL	BUDGET	REMAINING
Income			
100-00-0000-410000-000 Budget Draw	106,851.79	406,495.00	299,643.21
100-00-0000-410000-001 Debt Service Repaid	18,900.00	75,600.00	56,700.00
Total 100-00-0000-410000-000 Budget Draw	125,751.79	482,095.00	356,343.21
100-00-0000-460500-000 Rental Income	1,185.00	500.00	-685.00
100-00-0000-470000-000 Other Income	85.00	15,000.00	14,915.00
Ball Leagues	73,037.41	170,000.00	96,962.59
100-00-0000-442300-000 Youth Basketball Registration			
Basketball Registration	11,070.00		-11,070.00
Total 100-00-0000-442300-000 Youth Basketball Registration	11,070.00		-11,070.00
Day Camp		1,000.00	1,000.00
Out of County Fee	100.00		-100.00
Youth Baseball Registration			
100-00-0000-442500-000 Baseball Registration	2,393.84		-2,393.84
Baseball Camp		1,000.00	1,000.00
Baseball Sponsors	500.00	18,000.00	17,500.00
Baseball T-Shirts	300.00		-300.00
Total Youth Baseball Registration	3,193.84	19,000.00	15,806.16
Youth Football League			
100-00-0000-442025-000 Football Registration	300.00		-300.00
Total Youth Football League	300.00		-300.00
Total Ball Leagues	87,701.25	190,000.00	102,298.75
Bank Fee	564.21		-564.21
Concession Income	10,049.83		-10,049.83
Interest Income	102.29		-102.29
Reserve Funds		0.00	0.00
Special Events Income	677.59	1,500.00	822.41
Tournament Entry Fees/Gate Admission Fees	350.00	7,500.00	7,150.00
Total Income	\$226,466.96	\$696,595.00	\$470,128.04
GROSS PROFIT	\$226,466.96	\$696,595.00	\$470,128.04
Expenses			
100-61-1540-521200-000 Medical Fees & Drug Testing	70.00	105.00	35.00
100-61-4400-531210-000 Water & Sewer	1,178.91	9,600.00	8,421.09
100-61-4400-531300-000 Concessions Food & Vending		250.00	250.00
100-61-4600-531530-000 HVAC & Electricity	11,052.00	35,000.00	23,948.00
100-61-4750-523200-000 Communications Phones	793.60	2,100.00	1,306.40
100-61-4750-523201-000 Communication Cell Phones		1,170.00	1,170.00
100-61-6000-540000 Culture/Recreation Capital Outlays	10,325.00		-10,325.00
100-61-6100-541200-000 Site Improvements	22,528.15		-22,528.15
100-61-6110-542400-000 Computers & Office Machinery	1,800.00	2,000.00	200.00
100-61-6240-541200-000 Beautification	404.61		-404.61
Total 100-61-6000-540000 Culture/Recreation Capital Outlays	35,057.76	2,000.00	-33,057.76

← now includes
FF field improvement

Director's Report



1 **Football:** See attached report.

2 **Cheer:** Renee and Victoria will be meeting after the season ends to discuss the Rec absorbing cheer. \$200.00

5 **Spring Baseball & Softball:** Signed with Atlanta Braves Rec League for Spring 24 season.

3 **Fall Baseball & Softball:** Fall baseball / softball wraps up this week, Thursday 10/26. We do have one rescheduled softball game scheduled Monday 30th.

4 **Basketball:** See attached report for registration numbers. 150 2022, 129 in '21
Reg end 10/29

We have applied for the GRPA Jr. NBA Hawks Grant for \$2380 to go towards the basketball program. If received, we will use it to upgrade equipment and purchase a tabletop scoreboard.

need to provide concessions Clint = wryps
Soccer: No report *Duff pull matts notes \$52,000 12K for fields*
user age 70/30 - no
Programs & Camps: *New Growth to update fields at well co coming top dress seeding 1yr plan*

Pumpkin carving contest had a record 26 participants.

The Fall festival was rained out. Will look into moving event inside community center in the future if necessary.

Turkey Trot for November 18th. Registration will go live 10/30 at 8:00am.

Met with Meredith with the Chamber. The Pike County Christmas Parade route will end at PCPRA community center where there will be a midnight market with vendors and Santa doing pictures. *Midmarket, port lites from dept*

Concessions: Sysco has been helpful for ordering and providing different options that were not available before.

Community Center: No report.

Staff: Tyler James was hired to fill the last maintenance position available. He started 10/9/23.

Chad Clark was recognized by the Commissioners for his 5 years of service at the Rec on 10/11.

Financial Report: See attached report.

Equipment Report: The tractor has been repaired and is operational. - now to pay
old tractor on gov bids

10/25/2023
Soccer 6-8 playing in @Puka
Austin Adams - Renai

A4G

Football Report 10/24/2023 6:25

- Current Records for all Pike County Football Teams:

6U: 2-4

7U: 0-6

9U: 1-5

10U: 2-4

11U: 4-2 —

Per SYFC Football standings as of 10/24/2023, the 11U Football team is the only team in the running to make the playoffs. They are currently the 4th seed in the standings with Monroe County and ELCA remaining on their schedule. SYFC Semi-Final games are scheduled for Nov. 11th.

The 12U Football team is still playing unofficial games with private schools in the area such as Strong Rock Christian School.

Charlie met with Larry Moss and other SYFC Reps to discuss playoff standings and the future of SYFC. Larry mentioned he is currently trying to find work and retire in 2 years and the future of SYFC will be fine for the time being. *monroe co dir is v. chair*

Basketball Report 10/24/2023

Current Registration Numbers:

8u Coed: 57 registered + 23 waitlisted = 80 total

10U Girls: 11 registered

10U Boys: 43 Registered

12U Girls: 8 Registered

12U Boys: 32 Registered + 6 waitlisted = 38 total

180 total registrants 191

191 @ 10/27/23

Basketball evaluations and drafts begin on October 30th *mon, Thru same night*

*2 gyms for game day Rotate gyms
3 gyms for practice*

Braves: Mirror High School across 50 states
Softball → all stars

Road to ATL

login will do live training video
by collegiate

post season televised
on Braves Network

details to be discussed later

→ Signed w/ Braves

HLU not w/ Braves this year

Douglas, Perry, Columbus, Pike,
Merkweather, Lamar? Monroe?

Lamar

what about HLU =

no payment til May

Pike County Recreation Authority - Shade Trees

September 9, 2023

We propose the following shade trees to be planted at the Rec Field in the locations selected by the committee. This proposal includes Gator Watering Bags, Bark Mulch, and 21 trees that are 2 1/2-3" caliper. These trees should be a mixture of fast growing trees such as Autumn Blaze Maple, October Glory Maple, Bald Cypress, and Princeton Elm. We can also get fast growing oaks...but acorns could be a potential hazard, although there are oaks in place now.

I would need to book and pay for the trees now to get the discount, but the Rec. Authority could wait until January 2024 to pay if that helps with budgeting cycles.

The total for all work is \$10,425.00.

Please Note: *Regardless of whether or not you decide to award this contract, we will remove the diseased Leyland Cypress and install a planting around the sign as our donation.*

Please let me know if you have any questions.

Thank you,
Frankie

Flanders Nurseries, Inc
610 Hancock Road
Williamson, GA 30292
(770) 228-5020 / (770) 584-2001



PLANNING AND DEVELOPMENT OFFICE

*Planning – Zoning – Environmental – Permits & Inspections
Code Enforcement*

P. O. Box 377
77 Jackson Street
Zebulon, GA 30295

Phone: 770-567-2007
Fax: 770-567-2024
sparks@pikecoga.com

“Serving Citizens Responsibly”

January 2, 2024

Brandon,

Here's a look back on the month of December 2023 from the office of Planning and Development:

Permits: 27 Total (13 New Home)
Fees: \$ 21,772.40
Impact Fees Residential: \$ 60,983.91
Impact Fees Commercial: 0

Business Licenses: 136 -Fees: \$37,867.15

Plats: 5 -Fees: \$200

Zoning Cases and Final Plats: 0 -Fees: 0

LDP: 2 -Fees: \$1,704.00

Administrative Variance: 1- roof pitch for a mobile home- Fee \$100

Code Enforcement: Court Arraignment: 0
Follow Up Site-Visit: 7
Inspections: 3
Phone calls: 4
Total: 14

All Planning and Development activities are steadily increasing and are keeping the staff busy. We wrapped up the UDC review process and held the public hearings for the UDC and are set to have the final reading in January for adoption.

Regards,

Jeremy Gilbert
Director

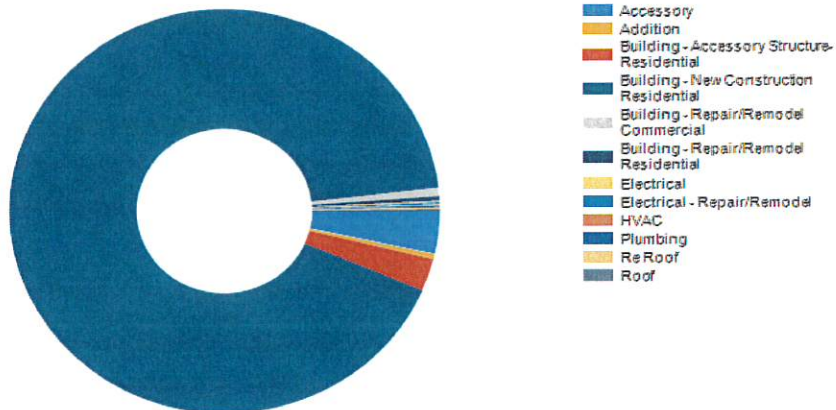
Permit Type Report

Permit Date

12/01/2023 to 12/31/2023

Description	Fees	Payments	Permits
Accessory	\$2,866.00	2,866.00	2
Addition	\$326.00	326.00	1
Building - Accessory Structure-Residential	\$2,161.40	1,682.40	3
Building - New Construction Residential- Including Impact Fees	\$75,912.91	75,912.91	13
Building - Repair/Remodel Commercial	\$540.00	540.00	1
Building - Repair/Remodel Residential	\$300.00	0.00	1
Electrical	\$125.00	125.00	1
Electrical - Repair/Remodel	\$125.00	125.00	1
HVAC	\$100.00	100.00	1
Plumbing	\$100.00	100.00	1
Re Roof	\$100.00	100.00	1
Roof	\$100.00	100.00	1
Total	\$82,756.31	81,977.31	27

Fees Breakdown



MONTHLY REMITTANCE FROM SUPERIOR/JUVENILE COURTS

TO BOARD OF COMMISSIONERS

SUBMITTED: 1/08/2024

FOR THE MONTH OF:

December

			AMOUNT	CHECK
RECORDINGS & CIVIL FILINGS			\$5,824.01	6087
TRANSFER TAX			\$5,479.41	6099
INTANGIBLE TAX RECORDING			\$13,863.22	6090
INTANGIBLE TAX COMMISSION			\$1,965.97	6094
FINES & FORFEITURES			\$4,708.50	2410
SHERIFFS' SERVICE			\$650.00	2410
JAIL CONSTRUCTION & STAFFING FUND			\$225.00	2416
DRUG ABUSE TREATMENT & EDUCATION FUND			\$742.00	2415
COUNTY VICTIMS ASSISTANCE			\$50.00	2411
TOTAL REMITTED			\$33,508.11	

RESPECTFULLY SUBMITTED,



PAM THOMPSON
CLERK SUPERIOR COURT
PIKE COUNTY

PIKE COUNTY WATER & SEWERAGE AUTHORITY
Special Called Meeting
Post Meeting Agenda
November 8, 2023

The Pike County Water & Sewerage Authority held a Special Called meeting on Wednesday, November 8, 2023 in the Boardroom of the Authority Building at 70 Gwyn Street, Zebulon, Georgia. The members present were Mark Whitley, Chair, presiding; John Blakeney, Jeremy Craig, and Briar Johnson. The meeting was called to order at 6:00 p.m.

The Authority Attorney, Rob Morton, was not present.

AGENDA

A motion to approve the agenda was made by Mr. Craig and a second by Mr. Johnson. The vote was unanimous.

REIDSBORO ROAD PROJECT

Mr. Whitley advised the Board that Mrs. Mendenhall had to get the approval of the HOA to go under Lufberry Cir. After receiving the quotes to go under Lufberry, it was discovered that the cost was not feasible. Mrs. Mendenhall advised that she would need to go back to the HOA if it was not possible to bore under the road. Mrs. Mendenhall will advise the Board of what is decided.

ADJOURNMENT

A motion was made by Mr. Craig and seconded by Mr. Blakeney to adjourn the meeting. The vote to approve was unanimous. The meeting adjourned at 7:15p.m.

Mark Whitley, Chairman

Christal Harrison, Water Clerk

PIKE COUNTY WATER & SEWERAGE AUTHORITY
Regular Meeting
Post Meeting Agenda
October 19, 2023

The Pike County Water & Sewerage Authority held its regular monthly meeting on Thursday, October 19, 2023 in the Boardroom of the Authority Building at 70 Gwyn Street, Zebulon, Georgia. The members present were Mark Whitley, Chair, presiding; Jeremy Craig, and Briar Johnson. The meeting was called to order at 6:03 p.m.

The Authority Attorney, Rob Morton, was not present.

AGENDA

A motion to approve the agenda was made by Mr. Craig and a second by Mr. Johnson. The vote was unanimous.

APPROVAL OF MINUTES

Approval of the September 21, 2023, minutes was given on a motion by Mr. Craig and a second by Mr. Johnson. The vote was unanimous.

FINANCIAL REPORT

The Board reviewed the financial reports for October. Approval of the financial reports were given on a motion by Mr. Craig and a second by Mr. Johnson. The vote was unanimous.

APPEARANCES

The Board heard from Jack Cochran who wanted to obtain information related to cost and feasibility of obtaining water from the PCWSA. Mr. Cochran would like the water line project to move further past his house and onto the back side of his property. He has issues with is well water. He indicated that he only needs an additional 300 to 400 hundred feet of pipe. The Board discussed the number of homeowners that may be interested in County water. The Board discussed feasibility and easement issues.

The Board heard from Jim Cairns, a citizen of the City of Meansville, regarding the possibility of the City of Meansville dissolving and PCWSA taking over the water operations. The Authority attorney advised that the City of Meansville would need to be the one to address this issue, not a private citizen. The Board would consider the proposal if the City of Meansville was interested.

REIDSBORO ROAD PROJECT UPDATE

Mr. Whitley advised the Board that the County should break ground on the 30th and it should take about a month to complete running the water line. Todd Goolesby believes that they can get it done in about 30 days.

GENERATOR UPDATE

We are holding on sending the Generator out for bid.

COGGINS RD. WATER LINE EXTENSION

Hold

WATER SOURCES

The Board discussed the water source issue and the need to draft a proposed water contract with the assistance of the County Attorney to present to the City of Griffin.

WATER SUPERINTENDENT REPORT

Jeff Harrison provided the Board with a general report on the water system including a report on new services and consumption.

EXECUTIVE SESSION

There was no executive session.

ADJOURNMENT

A motion was made by Mr. Craig and seconded by Mr. Johnson to adjourn the meeting. The vote to approve was unanimous. The meeting adjourned at 7:17p.m.

Mark Whitley, Chairman

Christal Harrison, Water Clerk

PIKE COUNTY BOARD OF COMMISSIONERS

Financial Reports

SUBJECT:

Financial Reports

ACTION:

Approve/Deny/Discuss

ADDITIONAL DETAILS:

ATTACHMENTS:

Type	Description
▣ Exhibit	911 Check Register
▣ Exhibit	Balance Sheet
▣ Exhibit	Bank Balances
▣ Exhibit	CAIP Fund Check Register
▣ Exhibit	Date Check Register
▣ Exhibit	Federal Seizure Check Register
▣ Exhibit	General Fund Check Register
▣ Exhibit	Impact Fee Report
▣ Exhibit	Jail Fund Check Register
▣ Exhibit	Opioid Check Register
▣ Exhibit	Residential Impact Fee Check Register
▣ Exhibit	Revenue & Expenditure Statement
▣ Exhibit	Sales Tax
▣ Exhibit	SPLOST Fund Check Register

REVIEWERS:

Department	Reviewer	Action	Comments
County Clerk	Blount, Angela	Approved	Item Pushed to Agenda

ACCOUNTS PAYABLE CHECK REGISTER

Pike County Board Of Commissioners

FY 2023-2024

Check Register for 12/6/2023 to 1/2/2024 & Check Numbers 0 to 2147483647

Cash Account 215-00-0000-111100-000

Check Number	Check Date	Vendor Number / Name	Payment Type	EPay	Amount (\$)
3210	12/12/2023	3582 AT&T U-VERSE 215-38-3800-523200-000 COMMUNICATION - PHONE	Check	No 99.99	99.99
3211	12/12/2023	4034 UNITED BANK ENDEAVOR 215-38-3800-512900-000 UNIFORMS	Check	No 607.98	607.98
3212	12/12/2023	1206 SOUTHERN RIVERS ENERGY 215-38-4600-531530-000 ELECTRICITY EXPENSE	Check	No 86.00	86.00
3213	12/19/2023	3015 AT&T CAPITAL SERVICES, INC 215-38-3800-523200-000 COMMUNICATION - PHONE	Check	No 5,124.77	5,124.77
3214	12/19/2023	4209 CARD SERVICES CENTER 215-38-3800-523200-000 COMMUNICATION - PHONE	Check	No 90.00	90.00
3215	12/19/2023	5106 M & P TACTICAL LLC 215-38-3800-512900-000 UNIFORMS	Check	No 306.79	306.79
3216	12/19/2023	5115 SHARP ELECTRONICS CORPORATION 215-38-3800-522200-000 M & R CONTRACT SERVICES	Check	No 72.74	72.74
3217	12/26/2023	3963 NEXTIVA INC 215-38-3800-523200-000 COMMUNICATION - PHONE	Check	No 82.83	82.83
			Description	Count	Amount (\$)
			ACH	0	\$0.00
			Bank of America	0	\$0.00
			Check	8	\$6,471.10
			Strategic Payment Services	0	\$0.00
			Wells Fargo	0	\$0.00
			Paymode X	0	\$0.00
			Update Only	0	\$0.00
			GRAND TOTAL	8	\$6,471.10

* Denotes Check Numbers that are out of sequence.

BALANCE SHEET
Period Ending: 01/05/2024

Pike County Board Of Commissioners
FY 2023-2024

Account	Balance (\$)
Fund: 100 GENERAL FUND	
Type: Assets	
100-00-0000-111100-000 CASH IN BANK-GENERAL FUND	784,431.24
100-00-0000-111100-003 GENERAL-CASH RESERVES	473,130.23
100-00-1000-111110-020 CASH IN BANK-JURY	-3,050.00
100-00-1000-111110-024 CASH IN BANK - CASH BOND	2,934.76
100-00-1000-111110-076 ONE GA GRANT (CHESTNUT OAKS	550.00
100-00-1000-111110-080 PC FIRE DEPT DONATIONS	9,224.36
100-00-1000-111800-000 PROPERTY TAX RECEIVABLE	257,136.88
100-00-1000-111850-000 PROPERTY TAX ALLOWANCE	-3,368.49
100-00-1000-111901-000 ACCOUNTS RECEIVABLE-OTHER	-0.33
100-00-1000-111903-000 A/R PC RECREATION AUTHORITY	942.82
100-00-1000-113100-206 DUE FROM JAIL CONSTRUCTION	725.00
100-00-1000-113100-210 DUE FROM IMPACT FEE FUND	37.30
100-00-1000-113100-215 DUE FROM E911 FUND	582,603.05
100-00-1000-113100-350 DUE FROM CAPITAL PROJECT FL	47,285.00
100-00-1000-113100-716 DUE FROM LAW LIBRARY	3,451.34
100-00-1000-113600-000 INVENTORY-FUEL CONSUMPTION	28,525.19
100-00-1000-113800-000 PREPAID POSTAGE	1,124.95
100-00-1000-113801-000 PREPAID YEAREND EXPENSES	250,579.50
Type: Assets Total	\$2,436,262.80
Type: Liabilities & Equity	
Liabilities	
100-01-1000-121210-000 ACCRUED SALARIES & WAGES	-250.00
100-01-1000-121211-000 ACCRUED ACCOUNTS PAYABLE	50.00
100-01-1000-121310-000 FEDERAL Withholding	86,697.08
100-01-1000-121316-000 MEDICAL - Withholding	181,747.91
100-01-1000-121318-000 VISION - Withholding	184.29
100-01-1000-121319-000 FLEXIBLE SPENDING ACCOUNT	-106.14
100-01-1000-121320-000 FICA / MEDICARE Withholding	87,206.41
100-01-1000-121326-000 DENTAL - Withholding	-112,237.93
100-01-1000-121330-000 STATE Withholding	50,614.11
100-01-1000-121336-000 LIFE INSURANCE	-10,427.51

BALANCE SHEET
Period Ending: 01/05/2024

Pike County Board Of Commissioners
FY 2023-2024

Account	Balance (\$)
100-01-1000-121337-000 SHORT TERM DISABILITY	-29.63
100-01-1000-121338-000 LONG TERM DISABILITY	587.38
100-01-1000-121345-000 DEFERRED COMP	11,934.85
100-01-1000-121346-000 TAX COMMISSION DEFERRED CC	212.56
100-01-1000-121356-000 AMERICAN HERITAGE- Life Withhc	-426.76
100-01-1000-121357-000 AFLAC - CANCER Withholding	243.18
100-01-1000-121358-000 AFLAC - ACCIDENT Withholding	459.24
100-01-1000-121361-000 BANKERS FIDELITY - LIFE Withhol	464.40
100-01-1000-121365-000 AMERICAN HERITAGE -CANCER \	-1,707.04
100-01-1000-121366-000 AFLAC-SPECIFIED HEALTH EVEN	850.80
100-01-1000-121371-000 ADDITIONAL LIFE INS - Withholdin	1,165.28
100-01-1000-121375-000 ALLSTATE LIFE	3,378.69
100-01-1000-121376-000 ANTHEM ACCIDENT	326.71
100-01-1000-121377-000 ANTHEM CRITICAL ILLNESS	750.50
100-01-1000-121378-000 ANTHEM HOSPITAL	163.36
100-01-1000-121379-000 DEFINED BENEFIT PLAN	4,349.29
100-01-1000-121400-000 EMPLOYER'S FICA	86,161.89
100-01-1000-121500-000 GARNISHMENTS PAYABLE	-17,061.44
100-01-1000-121510-000 CHILD SPT-GA PAYABLE	-333.45
100-01-1000-121530-000 CHPTR 13 PAYABLE	127.91
100-01-1000-121700-000 DEFERRED PROPERTY TAXES	201,291.23
100-01-1000-121801-000 LOCAL VICTIMS ASSISTANCE FU	798.66
100-01-1000-121900-210 DUE TO IMPACT FEE FUND	-4,371.84
100-01-1000-121900-230 DUE TO ARP FUND	1,000,000.00
100-01-7000-121800-000 CITY OF MOLENA - PERMITS	450.00
100-01-7000-121801-000 CITY OF WILLIAMSON-PERMITS	400.00
100-01-7000-121802-000 CITY OF MEANSVILLE - PERMITS	125.00
100-01-7000-121803-000 CITY OF ZEBULON PERMITS	1,252.80
100-01-7000-121804-000 CITY OF CONCORD - PERMITS	700.00
Liabilities Total	\$1,575,741.79
Equity	
100 CURRENT FUND BALANCE	-4,166,971.09
100-02-1000-134000-000 FUND BALANCE - GENERAL	4,646,264.53

BALANCE SHEET
Period Ending: 01/05/2024

Pike County Board Of Commissioners
FY 2023-2024

Account	Balance (\$)
100-02-1000-134101-000 PRIOR PERIOD ADJUSTMENT	10,316.82
100-02-1000-135300-017 FUND BALANCE - COMMITTED TA	40,000.00
100-02-1000-135300-018 FUND BAL COMMITTED BUILDING	8,000.00
100-02-1000-135300-024 FUND BALANCE COMMITTED- PR	4,500.00
100-02-1000-135302-000 FUND BAL - PROPERTY ASSESSM	12,200.00
100-02-1000-135307-000 FUND BAL RESTRICTED - ANIMAL	0.04
100-02-1000-135308-000 FUND BAL - CDBG GRANT PROJE	-0.12
Equity Total	\$554,310.18
Type: Liabilities & Equity Total	\$2,130,051.97
Fund: 206 JAIL CONSTRUCTION & OPERATION	
Type: Assets	
206-00-1000-111100-000 CASH IN BANK JAIL	24,772.59
Type: Assets Total	\$24,772.59
Type: Liabilities & Equity	
Liabilities	
206-01-1000-121900-100 DUE TO GENERAL FUND	725.00
Liabilities Total	\$725.00
Equity	
206 CURRENT FUND BALANCE	-9,380.50
206-02-1000-134000-000 FUND BALANCE	33,428.09
Equity Total	\$24,047.59
Type: Liabilities & Equity Total	\$24,772.59
Fund: 210 IMPACT FEES	
Type: Assets	
210-00-0000-111110-002 RES IMPACT FEE	602,104.28
210-00-0000-111120-002 COMM IMPACT FEE	184,163.86
210-00-1000-111900-000 ACCOUNTS RECEIVABLE	2,404.16
210-00-1000-113100-100 DUE FROM GENERAL FUND	2,404.15
Type: Assets Total	\$791,076.45
Type: Liabilities & Equity	
Liabilities	
210-01-1000-121900-100 DUE TO GENERAL FUND	37.30
Liabilities Total	\$37.30

BALANCE SHEET
Period Ending: 01/05/2024

Pike County Board Of Commissioners
FY 2023-2024

Account	Balance (\$)
Equity	
210 CURRENT FUND BALANCE	-582,036.45
210-02-1000-134000-000 FUND BALANCE	1,379,851.59
Equity Total	\$797,815.14
Type: Liabilities & Equity Total	\$797,852.44
Fund: 215 E-911 FUND	
Type: Assets	
215-00-0000-111100-000 CASH IN BANK- E-911 OPERATION	133,918.80
215-00-1000-113100-000 DUE FROM OTHER FUNDS	21,686.83
Type: Assets Total	\$155,605.63
Type: Liabilities & Equity	
Liabilities	
215-01-1000-121320-000 FICA / MEDICARE W/H	835.52
215-01-1000-121900-100 DUE TO GENERAL FUND	582,603.00
Liabilities Total	\$583,438.52
Equity	
215 CURRENT FUND BALANCE	-128,013.55
215-02-1000-134000-000 FUND BALANCE	-92.22
Equity Total	-\$128,105.77
Type: Liabilities & Equity Total	\$455,332.75
Fund: 225 FEDERAL SEIZURE FUND	
Type: Assets	
225-00-1000-111110-000 FEDERAL SEIZURE FUND	120,324.31
Type: Assets Total	\$120,324.31
Type: Liabilities & Equity	
Equity	
225 CURRENT FUND BALANCE	-9,288.97
225-02-2000-134000-000 FUND BALANCE	129,608.13
Equity Total	\$120,319.16
Type: Liabilities & Equity Total	\$120,319.16
Fund: 230 AMERICAN RESCUE PLAN FUND	
Type: Assets	
230-00-0000-111100-000 CHECKING UNITED BANK - ARP	2,316,752.26

BALANCE SHEET
Period Ending: 01/05/2024

Pike County Board Of Commissioners
FY 2023-2024

Account	Balance (\$)
230-00-1000-113100-100 DUE FROM GENERAL FUND	1,000,000.00
Type: Assets Total	\$3,316,752.26
Type: Liabilities & Equity	
Liabilities	
230-01-1000-122500-000 Deferred Revenue	3,578,422.00
Liabilities Total	\$3,578,422.00
Equity	
230 CURRENT YEAR FUND BALANCE	-11,906.77
230-02-1000-134000-000 FUND BALANCE	-249,757.82
Equity Total	-\$261,664.59
Type: Liabilities & Equity Total	\$3,316,757.41
Fund: 231 OPIOID ABATEMENT FUND	
Type: Assets	
231-00-0000-111100-000 OPIOID ABATEMENT CHECKING A	29,164.85
231-00-1000-113100-100 DUE FROM GENERAL FUND	-2,038.35
Type: Assets Total	\$27,126.50
Type: Liabilities & Equity	
Equity	
231 CURRENT YEAR FUND BALANCE	-3,500.00
231-02-1000-134200-000 FUND BALANCE	30,334.22
Equity Total	\$26,834.22
Type: Liabilities & Equity Total	\$26,834.22
Fund: 245 DRUG ABUSE TREATMENT EDUCATION	
Type: Assets	
245-00-1000-111110-001 CASH IN BANK - DATE	33,283.58
Type: Assets Total	\$33,283.58
Type: Liabilities & Equity	
Equity	
245 CURRENT FUND BALANCE	-7,387.38
245-02-2000-134000-000 FUND BALANCE	40,670.96
Equity Total	\$33,283.58
Type: Liabilities & Equity Total	\$33,283.58
Fund: 250 TECHNOLOGY FEE FUND	

BALANCE SHEET
Period Ending: 01/05/2024

Pike County Board Of Commissioners
FY 2023-2024

Account	Balance (\$)
Type: Assets	
250-00-0000-111100-000 CHECKING - TECHNOLOGY FEE	748.74
Type: Assets Total	\$748.74
Type: Liabilities & Equity	
Equity	
250 CURRENT YEAR FUND BALANCE	748.74
Equity Total	\$748.74
Type: Liabilities & Equity Total	\$748.74
Fund: 285 JUVENILE COURT FUND	
Type: Assets	
285-00-1000-111110-000 CASH IN BANK JUVENILE COURT	13,740.47
Type: Assets Total	\$13,740.47
Type: Liabilities & Equity	
Equity	
285 CURRENT FUND BALANCE	-148.31
285-02-2600-134000-000 FUND BALANCE JUVENILE FUND	13,888.78
Equity Total	\$13,740.47
Type: Liabilities & Equity Total	\$13,740.47
Fund: 320 SPLOST 2016-2022	
Type: Assets	
320-00-1000-111100-000 CASH IN BANK-SPLOST CONST AC	1,736,362.94
320-00-1000-111100-001 CASH IN BANK-SPLOST 2016-2022	0.08
Type: Assets Total	\$1,736,363.02
Type: Liabilities & Equity	
Equity	
320 CURRENT FUND BALANCE	-705.57
Equity Total	-\$705.57
Type: Liabilities & Equity Total	-\$705.57
Fund: 323 SPLOST 2022-2028	
Type: Assets	
323-00-0000-111100-000 CASH IN BANK SPLOST 2022-2028	669,964.01
323-00-1000-111100-001 CASH IN BANK BOND 2023-2024	10,742,443.56
Type: Assets Total	\$11,412,407.57

BALANCE SHEET
Period Ending: 01/05/2024

Pike County Board Of Commissioners
FY 2023-2024

Account	Balance (\$)
Type: Liabilities & Equity	
Equity	
323 CURRENT YEAR FUND BALANCE	9,428,828.11
323-02-1000-134000-000 FUND BALANCE SPLOST 2022-20	1,983,579.46
Equity Total	\$11,412,407.57
Type: Liabilities & Equity Total	\$11,412,407.57
Fund: 325 LMI GRANT FUND	
Type: Assets	
325-00-0000-111100-042 CASH-L.M.I. GRANT (DOT)	836,157.93
Type: Assets Total	\$836,157.93
Type: Liabilities & Equity	
Equity	
325 CURRENT FUND BALANCE	114,219.46
325-02-1000-134000-000 FUND BALANCE LMI GRANT	721,938.47
Equity Total	\$836,157.93
Type: Liabilities & Equity Total	\$836,157.93
Fund: 350 C.A.I.P FUND	
Type: Assets	
350-00-1000-111100-000 CAIP FUND- CASH IN BANK	27,947.26
Type: Assets Total	\$27,947.26
Type: Liabilities & Equity	
Liabilities	
350-01-1000-121900-100 DUE TO GENERAL FUND	47,285.00
350-01-1000-121900-215 DUE TO E911 FUND	21,686.83
Liabilities Total	\$68,971.83
Equity	
350 CURRENT FUND BALANCE	-241,668.34
Equity Total	-\$241,668.34
Type: Liabilities & Equity Total	-\$172,696.51
Fund: 716 LAW LIBRARY - SUPERIOR COURT	
Type: Liabilities & Equity	
Liabilities	
716-01-1000-121900-100 DUE TO GENERAL FUND	115.35
Liabilities Total	\$115.35

Account	Balance (\$)
Equity	
716-02-2000-134000-000 FUND BALANCE	-115.35
Equity Total	-\$115.35
Type: Liabilities & Equity Total	\$0.00

PIKE COUNTY BANK BALANCES	12/5/2023	1/5/2024
GENERAL FUNDS		
General Fund (100 Fund)	859,499.92	784,431.24
Pike County Fire Department Donations (100 Fund)	9,224.36	9,224.36
Pike County Cash Reserves (100 Fund)	473,130.23	473,130.23
Pike County Defendant Cash Bond Account	2,934.76	2,934.76
SPECIAL REVENUE FUNDS		
Pike County Jail Construction (206 Fund)	37,519.90	24,772.59
E-911 Operation (215 Fund)	254,386.12	133,918.80
Pike County Drug Abuse Treasment & Education (245 Fund)	37,308.86	33,283.58
Pike County Federal Seizure Fund (225 Fund)	128,624.29	120,324.31
Pike County Juvenile Court (285 Fund)	13,740.47	13,740.47
Opioid Abatement Fund (231 Fund)	28,126.50	29,164.85
Probate Court Technology Fee (250 Fund)	445.00	748.74
CAPITAL PROJECT FUND		
Residential Impact Fee - 237 (210 Fund)	573,945.33	602,104.28
Commercial Impact Fee - 933 (210 Fund)	184,163.86	184,163.86
C.A.I.P. Fund (350 Fund)	245,466.71	27,947.26
L.M.I.G. Grant - DOT (325 Fund)	836,157.93	836,157.93
American Rescue Plan (230 Fund)	3,316,752.26	2,316,752.26
SPLOST FUND		
S.P.L.O.S.T. 2022-2028 (323 Fund)	671,460.43	669,964.01
S.P.L.O.S.T. Construction (320 Fund)	1,736,363.02	1,736,362.94
Bond Fund 2023 - 2024 (323)	10,742,443.56	10,742,443.56
GRAND TOTAL	20,151,693.51	18,741,570.03

Check Register for 12/6/2023 to 1/2/2024 & Check Numbers 0 to 2147483647
Cash Account 350-00-1000-111100-000

Check Number	Check Date	Vendor Number / Name	Payment Type	EPay	Amount (\$)
1072	12/12/2023	4922 WADE FORD, INC.	Check	No	83,000.00
	350-33-3300-542200-000	Capital Outlay Vehicles - Sheriff		83,000.00	
1073	12/26/2023	4922 WADE FORD, INC.	Check	No	83,000.00
	350-33-3300-542200-000	Capital Outlay Vehicles - Sheriff		83,000.00	
			Description	Count	Amount (\$)
			ACH	0	\$0.00
			Bank of America	0	\$0.00
			Check	2	\$166,000.00
			Strategic Payment Services	0	\$0.00
			Wells Fargo	0	\$0.00
			Paymode X	0	\$0.00
			Update Only	0	\$0.00
			GRAND TOTAL	2	\$166,000.00

* Denotes Check Numbers that are out of sequence.

ACCOUNTS PAYABLE CHECK REGISTER

Pike County Board Of Commissioners

FY 2023-2024

Check Register for 12/6/2023 to 1/2/2024 & Check Numbers 0 to 2147483647

Cash Account 245-00-1000-111110-001

Check Number	Check Date	Vendor Number / Name	Payment Type	EPay	Amount (\$)
1092	12/12/2023	3099 RENDER AD SERVICE, LLC	Check	No	1,105.95
		245-31-2000-531000-000 DATE-SUPPLIES		1,105.95	
			Description	Count	Amount (\$)
			ACH	0	\$0.00
			Bank of America	0	\$0.00
			Check	1	\$1,105.95
			Strategic Payment Services	0	\$0.00
			Wells Fargo	0	\$0.00
			Paymode X	0	\$0.00
			Update Only	0	\$0.00
			GRAND TOTAL	1	\$1,105.95

* Denotes Check Numbers that are out of sequence.

Check Register for 12/6/2023 to 1/2/2024 & Check Numbers 0 to 2147483647
Cash Account 225-00-1000-111110-000

Check Number	Check Date	Vendor Number / Name	Payment Type	EPay	Amount (\$)
1021	12/12/2023	4034 UNITED BANK ENDEAVOR	Check	No	8,299.98
		225-33-2000-531500-000 FEDERAL SEIZURE EXPENSE		8,299.98	
			Description	Count	Amount (\$)
			ACH	0	\$0.00
			Bank of America	0	\$0.00
			Check	1	\$8,299.98
			Strategic Payment Services	0	\$0.00
			Wells Fargo	0	\$0.00
			Paymode X	0	\$0.00
			Update Only	0	\$0.00
			GRAND TOTAL	1	\$8,299.98

* Denotes Check Numbers that are out of sequence.

ACCOUNTS PAYABLE CHECK REGISTER

Pike County Board Of Commissioners

FY 2023-2024

Check Register for 12/6/2023 to 1/2/2024 & Check Numbers 0 to 2147483647

Cash Account 100-00-0000-111100-000

Check Number	Check Date	Vendor Number / Name	Payment Type	EPay	Amount (\$)
134953	12/08/2023	4067 FAMILY SUPPORT REGISTRY	Check	No	573.66
		100-01-1000-121510-000 CHILD SPT-GA PAYABLE		152.30	
		100-01-1000-121510-000 CHILD SPT-GA PAYABLE		206.10	
		100-01-1000-121510-000 CHILD SPT-GA PAYABLE		215.26	
134954	12/08/2023	2558 Pike County Superior Court	Check	No	255.65
		100-01-1000-121500-000 GARNISHMENTS PAYABLE		255.65	
* 135031	12/12/2023	2779 144TH MARKETING GROUP	Check	No	247.50
		100-33-3323-522200-000 VEHICLES- M&R		247.50	
135032	12/12/2023	1016 ADVANCED POWER EQUIPMENT INC	Check	No	23.95
		100-42-4220-531600-000 SMALL EQUIPMENT		23.95	
135033	12/12/2023	3813 ALWAYS SAFETY COMPANY	Check	No	1,019.58
		100-18-1565-522100-000 CLEANING SUPPLIES		513.66	
		100-42-4220-531000-000 SUPPLIES		505.92	
135034	12/12/2023	1103 AMWASTE	Check	No	453.90
		100-76-7525-541300-000 Chestnut Oaks Facility		453.90	
135035	12/12/2023	2475 ATLANTA COMMERCIAL TIRE	Check	No	744.72
		100-42-4220-522200-000 EQUIPMENT M&R		744.72	
135036	12/12/2023	3582 AT&T U-VERSE	Check	No	230.70
		100-13-1000-523200-000 COMMUNICATIONS - PHONE		120.70	
		100-13-1000-523200-000 COMMUNICATIONS - PHONE		110.00	
135037	12/12/2023	1037 B & H ELECTRIC	Check	No	100.00
		100-18-1565-522200-000 MAINTENANCE RPRS/EXP - ALL FACILITI		100.00	
135038	12/12/2023	5122 CATALIS LLC	Check	No	1,050.00
		100-23-2400-522200-000 CONTRACT SERVICES		700.00	
		100-23-2400-522200-000 CONTRACT SERVICES		350.00	
135039	12/12/2023	3265 CATERPILLAR FINANCIAL SERVICES CORP.	Check	No	1,001.41
		100-42-8000-582013-000 Cat Lease# 0170035602		1,001.41	
135040	12/12/2023	2222 CITY OF ZEBULON	Check	No	900.00
		100-87-3510-522310-000 ST#7 BUILDING RENT		900.00	
135041	12/12/2023	4543 DATA CLOUD SOLUTIONS	Check	No	3,419.45
		100-17-1550-523850-000 CONTRACT SVC		3,419.45	
135042	12/12/2023	4101 DATAMATX Postage Escrow	Check	No	201.07
		100-16-1545-523850-000 CONTRACT SVC		201.07	
135043	12/12/2023	3595 DE LAGE LANDEN FIN SERVICES (2)	Check	No	107.38
		100-72-7130-523850-000 UGA- CONTRACT SERVICES- COUNTY AGEN		107.38	
135044	12/12/2023	3595 DE LAGE LANDEN FIN SERVICES (2)	Check	No	611.68
		100-23-2400-522200-000 CONTRACT SERVICES		87.38	
		100-17-1550-523850-000 CONTRACT SVC		87.39	
		100-24-2450-522200-000 CONTRACT SERVICES		87.39	
		100-13-1300-523850-000 CONTRACT SERVICES		87.38	
		100-74-7410-523850-000 CONTRACT SERVICES		87.38	
		100-14-1500-523850-000 CONTRACT SERVICES		87.38	
		100-91-3910-523850-000 CONTRACT SERVICES		87.38	
135045	12/12/2023	5132 DIVERSIFIED COMPANIES, LLC (DIVCODATA)	Check	No	815.52

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Cash Account 100-00-0000-111100-000

Check Number	Check Date	Vendor Number / Name	Payment Type	EPay	Amount (\$)
		100-16-1545-521200-000 PROFESSIONAL SVC		815.52	
135046	12/12/2023	4034 UNITED BANK ENDEAVOR	Check	No	2,614.20
		100-33-3300-521200-000 CONTRACT SERVICES		634.66	
		100-33-3300-531000-000 SUPPLIES		423.00	
		100-33-3300-512900-000 UNIFORMS		1,114.82	
		100-34-3326-523700-000 TRAINING		227.02	
		100-34-3326-531000-000 SUPPLIES - JAIL		223.29	
		100-34-3326-531000-000 SUPPLIES - JAIL		-8.59	
135047	12/12/2023	1136 GALL'S, LLC	Check	No	1,307.53
		100-33-3300-512900-000 UNIFORMS		8.88	
		100-33-3300-512900-000 UNIFORMS		222.00	
		100-33-3300-512900-000 UNIFORMS		152.86	
		100-33-3300-512900-000 UNIFORMS		12.31	
		100-33-3300-512900-000 UNIFORMS		164.39	
		100-80-3500-512900-000 UNIFORMS		267.55	
		100-80-3500-512900-000 UNIFORMS		140.73	
		100-80-3500-512900-000 UNIFORMS		116.48	
		100-80-3500-512900-000 UNIFORMS		222.33	
135048	12/12/2023	3634 GLGPA	Check	No	65.00
		100-13-1300-523600-000 DUES & FEES		65.00	
135049	12/12/2023	4354 GRIFFIN LUMBER & HARDWARE	Check	No	1,595.69
		100-76-7525-541300-000 Chestnut Oaks Facility		1,595.69	
135050	12/12/2023	2578 GRIFFIN ANIMAL CARE, INC	Check	No	261.87
		100-33-3300-531000-000 SUPPLIES		261.87	
135051	12/12/2023	3608 IRIS CITY CHIROPRACTIC	Check	No	45.00
		100-33-3300-521200-000 CONTRACT SERVICES		45.00	
135052	12/12/2023	1215 M & M OFFICE SUPPLY	Check	No	49.00
		100-91-3910-531000-000 SUPPLIES		49.00	
135053	12/12/2023	1000 OFFICE DEPOT	Check	No	476.01
		100-13-1300-531000-000 SUPPLIES		242.84	
		100-24-2450-531000-000 SUPPLIES		28.99	
		100-24-2450-531000-000 SUPPLIES		-28.99	
		100-16-1545-531000-000 SUPPLIES		233.17	
135054	12/12/2023	2558 Pike County Superior Court	Check	No	51.00
		100-16-1545-531000-000 SUPPLIES		51.00	
135055	12/12/2023	1797 PIKE JOURNAL REPORTER	Check	No	15.93
		100-17-1550-523300-000 ADVERTISING		15.93	
135056	12/12/2023	3156 RANGER FUELING SERVICES, LLC	Check	No	7,088.89
		100-00-1000-113600-000 INVENTORY-FUEL CONSUMPTION		2,489.77	
		100-00-1000-113600-000 INVENTORY-FUEL CONSUMPTION		3,507.87	
		100-00-1000-113600-000 INVENTORY-FUEL CONSUMPTION		1,091.25	
135057	12/12/2023	1178 RICOH	Check	No	39.09
		100-21-2180-523850-000 CONTRACT SERVICES		39.09	
135058	12/12/2023	3976 JESSICA C ROWAN	Check	No	741.00
		100-37-3700-511100-000 REGULAR EMPLOYEES		741.00	
* 135060	12/12/2023	1206 SOUTHERN RIVERS ENERGY	Check	No	1,109.79

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Cash Account 100-00-0000-111100-000

Check Number	Check Date	Vendor Number / Name	Payment Type	EPay	Amount (\$)
		100-80-4600-531530-000 ELECTRICITY EXPENSE		91.00	
		100-91-3910-531530-000 ELECTRICITY - ANIMAL SHELTER		495.79	
		100-56-5520-531530-000 ELECTRICITY - SENIOR CENTER		523.00	
135061	12/12/2023	4491 STONE, McELROY & ASSOCIATES	Check	No	1,400.00
		100-33-3300-521200-000 CONTRACT SERVICES		1,400.00	
135062	12/12/2023	1809 TOM'S LAWNMOWER REPAIR SHOP	Check	No	126.58
		100-42-4220-531600-000 SMALL EQUIPMENT		126.58	
135063	12/12/2023	1370 UPSON COUNTY SHERIFF'S OFFICE	Check	No	3,150.00
		100-32-3350-523850-000 SUPPORT OF INMATES		3,150.00	
135064	12/12/2023	2011 UPSON REGIONAL MEDICAL CENTER	Check	No	70.00
		100-13-1000-523900-000 EMPLOYEE SCREENING		70.00	
135065	12/12/2023	2576 VULCAN MATERIALS	Check	No	7,301.53
		100-42-4221-541400-000 M&R- PAVED & UNPAVED ROADS		1,054.47	
		100-42-4221-541400-000 M&R- PAVED & UNPAVED ROADS		3,204.95	
		100-42-4221-541400-000 M&R- PAVED & UNPAVED ROADS		3,042.11	
135066	12/12/2023	3786 WHITE, GLENN D.	Check	No	741.00
		100-37-3700-511100-000 REGULAR EMPLOYEES		741.00	
* 135071	12/22/2023	1771 ACCG PENSION TRUST	Check	No	8,386.99
		100-01-1000-121379-000 DEFINED BENEFIT PLAN		8,386.99	
135072	12/22/2023	4067 FAMILY SUPPORT REGISTRY	Check	No	573.66
		100-01-1000-121510-000 CHILD SPT-GA PAYABLE		152.30	
		100-01-1000-121510-000 CHILD SPT-GA PAYABLE		206.10	
		100-01-1000-121510-000 CHILD SPT-GA PAYABLE		215.26	
135073	12/22/2023	2558 Pike County Superior Court	Check	No	255.65
		100-01-1000-121500-000 GARNISHMENTS PAYABLE		255.65	
* 135119	12/19/2023	5113 ACCG	Check	No	150.00
		100-32-3370-523100-000 INMATE MEDICAL		150.00	
135120	12/19/2023	1008 ACCG-GSIWCF #0384	Check	No	100,521.00
		100-13-1310-512700-000 WORKERS COMPENSATION - COMM		100,521.00	
135121	12/19/2023	1103 AMWASTE	Check	No	134.40
		100-34-3326-521200-000 PROFESSIONAL SVC		134.40	
135122	12/19/2023	4974 ANGELA M MURPHY, CCR, CVR	Check	No	96.00
		100-20-2500-521100-000 COURT REPORTER		96.00	
135123	12/19/2023	1050 BOB BARKER COMPANY	Check	No	284.62
		100-32-3326-531000-000 INMATE SUPPLIES		284.62	
135124	12/19/2023	3265 CATERPILLAR FINANCIAL SERVICES CORP.	Check	No	7,629.20
		100-42-8000-582205-000 CAT Lease#???? Skid Steer 299D2XE		1,233.59	
		100-42-8000-582215-000 CAT Lease#???? Wheel Loader 938M		2,673.26	
		100-42-8000-582220-000 CAT Lease#???? Dozier D3		1,530.38	
		100-42-8000-581004-000 CAT LEASE # 70010402 MTR GRADER		2,191.97	
135125	12/19/2023	4576 CHARTER COMMUNICATIONS	Check	No	675.00
		100-13-1000-523200-000 COMMUNICATIONS - PHONE		675.00	
135126	12/19/2023	2916 CINDY'S FLORIST	Check	No	19.90
		100-33-3300-531000-000 SUPPLIES		19.90	

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Check Number	Check Date	Vendor Number / Name	Payment Type	EPay	Amount (\$)
135127	12/19/2023	5097 CONEXON CONNECT LLC	Check	No	280.90
		100-42-4100-523200-000 COMMUNICATION- PHONE		200.95	
		100-56-5520-523200-000 COMMUNICATIONS - PHONE		79.95	
135128	12/19/2023	1955 CORNERSTONE COMMUNICATIONS	Check	No	1,301.35
		100-14-1500-523850-000 CONTRACT SERVICES		1,301.35	
135129	12/19/2023	3053 CREATIVE PRODUCT SOURCE, INC	Check	No	359.95
		100-80-3510-531000-000 OFFICE SUPPLIES		359.95	
135130	12/19/2023	5171 Deep South Renovations	Check	No	325.00
		100-80-3550-523850-000 Contract Services		325.00	
135131	12/19/2023	3595 DE LAGE LANDEN FIN SERVICES (2)	Check	No	36.59
		100-72-7130-523850-000 UGA- CONTRACT SERVICES- COUNTY AGEN		36.59	
135132	12/19/2023	3595 DE LAGE LANDEN FIN SERVICES (2)	Check	No	165.52
		100-23-2400-522200-000 CONTRACT SERVICES		23.65	
		100-17-1550-523850-000 CONTRACT SVC		23.65	
		100-24-2450-522200-000 CONTRACT SERVICES		23.65	
		100-13-1300-523850-000 CONTRACT SERVICES		23.65	
		100-74-7410-523850-000 CONTRACT SERVICES		23.65	
		100-14-1500-523850-000 CONTRACT SERVICES		23.63	
		100-91-3910-523850-000 CONTRACT SERVICES		23.64	
* 135136	12/19/2023	4034 UNITED BANK ENDEAVOR	Check	No	7,509.18
		100-16-1545-531000-000 SUPPLIES		60.00	
		100-17-1550-531000-000 SUPPLIES		12.00	
		100-17-1550-531000-000 SUPPLIES		136.06	
		100-17-1550-531000-000 SUPPLIES		67.58	
		100-74-7410-523700-000 TRAINING		510.00	
		100-74-7410-523700-000 TRAINING		50.00	
		100-74-7410-523700-000 TRAINING		40.00	
		100-74-7410-523700-000 TRAINING		50.00	
		100-74-7410-523700-000 TRAINING		43.00	
		100-74-7410-523700-000 TRAINING		50.00	
		100-21-2180-531000-000 SUPPLIES		19.87	
		100-24-2450-523900-000 POSTAGE		40.84	
		100-24-2450-523900-000 POSTAGE		9.04	
		100-14-1400-531000-000 SUPPLIES		15.00	
		100-14-1400-531000-000 SUPPLIES		47.17	
		100-42-4221-541400-000 M&R- PAVED & UNPAVED ROADS		65.00	
		100-42-4220-531600-000 SMALL EQUIPMENT		17.74	
		100-42-4220-531600-000 SMALL EQUIPMENT		228.12	
		100-13-1300-523500-000 TRAVEL		25.63	
		100-13-1300-523500-000 TRAVEL		10.00	
		100-13-1300-523500-000 TRAVEL		10.14	
		100-13-1300-523500-000 TRAVEL		21.88	
		100-13-1300-523500-000 TRAVEL		48.15	
		100-13-1300-523500-000 TRAVEL		268.36	
		100-13-1300-523500-000 TRAVEL		259.32	
		100-13-1300-523500-000 TRAVEL		510.00	
		100-13-1300-523700-000 TRAINING		520.00	
		100-13-1300-523850-000 CONTRACT SERVICES		321.50	
		100-13-1300-531000-000 SUPPLIES		19.99	

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Cash Account 100-00-0000-111100-000

Check Number	Check Date	Vendor Number / Name	Payment Type	EPay	Amount (\$)
	100-13-1300-531000-000	SUPPLIES		21.40	
	100-80-3540-523701-000	FIRE TRAINING		26.81	
	100-80-3630-531100-000	MEDICAL SUPPLIES		484.74	
	100-80-3630-531100-000	MEDICAL SUPPLIES		448.79	
	100-90-3520-531000-000	E M A MAINTENANCE SUPPLIES		47.67	
	100-90-3520-531000-000	E M A MAINTENANCE SUPPLIES		60.00	
	100-90-3920-542200-000	EMA GRANT EXPENSE		422.36	
	100-90-3920-542200-000	EMA GRANT EXPENSE		20.00	
	100-90-3920-542200-000	EMA GRANT EXPENSE		-41.70	
	100-14-1500-523850-000	CONTRACT SERVICES		300.00	
	100-14-1500-523850-000	CONTRACT SERVICES		480.00	
	100-14-1500-523850-000	CONTRACT SERVICES		480.00	
	100-14-1500-523850-000	CONTRACT SERVICES		480.00	
	100-91-3910-523800-000	ANIMAL CONTROL LICENSES		100.00	
	100-91-3910-531000-000	SUPPLIES		172.79	
	100-91-3910-531000-000	SUPPLIES		192.58	
	100-91-3910-512900-000	Uniforms		72.64	
	100-91-3910-512900-000	Uniforms		108.96	
	100-91-3910-823875-000	VERERINARY SERVICES		64.50	
	100-91-3910-823875-000	VERERINARY SERVICES		91.25	
135137	12/19/2023	2323 FIRELINE, INC	Check	No	1,191.00
	100-80-3540-523701-000	FIRE TRAINING		1,191.00	
135138	12/19/2023	4560 FIRST NATIONAL BANK	Check	No	4,206.98
	100-42-8000-582006-000	FNB PAYMENT (DUMP TRKS)		2,103.49	
	100-42-8000-582006-000	FNB PAYMENT (DUMP TRKS)		2,103.49	
135139	12/19/2023	3159 FOSTERS FIRE EXTINGUISHER	Check	No	482.00
	100-42-4270-523850-000	CONTRACT SVC		482.00	
135140	12/19/2023	1136 GALL'S, LLC	Check	No	923.42
	100-33-3300-512900-000	UNIFORMS		50.36	
	100-80-3500-512900-000	UNIFORMS		116.48	
	100-80-3500-512900-000	UNIFORMS		98.71	
	100-80-3500-512900-000	UNIFORMS		100.95	
	100-80-3500-512900-000	UNIFORMS		122.07	
	100-80-3500-512900-000	UNIFORMS		235.19	
	100-80-3500-512900-000	UNIFORMS		98.71	
	100-80-3500-512900-000	UNIFORMS		100.95	
135141	12/19/2023	5167 Gardner Drywall	Check	No	20,000.00
	100-76-7525-541300-000	Chestnut Oaks Facility		20,000.00	
135142	12/19/2023	2867 GRIFFIN HEATING & COOLING	Check	No	227.50
	100-18-1565-522200-000	MAINTENANCE RPRS/EXP - ALL FACILITI		227.50	
135143	12/19/2023	4354 GRIFFIN LUMBER & HARDWARE	Check	No	307.45
	100-76-7525-541300-000	Chestnut Oaks Facility		307.45	
135144	12/19/2023	2578 GRIFFIN ANIMAL CARE, INC	Check	No	221.33
	100-33-3300-531270-000	GAS/DIESEL		150.00	
	100-33-3300-531270-000	GAS/DIESEL		71.33	
135145	12/19/2023	5065 JUDGES OF THE PROBATE COURTS FUND OI	Check	No	105.00
	100-24-2450-523600-000	DUES & FEES		105.00	
135146	12/19/2023	2801 KIMBLE'S FOOD BY DESIGN	Check	No	2,945.15

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Cash Account 100-00-0000-111100-000

Check Number	Check Date	Vendor Number / Name	Payment Type	EPay	Amount (\$)
		100-32-3350-531300-000 FOOD FOR INMATES		1,131.95	
		100-32-3350-531300-000 FOOD FOR INMATES		1,123.73	
		100-32-3350-531300-000 FOOD FOR INMATES		689.47	
135147	12/19/2023	2953 MID-GEORGIA GARAGE DOORS, INC	Check	No	1,246.21
		100-18-1565-522200-000 MAINTENANCE RPRS/EXP - ALL FACILITI		1,246.21	
* 135149	12/19/2023	4556 NAPA AUTO PARTS - ATL133	Check	No	3,482.32
		100-42-4220-522200-000 EQUIPMENT M&R		141.11	
		100-42-4220-522200-000 EQUIPMENT M&R		240.34	
		100-42-4220-542200-000 VEHICLES- M&R		231.29	
		100-42-4220-542200-000 VEHICLES- M&R		17.44	
		100-42-4220-542200-000 VEHICLES- M&R		2.87	
		100-42-4220-542200-000 VEHICLES- M&R		852.14	
		100-42-4220-542200-000 VEHICLES- M&R		157.89	
		100-42-4220-542200-000 VEHICLES- M&R		48.48	
		100-42-4220-542200-000 VEHICLES- M&R		45.97	
		100-42-4220-542200-000 VEHICLES- M&R		91.35	
		100-42-4220-542200-000 VEHICLES- M&R		87.06	
		100-42-4220-531000-000 SUPPLIES		96.18	
		100-42-4220-531600-000 SMALL EQUIPMENT		253.39	
		100-42-4220-531600-000 SMALL EQUIPMENT		1,182.93	
		100-18-1565-542200-000 VEHICLES M& R		33.88	
135150	12/19/2023	4695 DAVID B NEYHART	Check	No	212.60
		100-13-1300-523500-000 TRAVEL		212.60	
135151	12/19/2023	1000 OFFICE DEPOT	Check	No	458.99
		100-56-5520-531100-000 SUPPLIES		106.24	
		100-33-3300-531000-000 SUPPLIES		352.75	
135152	12/19/2023	3853 OINK JOINT	Check	No	2,070.00
		100-13-1540-573000-000 EMPLOYEE RECOGNITION		2,070.00	
135153	12/19/2023	1893 PEACH STATE TRUCK CENTER	Check	No	274.58
		100-80-3510-522200-000 VEHICLE R & M		137.29	
		100-80-3510-522200-000 VEHICLE R & M		137.29	
135154	12/19/2023	1832 PITNEY BOWES GLOBAL FINANCIAL SERV LL	Check	No	489.60
		100-13-1300-523232-000 EQUIPMENT RENTAL		489.60	
135155	12/19/2023	3156 RANGER FUELING SERVICES, LLC	Check	No	4,947.21
		100-00-1000-113600-000 INVENTORY-FUEL CONSUMPTION		2,566.01	
		100-00-1000-113600-000 INVENTORY-FUEL CONSUMPTION		2,381.20	
135156	12/19/2023	5115 SHARP ELECTRONICS CORPORATION	Check	No	439.91
		100-34-3326-521200-000 PROFESSIONAL SVC		217.59	
		100-33-3300-521200-000 CONTRACT SERVICES		222.32	
135157	12/19/2023	1295 S & J INDUSTRIAL SUPPLY	Check	No	68.79
		100-42-4220-522200-000 EQUIPMENT M&R		68.79	
135158	12/19/2023	4103 SAMANTHA L SLONE	Check	No	218.24
		100-14-1400-523500-000 TRAVEL		218.24	
135159	12/19/2023	2212 SOUTHERN HEALTH PARTNERS	Check	No	7,108.33
		100-32-3370-523100-000 INMATE MEDICAL		7,108.33	
135160	12/19/2023	1322 SPECIALTY PRODUCTS COMPANY	Check	No	2,369.73

ACCOUNTS PAYABLE CHECK REGISTER

Pike County Board Of Commissioners

FY 2023-2024

Check Register for 12/6/2023 to 1/2/2024 & Check Numbers 0 to 2147483647

Cash Account 100-00-0000-111100-000

Check Number	Check Date	Vendor Number / Name	Payment Type	EPay	Amount (\$)
		100-32-3326-531000-000 INMATE SUPPLIES		2,369.73	
135161	12/19/2023	3175 SPEEDWAY FORD	Check	No	775.68
		100-42-4220-542200-000 VEHICLES- M&R		775.68	
135162	12/19/2023	3507 TRAN SAFE	Check	No	1,165.60
		100-42-4220-522000-000 SIGN M&R		1,165.60	
135163	12/19/2023	2082 UNITED BANK	Check	No	4,585.92
		100-42-8000-582014-000 UNITED BANK LOAN		4,585.92	
135164	12/19/2023	2576 VULCAN MATERIALS	Check	No	18,088.88
		100-42-4221-541400-000 M&R- PAVED & UNPAVED ROADS		4,484.05	
		100-42-4221-541400-000 M&R- PAVED & UNPAVED ROADS		13,604.83	
* 135166	12/20/2023	5174 WW ACOUSTICAL & DRYWALL LLC	Check	No	7,750.00
		100-76-7525-541300-000 Chestnut Oaks Facility		7,750.00	
135167	12/26/2023	1019 AGRIBUSINESS AUTHORITY	Check	No	3,541.67
		100-76-7525-572000-000 AGRIBUSINESS AUTH		3,541.67	
135168	12/26/2023	3813 ALWAYS SAFETY COMPANY	Check	No	101.50
		100-18-1565-522100-000 CLEANING SUPPLIES		101.50	
135169	12/26/2023	1025 AMERICAN HERITAGE LIFE	Check	No	426.76
		100-01-1000-121365-000 AMERICAN HERITAGE -CANCER Withhold		426.76	
135170	12/26/2023	4909 AMERIPRO EMS LLC	Check	No	70,555.00
		100-39-3940-572000-000 AMBULANCE CONTRACT		70,555.00	
135171	12/26/2023	4297 ANTHEM LIFE	Check	No	5,327.46
		100-01-1000-121336-000 LIFE INSURANCE		5,327.46	
135172	12/26/2023	1105 DISTRICT ATTORNEYS OFFICE	Check	No	47,808.00
		100-22-2200-521100-000 DISTRICT ATTORNEY		47,808.00	
135173	12/26/2023	1990 CADENHEAD ENTERPRISES, INC	Check	No	3,150.00
		100-42-4221-541400-000 M&R- PAVED & UNPAVED ROADS		3,150.00	
135174	12/26/2023	1253 CHARLES B. O'NEILL, JR	Check	No	2,166.67
		100-20-2800-521000-000 GUARDIAN AD LITEM		2,166.67	
135175	12/26/2023	1955 CORNERSTONE COMMUNICATIONS	Check	No	239.40
		100-18-1565-522201-000 CONTRACT SERVICES - BLDG & GROUNDS		239.40	
135176	12/26/2023	1121 FAMILY MEDICAL CENTER	Check	No	35.00
		100-13-1000-523900-000 EMPLOYEE SCREENING		35.00	
135177	12/26/2023	3788 FAYETTE CO BOARD OF COMMISSIONERS	Check	No	30,063.50
		100-20-2150-521100-000 CIRCUIT COURT		30,063.50	
135178	12/26/2023	1746 FLINT RIVER REGIONAL LIBRARY	Check	No	5,929.35
		100-65-6590-572000-000 FLINT RIVER REG LIBRARY		5,929.35	
135179	12/26/2023	2669 GRIFFIN CIRCUIT PUBLIC DEFENDER	Check	No	46,612.00
		100-28-2800-521000-000 PUBLIC DEFENDER		46,612.00	
135180	12/26/2023	1172 HOME DEPOT CREDIT SERVICES	Check	No	1,544.81
		100-18-1565-522200-000 MAINTENANCE RPRS/EXP - ALL FACILITI		51.20	
		100-76-7525-541300-000 Chestnut Oaks Facility		170.88	
		100-76-7525-541300-000 Chestnut Oaks Facility		234.89	
		100-76-7525-541300-000 Chestnut Oaks Facility		350.14	

ACCOUNTS PAYABLE CHECK REGISTER

Pike County Board Of Commissioners

FY 2023-2024

Check Register for 12/6/2023 to 1/2/2024 & Check Numbers 0 to 2147483647

Cash Account 100-00-0000-111100-000

Check Number	Check Date	Vendor Number / Name	Payment Type	EPay	Amount (\$)
		100-76-7525-541300-000 Chestnut Oaks Facility		697.82	
		100-76-7525-541300-000 Chestnut Oaks Facility		39.88	
135181	12/26/2023	3742 MIDDLE GEORGIA FLEET SERVICE	Check	No	450.00
		100-33-3300-521200-000 CONTRACT SERVICES		255.00	
		100-33-3300-521200-000 CONTRACT SERVICES		195.00	
* 135183	12/26/2023	3963 NEXIVA INC	Check	No	2,484.93
		100-20-2750-523200-000 COMMUNICATIONS - PHONE		110.44	
		100-23-2400-523200-000 COMMUNICATIONS - PHONE		110.44	
		100-16-1545-523200-000 COMMUNICATIONS - PHONE		138.05	
		100-72-7130-523200-000 COMMUNICATIONS - PHONE		82.86	
		100-17-1550-523200-000 COMMUNICATIONS - PHONE		138.05	
		100-74-7410-523200-000 COMMUNICATIONS - PHONE		138.05	
		100-21-2180-523200-000 COMMUNICATIONS - PHONE		138.05	
		100-24-2450-523200-000 COMMUNICATIONS - PHONE		138.05	
		100-14-1400-523200-000 COMMUNICATIONS - PHONE		82.83	
		100-33-3300-523200-000 COMMUNICATIONS - PHONE		414.15	
		100-33-3300-523200-000 COMMUNICATIONS - PHONE		165.66	
		100-13-1000-523200-000 COMMUNICATIONS - PHONE		165.66	
		100-13-1000-523200-000 COMMUNICATIONS - PHONE		27.61	
		100-22-2200-523200-000 COMMUNICATIONS- PHONE		138.05	
		100-71-7120-523200-000 COMMUNICATIONS - PHONE		27.61	
		100-65-4750-523200-000 COMMUNICATIONS - PHONE		82.83	
		100-61-4750-523200-000 COMMUNICATIONS - PHONE		82.83	
		100-34-3326-523200-000 COMMUNICATIONS - PHONE		138.05	
		100-42-4100-523200-000 COMMUNICATION- PHONE		27.61	
		100-80-1550-523200-000 COMMUNICATIONS		27.61	
		100-56-5520-523200-000 COMMUNICATIONS - PHONE		82.83	
		100-00-1000-113100-716 DUE FROM LAW LIBRARY		27.61	
135184	12/26/2023	1000 OFFICE DEPOT	Check	No	249.18
		100-72-7130-531000-000 SUPPLIES		54.01	
		100-23-2400-531000-000 SUPPLIES		77.31	
		100-21-2180-531000-000 SUPPLIES		21.96	
		100-21-2180-531000-000 SUPPLIES		95.90	
135185	12/26/2023	3047 PERKINS TOWING & RECOVERY	Check	No	300.00
		100-33-3300-521200-000 CONTRACT SERVICES		150.00	
		100-33-3300-521200-000 CONTRACT SERVICES		150.00	
135186	12/26/2023	1265 PIKE COUNTY LIBRARY BOARD	Check	No	477.50
		100-65-6500-572000-000 LIBRARY BOARD		477.50	
135187	12/26/2023	1267 PIKE COUNTY RECREATION AUTHORITY	Check	No	18,172.67
		100-61-6120-572000-000 RECREATION AUTHORITY		18,172.67	
135188	12/26/2023	1268 PIKE COUNTY HEALTH DEPARMENT	Check	No	6,342.08
		100-50-5100-572000-000 BOARD OF HEALTH		6,342.08	
135189	12/26/2023	1270 PIKE COUNTY WATER & SEWER AUTHORITY	Check	No	17,378.75
		100-71-7120-572000-000 WATER AUTH		17,378.75	
135190	12/26/2023	1270 PIKE COUNTY WATER & SEWER AUTHORITY	Check	No	80.80
		100-80-4400-531210-000 WATER EXPENSE		80.80	
135191	12/26/2023	3400 PIKE COUNTY DEPT OF FAMILY & CHILDREN	Check	No	1,504.42
		100-54-5400-572000-000 DFACS		1,504.42	

ACCOUNTS PAYABLE CHECK REGISTER

Pike County Board Of Commissioners

FY 2023-2024

Check Register for 12/6/2023 to 1/2/2024 & Check Numbers 0 to 2147483647

Cash Account 100-00-0000-111100-000

Check Number	Check Date	Vendor Number / Name	Payment Type	EPay	Amount (\$)
135192	12/26/2023	1257 Peace Officers' Annuity and Benefit Fund 100-33-3300-523600-000 DUES & FEES	Check	No 600.00	600.00
135193	12/26/2023	3156 RANGER FUELING SERVICES, LLC 100-00-1000-113600-000 INVENTORY-FUEL CONSUMPTION 100-00-1000-113600-000 INVENTORY-FUEL CONSUMPTION	Check	No 895.75 1,908.31	2,804.06
135194	12/26/2023	4310 RED DOG PUBLIC SAFETY OUTFITTERS, INC. 100-34-3326-512900-000 UNIFORMS	Check	No 319.90	319.90
135195	12/26/2023	4100 SHARP SBS-GA 100-23-2400-522200-000 CONTRACT SERVICES 100-17-1550-523850-000 CONTRACT SVC 100-24-2450-522200-000 CONTRACT SERVICES 100-13-1300-523850-000 CONTRACT SERVICES 100-74-7410-523850-000 CONTRACT SERVICES 100-14-1500-523850-000 CONTRACT SERVICES 100-91-3910-523850-000 CONTRACT SERVICES	Check	No 123.75 55.93 72.18 176.43 138.69 183.91 4.08	754.97
135196	12/26/2023	1307 SIRCHIE ACQUISTION COMPANY LLC 100-33-3300-531000-000 SUPPLIES	Check	No 51.18	51.18
135197	12/26/2023	4526 UniFirst 100-23-2400-522200-000 CONTRACT SERVICES 100-21-2180-531000-000 SUPPLIES 100-24-2450-531000-000 SUPPLIES 100-16-1545-531000-000 SUPPLIES 100-17-1550-531000-000 SUPPLIES 100-74-7410-531000-000 SUPPLIES 100-14-1400-531000-000 SUPPLIES	Check	No 50.56 50.55 50.55 30.46 30.46 30.46 30.46	273.50
135198	12/26/2023	2576 VULCAN MATERIALS 100-42-4221-541400-000 M&R- PAVED & UNPAVED ROADS	Check	No 10,407.75	10,407.75
135199	12/26/2023	1397 YANCEY BROTHERS 100-42-4220-522200-000 EQUIPMENT M&R	Check	No 1,513.70	1,513.70
135200	12/26/2023	1402 ZEBULON AUTO SERVICE 100-33-3300-521200-000 CONTRACT SERVICES	Check	No 250.00	250.00
135201	12/26/2023	5060 SIGNATURE PUBLIC FUNDING 100-42-8000-582210-000 CAT Lease#???? Excavator 323 100-42-8000-582225-000 CAT Lease#???? Motor Grader 140 100-42-8000-582225-000 CAT Lease#???? Motor Grader 140 100-42-8000-582230-000 CAT Lease#???? Motor Grader 140 100-42-8000-582230-000 CAT Lease#???? Motor Grader 140	Check	No 2,502.00 3,391.00 3,391.00 3,391.00 3,391.00	16,066.00

Description	Count	Amount (\$)
ACH	0	\$0.00
Bank of America	0	\$0.00
Check	117	\$553,055.12
Strategic Payment Services	0	\$0.00
Wells Fargo	0	\$0.00
Paymode X	0	\$0.00
Update Only	0	\$0.00

ACCOUNTS PAYABLE CHECK REGISTER

Pike County Board Of Commissioners
FY 2023-2024

Check Register for 12/6/2023 to 1/2/2024 & Check Numbers 0 to 2147483647
Cash Account 100-00-0000-111100-000

Check Number	Check Date	Vendor Number / Name	Payment Type	EPay	Amount (\$)
GRAND TOTAL				117	\$553,055.12

* Denotes Check Numbers that are out of sequence.

Balances as of :	1/2/2024
General ledger	
IMPACT FEES	
Residential	602,167.95
Commercial	180,662.57
Due to General Fund	(37.30)
Total	782,793.22

Departments	Account Numbers	Balances
Sheriff	210-03-1000-341320-033	2,231.90
Jail	210-03-1000-341320-034	9,635.45
Fire	210-03-1000-341320-035	230,270.39
E-911	210-03-1000-341320-038	100,611.10
Roads	210-03-1000-341320-042	175,083.39
Parks	210-03-1000-341320-061	62,043.18
Library	210-03-1516-341320-065	137,286.73
Administration	210-03-1516-341320-074	17,830.46
CIE Prep	210-03-1516-341390-074	46,957.38
Interest	210-03-1000-361000-000	843.24
Total Impact Fees		782,793.22

CURRENT AND ACTIVE PROJECTS FOR FISCAL YEAR 2023

Account Numbers	Budgeted Funds	Expenditures	Balance	Explanation	RMM
210-74-1516-521301-000	18,950.00	11,369.00	7,581.00	Civicplus	9/22/2022
210-80-1000-572001-000	165,000.00	40,082.00	124,918.00	Blackmon Road	4/20/2023
210-65-1000-572000-000	15,000.00		15,000.00	J. Joel Edwards Library	6/27/2023
210-01-1000-121100-000	820,000.00	819,928.20	71.80	Land Purchase (911, Jail, Sheriff)	11/8/2023

PEACH STATE AIRPORT - IMPACT FEE CREDIT					
			MTG DATE		
CREDIT AMOUNT		219,060.00	5/27/2008	NEW BUSINESS LINE F	
CONSTRUCT HANGER		(3,210.67)	3/26/2019	LINE F - PERMIT # 2019-01-044	
SECOND HANGER		(3,696.91)	3/26/2019	LINE G - PERMIT # 2019-02-044	
DEEDED BACK PROPERTY		(39,000.00)	6/13/2018	SCM 11 EXECUTIVE SESSION	
WAREHOUSING		(1,848.46)	10/9/2019	PERMIT # 2019-09-339	
WAREHOUSING		(1,848.46)	10/9/2019	PERMIT # 2019-09-340	
WATER LINE IMPROVEMENTS		(39,970.13)			
Credit Materials not used		1,282.76	4/9/2021	Returned Macon Supply	
Peach State Phase II		(82,622.34)	4/5/2022	Phase II Water Improvements	
BALANCE		48,145.79			

REFUNDS					
			MTG DATE		

Check Register for 12/6/2023 to 1/2/2024 & Check Numbers 0 to 2147483647
Cash Account 206-00-1000-111100-000

Check Number	Check Date	Vendor Number / Name	Payment Type	EPay	Amount (\$)
1019	12/19/2023	3374 EAGLE ADVANTAGE SOLUTIONS, INC. 206-34-3326-542400-000 JAIL SOFTWARE-COMPUTERS	Check	No 13,269.30	13,269.30
			Description	Count	Amount (\$)
			ACH	0	\$0.00
			Bank of America	0	\$0.00
			Check	1	\$13,269.30
			Strategic Payment Services	0	\$0.00
			Wells Fargo	0	\$0.00
			Paymode X	0	\$0.00
			Update Only	0	\$0.00
			GRAND TOTAL	1	\$13,269.30

* Denotes Check Numbers that are out of sequence.

ACCOUNTS PAYABLE CHECK REGISTER

Pike County Board Of Commissioners
FY 2023-2024

Check Register for 12/6/2023 to 1/2/2024 & Check Numbers 0 to 2147483647
Cash Account 231-00-0000-111100-000

Check Number	Check Date	Vendor Number / Name	Payment Type	EPay	Amount (\$)
1008	12/26/2023	1224 MCINTOSH TRAIL CSB	Check	No	500.00
		231-55-5436-572000-000 McIntosh Trail Behavioral Health		500.00	
			Description	Count	Amount (\$)
			ACH	0	\$0.00
			Bank of America	0	\$0.00
			Check	1	\$500.00
			Strategic Payment Services	0	\$0.00
			Wells Fargo	0	\$0.00
			Paymode X	0	\$0.00
			Update Only	0	\$0.00
			GRAND TOTAL	1	\$500.00

* Denotes Check Numbers that are out of sequence.

ACCOUNTS PAYABLE CHECK REGISTER

Pike County Board Of Commissioners
FY 2023-2024

Check Register for 12/6/2023 to 1/2/2024 & Check Numbers 0 to 2147483647
Cash Account 210-00-0000-111110-002

Check Number	Check Date	Vendor Number / Name	Payment Type	EPay	Amount (\$)
5192	12/19/2023	1183 INDUSTRIAL WHOLESALERS	Check	No	984.00
		210-81-1000-572001-000 BLACKMON ROAD FIRE STATION		984.00	
			Description	Count	Amount (\$)
			ACH	0	\$0.00
			Bank of America	0	\$0.00
			Check	1	\$984.00
			Strategic Payment Services	0	\$0.00
			Wells Fargo	0	\$0.00
			Paymode X	0	\$0.00
			Update Only	0	\$0.00
			GRAND TOTAL	1	\$984.00

* Denotes Check Numbers that are out of sequence.

REVENUE & EXPENDITURE STATEMENT
12/06/2023 To 01/02/2024

PIKE COUNTY BOARD OF COMMISSIONERS
FY 2023-2024

*100 in the % Used column indicates that no budget exists

Account	Budget (\$)	Current Period (\$)	YTD (\$)	Remaining Balance (\$)	% Used
Revenue					
100-03-1000-311750-000 FRANCHISE FEE TAX- Te	2,000.00	0.00	0.00	2,000.00	0
100-03-1000-371000-061 Rec Authority Donations	1,000.00	0.00	1,500.00	-500.00	150
100-03-1000-371000-091 Animal Shelter Donations	1,000.00	0.00	0.00	1,000.00	0
100-03-1300-340000-000 PRIOR YEAR REVENUES	1,076,564.00	0.00	0.00	1,076,564.00	0
100-03-1330-314200-081 BEER & WINE EXCISE	40,000.00	0.00	10,541.75	29,458.25	26
100-03-1330-316100-000 Business/ Occupation Lic	45,000.00	0.00	2,078.40	42,921.60	5
100-03-1330-316300-000 FINANCIAL INSTITUTION	70,000.00	0.00	0.00	70,000.00	0
100-03-1330-321100-081 BEER & WINE LICENSE	13,200.00	0.00	13,100.00	100.00	99
100-03-1330-341700-000 INDIRECT COST ALLOC/	500.00	0.00	0.00	500.00	0
100-03-1400-334000-000 State Grant - Elections	10,000.00	0.00	0.00	10,000.00	0
100-03-1400-341900-014 Municipal Election Service	22,000.00	0.00	0.00	22,000.00	0
100-03-1400-341901-000 Elections - Board of Educ	12,500.00	0.00	0.00	12,500.00	0
100-03-1400-341910-000 Election Qualifying Fees	10,000.00	0.00	0.00	10,000.00	0
100-03-1500-340000-000 Misc Revenue	10,000.00	0.00	14,109.75	-4,109.75	141
100-03-1500-341400-000 Printing & Copying Servi	150.00	0.00	61.60	88.40	41
100-03-1500-361000-000 Interest Revenue	500.00	0.00	313.42	186.58	63
100-03-1500-392100-000 Sale of Assets	50,000.00	0.00	0.00	50,000.00	0
100-03-1510-349300-000 BAD CHECK FEES	100.00	0.00	0.00	100.00	0
100-03-1514-313100-000 LOCAL OPTION SALES T	1,877,521.00	0.00	436,493.92	1,441,027.08	23
100-03-1514-316200-082 Insurance Premium Tax	1,250,000.00	0.00	1,309,368.46	-59,368.46	105
100-03-1516-342310-000 FINGERPRINTING - ALC	500.00	0.00	346.00	154.00	69
100-03-1545-311000-000 General Property Taxes	8,533,956.00	0.00	0.00	8,533,956.00	0
100-03-1545-311120-000 Timber Tax	5,000.00	0.00	687.78	4,312.22	14
100-03-1545-311200-000 Property Tax - Prior Year	120,000.00	0.00	31,948.80	88,051.20	27
100-03-1545-311310-000 Motor Vehicle Tax	140,000.00	0.00	42,431.95	97,568.05	30
100-03-1545-311313-000 Motor Vehicle Admin Fees	15,000.00	0.00	5,279.65	9,720.35	35
100-03-1545-311315-000 Motor Vehicle - TAVT	1,400,000.00	0.00	466,004.42	933,995.58	33
100-03-1545-311320-000 Mobile Home	10,000.00	0.00	1,398.36	8,601.64	14
100-03-1545-311340-000 Intangible Tax	150,000.00	0.00	26,350.73	123,649.27	18
100-03-1545-311500-000 Property Not on Digest	20,000.00	0.00	7,531.12	12,468.88	38
100-03-1545-311700-000 Franchise Fees	3,000.00	0.00	0.00	3,000.00	0
100-03-1545-319000-000 Penalties & Interest - Taxe	13,000.00	0.00	2,543.19	10,456.81	20
100-03-1545-319900-000 Cost & Interest - Taxes	17,000.00	0.00	3,361.74	13,638.26	20
100-03-1545-341600-000 Fees/ Cost - Tags & Titles	64,000.00	0.00	20,505.78	43,494.22	32
100-03-1545-341940-000 Tax Collection - Commissi	268,000.00	0.00	1,917.30	266,082.70	1
100-03-1545-346900-000 Tag Mailout Fees	6,000.00	0.00	1,445.00	4,555.00	24
100-03-1545-383000-000 Insurance Reimbursemen	20,000.00	0.00	0.00	20,000.00	0
100-03-1550-311400-000 Heavy Equipment - Taxes	1,500.00	0.00	0.00	1,500.00	0

REVENUE & EXPENDITURE STATEMENT
12/06/2023 To 01/02/2024

PIKE COUNTY BOARD OF COMMISSIONERS
FY 2023-2024

*100 in the % Used column indicates that no budget exists

Account	Budget (\$)	Current Period (\$)	YTD (\$)	Remaining Balance (\$)	% Used
100-03-2150-311600-000 Real Estate Transfer	58,000.00	0.00	12,283.08	45,716.92	21
100-03-2150-351110-000 Clerk of Superior Court	130,000.00	0.00	32,282.69	97,717.31	25
100-03-2150-351150-000 JUVENILE GRANT	13,750.00	0.00	0.00	13,750.00	0
100-03-2200-351180-000 Pre-Trial Diversion - DA	100.00	0.00	0.00	100.00	0
100-03-2400-351130-000 Magistrate Court	15,000.00	0.00	7,413.16	7,586.84	49
100-03-2400-351130-091 Animal Ordinance Violation	7,000.00	0.00	0.00	7,000.00	0
100-03-2400-351131-000 Sheriff Services - Magistrate	20,000.00	0.00	7,600.00	12,400.00	38
100-03-2450-351150-000 Probate Court	150,000.00	0.00	45,826.82	104,173.18	31
100-03-2800-341190-000 Indigency Verification App	1,000.00	0.00	0.00	1,000.00	0
100-03-2800-346900-000 Indigent Defense Fund	100.00	0.00	0.00	100.00	0
100-03-3300-342000-000 Sheriff Services - Superior	30,000.00	0.00	64,084.80	-34,084.80	214
100-03-3300-342100-000 Sheriff Service -Board of E	248,743.00	0.00	0.00	248,743.00	0
100-03-3310-342001-000 DEPT OF JUSTICE REVE	2,500.00	0.00	0.00	2,500.00	0
100-03-3326-342330-000 INMATE HOUSING REVE	12,000.00	0.00	105.00	11,895.00	1
100-03-3500-371000-080 FIRE DEPT DONATIONS	1,000.00	0.00	0.00	1,000.00	0
100-03-3910-346110-000 Animal Control Shelter Fee	200.00	0.00	200.00	0.00	100
100-03-4000-343000-000 Culvert Permit Fees	10,000.00	0.00	17,402.10	-7,402.10	174
100-03-4100-345000-000 Fuel Maintenance Fees	0.00	0.00	841.08	-841.08	*100
100-03-4200-334101-042 L.M.I. GRANT (DOT) REV	500,000.00	0.00	0.00	500,000.00	0
100-03-4226-346900-000 Sale of Pipe	12,000.00	0.00	0.00	12,000.00	0
100-03-4226-346901-000 SALE OF SCRAP METAL	2,500.00	0.00	2,417.20	82.80	97
100-03-4500-344100-045 EPD Hazardous Waste Re	48,000.00	0.00	0.00	48,000.00	0
100-03-4530-344150-045 TRANSFER STATION LE	10,000.00	0.00	0.00	10,000.00	0
100-03-4900-341900-000 Public Works Services	55,000.00	0.00	0.00	55,000.00	0
100-03-5431-334101-000 ACCG Employee Safety C	2,500.00	0.00	0.00	2,500.00	0
100-03-5431-334103-000 GEMA/HS - EMPG perform	7,651.00	0.00	0.00	7,651.00	0
100-03-5500-341000-000 COMMUNITY SERVICE F	500.00	0.00	0.00	500.00	0
100-03-5520-331000-000 FEDERAL GRANT SENIC	2,000.00	0.00	0.00	2,000.00	0
100-03-5520-346000-000 SENIOR CITIZEN CENTE	120,000.00	0.00	74,611.79	45,388.21	62
100-03-5520-371000-000 Senior Center Donations	1,000.00	0.00	0.00	1,000.00	0
100-03-7220-322200-000 Building Permits	264,000.00	0.00	94,809.46	169,190.54	36
100-03-7400-322210-000 Zoning & Land Use Fees	36,000.00	0.00	250.00	35,750.00	1
100-03-7410-323900-000 Plat Reviews	20,000.00	0.00	1,600.00	18,400.00	8
100-03-7410-323901-000 CODE ENFORCEMENT SE	5,000.00	0.00	300.00	4,700.00	6
100-03-8000-393500-000 CAPITAL LEASE PROCE	0.00	0.00	10,000.00	-10,000.00	*100
206-03-1500-361000-000 INTEREST REVENUE	50.00	0.00	8.75	41.25	18
206-03-3326-342000-000 JAIL- SUPERIOR COURT	3,000.00	0.00	296.46	2,703.54	10
206-03-3326-342100-000 JAIL- MAGISTRATE COU	1,000.00	0.00	260.14	739.86	26
206-03-3326-342200-000 JAIL- PROBATE COURT	11,000.00	0.00	2,801.46	8,198.54	25

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210-03-1000-341320-033 Sheriff Impact Fees	150,000.00	0.00	24,920.15	125,079.85	17
210-03-1000-341320-034 Jail Impact Fees	440,000.00	0.00	70,997.73	369,002.27	16
210-03-1000-341320-035 Fire Dept Impact Fees	66,000.00	0.00	31,378.92	34,621.08	48
210-03-1000-341320-038 E-911 Impact Fees	88,000.00	0.00	25,434.45	62,565.55	29
210-03-1000-341320-042 Road Dept Impact Fees	128,885.00	0.00	17,001.17	111,883.83	13
210-03-1000-341320-061 Parks & Rec Impact Fees	5,000.00	0.00	23,445.60	-18,445.60	469
210-03-1000-361000-000 Interest - Residential Impa	100.00	0.00	157.31	-57.31	157
210-03-1000-361100-000 Interest - Commercial Imp	15.00	0.00	22.14	-7.14	148
210-03-1516-341320-065 Library Impact Fees	35,000.00	0.00	5,810.70	29,189.30	17
210-03-1516-341320-074 Administration Impact Fee	4,000.00	0.00	5,979.71	-1,979.71	149
210-03-1516-341390-074 CIE Prep Impact Fees	38,000.00	0.00	4,584.92	33,415.08	12
215-03-1500-361000-000 INTEREST REVENUE	15.00	0.00	77.57	-62.57	517
215-03-3800-342500-000 E-911 TAX REVENUE - L	80,000.00	0.00	53,643.13	26,356.87	67
215-03-3800-342501-000 E911 TAX REVENUE -CE	300,000.00	0.00	12,516.67	287,483.33	4
215-03-3800-342505-000 City of Zebulon	40,000.00	0.00	0.00	40,000.00	0
215-03-3800-342506-000 City of Molena	2,498.00	0.00	0.00	2,498.00	0
225-03-2000-351360-000 FEDERAL SEIZURE REV	5,000.00	0.00	0.00	5,000.00	0
225-03-2000-361000-000 FEDERAL SEIZURE INTE	15.00	0.00	11.01	3.99	73
230-03-1000-332100-000 AMERICAN RESCUE PL	656,987.00	0.00	0.00	656,987.00	0
230-03-1500-361000-000 INTEREST INCOME	250.00	0.00	420.11	-170.11	168
231-03-8120-340000-000 OPIOID ABATEMENT RE	6,000.00	0.00	0.00	6,000.00	0
245-03-2000-341100-000 DATE FEES	5,000.00	0.00	826.38	4,173.62	17
245-03-2000-361000-000 INTEREST INCOME	10.00	0.00	5.05	4.95	51
245-03-2150-341100-000 DATE FEES- SUPERIOR	2,400.00	0.00	208.83	2,191.17	9
245-03-2400-341101-000 DATE FEES- MAGISTRAT	100.00	0.00	0.00	100.00	0
245-03-2450-341102-000 DATE FEES- PROBATE C	100.00	0.00	0.00	100.00	0
250-03-2450-351150-000 TECHNOLOGY FEES	0.00	0.00	449.00	-449.00	*100
285-03-2600-351160-000 COURT REVENUE	1,500.00	0.00	0.00	1,500.00	0
285-03-2600-351170-000 JUVENILE OFFENDERS	1,000.00	0.00	350.00	650.00	35
285-03-2600-361000-000 INTEREST INCOME	20.00	0.00	1.69	18.31	8
320-03-1000-313200-000 SPLOST 2016-2022 REVI	54,950.00	0.00	0.00	54,950.00	0
320-03-1500-361000-000 INTEREST REVENUES/II	50.00	0.00	216.63	-166.63	433
323-03-1000-313200-000 SPLOST 2022-2028 REVI	644,426.00	0.00	385,442.14	258,983.86	60
323-98-9000-393100-000 GENERAL OBLIGATION I	0.00	0.00	10,742,443.56	-10,742,443.56	*100
325-03-1000-313200-000 LMI GRANT REVENUE	500,000.00	0.00	1,161,697.48	-661,697.48	232
325-03-1500-361000-000 INTEREST INCOME	25.00	0.00	120.63	-95.63	483
350-03-1000-361000-000 CAIP Fund Interest	10.00	0.00	36.50	-26.50	365
716-03-2150-341100-000 LIBRARY FEES- SUPERI	1,382.00	0.00	0.00	1,382.00	0
Revenue Subtotal	\$20,336,323.00	\$0.00	\$15,342,912.29	\$4,993,410.71	75

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Expenditure					
100-10-1310-579000-000 CONTINGENCIES	100,000.00	0.00	0.00	100,000.00	0
100-13-1000-512101-000 HRA Contribution	55,000.00	0.00	0.00	55,000.00	0
100-13-1000-523100-000 ACCG-INS - PROPERTY	366,492.00	0.00	0.00	366,492.00	0
100-13-1000-523200-000 COMMUNICATIONS - PH	16,600.00	1,098.97	9,434.01	7,165.99	57
100-13-1000-523900-000 EMPLOYEE SCREENING	700.00	105.00	330.00	370.00	47
100-13-1000-523901-000 COMMUNITY EVENTS	3,000.00	0.00	354.67	2,645.33	12
100-13-1000-524100-000 ACCG Defined Benefit	353,088.00	0.00	0.00	353,088.00	0
100-13-1300-512200-000 FICA	0.00	0.00	35.80	-35.80	*100
100-13-1300-512600-000 UNEMPLOYMENT PAYMENT	5,000.00	0.00	0.00	5,000.00	0
100-13-1300-523201-000 CELL PHONE COMMUNICATIONS	2,350.00	0.00	923.13	1,426.87	39
100-13-1300-523232-000 EQUIPMENT RENTAL	2,000.00	489.60	1,468.80	531.20	73
100-13-1300-523300-000 LEGAL PUBLICATION	2,000.00	0.00	480.49	1,519.51	24
100-13-1300-523500-000 TRAVEL	16,800.00	1,516.08	5,256.99	11,543.01	31
100-13-1300-523600-000 DUES & FEES	1,200.00	65.00	1,419.00	-219.00	118
100-13-1300-523700-000 TRAINING	10,100.00	520.00	4,521.00	5,579.00	45
100-13-1300-523850-000 CONTRACT SERVICES	40,252.00	608.96	37,609.72	2,642.28	93
100-13-1300-523900-000 POSTAGE	2,600.00	0.00	489.78	2,110.22	19
100-13-1300-531000-000 SUPPLIES	8,000.00	284.23	3,520.55	4,479.45	44
100-13-1300-531270-000 GAS/DIESEL	200.00	0.00	0.00	200.00	0
100-13-1300-531400-000 LEGAL RESOURCES	500.00	0.00	2,052.00	-1,552.00	410
100-13-1310-511100-000 REGULAR (COMM) EMPLOYMENT	127,062.00	16,893.40	89,437.32	37,624.68	70
100-13-1310-512100-000 GROUP (COMM) INSURANCE	68,018.00	0.00	20,919.30	47,098.70	31
100-13-1310-512200-000 FICA & MEDICARE	9,721.00	0.00	4,956.25	4,764.75	51
100-13-1310-512700-000 WORKERS COMPENSATION	110,000.00	100,521.00	100,521.00	9,479.00	91
100-13-1320-511100-000 REGULAR (CO MGR) EMPLOYMENT	90,636.00	6,972.00	41,832.00	48,804.00	46
100-13-1320-512100-000 GROUP (CO MGR) INSURANCE	24,210.00	0.00	300.38	23,909.62	1
100-13-1320-512200-000 FICA & MEDICARE	6,934.00	0.00	2,562.05	4,371.95	37
100-13-1320-512400-000 DEFERRED COMPENSATION	900.00	0.00	312.40	587.60	35
100-13-1320-542200-000 VEHICLES- M&R	200.00	0.00	0.00	200.00	0
100-13-1330-511100-000 REGULAR (ADMINISTRATIVE) EMPLOYMENT	200,737.00	11,130.94	89,985.96	110,751.04	45
100-13-1330-512100-000 GROUP (ADM) INSURANCE	30,173.00	0.00	10,440.77	19,732.23	35
100-13-1330-512200-000 FICA & MEDICARE	15,357.00	0.00	5,650.20	9,706.80	37
100-13-1330-512400-000 DEFERRED COMPENSATION	900.00	0.00	275.94	624.06	31
100-13-1330-523300-000 Advertising & Marketing	3,500.00	0.00	935.96	2,564.04	27
100-13-1500-523901-000 BANK SERVICE CHARGES	500.00	0.00	15.00	485.00	3
100-13-1530-521200-000 PROFESSIONAL SVC - LEGAL	96,000.00	0.00	46,249.62	49,750.38	48
100-13-1530-521201-000 PROF SVC - ATTORNEY	3,000.00	0.00	6,883.28	-3,883.28	229
100-13-1540-573000-000 EMPLOYEE RECOGNITION	8,000.00	2,070.00	2,242.08	5,757.92	28

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100-13-1560-521200-000 PROF SVC - AUDIT	40,000.00	0.00	8,880.00	31,120.00	22
100-13-4400-531210-000 WATER/SEWAGE	960.00	0.00	453.00	507.00	47
100-13-4600-531530-000 ELECTRICITY	5,400.00	0.00	1,809.39	3,590.61	34
100-14-1400-511100-000 REGULAR EMPLOYEES	139,360.00	10,639.50	63,785.75	75,574.25	46
100-14-1400-511200-000 Board Compensation	7,950.00	300.00	1,050.00	6,900.00	13
100-14-1400-512100-000 GROUP INSURANCE	16,135.00	0.00	2,697.32	13,437.68	17
100-14-1400-512200-000 FICA & MEDICARE	10,662.00	0.00	3,929.38	6,732.62	37
100-14-1400-522200-000 REPAIRS & MAINTENANCE	500.00	0.00	0.00	500.00	0
100-14-1400-523200-000 COMMUNICATIONS - PH	960.00	82.83	575.95	384.05	60
100-14-1400-523300-000 ADVERTISING	800.00	0.00	348.60	451.40	44
100-14-1400-523500-000 TRAVEL	4,000.00	218.24	348.06	3,651.94	9
100-14-1400-523600-000 DUES & FEES	280.00	0.00	225.00	55.00	80
100-14-1400-523700-000 TRAINING	4,900.00	0.00	322.34	4,577.66	7
100-14-1400-523850-000 Poll Workers - Contract S	91,145.00	0.00	5,697.31	85,447.69	6
100-14-1400-523900-000 POSTAGE	11,700.00	0.00	595.35	11,104.65	5
100-14-1400-531000-000 SUPPLIES	13,000.00	92.63	6,624.27	6,375.73	51
100-14-1400-542500-000 OTHER EQUIPMENT	7,020.00	0.00	1,661.99	5,358.01	24
100-14-1500-523850-000 CONTRACT SERVICES	27,600.00	3,336.27	6,943.94	20,656.06	25
100-14-4400-531210-000 WATER /SEWAGE	300.00	0.00	142.35	157.65	47
100-14-4600-531530-000 ELECTRICITY EXP	2,000.00	0.00	881.35	1,118.65	44
100-14-4700-531520-000 NATURAL GAS EXPENSE	250.00	0.00	24.23	225.77	10
100-15-1000-523300-000 LEGAL PUBLICATION	200.00	0.00	0.00	200.00	0
100-15-1000-523500-000 BD OF EQ TRAVEL	400.00	0.00	0.00	400.00	0
100-15-1000-523700-000 BD OF EQ TRAINING	1,250.00	0.00	119.00	1,131.00	10
100-15-1000-531000-000 BD OF EQ - SUPPLIES	50.00	0.00	0.00	50.00	0
100-15-1330-521100-000 BD OF EQ PER DIEM	1,400.00	0.00	50.00	1,350.00	4
100-15-1330-521200-000 Comp Pay	500.00	0.00	0.00	500.00	0
100-15-1550-523900-000 POSTAGE	150.00	0.00	0.00	150.00	0
100-16-1545-511100-000 REGULAR EMPLOYEES	213,742.00	15,754.52	93,690.96	120,051.04	44
100-16-1545-512100-000 GROUP INSURANCE	27,130.00	0.00	9,608.67	17,521.33	35
100-16-1545-512200-000 FICA & MEDICARE	16,352.00	0.00	5,670.72	10,681.28	35
100-16-1545-521200-000 PROFESSIONAL SVC	13,500.00	815.52	9,737.40	3,762.60	72
100-16-1545-523200-000 COMMUNICATIONS - PH	1,600.00	138.05	962.93	637.07	60
100-16-1545-523300-000 ADVERTISING/LEGAL PL	50.00	0.00	42.48	7.52	85
100-16-1545-523400-000 PRINTING & BINDING	850.00	0.00	210.00	640.00	25
100-16-1545-523500-000 TRAVEL	800.00	0.00	0.00	800.00	0
100-16-1545-523600-000 DUES & FEES	400.00	0.00	0.00	400.00	0
100-16-1545-523700-000 TRAINING	865.00	0.00	0.00	865.00	0
100-16-1545-523850-000 CONTRACT SVC	39,000.00	201.07	14,317.19	24,682.81	37

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100-16-1545-523900-000 POSTAGE	4,400.00	0.00	848.96	3,551.04	19
100-16-1545-531000-000 SUPPLIES	4,000.00	374.63	1,154.52	2,845.48	29
100-16-4400-531210-000 WATER / SEWAGE	250.00	0.00	148.82	101.18	60
100-16-4600-531530-000 ELECTRICITY EXP -TAX	2,000.00	0.00	763.86	1,236.14	38
100-16-4700-531220-000 NATURAL GAS EXPENS	250.00	0.00	25.33	224.67	10
100-17-1300-523201-000 CELL PHONE COMMUNI	950.00	0.00	391.75	558.25	41
100-17-1550-511100-000 REGULAR EMPLOYEES	276,120.00	14,535.03	101,289.46	174,830.54	37
100-17-1550-511200-000 BOARD COMPENSATION	6,500.00	300.00	2,300.00	4,200.00	35
100-17-1550-512100-000 GROUP INSURANCE	57,633.00	0.00	16,974.14	40,658.86	29
100-17-1550-512200-000 FICA & MEDICARE	21,124.00	0.00	6,191.25	14,932.75	29
100-17-1550-512400-000 DEFERRED COMPENSA	500.00	0.00	193.17	306.83	39
100-17-1550-523200-000 COMMUNICATIONS - PH	1,600.00	138.05	959.93	640.07	60
100-17-1550-523300-000 ADVERTISING	500.00	15.93	132.75	367.25	27
100-17-1550-523400-000 PRINTING & BINDING	8,500.00	0.00	0.00	8,500.00	0
100-17-1550-523500-000 TRAVEL	7,500.00	0.00	248.12	7,251.88	3
100-17-1550-523600-000 DUES & FEES	3,500.00	0.00	2,500.00	1,000.00	71
100-17-1550-523700-000 TRAINING	2,500.00	0.00	669.18	1,830.82	27
100-17-1550-523850-000 CONTRACT SVC	36,828.00	3,586.42	25,880.58	10,947.42	70
100-17-1550-523900-000 POSTAGE	1,000.00	0.00	760.95	239.05	76
100-17-1550-531000-000 SUPPLIES	2,000.00	246.10	1,039.23	960.77	52
100-17-1550-531270-000 GAS/DIESEL	4,000.00	0.00	1,119.89	2,880.11	28
100-17-1550-542200-000 VEHICLES M&R	1,000.00	0.00	1,177.14	-177.14	118
100-17-4400-531210-000 WATER/SEWAGE	325.00	0.00	181.15	143.85	56
100-17-4600-531530-000 ELECTRICITY	1,950.00	0.00	957.78	992.22	49
100-17-4700-531220-000 NATURAL GAS	400.00	0.00	30.83	369.17	8
100-18-1300-523201-000 CELL PHONE COMMUNI	950.00	0.00	167.51	782.49	18
100-18-1565-511100-000 REGULAR EMPLOYEES	141,473.00	10,805.58	64,833.48	76,639.52	46
100-18-1565-511300-000 OVERTIME	1,000.00	0.00	0.00	1,000.00	0
100-18-1565-512100-000 GROUP INSURANCE	32,373.00	0.00	10,821.90	21,551.10	33
100-18-1565-512200-000 FICA & MEDICARE	10,823.00	0.00	3,843.26	6,979.74	36
100-18-1565-512900-000 UNIFORMS	750.00	0.00	192.54	557.46	26
100-18-1565-522100-000 CLEANING SUPPLIES	7,000.00	615.16	2,360.40	4,639.60	34
100-18-1565-522200-000 MAINTENANCE RPRS/E	62,000.00	1,624.91	23,256.42	38,743.58	38
100-18-1565-522201-000 CONTRACT SERVICES -	70,000.00	239.40	29,669.10	40,330.90	42
100-18-1565-531210-000 WATER / SEWAGE	3,600.00	0.00	1,692.00	1,908.00	47
100-18-1565-531520-000 PROPANE GAS	1,000.00	0.00	544.93	455.07	54
100-18-1565-531700-000 SUPPLIES - SMALL EQU	1,000.00	0.00	119.00	881.00	12
100-18-1565-542200-000 VEHICLES M& R	2,500.00	33.88	154.48	2,345.52	6
100-18-4600-531530-000 ELECTRICITY EXPENSE	2,400.00	0.00	1,227.60	1,172.40	51

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100-18-4700-531270-000 GAS/DIESEL	8,800.00	0.00	2,316.35	6,483.65	26
100-20-2100-531100-000 SUPPLIES / MATERIALS	500.00	0.00	142.51	357.49	29
100-20-2150-521100-000 CIRCUIT COURT	112,382.00	30,063.50	90,190.50	22,191.50	80
100-20-2500-521100-000 COURT REPORTER	9,500.00	96.00	2,955.40	6,544.60	31
100-20-2700-523850-000 JUROR PER DIEM	10,000.00	0.00	3,450.00	6,550.00	35
100-20-2750-523200-000 COMMUNICATIONS - PH	1,278.00	110.44	767.94	510.06	60
100-20-2750-523851-000 Contract Services	1,800.00	0.00	450.00	1,350.00	25
100-20-2800-521000-000 GUARDIAN AD LITEM	26,000.00	2,166.67	15,166.69	10,833.31	58
100-20-4400-531210-000 WATER / SEWAGE	1,110.00	0.00	498.00	612.00	45
100-20-4600-531530-000 ELECTRICITY EXPENSE	22,400.00	0.00	9,347.85	13,052.15	42
100-21-2180-511100-000 REGULAR EMPLOYEES	212,684.00	17,851.64	98,632.73	114,051.27	46
100-21-2180-512100-000 GROUP INSURANCE	68,231.00	0.00	21,164.38	47,066.62	31
100-21-2180-512200-000 FICA & MEDICARE	16,271.00	0.00	5,645.50	10,625.50	35
100-21-2180-512400-000 DEFERRED COMPENSA	400.00	0.00	245.43	154.57	61
100-21-2180-523200-000 COMMUNICATIONS - PH	570.00	138.05	959.93	-389.93	168
100-21-2180-523300-000 ADVERTISING/ LEGAL P	500.00	0.00	0.00	500.00	0
100-21-2180-523400-000 PRINTING & BINDING	1,000.00	0.00	517.91	482.09	52
100-21-2180-523500-000 TRAVEL	1,500.00	0.00	0.00	1,500.00	0
100-21-2180-523600-000 DUES & FEES	450.00	0.00	250.00	200.00	56
100-21-2180-523700-000 TRAINING	1,500.00	0.00	0.00	1,500.00	0
100-21-2180-523850-000 CONTRACT SERVICES	45,000.00	39.09	13,501.62	31,498.38	30
100-21-2180-523900-000 POSTAGE	3,000.00	0.00	572.52	2,427.48	19
100-21-2180-531000-000 SUPPLIES	4,000.00	188.28	1,301.86	2,698.14	33
100-21-2180-531400-000 LEGAL PUBLICATIONS	500.00	0.00	0.00	500.00	0
100-21-2180-542401-000 Historical Deed Indexing F	2,456.00	0.00	6,445.02	-3,989.02	262
100-22-2200-521100-000 DISTRICT ATTORNEY	191,232.00	47,808.00	143,424.00	47,808.00	75
100-22-2200-523200-000 COMMUNICATIONS- PH	1,600.00	138.05	959.93	640.07	60
100-22-4700-522200-000 Contract Services	3,670.00	0.00	1,800.00	1,870.00	49
100-23-1300-523201-000 CELL PHONE - COMMUN	605.00	10.00	266.70	338.30	44
100-23-2400-511100-000 REGULAR EMPLOYEES	253,081.00	18,235.78	109,989.36	143,091.64	43
100-23-2400-512100-000 GROUP INSURANCE	24,732.00	0.00	9,080.57	15,651.43	37
100-23-2400-512200-000 FICA & MEDICARE	19,361.00	0.00	6,750.53	12,610.47	35
100-23-2400-512400-000 DEFERRED COMPENSA	1,564.00	0.00	545.93	1,018.07	35
100-23-2400-522200-000 CONTRACT SERVICES	14,345.00	1,335.34	7,376.56	6,968.44	51
100-23-2400-522201-000 REPAIRS AND MAINTEN	500.00	0.00	0.00	500.00	0
100-23-2400-523200-000 COMMUNICATIONS - PH	1,497.00	110.44	767.94	729.06	51
100-23-2400-523300-000 ADVERTISING	40.00	0.00	0.00	40.00	0
100-23-2400-523400-000 PRINTING & BINDING	520.00	0.00	89.00	431.00	17
100-23-2400-523500-000 TRAVEL	1,750.00	0.00	823.68	926.32	47

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100-23-2400-523600-000 DUES & FEES	1,685.00	0.00	551.00	1,134.00	33
100-23-2400-523700-000 TRAINING	1,000.00	0.00	0.00	1,000.00	0
100-23-2400-523850-000 PROFESSIONAL SERVIC	1,000.00	0.00	13.60	986.40	1
100-23-2400-523900-000 POSTAGE	1,400.00	0.00	600.63	799.37	43
100-23-2400-531000-000 SUPPLIES	3,300.00	77.31	1,720.51	1,579.49	52
100-23-2400-531400-000 LEGAL PUBLICATIONS	1,105.00	0.00	480.49	624.51	43
100-24-2450-511100-000 REGULAR EMPLOYEES	161,505.00	12,171.22	73,303.80	88,201.20	45
100-24-2450-512100-000 GROUP INSURANCE	20,127.00	0.00	10,644.52	9,482.48	53
100-24-2450-512200-000 FICA & MEDICARE	12,356.00	0.00	4,436.89	7,919.11	36
100-24-2450-522200-000 CONTRACT SERVICES	8,375.00	183.22	4,745.61	3,629.39	57
100-24-2450-523200-000 COMMUNICATIONS - PH	1,620.00	138.05	959.93	660.07	59
100-24-2450-523500-000 TRAVEL	4,323.00	0.00	2,572.09	1,750.91	59
100-24-2450-523600-000 DUES & FEES	1,710.00	105.00	620.00	1,090.00	36
100-24-2450-523700-000 TRAINING	2,170.00	0.00	450.00	1,720.00	21
100-24-2450-523900-000 POSTAGE	1,700.00	49.88	764.55	935.45	45
100-24-2450-531000-000 SUPPLIES	8,000.00	50.55	1,986.79	6,013.21	25
100-25-2000-521200-000 PROFESSIONAL SERVIC	10,000.00	0.00	0.00	10,000.00	0
100-28-2800-521000-000 PUBLIC DEFENDER	186,448.00	46,612.00	139,836.00	46,612.00	75
100-32-3326-523500-000 TRAVEL	200.00	0.00	0.00	200.00	0
100-32-3326-531000-000 INMATE SUPPLIES	17,000.00	2,654.35	8,634.64	8,365.36	51
100-32-3350-523850-000 SUPPORT OF INMATES	45,840.00	3,150.00	19,915.00	25,925.00	43
100-32-3350-531300-000 FOOD FOR INMATES	62,600.00	2,945.15	32,568.10	30,031.90	52
100-32-3370-523100-000 INMATE MEDICAL	95,300.00	7,258.33	82,374.63	12,925.37	86
100-33-1300-523201-000 CELL PHONE COMMUNI	15,100.00	0.00	5,243.97	9,856.03	35
100-33-3300-511100-000 REGULAR EMPLOYEES	1,440,814.00	112,343.78	664,186.64	776,627.36	46
100-33-3300-511300-000 OVERTIME	78,000.00	5,885.55	48,534.47	29,465.53	62
100-33-3300-512100-000 GROUP INSURANCE	316,673.00	0.00	92,535.90	224,137.10	29
100-33-3300-512200-000 FICA & MEDICARE	116,190.00	0.00	42,522.40	73,667.60	37
100-33-3300-512400-000 DEFERRED COMPENSA	4,855.00	0.00	2,004.23	2,850.77	41
100-33-3300-512900-000 UNIFORMS	52,500.00	1,725.62	15,203.97	37,296.03	29
100-33-3300-521200-000 CONTRACT SERVICES	117,269.00	3,301.98	90,828.01	26,440.99	77
100-33-3300-523200-000 COMMUNICATIONS - PH	7,348.00	579.81	5,125.87	2,222.13	70
100-33-3300-523300-000 ADVERTISING	500.00	0.00	0.00	500.00	0
100-33-3300-523400-000 PRINTING & BINDING	1,362.00	0.00	629.52	732.48	46
100-33-3300-523500-000 TRAVEL	4,000.00	0.00	1,411.21	2,588.79	35
100-33-3300-523600-000 DUES & FEES	15,978.00	600.00	4,722.00	11,256.00	30
100-33-3300-523700-000 TRAINING	2,500.00	0.00	1,225.95	1,274.05	49
100-33-3300-523900-000 POSTAGE	700.00	0.00	157.00	543.00	22
100-33-3300-531000-000 SUPPLIES	33,000.00	1,108.70	7,865.32	25,134.68	24

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100-33-3300-531270-000 GAS/DIESEL	84,000.00	221.33	25,852.80	58,147.20	31
100-33-3321-531100-000 INVESTIGATION SUPPLI	2,000.00	0.00	804.58	1,195.42	40
100-33-3323-522200-000 VEHICLES- M&R	40,000.00	247.50	39,762.52	237.48	99
100-33-3355-522200-000 REPAIRS & MAINTENAN	500.00	0.00	2,680.69	-2,180.69	536
100-33-4400-531210-000 WATER / SEWAGE	2,000.00	0.00	384.41	1,615.59	19
100-33-4600-531530-000 ELECTRICITY EXPENSE	12,000.00	0.00	4,938.10	7,061.90	41
100-33-4700-531220-000 NATURAL GAS EXP	2,000.00	0.00	571.62	1,428.38	29
100-34-3326-511100-000 REGULAR EMPLOYEES	764,279.00	50,261.51	284,127.13	480,151.87	37
100-34-3326-511300-000 OVERTIME	62,530.00	1,282.90	19,031.55	43,498.45	30
100-34-3326-512100-000 GROUP INSURANCE	154,777.00	0.00	19,990.35	134,786.65	13
100-34-3326-512200-000 FICA & MEDICARE	63,251.00	0.00	18,236.30	45,014.70	29
100-34-3326-512400-000 DEFERRED COMPENSA	940.00	0.00	612.45	327.55	65
100-34-3326-512900-000 UNIFORMS	3,000.00	319.90	1,352.28	1,647.72	45
100-34-3326-521200-000 PROFESSIONAL SVC	420.00	351.99	1,527.36	-1,107.36	364
100-34-3326-522200-000 REPAIRS & MAINTENAN	2,000.00	0.00	809.00	1,191.00	40
100-34-3326-523200-000 COMMUNICATIONS - PH	1,656.00	138.05	959.93	696.07	58
100-34-3326-523700-000 TRAINING	3,000.00	227.02	840.00	2,160.00	28
100-34-3326-523900-000 POSTAGE	150.00	0.00	9.15	140.85	6
100-34-3326-531000-000 SUPPLIES - JAIL	3,000.00	214.70	339.79	2,660.21	11
100-34-3326-531270-000 GAS/DIESEL	21,600.00	0.00	6,141.22	15,458.78	28
100-34-3326-542200-000 VEHICLES - M & R	5,000.00	0.00	15,897.80	-10,897.80	318
100-34-3360-531700-000 RECORD BOOKS	700.00	0.00	0.00	700.00	0
100-34-4400-531210-000 WATER / SEWAGE - JAIL	8,000.00	0.00	5,667.47	2,332.53	71
100-34-4600-531530-000 ELECTRICITY - JAIL	8,800.00	0.00	3,909.87	4,890.13	44
100-34-4700-531220-000 NATURAL GAS - JAIL	1,000.00	0.00	527.65	472.35	53
100-37-3700-511100-000 REGULAR EMPLOYEES	24,993.00	3,202.92	11,457.52	13,535.48	46
100-37-3700-512100-000 GROUP INSURANCE	19,806.00	0.00	6,627.72	13,178.28	33
100-37-3700-512200-000 FICA & MEDICARE	1,912.00	0.00	450.03	1,461.97	24
100-37-3700-522200-000 VEHICLES M&R	100.00	0.00	0.00	100.00	0
100-37-3700-522250-000 Transport	5,250.00	0.00	325.00	4,925.00	6
100-37-3700-523000-000 Other Purchased / Indiger	1,000.00	0.00	0.00	1,000.00	0
100-37-3700-523200-000 COMMUNICATIONS - PH	492.00	0.00	190.05	301.95	39
100-37-3700-523500-000 TRAVEL	2,400.00	0.00	199.13	2,200.87	8
100-37-3700-523600-000 DUES & FEES	225.00	0.00	0.00	225.00	0
100-37-3700-523700-000 TRAINING	1,050.00	0.00	720.00	330.00	69
100-37-3700-531000-000 SUPPLIES	3,500.00	0.00	0.00	3,500.00	0
100-37-3700-531100-000 INVESTIGATION EXPENSE	200.00	0.00	0.00	200.00	0
100-37-3700-531270-000 GAS/DIESEL	250.00	0.00	0.00	250.00	0
100-37-4600-531530-000 ELECTRICITY EXPENSE	150.00	0.00	52.85	97.15	35

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100-38-3800-511100-000 REGULAR EMPLOYEES	0.00	30,052.63	42,790.02	-42,790.02	*100
100-38-3800-511300-000 OVERTIME	0.00	3,996.00	4,799.88	-4,799.88	*100
100-38-3800-512200-000 FICA & MEDICARE	0.00	0.00	983.39	-983.39	*100
100-39-3940-572000-000 AMBULANCE CONTRAC	846,660.00	70,555.00	493,885.00	352,775.00	58
100-42-1300-523201-000 CELL PHONE COMMUNI	2,150.00	0.00	1,066.78	1,083.22	50
100-42-1500-531300-000 FOOD & VENDING SERV	300.00	0.00	0.00	300.00	0
100-42-4100-523200-000 COMMUNICATION- PHOI	2,736.00	228.56	2,707.64	28.36	99
100-42-4100-523300-000 ADVERTISING	100.00	0.00	70.40	29.60	70
100-42-4210-511100-000 REGULAR EMPLOYEES	1,088,030.00	69,387.34	422,861.99	665,168.01	39
100-42-4210-511300-000 OVERTIME	10,000.00	927.24	7,828.05	2,171.95	78
100-42-4210-512100-000 GROUP INSURANCE	274,596.00	0.00	78,901.61	195,694.39	29
100-42-4210-512200-000 FICA & MEDICARE	84,000.00	0.00	25,398.71	58,601.29	30
100-42-4210-512400-000 DEFERRED COMPENSA	2,250.00	0.00	606.64	1,643.36	27
100-42-4220-522000-000 SIGN M&R	13,500.00	1,165.60	14,885.47	-1,385.47	110
100-42-4220-522200-000 EQUIPMENT M&R	70,000.00	2,708.66	47,337.45	22,662.55	68
100-42-4220-523500-000 TRAVEL	0.00	0.00	51.78	-51.78	*100
100-42-4220-531000-000 SUPPLIES	10,000.00	602.10	4,526.64	5,473.36	45
100-42-4220-531270-000 GAS/DIESEL	170,000.00	0.00	40,972.56	129,027.44	24
100-42-4220-531500-000 CULVERT PIPES	70,000.00	0.00	28,629.60	41,370.40	41
100-42-4220-531600-000 SMALL EQUIPMENT	6,500.00	1,832.71	6,196.79	303.21	95
100-42-4220-542200-000 VEHICLES- M&R	50,000.00	2,310.17	26,134.09	23,865.91	52
100-42-4220-542500-000 OTHER EQUIPMENT	5,000.00	0.00	0.00	5,000.00	0
100-42-4221-541400-000 M&R- PAVED & UNPAVEI	750,000.00	39,013.16	288,447.76	461,552.24	38
100-42-4230-541400-000 M&R- BRIDGES	10,000.00	0.00	0.00	10,000.00	0
100-42-4270-523850-000 CONTRACT SVC	8,884.00	482.00	9,044.58	-160.58	102
100-42-4400-531210-000 WATER / SEWAGE	1,000.00	0.00	3,475.20	-2,475.20	348
100-42-4600-531530-000 ELECTRICITY EXPENSE	6,500.00	0.00	3,075.40	3,424.60	47
100-42-4700-531520-000 PROPANE GAS EXPENS	600.00	0.00	29.86	570.14	5
100-42-8000-581004-000 CAT LEASE # 70010402 I	26,304.00	2,191.97	15,453.39	10,850.61	59
100-42-8000-582006-000 FNB PAYMENT (DUMP TI	46,284.00	4,206.98	25,241.88	21,042.12	55
100-42-8000-582013-000 Cat Lease# 0170035602	12,017.00	1,001.41	6,008.46	6,008.54	50
100-42-8000-582014-000 UNITED BANK LOAN	55,032.00	4,585.92	32,101.44	22,930.56	58
100-42-8000-582205-000 CAT Lease#???? Skid Ste	14,804.00	1,233.59	8,635.13	6,168.87	58
100-42-8000-582210-000 CAT Lease#???? Excavat	30,024.00	2,502.00	15,012.00	15,012.00	50
100-42-8000-582215-000 CAT Lease#???? Wheel L	32,080.00	2,673.26	18,712.82	13,367.18	58
100-42-8000-582220-000 CAT Lease#???? Dozier I	18,365.00	1,530.38	10,712.66	7,652.34	58
100-42-8000-582225-000 CAT Lease#???? Motor G	40,693.00	0.00	20,346.00	20,347.00	50
100-42-8000-582230-000 CAT Lease#???? Motor G	40,693.00	0.00	20,346.00	20,347.00	50
100-45-4560-523850-000 CONTRACT SERVICES	32,000.00	0.00	600.00	31,400.00	2

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100-50-5100-572000-000 BOARD OF HEALTH	76,105.00	6,342.08	44,394.56	31,710.44	58
100-54-5400-572000-000 DFACS	18,053.00	1,504.42	10,530.94	7,522.06	58
100-55-5500-572000-000 MCINTOSH TRAIL RDC I	20,000.00	0.00	19,477.00	523.00	97
100-55-5540-572000-000 MCTRAIL-PUBLIC TRAN	10,500.00	0.00	0.00	10,500.00	0
100-56-5520-511100-000 REGULAR EMPLOYEES	98,908.00	7,715.80	45,522.88	53,385.12	46
100-56-5520-512100-000 GROUP INSURANCE - BI	8,138.00	0.00	2,704.58	5,433.42	33
100-56-5520-512200-000 FICA & MEDICARE	7,567.00	0.00	2,825.52	4,741.48	37
100-56-5520-521100-000 Contract Services	1,200.00	0.00	0.00	1,200.00	0
100-56-5520-523200-000 COMMUNICATIONS - PH	2,184.00	162.78	1,626.21	557.79	74
100-56-5520-523500-000 TRAVEL	600.00	0.00	50.00	550.00	8
100-56-5520-523900-000 POSTAGE	60.00	0.00	0.00	60.00	0
100-56-5520-531100-000 SUPPLIES	1,500.00	106.24	492.66	1,007.34	33
100-56-5520-531101-000 Senior Center 'Stepping U	2,000.00	0.00	0.00	2,000.00	0
100-56-5520-531210-000 WATER / SEWER SENIO	400.00	0.00	133.75	266.25	33
100-56-5520-531270-000 GAS / DIESEL	5,000.00	0.00	231.01	4,768.99	5
100-56-5520-531300-000 CONGREGATE MEAL EX	56,375.00	0.00	17,672.17	38,702.83	31
100-56-5520-531301-000 HOME DELIVERED MEA	85,000.00	0.00	28,155.02	56,844.98	33
100-56-5520-531530-000 ELECTRICITY - SENIOR	7,300.00	523.00	3,777.15	3,522.85	52
100-56-5520-542200-000 VEHICLE REPAIRS & MA	800.00	0.00	285.38	514.62	36
100-61-4750-523200-000 COMMUNICATIONS - PH	2,100.00	82.83	575.95	1,524.05	27
100-61-4750-523201-000 CELL PHONE COMMUNI	1,170.00	65.50	565.23	604.77	48
100-61-6110-511100-000 REGULAR EMPLOYEES	255,462.00	19,699.62	115,591.94	139,870.06	45
100-61-6110-512100-000 GROUP INSURANCE	62,139.00	0.00	17,750.60	44,388.40	29
100-61-6110-512200-000 FICA & MEDICARE	19,543.00	0.00	6,738.92	12,804.08	34
100-61-6110-521100-000 CONTRACT SERVICES	3,200.00	0.00	1,800.00	1,400.00	56
100-61-6120-572000-000 RECREATION AUTHORI	218,072.00	18,172.67	127,208.69	90,863.31	58
100-65-4750-523200-000 COMMUNICATIONS - PH	961.00	82.83	575.95	385.05	60
100-65-6500-511100-000 LIBRARY EMPLOYEES	139,417.00	7,440.49	60,523.10	78,893.90	43
100-65-6500-512100-000 GROUP INSURANCE	8,480.00	0.00	2,812.18	5,667.82	33
100-65-6500-512200-000 FICA & MEDICARE	10,667.00	0.00	4,005.97	6,661.03	38
100-65-6500-523300-000 ADVERTISING	150.00	0.00	122.16	27.84	81
100-65-6500-531220-000 NATURAL GAS EXPENSI	2,500.00	0.00	706.90	1,793.10	28
100-65-6500-531510-000 WATER	600.00	0.00	145.10	454.90	24
100-65-6500-531530-000 ELECTRICITY	11,500.00	0.00	4,470.59	7,029.41	39
100-65-6500-572000-000 LIBRARY BOARD	5,730.00	477.50	3,342.50	2,387.50	58
100-65-6590-572000-000 FLINT RIVER REG LIBRA	11,859.00	5,929.35	11,858.70	0.30	100
100-71-4400-531210-000 WATER / SEWAGE	700.00	0.00	226.50	473.50	32
100-71-4410-523900-000 WATER AUTHORITY POS	1,500.00	0.00	880.26	619.74	59
100-71-7120-523200-000 COMMUNICATIONS - PH	2,500.00	27.61	791.99	1,708.01	32

REVENUE & EXPENDITURE STATEMENT
12/06/2023 To 01/02/2024

PIKE COUNTY BOARD OF COMMISSIONERS
FY 2023-2024

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Account	Budget (\$)	Current Period (\$)	YTD (\$)	Remaining Balance (\$)	% Used
100-71-7120-572000-000 WATER AUTH	208,545.00	17,378.75	121,125.75	87,419.25	58
100-72-4400-531210-000 WATER / SEWAGE	500.00	0.00	226.50	273.50	45
100-72-4600-531530-000 ELECTRICITY EXPENSE	2,100.00	0.00	610.19	1,489.81	29
100-72-7130-511100-000 REGULAR EMPLOYEES	32,254.00	2,481.60	14,889.60	17,364.40	46
100-72-7130-512100-000 GROUP INSURANCE	234.00	0.00	83.62	150.38	36
100-72-7130-512200-000 FICA & MEDICARE	2,468.00	0.00	930.21	1,537.79	38
100-72-7130-522200-000 REPAIRS & MAINTENANCE	250.00	0.00	0.00	250.00	0
100-72-7130-523200-000 COMMUNICATIONS - PHONE	1,488.00	82.86	777.76	710.24	52
100-72-7130-523300-000 ADVERTISING	150.00	0.00	0.00	150.00	0
100-72-7130-523500-000 TRAVEL	1,000.00	0.00	0.00	1,000.00	0
100-72-7130-523600-000 DUES & FEES	180.00	0.00	155.00	25.00	86
100-72-7130-523700-000 TRAINING	1,000.00	0.00	215.00	785.00	22
100-72-7130-523850-000 UGA- CONTRACT SERVICES	70,086.00	143.97	27,490.88	42,595.12	39
100-72-7130-523851-000 Contract Services - other	9,080.00	0.00	0.00	9,080.00	0
100-72-7130-531000-000 SUPPLIES	4,300.00	54.01	366.49	3,933.51	9
100-72-7130-542200-000 VEHICLES MAINTENANCE	500.00	0.00	2,178.29	-1,678.29	436
100-72-7410-531270-000 GAS / DIESEL	3,500.00	0.00	273.97	3,226.03	8
100-73-7140-572000-000 STATE FORESTRY	9,673.00	0.00	0.00	9,673.00	0
100-74-1300-523201-000 CELL PHONE COMMUNICATIONS	2,200.00	0.00	806.80	1,393.20	37
100-74-4400-531210-000 WATER / SEWAGE	300.00	0.00	148.81	151.19	50
100-74-4600-531530-000 ELECTRICITY EXP	2,100.00	0.00	893.12	1,206.88	43
100-74-4700-531220-000 NATURAL GAS EXPENSE	300.00	0.00	29.73	270.27	10
100-74-7410-511100-000 REGULAR EMPLOYEES	274,253.00	22,233.31	127,388.60	146,864.40	46
100-74-7410-512100-000 GROUP INSURANCE	40,771.00	0.00	22,810.18	17,960.82	56
100-74-7410-512200-000 FICA & MEDICARE	20,981.00	0.00	7,372.15	13,608.85	35
100-74-7410-512400-000 DEFERRED COMPENSATION	330.00	0.00	127.70	202.30	39
100-74-7410-521100-000 FIRE SAFETY INSPECTION	2,000.00	0.00	0.00	2,000.00	0
100-74-7410-521200-000 PROFESSIONAL SERVICES	28,000.00	0.00	0.00	28,000.00	0
100-74-7410-522200-000 REPAIRS & MAINTENANCE	500.00	0.00	0.00	500.00	0
100-74-7410-523200-000 COMMUNICATIONS - PHONE	1,600.00	138.05	959.93	640.07	60
100-74-7410-523300-000 ADVERTISING	3,200.00	0.00	324.71	2,875.29	10
100-74-7410-523600-000 DUES & FEES	500.00	0.00	0.00	500.00	0
100-74-7410-523700-000 TRAINING	4,000.00	743.00	1,615.13	2,384.87	40
100-74-7410-523850-000 CONTRACT SERVICES	23,405.00	249.72	19,258.45	4,146.55	82
100-74-7410-523900-000 POSTAGE	2,500.00	0.00	9.39	2,490.61	0
100-74-7410-531000-000 SUPPLIES	4,500.00	30.46	487.24	4,012.76	11
100-74-7410-531270-000 GAS/DIESEL	8,000.00	0.00	1,929.13	6,070.87	24
100-74-7410-542200-000 VEHICLES M&R	2,000.00	0.00	0.00	2,000.00	0
100-76-1000-523201-000 CELL PHONE - COMMUNICATIONS	500.00	0.00	201.70	298.30	40

REVENUE & EXPENDITURE STATEMENT
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PIKE COUNTY BOARD OF COMMISSIONERS
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100-76-7525-541300-000 Chestnut Oaks Facility	530,000.00	31,600.65	166,395.33	363,604.67	31
100-76-7525-572000-000 AGRIBUSINESS AUTH	42,500.00	3,541.67	24,791.69	17,708.31	58
100-80-1000-512700-000 Firefighters Cancer/ Disab	9,000.00	0.00	5,478.92	3,521.08	61
100-80-1310-512900-000 Firefighter Per Diem	40,000.00	0.00	17,155.00	22,845.00	43
100-80-1550-523200-000 COMMUNICATIONS	30,000.00	27.61	11,581.41	18,418.59	39
100-80-3040-521200-000 MEDICAL FEES	5,000.00	0.00	3,000.00	2,000.00	60
100-80-3080-511100-000 REGULAR EMPLOYEES	174,738.00	16,265.43	98,892.81	75,845.19	57
100-80-3080-512200-000 FICA & MEDICARE	13,368.00	0.00	6,320.94	7,047.06	47
100-80-3500-512900-000 UNIFORMS	15,000.00	1,620.15	6,441.88	8,558.12	43
100-80-3500-572000-000 MEANSVILLE MUTUAL A	5,000.00	0.00	5,000.00	0.00	100
100-80-3510-522200-000 VEHICLE R & M	60,000.00	274.58	15,953.55	44,046.45	27
100-80-3510-523100-000 Property & Liability Ins.	40,000.00	0.00	38,996.21	1,003.79	97
100-80-3510-523500-000 TRAVEL	2,000.00	0.00	30.13	1,969.87	2
100-80-3510-523600-000 DUES AND FEES	2,500.00	0.00	0.00	2,500.00	0
100-80-3510-531000-000 OFFICE SUPPLIES	3,000.00	359.95	1,283.10	1,716.90	43
100-80-3520-522200-000 EQUIPMENT	60,000.00	0.00	60,000.00	0.00	100
100-80-3520-531270-000 GAS / DIESEL	35,000.00	0.00	8,348.48	26,651.52	24
100-80-3520-531700-000 AUXILIARY	500.00	0.00	0.00	500.00	0
100-80-3540-523701-000 FIRE TRAINING	20,000.00	222.13	7,694.28	12,305.72	38
100-80-3550-523850-000 Contract Services	38,000.00	325.00	21,898.90	16,101.10	58
100-80-3570-523000-000 FIREWORKS TAX GRAN	0.00	0.00	21,523.00	-21,523.00	*100
100-80-3570-542500-000 Other Supplies/ Equipmer	3,000.00	0.00	0.00	3,000.00	0
100-80-3570-542600-000 BUNKER GEAR	30,000.00	0.00	19,182.50	10,817.50	64
100-80-3630-523800-000 AMBULANCE LICENSES	2,500.00	0.00	0.00	2,500.00	0
100-80-3630-531100-000 MEDICAL SUPPLIES	10,000.00	933.53	3,077.99	6,922.01	31
100-80-3630-531101-000 PUBLIC SAFETY & EDUC	2,000.00	0.00	2,915.26	-915.26	146
100-80-4400-531210-000 WATER EXPENSE	1,800.00	80.80	1,332.21	467.79	74
100-80-4600-531530-000 ELECTRICITY EXPENSE	16,000.00	91.00	6,606.97	9,393.03	41
100-80-4700-531220-000 NATURAL GAS	2,000.00	0.00	418.25	1,581.75	21
100-80-4700-531520-000 PROPANE GAS EXPENS	10,000.00	0.00	1,887.60	8,112.40	19
100-87-3510-522310-000 ST#7 BUILDING RENT	0.00	900.00	16,200.00	-16,200.00	*100
100-90-1300-523900-000 POSTAGE	5.00	0.00	0.00	5.00	0
100-90-1550-523201-000 EMA - CELL PHONE	550.00	0.00	203.06	346.94	37
100-90-3520-522200-000 E M A VEHICLE M & R	500.00	0.00	98.94	401.06	20
100-90-3520-531000-000 E M A MAINTENANCE SL	3,000.00	107.67	107.67	2,892.33	4
100-90-3520-531270-000 EMA GAS/FUEL - VEHIC	500.00	0.00	281.46	218.54	56
100-90-3520-531600-000 E M A SMALL EQUIPMEN	1,200.00	0.00	0.00	1,200.00	0
100-90-3540-523703-000 E M A TRAINING	1,000.00	0.00	39.68	960.32	4
100-90-3630-522200-000 EMA CONTRACT SERVIK	6,200.00	0.00	8,638.82	-2,438.82	139

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100-90-3920-542200-000 EMA GRANT EXPENSE	15,197.00	400.66	400.66	14,796.34	3
100-90-4600-531530-000 EMA Electricity	700.00	0.00	528.50	171.50	76
100-90-4700-531520-000 PROPANE GAS EXPENS	250.00	0.00	0.00	250.00	0
100-91-3910-511100-000 REGULAR EMPLOYEES	72,537.00	5,509.40	29,361.60	43,175.40	40
100-91-3910-512100-000 GROUP INSURANCE	20,054.00	0.00	10,111.43	9,942.57	50
100-91-3910-512200-000 FICA & MEDICARE	5,550.00	0.00	1,526.00	4,024.00	27
100-91-3910-512900-000 Uniforms	200.00	181.60	181.60	18.40	91
100-91-3910-522200-000 BUILDING REPAIRS & M	500.00	0.00	0.00	500.00	0
100-91-3910-523201-000 ANIMAL CONTROL - CEI	1,000.00	0.00	403.40	596.60	40
100-91-3910-523700-000 EDUCATION & TRAINING	1,000.00	0.00	0.00	1,000.00	0
100-91-3910-523800-000 ANIMAL CONTROL LICEI	100.00	100.00	100.00	0.00	100
100-91-3910-523850-000 CONTRACT SERVICES	6,204.00	115.10	2,425.43	3,778.57	39
100-91-3910-523900-000 POSTAGE	100.00	0.00	12.55	87.45	13
100-91-3910-523901-000 OTHER SVCS - EMPLOY	500.00	0.00	0.00	500.00	0
100-91-3910-531000-000 SUPPLIES	1,000.00	414.37	577.81	422.19	58
100-91-3910-531210-000 WATER / SEWAGE EXPE	500.00	0.00	243.00	257.00	49
100-91-3910-531270-000 GAS / DIESEL	3,000.00	0.00	1,079.77	1,920.23	36
100-91-3910-531530-000 ELECTRICITY - ANIMAL	3,600.00	495.79	1,626.54	1,973.46	45
100-91-3910-531600-000 SMALL EQUIPMENT	1,200.00	0.00	0.00	1,200.00	0
100-91-3910-542200-000 VEHICLE REPAIR & MAI	1,600.00	0.00	144.89	1,455.11	9
100-91-3910-572000-000 ANIMAL CONTROL EXPE	500.00	0.00	45.00	455.00	9
100-91-3910-823875-000 VERERINARY SERVICES	500.00	155.75	535.25	-35.25	107
206-34-3326-531700-000 JAIL CONSTRUCTION E	5,000.00	0.00	0.00	5,000.00	0
206-34-3326-542400-000 JAIL SOFTWARE-COMPL	10,050.00	13,269.30	13,269.30	-3,219.30	132
210-33-1000-572000-000 SHERIFF IMPACT FEE E	150,000.00	0.00	200,000.20	-50,000.20	133
210-34-1000-572000-000 JAIL IMPACT FEE EXPEN	440,000.00	0.00	580,000.00	-140,000.00	132
210-38-1000-572000-000 E911 IMPACT FEE EXPE	88,000.00	0.00	39,928.00	48,072.00	45
210-42-1000-572000-000 PUBLIC WKS (ROADS) I	50,000.00	0.00	0.00	50,000.00	0
210-61-6122-541400-000 RECREATION COMPLEX	5,000.00	0.00	0.00	5,000.00	0
210-65-1000-572000-000 LIBRARY - RESIDENTIAL	15,000.00	0.00	0.00	15,000.00	0
210-74-1516-521300-000 ADMINISTRATION -PROF	4,000.00	0.00	0.00	4,000.00	0
210-74-1516-521301-000 CIE Prep	38,000.00	0.00	4,737.00	33,263.00	12
210-80-1000-572000-000 Fire Department Impact F	165,000.00	0.00	0.00	165,000.00	0
210-81-1000-572001-000 BLACKMON ROAD FIRE	0.00	984.00	984.00	-984.00	*100
215-38-3800-511100-000 REGULAR EMPLOYEES	470,890.00	0.00	142,110.57	328,779.43	30
215-38-3800-511300-000 OVER- TIME	52,000.00	0.00	11,309.09	40,690.91	22
215-38-3800-512100-000 GROUP INSURANCE	108,861.00	0.00	14,262.87	94,598.13	13
215-38-3800-512200-000 FICA & MEDICARE	40,002.00	0.00	8,401.08	31,600.92	21
215-38-3800-512900-000 UNIFORMS	5,600.00	914.77	2,126.01	3,473.99	38

REVENUE & EXPENDITURE STATEMENT
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215-38-3800-522200-000 M & R CONTRACT SERV	5,000.00	72.74	22,495.86	-17,495.86	450
215-38-3800-523200-000 COMMUNICATION - PHC	152,424.00	5,397.59	83,336.68	69,087.32	55
215-38-3800-523500-000 TRAVEL	300.00	0.00	0.00	300.00	0
215-38-3800-523600-000 DUES & FEES	425.00	0.00	0.00	425.00	0
215-38-3800-523700-000 TRAINING	300.00	0.00	64.00	236.00	21
215-38-3800-531000-000 SUPPLIES	2,000.00	0.00	649.62	1,350.38	32
215-38-4400-531210-000 WATER & SEWAGE	400.00	0.00	199.27	200.73	50
215-38-4600-531530-000 ELECTRICITY EXPENSE	5,300.00	86.00	3,131.61	2,168.39	59
225-33-2000-531500-000 FEDERAL SEIZURE EXP	5,015.00	8,299.98	9,299.98	-4,284.98	185
230-71-4400-541002-000 Reidsboro Road Phase 1	657,237.00	0.00	12,326.88	644,910.12	2
231-55-5436-572000-000 McIntosh Trail Behavioral	6,000.00	500.00	3,500.00	2,500.00	58
245-31-2000-531000-000 DATE-SUPPLIES	7,610.00	1,105.95	8,427.64	-817.64	111
250-24-2450-542200-000 TECHNOLOGY EXPENSI	0.00	0.00	4.00	-4.00	*100
285-92-2600-521250-000 JUVENILE SUPERVISOR	2,520.00	0.00	500.00	2,020.00	20
320-93-4221-541444-000 Hill Street	50,000.00	0.00	922.20	49,077.80	2
320-93-4221-541449-000 Tanyard Road	5,000.00	0.00	0.00	5,000.00	0
323-93-4960-571000-010 City of Williamson	136,320.00	0.00	0.00	136,320.00	0
323-93-4960-571000-020 City of Zebulon	260,250.00	0.00	1,127,955.00	-867,705.00	433
323-93-4960-571000-030 City of Meansville	49,570.00	1,496.42	1,496.42	48,073.58	3
323-93-4960-571000-040 City of Molena	99,143.00	0.00	0.00	99,143.00	0
323-93-4960-571000-050 City of Concord	99,143.00	0.00	429,697.14	-330,554.14	433
323-93-8000-582100-000 INTEREST ON DEBT	0.00	0.00	139,909.03	-139,909.03	*100
325-42-4221-541454-000 Carter Road	123,293.00	0.00	0.00	123,293.00	0
325-42-4221-541455-000 Etheridge Mill	215,216.00	0.00	0.00	215,216.00	0
325-42-4221-541456-000 Caldwell Road	411,011.00	0.00	0.00	411,011.00	0
325-42-4222-541453-000 Emulsion	0.00	0.00	26,801.46	-26,801.46	*100
325-42-4222-541456-000 Carter Road	0.00	0.00	119,647.80	-119,647.80	*100
325-42-4222-541457-000 Etheridge Mill Road	0.00	0.00	135,113.32	-135,113.32	*100
325-42-4222-541458-000 Caldwell Road	0.00	0.00	387,645.46	-387,645.46	*100
325-42-4222-541465-000 Drew Allen Road	0.00	0.00	378,390.61	-378,390.61	*100
350-13-1300-542413-000 CAIP - BOC COMPUTER:	2,500.00	0.00	0.00	2,500.00	0
350-14-1000-542400-000 CAIP FUND COMPUTER:	20,811.00	0.00	20,811.00	0.00	100
350-16-1000-542400-000 CAIP FUND - COMPUTE	3,000.00	0.00	0.00	3,000.00	0
350-17-1000-542500-000 Capital Outlay Other Expe	25,000.00	0.00	0.00	25,000.00	0
350-17-1550-542400-000 Computers	2,000.00	0.00	0.00	2,000.00	0
350-33-3300-542200-000 Capital Outlay Vehicles - E	148,000.00	166,000.00	220,893.84	-72,893.84	149
350-42-1000-542500-000 Capital Outlay Other Equip	75,790.00	0.00	0.00	75,790.00	0
716-21-3000-521000-000 PROFESSIONAL & TECH	1,382.00	0.00	0.00	1,382.00	0
Expenditure Subtotal	\$19,828,209.00	\$1,198,973.22	\$10,839,971.26	\$8,988,237.74	55

REVENUE & EXPENDITURE STATEMENT

12/06/2023 To 01/02/2024

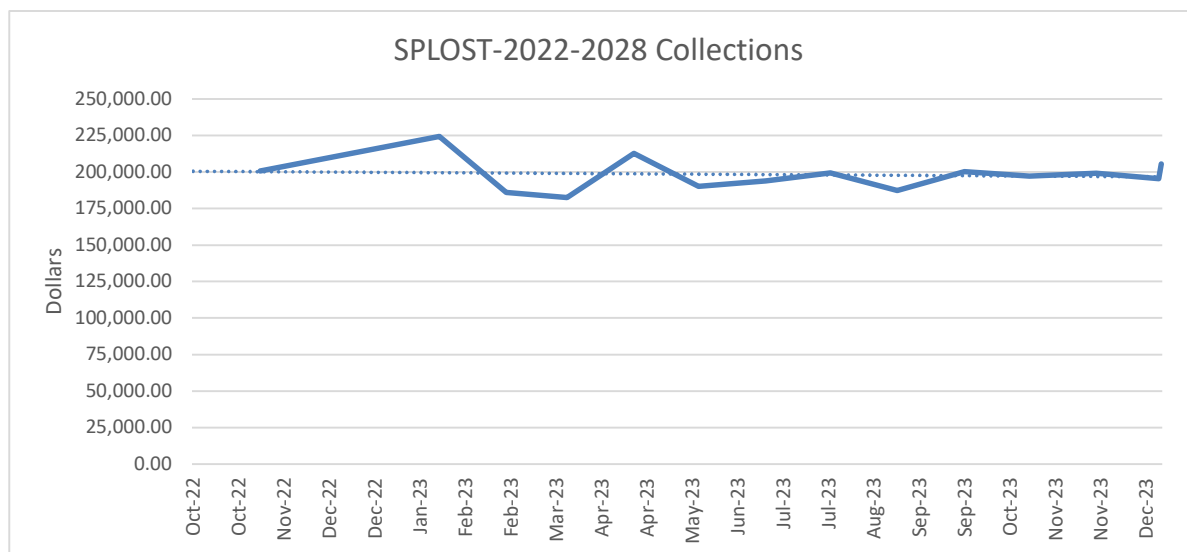
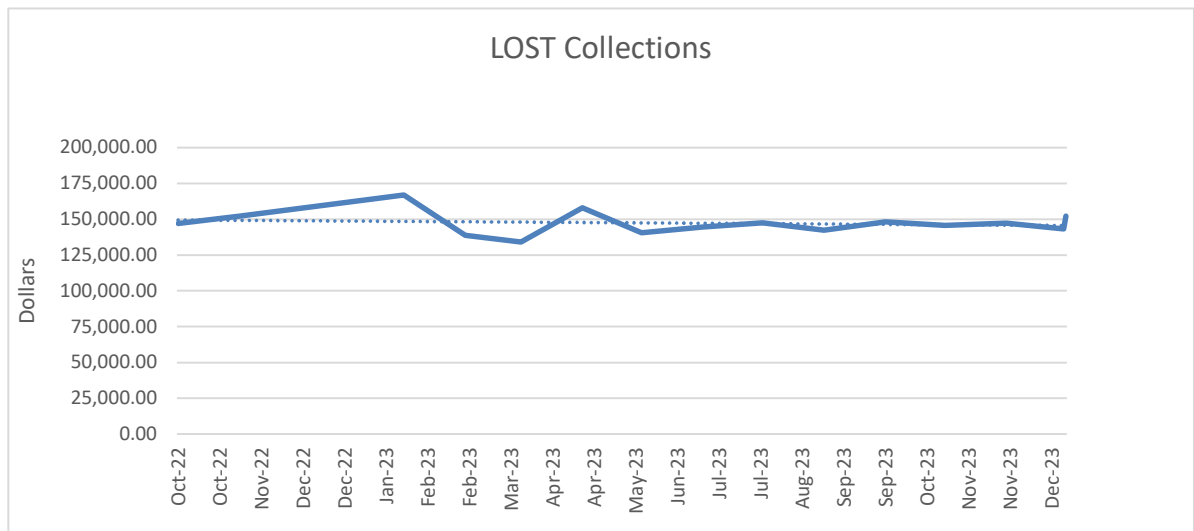
PIKE COUNTY BOARD OF COMMISSIONERS

FY 2023-2024

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Before Transfers					
Deficiency Of Revenue Subtotal	\$508,114.00	-\$1,198,973.22	\$4,502,941.03		886
Other Financing Source					
215-98-1000-391000-000 TRANSFER IN FROM GE	420,989.00	0.00	0.00	420,989.00	0
325-98-1000-391000-100 TRANSFER IN - FROM G	249,495.00	0.00	0.00	249,495.00	0
350-98-1000-391000-100 TRANSFER IN FROM GE	275,780.00	0.00	0.00	275,780.00	0
Other Financing Source Subtotal	\$946,264.00	\$0.00	\$0.00	\$946,264.00	0
Other Financing Use					
100-99-1000-611000-325 TRANSFER OUT L.M.I Gf	749,520.00	0.00	0.00	749,520.00	0
100-99-1000-611000-350 TRANSFER OUT CAP (C	275,780.00	0.00	0.00	275,780.00	0
100-99-1000-611000-351 TRANSFER OUT TO CDE	0.00	0.00	500.00	-500.00	*100
100-99-1000-611100-215 TRANSFER OUT- E911	429,078.00	0.00	0.00	429,078.00	0
Other Financing Use Subtotal	\$1,454,378.00	\$0.00	\$500.00	\$1,453,878.00	0
After Transfers					
Deficiency Of Revenue Subtotal	\$0.00	-\$1,198,973.22	\$4,502,441.03		*100

SALES TAX HISTORY	LOST	SPLOST (323)	Date of Deposit
Oct-22	147,090.12		12/29/2022
Nov-22	152,077.10	200,655.84	11/27/2022
Dec-23	143,258.87	195,322.05	12/29/2022
Jan-23	167,013.31	224,309.96	1/30/2023
Feb-23	138,877.94	186,046.82	2/27/2023
Mar-23	134,052.06	182,375.01	3/30/2023
Apr-23	158,005.03	212,748.36	4/27/2023
May-23	140,713.50	190,096.67	5/30/2023
Jun-23	144,599.15	193,830.44	6/30/2023
Jul-23	147,552.50	199,215.73	7/31/2023
Aug-23	142,456.81	187,340.88	8/31/2023
Sep-23	148,230.30	200,281.60	9/30/2023
Oct-23	145,806.81	197,035.39	10/31/2023
Nov-23	147,265.26	199,025.89	11/29/2023
Dec-23	152,082.39	205,530.10	12/31/2023
	2,056,998.76	2,568,284.64	



ACCOUNTS PAYABLE CHECK REGISTER

Check Register for 12/6/2023 to 1/2/2024 & Check Numbers 0 to 2147483647
Cash Account 323-00-0000-111100-000

Check Number	Check Date	Vendor Number / Name	Payment Type	EPay	Amount (\$)
1206	12/12/2023	1563 CITY OF MEANSVILLE	Check	No	1,496.42
		323-93-4960-571000-030 City of Meansville			1,496.42
			Description	Count	Amount (\$)
			ACH	0	\$0.00
			Bank of America	0	\$0.00
			Check	1	\$1,496.42
			Strategic Payment Services	0	\$0.00
			Wells Fargo	0	\$0.00
			Paymode X	0	\$0.00
			Update Only	0	\$0.00
			GRAND TOTAL	1	\$1,496.42

* Denotes Check Numbers that are out of sequence.

PIKE COUNTY BOARD OF COMMISSIONERS

Pike County Board of Tax Assessors

SUBJECT:

Consider one appointment to the Pike County Board of Tax Assessors to fill an unexpired six-year term, set to expire June 30, 2027. *Applicant has met criteria.*

ACTION:

ADDITIONAL DETAILS:

ATTACHMENTS:

Type	Description
▣ Exhibit	Maria Grimes
▣ Exhibit	Jerquana "La'Trece" Key
▣ Exhibit	Newspaper Ad

REVIEWERS:

Department	Reviewer	Action	Comments
County Clerk	Blount, Angela	Approved	Item Pushed to Agenda

12/11/2023
@ 5:00pm

PIKE COUNTY BOARD OF COMMISSIONERS

P.O. Box 377 • 331 Thomaston Street
Zebulon, GA 30295J. Briar Johnson, Chairman
Tim Daniel, Commissioner - District 1
Tim Guy, Commissioner - District 2
Jason Proctor, Commissioner - District 3
James Jenkins, Commissioner - District 4Brandon Rogers, County Manager
Angela Blount, County Clerk
Heather Bell, Accounts Payable
Brooke Gaddy, Human Resources
Fred Piper, Finance

BOARD APPOINTMENT APPLICATION FOR:

TAX ASSESSORS

(Board Commission or Authority)

For a _____ - Year Term to Expire on _____

Printed Name: Maria Grimes

Address: 286 B Millwood Rd How long? 3yrs

City, ST ZIP: Concord, GA 30206

Phone (most accessible): _____

Email: _____

Employer/Address: 6135 Roosevelt Hwy, Warm Springs, GA 31830

Occupation: Bus driver

Hobbies/Activities: Church, horses, grandchildren

Community Interests: Church - horses

What is your interest in serving on this Board/Commission/Authority? I would like to be a part of my community

Have you ever been employed by Pike County and, if yes, in what capacity? no

Do you have family members employed by Pike County? If yes, who? no

Do you have family members currently on this Board/Commission/Authority and, if yes, who? no

On what other Pike County Boards/Commissions/Authorities do you currently serve? none

If you were to be appointed to this Pike County Board, Commission, or Authority:

a) Do you believe that you would be in a position to make fair, honest, and objective decisions that are in the best interests of the County and its citizens? yesb) Do you affirm that you do not have any interests, business or otherwise, that might give rise to your having a possible conflict of interest in your making decisions? yes

Applicant's Certification and Agreement

I certify that the facts set forth in this application for board appointment are true and complete to the best of my knowledge. I am aware that falsification of this application or the omission of complete information will result in disqualification, or upon discovery, removal from the board. I agree that all records generated for purposes of board appointments are the sole property of and shall remain the sole and exclusive property of the Pike County Board of Commissioners.


Signature12-6-23
Date

PIKE COUNTY BOARD OF COMMISSIONERS

P.O. Box 377 • 331 Thomaston Street
Zebulon, GA 30295

12/8/2023
@ 2pm

J. Briar Johnson, Chairman
Tim Daniel, Commissioner - District 1
Tim Guy, Commissioner - District 2
Jason Proctor, Commissioner - District 3
James Jenkins, Commissioner - District 4

Brandon Rogers, County Manager
Angela Blount, County Clerk
Heather Bell, Accounts Payable
Brooke Gaddy, Human Resources
Fred Piper, Finance

BOARD APPOINTMENT APPLICATION FOR: Pike County Tax Assessors

(Board Commission or Authority)

For a _____ -Year Term to Expire on _____

Printed Name: TERQUANA "LA'TRECE" KEY

Address: 37 MOTES DRIVE How long? 19 yrs.

City, ST ZIP: CONCORD GEORGIA 30206

Phone (most accessible): [REDACTED]

Email: [REDACTED]

Employer/Address: PIKE CO. Primary - Last Employed

Occupation: IN College

Hobbies/Activities: READING & TRAVEL

Community Interests: CONCERN CITIZEN, NAACP

What is your interest in serving on this Board/Commission/Authority? I live in Pike County and I am concerned about the socio and economic growth.

Have you ever been employed by Pike County and, if yes, in what capacity? yes, Pike Co. Primary School

Do you have family members employed by Pike County? If yes, who? NO

Do you have family members currently on this Board/Commission/Authority and, if yes, who? Not to my knowledge.

On what other Pike County Boards/Commissions/Authorities do you currently serve?

Concern Citizen and NAACP only.

If you were to be appointed to this Pike County Board, Commission, or Authority:

a) Do you believe that you would be in a position to make fair, honest, and objective decisions that are in the best interests of the County and its citizens? yes.

b) Do you affirm that you do not have any interests, business or otherwise, that might give rise to your having a possible conflict of interest in your making decisions? yes.

Applicant's Certification and Agreement

I certify that the facts set forth in this application for board appointment are true and complete to the best of my knowledge. I am aware that falsification of this application or the omission of complete information will result in disqualification, or upon discovery, removal from the board. I agree that all records generated for purposes of board appointments are the sole property of and shall remain the sole and exclusive property of the Pike County Board of Commissioners.

Signature

Date

Nov. 27, 2023

Pike County Board of Tax Assessors Vacancies

Pike County Board of Commissioners office is accepting applications for two appointments to the Pike County Board of Tax Assessors to fill one unexpired six-year term, set to expire December 31, 2025 and one unexpired six-year term, set to expire June 30, 2027. Applicants must be 21 years or older, reside within the County, have a high school diploma, or equivalent and be a registered voter of Pike County. Board applications may be picked up at the Board of Commissioners Office, 331 Thomaston Street, Zebulon from 8:00 a.m. until 5:00 p.m. or download the application from our website www.pikecoga.com. Deadline for applications is Friday, December 8, 2023 subject to extension. ***Pike County is an Equal Opportunity Employer, Drug-free Work Place.***

PIKE COUNTY BOARD OF COMMISSIONERS

Use of Courthouse Grounds - January 15, 2024

SUBJECT:

Consider use of Courthouse Grounds from Patricia Beckham with Concerned Citizen for Pike/ NAACP on Monday, January 15, 2024 from 12:00 p.m. until 2:00 p.m. for A Day of Giving.

ACTION:

ADDITIONAL DETAILS:

ATTACHMENTS:

Type	Description
 Exhibit	Patricia Beckham

REVIEWERS:

Department	Reviewer	Action	Comments
County Clerk	Blount, Angela	Approved	Item Pushed to Agenda

PIKE COUNTY BOARD OF COMMISSIONERS

P.O. Box 377 • 331 Thomaston Street
Zebulon, GA 30295

APPLICATION**FOR USE OF
COURTHOUSE/GROUNDS**

J. Briar Johnson, Chairman
Tim Daniel, Commissioner
Tim Guy, Commissioner
Jason Proctor, Commissioner
James Jenkins, Commissioner

Brandon Rogers, County Manager
Angela Blount, County Clerk
Heather Bell, Accounts Payable
Brooke Gaddy, Human Resources
Fred Piper, Finance

Please return completed form,
along with any cover letter/email, to:

Pike County Board of Commissioners
ablount@pikecoga.com – 770-567-2006 fax

Responsible Person: Patricia Beckham
Address: 3030 Roberts Quarter Road
City, ST ZIP: Molena, Ga. 30258
Phone (most accessible): [REDACTED]
Email: [REDACTED]
Date(s)/Time(s) of use: 1/15/2023 12:pm - 2:00 pm
Group requesting use: Concerned Citizen for Pike/NAACP
Name of event: A Day OF Giving
Type of event: giving away Coats, Hats Purses, Shoes Clothing
Specific areas of use: Front OF Court house
(grounds, porch, bldg.)
Open to general public: yes Number expected: 50-75
Equipment to be used on Chairs tables electrical
grounds (chairs, tables, electrical, etc.)
When will equipment be set up? 01/14/2023 taken down? 01/15/2024
Will food be served? NO for a fee? NO
Has this group used Courthouse/grounds for other events? Yes Were any problems encountered? NO
If so, what dates and/or problems?

Applicant's Certification and Agreement

I certify that I have been provided and read Section 34.05 of the Pike County Code of Ordinances, entitled "Use of Courthouse Grounds" in Chapter 34 of "County Courts" of Title III entitled "Administration." I understand that the Courthouse grounds shall be left in a clean and neat condition after use. I affirm that I, as the responsible entity, am liable for all damages, expenses and loss caused by any person who attends or participates in the scheduled event. By my below signature, I agree to defend and hold harmless the County for any damage that may occur as a result of this scheduled event.

Patricia Beckham
Signature of Responsible Party

12/18/2023
Date

For Official Use Only by Staff:

Date: 12/18/2023
Clerk received/researched [Signature]
CM approval/disapproval [Signature]
SO approval/disapproval [Signature]
Staff Recommendation _____
BOC approval/disapproval _____
Date Applicant notified _____

PIKE COUNTY BOARD OF COMMISSIONERS

Election Qualifying Fees

SUBJECT:

Approve/deny Resolution to set qualifying fees for 2024 County Elections.

ACTION:

ADDITIONAL DETAILS:

ATTACHMENTS:

Type	Description
▣ Exhibit	Qualifying Fee Resolution

REVIEWERS:

Department	Reviewer	Action	Comments
County Clerk	Blount, Angela	Approved	Item Pushed to Agenda

**A RESOLUTION BY THE BOARD OF COMMISSIONERS OF PIKECOUNTY
SETTING QUALIFYING FEES FOR THE 2024 ELECTION AND AUTHORIZING
PUBLICATION OF SAME**

WHEREAS, O.C.G.A. § 21-2-131 requires the governing authority of each county, not later than February 1 of any year in which a general primary, nonpartisan election, or general election is to be held, to fix and publish a qualifying fee for each county office to be filled in the upcoming primary or election; and

WHEREAS, a general primary, nonpartisan election, and general election are scheduled to be held in 2024;

NOW, THEREFORE, BE IT RESOLVED that the Board of Commissioners of Pike County, as the governing authority of Pike County, does hereby set qualifying fees for candidates for the county offices to be elected in 2024 as set forth in Exhibit “A” attached hereto.

BE IT FURTHER RESOLVED, that the County Clerk is authorized and directed to publish the list of qualifying fees in accordance with the requirements of O.C.G.A. § 21-2-131 no later than February 1, 2024.

THIS RESOLUTION is adopted and made effective this 10th day of January, 2024.

PIKE COUNTY BOARD OF COMMISSIONERS

By: _____
J. Briar Johnson, Chairman

Attest : _____
Angela Blount, County Clerk

(Seal)

EXHIBIT A

2024 QUALIFYING FEES

<u>POSITION</u>	<u>QUALIFYING FEE</u>
County Commissioner Chairman	\$424.08
County Commissioner	\$385.53
Tax Commissioner	\$1,660.34
Clerk of Superior Court	\$1,660.34
Probate Court Judge	\$1,660.34
Magistrate Judge	\$1,693.55
Sheriff	\$1,927.66
Coroner	\$367.53
County Board of Education Member District 3	\$61.50
County Board of Education Member District 4	\$84.00
County Board of Education Member District 5	\$57.48

PIKE COUNTY BOARD OF COMMISSIONERS

GovDeals

SUBJECT:

Approve/deny sell of 4 vehicles and 1 tractor as surplus on GovDeals: 2005 Pontiac Bonneville, 2006 Chevrolet Impala, 2010 Dodge Charger, 2011 Ford Explorer and a New Holland Ford 1620 HST Tractor.

ACTION:

ADDITIONAL DETAILS:

ATTACHMENTS:

Type	Description
Exhibit	2006 Chevrolet Impala Inspection Form
Exhibit	2006 Chevrolet Impala 1 of 10 Pictures
Exhibit	2006 Chevrolet Impala 2 of 10 Pictures
Exhibit	2006 Chevrolet Impala 3 of 10 Pictures
Exhibit	2006 Chevrolet Impala 4 of 10 Pictures
Exhibit	2006 Chevrolet Impala 5 of 10 Pictures
Exhibit	2006 Chevrolet Impala 6 of 10 Pictures
Exhibit	2006 Chevrolet Impala 7 of 10 Pictures
Exhibit	2006 Chevrolet Impala 8 of 10 Pictures
Exhibit	2006 Chevrolet Impala 9 of 10 Pictures
Exhibit	2006 Chevrolet Impala 10 of 10 Pictures
Exhibit	2010 Dodge Charger Inspection Form
Exhibit	2010 Dodge Charger 1 of 10 Pictures
Exhibit	2010 Dodge Charger 2 of 10 Pictures
Exhibit	2010 Dodge Charger 3 of 10 Pictures
Exhibit	2010 Dodge Charger 4 of 10 Pictures
Exhibit	2010 Dodge Charger 5 of 10 Pictures
Exhibit	2010 Dodge Charger 6 of 10 Pictures
Exhibit	2010 Dodge Charger 7 of 10 Pictures
Exhibit	2010 Dodge Charger 8 of 10 Pictures
Exhibit	2010 Dodge Charger 9 of 10 Pictures
Exhibit	2010 Dodge Charger 10 of 10 Pictures
Exhibit	2011 Ford Explorer Inspection Sheet
Exhibit	2011 Ford Explorer 1 of 11 Pictures
Exhibit	2011 Ford Explorer 2 of 11 Pictures
Exhibit	2011 Ford Explorer 3 of 11 Pictures
Exhibit	2011 Ford Explorer 4 of 11 Pictures
Exhibit	2011 Ford Explorer 5 of 11 Pictures
Exhibit	2011 Ford Explorer 6 of 11 Pictures
Exhibit	2011 Ford Explorer 7 of 11 Pictures
Exhibit	2011 Ford Explorer 8 of 11 Pictures
Exhibit	2011 Ford Explorer 9 of 11 Pictures

Exhibit	2011 Ford Explorer 10 of 11 Pictures
Exhibit	2011 Ford Explorer 11 of 11 Pictures
Exhibit	New Holland Ford Tractor Inspection Form
Exhibit	New Holland Ford Tractor 1 of 5 Pictures
Exhibit	New Holland Ford Tractor 2 of 5 Pictures
Exhibit	New Holland Ford Tractor 3 of 5 Pictures
Exhibit	New Holland Ford Tractor 4 of 5 Pictures
Exhibit	New Holland Ford Tractor 5 of 5 Pictures
Exhibit	2005 Pontiac Bonneville Inspection Sheet
Exhibit	2005 Pontiac Bonneville Picture 1 of 10
Exhibit	2005 Pontiac Bonneville Picture 2 of 10
Exhibit	2005 Pontiac Bonneville Picture 3 of 10
Exhibit	2005 Pontiac Bonneville Picture 4 of 10
Exhibit	2005 Pontiac Bonneville Picture 5 of 10
Exhibit	2005 Pontiac Bonneville Picture 6 of 10
Exhibit	2005 Pontiac Bonneville Picture 7 of 10
Exhibit	2005 Pontiac Bonneville Picture 8 of 10
Exhibit	2005 Pontiac Bonneville Picture 9 of 10
Exhibit	2005 Pontiac Bonneville Picture 10 of 10

REVIEWERS:

Department	Reviewer	Action	Comments
County Clerk	Blount, Angela	Approved	Item Pushed to Agenda

Vehicle Inspection Form

Inventory ID:

Asset Number:

Fair Market Value:

Short Description:

Year 2006 Make Chevrolet Model Impala

VIN: 2G1WD58C569329987 Title Restriction: ☐ Y ☒ N

Odometer: 1121632 ☒ Miles ☐ Kilometers Odometer Accurate ☒ Y ☐ N:

Long Description:

This Vehicle: ☒ Starts ☐ Starts with a Boost & ☐ Runs/Driveable ☐ Engine Runs ☐ Does Not Run ☐ For Parts Only

Engine- Type: 5.3L V8 ☒ Gas ☐ Diesel Engine ☐ Propane/Natural Gas ☐ Gas/Electric Hybrid

Engine Condition: ☒ Runs ☐ Needs repair ☐ is in unknown condition

Repairs needed: VALVE COVER OIL LEAK, Broken motor mount

This vehicle was maintained every 5000 ☐ Days ☐ Hours ☒ Miles

Date Removed From Service: 2017 Maintenance Records: ☐ Available ☐ Not Available For Inspection

Transmission: ☒ Automatic ☐ Manual Speed Condition: ☒ Operable ☐ Needs repair ☐ Is Unknown Condition

Repairs Needed: _____

Drivetrain: ☒ 2 Wheel Drive ☐ 4 Wheel Drive Condition: good

Exterior: Color: Gray Windows: ☒ No Cracked Glass ☐ Cracked

Minor: ☐ Dents ☐ Scratches ☐ Dings Tire Condition: good Tread: 1/2 #Flat _____ Hubcaps # _____

Major Damage to: _____

Additional Damage: School Resource HAS the Champs American Flag wrap both sides

Decals: ☐ None ☐ Have Been Sprayed or ☐ Have been Removed & ☐ Impressions Remain ☐ No Impressions

Emergency equip: ☐ None ☐ Has been removed & ☐ There are holes in the exterior ☒ There are no holes

Interior: Color BLACK ☐ Cloth ☐ Vinyl ☒ Leather

Damage to Seats: NORMAL WEAR - NO HOLES

Damage to Dash/Floor: _____

Radio: ☒ Stock or ☐ Brand & Model: _____ ☐ AM ☐ AM/FM ☐ AM/FM Cassette ☒ AM/FM CD

☒ AC (Condition: ☒ Cold ☐ Unknown) ☐ No AC Air Bags: ☐ Driver's Side ☐ Dual

☒ Cruise Control ☒ Tilt Steering ☒ Remote Mirrors ☒ Climate Control

Power: ☒ Steering ☒ Windows ☐ Door Locks ☒ Seats

Additional Equipment: _____

Manufacturer _____ Model _____ Serial # _____

☐ Tool Box ☐ Light Bar ☐ Ladder Rack ☐ Utility Body: Brand _____ ☐ Hitch: Type _____

Location of Asset: 152 Twin Oaks Road Williamson GA 30292

For more information contact: Todd Goalsby 770-550-3589

Reminder: Do not close items on or surrounding a Holiday, on Friday nights, or Weekends. Stagger closing times by 10 minutes.





















Vehicle Inspection Form

Inventory ID:	Asset Number:	Fair Market Value:
Short Description:		
Year <u>2010</u>	Make <u>Dodge</u>	Model <u>Charger</u>
VIN: [][][][][][][][][][][] <u>[0][3][2][7][9]</u>	Title Restriction: <input type="checkbox"/> Y <input checked="" type="checkbox"/> N	
Odometer: [<u>1</u>]<[7]<[4] <u>[9]</u> [5] <u>[3]</u>	<input type="checkbox"/> Miles <input type="checkbox"/> Kilometers Odometer Accurate <input checked="" type="checkbox"/> Y <input type="checkbox"/> N: _____	
Long Description:		
This Vehicle: <input type="checkbox"/> Starts <input type="checkbox"/> Starts with a Boost & <input type="checkbox"/> Runs/Driveable <input type="checkbox"/> Engine Runs <input checked="" type="checkbox"/> Does Not Run <input checked="" type="checkbox"/> For Parts Only		
Engine- Type: <u>5.7 L V8</u> <input checked="" type="checkbox"/> Gas <input type="checkbox"/> Diesel Engine <input type="checkbox"/> Propane/Natural Gas <input type="checkbox"/> Gas/Electric Hybrid		
Engine Condition: <input type="checkbox"/> Runs <input checked="" type="checkbox"/> Needs repair <input type="checkbox"/> is in unknown condition		
Repairs needed: <u>want start, we suspect its bad fuel pump</u>		
This vehicle was maintained every <u>5000</u> <input type="checkbox"/> Days <input type="checkbox"/> Hours <input checked="" type="checkbox"/> Miles		
Date Removed From Service: <u>2016</u> Maintenance Records: <input type="checkbox"/> Available <input checked="" type="checkbox"/> Not Available For Inspection		
Transmission: <input checked="" type="checkbox"/> Automatic <input type="checkbox"/> Manual Speed Condition: <input type="checkbox"/> Operable <input type="checkbox"/> Needs repair <input checked="" type="checkbox"/> Is Unknown Condition		
Repairs Needed: _____		
Drivetrain: <input checked="" type="checkbox"/> 2 Wheel Drive <input type="checkbox"/> 4 Wheel Drive Condition: _____		
Exterior: Color: <u>Gray</u> Windows: <input checked="" type="checkbox"/> No Cracked Glass <input type="checkbox"/> Cracked		
Minor: <input checked="" type="checkbox"/> Dents <input checked="" type="checkbox"/> Scratches <input type="checkbox"/> Dings Tire Condition: <u>Good</u> Tread: <u>50%</u> #Flat ____ Hubcaps #____		
Major Damage to: _____		
Additional Damage: _____		
Decals: <input type="checkbox"/> None <input type="checkbox"/> Have Been Sprayed or <input checked="" type="checkbox"/> Have been Removed & <input checked="" type="checkbox"/> Impressions Remain <input type="checkbox"/> No Impressions		
Emergency equip: <input type="checkbox"/> None <input type="checkbox"/> Has been removed & <input type="checkbox"/> There are holes in the exterior <input type="checkbox"/> There are no holes		
Interior: Color <u>Black</u> <input type="checkbox"/> Cloth <input checked="" type="checkbox"/> Vinyl <input type="checkbox"/> Leather → Dash has heat damage and is blown up in one spot back and		
Damage to Seats: <u>None</u>		
Damage to Dash/Floor: <u>has sheriff dept transport divider b/w front seat</u>		
Radio: <input checked="" type="checkbox"/> Stock or <input type="checkbox"/> Brand & Model: _____ <input type="checkbox"/> AM <input type="checkbox"/> AM/FM <input type="checkbox"/> AM/FM Cassette <input checked="" type="checkbox"/> AM/FM CD		
<input checked="" type="checkbox"/> AC (Condition: <input type="checkbox"/> Cold <input type="checkbox"/> Unknown) <input type="checkbox"/> No AC Air Bags: <input type="checkbox"/> Driver's Side <input checked="" type="checkbox"/> Dual		
<input checked="" type="checkbox"/> Cruise Control <input checked="" type="checkbox"/> Tilt Steering <input checked="" type="checkbox"/> Remote Mirrors <input checked="" type="checkbox"/> Climate Control		
Power: <input checked="" type="checkbox"/> Steering <input checked="" type="checkbox"/> Windows <input checked="" type="checkbox"/> Door Locks <input type="checkbox"/> Seats		
Additional Equipment: _____		
Manufacturer _____ Model _____ Serial # _____		
<input type="checkbox"/> Tool Box <input type="checkbox"/> Light Bar <input type="checkbox"/> Ladder Rack <input type="checkbox"/> Utility Body: Brand _____ <input type="checkbox"/> Hitch: Type _____		
Location of Asset: <u>152 Twin Oaks Road Williamson GA 30292</u>		
For more information contact: <u>770-550-3589 Tall</u>		
Reminder: Do not close items on or surrounding a Holiday, on Friday nights, or Weekends. Stagger closing times by 10 minutes.		





















Vehicle Inspection Form

Inventory ID:

Asset Number:

Fair Market Value:

Short Description:

Year 2011 Make Ford Model Explorer

VIN: 1F M H K 7 B 8 4 B G A 2 2 1 6 3 2 Title Restriction: ☐ Y ☐ N

Odometer: 178910 ☒ Miles ☐ Kilometers Odometer Accurate ☐ Y ☐ N:

Long Description:

This Vehicle: ☒ Starts ☐ Starts with a Boost & ☒ Runs/Driveable ☒ Engine Runs ☐ Does Not Run ☐ For Parts Only

Engine- Type: 3.5L V 6 ☒ Gas ☐ Diesel Engine ☐ Propane/Natural Gas ☐ Gas/Electric Hybrid

Engine Condition: ☒ Runs ☐ Needs repair ☐ is in unknown condition Engine has low oil pressure,

Repairs needed: Transmission light on dash is on, but shifts and drives good

This vehicle was maintained every 5000 ☐ Days ☐ Hours ☒ Miles

Date Removed From Service: 2018 Maintenance Records: ☐ Available ☒ Not Available For Inspection

Transmission: ☒ Automatic ☐ Manual Speed Condition: ☒ Operable ☐ Needs repair ☐ Is Unknown Condition

Repairs Needed: Diagnostic light on dash is on, but shifts good

Drivetrain: ☒ 2 Wheel Drive ☐ 4 Wheel Drive Condition:

Exterior: Color: Black Windows: ☒ No Cracked Glass ☐ Cracked

Minor: ☒ Dents ☒ Scratches ☐ Dings Tire Condition: Great Tread: 90% #Flat Hubcaps #

Major Damage to:

Additional Damage:

Decals: ☒ None ☐ Have Been Sprayed or ☐ Have been Removed & ☐ Impressions Remain ☐ No Impressions

Emergency equip: ☐ None ☒ Has been removed & ☐ There are holes in the exterior ☒ There are no holes

Interior: Color Gray/Black ☒ Cloth ☐ Vinyl ☐ Leather

Damage to Seats: minor wear driver seat

Damage to Dash/Floor: None

Radio: ☒ Stock or ☐ Brand & Model: AM ☐ AM ☐ AM/FM ☐ AM/FM Cassette ☒ AM/FM CD

☒ AC (Condition: ☒ Cold ☐ Unknown) ☐ No AC Air Bags: ☒ Driver's Side ☒ Dual

☒ Cruise Control ☒ Tilt Steering ☒ Remote Mirrors ☒ Climate Control

Power: ☒ Steering ☒ Windows ☒ Door Locks ☐ Seats

Additional Equipment:

Manufacturer Model Serial #

☐ Tool Box ☐ Light Bar ☐ Ladder Rack ☐ Utility Body: Brand Hitch: Type

Location of Asset: 152 Twin Oaks Road Williamson Ga. 30292

For more information contact: Todd 770-550-3589

Reminder: Do not close items on or surrounding a Holiday, on Friday nights, or Weekends. Stagger closing times by 10 minutes.























GovDeals Equipment Inspection Form

Inventory ID: _____

Asset Number _____

Fair Market Value: _____

Short Description:

Year 7

Manufacturer New Holland - Ford

Model 162G HST

Please fill in or check

Long Description:

This Equipment: ☐ Starts ☐ Starts with a Boost & ☐ Is Operable ☐ Is not operable ☐ For Parts Only

Engine L, V 3cy ☐ Gas ☒ Diesel engine ☐ Hours 3433.9 ☐ Miles _____

This vehicle was maintained every _____ ☐ Hours

Engine Manufacture: Ford **Condition:** ☐ Is Operable ☒ Needs repair ☒ Is in Unknown Condition

Repairs needed: Fuel leak, Engine appears to have a knock, tractor has been without any parked for some time due to motor and fuel leak.

Transmission

Transmission: ☒ Automatic ☐ Manual _____ Speed _____ Transmission: ☐ Hours _____ ☐ Miles _____

Transmission Manufacture: _____ **Condition:** ☒ Is Operable ☐ Needs Repair ☒ Is Unknown

Repairs Needed: _____

Interior: Color _____ ☐ Cloth ☐ Vinyl ☐ Leather

Minor damage to: _____

Major damage to: _____

Radio: Brand _____ ☐ AM ☐ AM/FM ☐ AM/FM Cassette ☐ AM/FM CD

☐ Cruise Control Power: ☐ Steering ☐ Seats ☐ AC ☐ No AC **Condition:** ☐ Cold ☐ Unknown

Exterior: Color Blue / White **Windows:** ☐ No cracked glass ☐ Cracked _____

Minor ☐ Dents ☐ Scratches ☐ Dings **Tire Condition:** ☐ Low _____ ☐ Flat _____

Minor dents to: _____

Major damage to: _____

Of Wheels _____ # Of Axles _____ # Of Tracks _____

Dimensions: _____

Decals: ☐ None ☐ Have been sprayed ☐ Have been removed ☐ Impressions remain ☐ No impressions

Additional Equipment: Manufacturer _____ Model _____

Serial # _____ **Condition:** ☐ Is Operable ☐ Needs repair ☐ Is in Unknown Condition

Description: _____

Location of Asset: Pike County Parks and Recreation Authority - Williamson GA

For more information contact: Ray Wilkerson - 770-567-2027











Vehicle Inspection Form

Inventory ID:

Asset Number:

Fair Market Value:

Short Description:

Year 2005 Make Pontiac Model Bonneville GXP

VIN: 1G2H2S4Y45U209865 Title Restriction: ☐ Y ☒ N

Odometer: 122121 ☒ Miles ☐ Kilometers Odometer Accurate ☒ Y ☐ N:

Long Description:

This Vehicle: ☒ Starts ☐ Starts with a Boost & ☐ Runs/Driveable ☐ Engine Runs ☐ Does Not Run ☐ For Parts Only

Engine- Type: 4.6L V8 ☒ Gas ☐ Diesel Engine ☐ Propane/Natural Gas ☐ Gas/Electric Hybrid

Engine Condition: ☒ Runs ☐ Needs repair ☐ is in unknown condition

Repairs needed: SKIPS - bad gas

This vehicle was maintained every 5000 ☐ Days ☐ Hours ☒ Miles

Date Removed From Service: 2015 Maintenance Records: ☐ Available ☐ Not Available For Inspection

Transmission: ☒ Automatic ☐ Manual Speed Condition: ☒ Operable ☐ Needs repair ☐ Is Unknown Condition

Repairs Needed: _____

Drivetrain: ☒ 2 Wheel Drive ☐ 4 Wheel Drive Condition: _____

Exterior: Color: Blue/Gray Windows: ☒ No Cracked Glass ☐ Cracked _____

Minor: ☐ Dents ☐ Scratches ☐ Dings Tire Condition: good Tread: 1/2 #Flat _____ Hubcaps # 4

Major Damage to: _____

Additional Damage: _____

Decals: ☒ None ☐ Have Been Sprayed or ☐ Have been Removed & ☐ Impressions Remain ☐ No Impressions

Emergency equip: ☒ None ☐ Has been removed & ☐ There are holes in the exterior ☐ There are no holes

Interior: Color gray ☐ Cloth ☒ Vinyl ☐ Leather

Damage to Seats: excellent, 1 hole in driver seat

Damage to Dash/Floor: _____

Radio: ☒ Stock or ☐ Brand & Model: _____ ☐ AM ☐ AM/FM ☐ AM/FM Cassette ☒ AM/FM CD

☒ AC (Condition: ☒ Cold ☐ Unknown) ☐ No AC Air Bags: ☒ Driver's Side ☒ Dual

☒ Cruise Control ☒ Tilt Steering ☐ Remote Mirrors ☒ Climate Control

Power: ☒ Steering ☒ Windows ☒ Door Locks ☒ Seats

Additional Equipment: _____

Manufacturer _____ Model _____ Serial # _____

☐ Tool Box ☐ Light Bar ☐ Ladder Rack ☐ Utility Body: Brand _____ ☐ Hitch: Type _____

Location of Asset: 152 Twin Oaks Road Williamson GA 30292

For more information contact: Todd Goolsby 770-550-3589

Reminder: Do not close items on or surrounding a Holiday, on Friday nights, or Weekends. Stagger closing times by 10 minutes.





















PIKE COUNTY BOARD OF COMMISSIONERS

American Lung Association

SUBJECT:

Discussion of the American Lung Association Freedom from Smoking.

ACTION:

ADDITIONAL DETAILS:

ATTACHMENTS:

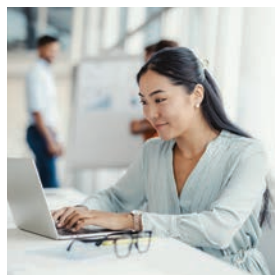
Type	Description
▣ Exhibit	American Lung Association Brochure

REVIEWERS:

Department	Reviewer	Action	Comments
County Clerk	Blount, Angela	Approved	Item Pushed to Agenda



America's premier
tobacco cessation
program



The real costs of tobacco use are staggering...

It works!

- Ranked most effective tobacco cessation program in a study of 100 managed care organizations conducted at Fordham University Graduate School of Business
- When combined with FDA-approved cessation medications, up to 57% of participants report quitting by the end of the program
- Employers can save nearly \$6,000 per year for every employee who quits smoking³



Fact: Cigarette smoking is responsible for more than 480,000 deaths per year.¹

Fact: Smoking-related illness in the U.S. costs more than \$600 billion a year, including over \$241 billion in direct medical care for adults and \$184 billion in lost productivity.²

Fact: 34.2 million Americans are smokers.² Of these, nearly half made a quit attempt in the past year.¹

Fight back with Freedom From Smoking®

The American Lung Association's highly effective tobacco cessation program is used by employers, hospitals, health plans and other organizations to help the individuals they serve become tobacco-free for life.

Unmatched flexibility

No other program offers in-person or virtual group, online, phone and self-help support resources that let you tailor a program to your organization's unique needs.

A systematic approach to quitting

Freedom From Smoking® helps participants develop a plan of action leading to quit day and provides the support they need to remain tobacco-free.

Scientific behavior-based methodology

Based on current addiction and behavior change models, the program addresses the difficulties of quitting in a sensitive, supportive style.

Meets current practice standards of leading health organizations and the Affordable Care Act

- Helps employers and health insurance plans meet Affordable Care Act requirements for tobacco cessation treatment as a preventive service
- Conforms to the smoking cessation counseling or advice core measure of the Joint Commission, the nation's oldest and largest standards-setting and accrediting body in health care
- Clinic program meets criteria for intensive tobacco cessation counseling covered by the latest Centers for Medicaid & Medicare Services' (CMS) decision memo
- Includes all components of an intensive intervention as outlined by the United States Department of Health and Human Services

¹ U.S. Department of Health and Human Services. The Health Consequences of Smoking—50 Years of Progress: A Report of the Surgeon General. Atlanta: U.S. Department of Health and Human Services, Centers for Disease Control and Prevention, National Center for Chronic Disease Prevention and Health Promotion, Office on Smoking or Health, 2014 [accessed 2018 Feb 22]

² Xu X, Shreshta SS, Trivers KF, Neff L, Armour BS, King BA. U.S. Healthcare Spending Attributable to Cigarette Smoking in 2014. Preventive Medicine. 2021. [https://www.ajpmonline.org/article/S0749-3797\(22\)00294-X/fulltext](https://www.ajpmonline.org/article/S0749-3797(22)00294-X/fulltext)

³ Berman M, Crane R, Seiber E, Munur M. Estimating the Cost of a Smoking Employee. Tobacco Control, Sept 2014; 23(5):428–33.

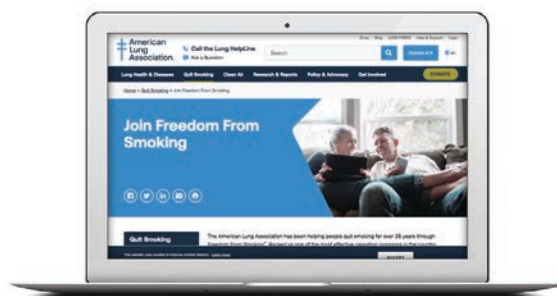
Flexible delivery options mean freedom of choice

There's a Freedom From Smoking® option for every person and every setting. No other tobacco cessation program offers the same range of options and solutions. Programs are available to address all forms of tobacco, including e-cigarettes, vaping and dual use. Each option is recognized as a reasonable alternative standard under the Affordable Care Act. Each program provides utilization reports and completion certificates.

Online – Work at Your Own Pace – \$99.95 per person; no minimums

Freedom From Smoking® Plus is an innovative behavior change program that's perfect for today's mobile lifestyles.

- Nine highly-interactive sessions split into three phases:
- Getting Ready to Quit, Quit Day and Staying Tobacco-free
- User-friendly interface creating a personal and convenient quit tobacco plan that can be accessed on desktop, tablet or smartphone – anytime, anywhere
- Fully updated with engaging activities, content and tools
- 12-month access upon individuals user activation
- Nicotine Replacement Therapy (NRT) services available



FreedomFromSmoking.org

Quitline – One on One Counseling – \$150 per person; minimum of 5

The American Lung Association HelpLine offers one-on-one telephone counseling services with certified tobacco treatment specialists.

- Eight proactive counseling sessions; unlimited inbound calls and customized quit plan
- Bilingual Spanish speaking counselors along with a live language interpretation service for over 250+ languages
- Enables individuals to ask specific questions as they prepare to quit tobacco
- Nicotine Replacement Therapy (NRT) services available



“What helped me quit was knowing that the minute I craved a cigarette, I was prepared. The other big thing was the group support. I never felt alone when I was quitting.”

With a Group (Onsite or Virtual) – Facilitator Training – \$400

Designate a staff member from your company to be trained as a facilitator to conduct clinic(s) as needed.

- Small in-person or virtual on-line group setting (up to 16 employees) offers personalized attention and peer support
- Eight session program over seven-weeks gives participants time to prepare to quit and practice being tobacco-free in a supportive environment
- Participant workbooks and relaxation exercises available in English or Spanish (additional fee)
- Enables individuals to ask specific questions as they prepare to quit tobacco

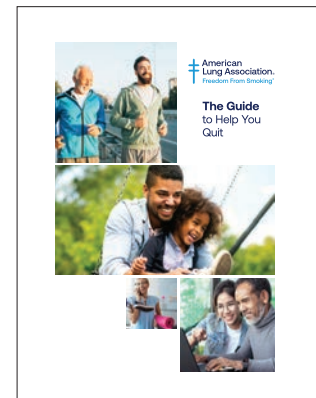


“What helped me quit was knowing that the minute I craved a cigarette, I was prepared. The other big thing was the group support. I never felt alone when I was quitting.”

On Your Own – Self Help Resource – \$5.99

Freedom From Smoking®: The Guide to Help You Quit Smoking is an interactive manual that addresses the difficulties of quitting with real-life advice, helpful activities and innovative graphic approach

- At-home tobacco cessation manual can be used independently or can supplement any of the options
- Winner – 2015 National Health Information Awards



Free Online Support Community Available – **Quit Now: Freedom From Smoking®**

All Freedom From Smoking® options include FREE access to our online support community, [FreedomFromSmoking.Inspire.com](https://freedomfromsmoking.inspire.com). Individuals can log on and discuss their challenges and success stories with others working to break their tobacco addiction.



A smart choice for businesses and individuals

The Affordable Care Act requires employers and health insurance plans to cover preventive services at no cost to insurance plan members. Tobacco cessation treatment is a preventive service required under this law for most health plans. Providing Freedom From Smoking® can fulfill this requirement, and can be used as a reasonable alternative standard if needed.

For more information, call your local American Lung Association office or visit [Lung.org/ffs](https://www.lung.org/ffs) today.

About the American Lung Association

The American Lung Association is the leading organization working to save lives by improving lung health and preventing lung disease through research, education and advocacy. The work of the American Lung Association is focused on four strategic imperatives: to defeat lung cancer; to improve the air we breathe; to reduce the burden of lung disease on individuals and their families; and to eliminate tobacco use and tobacco-related diseases. For more information about the American Lung Association, a holder of the Better Business Bureau Wise Giving Guide Seal, or to support the work it does, call **1-800-LUNGUSA** (1-800-586-4872) or visit: [Lung.org](https://www.lung.org).



Follow us on    

For more information, call 1-800-LUNG-USA, email helplineinfo@lung.org or visit [Lung.org/ffs](https://www.lung.org/ffs) today.

PIKE COUNTY BOARD OF COMMISSIONERS

First Reading of UDC and adoption of Zoning Map.

SUBJECT:

Approve/deny First Reading of an ordinance adopting the Pike County Unified Development Code (UDC) and the Pike County Official Zoning Map.

ACTION:

ADDITIONAL DETAILS:

ATTACHMENTS:

Type	Description
▣ Exhibit	UDC Code - First Reading
▣ Exhibit	Zoning Map

REVIEWERS:

Department	Reviewer	Action	Comments
County Clerk	Blount, Angela	Approved	Item Pushed to Agenda

APPENDIX A – UNIFIED DEVELOPMENT CODE

**Pike County Unified
Development Code**

UDC

FIRST READING

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ARTICLE 6. RR RURAL RESIDENTIAL

ARTICLE 7. R-1 SINGLE-FAMILY RESIDENTIAL

ARTICLE 8. R-2 SINGLE-FAMILY RESIDENTIAL

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ARTICLE 21. SUBDIVISION DESIGN STANDARDS

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ARTICLE 23. OFFICIAL ZONING MAP

ARTICLE 24. POWERS AND DUTIES OF VARIOUS OFFICIALS CONCERNING THIS UDC

ARTICLE 25. SIGN REGULATIONS

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ARTICLE 27. OFF-STREET PARKING REQUIREMENTS

ARTICLE 1. GENERAL

Sec. 101. Short title.

This document is entitled "Unified Development Code of Pike County, Georgia." It may also be known by and cited by the short title of "UDC."

Sec. 102. Authority.

The power of a local government to enact an ordinance such as this, which is intended to protect the public health, safety, and welfare, is provided by the Home Rule provisions of the Constitution and Laws of the State of Georgia.

Sec. 103. Jurisdiction.

This ordinance applies to all land within the unincorporated areas of Pike County, Georgia.

Sec. 104. Purposes.

- A. The UDC of Pike County, Georgia seeks to encourage the development of desirable land use patterns within Pike County in accordance with the Pike County Comprehensive Plan. The promotion of sound land use patterns is intended to reduce or eliminate the occurrence of certain conditions that can threaten the general health, safety, and welfare of the residents of Pike County. This ordinance should serve the following purposes:
 - 1. Reduce the occurrence of hazardous traffic patterns and general congestion.
 - 2. Secure safety from fire, panic, and other dangers.
 - 3. Assure that adequate light and air are provided.
 - 4. Prevent the overcrowding of land and undue concentration of population.
 - 5. Facilitate the adequate provision of public utilities and facilities.
 - 6. Promote adequate living conditions and sustained suitability of neighborhoods.
 - 7. Protect property against blight and depreciation.
- B. Additional benefits to the public interest that can accrue from the development of sound land use patterns are as follows:
 - 1. Efficient development and use of community utility networks.
 - 2. Economy in governmental expenditures.
 - 3. A higher level of convenience, order, prosperity, and aesthetics.

Sec. 105. Content.

This ordinance provides for the following:

- 1. Defines certain terms used in this ordinance.
- 2. Establishes certain land use districts and specifies the boundaries of those districts.
- 3. Provides procedures for administering and amending the ordinance.

-
4. Regulates the erection, alteration, and use of buildings and structures.
 5. Provides penalties for violation of this ordinance.
 6. Defines the power and duties, as they relate to this ordinance, of the board of commissioners, as well as such administrative officers, bodies, and agencies as the board of commissioners may establish for the efficient exercise of the zoning powers of Pike County under provisions specified in the Zoning Procedures Law (Ga. Code 1981, Section 36-66-1, enacted by Ga. L. 1985, p 1139, 1.), Paragraph 2-(b)(1). This includes at a minimum the zoning administrator, the planning and zoning board.
 7. Provides Development regulations related to subdivisions, landscaping, buffers, off-street parking and signs.
 8. Repeals conflicting ordinances.

Sec. 106. Related uniform development ordinances.

- A. *Uniform Development Standards Adopted by Reference:* The Georgia State Minimum Standard Building Codes, as adopted and amended by the Georgia Department of Community Affairs, are to be enforced in Pike County. The following uniform development standards are referred to frequently in the Pike County Zoning Ordinance and are adopted by reference as part of this Ordinance:

1. International Building Code, with Georgia Amendments.
2. International Fuel Gas Code, with Georgia Amendments.
3. International Mechanical Code, with Georgia Amendments.
4. International Fire Code, with Georgia Amendments.
5. International Plumbing Code, with Georgia Amendments.
6. National Electric Code, with Georgia Amendments.
7. International Residential Code, with Georgia Amendments.
8. International Energy Conservation Code, or ASHRAE 90.1, with Georgia Supplements and Amendments.
9. Manual for Erosion & Sediment Control in Georgia, GSWCC.
10. International Swimming Pool and Spa Code, with Georgia Amendments.
11. Georgia Stormwater Management Manual, Volume 1 and Volume 2, latest edition.
12. The latest edition of the Life Safety Code (NFPA 101), as adopted and amended by the Georgia State Fire Marshal's Office.

Copies of the above publications are available for public inspections in the Planning and Development Office.

Sec. 107. Conversion of previous zoning districts.

- A. Zoning districts as were established under the previous zoning ordinance of Pike County are hereby renamed to the following zoning district names and designations under this UDC, as shown in Table 107(A). All regulations, requirements, and provisions of this UDC applicable to a zoning district established under this section shall apply to the previously named zoning district as now named, as shown in Table 107(A).
- B. All special conditions and special stipulations imposed as conditions of rezoning of property prior to adoption of this UDC are hereby retained and reaffirmed and shall continue in full force and effect until such time as the property is rezoned or the prior zoning action of the board of commissioners is amended through the rezoning process established by this UDC.

Table 107(A): Conversion of Previous Zoning Districts

Previous Zoning District Designation	Zoning District Designation under this UDC
Residential Zoning Districts	
A-R	A-R
N/A	RR
R-6, DR-6, R-11, R-15, R-18	R-1
R-20	R-1
PRD	R-2
Commercial, Office and Institution Zoning Districts	
P-I	P-I
C-1	C-1
C-2	C-2
C-3	C-3
Industrial Zoning Districts	
M-1	M-1
M-2A	M-1
M-2B	M-2
M-2C	M-2

ARTICLE 2. DEFINITIONS OF TERMS USED

Sec. 201. Interpretation of certain common terms.

When used in this ordinance, the following words and phrases have the meaning as defined in this article. Terms not defined here have the same meaning as is found in most dictionaries, where consistent with the context. The terms "must," "will," and "shall" are mandatory in nature, indicating that an action has to be done. The term "may" is permissive and allows discretion regarding an action. When consistent with the context, words used in the singular number include the plural, and those used in the plural number include the singular. Words used in the present tense include the future. The word "developer" includes a "firm," "corporation," "co-partnership," "association," "institution," or "person." The word "lot" includes the words "plot" and "parcel." The word "building" includes the word "structure." The words "used" or "occupied" as applied to any land or building include in its meaning the words "intended," "arranged," or "designed," "to be used" or "occupied."

All terms not defined herein shall be defined as elsewhere in the Pike County Code. Terms not found in the Pike County Code shall be defined as in the Official Code of Georgia Annotated. Terms not found in the Official Code of Georgia Annotated shall be defined by the APA Planners Dictionary or Websters Dictionary.

Sec. 202. General definitions.

- A. **Administrative officer:** The person, officer or official or his/her authorized representative, whom the Board of Commissioners of Pike County has designated as its agent for the administration of these regulations. Unless otherwise specifically designated by the Board of Commissioners, the Planning and Development Director shall be the Administrative Officer.
- B. **Agriculture:** The raising of soil crops, livestock, fish, fowl, and commercial timber in a customary manner on tracts of land at least five (5) acres in size, including all associated activities. Retail selling of products raised on the premises is permitted provided that space necessary for the parking of customers' vehicles is provided off the public right-of-way.
- C. **Agriculture-tourism or agritourism enterprise:** An entity that owns or operates a farm (as that term is defined in section 202, subject to the limitations contained in this article) which offers to the public the opportunity to participate, observe or otherwise engage, for the purposes of recreation, education, or active involvement, in the farm's operation. An agriculture-tourism enterprise may engage in and conduct all those uses (whether primary or accessory or permitted as a matter of right or as a special use permit) in the agriculture-residential zoning district.
- D. **Agritourism:** The business or practice of offering to the general public the opportunity to visit a farm for recreation, education, entertainment, events or active involvement and participation in the operation and activities (other than as a contractor or employee) of the farm.
- E. **Airport:** A transportation terminal facility where aircraft take off and land.
- F. **Airstrip, private:** An area designated for the take-off and landing of private, non-commercial aircraft, with no terminal facilities and no scheduled take-offs and landings.
- G. **Alley:** A secondary way that affords access to the side or rear of abutting property.
- H. **Alteration:** Any change in the supporting members of a building, any modification or change in construction, any addition that increases the area or height, any change in use from that of one district classification to another, or movement of a building from one location to another.

I. **Antenna:**

1. Any exterior apparatus designed for telephone, radio or television communication through the sending and/or receiving of electromagnetic waves;
2. Communications equipment that transmits, received, or transmits and received electromagnetic radio frequency signals used in the provision of wireless services or other wireless communications; or
3. Communications equipment similar to equipment described in subparagraph (b) of this section used for the transmission, reception or transmission and reception of surface waves.
4. Antennas designed for television broadcasts, amateur radio use, or satellite dishes for residential or household purposes are not included within this definition.

J. **Antenna, domestic:** Any antenna, as defined in section 202, used primarily for residential purposes and which does not exceed eighteen (18) feet in height. In addition, thereto, this definition shall include any exterior apparatus (of whatever diameter) affixed to an amateur radio tower owned and operated by a federally licensed amateur radio station operator.

K. **Automobile service station:** A land use where gasoline, oils, greases, batteries, tires, and general automobile accessories may be provided, but where no part of the premises is used for the storage or dismantling of wrecked or junked vehicles.

L. **Bathroom:** A room, with a door that closes and locks, which must contain a sink, toilet and tub or shower.

M. **Bed and breakfast:** A building other than a hotel, used for overnight accommodation for compensation, provided that:

1. Guests normally stay no longer than seven (7) days;
2. Breakfast is the only meal served, if any, on the premises;
3. The building is not to be used for residential occupancy any length of time, other than by the owner of the bed and breakfast and his family.

N. **Berm:** A man-made earth mound of definite height and width maintained for landscaping and obscuring purposes. Berms are stabilized with grass or other approved groundcovers.

O. **Block:** A piece or parcel of land entirely surrounded by public highways or streets, other than alleys.

P. **Board of commissioners:** The Board of Commissioners of Pike County.

Q. **Boarding or rooming house:** A building designed for residential occupancy which has a common feeding area and which is used as a place to lodge three (3) or more persons for compensation.

R. **Buffer:** That portion of a lot established for open space purposes and intended to separate properties with different and possibly incompatible types of use. A buffer shall not be occupied with structures and facilities except for septic tank drain fields and as permitted by this ordinance. Where encroachment of the buffer is allowed, vegetation disturbance shall be kept to the minimum required for the installation and vegetation that is removed during the process shall be replaced with suitable landscape material that provides the same quality of screening.

S. **Buffer, Conservation:** Any land in permanent vegetation, designed to intercept pollutants, stabilize stream banks and other riparian areas and manage other environmental concerns. Conservation buffers include:

riparian buffers, filter strips, grassed waterways, shelter belts, windbreaks, living snow fences, contour grass strips, cross-wind trap strips, shallow water areas for wildlife, field borders, herbaceous wind barriers, and vegetative barriers. Conservation buffers may be either undisturbed or artificially enhanced, depending on the situation.

- T. **Buffer, Landscaping:** Any trees, shrubs, groundcovers, walls, fences, berms, space, or related landscaping features required by Ordinance on private lots, and privately maintained, for buffering lots from adjacent properties or public rights-of-way for the purpose of increasing visual or other aspects of privacy and aesthetics. The term 'landscaping buffer' shall be synonymous with the terms 'vegetative buffer', 'vegetated buffer', 'landscape buffer', and 'planted buffer' found throughout the Pike County Unified Development Code
- U. **Buffer, Undisturbed:** Any existing vegetation, trees, shrubs, and/or groundcovers, on private lots, and privately maintained, for buffering lots from adjacent properties or public rights-of-way for the purpose of maintaining visual or other aspects of privacy and aesthetics.
- V. **Building:** Any structure having a roof and intended for shelter, housing, or enclosure of persons, animals, or property of any kind.
- W. **Building, accessory:** A structure used for a purpose that is customarily incidental and subordinate to the principal use or structure, and located on the same lot as such a principal use or structure.
- X. **Building, principal:** The building on a lot in which the principal use of the lot is conducted.
- Y. **Building height:** The vertical distance of a building, measured from the average elevation of the finished grade at the front of the building to the highest point of the building.
- Z. **Building setback line:** The line that represents the distance a building must be set back from the boundary line of a lot, measured at the foundation of the building.
- AA. **Building official:** One of the persons, officers or officials or his authorized representative, whom the Board of Commissioners has appointed to administer and enforce the building code. Unless otherwise specifically designated by the Board of Commissioners, the Planning and Development Director shall be the Building Official.
- BB. **Campground, religious:** A retreat or meeting placed used for the conduct of religious worship, discussion and consultation, which may include recreational activities of an outdoor nature and overnight accommodations. A church as defined in section 202 may be included within the use, incidental to the primary function of said property as a campground. Any congregation, congregation being defined as two or more persons meeting together for religious purposes, meeting for regularly scheduled services, may meet no more than twelve (12) consecutive months from the date of the first meeting.
- CC. **Cemetery:** Land either already reserved for burial plots for the deceased, or which may, in the future, be so reserved; it may be maintained either by a family, a church or other place of worship, or a private corporation.
- DD. **Center line, street:** That line surveyed and monumented by the governing authority as the center line of a street, or if such a center line has not been surveyed, it is the line running midway between the outside curbs or ditches of the street.
- EE. **Church:** A building in which persons regularly assemble for religious worship, which is used only for such purpose, along with any accessory activities as are customarily associated therewith.

-
- FF. **Clinic:** An establishment where medical or dental patients are admitted for examination and treatment, but where there is no overnight lodging.
- GG. **Club or lodge:** An incorporated or unincorporated association for civic, social, cultural, religious, fraternal, literary, political, recreation, or like activities, operated for the benefit of its members and not open to the general public.
- HH. **Conservation subdivision:** Any division of real property designed to preserve greenspace and undeveloped land which meets the development and design requirements of Article 21 of the Pike County Unified Development Code (UDC), and which is approved by Pike County pursuant to the procedures as set forth therein.
- II. **Curb cut:** The point at which vehicular access is provided to an adjoining street from a lot.
- JJ. **Density:** The number of dwelling units per acre of land used for residential purposes. Unless otherwise stated, density figures are to be in terms of net acres, or the land devoted to residential use exclusive of streets, rights-of-way, public lands, wetlands, or other exclusions listed in specific zoning districts. See below for breakdown of different density designations:
1. **Low density residential** – A potential development that has individual lot areas of 5 acres and above or a maximum density of one unit per 5 acres.
 2. **Low to Medium density residential** – A potential development that has individual lot areas of 3 acres and above or a maximum density of one unit per 3 acres.
 3. **Medium density residential** - A potential development that has individual lot areas of 2 acres and above or a maximum density of one unit per 2 acres.
 4. **High density residential** – A potential development that has individual lot areas of 1 acre and above or a maximum density of one unit per acre.
- KK. **Domestic animal:** An animal that is accustomed to living in or about the habitation of humans, such as dogs, cats, birds, rabbits, hamster, turtles and the like. This definition does not include livestock.
- LL. **Drug abuse treatment and education program:** "Drug abuse treatment and education program" or "program" means any system of treatment or therapeutic advice or counsel provided for the rehabilitation of drug dependent persons and shall include programs offered in residential and/or non-residential settings. It otherwise complies with Chapter 290-4-2: Drug Treatment Program (Rules of the Department of Human Resources).
- MM. **Easement:** The right or privilege of using another's property, for purposes such as constructing and maintaining sanitary sewers, water mains, electric lines, telephone lines, storm sewers, gas lines, bicycle paths, pedestrian ways.
- NN. **Elevation, front:** The view of a building or group of buildings as seen from directly in front of the structure.
- OO. **Employee, full-time:** A person who works or is scheduled to work forty (40) hours per week for one (1) employer.
- PP. **Equipment, heavy:** See Georgia State Code §10-1-731
- QQ. **Event center, rural:** A venue typically located in a rural setting, with or without permanent structures, at which private social events not open to the general public are conducted, including but not limited to,
-

dances, meetings, parties, picnics, receptions, retreats, reunions, weddings, wedding rehearsals, wedding parties, or similar events, with or without live entertainment, where food and drink may be consumed on premises.

- RR. **Family:** One (1) or more persons related by blood, marriage, or adoption, living together as a single housekeeping unit. A family may also consist of no more than 4 unrelated people living together as a single housekeeping unit.
- SS. **Farm:** Any tract or parcel of land containing five (5) or more acres that is devoted to the raising of agricultural products, including, but not limited to, soil crops, livestock, fish, fowl, and commercial timber regardless of the quantity or value of production.
- TT. **Farm, Working:** A farm that is actively cultivating, operating or managing land for a profit and/or any place from which \$1,000 or more of agricultural products were produced and sold, or normally would have been sold, during the year.
- UU. **Fence:** A barrier erected upon, or immediately adjacent to, a property line for the purpose of separating properties, or for screening, enclosing, and/or protecting the property within its perimeter.
- VV. **Fence, Farm:** A fence, usually wood or wire, associated with active agricultural practices occurring on parcels not less than 5 acres in size.
- WW. **Fence, Living:** A continuous hedgerow of living, quality plant material planted and maintained for the purpose of enclosing or screening an area.
- XX. **Fence, Municipal:** A fence occurring on property owned by or under the jurisdiction of Pike County, Georgia government and/or its Boards and Authorities.
- YY. **Fence, Privacy:** An opaque fence constructed of wood, vinyl or other similar materials that blocks vision for the purpose of obscuring or screening an area from public view.
- ZZ. **Fence, Security:** A fence consisting of wood, vinyl, chain-link, or other similar materials that blocks access to potentially valuable or dangerous areas within a private or public property parcel.
- AAA. **Fence, Silt:** A temporary fence for erosion and sediment control purposes on a property undergoing land disturbance. Silt fence materials, construction, and installation must be in accordance with standards set in the latest edition of the "Manual for Erosion and Sediment Control in Georgia" provided by the Georgia Soil and Water Conservation Commission.
- BBB. **Fence, Temporary:** A fence briefly used for protection and stability of existing trees, structures, etc. during activity on a property parcel. The fence, usually composed of silt fence material or orange mesh, is removed upon full site stabilization.
- CCC. **Flea market:** A retail market located in commercial districts is usually held outdoors where antiques, used household goods, and curios are sold.
- DDD. **Flood boundary:** That area threatened by possible flood under normal to severe circumstance; determined as shown on the Flood Insurance Rate Map, published by the Federal Emergency Management Agency (FEMA), September 11, 2009.
- EEE. **Floor area:** The area of a dwelling exclusive of attic, basement, garage, carport, patios, and open porches measured from the exterior face of the exterior walls of a dwelling. Also, the gross leasable floor area for any business or industry is based on interior dimensions.
-

FFF. **Foster care child facilities:** A building or group of buildings, a facility or place in which is provided one (1) or more beds and other facilities and services - including rooms, meals and personal care for minors under the age of nineteen (19) years which complies with the rules and regulations contained in Chapter 290-2-5 (Rules and Regulations for Child Caring Institutions, Georgia Department of Human Resources). For the purposes of this ordinance, foster care child facilities are classified as follows:

1. *Foster home:* A private home where the foster parent(s) live which has been approved by the Georgia Department of Human Resources to provide twenty-four-hour care, lodging, supervision and maintenance for no more than six (6) children under the age of nineteen (19).
2. *Child caring institution:* A child-welfare agency that is any institution, society, agency or facility (whether incorporated or not) which either primarily or incidentally provides full-time care for children through eighteen (18) years of age outside of their own homes which has been approved by the Georgia Department of Human Resources to provide room, board, lodging, supervision and maintenance for six (6) or more children.

GGG. **Garage, public:** Any garage, other than a private garage, which is used for storage, minor repair, rental, servicing, washing, adjusting, or equipping of automobiles or other motor vehicles, but not including the storage of wrecked or junked vehicles.

HHH. **Garage, repair:** A public garage intended to be used to make major commercial automobile, motorcycle, lawn mower, or other motor vehicle repairs; such a use should meet the following development standards as well as all other applicable regulations:

1. All bodywork and painting must be conducted within a fully enclosed building.
2. No open storage of junk, wrecked vehicles, dismantled parts, or supplies visible beyond the premises is permitted.

III. **Garage or carport, private:** A covered space for the storage of one (1) or more motor vehicles belonging to the occupants of the lot and ancillary to the principal residential use on the lot. No business occupation or service may be conducted for profit within the private garage except a home occupation under conditions specified in section 202.

JJJ. **Garage or carport, private, double:** A garage or carport, private as defined in section 202 for the storage of at least, but no more than, two (2) motor vehicles and having a minimum width of nineteen (19) feet.

KKK. **Group development:** A group of buildings constructed on a plot of land not subdivided into customary streets and lots and which will not be so subdivided, intended to be operated under one (1) management or under a condominium type ownership arrangement, known herein as a group development project.

LLL. **Group home, transitional:** A residence where two (2) or more unrelated persons live that is under the supervision of a resident manager. Homes providing extended shelter and supportive services for individuals and/or families with the goal of helping them live independently and transition into permanent housing. Group homes shall not provide treatment of drug or alcohol dependency, or provide an alternative to incarceration.

MMM. **Home occupation, minor:** An occupation for gain or support conducted by resident(s) on the premises meeting the following criteria:

1. The home is being used solely for the purpose of maintaining a business address, with no work being performed on the premises, or the home is being used solely for the purpose of office administration,

record keeping and other clerical work. The sale of agricultural products grown on site at a private residence shall be considered a minor home occupation;

2. No employees or customers may come to the home as a business site, except for the sale of agricultural products grown on site; and
3. Use of the principal and/or accessory building(s) for the home occupation shall not exceed twenty-five (25) percent of the combined gross floor area of the principal and accessory buildings.
4. Only vehicles designed and used primarily as passenger vehicles (including pickup trucks) shall be used

NNN. Home occupation, general: An occupation for gain or support conducted by residents on the premises, ancillary and accessory to the main agricultural or residential use on the property, meeting the following criteria:

1. No home occupation shall employ more than two (2) persons who work on the premises but who do not reside in the dwelling located on the premises.
2. The home occupation must be incidental and subordinate to the residential use of the dwelling and must not change the residential character of the property.
3. No display of products shall be visible from the street.
4. Use of the principal and/or accessory building(s) for the home occupation shall not exceed twenty-five (25) percent of the combined gross floor area of the principal and accessory buildings.
5. No internal or external alterations shall be permitted which would change the fire rating for the structure.
6. No continuous unenclosed outside storage of materials or supplies used in connection with the home occupation shall be permitted, provided that this restriction shall not preclude the conduct of minor outside home gardening activities in conjunction with a home occupation.
7. All parking for the home occupation shall be located on the property and only in the side or rear yards.
8. Only vehicles designed and used primarily as passenger vehicles (including pickup trucks) shall be used

OOO. Hospice facility: A facility providing care to patients diagnosed with a terminal illness operated by a person or organization licensed as a hospice by the Georgia Department of Human Resources and which complies with Georgia Rules and Regulations 290-9-43.24 governing hospice care facilities.

PPP. Hotel: A building in which overnight accommodations, without separate cooking facilities, are provided to the public. The term "hotel" includes the terms "motel" and "tourist court."

QQQ. Industrialized building: Any structure or component thereof, which is, wholly or in substantial part, made, fabricated, formed, or assembled in manufacturing facilities for installation or assembly and installation on a building site and has been manufactured in such a manner that all parts or processes cannot be inspected at the installation site without disassembly, damage to, or destruction thereof; and which bears the insignia of approval issued by the Commissioner of the Georgia Department of Community Affairs.

RRR. Institution: A non-profit corporation, establishment, or entity; for public or semi-public use.

SSS. Intermediate care home: A facility that admits residents on medical referral. It maintains the services and facilities for institutional care and has a satisfactory agreement with a physician and dentist who will provide

continuing supervision including emergencies. It otherwise complies with the rules and regulations contained in Chapter 290-5-9: Intermediate Care Homes (Rules of the Georgia Department of Human Resources).

TTT. **Junkyard:** Any use involving the parking, storage or disassembly of three (3) or more junked vehicles, or wrecked or non-operable automobiles, trucks, or other vehicles; storage, bailing, or otherwise dealing in scrap iron and other metals, used plumbing fixtures, old stoves, old refrigerators, and other old household appliances, and used brick, wood, or other building materials. These uses are considered junkyards whether or not all or part of these operations are conducted inside a building or in connection with, in addition to, or accessory to other uses of the premises.

UUU. **Junked or abandoned motor vehicle:** Any wrecked or non-operable automobile, truck, or other vehicle that does not bear a current license plate. Any junked motor vehicle or parts thereof shall be stored in such a manner as to fully and completely enclose the junked motor vehicle or parts thereof to prevent it from being seen from any public street or from any other private property owned by anyone other than the owner of the junked motor vehicle or parts thereof. The shell of a vehicle used as yard art or a display shall not be considered a junk vehicle so long as all mechanical and environmental components have been removed.

VVV. **Kenel:** The housing for four (4) or more dogs, cats or other domesticated animals for the purpose of providing an income or revenue. For purposes of this definition, any domesticated animal over the age of six (6) months shall be included.

WWW. **Limited Lodging:** An owner-occupied accessory use of all or part of a residential dwelling unit by rental for temporary occupancy of no more than fourteen (14) consecutive days, and no longer than a total of forty-five (45) days per calendar year. The arrangement of such rental by the owner may be conducted through a booking agent.

XXX. **Livestock:** Domesticated cattle, horses, sheep, goats, pigs, cervidae animals, capradae animals, animal of the genus llama, flightless birds (ratites), fowl, and any other animal specifically raised for food or fiber.

YYY. **Loading space:** Space logically and conveniently located for pickup and delivery service, scaled to the vehicles expected to be used, and accessible to such vehicles at all time.

ZZZ. **Local Street.** A street used primarily to serve the abutting property and not part of the Pike County Thoroughfare Plan.

AAAA. **Legal Lot of Record.** A nonconforming lot or parcel that was legally permitted or created under prior ordinances. Any lot legally created under the ordinances in effect prior to the adoption of this Ordinance.

BBBB. **Lot:** A parcel of land under single ownership occupied or capable of being occupied by one or more buildings and customarily incidental accessory buildings or uses, including such open spaces as are required by this ordinance.

CCCC. **Lot, corner:** A lot located at the intersection of two (2) or more streets.

DDDD. **Lot, double frontage:** A lot, other than a corner lot, which has frontage on more than one (1) street.

EEEE. **Lot, frontage width:** The distance between side lot lines measured at the common boundary of the lot and a public road.

FFFF. **Lot, flag or panhandle:** Any lot for which the frontage width is less than the minimum required in the applicable zoning district.

GGGG. **Lot width:** The distance between side lot lines measured at the front building line. If a corner lot, the distance between lot lines measured along the front building line that parallels or more nearly parallels the rear lot line.

HHHH. **Master development plan:** A written and graphic submission for a planned development which represents a tract of land, proposed subdivision, the location and bulk of buildings and other structures, density of development, public and private streets, parking facilities, common open space, public facilities and all covenants relating to use thereof. The master development plan is submitted in conjunction with a rezoning application for the planned development district.

IIII. **Major Thoroughfare.** A street designed and built to move traffic at high speeds over long distances; such streets are designated as Major Thoroughfare in the Thoroughfare Plan. All U.S. highways are Major Thoroughfare.

JJJJ. **Marginal Access Street.** A local street parallel and adjacent to a major or minor thoroughfare which provides access to abutting properties with protection from through traffic.

KKKK. **Minor Thoroughfare.** A street designed and built to take traffic to and from major thoroughfares and to move traffic from one part of the county to another and designated as a Minor Thoroughfare in the Thoroughfare Plan. All state highways that are not also U.S. highways are Minor Thoroughfare unless shown on the Thoroughfare Plan as major thoroughfares.

LLLL. **Mini-warehouse/self-storage facility:** A structure or group of structures containing separate spaces or stalls which are leased for the storage of goods and personal property. An area for common storage of boats, travel trailers or other vehicles may be included.

MMMM. **Net buildable area:** The net buildable area is calculated by subtracting the floodplain and wetland acreage from the total project tract acreage. The resulting acreage is the net buildable area.

NNNN. **Mobile food service unit, Temporary:** A mobile food service unit is a motorized, wheeled vehicle designed and utilized for the preparation and sale of food and non-alcoholic beverage items to the general public, and whose operations are self-contained within the confines of the vehicle. Such vehicles shall operate in accordance with the laws of the State of Georgia, the rules, regulations and policies of the Georgia Department of Public Health for Mobile Food Services/Food Trucks, and the rules and regulations for food service of Pike County and the Pike County Health Department. Temporary mobile food service units cannot be located on the same lot for more than three (3) consecutive days.

OOOO. **Nursing home:** A facility that admits patients on medical referral only and for whom arrangements have been made for continuous medical supervision. It maintains the services and facilities for skilled nursing care, rehabilitative nursing care, and has a satisfactory agreement with a physician and dentist who will be available for any medical and/or dental emergency and who will be responsible for the general medical and dental supervision of the home. It otherwise complies with the rules and regulations contained in Chapter 290-5-8: Nursing Homes (Rules of the Georgia Department of Human Resources).

PPPP. **Official map:** The map entitled "The Official Zoning Map of Pike County, Georgia," indicating the locations of zoning district boundaries in Pike County.

QQQQ. **Open space:** Undeveloped land set aside permanently for common use. Conventional swimming pools, tennis courts, and associated parking areas are not considered open space for the purposes of this ordinance. Open space may include trails, picnic areas, park, gazebos, etc.

RRRR. **Overall development density:** Overall development density is calculated by dividing the net buildable area by the total number of proposed building lots.

SSSS. **Parking space:** The storage space for one (1) motor vehicle. (See Standard Building Code of SBCCI for dimension standards required of standard parking spaces and those accessible to handicapped persons.)

TTTT. **Personal care home:** Any dwelling, whether operated for profit or not which undertakes through its ownership or management to provide or arrange for the provision of housing, food service, and one or more personal services (including, but not limited to, individual assistance with or supervision of self-administered medication, assistance with ambulation and transfer and essential activities of daily living such as eating, bathing, grooming, dressing and toileting) for two (2) or more adults who are not related to the owner or administrator by blood or marriage and permitted by the Department of Community Health pursuant to Georgia Rules and Regulations Chapter 111-8-62.

UUUU. **Pet:** See domestic animal definition.

VVVV. **Planned industrial development:** An area within a planned development project designed for industrial uses with streets, utilities and common architectural controls regulated by a master development plan and restrictive covenants.

WWWW. **Planned shopping center:** An area within a planned development which contains a group of commercial establishments having a building composition that is an architectural unit and is not a miscellaneous assemblage of stores; and is planned, developed, analyzed as a unit, related in location, size and type of shops to the trade area that the unit serves, and provides on-site parking in relation to the types and size of stores.

XXXX. **Planning and Zoning Board:** The Pike County Planning and Zoning Board.

YYYY. **Plat:** A map, plan, or layout of a county, city, town, section, or subdivision indicating the location and boundaries of properties.

ZZZZ. **Public water:** Water service provided by Pike County Water and Sewerage Authority.

AAAAA. **Public sewer:** Sanitary sewer service provided or approved by Pike County and which does not constitute an "on-site sewage management system" as defined in O.C.G.A. § 31-2-7 and the Rules and Regulations of the Georgia Department of Human Resources, Public Health Division Section 290-5-26.02(gg).

BBBBB. **Recycling center:** A facility which may be held in public and/or private ownership and which is designated to sort and process materials (aluminum cans, glass, newspaper, tin, HPDE and PET plastics), which have been separated from waste normally discharged into sanitary landfills and sold for re-use in other markets.

CCCCC. **Right-of-way:** A strip of land designed, reserved, dedicated, or purchased for the purpose of pedestrian or vehicular access or utility line installation and owned by a county or municipality.

DDDDD. **Senior independent living facility:** A multiple family residential facility for persons over the age of fifty-five (55) that can live without daily assistance, but for which services and amenities may be provided within the building at the option of the resident, such as meals, socialization and recreation.

EEEE. **Shipping container:** A single rigid, reusable, metal (generally, corrugated) box (regardless of size or dimensions) the original purpose of which is to ship, transport, or store goods, regardless of whether it (1) is used on a temporary or permanent basis; (2) is used for its original or another purpose; (3) is or is not a building or structure; and (4) is referred to as a freight, cargo, International Standards Organization ("ISO"), intermodal, shipping, sea, ocean, storage, or Conex container, box or can or other name.

FFFF. **Shipping container, temporary:** A shipping container (including, PODS® or other similar containers) temporarily located on a parcel for the purpose of moving, (re)construction, remodeling, temporary storage, or the like, meeting the following criteria:

1. Be located on the parcel for no more than ninety (90) days. The above temporary requirement may be varied by the Pike County Planning and Zoning Board for good cause shown; provided however, that such a variance shall be explicitly limited to the time required for effectuation of the limited purpose for which the shipping container was or is sought to be placed on the parcel.
2. Have signage posted thereon providing (a) the name, address and telephone number of the company or person who owns (or otherwise has a property interest in) the same; (b) the name, address and telephone number of the person who caused the same to be placed upon the parcel; (c) the date the same was placed on the parcel; and (d) the date it is scheduled to be removed.
3. No more than one (1) temporary storage container or pod may be located on any one (1) parcel without the written authorization of the administrative officer.

GGGGG. **Shooting range, indoor:** An indoor facility for the safe shooting of firearms that complies with the technical and operation standards of The 2012 National Rifle Association ("NRA") Range Source Book, regardless of whether the facility is open to the general public or open only to private membership.

HHHHH. **Storage, continuous unenclosed outside:** Any on-premises storage of either raw materials or finished product located outside of a building and which is present or required by the ordinary use to which the parcel or tract is placed.

IIIII. **Story:** That portion of a building, not including a basement, between the surface of any floor and the surface of the floor next above it, or if there is no floor above, then the space between the floor and the ceiling next above it.

JJJJJ. **Story, first:** The lowest story of any dwelling that is not a basement or half story.

KKKKK. **Story, half:** Any portion of a story of a dwelling with a heated floor area less than two-thirds of the square footage of the entire footprint of the dwelling.

LLLLL. **Street or road, arterial:** A road that is on the Georgia State Highway System and is designated by a State Route number. Such a street primarily serves the purpose of moving traffic through the county. Connecting roads and access to adjacent property should be kept to a minimum on an arterial road, as these interfere with traffic flow, adversely affecting the capacity and safety of the road. (See Functional Classification of Thoroughfares in the Pike County Comprehensive Plan.)

MMMMM. **Street or road, collector:** A road that is not on the Georgia State Highway System. Such a road would usually serve to distribute traffic from individual lots to arterial streets or roads. They may also connect neighborhoods with one another. (See Functional Classification of Thoroughfares in the Pike County Comprehensive Plan.)

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- NNNNN. **Street or road, local:** A road that serves adjacent property by providing access to the road network. A local street or road is characterized by short trips, low speeds, and small traffic volumes. The design of this type of road should be toward eliminating through traffic. (See Functional Classification of Thoroughfares in the Pike County Comprehensive Plan.)
- OOOOO. **Street, Private.** A road or street that has not been accepted for maintenance by Pike County, and that is not owned and maintained by a state, county, city, or another public entity.
- PPPPP. **Street vendor:** Retail businesses licensed to operate without permanent facilities which include roadside stands, tents, carts and tables, or vehicle used for the purpose of retail sales of goods.
- QQQQQ. **Structure:** Anything constructed or erected that requires a fixed location on the ground or which is attached to something having a fixed location on the ground.
- RRRRR. **Subdivision, minor:** A division of land into five (5) or fewer parcels which does not include the development of a new street or road.
- SSSSS. **Subdivision, Major:** The division of a tract or parcel of land into six (6) or more lots which may or may not involve the construction of a new public or private street. A major subdivision shall also include any minor subdivision that includes interior improvements such as interior streets or interior utility system(s) and related infrastructure or requires the alteration of existing public streets.
1. This definition does not include the following:
 - a. The combination or recombination of portions of previously platted lots where the total number of lots is not increased and the resulting lots are at least equal to standards set forth in this ordinance.
 - b. The division of land among heirs by judicial decree.
- TTTTT. **Tower:** Any structure that is designed and constructed primarily for the purpose of supporting one (1) or more antennas, including but not limited to, self-supporting lattice towers, guy towers, or monopole towers. The term includes radio and television transmission towers, microwave towers, common-carrier towers, cellular telephone towers and the like. This definition does not include a tower, domestic, as defined in section 202.
- UUUUU. **Tower, domestic:** Any tower, as defined in section 202 used primarily for the purpose of supporting an antenna, domestic, and which does not exceed ten (10) feet in height. In addition thereto, the definition of tower, domestic, includes any amateur radio tower owned or operated by a federally licensed amateur radio station operator which is not greater than one hundred (100) feet in height.
- VVVVV. **Use:** Any purpose for which a building or tract of land may be designed, arranged, intended, maintained, or occupied; or any activity, occupation, business, or operation carried on, or intended to be carried on, in a building or structure or a tract of land.
- WWWWW. **Use, accessory:** A use or structure customarily incidental and subordinate to the principal use or structure, and located on the same lot as the principal use or structure.
- XXXXX. **Use, non-conforming:** Use of land and/or buildings that does not conform to the regulations and standards of the district in which it is located, which lawfully existed at the time of adoption of this ordinance and is allowed to continue under the provisions for non-conforming uses.
- YYYYY. **Use, principal:** The main purpose for which a lot is intended or for which it is used.
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ZZZZZ. Utility substation: Any public or private utility facility which is designed for the purposes of switching, storage, transfer, rebroadcast or other transmission or re-transmission purposes, exclusive of individual transmission line, which provides services including (but not limited to) cable television, telephone, gas and electricity

AAAAAA. Vacation Rental, Short-term: The use of all or part of an accessory dwelling unit/Guest quarters for the purposes of temporary occupancy, sleeping or lodging of no more than fourteen (14) consecutive days. Vacation rentals include the arrangement of such rental by the owner through a booking agent. Short-term vacation rentals require an approved special use permit and are subject to all regulations related to hotel and motel taxes. This is not to be considered limited lodging or a vacation home as defined herein.

BBBBBB. Variance: A permit issued by the Planning and Zoning Board that allows use of a parcel of land in a way that varies from the requirements for the district in which the property is located. See Article 4 for further details.

CCCCC. Wall: A solid, usually opaque, barrier erected upon a property for the purpose of separating properties, screening, enclosure, protection, and reconciling significant elevation differences. For the purpose of this Ordinance, 'wall' shall not refer to any load-bearing walls that are part of a building. For the purposes of this Ordinance, there are six general types of walls:

DDDDDD. Wall, Decorative. A low, freestanding wall consisting of brick, stone, block, timbers, or similar materials and constructed with a design that includes specific pattern elements or ornamentation. Decorative walls are usually not security or privacy walls and are often located well within the interior of a property parcel, such as a low, garden wall.

EEEEEE. Wall, Municipal. A wall occurring on property owned by or under the jurisdiction of Pike County, Georgia government and/or its Boards and Authorities.

FFFFF. Wall, Privacy. A freestanding wall constructed of brick, stone, block, timbers, or other similar materials that blocks vision for the purpose of obscuring or screening an area from public view.

GGGGGG. Wall, Retaining. A wall constructed of brick, stone, block, timbers, or other similar materials that quickly allows for necessary grade changes where horizontal space on a property may be limited. Also a wall constructed to hold back soil or rock from a building, structure, or a wall constructed to prevent the erosion of soil on steep slopes.

HHHHHH. Wall, Security: A freestanding wall constructed of brick, stone, block, timbers, or other similar materials that blocks access to potentially valuable or dangerous areas within a private or public property parcel.

IIIIII. Wall, Unsafe: A wall deemed unsafe by the Director of Planning and Development.

JJJJJJ. Wireless facility, small: Radio transceivers; surface wave couplers; antennas; coaxial, fiber optic or other cabling; power supply; backup batteries; and comparable and associated equipment, regardless of technological configuration, at a fixed location or fixed locations that enable communication or surface wave communication between user equipment and a communications network and the meet both of that following qualifications:

1. Each wireless provider's antenna will fit within an enclosure of no more than six (6) cubic feet in volume; and

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2. All other wireless equipment associated with the facility is cumulatively no more than twenty-eight (28) cubic feet in volume, measured based upon the exterior dimensions of height by width by depth of any enclosure that may be used. The following types of associated ancillary equipment are not included in the calculation of the volume of all other wireless equipment associated with any such facility:
- a. Electric meters;
 - b. Concealment elements;
 - c. Telecommunications demarcation boxes;
 - d. Grounding equipment;
 - e. Power transfer switches;
 - f. Cut-off switches; and
 - g. Vertical cable runs for connection of power and other services.
3. This term does not include a pole, decorative pole, or support structure on, under or within which the equipment is located or collocated or to which the equipment is attached and shall not include any wireline backhaul facilities or coaxial, fiber optic or other cabling that is between small wireless facilities, poles, decorative poles, or support structures or that is not otherwise immediately adjacent to or directly associated with a particular antenna.

KKKKKK. **Yard:** The open space on a lot that is left unoccupied with structures and facilities, except as permitted by this ordinance. A yard includes the area required by this ordinance for a setback.

LLLLLL. **Yard, front:** The open space on a lot located between the right-of-way boundary of the abutting street and the front most line or portion of an existing structure as extended to the lot lines to either side. Any yard lying between an abutting street and the building lines is considered a front yard. For example, in the case of a corner lot which is abutted on two (2) sides by streets, both yards abutting the streets would be front yards; setbacks and other development standards for front yards would apply to both of these yards.

MMMMMM. **Yard, rear:** The open space located between the rear property line and the rear most line or portion of an existing structure as extended to the side lot lines.

NNNNNN. **Yard, side:** The open space located between the side property line and the side most line or portion of an existing structure as extended to the front and rear lot lines.

OOOOOO. **Zoning Administrator:** The person, officer or official or his/her authorized representative, whom the Board of Commissioners of Pike County has designated as its agent for the administration of these regulations. Unless otherwise specifically designated by the Board of Commissioners, the Planning and Development Director shall be the zoning administrator.

PPPPPP. **Zoning district:** One (1) or more sections of Pike County, Georgia as delineated and designated on the official map, within which the zoning regulations are uniform.

Sec. 203. Housing definitions.

- A. **Conventional construction:** A dwelling unit constructed on the building site from basic materials delivered to the site; and which is constructed in accordance with the Standard Building Code of the International Residential Code (IRC), and meeting the following development standards:
1. The home has a minimum width in excess of sixteen (16) feet.
 2. The pitch of the dwelling unit's roof has a minimum vertical rise of four (4) feet for each twelve (12) feet of horizontal run, except that any such dwelling unit for which a building permit was applied prior to the adoption of this ordinance may be extended, enlarged or repaired as otherwise provided by this ordinance with the same roof pitch as that allowed by the aforesaid building permit.
 3. For purposes of this definition, a unit of conventional construction constructed outside the boundaries of Pike County may not be brought into Pike County and used as a dwelling if such home was constructed more than five (5) years from date application is requested.
 4. For purposes of this definition, no manufactured home (as defined in section 203(S—U)) may be attached to any conventionally constructed dwelling unit by means of breezeway, corridor or hallway.
- B. **DCA:** Georgia Department of Community Affairs of the State of Georgia.
- C. **Doublewide:** An obsolete term used to describe a mobile home or manufactured home having a width of generally between twenty (20) and twenty-eight (28) feet.
- D. **Dwelling:** A building or portion thereof designed, arranged, or used principally for residential occupancy, not including motels, hotels, boarding houses, or rooming houses.
- E. **Dwelling, barndominium or barn house:** A non-traditional single structure constructed with a common roof which includes:
1. A dwelling, single-family detached, with heated floor area, minimum which must separately meet the requirement for the zoning district in which it is located; and
 2. A barn, garage, or carport, private, workshop or storage space the square footage of which is not included in the calculation of the heated floor area.
- A barn (or other structure) detached from the dwelling is not included within this definition.
- F. **Dwelling, single-family detached:** A single residential detached building designed for or containing one (1) dwelling unit.
- G. **Factory-built housing:** An obsolete term used to describe an industrialized home. See definition of industrialized home.
- H. **Heated floor area, minimum:** The finished portion of a dwelling that is primarily intended and ready for human habitation and everyday use. A portion of a dwelling shall be deemed "finished" when:
1. It is heated;
 2. Its walls and floors are covered with a finished covering; and
 3. It is served by electricity with fixtures operated by functional outlets and switches which have been installed in compliance with any and all applicable building codes for occupancy.
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For purposes of this definition, the following portions of a dwelling shall not be considered "finished" even if served by utilities: crawlspace, attic, garage, carport, unfinished basement.

- I. **HUD:** U.S. Department of Housing and Urban Development.
- J. **Industrialized home:** A residential structure which is (either wholly or in substantial part) made, fabricated, formed or assembled in one (1) or more factory built sections or panels in manufacturing facilities for assembly and installation on a building site. An industrialized home is manufactured in such a manner that all parts or processes cannot be inspected at the installation site without disassembly, damage to or destruction thereof and which, when completed, meets or exceeds the requirements of any and all development standards for conventionally constructed site built housing. Any industrialized home must be designed to be permanently connected to a site-built foundation. No industrialized home shall be constructed with a chassis, as defined in 24 C.F.R. § 3280.902(a). It is the intent of this definition to include structures or components which are included within O.C.G.A. § 8-2-111(3) and 7 C.F.R. § 3550.10 or which are approved pursuant to the Rules and Regulations of the Department of Community Affairs of the State of Georgia and which bear an insignia of approval issued by the commissioner thereof.

In addition, any industrialized home shall meet the following standards:

- 1. The home has a minimum width in excess of twenty (20) feet.
 - 2. The pitch of the home's roof has a minimum vertical rise of four (4) feet for each twelve (12) feet of horizontal run, and the roof is finished with a type of material that is commonly used in conventional residential construction, except that any such home for which a building permit was applied prior to the adoption of this ordinance may be extended, enlarged or repaired as otherwise provided by this ordinance with the same roof pitch as that allowed by the issued building permit.
 - 3. The exterior siding consists of wood, hardboard, vinyl, brick, masonry, or aluminum (vinyl-covered or painted, but in no case exceeding the reflectivity of gloss white paint) comparable in composition, appearance and durability to the exterior siding commonly used in conventional residential construction.
 - 4. The home, if constructed outside of the boundaries of Pike County, may not be brought into Pike County and used as a dwelling if such home was constructed more than five (5) years from the date on which the application is requested.
 - 5. Any person desiring to locate or place an industrialized home within Pike County shall comply with the requirements of section 408 and section 419 of this ordinance.
 - 6. For purposes of this definition, no manufactured home as defined in section 203 may be attached to any industrialized home by means of breezeway, corridor or hallway.
- K. ***Manufactured home, Class A:***
- 1. A dwelling unit fabricated in an off-site facility for installation or assembly at the building site, bearing a label certifying it is constructed in compliance with the Federal Manufactured Home and Standards Act 42 U.S.C. 5401-5445 (the HUD Code, which became effective on June 15, 1976), and meeting the following development standards:
 - a. Minimum width in excess of sixteen (16) feet.
 - b. The pitch of the home's roof has a minimum vertical rise of four (4) feet for each twelve (12) feet of horizontal run, and the roof is finished with a type of shingle that is commonly used in conventional residential construction, except that any such home for which a building permit was applied prior to

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- the adoption of this ordinance may be extended, enlarged or repaired as otherwise provided by this ordinance with the same roof pitch as that allowed by the aforesaid building permit.
- c. The exterior siding consists of wood, hardboard, vinyl, brick, masonry, or aluminum (vinyl covered or painted, but in no case exceeding the reflectivity of gloss white paint) comparable in composition, appearance, and durability to the exterior siding commonly used in conventional residential construction.
 - d. Piers/footings must be a minimum of twenty-four (24) inches by twenty-four (24) inches and six (6) inches deep.
 - e. A curtain wall, un-pierced except for required ventilation and access and constructed of masonry, is installed so that it encloses the area located under the home to the ground level. Such a wall shall have a minimum thickness of four (4) inches.
 - f. The tongue, axles, transporting lights, and towing apparatus are removed after placement on the lot and before occupancy.
 - g. A minimum three (3) foot by three (3) foot attached porch on front and back of home.
 - h. For purposes of this definition, no manufactured home as defined in Section 203 may be attached to any other Manufactured Home, Class A by means of breezeway, corridor or hallway.
2. All manufactured homes must be installed in accordance with O.C.G.A. § 8-2-160 et seq.
 3. Landings of the requisite composition and size as per Section 1113 of the Standard Building Code of the Southern Building Code Congress International, with said provisions being expressly incorporated by reference herein as part of this requirement.
 4. Manufactured homes are not permitted to be used as storage buildings.
- L. **Manufactured home, Class B.** A dwelling unit fabricated in an off-site facility for installation or assembly at the building site, bearing a label certifying it is constructed in compliance with Federal Manufactured Home Construction and Safety Standards Act 42 U.S.C. 5401-5445 (the HUD Code, which became effective on June 15, 1976), but does not satisfy the criteria necessary to qualify the unit as a Class A manufactured home. All manufactured homes must be installed in accordance with 8-2-160, et seq. of the Official Code of Georgia Annotated. Manufactured homes are not permitted to be used as storage buildings.
- M. **Manufactured home, Class C.** Any manufactured home that does not meet the definitional criteria of a Class A or Class B manufactured home (not constructed to the HUD Code). All manufactured homes must be installed in accordance with 8-2-160, et seq. of the Official Code of Georgia Annotated. Class C manufactured homes must meet the construction standards specified in ANSI A119.1. Compliance with ANSI A119.1 may be determined by any of the following procedures:
1. For Class C manufactured homes, which are proposed to be located within Pike County for the first time or which are proposed to be relocated within Pike County, the Pike County administrative officer must inspect the unit and determine what (if anything) is needed to bring the unit up to the standards of ANSI 119.1. Upon determining that the unit meets ANSI 119.1 standards and that the provisions of all other applicable Pike County ordinances are met by the proposed placement of the manufactured home, the administrative officer will issue the permit for placement of the manufactured home.
- N. **Manufactured home space:** An area of land within a planned manufactured home community designed to accommodate one (1) manufactured home.
- O. **Manufactured housing:** A general term used to describe a type of housing that is produced, either completely or partially in a factory, including manufactured homes, modular homes, and industrialized homes.
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- P. **Mobile home:** An obsolete term used to describe a manufactured home.
- Q. **Mobile home park:** An obsolete term used to describe a planned manufactured home park. See definition of planned manufactured home community.
- R. **Modular home:** A factory-fabricated single-family dwelling that is constructed in one (1) or more sections and complies with the definition of industrialized home.
- S. **Mother-in-law suite/Guest Quarters:** An accessory structure to a dwelling, single-family detached that meets the following development standards:
1. Shall be located in the rear yard only, unless on a parcel larger than 10 acres.
 2. Shall be a maximum of 1500 square feet or 50% of the primary resident, whichever is less.
 - a. Square footage is measured using heated floor area.
 3. Only one mother-in-law suite/guest quarters is allowed per parcel.
 4. Shall not be rented.
 5. Garage/Carport are not allowed in the following zoning districts R-1, and R-2.
 6. Shall be ancillary to an existing principal dwelling and built after or during construction of the principal dwelling.
- T. **National Manufactured Home Construction and Safety Standards:** The national building code for all manufactured homes built since June 15, 1976, written and administered by the U.S. Department of Housing and Urban Development; also known as the "HUD Code."
- U. **Pre-fabricated home:** A general term used to describe any home constructed in a factory setting including manufactured homes, modular homes, and industrialized homes.
- V. **Recreational vehicle:** A vehicle designed as a temporary dwelling for travel or recreational uses. Also referred to as, camping trailers, travel trailers, camper pick-up coaches, and motorized homes.
- W. **Residential occupancy:** Stay at a dwelling, for any length of time, when such dwelling is the occupant's primary address of domicile.
- X. **Sectional home:** A general term used to describe any home constructed in a factory setting, especially manufactured homes.
- Y. **Single-wide:** An obsolete term used to describe a mobile home or manufactured home having a width of between eight (8) and sixteen (16) feet.
- Z. **Site-built home:** See definition of conventional construction.
- AA. **Stick-built home:** See definition of conventional construction.
- BB. **Trailer:** An obsolete term used to describe a manufactured home.
- CC. **Trailer court:** An obsolete term used to describe a planned manufactured home community. See definition of planned manufactured home community.
- DD. **Trailer park:** An obsolete term used to describe a planned manufactured home community. See definition of planned manufactured home community.
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- EE. **Travel trailer:** A vehicle designed as a temporary dwelling for travel or recreational uses, not more than eight (8) feet in width and not more than thirty (30) feet in length.
- FF. **Travel trailer park:** A lot on which are parked two (2) or more travel trailers for a period of less than thirty (30) days.
- GG. **Wall, curtain:** A nonbearing wall between columns or piers and which is not supported by girders or beams, but is supported on the ground.

Sec. 204. Sign definitions.

- A. **Abandoned Sign:** Any sign that contains or exhibits broken panels, visible rust, visible rot, damaged support structures, or missing letters or which is otherwise dilapidated, unsightly, or unkempt, and for which no person accepts maintenance responsibility.
- B. **Audible Sign:** Any sign which emits a sound which is audible or emits a signal which can be converted into audible sounds, whether by radio or other means.
- C. **Awning/Canopy Sign:** Any sign that is a part of, or attached to, an awning, canopy or other fabric, plastic or structural protective cover over a door, entrance, window, or outdoor service area. A marquee is not a canopy.
- D. **Banner:** A sign other than a flag with or without characters, letters, illustrations or ornamentation applied to cloth, paper, or fabric that is intended to be hung either with a frame or without a frame. Neither flags nor canopy signs are considered banners.
- E. **Beacon:** Any light with one or more beams directed into the atmosphere or directed at one or more points not on the same lot as the light source; also, any light with one or more beams that rotate or move. A Beacon is considered a prohibited sign unless otherwise required by Federal and/or State law, rule or regulation.
- F. **Changeable Copy Sign:** Any sign that incorporates changing lights, lettering, or images to form a sign message or messages, whether such changes are accomplished electronically or manually.
- G. **Electronic Sign:** Any sign that, through computer programming, may exhibit illuminated changeable copy, flashing and /or scrolling elements, and /or illuminated, changeable graphics on a fixed display surface.
- H. **Flag:** Any fabric or bunting containing colors, patterns, or symbol used as a symbol of a government or other entity or organization.
- I. **Flashing Sign:** A sign, the illumination of which is not kept constant in intensity at all times when in use and which exhibits marked changes in lighting effects.
- J. **Marquee Sign:** Any permanent roof-like structure projecting beyond a building or extending along and projecting beyond the wall of the building, generally designed and constructed to provide protection from the weather. A marquee sign is prohibited. See Section 158.10
- K. **Obscene:** Material is obscene if to the average person, applying contemporary community standards, taken as a whole, it predominantly appeals to the prurient interest, that is, a shameful or morbid interest in nudity, sex or excretion; the material taken as a whole lacks serious literary, artistic, political or scientific

value; and the material depicts or describes, in a patently offensive way, sexual conduct specifically defined as:

- a. acts of sexual intercourse, heterosexual or homosexual, normal or perverted, actual or simulated;
- b. acts of masturbation;
- c. acts involving excretory functions or lewd exhibition of the genitals;
- d. acts of bestiality or the fondling of sex organs of animals; or (e) sexual acts of flagellation, torture, or other violence indicating a sadomasochistic sexual relationship.

- L. **Out-of-Store Marketing Device:** Any facility or equipment which is located outside of a primary building on a site zoned for non-residential uses, which is used for the primary purpose of providing a product or service without the owner's or agent's immediate presence, and which is manufactured to include a color, form, graphic, illumination, symbol, and/or writing thereon to communicate information regarding the product or service provided thereby to the public. Examples of out-of-store marketing devices include: fuel pumps, bank ATM units, vending machines, newspaper racks, drink machines, ice boxes, and phone booths. Where such out-of-store marketing devices are too small to be legible to the traveling public on neighboring rights-of-way and are otherwise non-removable without damage to the equipment's surface, they do not require a permit and are not subject to overall sign limitations for the lot on which they appear.
 - M. **Pennant; Streamer:** Any lightweight plastic, fabric, or other material, whether or not containing a message of any kind, suspended from a rope, wire, or string, usually in a series, designed to move in the wind.
 - N. **Portable Sign:** A sign which is not permanently affixed to the ground or to a structure, including but not limited to signs on trailers or signs mounted or painted on vehicles which are parked in such a manner as to serve the purpose of a sign.
 - O. **Public Sign:** Any sign erected by a governmental entity.
 - P. **Roof Sign:** Any sign erected and constructed wholly on and over the roof of a building or supported by the roof structure.
 - Q. **Sign:** A sign is an object, device, display, or structure thereof, displayed outdoors or visible from a public way, which is used to advertise, identify, display, direct or attract attention to an object, person, institution, organization, business, product, service, event or location; or to express a point of view, by any means including words, letters, figures, designs, symbols, advertising flags, fixtures, colors, illuminations or projected images. Each substantially different face of a sign shall constitute a separate sign.
 - R. **Sign Area:**
 - 1. The area of the smallest rectangle within which all elements of a flat sign are contained (a flat sign being one with two display surfaces facing exactly opposite directions, or one display surface if against the wall of a building); or the maximum projected surface area (projected in one direction) of any other sign.
 - 2. Supporting structures for signs shall not be counted in the sign area, provided such supporting structures consist of posts, hangers, or brackets of the minimum number and size necessary to support the sign. A wall or fence on which a sign is mounted shall not be counted in the sign area, provided it serves primarily to enclose, divide, or protect an area.
 - S. **Sign, Free Standing:** A sign that is not mounted on a principal building.
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- T. **Sign, Monument:** A freestanding sign having the appearance of a solid base of landscape construction materials such as brick, stucco, stonework, textured wood, tile or textured concrete materials compatible with the materials of the primary structure on the subject property.
 - U. **Sign, Non-Conforming:** Any sign that does not conform to the provisions of this Chapter at the effective date of this Chapter, or any amendment thereto.
 - V. **Sign, Traffic Control:** A sign to regulate the safe and ordered flow of vehicular and pedestrian traffic.
 - W. **Sign, Wall:** A sign which is mounted parallel on the exterior surface of a building in which the activity advertised by the sign is located.
 - X. **Window Sign:** Any sign that is placed inside a window or upon the window panes or glass, either inside or outside the building, and is visible from the exterior of the structure.

ARTICLE 3. ESTABLISHMENT OF DISTRICTS

Sec. 301. Districts established.

- A. *Districts:* For the purposes of this ordinance, Pike County is divided into districts for the purpose of establishing zoning regulations as follows:
1. A-R Agricultural and residential
 2. RR Rural residential
 3. R-1 Single-family residential
 4. R-2 Single-family residential
 5. P-I Professional Institutional
 6. C-1 Highway commercial
 7. C-2 Neighborhood commercial
 8. C-3 Heavy commercial
 9. M-1 Manufacturing Light
 10. M-2 Manufacturing Heavy
- B. *Overlay districts:* In addition, overlay districts apply additional standards to specific areas which may lie within any of the above districts. Those districts are as follows:
1. S-1 Sensitive land—Flood damage prevention
 2. S-2 Sensitive land—Watershed protection
 3. S-3 Sensitive land—Groundwater recharge protection
 4. S-4 Sensitive land—Wetlands
 5. S-5 Sensitive land—Flint River Corridor Protection Area
 6. Highway 19 and 41 Overlay district

Sec. 302. Districts explained.

- A. Districts are areas of land within Pike County to which different development requirements and standards are applied. These differences are intended to promote the separation of incompatible uses, encourage sound land use patterns, and retain the character of the community. Although this ordinance establishes the locations of districts as indicated on the official map, a district may be changed in the future in order to meet changing needs.
- B. In making the decision to change a district, the points contained in section 410, as well as Table 107 (A): Conversion of Previous Zoning Districts must be considered by the planning and zoning board as well as the board of commissioners.

ARTICLE 4. GENERAL PROCEDURES

Sec. 401. Initial information.

- A. Article 4 outlines the procedures to be followed in order to comply with the requirements of this ordinance. Initial information about the ordinance may be obtained from the zoning administrator.
- B. The zoning administrator will provide and maintain copies of the ordinance for review and/or sale.

Sec. 402. Compliance with zoning ordinance required.

- A. No building is to be erected, used, occupied, moved, or altered in a manner that does not conform to the requirements specified for the district in which it is located.
- B. The only exception to this requirement is that all buildings or uses which lawfully existed at a particular location at the time this ordinance was adopted may be continued but only, as provided in section 403, "Continuance of non-conforming uses."

Sec. 403. Continuance of non-conforming uses.

Invariably, at the time a land use and development control ordinance is adopted or amended, certain uses which lawfully existed prior to the adoption or amendment will not conform to the regulations and standards for the districts in which they are located. These are known as non-conforming uses, and in order to feasibly adopt the ordinance and so as not to cause undue economic hardship on owners of non-conforming uses, these uses are allowed to continue under special conditions as outlined in the following parts of this section:

- A. Where a non-conforming use of a building or lot has ceased for more than twelve (12) consecutive months and any part of that twelve-month period occurs after the adoption of this ordinance or where a nonconforming use has changed to a permitted or conforming use, further use of the building or lot shall be in conformance with the standards and requirements for the district in which it is located.
- B. A non-conforming use shall not be extended or altered unless the extension or alteration is in conformance with the requirements of this ordinance.
- C. A non-conforming use which is altered or extended shall meet applicable Pike County building codes and development regulations. When an applicant seeks a building permit for the extension or alteration of a nonconforming use, the zoning administrator or their designee will inspect the unit and determine what (if anything) is needed to bring the unit into conformance with applicable building codes and development regulations. Upon determining that the unit meets applicable building codes and development regulations, he will issue the building permit for the non-conforming use.
- D. A non-conforming structure may be repaired, maintained and, in case of destruction, replaced, so long as any such repair, maintenance or replacement does not in any way increase its nonconformity, and it remains otherwise lawful.

Sec. 404. Height of fences and walls in a residential and commercial zoning district.

- A. No fence shall exceed six (6) feet in height above the adjoining ground level in any residential zoning district. Fences in the front yard are only allowed in the A-R and RR zoning districts.
- B. No fence shall exceed eight (8) feet in height above the adjoining ground level in any non-residential zoning district.
- C. No fence shall encroach into the public right-of-way.
- D. Barbed wire or other sharp, pointed fence material shall be allowed on property zoned A-R for the purpose of livestock constraint.
- E. Barbed wire or other sharp, pointed fence material shall be allowed at the top of fences on property zoned C-3, M-1, and M-2.
- F. A fence a minimum of four (4) feet in height shall be required for all swimming pools with a minimum of 24 inches of water. (See ICC requirements for pool enclosures)

Sec. 405. Building permit required.

- A. The developer or other person wishing to do any of the following must first apply to the building official for a building permit:
 - 1. Excavation or filling of a lot for the construction of a building.
 - 2. Erection, movement or demolition of a building, greater than one hundred twenty (120) square feet gross floor area.
 - 3. Enlargement or other work on an existing building where it is determined by the building official that inspection of the work is necessary. The building official shall maintain a list of work that requires a permit within his office.
 - 4. Installation of a manufactured home or industrialized building.
- B. No electrical service will be made available to the site of new construction until a building permit is secured.
- C. The building permit must be applied for either by the owner of the land upon which the proposed building or alteration is to be located, or by the contractor doing the work.
- D. The applicant may obtain a building permit application from the building official. He should complete the application form and submit it to the building official, together with any supporting documentation which the building official may specify.
- E. No application will be accepted from any person who is in violation of the zoning ordinance. If an applicant for a building permit is, at the time of such an application, determined by the building official to be in violation of the zoning ordinance, then the building official will be prohibited from accepting or processing any application from that applicant until the applicant voluntarily removes or changes the cause of the violation and ceases to be in violation. The applicant must notify the building official that he has ceased the violation and obtain a release from the zoning administrator as to the violation.
- F. When the applicant has ceased to be in violation of this ordinance, the building official will then accept the application for the building permit.
- G. Before a building permit is issued by the building official, the Pike County Health Department must approve the proposed water supply and sewage disposal facilities required in connection with the

proposed building or structure. In areas served by a public water and sewage system, the health department may elect to waive the requirement for approval. After study of the site of a proposed use, the health department may require for health reasons that all or any portion of the site not be used for the intended purpose. The health department may also set a minimum lot size larger than that required by this ordinance. The county health department will either approve or disapprove the water and sewer facilities within thirty (30) days of receipt of the application from the zoning administrator, providing a written decision, including reasons for the decision.

- H. Except as otherwise provided by this ordinance, an existing use which is altered or extended must meet applicable uniform development ordinances and standards as adopted by the county. Information about applicable development ordinances and standards may be obtained from the building official.
- I. The building official is in charge of issuing building permits. The building permit will be issued if, upon review of the application, the building official is satisfied that the proposed project can meet the requirements of this ordinance and all other applicable ordinances. The building official may require the submission of additional information in order to determine if the proposed project meets the requirements of this ordinance.
- J. If the building official determines that the proposed project as presented in the building permit application will not satisfy the requirements of this ordinance, he will not issue a building permit. He will notify the applicant in writing within ten (10) days of the submission of the application, stating reasons for the refusal. The applicant will then need to confer with the building official to determine what he needs to do in order to comply with the ordinance and be eligible for a building permit.
- K. Work or construction authorized by a permit must commence within one hundred eighty (180) days after the date of issuance. The building official may grant an extension of time in which to commence work or construction for an additional one hundred eighty (180) days, upon written request and a showing of justifiable cause. Any extension granted by the building official shall be documented in writing. In the event work is not commenced within the time authorized, the permit shall be void. If construction has begun on an approved project and then ceases before the project has been completed, construction must restart within twelve (12) months from the time that it was stopped or the permit will become invalid and a new one must be applied for if construction of the project is desired to resume at a future date. Records of the building permits, applications and supporting materials will be maintained by the building official.
- L. All newly constructed buildings, as well as additions, extensions or enlargements of structures must comply with all building codes in effect in Pike County. The building official will explain the procedures and timing of inspections to determine if work meets applicable codes.
- M. The building official may revoke any building permit where there has been any false statement or misrepresentation as to a material fact or condition in the application or plans on which the permit was based, and upon such revocation, all construction, improvements or alterations as authorized by such permit or approval, shall cease until a valid building permit is issued.
- N. The demolition and removal of a building as defined herein shall require a demolition permit. Such permit shall be valid for a period of ninety (90) days. The permittee shall be required, as part of the demolition project to remove all structure remnants, materials, debris, junk and equipment from the demolition site. The permittee shall also be required to meet soil erosion and sedimentation control requirements, including the permanent re-vegetation of the site.
- O. The demolition and removal of a building as defined herein that has been issued a notice of violation per the Pike County Minimum Housing and Standards Code shall require a demolition permit. Such permit shall be valid for a period of thirty (30) days. The permittee shall be required, as part of the demolition project, to remove all structure remnants, materials, debris, junk and equipment from the demolition site. The permittee shall also be required to meet soil erosion and sedimentation control requirements, including the permanent re-vegetation of the site. The remodel or repair of any structure issued a notice

of violation per the Pike County Minimum Housing and Standards Code shall require a building permit and submittal of an action plan to be approved by the building official.

Sec. 406. Certificate of occupancy required.

- A. A certificate of occupancy is required *before* a structure for which a building permit has been issued or where a change in use of the building has occurred may be occupied or used. The certificate of occupancy must be signed by the zoning administrator or their designee and attest that to the best of his knowledge all requirements of this ordinance have been met. The owner/contractor will then receive the certificate of occupancy to be used as confirmation that he has complied with the provisions of this ordinance.
- B. The zoning administrator or their designee will issue the certificate of occupancy upon notification by the building inspectors that all applicable building codes and other uniform development standards and ordinances have been met. However, if the building inspectors finds that all requirements of such ordinances have not yet been met when the owner/contractor seeks a certificate of occupancy, the zoning administrator will not issue the certificate of occupancy. The owner/contractor will then need to confer with the building inspector to determine what he needs to do in order to comply with the ordinance and be eligible for a certificate of occupancy.
- C. Certificate of completion may be issued by the building official to construction projects where the building of the structure is complete, but interior alteration or build-out may be proposed prior to occupancy. A structure or a portion of a structure receiving a certificate of completion shall not be occupied until the certificate of occupancy for the same is issued.
- D. Notice of approval may be issued by the building official to confirm that a particular system (HVAC, plumbing, electrical, etc.) has passed the prescribed inspections and tests necessary for the operation of such a system.

Sec. 407. Appeals

- A. Appeals of a zoning decision, as defined by OCGA §36-66-3 (4), except for Special Use Permits, shall be by way of de novo review by the Pike County Superior Court pursuant to OCGA §36-66-5.1 (a) (1).
- B. Appeals of a decision made by a quasi-judicial officer, board, or agency as defined by OCGA §36-66-3 (1.1), which may include but is not limited the Pike County Zoning Administrator, Building Official, and/or Planning and Zoning Board (PZB), as well as appeals of decisions related to Special Use Permits, such appeals shall be made by way of appellate review by the Pike County Superior Court pursuant to its appellate jurisdiction from a lower judicatory body as provided in OCGA §36-66-5.1 (a) (2).
 - 1. In connection with appeals of a quasi-judicial officer, board, or agency, Pike County designates the Director of Planning and Development as the Pike County official to approve or issue any form or certificate necessary in connection with such a quasi-judicial appeal as contemplated by OCGA §36-66-5.1 (c) (1).
 - 2. Pike County designates the Director of Planning and Development as the Pike County official to accept service or upon which service may be effectuated in connection with a quasi-judicial appeal as contemplated by OCGA §36-66-5.1 (c) (2).

Sec. 408. Variances.

- A. A variance is a permit, issued by the planning and zoning board, which allows use of a parcel of land in a way that varies from the requirements for the district in which the property is located. A variance may be granted only in an individual, specific case under such circumstances as will not be contrary to the public interest where, due to special conditions, a literal enforcement of the provisions of this ordinance will result in

practical difficulty (as distinguished from mere inconvenience) or unnecessary hardship so that the spirit of this ordinance shall be observed, public safety and welfare secured and substantial justice done.

A variance may not be granted for the use of a parcel, building or structure that is prohibited by this ordinance.

A variance may not be granted based on circumstances created by the applicant, such as:

1. A claim of hardship based on prospective sales; or
2. An expressed economic need, when such need can be met in other ways which would not require a variance.

The planning and zoning board shall, in granting a variance, determine that:

1. There are extraordinary and exceptional conditions pertaining to the particular parcel because of its size, shape, location and topography;
 2. Application of this ordinance to the particular parcel would create a practical difficulty or unnecessary hardship on the property owner;
 3. Such conditions are peculiar and unique to the particular parcel;
 4. The variance, if granted, would not cause substantial detriment to the public good or impair the purpose and intent of this ordinance;
 5. A literal interpretation of this ordinance would deprive the applicant of any rights that others owning property within the same zoning classification are allowed;
 6. The variance, if granted, shall not go beyond the minimum necessary to afford relief and does not constitute a grant of special privilege inconsistent with the limitations upon other properties within the same zoning classification;
 7. The variance may be granted with such conditions imposed as may be necessary to protect the health, safety, welfare and general value of the property in the general neighborhood; and
 8. Granting the variance shall not be based on consideration of any existing nonconforming uses on nearby parcels and no permitted use of any parcel in any other zoning classification.
- B. Relief from the hardship—the variance—must not cause substantial detriment to the public good or impair the purposes of this ordinance.
- C. When a variance is issued, the spirit of this ordinance must be observed and the public safety and welfare secured. A variance may be granted only for permitted uses in the zoning district in which the property in question is located.
- D. The developer or owner wishing to request a variance must have at least fifty-one (51) percent ownership of the subject property or be the duly authorized agent of such a person, possessing notarized authorization in writing, under the owner's signature. The planning and zoning board or board of commissioners may also propose a variance. However, the power to approve a variance rests with the planning and zoning board, except that in consideration of a rezoning of property from one zoning district to another, the board of commissioners may approve a variance in connection with its approval of a conditional rezoning.
- E. Application for a variance may be made with the zoning administrator. The zoning administrator will take the required information and transmit it to the planning and zoning board for its consideration. No application is to be accepted from any person in violation of the zoning ordinance.

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- F. When the applicant has ceased to be in violation of this ordinance, the zoning administrator will then accept the application for variance.
 - G. When an application for a variance is received, the planning and zoning board will set a time and place for a public hearing on the variance. Notice of the hearing must be published in a newspaper of general circulation in Pike County at least thirty (30) days before the hearing. Such notice will state the application number, owner's name, property location, its area, time, place and subject of the hearing. At least thirty (30) days before the public hearing, notice of the time, place, and subject of the hearing will be sent to the appellant or petitioner in writing by U.S. Mail to his last known address. Copies of all such letters will be maintained in the applicant's file.
 - H. The planning and zoning board will make a decision concerning the variance and record the decision in the minutes for that meeting.
 - I. The planning and zoning board may impose any other conditions which must be complied with by the applicant to compensate for the requirements varied from.
 - J. The planning and zoning board may establish performance bonds to assure compliance with any requirements it has set for granting a variance.
 - K. An administrative variance may be granted by the Director of Planning and Development with the filing of an application at the Planning and Development Department and the meeting of certain criteria. (Note: An administrative variance provides relief from certain standards of the Pike County UDC. It is not intended to provide relief from any standards related to deed restrictions or restrictive covenants that certain private properties may be subject to.) Reasonable effort shall be made to comply with the full standards of the Zoning Code first, but if the Director of Planning and Development believes that relief is warranted, he or she may grant administrative variance approval of certain Zoning Code requirements based on the following criteria:
 - 1. Up to 10% deviation from minimum building setbacks.
 - 2. Up to 10% deviation from minimum buffer widths or landscape strips specified in Article 26.
 - 3. Up to 10% deviation from the square foot maximum for accessory buildings.
 - 4. Up to 10% deviation from the minimum separation requirement between principal buildings and accessory buildings.
 - 5. Up to 10% deviation on maximum building heights.
 - 6. Up to 10% deviation on the number of required parking spaces for developments.
 - 7. For Class "B" manufactured homes, approval of a 3:12 roof pitch versus the normally required minimum of a 4:12 roof pitch.

Instances of administrative variance approvals by the Zoning Administrator shall be included in the Planning and Development Department's reports submitted monthly to the Board of Commissioners.

Sec. 409. Special Use Permit.

- A. Some zoning districts permit certain uses only upon approval of the board of commissioners, following preliminary review by the planning and zoning board. These uses are identified in this ordinance as special use permits and, in each case, carry specific circumstances under which the use should or should not be allowed.
- B. The developer or owner wishing to request a special use permit must have at least fifty-one (51) percent ownership of the subject property or be the duly authorized agent of such a person, possessing notarized authorization in writing, under the owner's signature. The planning and zoning board or board of

commissioners may also propose a special use permit. However, the power to approve a special use permit rests with the board of commissioners.

- C. Application for a special use permit may be made with the zoning administrator. The zoning administrator will take the required information and transmit it to the planning and zoning board for its consideration.
- D. When an application for a special use permit is received:
 - 1. The zoning administrator will set a date, time and place for a public hearing on the special use permit. Notice of the hearing must be published in fifteen (15) days prior to the hearing. Such notice shall state the application number, owner's name, property location, including the land lot and district, street frontage, street address, tax map and parcel identification number, the total area of the subject property and the date, time, place and subject of the hearing. At fifteen (15) days but not more than forty-five (45) days before the hearing, notice of the date, time, place and subject of the hearing will be sent to the applicant or petitioner in writing by U.S. mail to his or her last known address and to the owners of all properties located within 1/4 mile of the subject property. Copies of all such letters will be maintained in the applicant file for permanent record.
 - 2. The zoning administrator must post a sign at least two (2) feet by three (3) feet in size in a conspicuous place on the property at least fifteen (15) days but not more than forty-five (45) days prior to the date of the scheduled public hearing. The sign must set forth the fact that it is a "SPECIAL USE PERMIT" It must show the date, time and place of the scheduled public hearing, and it must inform the public that additional information may be obtained from the zoning administrator.
- F. All applications for a special use permit must first be reviewed by the zoning administrator. At this time, the zoning administrator will review the proposed special use permit and make written recommendations to the planning and zoning board.
- G. The planning and zoning board will consider the following points in arriving at a recommendation on the special use permit:
 - 1. It must not be contrary to the purpose of these regulations.
 - 2. It must not be detrimental to the use or development of adjacent properties, or to the general neighborhood; it must not adversely affect the health or safety of residents or workers.
 - 3. It must not constitute a nuisance or hazard because of the number of persons who will attend or use such a facility, vehicular movement, noise or fumes generated or type of physical activity;
 - 4. It must not adversely affect existing uses, and it must be proposed to be placed on a lot of sufficient size to satisfy the space requirements of the use.
 - 5. It must meet all other requirements of this ordinance.
 - 6. In addition, the planning and zoning board shall also consider whether the applicant for the special use permit at the time of submitting the application is in violation of the Zoning Code or any other provision of Code of Pike County, Georgia. If the applicant is determined to be in violation of the Zoning Code or any other provision of the Code of Pike County, Georgia, then the planning and zoning board shall further consider the circumstances related to such violation(s) as part of the criteria for considering the requested special use permit.
- H. The planning and zoning board will conduct an official public hearing on any special use permit application; however, neither the amount of public participation nor expression of popular opposition to a proposal shall be a valid consideration in formulating a recommendation on the merits of the proposal.
- K. The following policies and procedures will be observed in conducting the required public hearing:
 - 1. The hearing will be held in the Pike County Courthouse.

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2. Written comments on the subject of the hearing may be submitted by any citizen or property owner at any time prior to the adjournment of the hearing.
 3. Persons desiring to be heard orally may present their views at the hearing. The length of time for oral presentations will be 20 minutes in favor and 20 minutes against.
 4. Any person desiring a transcript of the hearing must arrange for a court reporter at their own expense.
 5. Cross-examination of persons making oral presentations will not be permitted.
 6. All questions will be addressed to the chairman of the planning and zoning board
- L. After the public hearing is conducted the planning and zoning board, shall forward a recommendation to the board of commissioners to approve or deny the requested special use permit, or recommend conditions which may restrict the use or development of the special use permit use in a manner not otherwise required by this zoning ordinance.
- M. The board of commissioners will conduct a public hearing for the special use permit after review of the planning and zoning board's recommendation and have final authority to approve, deny or place conditions which may restrict the use or development of the special use permit use in a manner not otherwise required by this zoning ordinance.

Sec. 410. Amendments.

- A. If a developer or landowner finds that a proposed new use of his land does not meet the requirements of this ordinance, he may request that the official map be amended to permit his proposed use pursuant to the procedures set forth herein:
1. The developer or owner requesting an amendment of the official map must have at least fifty-one (51) percent ownership of the subject property or be the duly authorized agent of such a person, possessing notarized authorization in writing under the owner's signature.
 2. The zoning administrator shall review the request for amendment of the official map to determine whether it is consistent with and complies with the requirements of the future land use map contained within the Pike County Comprehensive Plan.

The planning and zoning board or the board of commissioners may also propose an amendment. The power to approve and enact an amendment to the future land use map and an amendment to the official map rests within the legislative discretion of the board of commissioners.

- B. Application for an amendment may be made with the zoning administrator. The zoning administrator will take the required information and transmit it to the planning and zoning board for its consideration. No application is to be accepted from any person regarding any property that is in violation of the zoning ordinance. If the property which is the subject of an amendment or any other action of the planning and zoning board, at the time of such an application, determined by the zoning administrator to be in violation of the zoning ordinance, then the zoning administrator will be prohibited from accepting or processing any application from that applicant until the applicant voluntarily removes or changes the cause of the violation and ceases to be in violation. The applicant must notify the zoning administrator that he has ceased the violation and obtain a release from the zoning administrator as to the violation.
- C. When the applicant has ceased to be in violation of the zoning ordinance, the zoning administrator will then accept the application for amendment.
- D. When an amendment is initiated which involves changing the zoning district of a parcel of land, the zoning administrator must post a sign at least two (2) feet by three (3) feet in size in a conspicuous place on the property at least fifteen (15) days but not more than forty-five (45) days prior to the date of the scheduled public hearing. The sign must set forth the fact that it is a "PUBLIC HEARING". It must show the present zoning classification, the proposed zoning classification, the purpose, date, time, and place of the scheduled
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public hearing, and it must inform the public that additional information may be obtained from the zoning administrator.

- E. All applications for amendment must first be reviewed by the planning and zoning board. The planning and zoning board will study the proposed amendment and determine if it meets the requirements of this ordinance, as well as other applicable ordinances of Pike County. At this time, the zoning administrator may review the proposed amendment and make written recommendations to the planning and zoning board.
- F. The planning and zoning board will, when considering a proposed amendment to the zoning ordinance, first determine whether the limitation imposed by such an amendment, if any, on the right to unrestricted use of property which might result from the proposed amendment is necessary to promote the public health, safety, or general welfare. In considering whether to recommend a change in the zoning classification of any particular property the planning and zoning board will balance the benefit to the public of the present zoning classification of the property against the detriment to the property owner and scrutinize the application in light of the character of the land in question and the effect of the zoning decision upon the property owner's rights. In making these determinations, the planning and zoning board may consider the following:
 - 1. The existing uses and zoning of nearby property.
 - 2. The suitability of the property for the proposed purpose.
 - 3. The length of time the property has been vacant.
 - 4. The threat to the public health, safety, and welfare if rezoned.
 - 5. The extent to which the value of the property is diminished by the present zoning.
 - 6. The balance between the hardship on the property owner and the benefit to the public in not rezoning.
- G. The planning and zoning board may also consider whether development of the property in the zoning classification sought would do any of the following:
 - 1. Have an adverse effect on the insurance rating of the county, or any substantial portion of the county, issued by the insurance service office or similar rating agency.
 - 2. Overtax any streets presently existing to serve the site, or other public facilities and utilities.
 - 3. Have a substantial adverse impact on the environment, including but not limited to, drainage, soil erosion and sedimentation, flooding, air quality, and water quality and quantity.
- H. The planning and zoning board will conduct a public hearing on any proposed zoning request; however, neither the amount of public participation nor expression of popular opposition to a proposal shall be a valid consideration in formulating a recommendation on the merits of the proposal. Notice of the public hearing must be published in a newspaper of general circulation in Pike County at least fifteen (15) days but not more than forty-five (45) days before the hearing. The location of the property, present zoning classification and proposed zoning classification must be indicated in the newspaper notice. Additionally, notice of the hearing shall be provided by United States mail to the owners of all properties located within 1/4 mile of the subject property, such notice shall be deemed delivered upon mailing.
- I. The planning and zoning board will make a written record of its findings along with its recommendations on the proposed amendment and forward a copy of its findings and recommendations to the board of commissioners.
- J. The board of commissioners must then conduct a public hearing on the amendment. Notice of the hearing must be published in a newspaper of general circulation in Pike County at least fifteen (15) days but not more than forty-five (45) days before the hearing. The location of the property, present zoning classification, and proposed zoning classification must be indicated in the newspaper notice. Additionally, notice of the

hearing shall be provided by United States mail to the owners of all properties located within 1/4 mile of the subject property, such notice shall be deemed delivered upon mailing.

1. The public hearing before the board of commissioners may be continued twice by action of the board of commissioners.
 2. The applicant or property owner shall be entitled to continue the consideration of the application to the next board of commissioners hearing date once, as a matter of right.
 3. The applicant or property owner shall also be entitled to continue the consideration of the application to the next board of commissioners hearing date in the event the hearing date on which the application is heard is attended by less than all members of the board of commissioners, provided such application has not been previously continued.
 4. Should the applicant or property owner desire to further continue the public hearing the applicant or property owner shall be required to submit a written request at least 48 hours prior to the scheduled date of hearing to continue to the zoning administrator giving specific reasons as to why the public hearing should be continued. In such event, the continuation of the application from the public hearing is at the sole discretion of the board of commissioners.
- K. The following policies and procedures will be observed in conducting the required public hearing:
1. The hearing will be held in the Pike County Courthouse.
 2. Written comments on the subject of the hearing may be submitted by any citizen or property owner at any time prior to the adjournment of the hearing.
 3. Persons desiring to be heard orally may present their views at the hearing. The length of time of oral presentations permitted to each speaker will be determined by the chairman of the board of commissioners and will depend upon the number of persons present and desiring to speak. Personal remarks will not be tolerated.
 4. Any person desiring a transcript of the hearing must arrange for a court reporter at their own expense.
 5. Cross-examination of persons making oral presentations will not be permitted.
 6. All questions will be addressed to the chairman of the board of commissioners.
- L. After reviewing the record of the public hearing, considering the recommendations of the planning and zoning board and applying the criteria set forth above, the board of commissioners may approve or deny the requested amendment, reduce the land area for which the amendment is requested, change the district or land use category requested, or impose conditions which may restrict the use or development of the property in a manner not otherwise required by this zoning ordinance. Any such conditions imposed by the board of commissioners shall be incorporated into this zoning ordinance and shall become a part of the official zoning map, whether or not actually entered upon the official zoning map.
- M. If the board of commissioners denies a proposed amendment, a minimum period of six (6) months must pass before an amendment proposal is again submitted for consideration for the same property.

Sec. 411. Conditional approval.

Any application for an amendment to this ordinance, any application for an amendment to the zoning map of Pike County and any application for special use permit allowed within the various zoning districts within the Pike County Zoning Ordinance may be approved subject to conditions which relate to the use, occupancy, or development regulations for the property contained in the application. Conditions imposed on the property may only be more restrictive than the requirements of any zoning district and other applicable parts of this ordinance as may apply to the property. The following policies shall apply:

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- A. *Controls proposed by application.* An applicant may propose controls to be considered by the planning and zoning board, and the board of commissioners. Such proposed controls may include plans, limitations of use and occupancy, or more restrictive development standards than would otherwise be applied to the property. Such proposed controls may be eliminated or changed into conditions of approval as submitted, or they may be eliminated, modified or extended. The board may choose to incorporate, as conditions of approval, selected restrictions or requirements which were not included in the request for controls submitted in the original application.
 - B. *Consent not required.* Approval of applications subject to conditions shall be executed with or without the consent of the applicant.
 - C. *Conditions shall be permanent.* All conditions imposed by action of the board of commissioners shall remain on the property regardless of changes of ownership.
 - D. *Changes of conditions.* Conditions shall be changed only through the process by which they were established or when expressly overridden by a state government authority taking precedence over the area of regulation.

Sec. 412. Site plan requirements for rezoning.

Any Applicant seeking rezoning of property in Pike County, Georgia, shall submit a conceptual site plan depicting the proposed use of the property including:

- A. Vicinity map;
 - B. Correct scale;
 - C. The proposed land use and building outline as it would appear should the rezoning be approved;
 - D. The present zoning classification of all adjacent property;
 - E. The building outline and maximum proposed height of all buildings;
 - F. The proposed locations of all driveways and entry/exit points for vehicular traffic, using arrows to depict direction of movement;
 - G. The location of all required off street parking and loading areas;
 - H. Required yard setbacks appropriately dimensioned;
 - I. The location and extent of required buffer areas, depicting extent of natural vegetation and type and location of additional vegetation, if required;
 - J. Topography at twenty (20) foot contour intervals (USGS Quad sheets may be used);
 - K. Location and elevation of the 100-year flood plain on the property which is the subject of the proposed zoning;
 - L. Delineation and dimensions of the boundary of the proposed district;
 - M. Date, north arrow and datum;
 - N. Location and acreage of all major utility easements greater than twenty (20) feet in width;
 - O. Approximate location (outline), height, and use of all other proposed drives, parking areas, buildings, structures and other improvements;
 - P. For all property for which ingress and egress must be obtained by access from a road within the state highway system, a permit from the Georgia Department of Transportation for access to the state highway system.
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Sec. 413. Multiple parcel rezoning.

Multiple parcel rezoning of contiguous tracts will be allowed so long as all tracts are to be rezoned to the same zoning classification. All applicants owning property which is subject to the application are deemed to consent to rezoning of their property and to rezoning of any and all other tracts included within the application.

Sec. 414. Fees.

See the most recent fee schedule approved/adopted by the board of commissioners.

Sec. 415. Department of transportation permit and review of plans required.

Prior to the issuance of any permit, the Georgia Department of Transportation must issue a permit for access to the state highway system for any development for which means of ingress and egress shall be obtained from any road within the state highway system. In addition, the review and approval of the development plan by the Georgia Department of Transportation must be obtained prior to issuance of any permit for property which abuts any road within the state highway system.

Sec. 416. Penalties.

Any person violating this Ordinance shall be subject to a fine in the amount of \$250 per offense. Each day in which the violation continues to occur shall constitute a separate violation. Violation of this ordinance shall be deemed a misdemeanor and shall be prosecuted in accordance with §10.99 of The Code of Ordinances, Pike County, Georgia and with OCGA §36-1-20 as presently enacted or may be subsequently amended.

Sec. 417. Remedies.

If any building or land is used or maintained in violation of this ordinance, anyone, including the county, who would be harmed by such a violation may initiate legal proceedings to obtain an injunction or other appropriate remedy to stop the violation or to prevent any act which would constitute such a violation. Other legal remedies are also available as provided by Georgia law.

Sec. 418. Temporary housing in case of disaster.

The zoning administrator may authorize the use of a mobile home, trailer or recreational vehicle for use as a temporary dwelling when located on the same lot as a permanent dwelling which has been rendered uninhabitable due to damage caused by fire, storm, tornadic activity, hurricane or other natural disaster, in order to permit the persons who were residing in the damaged dwelling to continue to reside on the lot while the damaged dwelling is repaired or reconstructed. In determining whether to grant such authorization, the zoning administrator shall consider the safety of the proposed temporary occupancy, the availability and adequacy of the wastewater disposal system during the temporary occupancy, and any other potential circumstance that may impact the public health, safety and welfare of the residents and adjoining property owners. The zoning administrator shall, as a part of such authorization, specify the terms and conditions of the temporary occupancy and the maximum length of time that the temporary occupancy may continue (which may be extended for good cause shown). Decisions of the zoning administrator under this ordinance shall be final and not subject to appeal.

Sec. 419. Uniformed System of Identification and Addressing of Properties and Buildings

- A. Pike County has implemented a uniform system for the identification and addressing of properties and buildings located in Pike County, Georgia.

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- B. All properties and buildings within the unincorporated area of Pike County, as well as any properties and buildings located inside the city limits of participating municipalities that have consented for the County to apply this uniform system within its municipal boundaries, shall hereafter be so identified in accordance with the uniform identification system set forth herein.
- C. The uniform identification and addressing of properties and building shall be as follows:
1. Each new identification address shall be issued by the Office of Planning and Development of Pike County.
 2. Applicants for identification addresses shall submit a request form as required by the Office of Planning and Development along with a completed driveway permit issued by the Pike County Department of Public Works or the Georgia Department of Transportation, whichever entity may have jurisdiction over the subject driveway permit.
 3. The installation of the driveway(s) in connection with a request for new identification address(es) shall be in accordance with the applicable driveway specifications, Pike County or the Georgia Department of Transportation, before a new address is issued.
 4. The determination and identification of the new address(es) shall be as follows:
 - a. All new addresses will be measured from the intersection of the parent road and the thoroughfare from which it originates to the center of the installed driveway. The originating point shall be the zero mark and point of origin for the determination process of the new identification address.
 - b. Addresses will then count up from the zero mark every 5.4 feet, which will result in the next sequential available address number.
 - c. The middle point of the installed driveway shall be the point used to determine the address number. Due to the width of the driveway, the number may be amended one sequential number up or down at the discretion of the Office of Planning and Development.
 - d. Even numbers shall be assigned to properties on the right side of the street and odd numbers to the left side of the street as measured from the zero mark and point of origin.
 - e. For cul-de-sacs, the point directly at the top of the cul-de-sac as gauged by the centerline of the road shall be used in connection with defining even and odd addresses.
 5. In the event an address is requested for a vacant parcel of land a defined driveway must be installed per proper specifications as discussed above.
 6. The Office of Planning and Development has administrative discretion to issue a new identification address in the event a driveway has not yet been completed as long as the driveway can be clearly identified by tangible evidence such as through the use of plats, site plans, pins/markers placed, or other evidence of identifying the location of the driveway.
 7. For larger scale non-residential developments requests for new identification addresses at the zoning administrators discretion can be defined by utilizing building numbers assigned to each building and then addressing each suite/tenant space with a sequential number, provided that even numbers go on the right side of the street and odd numbers go on the left side of the street or by following the procedures identified in section (C) (4) above.
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8. For larger scale residential developments requests for new identification addresses at the zoning administrators discretion can be defined by utilizing sequential numbers starting at the entrance of the development and increasing accordingly at each lot provided that even numbers go on the right side of the street and odd numbers go on the left side of the street or by following the procedures identified in section (C) (4) above.

D. Administration and specifications for new addresses shall be as follows:

1. Once the new identification address has been assigned by the Office of Planning and Development, no changes may be made to the assigned address except by the Office of Planning and Development in writing.
2. After the assignment of a new identification address, the Office of Planning and Development will provide an official notification of the assigned address to the owner, which may be obtained from the Office of Planning and Development during regular business hours. The Office of Planning and Development will maintain a master record of all assigned addresses.
3. All assigned address numbers must be posted on the property in accordance with the physical standards for address displays required by this section. The posting of the assigned address shall be visible from the road and shall be displayed no more than 25 feet from the road and shall be visible both day and night. In all residential subdivisions where no individual mailboxes are located each lot shall paint the address on the curb with reflective paint.
4. Each applicant for a new identification address will be responsible for the display of the new address. The address display shall be a minimum of 3 inches in size.
5. No person, agency or business shall adopt, assign, display or cite any address other than the address assigned by the Office of Planning and Development for the purpose of designating the location of subject property.
6. The Office of Planning and Development may make available to public agencies, such as those responsible for emergency and law enforcement services, tax officials and post offices, a compiled record of the assigned addresses to assist with the efficient administration of services to the citizens and general public.

E. The enforcement of this section shall include the following provisions;

1. Any person who shall do anything prohibited by this subchapter as it exists, or as it may hereafter be amended, or who shall fail to do anything required by this subchapter as it now exists or as it may hereafter be amended, is declared to be in violation of this subchapter and the regulations or county ordinances herein set forth.
 2. Each and every day that any such violation exists shall be deemed a separate offense.
 3. Any such violation of this subchapter and any citation issuing thereon may be returnable and tried in the Magistrate Court of Pike County, Georgia. The maximum penalty that may be enforced is as provided by Georgia law (OCGA § 15-10-60) and §10.99 of the Code of Pike County, Georgia as said laws now exist or as they may hereafter be amended.
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4. The imposition of any fine or imprisonment, or both, for any violation shall not excuse the violation nor permit it to continue; and, all such violators shall be required to correct or remedy such violations or defects.
 5. The remedies herein set out for the purpose of enforcing this section shall not be deemed to be exclusive, but shall be cumulative of all other remedies, civil or criminal, provided by the laws of Georgia or by the ordinances of Pike County.

Sec. 420. Administration of Assigned Addresses

- A. The Director of Pike County 911 shall be responsible for implementing and maintaining the numbering system as adopted in section 420 above, including any supplementary documents referred to herein.
- B. The Director of Pike County 911 or his or her designee shall maintain a record of all property numbers for the county.
- C. The Director of Pike County 911 or his or her designee may make available to public agencies, such as those responsible for emergency services, tax officials and the post office such part of the records of property number assignments as may be required to accomplish a public purpose.

ARTICLE 5. A-R AGRICULTURAL AND RESIDENTIAL

Sec. 501. Purpose.

A-R Zoning Districts are intended to establish and preserve quiet areas where the primary activities are those of farming, agriculture, livestock, animal husbandry, timber cultivation and related uses consistent with responsibly maintaining the land resources of the county reserved for these purposes through best management practices, etc. Residences of a low-density nature which are compatible with these activities are also permitted. These districts are free from other uses which are incompatible with a low-density, agricultural-residential neighborhood.

Sec. 502. Boundaries of A-R districts.

The official map (section 2301 of this ordinance) shows the boundaries of all A-R districts within Pike County. Article 23 also contains additional information concerning interpreting district boundaries, amending boundaries, etc.

Sec. 503. Permitted uses.

A. The following principal uses are permitted in A-R districts:

1. Site-built, single-family detached dwelling with a heated floor area of at least one thousand five hundred (1,500) square feet.
2. Industrialized home, single-family detached dwelling with a heated floor area of at least one thousand five hundred (1,500) square feet.
3. Conservation Subdivision.
4. Local, state, or federal government building.
5. Garden, crop growing.
6. Publicly owned and operated park or recreation area.
7. Agriculture.
8. Livestock on tracts of land having a minimum lot size of five (5) acres.
9. Class A manufactured home with a heated floor area of at least one thousand five hundred (1,500) square feet. Must be on permanent foundation.
10. Class B manufactured homes are allowed with an approved administrative variance having a minimum heated floor area of at least one thousand five hundred (1,500) square feet. Must be on permanent foundation.
11. Shrubbery sales, greenhouses and plant nurseries (commercial) provided no heavy equipment shall be permitted.
12. Barndominium
13. Private shooting preserve, meeting the County definition and the requirements of Title 27 of the Georgia Code.

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14. Seasonal, light intensity, agritourism uses, offering agricultural products for sale to the public:
 - (a) Christmas Tree Farms.
 - (b) Pick-your-own Farms.
 - (c) Firewood Sales.
 15. Pet Breeder (domestic animals), not to exceed 5 adult breeding animals.
- B. The following principal uses are permitted as special use permits in A-R districts:
1. Church, synagogue, chapel, or other place of religious worship including educational building, parsonage, church-related nursery or kindergarten, and other related uses meeting the following development standards:
 - a. It must be located on either an arterial or collector road.
 - b. The lot must have a minimum road frontage of two hundred (200) feet.
 - c. The lot must have an area of at least three (3) acres.
 - d. All buildings must be located at least fifty (50) feet from any property line.
 - e. A twenty (20) buffer must be provided along all side and rear property lines.
 2. Day care center meeting the following development standards:
 - a. Compliance with the rules promulgated by the Georgia Department of Human Resources where applicable.
 - b. A twenty (20) foot buffer must be provided along all side and rear property lines.
 3. School—Elementary, middle, high—Public or private.
 - a. A twenty (20) foot buffer must be provided along all side and rear property lines.
 - b. May include administrator's residence for private school.
 4. Golf course—Public or private—Meeting the following development standards:
 - a. It must be for daytime use only.
 - b. All buildings, greens, and fairways must be set back at least (100) feet from any property line.
 5. Tower or antenna meeting the standards and development criteria established in the Pike County Ordinance to Establish Standards for Telecommunications Antennas and Towers, limited to those towers outlined in Chapter 113 of the Pike County Code.
 6. Airport, private—Paved or unpaved.
 7. Airstrip, private as defined in section 202 that meets the following criteria:
 - a. An area designated for the take-off and landing of private, noncommercial aircraft.
 - b. No terminal facilities; and
 - c. No scheduled take-offs and landings.
 8. Ambulance or emergency service.
 - a. A twenty (20) foot buffer must be provided along all side and rear property lines.
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9. Kennel of a commercial nature meeting the following development standards:
 - a. All structures must be set back two hundred (200) feet from all property lines.
 10. Private club or lodge.
 11. Library.
 - a. A buffer (as provided by section 405) must be provided along all side and rear property lines.
 12. Cemetery.
 13. Group home, transitional as defined in section 202 that meets the following criteria:
 - a. Minimum lot size: five (5) acres.
 - b. Minimum house size:
 - i. "Resident" includes each personal care home client, caregiver and other adult or child that is domiciled in the dwelling.
 - ii. For no more than three (3) residents: One thousand five hundred (1,500) square feet, with at least one (1) bathroom.
 - iii. For no more than six (6) residents: Two thousand (2,000) square feet, with at least two (2) bathrooms.
 - iv. For no more than nine (9) residents: Two thousand five hundred (2,500) square feet, with at least three (3) bathrooms.
 - c. Compliance with the requirements of the Americans with Disabilities Act, 42 U.S.C. § 126 et seq.
 - d. Certificate of inspection and approval by the state fire marshal and building inspector.
 - e. Occupancy requirements:
 - i. No more than three (3) residents may occupy a single bedroom.
 14. Development of natural resources including the removal of minerals and natural materials. This includes appurtenant buildings and machinery. Such an activity must meet the following development standards:
 - a. At the time of application for the building permit, the owners or operators of the quarry must present to the administrative officer documentation which confirms that a permit has been issued in accordance with the Georgia Surface Mining Act of 1968, as amended.
 15. Bed and breakfast.
 16. Campground, religious.
 17. Privately owned park or recreation area, meeting the following development standards:
 - a. Location on arterial or collector street: Any park or recreation area must be located on a street or road, arterial (section 202) or street or road, collector (section 202).
 - b. Required minimum frontage width: Two hundred (200) feet.
 - c. Minimum lot size: Twenty (20) acres.
 - d. Minimum setback:
 - i. Structures to be used for events: One hundred (100) feet from each property line.
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- ii. Other structures: Fifty (50) feet from each property line.
 - iii. Athletic fields: Fifty (50) feet from each property line.
 - e. Required buffer: Twenty (20) feet along all side and rear property lines.
 - f. Lighting: All lighting structures or facilities must have a minimum setback of fifty (50) feet from each property line and be constructed in a manner to not impact adjoining properties.
 - g. Limitation of hours of operation: All outside events must commence after 8:00 a.m. and conclude prior to 11:00 p.m.
 - h. Parking: Parking facilities shall be provided as required in Article 27, Standards for Off-Street Parking and Service Facilities, with all parking areas paved according to county standards and requirements.
 - i. Ingress and egress: Entrances and exits, including acceleration or deceleration lanes, shall be provided by the developer as approved by the county.
 - j. Preapplication conference: Prior to filing a formal application for a privately owned recreation area, the applicant shall meet with the zoning administrator to review the general character of the proposed development and the applicant will be advised of the approval procedures and information required for approval.
 - k. Development plan: A development plan shall be required for a privately owned recreation area pursuant to section 412.
 - l. Summary of intent: A written statement shall be provided with the development plan which includes the following information:
 - i. A statement of the present ownership of all land within the proposed development.
 - ii. An explanation of the character of the development, including the types and densities of use and structures.
 - iii. A statement of the proposed development schedule.
 - iv. Agreements, provisions, and covenants governing the use and maintenance of the development, and any common or open space.
 - m. Revision of development plan: Any change in the approved development plan, affecting the intent and character of the development, the density or land use pattern, or other substantial changes, must be approved by the board of commissioners upon the recommendation of the board of zoning appeals.
18. Riding academies and other facilities which host equestrian events, including but not limited to exhibitions or competitions where performers or competitors ride, rope, wrestle, or corral horses, cattle, swine, or other livestock or any other exhibitions or competitions involving livestock of any nature.
19. Nursing home/hospice, when associates with approved nursing homes.
20. Personal care home as defined in section 202 that meets the following criteria:
- a. Minimum lot size: Five (5) acres.
 - b. Minimum house size:
 - i. For no more than four (4) residents: One thousand seven hundred fifty (1,750) square feet.
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- ii. For no more than six (6) residents: Two thousand five hundred (2,500) square feet.
 - iii. For no more than eight (8) residents: Three thousand (3,000) square feet.
 - iv. "Resident" includes each personal care home client, caregiver and other adult or child that is domiciled in the dwelling.
 - c. Compliance with the requirements of the Americans with Disabilities Act, 42 U.S.C. § 126 et seq.
 - d. Compliance with the requirements of all regulations of the Georgia Department of Community Health governing the operation of a personal care home.
 - e. Certificate of inspection and approval by the state fire marshal and building inspector.
 - f. Occupancy requirements:
 - i. The licensee authorized by the Georgia Department of Community Health to operate the family personal care home must maintain their domicile at the address at which the family personal care home is permitted; in the event the licensee is a corporation or partnership, at least one (1) officer, director or partner must maintain their domicile at the address at which the family personal care home is located; and
 - ii. No more than two (2) residents may occupy a single bedroom.
 - g. Issuance of a business license for the operation of the facility by Pike County.
21. Utility substation meeting the following development standards:
- a. Structures must be placed at least thirty (30) feet from all property lines.
 - b. Structures must be enclosed by a woven wire fence at least eight (8) feet high with bottom of fence either flush with the ground or with a masonry footing.
 - c. No vehicles or equipment may be stored on the lot.
 - d. A buffer, as provided in section 405, must be maintained along the side and rear property lines.
22. Child caring institution as defined in section 202 that meets the following criteria:
- a. Minimum lot area: As required by section 504(B).
 - b. Minimum heated floor area: As required by section 504(A).
 - c. Compliance with the requirements of the Americans with Disabilities Act, 42 U.S.C. § 126, et seq.
 - d. Compliance with the requirements of any and all regulations of the Georgia Department of Human Resources governing the operation of a child caring institution.
 - e. Certificate of inspection and approval by the state fire marshal and building inspector.
23. Event center, rural, meeting the following development standards:
- a. Maximum event size: Two hundred (200) guests.
 - b. Setbacks: All structures (permanent or temporary) and all outdoor activities must be located two hundred (200) feet from any exterior property boundary.
 - c. Hours of operation: No events may be conducted between 11:00 p.m. and 8:00 a.m.
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- d. Outdoor lighting: All lighting structures or facilities must have a minimum setback of fifty (50) feet from each property line and have full-cutoff fixtures with property line shields to prevent impact to adjoining properties.
 - e. Sanitary facilities: As required by the Pike County Health Department; and
 - f. Submission of a site plan indicating the location of permanent and temporary structures and outdoor activities, which shall include a traffic control plan for the ingress and egress of emergency vehicles and the orderly and safe arrival and departure of all vehicles which shall be made a condition of approval. All ADA requirements must be met.
24. Taxidermy business meeting the following development standards:
- a. All new structures must be at least 50 feet from all property lines.
 - b. Animal waste cannot be buried or burned on the property, unless permitted by state and/or federal regulations.
 - c. Individuals maintaining taxidermy businesses must obtain a license from the Georgia Department of Natural Resources and must follow the requirements of Georgia Code Section 27-2-9.
25. Commercial grade chicken houses, commercial poultry and ratite farms.
26. Deer cooler meeting the following development standards:
- a. All new structures must be at least 50 feet from all property lines.
 - b. Animal waste cannot be buried or burned on property, unless permitted by state and/or federal regulations.
 - c. Individuals maintaining deer coolers must obtain a permit from the Georgia Department of Natural Resources; and
 - d. Individuals maintaining deer coolers must purchase a business license annually.
27. Public shooting preserve, meeting the following development standards:
- a. Public shooting preserves shall be located on a minimum 25-acre parcel.
 - b. All shooting areas shall be setback at least 200 feet from all property lines, including right-of-way lines.
 - c. The public shooting preserve shall be posted "No Trespassing-Danger- Shooting Preserve" at 200-foot intervals around the perimeter of the preserve property.
 - d. A site plan shall be submitted to the County, which shows the location of shooting areas, parking, etc.
28. Shooting range, outdoor, meeting the following development standards:
- a. Outdoor shooting ranges shall be located on a minimum 25-acre parcel.
 - b. All shooting areas shall be setback at least 200 feet from all property lines, including right-of-way lines.
 - c. The outdoor shooting range shall be posted "No Trespassing-Danger-Shooting Preserve" at 200-foot intervals around the perimeter of the preserve property.
 - d. A site plan shall be submitted to the County, which shows the location of shooting areas, parking, targets, backstops, etc.
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- e. At least one qualified individual in the sponsoring club or organization shall be properly certified for shooting range supervision. Each facility shall adopt safety rules and regulations subject to review by the County.
 - f. Shooting range design and operation shall conform to the most current standards of the National Rifle Association (NRA) Range Sourcebook, including minimum height standards for earthen embankments behind shooting range targets.
 - g. Outdoor shooting ranges shall be subject to pre-range lead testing and subsequent lead testing thereafter, and the range shall have necessary lead management and lead removal procedures in place.
 - h. An accessory retail store is allowed in conjunction with the shooting range, but no service or sales of alcoholic beverages shall be allowed on the shooting range property.
 - i. The outdoor shooting range shall be covered by accident and liability insurance, amount to be determined by Pike County.
- 29. Pet Breeder (Domestic Animals), exceeding 5 adult breeding animals.
 - 30. Animal Shelter, meeting State requirements.
 - 31. Rescue Group (for animals), meeting State requirements.
 - 32. Medium to high intensity agritourism uses, including, but not limited to:
 - a. Petting Zoos
 - b. Rodeos / Horse Shows
 - c. Domestic Winery
 - d. Farmer's Market
 - e. Agricultural Museum or other related public exhibit.
 - 33. Class C manufactured home with a heated floor area of at least 1500 square feet.
- C. The following accessory uses are permitted in A-R districts:
- 1. Private garage or carport.
 - 2. Structure for the storage of equipment and supplies used in maintaining the principal building and its grounds.
 - 3. Structure for a children's playhouse and the storage of children's play equipment.
 - 4. Private swimming pool and bath house or cabana meeting the following development standards:
 - a. All such swimming pools must meet the specifications of the Standard Swimming Pool Code (SBCCI).
 - 5. Private tennis court and/or basketball facilities; if lighted, lights must be designed so that they do not intrude upon adjacent lots. Such a court may be surrounded by a fence up to eight (8) feet high.
 - 6. Garden, including a greenhouse and other customary garden structures.
 - 7. Deck, patio, barbecue grill, or other such facility.
 - 8. Temporary building for storage of materials meeting the following development standards:
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- a. Permitted only in conjunction with construction of a building.
 - b. Allowed either on the same lot where construction is taking place or on an adjacent lot.
 - c. Such a use must be terminated upon completion of construction.
- 9. Sign as permitted by the Pike County Sign Ordinance (Article 25).
 - 10. Roadside stands for the sale of agricultural products grown on the premises, but does not exceed five hundred (500) square feet in floor area.
 - 11. Home occupation, minor.
 - 12. Recreational vehicles as temporary housing.
 - a. Building permit is required.
 - b. Allowed for twelve (12) months in conjunction with a building permit for a principal dwelling on the subject property.
 - c. Approval from the Planning and Development Director.
 - d. Approval from Pike County Health Department for water and wastewater services.
 - 13. Foster home.
 - 14. Mother-in-law suite/Guest quarters. See Section 203 for requirements.
 - 15. Shipping container, temporary.
 - 16. *Fowl (chickens)*: The raising and keeping of no more than twenty-five (25) chickens on a lot consisting of *less than* five (5) acres. There is no limitation on the number for lots over five (5) acres.
 - 17. The parking of unoccupied travel trailer or motor coach and/or pleasure boat in the side or rear yard only for lot less than 5 acres.
 - 18. Livestock for educational purposes: A person must apply to the Planning and Development Office for administrative approval by the zoning administrator. A letter of support from the Pike County FFA teacher, or the County Extension Agent must be submitted to the Planning and Development Office as well as proof of ownership that the livestock belongs to the resident of the primary dwelling on the lot.
- D. The following accessory uses are permitted as special use permits in A-R districts:
- 1. Recreational vehicle for temporary use in case of certified hardship meeting the following development standards:
 - a. A person having a certified hardship shown according to the procedure contained in this section and meeting any one (1) of the following conditions may apply to the planning and zoning board for the special use permit.
 - (i) The applicant for the special use permit is to be the owner and occupant of the temporary unit and is physically or mentally disabled and requires frequent attendance by others for medical or physical care.
 - (ii) The applicant for the special use permit is to be the owner and occupant of the temporary unit and at least one member of his or her family is physically or mentally disabled and requires frequent attendance by others for medical or physical care.
 - (iii) The applicant for the special use permit is not to be the owner and occupant of the temporary unit but at least one of the residents of the unit is a member of the
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applicant/owner's family and is physically or mentally disabled and requires frequent attendance by others for medical or physical care.

- b. In order to determine if the need for the special use permit presented by the applicant is a certified hardship, the planning and zoning board will require a doctor's certificate currently dated, attesting to the health of the person who is asserted to be physically disabled and also attesting to the need for frequent attendance upon such a person by other people. The letter from a doctor must be presented prior to the Planning and Zoning Board meeting.
- c. The procedure for applying for a special use permit for a recreational vehicle for certified hardship is as follows:
 - a. Application should be made to the Planning and Development Department for the special use permit for a recreational vehicle for certified hardship.
 - b. The Planning and Development Department will explain to the applicant all conditions and limitations attached to such a permit and will secure the written certification of the applicant that he understands and will abide by those conditions if issued the special use permit.
 - c. The planning and zoning board will consider each application, and upon determining that all requirements have been met for such a permit, will issue the special use permit.
- d. Upon being granted a special use permit to allow a recreational vehicle for certified hardship, the applicant must then apply to the administrative officer for a building permit for the installation of the temporary recreational vehicle. The procedure is as follows:
 - a. Plans for a water/well and sewage/septic system suitable for the recreational vehicles proposed to be installed on the site must be submitted to the Pike County Health Department for its review and approval.
 - b. Upon securing concurrence of the county health department of the proposed water and sewage systems to serve the proposed temporary recreational vehicle, the owner should present evidence of such approval to the administrative officer and apply for a building permit for installation of the proposed temporary unit, including the water and sewage systems.
 - c. Upon approval of the administrative officer and receipt of the building permit, the owner should proceed with installation of the proposed temporary recreational vehicle, including water and sewage systems. The administrative officer will provide required inspections of these systems during and upon completion of construction.
- e. The following conditions apply to special use permit permits issued for temporary use of a recreational vehicle for hardship:
 - a. It is temporary and valid only for a period of twenty-four (24) months or whenever the conditions for which the permit was granted cease to exist.
 - b. Any permit for a recreational vehicle for temporary use in case of certified hardship shall be valid for the calendar year in which such permit is first issued, and thereafter, such permit may be renewed annually upon submission of medical documentation attesting the continuation of the certified hardship in a form sufficient to satisfy the requirements of section 503.D.2.b. Notice that the certified hardship has ceased must be given within thirty (30) days of the date on which such certified hardship terminated.

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- c. A development plan must be submitted showing the proposed locations of the principal building, the water and sewage systems, and the temporary recreational vehicle. That development plan must be approved by the planning and zoning board before issuing the temporary special use permit.
 - d. During its period of approval, the temporary recreational vehicle must be connected to the approved water and sewage systems.
 - e. The temporary recreational vehicle must be removed within thirty (30) days of either the expiration of the special use permit for the temporary manufactured home or upon finding of the planning and zoning board, upon its own application or that of any aggrieved party and after giving due notice to all concerned parties and granting full opportunity for a hearing, that the conditions for which the special use permit was granted no longer exists—Whichever is earlier.
 - f. No more than one (1) such unit is permitted per lot.
 - g. The unit must be located entirely within the rear or side yard of the principal dwelling, as shown on the approved development plan.
- 2. Airport, private—Paved or unpaved.
 - 3. Home occupation, general, excluding garage, repair garage, kennel, shooting range and such other proposed uses that may conflict or be inconsistent with existing nearby development or pose a threat to the public health and safety of residents of nearby properties.
 - 4. Home occupation, event center, rural, meeting the following development standards:
 - a. Minimum lot size: Twenty-five (25) acres.
 - b. Must be located on a public, paved road.
 - c. Maximum event size: Two hundred (200) guests.
 - d. Setbacks: All structures (permanent or temporary) and all outdoor activities must be located two hundred (200) feet from any exterior property boundary.
 - e. Hours of operation: No events may be conducted between 11:00 p.m. and 8:00 a.m.
 - f. Parking: Parking facilities shall be provided as required in Article 27, Standards for Off-Street Parking and Service Facilities, with all parking areas paved according to county standards and requirements.
 - g. Outdoor lighting: All lighting structures or facilities must have a minimum setback of fifty (50) feet from each property line and have full-cutoff fixtures with property line shields to prevent impact to adjoining properties.
 - h. Sanitary facilities: As required by the Pike County Health Department; and
 - i. Submission of a site plan indicating the location of permanent and temporary structures and outdoor activities, which shall include a traffic control plan for the ingress and egress of emergency vehicles and the orderly and safe arrival and departure of all vehicles which shall be made a condition of approval.
 - 5. Short-term vacation rentals of an accessory dwelling on lots larger than five (5) acres in size. The maximum length of each stay shall not exceed fourteen (14) consecutive days. See definition in Article 2
 - 6. Livestock on lots less than five (5) acres.
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- E. All accessory uses must meet the following standards:
1. They must be located in the side or rear yard, except on tracts of five (5) or more acres.
 2. Accessory structures may be located up to ten (10) feet from the side and rear property lines.
 3. They may not be in any front yard, except on tracts of five (5) or more acres.
 4. Accessory buildings and structures not attached to the principal building must be located at least ten (10) feet from the principal building on the lot.
 5. An accessory building, except for dwellings such as guest quarters and mother-in-law suites, erected on a lot prior to the time of construction of the principal building must be located on lots five (5) acres or more and can be located towards the front of the principal building.
- F. Any similar or compatible use not listed within the permitted uses section will at the discretion of the Zoning Administrator be presented as a special use permit and follow the procedures for a special use permit.

Sec. 504. Development standards for A-R districts.

In addition to the development standards contained in Article 4 of this ordinance, the following standards are required within A-R districts:

A.	<i>Minimum heated floor area per dwelling unit:</i>	One thousand five hundred (1,500) square feet.
B.	Minimum lot area:	Five (5) acres; however, a lot of record lawfully existing at the time of passage of this ordinance and having an area which does not conform to the above standards may nevertheless be developed with a use which is permitted within an A-R district if approved by the Pike County Health Department. New Major Subdivisions: Ten (10) acre minimum per lot
C.	<i>Minimum lot width:</i>	Two hundred (200) feet.
D.	<i>Minimum front-yard setback:</i>	One hundred (100) feet from right-of-way
E.	<i>Minimum side-yard setback:</i>	Thirty (30) feet.
F.	<i>Minimum rear-yard setback:</i>	Thirty (30) feet.
G.	<i>Maximum building height:</i>	Thirty-five (35) feet.
H.	<i>Sewage System:</i>	Septic tank permitted
I.	<i>Water System:</i>	Well or county water

- J. *Minimum frontage width:* Two hundred (200) feet, provided that frontage width shall be reduced to thirty-five (35) feet for lots abutting the turnaround portion of dead-end streets (cul-de-sac).
- K. *Sight distance:* Within thirty (30) feet of the pavement edge, plants cannot be of a type which will exceed a height of thirty (30) inches at maturity and/or a trunk diameter of four (4) inches. There may be some flexibility in regard to the maximum trunk diameter when protected by a guard rail or some other suitable type barrier beyond thirty (30) feet from pavement edge. Almost any type of planted vegetation is permissible.
- L. *Applicability to land and open space:* No building, structure or land may be used or occupied, and no building or structure or part of a building or structure may be erected, constructed, reconstructed, moved, or
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structurally altered unless in conformity with all of the regulations specified for the district in which it is located.

- M. *Every use must be on a lot:* No building or structure may be erected, or use established unless upon a lot as defined by this ordinance.
- N. *Only one principal building per lot:* Only one (1) principal building and its accessory buildings may be erected on any lot, except for planned developments or as otherwise provided.
- O. *Open space not to be encroached upon:* No open space may be encroached upon or reduced in any manner except in conformity with the yard, setback, off-street parking spaces, and other such required development standards contained in this ordinance. Shrubbery, driveways, retaining walls, fences, curbs, and buffers (see definition in article 2) are not considered to be encroachments of yards. Open space areas as required by this ordinance must be permanently maintained as open space in accordance with the requirements of this ordinance.
- P. *Reduction of yards or lot area:* Except as otherwise provided in this chapter, no lot existing at the time of passage of this chapter may be reduced, divided or changed so as to produce a tract of land which does not comply with the minimum dimension or area requirements of this chapter for the district in which it is located unless that reduction or division is necessary to provide land which is needed and accepted for public use.
- Q. *Lots with multiple frontage:* In the case of a corner lot or double frontage lot, the front yard setback shall be a minimum of one hundred (100) feet. The setback applicable to any other portion of the lot which abuts a street shall be a minimum of fifty (50) feet. For purposes of this section, the front yard setback shall apply to that side of the lot which must comply with the minimum frontage width required in this district.
- R. *Landlocked lots:* In case of a landlocked lot (a lot without direct access to a public street or road) lawfully existing as of the effective date of this ordinance, the property owner is entitled to one (1) building permit, as long as all of the following requirements are met:
1. No other principal building exists or is being constructed on the property.
 2. No other valid building permit has been issued prior to the effective date of this ordinance and is currently valid.
 3. The property was and continues to be under single ownership since the effective date of this ordinance.
 4. The property owner has acquired a forty-foot (40') easement to a county, or state-maintained street or road, and the easement has been duly recorded and made a part of the property deed.
 5. In the event the property is divided, no additional permits will be issued.
- S. *Flag (Panhandle) lots:* Flag lot that are a part of a major subdivision, shall not have their access strips abut one another, nor have their access strips be closer than 400 feet apart. Flag lots in major subdivisions shall be limited to a maximum of 20% of the total number of lots. There is no separation requirement or number limitation for flag lots that are part of a minor subdivision/lot division. The minimum road frontage for all flag lots shall be forty (40) feet.
- T. *Yards and other spaces:* No part of a yard, other open space, off-street parking, or loading space required for another building may be included as a part of the yard, off-street parking, or loading space required for another building, except as specifically provided for in this ordinance.
- U. *Substandard lots:* Any lot existing at the time of the adoption of this ordinance, which has an area or a width which is less than required by this ordinance, is subject to the following exceptions and modifications:
1. *Single lots:* When a lot has an area or frontage, which does not conform with the requirements of the district in which it is located, but was a lot at the effective date of this ordinance, such a lot may be

used for any use allowed in the zoning district in which it is located as long as all other requirements of this ordinance are met.

- V. *Encroachment on public rights-of-way*: No building, structure, service area, required off-street parking, or loading/unloading facilities are permitted to encroach on public rights-of-way.
- W. *Physical design standards*: Minimum design standards for driveways, loading areas, and other such physical site improvements are contained in applicable development regulations of Pike County. Consult that document for specific requirements.
- X. *Off-street parking and service requirements*: Minimum standards for off-street parking and service requirements are contained in the Pike County Standard for Off-Street Parking (Article 27).
- Y. *Other applicable development regulations*: Information concerning any other applicable development regulations may be obtained by consulting the administrative officer.
- Z. *Signs*: Minimum design and location standards for signs are contained in the Pike County Sign Requirements (Article 25). Consult that article for specific requirements.

ARTICLE 6. RR RURAL RESIDENTIAL

Sec. 601. Purpose.

RR zoning districts are intended to establish and preserve low to medium density residential areas on larger tracts to preserve the rural character of the district. These districts are free from other uses which are incompatible with low to medium density residential areas.

Sec. 602. Boundaries of RR districts.

The official map (section 2301 of this ordinance) shows the boundaries of all RR districts within Pike County. Article 23 also contains additional information concerning interpreting district boundaries, amending boundaries, etc.

Sec. 603. Permitted uses.

A. The following principal uses are permitted in RR districts:

1. Site-built, single-family detached dwelling with a heated floor area of at least one thousand eight hundred (1,800) square feet.
2. Local, state, or federal government building.
3. Industrialized home, single-family detached dwelling with a heated floor area of at least one thousand eight hundred (1,800) square feet.
4. Publicly owned and operated park or recreation area.
5. Conservation subdivision.
6. Barndominium.

B. The following principal uses are permitted as special use permits in RR districts:

1. Church, synagogue, chapel, or other place of religious worship or educational instruction meeting the following development standards:
 - a. It must be located on either an arterial or collector road.
 - b. The lot must have a minimum road frontage of one hundred seventy-five (175) feet.
 - c. The lot must have an area of at least three (3) acres.
 - d. All buildings must be located at least fifty (50) feet from any property line.
 - e. A twenty (20) foot buffer must be provided along all side and rear property lines.
2. Day care center meeting the following development standards:
 - a. Compliance with the rules promulgated by the Georgia Department of Human Resources where applicable.
 - b. A twenty (20) foot buffer must be provided along all side and rear property lines.
3. School—Elementary, middle, high—public or private.
 - a. A twenty (20) foot buffer must be provided along all side and rear property lines.
 - b. May include administrator's residence for private school.

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4. Golf course, public or private meeting the following development standards:
 - a. It must be for daytime use only.
 - b. All buildings, greens, and fairways must be set back at least one hundred (100) feet from any property line.
 5. Tower or antenna meeting the standards and development criteria established in the Pike County Ordinance to Establish Standards for Telecommunications Antennas and Towers.
 6. Cemetery.
 7. Utility substation meeting the following development standards:
 - a. Structures must be placed at least thirty (30) feet from all property lines.
 - b. Structures must be enclosed by a woven wire fence at least eight (8) feet high with bottom of fence either flush with the ground or with a masonry footing.
 - c. No vehicles or equipment may be stored on the lot.
 - d. A buffer, as provided in section 405, must be maintained along the side and rear property lines.
 8. Personal care home as defined in section 202 that meets the following criteria:
 - a. Minimum lot size: three (3) acres.
 - b. Minimum house size:
 - i. For no more than four (4) residents: One thousand eight hundred fifty (1,800) square feet.
 - ii. For no more than six (6) residents: Two thousand five hundred (2,500) square feet.
 - iii. For no more than eight residents: Three thousand (3,000) square feet.
 - iv. "Resident" includes each personal care home client, caregiver and other adult or child that is domiciled in the dwelling.
 - c. Compliance with the requirements of the Americans with Disabilities Act, 42 U.S.C. § 126 et seq.
 - d. Compliance with the requirements of all regulations of the Georgia Department of Community Health governing the operation of a personal care home.
 - e. Certificate of inspection and approval by the fire marshal and building inspector.
 - f. Occupancy requirements:
 - i. The licensee authorized by the Georgia Department of Community Health to operate the family personal care home must maintain their domicile at the address at which the family personal care home is permitted; in the event the licensee is a corporation or partnership, at least one (1) officer, director or partner must maintain their domicile at the address at which the family personal care home is located; and
 - ii. No more than two (2) residents may occupy a single bedroom.
 - g. Issuance of a business license for the operation of the facility by Pike County.
- C. The following accessory uses are permitted in RR districts:
1. Structure for the storage of equipment and supplies used in maintaining the principal building and its grounds.
 2. Structure for a children's playhouse and the storage of children's play equipment.
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3. Private swimming pool and bath house or cabana meeting the following development standards:
 - a. All such swimming pools must meet the specifications of the Standard Swimming Pool Code (SBCCI).
 4. Private tennis court and/or basketball facilities; if lighted, lights must be designed so that they do not intrude upon adjacent lots. Such a court may be surrounded by a fence up to ten (10) feet high.
 5. Garden, including a greenhouse and other customary garden structures.
 6. Deck, patio, barbecue grill, or other such facility.
 7. *Fowl (chickens)*: The raising and keeping of no more than ten (10) chickens on a lot consisting of a minimum of three (3) acres provided compliance with the following:
 - a. Chicken must be kept in a fenced area in the rear yard at least twenty (20) feet from any property line.
 - c. Chicken coops may be no more than six (6) feet in height.
 - d. All coops and surrounding areas are to be properly maintained and kept clean so as not to become a nuisance. Coops and feed are to be secured at all times to prevent any potential nuisance with mice or other rodents and pests.
 8. Temporary building for storage of materials meeting the following development standards:
 - a. Permitted only in conjunction with construction of a building.
 - b. Allowed either on the same lot where construction is taking place or on adjacent lots.
 - c. Such a use must be terminated upon completion of construction.
 9. Sign as permitted by the Pike County Sign Ordinance in Article 26
 10. Home occupation, minor.
 11. Garden, crop growing. Roadside stand if constructed is limited to 250 square feet.
 12. Recreational vehicles as temporary housing.
 - a. Building permit is required.
 - b. Allowed for twelve (12) months in conjunction with a building permit for a principal dwelling on the subject property.
 - c. Approval from the Planning and Development Director.
 - d. Approval from Pike County Health Department for water and wastewater services.
 13. Foster home.
 14. Mother-in-law suite/Guest quarters See Section 203 for requirements.
 15. Shipping container, temporary.
 16. The parking of one (1) unoccupied travel trailer or motor coach and one (1) pleasure boat in the side or rear yard only.
 17. Livestock for educational purposes: A person must apply to the Planning and Development Office for administrative approval by the zoning administrator. A letter of support from the Pike County FFA teacher, or the County Extension Agent must be submitted to the Planning and Development Office as well as proof of ownership that the livestock belongs to the resident of the primary dwelling on the lot.
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D. The following accessory uses are permitted as special use permits in RR districts:

1. Recreational vehicle for temporary use in case of certified hardship meeting the following development standards:

- a. A person having a certified hardship shown according to the procedure contained in this section and meeting any one (1) of the following conditions may apply to the planning and zoning board for the special use permit.
 - a. The applicant for the special use permit is to be the owner and occupant of the temporary unit and is physically or mentally disabled and requires frequent attendance by others for medical or physical care.
 - b. The applicant for the special use permit is to be the owner and occupant of the temporary unit and at least one member of his or her family is physically or mentally disabled and requires frequent attendance by others for medical or physical care.
 - c. The applicant for the special use permit is not to be the owner and occupant of the temporary unit but at least one of the residents of the unit is a member of the applicant/owner's family and is physically or mentally disabled and requires frequent attendance by others for medical or physical care.
- b. In order to determine if the need for the special use permit presented by the applicant is a certified hardship, the planning and zoning board will require a doctor's certificate currently dated, attesting to the health of the person who is asserted to be physically disabled and also attesting to the need for frequent attendance upon such a person by other people. The letter from a doctor must be presented prior to the Planning and Zoning Board meeting.
- c. The procedure for applying for a special use permit for a recreational vehicle for certified hardship is as follows:
 - a. Application should be made to the Planning and Development Department for the special use permit for a recreational vehicle for certified hardship.
 - b. The Planning and Development Department will explain to the applicant all conditions and limitations attached to such a permit and will secure the written certification of the applicant that he understands and will abide by those conditions if issued the special use permit.
 - c. The planning and zoning board will consider each application, and upon determining that all requirements have been met for such a permit, will issue the special use permit.
- d. Upon being granted a special use permit to allow a recreational vehicle for certified hardship, the applicant must then apply to the administrative officer for a building permit for the installation of the temporary manufactured home. The procedure is as follows:
 - a. Plans for a water/well and sewage/septic system suitable for the recreational vehicles proposed to be installed on the site must be submitted to the Pike County Health Department for its review and approval.
 - b. Upon securing concurrence of the county health department of the proposed water and sewage systems to serve the proposed temporary recreational vehicle, the owner should present evidence of such approval to the administrative officer and apply for a building permit for installation of the proposed temporary unit, including the water and sewage systems.
 - c. Upon approval of the administrative officer and receipt of the building permit, the owner should proceed with installation of the proposed temporary recreational vehicle, including

water and sewage systems. The administrative officer will provide required inspections of these systems during and upon completion of construction.

- e. The following conditions apply to special use permit permits issued for temporary use of a recreational vehicle for hardship:
 - a. It is temporary and valid only for a period of time of twenty-four (24) months or whenever the conditions for which the permit was granted cease to exist.
 - b. Any permit for a recreational vehicle for temporary use in case of certified hardship shall be valid for the calendar year in which such permit is first issued, and thereafter, such permit may be renewed annually upon submission of medical documentation attesting the continuation of the certified hardship in a form sufficient to satisfy the requirements of section 503.D.2.b. Notice that the certified hardship has ceased must be given within thirty (30) days of the date on which such certified hardship terminated.
 - c. A development plan must be submitted showing the proposed locations of the principal building, the water and sewage systems, and the temporary manufactured home. That development plan must be approved by the planning and zoning board before issuing the temporary special use permit.
 - d. During its period of approval, the temporary manufactured home must be connected to the approved water and sewage systems.
 - e. The temporary recreational vehicle must be removed within thirty (30) days of either the expiration of the special use permit for the temporary manufactured home or upon finding of the planning and zoning board, upon its own application or that of any aggrieved party and after giving due notice to all concerned parties and granting full opportunity for a hearing, that the conditions for which the special use permit was granted no longer exists—Whichever is earlier.
 - f. No more than one (1) such unit is permitted per lot.
 - g. The unit must be located entirely within the rear or side yard of the principal dwelling, as shown on the approved development plan.
 - 2. Home occupation, general, excluding garage, repair garage, kennel, shooting range and such other proposed uses that may conflict or be inconsistent with existing nearby development or pose a threat to the public health and safety of residents of nearby properties.
 - 3. Tower or antenna meeting the standards and development criteria established in the Pike County Ordinance to Establish Standards for Telecommunications Antennas and Towers, limited to those towers outlined in Chapter 113 of the Pike County Code.
- E. All accessory uses must meet the following standards:
- 1. They must be located in the side or rear yard.
 - 2. Accessory structures may be located up to ten (10) feet from the side and rear property lines.
 - 3. Accessory buildings and structures not attached to the principal building must be located at least ten (10) feet from the principal building on the lot.
 - 4. Accessory buildings and structures that are attached to the principal building must match the existing exterior of the principal building.
 - 5. A primary structure must be built before any accessory structures are constructed.
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- F. Any use similar or compatible not listed within the permitted uses section will at the discretion of the Zoning Administrator be presented as a special use permit and follow the procedures for a special use permit.

Sec. 604. Development standards for RR districts.

In addition to the development standards contained in article IV of this ordinance, the following standards are required within RR districts:

A.	<i>Minimum heated floor area per dwelling unit:</i>	One thousand eight hundred (1,800) square feet.
B.	Minimum lot area:	Three (3) acres; however, a lot of record lawfully existing at the time of passage of this ordinance and having an area which does not conform to the above standards may nevertheless be developed with a use which is permitted within an RR district if approved by the Pike County Health Department.
C.	<i>Minimum lot width:</i>	One hundred seventy-five (175) feet.
D.	<i>Minimum front-yard setback:</i>	Seventy-five (75) feet. a. All lots must be located within a subdivision which new streets are installed, no lots may access an existing road, except for minor subdivisions they are exempt from this requirement.
E.	<i>Minimum side-yard setback:</i>	Thirty (30) feet.
F.	<i>Minimum rear-yard setback:</i>	Thirty (30) feet.
G.	<i>Maximum building height:</i>	Thirty-five (35) feet.
H.	<i>Sewage System:</i>	Septic tank permitted
I.	<i>Water System:</i>	Well or county water

- J. *Minimum frontage width:* One hundred seventy-five (175) feet, provided that frontage width shall be reduced to thirty-five (35) feet for lots abutting the turnaround portion of dead-end streets (cul-de-sac).
- K. *Sight distance:* Within thirty (30) feet of the pavement edge, plants cannot be of a type which will exceed a height of thirty (30) inches at maturity and/or a trunk diameter of four (4) inches. There may be some flexibility in regard to the maximum trunk diameter when protected by a guardrail or some other suitable type barrier beyond thirty (30) feet from pavement edge. Almost any type of planted vegetation is permissible.
- L. *Applicability to land and buildings:* No building, structure or land may be used or occupied—And no building or structure or part of a building or structure may be erected, constructed, reconstructed, moved, or structurally altered unless in conformity with all of the regulations specified for the district in which it is located.
- M. *Every use must be on a lot:* No building or structure may be erected, or use established unless upon a lot as defined by this ordinance.
- N. *Only one principal building per lot:* Only one (1) principal building and its accessory buildings may be erected on any lot, except for planned developments or as otherwise provided.
- O. *Open space not to be encroached upon:* No open space may be encroached upon or reduced in any manner except in conformity with the yard, setback, off-street parking spaces, and other such required development standards contained in the ordinance. Shrubbery, driveways, retaining walls, fences, curbs, and buffers (see definition in Article 2) are not considered to be encroachments of yards. Open space areas as required by this
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ordinance must be permanently maintained as open space in accordance with the requirements of this ordinance.

- P. *Reduction of yards or lot area:* Except as otherwise provided in this ordinance, a lot existing at the time of passage of this ordinance may not be reduced, divided, or changed so as to produce a tract of land which does not comply with the minimum dimension or area requirements of this ordinance for the district in which it is located unless that reduction or division is necessary to provide land which is needed and accepted for public use.
- Q. *Lots with multiple frontage:* In the case of a corner lot or double frontage lot, the front yard setback shall be a minimum of seventy-five (75) feet. The setback applicable to any other portion of the lot which abuts a street shall be a minimum of fifty (50) feet. For purposes of this section, the front yard setback shall apply to that side of the lot which must comply with the minimum frontage width required in this district.
- R. *Landlocked lots:* In the case of a landlocked lot (a lot without direct access to a public street or road) lawfully existing as of the effective date of this ordinance, the property owner is entitled to one (1) building permit, as long as all of the following requirements are met:
1. No other principal building exists or is being constructed on the property.
 2. No other valid building permit has been issued prior to the effective date of this ordinance and is currently valid.
 3. The property was and continues to be under single ownership since the effective date of this ordinance.
 4. The property owner has acquired a thirty-foot easement to a city-, county-, or state-maintained street or road, and the easement has been duly recorded and made a part of the property deed.
 5. In the event the property is divided, no additional permits will be issued.
- S. *Flag (Panhandle) lots:* Flag lots that are a part of a major subdivision, shall not have their access strips abut one another, nor have their access strips be closer than 400 feet apart. Flag lots in major subdivisions shall be limited to a maximum of 20% of the total number of lots. There is no separation requirement or number limitation for flag lots that are part of a minor subdivision/lot division. The minimum road frontage for all flag lots shall be forty (40) feet.
- T. *Yards and other spaces:* No part of a yard, other open space, off-street parking, or loading space required for another building may be included as a part of the yard, off-street parking, or loading space required for another building, except as specifically provided for in this ordinance.
- U. *Substandard lots:* Any lot existing at the time of the adoption of this ordinance, which has an area or a width which is less than required by this ordinance, is subject to the following exceptions and modifications:
1. *Single lots:* When a lot has an area or frontage, which does not conform with the requirements of the district in which it is located, but was a lot at the effective date of this ordinance, such a lot may be used for any use allowed in the zoning district in which it is located as long as all other requirements of this ordinance are met.
- V. *Encroachment on public rights-of-way:* No building, structure, service area, required off-street parking, or loading/unloading facility is permitted to encroach on public rights-of-way.
- W. *Physical design standards:* Minimum design standards for driveways, loading areas, and other such physical site improvements are contained in applicable development regulations of Pike County. Consult the administrative officer for specific requirements.
- X. *Off-street parking and service requirements:* Minimum standards for off-street parking and service requirements are contained in the Pike County Standards for Off-Street Parking (Article 27).
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- Y. *Other applicable development regulations:* Information concerning any other applicable development regulations may be obtained by consulting the administrative officer.
 - Z. *Signs:* Minimum design and location standards for signs are contained in the Pike County Sign Requirements (Article 25). Consult that article for specific requirements.

ARTICLE 7. R-1 SINGLE-FAMILY RESIDENTIAL LOW DENSITY

Sec. 701. Purpose.

R-1 zoning districts are intended to establish and preserve quiet, medium-density neighborhoods of single-family residences as desired by large numbers of people. These districts are free from other uses which are incompatible with single-family homes.

Sec. 702. Boundaries of R-1 districts.

The official map (section 2301 of this ordinance) shows the boundaries of all R-1 districts within Pike County. Article 23 also contains additional information concerning interpreting district boundaries, amending boundaries, etc.

Sec. 703. Permitted uses.

A. The following principal uses are permitted in R-1 districts:

1. Site-built, single-family detached dwelling with a heated floor area of at least two thousand (2,000) square feet;
2. Local, state, or federal government building.
3. Publicly owned and operated park or recreation area.
4. Subdivision recreation area owned, operated, and maintained by a homeowner's association exclusively for the use of residents and their guests.
5. Conservation subdivision.
6. Industrialized home, single-family detached dwelling with a heated floor area of at least two thousand (2,000) square feet.

B. The following principal uses are permitted as special use permits in R-1 districts:

1. Church, synagogue, chapel, or other place of religious worship or educational instruction meeting the following development standards:
 - a. It must be located on either an arterial or collector road.
 - b. The lot must have a minimum road frontage of two hundred (200) feet.
 - c. The lot must have an area of at least three (3) acres.
 - d. All buildings must be located at least fifty (50) feet from any property line.
 - e. A twenty (20) foot buffer must be provided along all side and rear property lines.
2. Bed and breakfasts.
4. Utility substation meeting the following development standards:
 - a. Structures must be placed at least thirty (30) feet from all property lines.

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- b. Structures must be enclosed by a woven wire fence at least eight (8) feet high with bottom of fence either flush with the ground or with a masonry footing.
 - c. No vehicles or equipment may be stored on the lot.
 - d. A buffer, as provided in section 405, must be maintained along the side and rear property lines.
 - 5. Personal care home as defined in section 202 that meets the following criteria:
 - a. Minimum lot size: Two (2) acres;
 - b. Minimum house size:
 - i. For no more than four (4) residents: One thousand seven hundred fifty (2,000) square feet.
 - ii. For no more than six (6) residents: Two thousand five hundred (2,500) square feet.
 - iii. For no more than eight (8) residents: Three thousand (3,000) square feet.
 - iv. "Resident" includes each personal care home client, caregiver and other adult or child that is domiciled in the dwelling.
 - c. Compliance with the requirements of the Americans with Disabilities Act, 42 U.S.C. § 126 et seq.
 - d. Compliance with the requirements of all regulations of the Georgia Department of Community Health governing the operation of a personal care home.
 - e. Certificate of inspection and approval by the fire marshal and building inspector.
 - f. Occupancy requirements:
 - i. The licensee authorized by the Georgia Department of Community Health to operate the family personal care home must maintain their domicile at the address at which the family personal care home is permitted; in the event the licensee is a corporation or partnership, at least one (1) officer, director or partner must maintain their domicile at the address at which the family personal care home is located; and
 - ii. No more than two (2) residents may occupy a single bedroom.
 - g. Issuance of a business license for the operation of the facility by Pike County; and
 - C. The following accessory uses are permitted in R-1 districts:
 - 1. Private garage or carport.
 - 2. Structure for the storage of equipment and supplies used in maintaining the principal building and its grounds.
 - 3. Structure for a children's playhouse and the storage of children's play equipment.
 - 4. Private swimming pool and bath house or cabana meeting the following development standards:
 - a. All such swimming pools must meet the specifications of the Standard Swimming Pool Code (SBCCI).
 - 5. Personal garden
 - 6. Deck, patio, barbecue grill, or other such facility.
 - 7. Temporary building for storage of materials meeting the following development standards:
 - a. Permitted only in conjunction with construction of a building;
 - b. Allowed either on the same lot where construction is taking place or on adjacent lots;
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- c. Such a use must be terminated upon completion of construction.
 - 8. Sign as permitted by the Pike County Sign Ordinance Article 26.
 - 9. Home occupation, minor, excluding public garage, repair garage and kennel.
 - 10. Recreational vehicles as temporary housing.
 - a. Building permit is required.
 - b. Allowed for six (6) months in conjunction with a building permit for a principal dwelling on the subject property.
 - c. Approval from the Planning and Development Director.
 - d. Approval from Pike County Health Department for water and wastewater services.
 - 11. Foster home.
 - 12. Mother-in-law suite/Guest quarters. See Section 203 for requirements.
 - 13. *Fowl (chickens)*: The raising and keeping of no more than ten (10) chickens on a lot consisting of a minimum of two (2) acre provided compliance with the following:
 - a. Chicken must be kept in a fenced area in the rear yard at least twenty (20) feet from any property line.
 - b. Chicken coops may be no more than six (6) feet in height.
 - c. All coops and surrounding areas are to be properly maintained and kept clean so as not to become a nuisance. Coops and feed are to be secured at all times to prevent any potential nuisance with mice or other rodents and pests. 14. The parking of one (1) unoccupied travel trailer or motor coach and one (1) pleasure boat in the side or rear yard only.
 - D. The following accessory uses are permitted as special use permits in R-1 districts:
 - 1. Home occupation, general, excluding garage, repair garage, kennel, shooting range and such other proposed uses that may conflict or be inconsistent with existing nearby development or pose a threat to the public health and safety of residents of nearby properties.
 - 2. Recreational vehicle for temporary use in case of certified hardship meeting the following development standards:
 - a. A person having a certified hardship shown according to the procedure contained in this section and meeting any one (1) of the following conditions may apply to the planning and zoning board for the special use permit.
 - a. The applicant for the special use permit is to be the owner and occupant of the temporary unit and is physically or mentally disabled and requires frequent attendance by others for medical or physical care.
 - b. The applicant for the special use permit is to be the owner and occupant of the temporary unit and at least one member of his or her family is physically or mentally disabled and requires frequent attendance by others for medical or physical care.
 - c. The applicant for the special use permit is not to be the owner and occupant of the temporary unit but at least one of the residents of the unit is a member of the applicant/owner's family and is physically or mentally disabled and requires frequent attendance by others for medical or physical care.
 - b. In order to determine if the need for the special use permit presented by the applicant is a certified hardship, the planning and zoning board will require a doctor's certificate currently

dated, attesting to the health of the person who is asserted to be physically disabled and also attesting to the need for frequent attendance upon such a person by other people. The letter from a doctor must be presented prior to the Planning and Zoning Board meeting.

- c. The procedure for applying for a special use permit for a recreational vehicle for certified hardship is as follows:
 - a. Application should be made to the Planning and Development Department for the special use permit for a recreational vehicle for certified hardship.
 - b. The Planning and Development Department will explain to the applicant all conditions and limitations attached to such a permit and will secure the written certification of the applicant that he understands and will abide by those conditions if issued the special use permit.
 - c. The planning and zoning board will consider each application, and upon determining that all requirements have been met for such a permit, will issue the special use permit.
- d. Upon being granted a special use permit to allow a recreational vehicle for certified hardship, the applicant must then apply to the administrative officer for a building permit for the installation of the temporary recreational vehicle. The procedure is as follows:
 - a. Plans for a water/well and sewage/septic system suitable for the recreational vehicles proposed to be installed on the site must be submitted to the Pike County Health Department for its review and approval.
 - b. Upon securing concurrence of the county health department of the proposed water and sewage systems to serve the proposed temporary recreational vehicle, the owner should present evidence of such approval to the administrative officer and apply for a building permit for installation of the proposed temporary unit, including the water and sewage systems.
 - c. Upon approval of the administrative officer and receipt of the building permit, the owner should proceed with installation of the proposed temporary recreational vehicle, including water and sewage systems. The administrative officer will provide required inspections of these systems during and upon completion of construction.
- e. The following conditions apply to special use permit permits issued for temporary use of a recreational vehicle for hardship:
 - a. It is temporary and valid only for a period of time of twenty-four (24) months or whenever the conditions for which the permit was granted cease to exist.
 - b. Any permit for a recreational vehicle for temporary use in case of certified hardship shall be valid for the calendar year in which such permit is first issued, and thereafter, such permit may be renewed annually upon submission of medical documentation attesting the continuation of the certified hardship in a form sufficient to satisfy the requirements of section 503.D.2.b. Notice that the certified hardship has ceased must be given within thirty (30) days of the date on which such certified hardship terminated.
 - c. A development plan must be submitted showing the proposed locations of the principal building, the water and sewage systems, and the temporary recreational vehicle. That development plan must be approved by the planning and zoning board before issuing the temporary special use permit.
 - d. During its period of approval, the temporary recreational vehicle must be connected to the approved water and sewage systems.

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- e. The temporary recreational vehicle must be removed within thirty (30) days of either the expiration of the special use permit for the temporary recreational vehicle. or upon finding of the planning and zoning board, upon its own application or that of any aggrieved party and after giving due notice to all concerned parties and granting full opportunity for a hearing, that the conditions for which the special use permit was granted no longer exists—Whichever is earlier.
 - f. No more than one (1) such unit is permitted per lot.
 - g. The unit must be located entirely within the rear or side yard of the principal dwelling, as shown on the approved development plan.
- 3. Tower or antenna meeting the standards and development criteria established in the Pike County Ordinance to Establish Standards for Telecommunications Antennas and Towers, limited to those towers outlined in Chapter 113 of the Pike County Code.
- E. All accessory uses must meet the following standards:
- 1. They must be located in the side or rear yard.
 - 2. Accessory structures may be located up to ten (10) feet from the side and rear property lines.
 - 3. Accessory buildings and structures not attached to the principal building must be located at least ten (10) feet from the principal building on the lot.
 - 4. Accessory buildings and structures that are attached to the principal building must match the existing exterior of the principal building.
 - 5. Primary structure must be built before any accessory structures are constructed.
- F. Any use similar or compatible not listed within the permitted uses section will at the discretion of the Zoning Administrator be presented as a special use permit and follow the procedures for a special use permit.

Sec. 704. Development standards for R-1 districts.

In addition to the development standards contained in Article 4 of this ordinance, the following standards are required within R-1 districts:

A.	<i>Minimum heated floor area per dwelling unit:</i>	Two thousand (2,000) square feet.
B.	Minimum lot area:	Two (2) acres; however, a lot of record lawfully existing at the time of passage of this ordinance and having an area which does not conform to the above standards may nevertheless be developed with a use which is permitted within an R-1 district if approved by the Pike County Health Department.
C.	<i>Minimum lot width:</i>	One hundred fifty (150) feet.
D.	<i>Minimum front yard setback:</i>	1. Sixty (60) feet.
		a. All lots must be located within a subdivision which new streets are installed, no lots may access an existing road, except for minor subdivisions they are exempt from this requirement.
		b. The front yard must be fully sodded on each lot.
		c. Each lot must have a paved driveway.
E.	<i>Minimum side-yard setback:</i>	Twenty-five (25) feet.
F.	<i>Minimum rear-yard setback:</i>	Twenty-five (25) feet.

G.	<i>Maximum building height:</i>	Thirty-five (35) feet.
H.	<i>Sewage System:</i>	Septic tank permitted
I.	<i>Water System:</i>	Well or county water

- J. *Minimum frontage width:* Each lot shall have a minimum frontage width of at least one hundred-fifty (150) feet. Minimum frontage width shall be reduced to thirty-five (35) feet for lots abutting the turnaround portion of dead-end streets (cul-de-sac).
- K. *Site distance:* Within thirty (30) feet of the pavement edge, plants cannot be of a type which will exceed a height of thirty (30) inches at maturity and/or a trunk diameter of four (4) inches. There may be some flexibility in regard to the maximum trunk diameter when protected by a guardrail or some other suitable type barrier beyond thirty (30) feet from pavement edge. Almost any type of planted vegetation is permissible.
- L. *Applicability to land and buildings:* No building, structure or land may be used or occupied and no building or structure or part of a building or structure may be erected, constructed, reconstructed, moved, or structurally altered unless in conformity with all of the regulations specified for the district in which it is located.
- M. *Every use must be on a lot:* No building or structure may be erected or use established unless upon a lot as defined by this ordinance.
- N. *Only one principal building per lot:* Only one (1) principal building and its accessory buildings may be erected on any lot, except for planned developments or as otherwise provided.
- O. *Open space not to be encroached upon:* No open space may be encroached upon or reduced in any manner except in conformity with the yard, setback, off-street parking spaces, and other such required development standards contained in this ordinance. Shrubbery, driveways, retaining walls, fences, curbs, and buffers (see definition in Article 2) are not considered to be encroachments of yards. Open space areas as required by this ordinance must be permanently maintained as open space in accordance with the requirements of this ordinance.
- P. *Reduction of yards or lot area:* Except as otherwise provided in this ordinance, a lot existing at the time of passage of this ordinance may not be reduced, divided, or changed so as to produce a tract of land which does not comply with the minimum dimension or area requirements of this ordinance for the district in which it is located unless that reduction or division is necessary to provide land which is needed and accepted for public use.
- Q. *Lots with multiple frontage:* In the case of a corner lot or double frontage lot, the front yard setback shall be a minimum of sixty (60) feet. The setback applicable to any other portion of the lot which abuts a street shall be a minimum of fifty (50) feet. For purposes of this section, the front yard setback shall apply to that side of the lot which must comply with the minimum frontage width required in this district.
- R. *Landlocked lots:* In the case of a landlocked lot (a lot without direct access to a public street or road) lawfully existing as of the effective date of this ordinance, the property owner is entitled to one (1) building permit, as long as all of the following requirements are met:
1. No other principal building exists or is being constructed on the property.
 2. No other valid building permit has been issued prior to the effective date of this ordinance and is currently valid.
 3. The property was and continues to be under single ownership since the effective date of this ordinance.
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4. The property owner has acquired a thirty-foot easement to a city-, county-, or state-maintained street, and the easement has been duly recorded and made a part of the property deed.
 5. In the event the property is divided, no additional permits will be issued.
- S. *Flag (Panhandle) lots*: Flag lot are prohibited in this zoning district, unless necessary due to topographically constraints and they shall be limited to five (5) percent of total lots in the development.
 - T. *Yards and other spaces*: No part of a yard, other open space, off-street parking, or loading space required for another building may be included as a part of the yard, off-street parking, or loading space required for another building, except as specifically provided for in this ordinance.
 - U. *Substandard lots*: Any lot existing at the time of the adoption of this ordinance, which has an area or a width which is less than required by this ordinance, is subject to the following exceptions and modifications:
 1. *Single lots*: When a lot has an area or frontage, which does not conform with the requirements of the district in which it is located, but was a lot at the effective date of this ordinance, such a lot may be used for any use allowed in the zoning district in which it is located as long as all other requirements of this ordinance are met.
 - V. *Encroachment on public rights-of-way*: No building, structure, service area, required off-street parking, or loading/unloading facility is permitted to encroach on public rights-of-way.
 - W. *Physical design standards*: Minimum design standards for driveways, loading areas, and other such physical site improvements are contained in Article 21, Subdivision design standards. Consult that document for specific requirements.
 - X. *Off-street parking and service requirements*: Minimum standards for off-street parking and service requirements are contained in the Pike County Standard for Off-Street Parking (Article 27).
 - Y. *Other applicable development regulations*: Information concerning any other applicable development regulations may be obtained by consulting the administrative officer.
 - Z. *Signs*: Minimum design and location standards for signs are contained in the Pike County Sign Requirements (Article 25). Consult that article for specific requirements.
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ARTICLE 8. R-2 SINGLE-FAMILY RESIDENTIAL DISTRICT

Sec. 801. Purpose.

R-2 zoning districts are intended to establish and preserve quiet, relatively high-density neighborhoods of single-family residences. These districts are free from other uses which are incompatible with single-family homes.

Sec. 802. Boundaries of R-2 Districts.

The official map (section 2301 of this ordinance) shows the boundaries of all R-2 districts within Pike County. Article 23 also contains additional information concerning interpreting district boundaries, amending boundaries, etc.

Sec. 803. Permitted uses.

- A. The following principal uses are permitted in R-2 districts:
 - 1. Site-built, single-family detached dwelling with a heated floor area of at least two thousand two hundred (2,200) square feet.
 - 2. Industrialized home, single-family detached dwelling with a heated floor area of at least two thousand two hundred (2,200) square feet.
 - 3. Conservation Subdivision.
 - 4. Local, state, or federal government building.
 - 5. Publicly owned and operated park or recreation area.
- B. The following principal uses are permitted as special use permits in R-2 districts:
 - 1. Church, synagogue, chapel, or other place of religious worship including educational buildings, parsonage, church-related nursery or kindergarten, and other related uses meeting the following development standards:
 - a. It must be located on either an arterial or collector road.
 - b. The lot must have a minimum road three (3) acres.
 - d. All buildings must be located at least fifty (50) feet from any property line.
 - e. A twenty (20) foot buffer must be provided along all side and rear property lines.
 - 2. Utility substation meeting the following development standards:
 - a. Structures must be placed at least thirty (30) feet from all property lines.
 - b. Structures must be enclosed by a woven wire fence at least eight (8) feet high with bottom of fence either flush with the ground or with a masonry footing.
 - c. No vehicles or equipment may be stored on the lot.
 - d. A buffer, as provided in section 405, must be maintained along the side and rear property lines.
 - 3. Personal care home as defined in section 202 that meets the following criteria:

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- a. Minimum lot size: one (1) acres.
 - b. Minimum house size:
 - i. For no more than four (4) residents: two thousand two hundred (2,200) square feet.
 - ii. For no more than six (6) residents: Two thousand five hundred (2,500) square feet.
 - iii. For no more than eight (8) residents: Three thousand (3,000) square feet.
 - iv. "Resident" includes each personal care home client, caregiver and other adult or child that is domiciled in the dwelling.
 - c. Compliance with the requirements of the Americans with Disabilities Act, 42 U.S.C. § 126 et seq.
 - d. Compliance with the requirements of all regulations of the Georgia Department of Community Health governing the operation of a personal care home.
 - e. Certificate of inspection and approval by the fire marshal and building inspector.
 - f. Occupancy requirements:
 - i. The licensee authorized by the Georgia Department of Community Health to operate the family personal care home must maintain their domicile at the address at which the family personal care home is permitted; in the event the licensee is a corporation or partnership, at least one (1) officer, director or partner must maintain their domicile at the address at which the family personal care home is located; and
 - ii. No more than two (2) residents may occupy a single bedroom.
 - g. Issuance of a business license for the operation of the facility by Pike County; and
- C. The following accessory uses are permitted in R-2 districts:
- 1. Private garage or carport.
 - 2. Structure for the storage of equipment and supplies used in maintaining the principal building and its grounds.
 - 3. Structure for a children's playhouse and the storage of children's play equipment.
 - 4. Private swimming pool and bath house or cabana meeting the following development standards:
 - a. All such swimming pools must meet the specifications of the Standard Swimming Pool Code (SBCCI).
 - 5. Private tennis court and/or basketball facilities. If lighted, lights must be designed so that they do not intrude upon adjacent lots. Such a court may be surrounded by a fence up to ten (10) feet high.
 - 6. Deck, patio, barbecue grill, or other such facility.
 - 7. The parking of one (1) unoccupied travel trailer or motor coach and one (1) pleasure boat in the side or rear yard only.
 - 8. Sign as permitted by the Pike County Sign Ordinance (Appendix E).
 - 9. Home occupation, minor, excluding public garage, repair garage and kennel.
 - 10. Recreational vehicles as temporary housing.
 - a. Building permit is required.
 - b. Allowed for six (6) months in conjunction with a building permit for a principal dwelling on the subject property.
 - c. Approval from the Planning and Development Director.
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- d. Approval from Pike County Health Department for water and wastewater services.
 - 11. Foster home.
 - 12. Mother-in-law suite/Guest quarters. See Section 203 for requirements.
 - 13. *Fowl (chickens)*: The raising and keeping of no more than ten(10) chickens on a lot consisting of a minimum of one (1) acre provided compliance with the following:
 - a. Chicken must be kept in a fenced area in the rear yard at least twenty (20) feet from any property line.
 - b. All coops and surrounding areas are to be properly maintained and kept clean so as not to become a nuisance. Coops and feed are to be secured at all times to prevent any potential nuisance with mice or other rodents and pests.
 - 14. Gardens
- D. The following accessory uses are permitted as special use permits in R-2 districts:
- 1. Home occupation, general, excluding garage, repair garage, kennel, shooting range and such other proposed uses that may conflict or be inconsistent with existing nearby development or pose a threat to the public health and safety of residents of nearby properties.
- Recreational vehicle for temporary use in case of certified hardship meeting the following development standards:
- a. A person having a certified hardship shown according to the procedure contained in this section and meeting any one (1) of the following conditions may apply to the planning and zoning board for the special use permit.
 - 1. The applicant for the special use permit is to be the owner and occupant of the temporary unit and is physically or mentally disabled and requires frequent attendance by others for medical or physical care.
 - 2. The applicant for the special use permit is to be the owner and occupant of the temporary unit and at least one member of his or her family is physically or mentally disabled and requires frequent attendance by others for medical or physical care;
 - 3. The applicant for the special use permit is not to be the owner and occupant of the temporary unit but at least one of the residents of the unit is a member of the applicant/owner's family and is physically or mentally disabled and requires frequent attendance by others for medical or physical care.
 - b. In order to determine if the need for the special use permit presented by the applicant is a certified hardship, the planning and zoning board will require a doctor's certificate currently dated, attesting to the health of the person who is asserted to be physically disabled and also attesting to the need for frequent attendance upon such a person by other people. The letter from a doctor must be presented prior to the Planning and Zoning Board meeting.
 - c. The procedure for applying for a special use permit for a recreational vehicle for certified hardship is as follows:
 - (a) Application should be made to the Planning and Development Department for the special use permit for a recreational vehicle for certified hardship.
 - (b) The Planning and Development Department will explain to the applicant all conditions and limitations attached to such a permit and will secure the written certification of the applicant that he understands and will abide by those conditions if issued the special use permit.
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- (c) The planning and zoning board will consider each application, and upon determining that all requirements have been met for such a permit, will issue the special use permit.
 - d. Upon being granted a special use permit to allow a recreational vehicle for certified hardship, the applicant must then apply to the administrative officer for a building permit for the installation of the temporary recreational vehicle. The procedure is as follows:
 - (a) Plans for a water/well and sewage/septic system suitable for the recreational vehicles proposed to be installed on the site must be submitted to the Pike County Health Department for its review and approval.
 - (b) Upon securing concurrence of the county health department of the proposed water and sewage systems to serve the proposed temporary recreational vehicle, the owner should present evidence of such approval to the administrative officer and apply for a building permit for installation of the proposed temporary unit, including the water and sewage systems.
 - (c) Upon approval of the administrative officer and receipt of the building permit, the owner should proceed with installation of the proposed temporary recreational vehicle, including water and sewage systems. The administrative officer will provide required inspections of these systems during and upon completion of construction.
 - e. The following conditions apply to special use permit permits issued for temporary use of a recreational vehicle for hardship:
 - (a) It is temporary and valid only for a period of time of twenty-four (24) months or whenever the conditions for which the permit was granted cease to exist.
 - (b) Any permit for a recreational vehicle for temporary use in case of certified hardship shall be valid for the calendar year in which such permit is first issued, and thereafter, such permit may be renewed annually upon submission of medical documentation attesting the continuation of the certified hardship in a form sufficient to satisfy the requirements of section 503.D.2.b. Notice that the certified hardship has ceased must be given within thirty (30) days of the date on which such certified hardship terminated.
 - (c) A development plan must be submitted showing the proposed locations of the principal building, the water and sewage systems, and the temporary recreational vehicle. That development plan must be approved by the planning and zoning board before issuing the temporary special use permit.
 - (d) During its period of approval, the temporary recreational vehicle must be connected to the approved water and sewage systems.
 - (e) The temporary recreational vehicle must be removed within thirty (30) days of either the expiration of the special use permit for the temporary recreational vehicle. or upon finding of the planning and zoning board, upon its own application or that of any aggrieved party and after giving due notice to all concerned parties and granting full opportunity for a hearing, that the conditions for which the special use permit was granted no longer exists—Whichever is earlier.
 - (f) No more than one (1) such unit is permitted per lot.
 - (g) The unit must be located entirely within the rear or side yard of the principal dwelling, as shown on the approved development plan.
 - 2. Tower or antenna meeting the standards and development criteria established in the Pike County Ordinance to Establish Standards for Telecommunications Antennas and Towers, limited to those towers outlined in Chapter 113 of the Pike County Code.
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- E. All accessory uses must meet the following standards:
1. They must be located in the side or rear yard.
 2. Accessory structures may be located up to ten (10) feet from the side and rear property lines.
 3. Accessory buildings and structures not attached to the principal building must be located at least ten (10) feet from the principal building on the lot.
 4. Accessory buildings and structures that are attached to the principal building must match the existing exterior of the principal building.
 5. Primary structure must be built before any accessory structures are constructed.
- F. Any use similar or compatible not listed within the permitted uses section will at the discretion of the Zoning Administrator be presented as a special use permit and follow the procedures for a special use permit.

Sec. 804. Development standards for R-2 districts.

In addition to the development standards contained in article 5 of this ordinance, the following standards are required within R-2 districts:

A.	<i>Minimum heated floor area per dwelling unit:</i>	Two thousand two hundred (2,200) square feet.
B.	Minimum lot area:	One (1) acres; however, a lot of record lawfully existing at the time of passage of this ordinance and having an area which does not conform to the above standards may nevertheless be developed with a use which is permitted within an R-2 district if approved by the Pike County Health Department.
C.	<i>Minimum lot width:</i>	One hundred twenty-five (125) feet.
D.	<i>Minimum front yard setback:</i>	1. Fifty (50) feet.
		a. All lots must be located within a subdivision which new streets are installed, no lots may access an existing road, except for minor subdivisions they are exempt from this requirement.
		b. The front yard must be fully sodded on each lot.
		c. Each lot must have a paved driveway.
E.	<i>Minimum side-yard setback:</i>	Twenty (20) feet.
F.	<i>Minimum rear-yard setback:</i>	Twenty (20) feet.
G.	<i>Maximum building height:</i>	Thirty-five (35) feet.
H.	<i>Sewage System:</i>	Public sewer
I.	<i>Water System:</i>	County water required

- J. *Minimum frontage width:* Each lot shall have a minimum frontage width of at least one hundred twenty-five (125) feet. Minimum frontage width shall be reduced to thirty-five (35) feet for lots abutting the turnaround portion of dead-end streets (cul-de-sac).
- K. *Site distance:* Within thirty (30) feet of the pavement edge, plants cannot be of a type which will exceed a height of thirty (30) inches at maturity and/or a trunk diameter of four (4) inches. There may be some flexibility in regard to the maximum trunk diameter when protected by a guardrail or some other suitable type barrier beyond thirty (30) feet from pavement edge. Almost any type of planted vegetation is permissible.
- L. *Applicability to land and buildings:* No building, structure or land may be used or occupied and no building or structure or part of a building or structure may be erected, constructed, reconstructed, moved, or
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structurally altered unless in conformity with all of the regulations specified for the district in which it is located.

- M. *Every use must be on a lot:* No building or structure may be erected or use established unless upon a lot as defined by this ordinance.
- N. *Only one principal building per lot:* Only one (1) principal building and its accessory buildings may be erected on any lot, except for planned developments or as otherwise provided.
- O. *Open space not to be encroached upon:* No open space may be encroached upon or reduced in any manner except in conformity with the yard, setback, off-street parking spaces, and other such required development standards contained in this ordinance. Shrubbery, driveways, retaining walls, fences, curbs, and buffers (see definition in Article 2) are not considered to be encroachments of yards. Open space areas as required by this ordinance must be permanently maintained as open space in accordance with the requirements of this ordinance.
- P. *Reduction of yards or lot area:* Except as otherwise provided in this ordinance, a lot existing at the time of passage of this ordinance may not be reduced, divided, or changed so as to produce a tract of land which does not comply with the minimum dimension or area requirements of this ordinance for the district in which it is located unless that reduction or division is necessary to provide land which is needed and accepted for public use.
- Q. *Lots with multiple frontage:* In the case of a corner lot or double frontage lot, the front yard setback shall be a minimum of fifty (50) feet. The setback applicable to any other portion of the lot which abuts a street shall be a minimum of thirty (30) feet. For purposes of this section, the front yard setback shall apply to that side of the lot which must comply with the minimum frontage width required in this district.
- R. *Landlocked lots:* In the case of a landlocked lot (a lot without direct access to a public street or road) lawfully existing as of the effective date of this ordinance, the property owner is entitled to one (1) building permit, as long as all of the following requirements are met:
1. No other principal building exists or is being constructed on the property.
 2. No other valid building permit has been issued prior to the effective date of this ordinance and is currently valid.
 3. The property was and continues to be under single ownership since the effective date of this ordinance.
 4. The property owner has acquired a thirty-foot easement to a city-, county-, or state-maintained street, and the easement has been duly recorded and made a part of the property deed.
 5. In the event the property is divided, no additional permits will be issued.
- S. *Flag (Panhandle) lots:* Flag lots are prohibited in this zoning district, unless necessary due to topographic constraints and they shall be limited to five (5) percent of total lots in the development.
- T. *Yards and other spaces:* No part of a yard, other open space, off-street parking, or loading space required for another building may be included as a part of the yard, off-street parking, or loading space required for another building, except as specifically provided for in this ordinance.
- U. *Substandard lots:* Any lot existing at the time of the adoption of this ordinance, which has an area or a width which is less than required by this ordinance, is subject to the following exceptions and modifications:
1. *Single lots:* When a lot has an area or frontage, which does not conform with the requirements of the district in which it is located but was a lot at the effective date of this ordinance, such a lot may be used for any use allowed in the zoning district in which it is located as long as all other requirements of this ordinance are met.

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- V. *Encroachment on public rights-of-way*: No building, structure, service area, required off-street parking, or loading/unloading facility is permitted to encroach on public rights-of-way.
 - W. *Physical design standards*: Minimum design standards for driveways, loading areas, and other such physical site improvements are contained in Article 21, Subdivision design standards. Consult that document for specific requirements.
 - X. *Off-street parking and service requirements*: Minimum standards for off-street parking and service requirements are contained in the Pike County Standard for Off-Street Parking (Article 27).
 - Y. *Other applicable development regulations*: Information concerning any other applicable development regulations may be obtained by consulting the administrative officer.
 - Z. *Signs*: Minimum design and location standards for signs are contained in the Pike County Sign Requirements (Article 25). Consult that article for specific requirements.

ARTICLE 9. LIMITED LODGING AND VACATION HOMES

Sec. 901. Purpose.

This ordinance was established to create the requirements and standards for limited lodging and vacation homes in Pike County, Georgia.

Sec. 902. General.

Limited Lodging and Vacation Rentals, as defined in this UDC, will require an approved special use permit in all residential zoning districts.

- A. The following conditions, regulations, and rules shall apply to all approved special use permits for Limited Lodging and Vacation Rentals: Vacation rentals, whether there is a primary owner in residence or not, shall not be permitted in accessory structures, non-habitable structures, nor temporary structures, such as recreational vehicles, tents, canopies, yurts, or similar structures.
1. Limited Lodging Vacation Rental facilities shall meet applicable International Building Code and International Fire Code regulations. For properties that are served by septic, Limited Lodging and Vacation Rental facilities shall meet applicable environmental health regulations.
 2. Limited Lodging Vacation Rentals may have a maximum of four (4) guestrooms or sleeping rooms that meet the International Building Code regulations.
 3. Maximum overnight occupancy for Limited Lodging and Vacation Rentals shall be up to a maximum of two (2) persons per sleeping room or guestroom, plus two (2) additional persons per property, up to a maximum of ten (10) persons, excluding children under two (2) years of age. The property owner shall ensure that all contracts and online listings and advertisements clearly set forth the maximum number of overnight guests permitted at the property.
 4. The maximum number of total guests and visitors allowed at any time in a single Limited Lodging or Vacation Rental shall not exceed the maximum overnight occupancy plus four (4) additional persons per property during the daytime, or fourteen (14) persons, whichever is less, excluding children under two (2) years of age.
 5. Only approved facilities, meeting current standards shall be used as a Limited Lodging or Vacation Rental. Only one (1) tenant shall be allowed on-site at any given time: Only one transient rental is allowed per parcel. Accessory dwellings shall not be used as a Limited Lodging or Vacation Rental or occupied by the owner while the facilities approved for the special use permit is being used as a Limited Lodging or Vacation Rental unless specifically authorized by the Board of Commissioners when approving the special use permit use.
 6. Parking shall be provided as follows:
 - a. Vehicles must be parked within the driveway, garage, or any other approved surface. No vehicles shall be parked on the State/ County right-of-way or along any roadway at any time.
 - b. A minimum of two (2) on-site parking spaces shall be available for Limited Lodging and Vacation Rentals. However, the owner of the property/facilities is responsible for providing sufficient parking to accommodate the guests. rooms.
 - c. Limited Lodging and Vacation Rentals larger than as provided in this Section are prohibited.

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- d. This maximum number of vehicles permitted for guests shall be clearly set forth in all rental agreements and in all online advertisements and listings.
7. All activities associated with Limited Lodging and Vacation Rentals shall meet the general noise standards contained below. Quiet hours shall be from 10:00 p.m. to 8:00 a.m. The property owner shall ensure that the quiet hours and limits on outdoor activities are included in rental agreements and in all online advertisements and listings.
 8. Outdoor amplified sound, other than household speakers, shall not be allowed at any time associated with a Limited Lodging or Vacation Rental.
 9. Pets, if allowed by the owner, shall be always secured on the property. Continual nuisance barking by unattended pets is prohibited.
 10. Recycling and refuse storage bins shall not be stored within public view unless in compliance with neighborhood standards. Recycling and trash receptacles shall be returned to screened storage areas within 24 hours of trash pick-up.
 11. All Limited Lodging or Vacation Rentals operating within the County must have a local certified property manager, which can be the owner or other designated agent, who is available 24 hours per days, 7 days per week during all times that the property is rented or used on a transient basis. Certified property managers may be professional property managers, realtors, property owners, or other designated person who is a minimum of twenty-one (21) years of age.
 12. The owner of any Limited Lodging or Vacation Rental located behind a locked gate or within a gated community shall provide gate code or a lockbox with keys ("Knox Box" or similar) for exclusive use by local law enforcement and emergency services.
 13. Once a Limited Lodging or Vacation Rental is approved as a special use permit, a copy of these regulations shall be posted within the facilities. The owner shall post these standards in a prominent place within six (6) feet of the front door of the facilities and include them as part of all rental agreements.
 14. All online advertisements and/or listings for Limited Lodging or Vacation Rentals shall include the following:
 - a. Maximum occupancy, not including children under two (2).
 - b. Maximum number of vehicles.
 - c. Notification that quiet hours must be observed between 10:00 p.m. and 8:00 a.m.;
 - d. Notification that no outdoor amplified sound other than household speakers is allowed; and,
 - e. The name, address, and number of the local certified property manager.
 15. The owners shall pay all required County property taxes and fees.
 16. The owner shall register the local certified property manager and update any contact changes with the Department of Planning & Development, which will make said contact information available to local law enforcement and emergency services.
 17. The owner shall obtain a business license for said Limited Lodging and Vacation Rental and comply with all applicable provisions of this Code regarding occupational taxes.
 18. The owners shall pay a hotel/ motel occupancy tax for said Limited Lodging and Vacation Rental and comply with all applicable provisions of this Code.
 19. The owner may be required to pay personal property taxes for said Limited Lodging and Vacation Rental.
 20. Initial complaints on vacation rentals shall be directed to the local certified property manager identified in the business license or the County, as applicable. The certified property manager shall be available 24 hours during all times when the property is rented and shall be available by phone during these hours. Should a problem or arise and be reported to the certified property manager or the County, the property manager shall be responsible for contacting the tenant to correct the problem within 60 minutes, including visiting the site, if necessary, to ensure that the issue has been corrected. Failure to respond to complaints or report them to emergency officials shall be considered a violation of this section and shall be cause for revocation of the business license and special land use permit. If the issue reoccurs, the
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complaint will be addressed by the Director or Code Enforcement division who may investigate to determine whether there was a violation of a zoning, licensing, or special use permit condition. At the discretion of the Director, the special use permit may be scheduled for a revocation hearing with the Board of Commissioners, in compliance with all notice requirements. If the special use permit is revoked, a special use permit for a Limited Lodging or Vacation Rental may not be reapplied for or issued for a period of at least one (1) year. Additionally, a license for a Limited Lodging or Vacation Rental shall not be issued for a period of at least one (1) year upon the property as a result of the revocation of the special use permit.

ARTICLE 10. PROFESSIONAL AND INSTITUTIONAL DISTRICT

Sec. 1001. Purpose.

Professional and Institutional (P&I) zoning districts are intended to establish and preserve districts for lower density office-professional-institutional activities. In many cases this district may be appropriate to provide a transition from residential uses to commercial or industrial uses along major arterials. P&I development standards require adequate yard space and off-street parking and service facilities. Permitted uses are restricted and protected from encroachment by uses capable of adversely affecting the limited character of the district.

Sec. 1002. Boundaries of office and institutional districts.

The official map (Section 2301 of this ordinance) shows the boundaries of all P&I districts within Pike County. Article 23 also contains additional information concerning interpreting distinct boundaries, amending boundaries, etc.

Sec. 1003. Permitted uses.

A. The following principal uses are permitted in P&I districts:

1. Church, synagogue, chapel, or other place of religious worship including educational building, parsonage, church-related nursery or kindergarten, and other related uses meeting the following development standards:
 - a. It must be located on either an arterial or collector road.
 - b. The lot must have a minimum road frontage of two hundred (200) feet.
 - c. The lot must have an area of at least two (2) acres.
 - d. All buildings must be located at least fifty (50) feet from any property line.
2. School—Elementary, middle, high—Public or private.
3. Ambulance or emergency service.
4. Animal hospital.
5. Local, state, or federal government building.
10. Clinic/Medical Office/Dental Office.
11. Nursing home.
12. Hospital.
13. Professional or business office meeting the following development standards:
 - a. No wholesale or retail merchandise may be offered for sale.
14. Club or lodge.
15. Retail uses in conjunction with and normally appurtenant to office/institutional uses—including florist shop, cafeteria, snack shop, pharmacy, hair salon, or gift shop when located within an office or medical building.

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16. Publicly owned and operated park or recreation area.
 17. Cemetery.
 19. Bed and breakfasts.
 20. Funeral homes.
 21. Day care center meeting the following development standards:
 - a. Compliance with the rules promulgated by the Georgia Department of Human Resources where applicable.
 22. Hospice.
 23. College or university
 24. Business or commercial school
 25. Group personal care home
 26. Intermediate care home
- B. The following principal uses are permitted as special use permits in P&I districts:
1. commercial parking lot/commercial parking structure,
 2. congregate personal care home
 3. halfway house as regulated by the State of Georgia.
- C. The following accessory uses are permitted in P&I districts:
1. Those determined by the Zoning Administrator to be customarily appurtenant to those uses permitted in this district
 2. Structure for the storage of equipment and supplies used in maintaining the principal building and its grounds.
 3. Structure for a children's playhouse and the storage of children's play equipment.
 4. Tower, domestic or antenna, domestic not meeting the standards outlined in Chapter 113 of the Pike County Code.
 5. Mobile food service unit, temporary.
- D. All accessory uses must meet the following standards:
1. They must be located in the rear yards.
 2. They must be located at least five (5) feet from any property line.
 3. They may not be located in any front or side yard.
 4. Accessory buildings and structures not attached to the principal building must be located at least ten (10) feet from the principal building on the lot.
- F. Any use similar or compatible not listed within the permitted uses section will at the discretion of the Zoning Administrator be presented as a special use permit and follow the procedures for a special use permit.
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Sec. 1004. Development standards for P&I districts.

A.	<i>Minimum heated floor area for building:</i>	One thousand five hundred (1,500) square feet
B.	<i>Minimum lot area:</i>	Two (2) acres if public water and public sewer are not available. The minimum lot area may be reduced to one (1) acre where public water and sewer is available. However, a lot of record lawfully existing at the time of passage of this ordinance and having an area which does not conform to the above standards may nevertheless be developed with a use which is permitted within an P&I district if approved by the Pike County Health Department.
C.	<i>Minimum lot width at Right-of-Way:</i>	Each lot shall have a minimum width of at least one hundred (100) feet.
D.	<i>Minimum front-yard setback:</i>	Seventy-five (75) feet.
E.	<i>Minimum side-yard setback:</i>	Twenty (20) feet
F.	<i>Minimum rear-yard setback:</i>	Twenty-five (25) feet.
G.	<i>Maximum building height:</i>	Three(3) stories

- H. *Sight distance:* Within thirty (30) feet of the pavement edge, plants cannot be of a type which will exceed a height of thirty (30) inches at maturity and/or a trunk diameter of four (4) inches. There may be some flexibility in regard to the maximum trunk diameter when protected by a guardrail or some other suitable type barrier beyond thirty (30) feet from pavement edge. Almost any type of planted vegetation is permissible.
- I. *Applicability to land and buildings:* No building, structure or land may be used or occupied, and no building or structure or part of a building or structure may be erected, constructed, reconstructed, moved, or structurally altered unless in conformity with all of the regulations specified for the district in which it is located.
- J. *Every use must be on a lot:* No building or structure may be erected or use established unless upon a lot as defined by this ordinance.
- K. *Only one principal building per lot:* Only one (1) principal building and its accessory buildings may be erected on any lot, except for planned developments or as otherwise provided.
- L. *Open space not to be encroached upon:* No open space may be encroached upon or reduced in any manner except in conformity with the yard, setback, off-street parking spaces, and other such required development standards contained in this ordinance. Shrubbery, driveways, retaining walls, fences, curbs, and buffers (see definition in Article 2) are not considered to be encroachments of yards. Open space areas as required by this ordinance must be permanently maintained as open space in accordance with the requirements of this ordinance.
- M. *Reduction of yards or lot area:* Except as otherwise provided in this ordinance, a lot existing at the time of passage of this ordinance may not be reduced, divided, or changed so as to produce a tract of land which does not comply with the minimum dimension or area requirements of this ordinance for the district in which it is located unless that reduction or division is necessary to provide land which is needed and accepted for public use.
- N. *Lots with multiple frontage:* In the case of a corner lot or double frontage lot, the front yard setback shall be a minimum of seventy-five (75) feet, the front yard setback shall apply to all sides of the lot which has linear road frontage.
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- O. *Landlocked lots*: In the case of a landlocked lot (a lot without direct access to a public street or road) lawfully existing as of the effective date of this ordinance, the property owner is entitled to one (1) building permit, as long as all of the following requirements are met:
1. No other principal building exists or is being constructed on the property.
 2. No other valid building permit has been issued prior to the effective date of this ordinance and is currently valid.
 3. The property was and continues to be under single ownership since the effective date of this ordinance.
 4. The property owner has acquired a thirty-foot easement to a city-, county-, or state-maintained street, and the easement has been duly recorded and made a part of the property deed.
 5. In the event the property is divided, no additional permits will be issued.
- P. *Flag-lots are prohibited in the P&I zoning district*.
- Q. *Yards and other spaces*: No part of a yard, other open space, off-street parking, or loading space required for another building may be included as a part of the yard, off-street parking, or loading space required for another building, except as specifically provided for in this ordinance.
- R. *Substandard lots*: Any lot existing at the time of the adoption of this ordinance, which has an area or a width which is less than required by this ordinance, is subject to the following exceptions and modifications:
1. *Single lots*: When a lot has an area or frontage, which does not conform with the requirements of the district in which it is located but was a lot at the effective date of this ordinance, such a lot may be used for any use allowed in the zoning district in which it is located as long as all other requirements of this ordinance are met.
- S. *Encroachment on public rights-of-way*: No building, structure, service area, required off-street parking, or loading/unloading facility is permitted to encroach on public rights-of-way.
- T. *Physical design standards*: Minimum design standards for driveways, loading areas, and other such physical site improvements are contained in applicable development regulations of Pike County. Consult that document for specific requirements.
- U. *Off-street parking and service requirements*: Minimum standards for off-street parking and service requirements are contained in the Pike County Standard for Off-Street Parking (Article 27).
- V. *Other applicable development regulations*: Information concerning any other applicable development regulations may be obtained by consulting the administrative officer.
- W. *Signs*: Minimum design and location standards for signs are contained in the Pike County Sign Requirements (Article 25). Consult that article for specific requirements.
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ARTICLE 11. C-1 NEIGHBORHOOD COMMERCIAL

Sec. 1101. Purpose.

C-1 zoning districts are intended to establish and preserve small business areas of a limited nature that serve primarily the residential neighborhood in which they are located. Development standards for C-1 districts are designed to promote compatibility with the surrounding residential neighborhood.

Sec. 1102. Boundaries of C-1 districts.

The official map (section 2301 of this ordinance) shows the boundaries of all C-1 districts within Pike County. Article 23 also contains additional information concerning interpreting district boundaries, amending boundaries, etc.

Sec. 1103. Permitted uses.

- A. The following principal uses are permitted in C-1 districts, provided such use shall not have any outside storage of any product for sale or raw materials:
1. Appliance sale and repair.
 2. Art Studio.
 3. Auto parts retail store.
 4. Automobile service station meeting the following development standards:
 - a. Petroleum derivatives must be stored in accordance with safety requirements of existing county resolutions
 - b. All pumps and structures must be placed at least twenty (20) feet from all right-of-way line of any street or road
 - c. Where any lot line of a service station property abuts other property of any residential zoning district, a minimum setback of 40 feet is required
 - d. It must have frontage on an arterial or collector road as defined in the Pike County Land Use Plan
 - e. It's lot width on an arterial or collector road must be at least one hundred (100) feet wide at the right-of-way line.
 5. Bakery.
 6. Bank or financial institution.
 7. Barber/Beauty shop, nail salon, tanning salon, or similar personal service establishment.
 8. Catering service.
 9. Clothing store.
 10. Confectionary (candy) store
 11. College or university.

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12. Crafts.
 13. Cultural facility, library, museum.
 14. Dance school or studio.
 15. Dental laboratory.
 16. Dry goods store.
 17. Florist shop.
 18. Gift shop.
 19. Government buildings, local, federal, or state.
 20. Grocery, fruit, vegetable or meat market, including supermarket, meeting the following development standards:
 - a. no killing, eviscerating, skinning, or plucking of food products is permitted.
 21. Gunsmith.
 22. Hardware store.
 23. Hospital.
 24. Indoor amusement or recreational activities.
 25. Laundromat.
 26. Library.
 27. Legal office.
 28. Locksmith.
 29. Medical laboratory.
 30. Medical office.
 31. Messenger service.
 32. Music store/teaching studio.
 33. Neighborhood shopping center
 34. Novelty shop.
 35. Office.
 36. Office supplies and equipment sales
 37. Paint store
 38. Photography store/studio.
 39. Publicly owned recreational center.
 40. Restaurant part of a neighborhood shopping center.
 41. Shoe repair shop.
 42. Taxidermist.
 43. Taxi office
 44. Utility substation
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45. Group developments meeting the following development standards:
- a. The minimum lot size requirement shall be sufficient so that any structure constructed on said lot or groups of lots can be located so as to meet all setback requirements, parking requirements, and space requirements for loading and unloading for each proposed use, as per the respective zoning district, but in no event shall it be less than two (2) acres.
 - b. All principal buildings established as a part of a group development project shall be accessible to emergency or county service vehicles.
 - c. All buildings and structures established as a part of a group development project shall comply with the established front yard setbacks and exterior side and rear yard requirements.
 - d. All distances between buildings shall comply with the Southern Building Code Congress International (SBCCI) Fire Prevention Code.
 - e. Uses are limited to those permitted and special use permit uses allowed within this district.
46. Church, synagogue, chapel or other place of religious worship including educational building, parsonage, church-related nursery or kindergarten, and other related uses meeting the following development standards:
- a. It must be located on either an arterial or collector road.
 - b. The lot must have a minimum road frontage of two hundred (200) feet.
 - c. The lot must have an area of at least two (2) acres.
 - d. All buildings must be located at least fifty (50) feet from any property line.
 - f. Nothing herein shall prohibit or preclude a church from being located within a group development without the necessity of complying with these development standards.
- B. The following principal uses are permitted as special use permits in C-1 districts:
1. Day care center meeting the following development standards:
 - a. Compliance with the rules promulgated by the [State of] Georgia Department of Human Resources where applicable.
 2. Tower or antenna meeting the standards and development criteria established in the Pike County Ordinance to Establish Standards for Telecommunications Antennas and Towers, limited to those towers outlined in Chapter 113 of the Pike County Code.
- C. The following accessory uses are permitted in C-1 districts:
1. Those determined by the administrative officer to be customarily appurtenant to those uses permitted in this district.
 2. Tower, domestic or antenna, domestic.
 3. Shipping container, temporary.
 4. Mobile food service unit, no more than 3 consecutive days.
- D. All accessory uses must meet the following standards:
1. They must be located in the rear yard, except mobile food service units may be located in the front yard.
 2. They must be located at least five (5) feet from any property line.
 3. Accessory buildings must be located at least ten (10) feet from the principal building on the lot.
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- E. Any use similar or compatible not listed within the permitted uses section will at the discretion of the Zoning Administrator be presented as a special use permit and follow the procedures for a special use permit.

Sec. 1104. Development standards for C-1 districts.

In addition to the development standards contained in Article 4 of this ordinance, the following standards are required within C-1 districts:

A.	<i>Minimum heated floor area for buildings:</i>	One thousand (1,000) square feet.
B.	<i>Minimum lot area:</i>	
	1. <i>Unsewered areas:</i>	One (1) acre.
	2. <i>Sewered areas:</i>	Twenty-one thousand seven hundred eighty (21,780) square feet (½ acre).
C.	<i>Minimum lot width at right-of-way:</i>	One Hundred (100) feet.
D.	<i>Minimum front-yard setback:</i>	Sixty (60) feet.
E.	<i>Minimum side-yard depth:</i>	Fifteen (15) feet, but thirty (30) feet if a corner lot
F.	<i>Minimum rear-yard depth:</i>	Thirty-five (35) feet.
G.	<i>Maximum building height:</i>	Three (3) Stories

- H. *Sight distance:* Within thirty (30) feet of the pavement edge, plants cannot be of a type which will exceed a height of thirty (30) inches at maturity and/or a trunk diameter of four (4) inches. There may be some flexibility in regard to the maximum trunk diameter when protected by a guardrail or some other suitable type of barrier beyond thirty (30) feet from pavement edge. Almost any type of planted vegetation is permissible.
- I. *Applicability to land and buildings:* No building, structure or land may be used or occupied, and no building or structure or part of a building or structure may be erected, constructed, reconstructed, moved, or structurally altered unless in conformity with all of the regulations specified for the district in which it is located.
- J. *Every use must be on a lot:* No building or structure may be erected, or use established unless upon a lot as defined by this ordinance.
- K. *Only one principal building per lot:* Only one (1) principal building and its accessory buildings may be erected on any lot, except for planned developments or as otherwise provided.
- L. *Open space not to be encroached upon:* No open space may be encroached upon or reduced in any manner except in conformity with the yard, setback, off-street parking spaces, and other such required development standards contained in the ordinance. Shrubbery, driveways, retaining walls, fences, curbs, and buffers (see definition in Article 2) are not considered to be encroachments of yards. Open space areas as required by this ordinance must be permanently maintained as open space in accordance with the requirements of this ordinance.
- M. *Reduction of yards or lot area:* Except as otherwise provided in this ordinance, a lot existing at the time of passage of this ordinance may not be reduced, divided, or changed so as to produce a tract of land which does not comply with the minimum dimension or area requirements of this ordinance for the district in which it is located unless that reduction or division is necessary to provide land which is needed and accepted for public use.
- N. *Lots with multiple frontage:* In the case of a corner lot or double frontage lot, front yard setback requirements apply to all lot lines abutting a street.
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- O. *Landlocked lots*: In the case of a landlocked lot (lot without direct access to a public street or road) lawfully existing as of the effective date of this ordinance, the property owner is entitled to one (1) building permit, as long as all of the following requirements are met.
1. No other principal building exists or is being constructed on the property.
 2. No other valid building permit has been issued prior to the effective date of this ordinance and is currently valid.
 3. The property was and continues to be under single ownership since the effective date of this ordinance.
 4. The property owner has acquired a thirty-foot easement to a city-, county-, or state-maintained street or road, and the easement has been duly recorded and made a part of the property deed.
 5. In the event the property is divided, no additional building permits will be issued.
- P. *Flag (panhandle) lots* are prohibited in the C-1 zoning district.
- Q. *Yards and other spaces*: No part of a yard, other open space, off-street parking, or loading space required for another building may be included as a part of the yard, off-street parking, or loading space required for another building, except as specifically provided for in this ordinance.
- R. *Substandard lots*: Any lot existing at the time of the adoption of this ordinance, which has an area or a width which is less than required by this ordinance, is subject to the following exceptions and modifications:
1. *Single lots*: When a lot has an area or frontage, which does not conform with the requirements of the district in which it is located but was a lot at the effective date of this ordinance, such a lot may be used for any use allowed in the zoning district in which it is located as long as all other requirements of this ordinance are met.
- S. *Encroachment on public rights-of-way*: No building, structure, service area, required off-street parking, or loading/unloading facility is permitted to encroach on public rights-of-way.
- T. *Physical design standards*: Minimum design standards for driveways, loading areas, and other such physical site improvements are contained in applicable development regulations of Pike County. Consult the administrative officer for specific requirements.
- U. *Off-street parking and service requirements*: Minimum standards for off-street parking and service requirements are contained in the Pike County Standard for Off-Street Parking (Article 27).
- V. *Other applicable development regulations*: Information concerning any other applicable development regulations may be obtained by consulting the administrative officer.
- W. *Signs*: Minimum design and location standards for signs are contained in the Pike County Sign Requirements (Article 25). Consult that article for specific requirements.
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ARTICLE 12. C-2 GENERAL COMMERCIAL

Sec. 1201. Purpose.

C-2 zoning districts are intended to establish and preserve business areas that are motor vehicle oriented, rather than pedestrian oriented. C-2 districts provide areas that are convenient and attractive for retail activities, business transactions, and services to the public designed primarily to meet the day-to-day shopping and service needs not only of residents of Pike County, but of surrounding communities as well. Off-street parking and minimum yards are required.

Sec. 1202. Boundaries of C-2 districts.

The official map (Section 2301 of this ordinance) shows the boundaries of all C-2 districts within Pike County. Article 23 also contains additional information concerning interpreting district boundaries, amending boundaries, etc.

Sec. 1203. Permitted uses.

A. The following principal uses are permitted in C-2 districts:

1. Any C-1 permitted use.
2. Indoor recreation, including, but not limited to, bowling alleys, theaters, pool rooms and game rooms, excluding indoor shooting ranges.
3. Restaurant.
4. Ambulance service.
5. Auction gallery.
6. Automobile wash.
7. Bus terminal.
8. Business or commercial school.
9. Community or regional shopping center.
10. Department store.
11. Drive-in configurations of any business otherwise permitted in this zoning district meeting the following development standards:
 - (a) Adequate off-street space must be provided for the maneuvering and storage of patrons' vehicles;
 - (b) No loud speaker system is allowed which can be heard at neighboring residential or motel properties;
 - (c) All lighting must be directed and shielded so as to light only the drive-in establishment.
12. Furniture store.
13. Museum and/or heritage center.

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14. Professional assembly and repair of such items as eyeglasses, custom jewelry, prosthetic devices and other similar services and assembly.
 15. Parking lot or structure.
 16. Pet shop.
 17. Printing, meeting the following development standards:
 - (a) Mechanical operation must not be visible from a road.
 - (b) No more than four employees are permitted.
 18. Radio and television station meeting the following development standards: transmission towers must be no more than 35 feet high.
 19. Stationery and office machine sales and service.
 20. Tire shop.
 21. Upholstery shop.
 22. Wholesale store, not including establishments operated primarily as a warehouse. A wholesale store is distinguished from a warehouse as follows:
 - (a) It has at least one square foot of office, sales and display space for each square foot of warehousing space.
 - (b) The building is so arranged as to encourage walk-in trade.
 23. Daycare center meeting all state development standards.
 24. Co-location of a telecommunications antenna on an existing structure.
 25. Animal hospitals or clinic meeting the following development standards: no outside runs or pens are provided.
- B. The following principal uses are permitted as special use permits in C-2 districts:
1. Animal hospital or clinic with outside runs or pens provided.
 2. Building and lumber supply establishment with outdoor storage of materials.
 3. Club or lodge.
 4. Flea market.
 5. Funeral home and any associated cemetery.
 6. Public, for-profit cemeteries.
 7. Public pet cemeteries.
 8. Automobile service station which conducts major automotive repair; Automobile service station meeting the following standards:
 - (a) Major repair, body and fender work and painting are permitted.
 - (b) All structures and buildings, including storage tanks, but not including signs, must be set back at least 25 feet from all side and rear property lines which do not abut a public road right-of-way.
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- (c) All pumps, buildings and structures, including storage tanks, but not including signs, must be placed so as to maintain the minimum required front yard along the right-of-way line of any abutting road.
 - (d) Driveway curb cuts must be located at least 20 feet from the intersection of right-of-way lines of any road intersection.
 - (e) Driveway curb cuts must be designed and located so as to minimize interference with the flow of vehicular or pedestrian traffic.
- 9. Pawn shop.
 - 10. Greenhouse or nursery, including landscape service.
 - 11. Mortuary or crematorium.
 - 12. Outdoor amusement enterprise, including, but not limited to, pony riding, miniature golf, carnival or bazaar.
 - 13. Radio or television transmission tower over 35 feet high.
 - 14. Airport, public or commercial, paved or unpaved with the following development standards:
 - (a) All Federal Aviation Administration requirements must be satisfied.
 - (b) A plat must be submitted detailing the proposed location of the runway and any existing or proposed buildings; and
 - (c) A restaurant may be constructed on airport property, provided the restaurant complies with the following development standards:
 - (1) Must be located inside an existing or proposed building.
 - (2) Must meet all Pike County Environmental Health Department regulations; and
 - (3) Must have at least a minimum of 500 square feet.
 - 15. Tower or antenna meeting the standards and development criteria established in the Pike County Ordinance to Establish Standards for Telecommunications Antennas and Towers, limited to those towers outlined in Chapter 113 of the Pike County Code.
 - 16. Shooting range, indoor, meeting the following development standards:
 - (a) All indoor shooting ranges shall be of soundproof construction whereby the sound from the discharge of any firearm and the impact of any projectile shall not be plainly audible across any adjoining property line or at a distance of 50 feet from the building, whichever distance is greater.
 - (b) No piece of the projectile or target shall leave the building as a result of the activities taking place therein.
 - (c) All weapons brought into any indoor shooting range shall be in a case designed for the weapon such that no part of a weapon is visible while inside the case. Certified law enforcement officers in uniform are exempt from this requirement.
 - (d) All indoor shooting ranges shall comply with all local, state, and /or federal regulations related to indoor shooting ranges.
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- (e) A site plan shall be submitted to the County, which shows the location of buildings, parking, etc.
 - (f) At least one qualified individual in the sponsoring club or organization shall be properly certified for shooting range supervision. Each facility shall adopt safety rules and regulations subject to review by the County.
 - (g) Shooting range design and operation shall conform to the most current standards of the National Rifle Association (NRA) Range Sourcebook.
 - (h) The National Association of Shooting Ranges (NASR) and the Occupational Safety and Health Administration (OSHA) publication titled "Lead Management and OSHA Compliance for Indoor Shooting Ranges" shall be consulted in planning and constructing indoor shooting ranges.
 - (i) No service or sales of alcoholic beverages shall be allowed within the shooting range facility or on the shooting range property.
 - (j) The indoor shooting range shall be covered by accident and liability insurance, amount to be determined by Pike County.
17. Shooting range, outdoor, meeting the following development standards:
- (a) Outdoor shooting ranges shall be located on a minimum 25 acre parcel;
 - (b) All shooting areas shall be setback at least 200 feet from all property lines, including right-of-way lines.
 - (c) The outdoor shooting range shall be posted "No Trespassing-Danger-Shooting Preserve" at 200 foot intervals around the perimeter of the preserve property.
 - (d) A site plan shall be submitted to the County, which shows the location of shooting areas, parking, targets, backstops, etc.
 - (e) At least one qualified individual in the sponsoring club or organization shall be properly certified for shooting range supervision. Each facility shall adopt safety rules and regulations subject to review by the County.
 - (f) Shooting range design and operation shall conform to the most current standards of the National Rifle Association (NRA) Range Sourcebook, including minimum height standards for earthen embankments behind shooting range targets.
 - (g) Outdoor shooting ranges shall be subject to pre-range lead testing and subsequent lead testing thereafter, and the range shall have necessary lead management and lead removal procedures in place.
 - (h) An accessory retail store is allowed in conjunction with the shooting range, but no service or sales of alcoholic beverages shall be allowed on the shooting range property.
 - (i) The outdoor shooting range shall be covered by accident and liability insurance, amount to be determined by Pike County.
- D. The following accessory uses are permitted in the C-2 districts:
- 1. Storage buildings
 - 2. Mobile food service unit, no more than 3 consecutive days.
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- E. All accessory uses must meet the following standards:
1. They may not be located closer than five (5) feet to any property line.
 2. Accessory buildings must be located at least ten (10) feet from the principal building on the lot.
- F. Any use similar or compatible not listed within the permitted uses section will at the discretion of the Zoning Administrator be presented as a special use permit and follow the procedures for a special use permit.

Sec. 1204. Development standards for C-2 districts.

In addition to the development standards contained in Article 12 of this ordinance, the following standards are required within C-2 districts:

A.	<i>Minimum heated floor area for buildings:</i>	One thousand (1,000) square feet.
B.	<i>Minimum lot area:</i>	
	1. <i>Unsewered areas:</i>	One (1) acre
	2. <i>Sewered areas:</i>	Twenty-one thousand seven hundred eighty (21,780) square feet
C.	<i>Minimum lot width at right-of-way:</i>	One hundred (100) feet.
D.	<i>Minimum front-yard setback:</i>	Fifty (50) feet.
E.	<i>Minimum side-yard setback:</i>	Fifteen (15) feet, but thirty (30) feet if a corner lot.
F.	<i>Minimum rear-yard setback:</i>	Twenty (20) feet.
G.	<i>Maximum building height:</i>	Three (3) Stories

- H. *Sight distance:* Within thirty (30) feet of the pavement edge, plants cannot be of a type which will exceed a height of thirty (30) inches at maturity and/or a trunk diameter of four (4) inches. There may be some flexibility in regard to the maximum trunk diameter when protected by a guardrail or some other suitable type barrier beyond thirty (30) feet from pavement edge. Almost any type of planted vegetation is permissible.
- I. *Applicability to land and buildings:* No building, structure or land may be used or occupied, and no building or structure or part of a building or structure may be erected, constructed, reconstructed, moved, or structurally altered unless in conformity with all of the regulations specified for the district in which it is located.
- J. *Every use must be on a lot:* No building or structure may be erected or use established unless upon a lot as defined by this ordinance.
- K. *Only one principal building per lot:* Only one (1) principal building and its accessory buildings may be erected on any lot, except for planned developments or as otherwise provided.
- L. *Open space not to be encroached upon:* No open space may be encroached upon or reduced in any manner except in conformity with the yard, setback, off-street parking spaces, and other such required development standards contained in the ordinance. Shrubbery, driveways, retaining walls, fences, curbs, and buffers (see definition in Article 2) are not considered to be encroachments of yards. Open space areas as required by this

ordinance must be permanently maintained as open space in accordance with the requirements of this ordinance.

- M. *Reduction of yards or lot area:* Except as otherwise provided in this ordinance, a lot existing at the time of passage of this ordinance may not be reduced, divided, or changed so as to produce a tract of land which does not comply with the minimum dimension or area requirements of this ordinance for the district in which it is located unless that reduction or division is necessary to provide land which is needed and accepted for public use.
- N. *Lots with multiple frontage:* In the case of a corner lot or double frontage lot, front yard setback requirements apply to all lot lines abutting a street.
- O. *Landlocked lots:* In the case of a landlocked lot (lot without direct access to a public street or road) lawfully existing as of the effective date of this ordinance, the property owner is entitled to one (1) building permit, as long as all of the following requirements are met:
1. No other principal building exists or is being constructed on the property.
 2. No other valid building permit has been issued prior to the effective date of this ordinance and is currently valid.
 3. The property was and continues to be under single ownership since the effective date of this ordinance.
 4. The property owner has acquired a thirty-foot easement to a city-, county-, or state-maintained street or road, and the easement has been duly recorded and made a part of the property deed.
 5. In the event the property is divided, no additional permits will be issued.
- P. *Flag (Panhandle) lots* are prohibited in the C-2 Zoning District.
- Q. *Yards and other spaces:* No part of a yard, other open space, off-street parking, or loading space required for another building may be included as a part of the yard, off-street parking, or loading space required for another building, except as specifically provided for in this ordinance.
- R. *Substandard lots:* Any lot existing at the time of the adoption of this ordinance, which has an area or a width which is less than required by this ordinance, is subject to the following exceptions and modifications:
1. *Single lots:* When a lot has an area or frontage, which does not conform with the requirements of the district in which it is located but was a lot at the effective date of this ordinance, such a lot may be used for any use allowed in the zoning district in which it is located as long as all other requirements of this ordinance are met.
- S. *Encroachment on public rights-of-way:* No building, structure, service area, required off-street parking, or loading/unloading facility is permitted to encroach on public rights-of-way.
- T. *Physical design standards:* Minimum design standards for driveways, loading areas, and other such physical site improvements are contained in applicable development regulations of Pike County. Consult the administrative officer for specific requirements.
- U. *Off-street parking and service requirements:* Minimum standards for off-street parking and service requirements are contained in the Pike County Standard for Off-Street Parking (Article 27).
- V. *Other applicable development regulations:* Information concerning any other applicable development regulations may be obtained by consulting the administrative officer.
- W. *Signs:* Minimum design and location standards for signs are contained in the Pike County Sign Requirements (Article 25). Consult that article for specific requirements.

ARTICLE 13. C-3 HEAVY COMMERCIAL

Sec. 1301. Purpose.

C-3 districts are intended to provide for heavier commercial uses and to facilitate the effective use of land situated in relationship to major thoroughfares, highway intersections and interchange areas. Such uses must be located on a thoroughfare having a minimum classification of arterial.

Sec. 1302. Boundaries of C-3 districts.

- A. The official map (section 2301 of this ordinance) shows the boundaries of all C-3 districts within Pike County. Article 23 also contains additional information concerning interpreting district boundaries, amending boundaries, etc.

Sec. 1303. Permitted uses.

- A. The following principal uses are permitted in C-3 districts:
1. Any C-1 or C-2 permitted use.
 2. Automobile and truck sales.
 3. Automobile service station which conducts major automotive repair; Automobile service station meeting the following standards:
 - (a) Major repair, body and fender work and painting are permitted.
 - (b) All structures and buildings, including storage tanks, but not including signs, must be set back at least 25 feet from all side and rear property lines which do not abut a public road right-of-way.
 - (c) All pumps, buildings and structures, including storage tanks, but not including signs, must be placed so as to maintain the minimum required front yard along the right-of- way line of any abutting road.
 - (d) Driveway curb cuts must be located at least 20 feet from the intersection of right-of- way lines of any road intersection.
 - (e) Driveway curb cuts must be designed and located so as to minimize interference with the flow of vehicular or pedestrian traffic.
 4. Boat sales.
 5. Commercial kennels, all structures must be set back a minimum 200 feet from all property lines adjacent to residentially zoned properties.
 6. Dry cleaning plants not employing more than twenty (20) persons.
 7. Farmers' markets.
 8. Feed and seed stores.
 9. Heavy equipment sales, service, or rental.
 10. Major automotive repair.

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11. Mini-warehouses and warehouses.
 12. Mobile home sales lots.
 13. Hotels and motels.
 14. Outdoor theaters.
 15. Recreational vehicle sales and service.
 16. Tire retreading.
 17. Used car and truck sales.
 18. Special Trade Contractor Shop, including, but not limited to:
 - a. Janitorial
 - b. Exterminating
 - c. Floor laying
 - d. Masonry
 - e. Ornamental metal work
 - f. Painting
 - g. Plastering
 - h. Plumbing
 - i. Sheet metal
 - j. Special building equipment installation
 - k. Electrical
 - l. HVAC contractor
 19. Portable building sales lot.
 20. Cabinetry shop.
 21. Club, private.
 22. Driving range.
 23. Auctions.
 24. Golf driving range.
 25. Pawn shops provided no unenclosed, outside storage shall be permitted on the premises.
 26. Street vendors provided that:
 - a. Parking must be available for customers and no street vendor shall occupy parking spaces as otherwise required by this ordinance or amendments thereto.
 - b. No structures signs, or goods associated with the street vendor business shall be located closer than twenty (20) feet from any street right-of-way.
 - c. Shall not block or otherwise hinder ingress into or egress from a site or impede traffic circulation within the site.
 - d. Shall not block or otherwise hinder pedestrian traffic.
 - e. All advertising signs shall be in compliance with this ordinance and shall not be in excess of the allowed signage for the zoning district. Where such street vendor is on the same premises as another regular business, street vendor signage shall be considered temporary signs under this ordinance and must meet the requirements thereof.

B. The following principal uses are permitted as special use permits in C-3 districts:

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1. Tower or antenna meeting the standards and development criteria established in the Pike County Ordinance to Establish Standards for Telecommunications Antennas and Towers.
- C. The following accessory uses are permitted in C-3 districts:
1. Those determined by the administrative officer to be customarily appurtenant to those uses permitted in this district.
 2. Tower, domestic or antenna, domestic.
 3. Shipping container, temporary.
 4. Mobile food service unit, no more than 3 consecutive days.
- D. The following accessory uses are permitted as special use permits in C-3 districts:
1. Tower or antenna meeting the standards and development criteria established in the Pike County Ordinance to Establish Standards for Telecommunications Antennas and Towers see Chapter 113 of the Pike County Code for details.
- E. All accessory uses must meet the following standards:
1. They may not be located closer than five (5) feet to any property line.
 2. Accessory buildings and structures must be located at least ten (10) feet from the principal building on the lot.
- F. Any use similar or compatible not listed within the permitted uses section will at the discretion of the Zoning Administrator be presented as a special use permit and follow the procedures for a special use permit.

Sec. 1304. Development standards for C-3 districts.

In addition to the development standards contained in Article 4 of this ordinance, the following standards are required by C-3 districts:

A.	<i>Minimum heated floor area for buildings:</i>	One thousand (1,000) square feet.
B.	<i>Minimum lot area:</i>	
	1. <i>Unsewered areas:</i>	One (1) acre
	2. <i>Sewered areas:</i>	Twenty-one thousand seven hundred eighty (21,780) square feet
C.	<i>Minimum lot width at right-of-way:</i>	One hundred (100) feet.
D.	<i>Minimum front-yard setback:</i>	Fifty (50) feet.
E.	<i>Minimum side-yard setback:</i>	Fifteen (15) feet, but thirty (30) feet if a corner lot.
F.	<i>Minimum rear-yard setback:</i>	Twenty (20) feet.
G.	<i>Maximum building height:</i>	Three (3) Stories

- H. *Minimum frontage width:* One Hundred (100) feet. Minimum frontage width shall be reduced to fifty (50) feet for lots abutting the turnaround portion of dead-end streets (cul-de-sacs).
- I. *Sight distance:* Within thirty (30) feet of the pavement edge, plants cannot be of a type which will exceed a height of thirty (30) inches at maturity and/or a trunk diameter of four (4) inches. There may be some flexibility in regard to the maximum trunk diameter when protected by a guardrail or some other suitable type barrier beyond thirty (30) feet from pavement edge. Almost any type of planted vegetation is permissible.
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- J. *Applicability to land and buildings:* No building, structure or land may be used or occupied—And no building or structure or part of a building or structure may be erected, constructed, reconstructed, moved, or structurally altered—Unless in conformity with all of the regulations specified for the district in which it is located.
- K. *Every use must be on a lot:* No building or structure may be erected or use established unless upon a lot as defined by this ordinance.
- L. *Only one principal building per lot:* Only one (1) principal building and its accessory buildings may be erected on any lot, except for planned developments or as otherwise provided.
- M. *Open space not to be encroached upon:* No open space may be encroached upon or reduced in any manner except in conformity with the yard, setback, off-street parking spaces, and other such required development standards contained in the ordinance. Shrubbery, driveways, retaining walls, fences, curbs, and buffers (see definition in Article 2) are not considered to be encroachments of yards. Open space areas as required by this ordinance must be permanently maintained as open space in accordance with the requirements of this ordinance.
- N. *Reduction of yards or lot area:* Except as otherwise provided in this ordinance, a lot existing at the time of passage of this ordinance may *not* be reduced, divided, or changed so as to produce a tract of land which does not comply with the minimum dimension or area requirement of this ordinance for the district in which it is located unless that reduction or division is necessary to provide land which is needed and accepted for public use.
- O. *Lots with multiple frontage:* In the case of a corner lot or double frontage lot, front yard setback requirements apply to all lot lines abutting a street.
- P. *Landlocked lots:* In the case of a landlocked lot (lot without direct access to a public street or road) lawfully existing as of the effective date of this ordinance, the property owner is entitled to one (1) building permit, as long as all of the following requirements are met:
1. No other principal building exists or is being constructed on the property.
 2. No other valid building permit has been issued prior to the effective date of this ordinance and is currently valid.
 3. The property was and continues to be under single ownership since the effective date of this ordinance.
 4. The property owner has acquired a thirty-foot easement to a city, county, or state-maintained street, and the easement has been duly recorded and made a part of the property deed.
 5. In the event the property is divided, no additional permits will be issued.
- Q. Flag (panhandle) lots are prohibited in the C-3 zoning district.
- R. *Yards and other open spaces.* No part of a yard, other open space, off-street parking, or loading space required for another building may be included as a part of the yard, off-street parking, or loading space required for another building, except as specifically provided for in this ordinance.
- S. *Substandard lots.* Any lot existing at the time of the adoption of this ordinance, which has an area or a width which is less than required by this ordinance, is subject to the following exceptions and modifications:
1. *Single lots:* When a lot has an area or frontage, which does not conform with the requirements of the district in which it is located but was a lot at the effective date of this ordinance, such a lot may be used for any use allowed in the zoning district in which it is located as long as all other requirements of this ordinance are met.
- T. *Encroachment of public rights-of-way.* No building, structure, service area, required off-street parking, or loading/unloading facility is permitted to encroach on public rights-of-way.
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- U. *Physical design standards.* Minimum design standards for driveways, loading areas, and other such physical site improvements are contained in applicable development regulations of Pike County. Consult the administrative officer for specific requirements.
 - V. *Off-street parking and service requirements:* Minimum standards for off-street parking and service requirements are contained in the Pike County Standard for Off-Street Parking (Article 27).
 - W. *Other applicable development regulations:* Information concerning any other applicable development regulations may be obtained by consulting the administrative officer.
 - X. *Signs:* Minimum design and location standards for signs are contained in the Pike County Sign Requirements (Article 25). Consult that article for specific requirements.
 - Y. *Yards abutting railroads.* Side yards and rear yards shall be a minimum of ten (10) feet adjacent to railroad rights-of-way.

ARTICLE 14. M-1 MANUFACTURING—LIGHT

Sec. 1401. Purpose.

M-1 zoning districts are intended to establish and preserve physically and aesthetically desirable areas in which clean, low-intensity manufacturing activities may locate and be protected from the intrusion of incompatible land uses. By having such areas available, both new and existing industries may operate and undertake expansion of facilities with the least possible adverse effect on other types of activities which might be incompatible with manufacturing. The elimination of non-manufacturing activities from M-1 districts benefits manufacturing activities by removing some possible obstacles to their smooth operation and expansion.

Sec. 1402. Boundaries of M-1 districts.

The official map (Section 2301 of this ordinance) shows the boundaries of all M-1 districts within Pike County. Article 23 also contains additional information concerning interpreting district boundaries, amending boundaries, etc.

Sec. 1403. Permitted uses.

A. The following principal uses are permitted in M-1 districts:

1. Commercial services and manufacturing activities related to farm or forest uses.
2. Manufacturing activity which does not cause injurious or obnoxious noise, vibrations, smoke, gas, fumes, odor, dust, fire hazard, or other objectionable conditions.
3. Wholesale and warehousing operation.
4. Building material yard which is entirely enclosed by a fence that is at least six (6) feet high and screens the yard from view.
5. Off-street parking lot or parking garage.
6. Armory.
7. Cabinet shop.
8. Cosmetic and pharmaceuticals manufacturing.
9. Distribution of products or merchandise.
10. Dry cleaning or laundering establishment.
11. Education or training facility.
12. Electronic manufacturing and assembly.
13. Plumbing shop, other contractor—including open storage of materials when located in rear yard.
14. Printing, publishing, reproducing establishment.
15. Sign painting and fabricating shop.
16. Local, state, or federal government buildings.

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17. College or university.
 18. Automobile and truck sales.
 19. Farmers' markets.
 20. Feed and seed stores.
 21. Heavy equipment sales, service or rental.
 22. Major automotive repair.
 23. Mini-warehouses and warehouses.
 24. Mobile home sales lots.
 25. Recreational vehicle sales and service.
 26. Tire retreading.
- B. The following principal uses are permitted as special use permits in M-1 districts:
1. Airport, heliport.
 2. Tower or antenna meeting the standards and development criteria established in the Pike County Ordinance to Establish Standards for Telecommunications Antennas and Towers.
 3. Utility substation meeting the following development standards:
 - a. Structures must be placed at least thirty (30) feet from all property lines.
 - b. Structures must be enclosed by a woven wire fence at least eight (8) feet high with bottom of fence either flush with the ground or with a masonry footing.
 - c. No vehicles or equipment may be stored on the lot.
 - d. A buffer, as provided in section 405, must be maintained along the side and rear property lines.
 4. Shooting range, indoor.
- C. The following accessory uses are permitted in M-1 districts:
1. Those determined by the administrative officer to be customarily appurtenant to those uses permitted in this district.
 2. Tower, domestic or antenna, domestic.
 3. Shipping container, used in the normal course of business.
 4. Shipping container, temporary.
 5. Mobile food service unit, no more than three (3) consecutive days.
- D. The following accessory uses are permitted as special use permits in M-1 districts:
1. Tower or antenna meeting the standards and development criteria established in the Pike County Ordinance to Establish Standards for Telecommunications Antennas and Towers.
- E. All accessory uses must meet the following standards:
1. They may not be located closer than five (5) feet to any property line.
 2. Accessory buildings and structures must be located at least ten (10) feet from the principal building on the lot.
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- F. Any use similar or compatible not listed within the permitted uses section will at the discretion of the Zoning Administrator be presented as a special use permit and follow the procedures for a special use permit.

Sec. 1404. Development standards for M-1 districts.

In addition to the development standards contained in Article 4 of this ordinance, the following standards are required within M-1 districts:

A.	<i>Minimum heated floor area for buildings:</i>	None.
B.	<i>Minimum lot area:</i>	
	1. <i>Unsewered areas:</i>	One (1) acre
	2. <i>Sewered areas:</i>	10,000 square feet
C.	<i>Minimum lot width:</i>	One hundred (100) feet.
D.	<i>Minimum front-yard depth:</i>	Seventy (70) feet.
E.	<i>Minimum side-yard depth:</i>	Fifteen (15) feet.
F.	<i>Minimum rear-yard depth:</i>	Twenty-five (25) feet.
G.	<i>Maximum building height:</i>	Three (3) Stories

- H. *Sight distance:* Within thirty (30) feet of the pavement edge, plants cannot be of a type which will exceed a height of thirty (30) inches at maturity and/or a trunk diameter of forty (40) inches. There may be some flexibility in regard to the maximum trunk diameter when protected by a guardrail or some other suitable type barrier beyond thirty (30) feet from pavement edge. Almost any type of planted vegetation is permissible.
- I. *Applicability to land and buildings:* No building, structure or land may be used or occupied, and no building or structure or part of a building or structure may be erected, constructed, reconstructed, moved, or structurally altered unless in conformity with all of the regulations specified for the district in which it is located.
- J. *Every use must be on a lot:* No building or structure may be erected or use established unless upon a lot as defined by this ordinance.
- K. *Only one principal building per lot:* Only one (1) principal building and its accessory buildings may be erected on any lot, except for planned developments or as otherwise provided.
- L. *Open space not to be encroached upon:* No open space may be encroached upon or reduced in any manner except in conformity with the yard, setback, off-street parking spaces, and other such required development standards contained in the ordinance. Shrubbery, driveways, retaining walls, fences, curbs, and buffers (see definition in Article 2) are not considered to be encroachments of yards. Open space areas as required by this ordinance must be permanently maintained as open space in accordance with the requirements of this ordinance.
- M. *Reduction of yards or lot area:* Except as otherwise provided in this ordinance, a lot existing at the time of passage of this ordinance may not be reduced, divided, or changed so as to produce a tract of land which does not comply with the minimum dimension or area requirements of this ordinance for the district in which it is located unless that reduction or division is necessary to provide land which is needed and accepted for public use.
- N. *Lots with multiple frontage:* In the case of a corner lot or double frontage lot, front yard setback requirements apply to all lot lines abutting a street.
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- O. *Landlocked lots*: In the case of a landlocked lot (lot without direct access to a public street or road) lawfully existing as of the effective date of this ordinance, the property owner is entitled to one (1) building permit, as long as all of the following requirements are met:
1. No other principal building exists or is being constructed on the property.
 2. No other valid building permit has been issued prior to the effective date of this ordinance and is currently valid.
 3. The property was and continues to be under single ownership since the effective date of this ordinance.
 4. The property owner has acquired a thirty-foot easement to a city-, county-, or state-maintained street, and the easement has been duly recorded and made a part of the property deed.
 5. In the event the property is divided, no additional permits will be issued.
- P. Flag (panhandle) lots are prohibited in the M-1 zoning district
- Q. *Yards and other spaces*: No part of a yard, other open space, off-street parking, or loading space required for another building may be included as a part of the yard, off-street parking, or loading space required for another building, except as specifically provided for in this ordinance.
- R. *Substandard lots*: Any lot existing at the time of the adoption of this ordinance, which has an area or a width which is less than required by this ordinance, is subject to the following exceptions and modifications:
1. *Single lots*: When a lot has an area or frontage, which does not conform with the requirements of the district in which it is located but was a lot at the effective date of this ordinance, such a lot may be used for any use allowed in the zoning district in which it is located as long as all other requirements of this ordinance are met.
- S. *Encroachment on public rights-of-way*: No building, structure, service area, required off-street parking, or loading/unloading facility is permitted to encroach on public rights-of-way.
- T. *Physical design standards*: Minimum design standards for driveways, loading areas, and other such physical site improvements are contained in applicable development regulations of Pike County. Consult the administrative officer for specific requirements.
- U. *Off-street parking and service requirements*: Minimum standards for off-street parking and service requirements are contained in the Pike County Standard for Off-Street Parking (Article 27).
- V. *Other applicable development regulations*: Information concerning any other applicable development regulations may be obtained by consulting the administrative officer.
- W. *Signs*: Minimum design and location standards for signs are contained in the Pike County Sign Requirements (Article 25). Consult that article for specific requirements.
- X. *Yards abutting railroads*: Side yards and rear yards are not required adjacent to railroad rights-of-way.
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ARTICLE 15. M-2 MANUFACTURING

Sec. 1501. Purpose.

M-2 zoning districts are intended to establish and preserve physically and aesthetically desirable areas in which clean, higher intensity manufacturing activities may locate and be protected from the intrusion of incompatible land uses. By having such areas available, both new and existing industries may operate and undertake expansion of facilities with the least possible adverse effect on other types of activities which might be incompatible with manufacturing. The elimination of non-manufacturing activities from M-2 district benefits manufacturing activities by removing some possible obstacles to their smooth operation and expansion.

Sec. 1502. Boundaries of M-2 districts.

The official map (section 2301 of this ordinance) shows the boundaries of all M-2 districts within Pike County. Article 23 also contains additional information concerning interpreting district boundaries, amending boundaries, etc.

Sec. 1503. Permitted uses.

A. The following principal uses are permitted in M-2 districts:

1. Any M-1 permitted use.
2. Building material yard with open storage
3. Newspaper or printing plant.
4. Bottling plant.
5. Cold storage, ice plant, or freezer locker.
6. Dairy plant, ice cream manufacturing.
7. Fabricating shop such as woodworking, upholstery, or sheet metal shop.
8. Machine shop.
9. Plumbing shop, other contractor—Including open storage of materials when located in rear yard.
10. Printing, publishing, reproducing establishment.
11. Textile manufacturing plant.
12. Baking establishment.
13. Heavy agricultural equipment sales and repair.
14. Truck terminal.
15. Gasoline storage terminal.
16. Tower or antenna meeting the standards and development criteria established in the Pike County Ordinance to Establish Standards for Telecommunications Antennas and Towers, see chapter 113 of the Pike County Code.

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17. Acid manufacture and storage.
 18. Bulk petroleum plant.
 19. Cement, lime, gypsum, or plaster of paris manufacture.
 20. Ceramic products manufacture, limited to use of electric kilns.
 21. Concrete, cement products, or clay products are manufactured.
 22. Feed, grain, or fertilizer manufacture or storage.
 23. Food processing plant.
 24. Foundry or forging plant.
 25. Grain elevator.
 26. Ice manufacturing, including dry ice plant.
 27. Planing or sawmill.
 28. Railroad yard.
 29. Recycling center.
 30. Rock, sand, or gravel distribution or storage.
 31. Tinsmith operation.
 32. Roofing operation.
 33. Local, state, or federal government buildings.
- B. The following principal uses are permitted as special use permits in M-2 districts:
1. Airport, heliport.
 2. Radio or television transmission tower over thirty-five (35) feet high.
 3. Asphalt plants.
 4. Manufacturing activity which may cause noise, vibrations, smoke, gas, fumes, odor, dust, fire hazard, or other objectionable conditions.
 5. Utility substation meeting the following development standards:
 - a. Structures must be placed at least thirty (30) feet from all property lines.
 - b. Structures must be enclosed by a woven wire fence at least eight (8) feet high with bottom of fence either flush with the ground or with a masonry footing.
 - c. No vehicles or equipment may be stored on the lot.
 - d. A buffer, as provided in section 405, must be maintained along the side and rear property lines.
 6. Shooting range, indoor.
 7. All other manufacturing/industrial uses not listed as permitted uses can apply for a special use permit.
- C. The following accessory uses are permitted in M-2 districts:
1. Those determined by the administrative officer to be customarily appurtenant to those uses permitted in this district.
 2. Tower, domestic or antenna, domestic.
 4. Shipping container, used in the normal course of business.
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- 5. Shipping container, temporary.
 - 6. Mobile food service unit, no more than 3 consecutive days.
 - D. The following accessory uses are permitted as special use permits in M-2 districts:
 - 1. Tower or antenna meeting the standards and development criteria established in the Pike County Ordinance to Establish Standards for Telecommunications Antennas and Towers.
 - E. All accessory uses must meet the following standards:
 - 1. They may not be located closer than five (5) feet to any property line.
 - 2. Accessory buildings must be located at least ten (10) feet from the principal building on the lot.
 - F. Any use similar or compatible not listed within the permitted uses section will at the discretion of the Zoning Administrator be presented as a special use permit and follow the procedures for a special use permit.

Sec. 1504. Development standards for M-2 districts.

In addition to the development standards contained in Article 4 of this ordinance, the following standards are required within M-2 districts:

A.	<i>Minimum heated floor area for buildings:</i>	None.
B.	<i>Minimum lot area:</i>	
	1. <i>Unsewered areas:</i>	Two (2) acres.
	2. <i>Sewered areas:</i>	One (1) acre.
C.	<i>Minimum lot width at right of way:</i>	One hundred (100) feet.
D.	<i>Minimum front-yard setback:</i>	Seventy (70) feet.
E.	<i>Minimum side-yard setback:</i>	Thirty (30) feet
F.	<i>Minimum rear-yard setback:</i>	Thirty-five (35) feet
G.	<i>Maximum building height:</i>	Three (3) Stories

- H. *Sight distance:* Within thirty (30) feet of the pavement edge, plants cannot be of a type which will exceed a height of thirty (30) inches at maturity and/or a trunk diameter of four (4) inches. There may be some flexibility in regard to the maximum trunk diameter when protected by a guardrail or some other suitable type barrier beyond thirty (30) feet from pavement edge. Almost any type of planted vegetation is permissible.
 - I. *Applicability to land and buildings:* No building, structure or land may be used or occupied, and no building or structure or part of a building or structure may be erected, constructed, reconstructed, moved, or structurally altered unless in conformity with all of the regulations specified for the district in which it is located.
 - J. *Every use must be on a lot:* No building or structure may be erected or use established unless upon a lot as defined by this ordinance.
 - K. *Only one principal building per lot:* Only one (1) principal building and its accessory buildings may be erected on any lot, except for planned developments or as otherwise provided.
 - L. *Open space not to be encroached upon:* No open space may be encroached upon or reduced in any manner except in conformity with the yard, setback, off-street parking spaces, and other such required development standards contained in the ordinance. Shrubbery, driveways, retaining walls, fences, curbs, and buffers (see definition in Article 2) are not considered to be encroachments of yards. Open space areas as required by this
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ordinance must be permanently maintained as open space in accordance with the requirements of this ordinance.

- M. *Reduction of yards or lot area:* Except as otherwise provided in this ordinance, a lot existing at the time of passage of this ordinance may not be reduced, divided, or changed so as to produce a tract of land which does not comply with the minimum dimension or area requirements of this ordinance for the district in which it is located unless that reduction or division is necessary to provide land which is needed and accepted for public use.
- N. *Lots with multiple frontage:* In the case of a corner lot or double frontage lot, front yard setback requirements apply to all lot lines abutting a street.
- O. *Landlocked lots:* In the case of a landlocked lot (lot without direct access to a public street or road) lawfully existing as of the effective date of this ordinance, the property owner is entitled to one (1) building permit, as long as all of the following requirements are met:
 - 1. No other principal building exists or is being constructed on the property.
 - 2. No other valid building permit has been issued prior to the effective date of this ordinance and is currently valid.
 - 3. The property was and continues to be under single ownership since the effective date of this ordinance.
 - 4. The property owner has acquired a thirty-foot easement to city-, county-, or state-maintained street, and the easement has been duly recorded and made a part of the property deed.
 - 5. In the event the property is divided, no additional permits will be issued.
- P. Flag (panhandle) lots are prohibited in the M-2 zoning district
- Q. *Yards and other spaces:* No part of a yard, other open space, off-street parking, or loading space required for another building may be included as a part of the yard, off-street parking, or loading space required for another building, except as specifically provided for in this ordinance.
- R. *Substandard lots:* Any lot existing at the time of the adoption of this ordinance, which has an area or a width which is less than required by this ordinance, is subject to the following exceptions and modifications:
 - 1. *Single lots:* When a lot has an area or frontage, which does not conform with the requirements of the district in which it is located, but was a lot at the effective date of this ordinance, such a lot may be used for any use allowed in the zoning district in which it is located as long as all other requirements of this ordinance are met.
- S. *Encroachment on public rights-of-way:* No building, structure, service area, required off-street parking, or loading/unloading facility is permitted to encroach on public rights-of-way.
- T. *Physical design standards:* Minimum design standards for driveways, loading areas, and other such physical site improvements are contained in applicable development regulations of Pike County. Consult the administrative officer for specific requirements.
- U. *Off-street parking and service requirements:* Minimum standards for off-street parking and service requirements are contained in the Pike County Standard for Off-Street Parking (Article 27).
- V. *Other applicable development regulations:* Information concerning any other applicable development regulations may be obtained by consulting the administrative officer.
- W. *Signs:* Minimum design and location standards for signs are contained in the Pike County Sign Requirements (Article 25). Consult that article for specific requirements.
- X. *Yards abutting railroads:* Side yards and rear yards are not required adjacent to railroad right-of-way.

ARTICLE 16. US HIGHWAY 19 & US HIGHWAY 41 OVERLAY DISTRICT

Sec. 1601. Purpose.

It is the purpose and intent of the overlay district regulations to establish additional development standards for public and private land development and building construction activities along the major commercial corridors of Pike County to:

- a. Promote the general health, safety and welfare of the community;
- b. Improve the efficient operation of traffic along US Highway 19 and US Highway 41;
- c. Create a sense of place that is aesthetically appealing and environmentally responsible;
- d. Encourage innovative development projects that set standards for landscaping, community design and aesthetics.
- e. Establish consistent and harmonious design standards for public improvements and private property within the overlay districts so as to unify the distinctive visual quality of the US Highway 19 and US Highway 41 corridors.

The overlay districts provide an additional layer of regulations to the underlying zonings of properties along the major commercial corridors to provide additional controls on development, minimize inappropriate, haphazard and inharmonious improvements and alterations to properties, to secure and maintain additional building setbacks, to secure consistency in performance between public and private developments, and for other purposes.

Sec. 1602. Area of Jurisdiction.

- A. The boundaries of the overlay districts are established to include those properties with frontage on US Highway 19 (Georgia State Route 3) and US Highway 41 (Georgia State Route 7). The boundaries of the US 19 overlay district are every parcel of land that has frontage on US 19 on each side of the right-of-way of US Highway 19 from its intersection with the Pike County/Spalding County line to its intersection with the Pike County/Upson County line, less and except portions of US Highway 19 within the municipal limits of Zebulon.
- B. The boundaries of the US Highway 41 overlay district are every parcel that has frontage on US Highway 41 on each side of the right-of-way of US Highway 41 from its intersection with the Pike County/Spalding County line to its intersection with the Pike County/Lamar County line.

Sec. 1603. Applicability of Regulations.

- A. The standards of the US Highway 19 and US Highway 41 overlay district shall apply to all developments except as follows:
 1. Agricultural and single family detached residential uses;
 2. An alteration or renovation that involves 50 % or less of the floor area of an existing building provided that no additional alteration or renovation occurs within a 3 year period.
 3. Expansions of less than 50 % of the floor area of the existing building, provided the same exterior materials on the existing structure(s) are used or a superior material is approved by the Director of Planning and Development and that no additional expansion, alteration or renovation occurs within a 3 year period.
 4. The owner or official designee of an individual development site that by physical features, i.e., topography, buildings, other structures, etc., will prevent new development from being highly visible from the highway may provide evidence in the form of topographic maps, finished floor elevations, maximum height of buildings, photos, balloon tests or other applicable information to the Director of Planning and Development for an administrative exemption approval. Any proposal determined by the Director of Planning and

Development to be exempt from the overlay district requirements shall be brought to the attention of the Planning and Zoning Board as an information item. If the Planning and Zoning Board disagrees with the Director of Planning and Development, the Planning and Zoning Board shall by a majority vote forward the matter to the Board of Commissioners for further review.

5. Development approved prior to the adoption of this ordinance provided the property is not rezoned or a change of use occurs. If rezoning or a change of use occurs, the requirements of this ordinance shall take full effect on the parcel or lot to the extent parcel dimensions will allow.
6. Any development with an approved land disturbance permit prior to the adoption of this ordinance.
- B. Public and quasi-public buildings such as schools, libraries, churches, etc., shall be subject to the overlay district requirements.

Sec. 1604. Permitted Uses

Unless otherwise specified or prohibited, permitted uses, accessory uses and special use permits which are allowed in the underlying zoning shall also be allowed in the overlay district. Each new development and land use shall conform to the standards of the overlay district as well as to the standards of the underlying zoning district. In the event of a conflict between the standards of the overlay district and the underlying zoning district, the most restrictive requirement shall prevail.

Sec. 1605. Special Use Permits

- A. The following uses shall be allowed in the overlay districts only if the Board of Commissioners approves a special use permit pursuant to the procedures specified by the Pike County Unified Development Code (UDC):
 1. self-storage facility,
 2. used car and truck lot,
 3. automobile repair and maintenance facility,
 4. commercial outdoor recreation,
 5. car wash, and
 6. outdoor storage.
- B. This section may be modified to add or delete uses only by amendment through the public hearing process prescribed for amendments to the Pike County Unified Development Code (UDC)

Sec. 1606. Prohibited Uses

- A. The following uses are strictly prohibited in the overlay districts:
 1. masts,
 2. towers,
 3. antennas above tree lines,
 4. laying or broiler poultry or turkey houses,
 5. hog parlors and the like,
 6. tattoo parlors,
 7. pawnshops
 8. junk yards, and
 9. adult entertainment establishments.

- B. This section may be modified to add or delete prohibited uses only by amendment through the public hearing process prescribed for amendments to the Pike County Unified Development Code (UDC).

Sec. 1607. Nonconforming Buildings, Structures or Uses of Land

- A. Any lawfully existing building, structure or use of land located within the boundary of an overlay district at the time of adoption of the overlay district shall be deemed to be a nonconforming condition. Any nonconforming building, structure or use of land may continue subject to the following restrictions:
 - 1. If a nonconforming building, structure, or use of land is removed or is made to conform to the standards of the respective overlay district, the condition shall not be permitted to revert to a nonconforming condition.
 - 2. No nonconforming building, structure or use of land shall be allowed to convert to a different nonconforming building, structure or use of land.
- B. No existing building, structure or use of land that was in violation of any applicable code, ordinance or regulation at the time of the adoption of the overlay districts, shall be deemed to be a conforming condition.

Sec. 1608. Application Requirements

All applications for development in the US Highway 19 and US Highway 41 overlay districts shall include a copy of each of the following: a site plan review application form, a site plan, a landscape plan and a narrative description of the project. Architectural renderings or photographs of substantially similar examples of building materials should also be submitted or the applicant may indicate in the narrative a written statement of intent to comply with the building materials and features requirements specified in Section 1615. In addition, the applicant is required to meet with the Director of Planning and Development or designee prior to filing an application to review filing requirements and development standards (pre-application review).

Sec. 1609. Application and Review Fees

Application and review fees shall be in accordance with the current Pike County Fee Schedule, as established by the Board of Commissioners.

Sec. 1610. Site Plan Review Application Form

All applications shall include a complete overlay application form.

Sec. 1611. Site Plan

- A. All applications shall include a site plan prepared by a licensed Georgia registered professional engineer (PE), surveyor (RLS), landscape architect (RLA) or certified planner (AICP). The site plan shall illustrate graphically lot lines and dimensions, street names, zonings of adjacent properties, locations of existing and proposed buildings, required landscape strips and buffers, fences, walls, detention ponds, etc. Development standards and design standards which cannot be illustrated graphically shall be addressed as notes on the site plan.
- B. Site plans shall be drawn at a scale of 1 inch = 50 feet and shall not exceed 24" x 36" in size unless otherwise approved by the Director of Planning and Development.
- C. Applicants shall be required to meet with the Planning Director or designee to review the site plan.
- D. The Director of Planning and Development shall forward the site plan to the Planning and Zoning Board for review. The Planning and Zoning Board shall either approve or reject the site plan. If the site plan is rejected, the Planning and Zoning Board shall forward a written explanation to the property owner/applicant stating the reasons for its decision. If rejected, the property owner/applicant may revise the site plan and resubmit it to

the Planning and Zoning Board or appeal the decision of the Planning and Zoning Board to the Pike County Board of Commissioners within thirty (30) days of the Planning and Zoning Board's action. Upon approval of the site plan by the Planning and Zoning Board or Board of Commissioners, the property owner/applicant may apply for a land disturbance or building permit. In granting a site plan approval, the Planning and Zoning Board or the Board of Commissioners may impose such reasonable and additional conditions as may be deemed necessary to protect adjoining or nearby properties or to otherwise promote the public health, safety or welfare.

- E. Site plans shall not be required for interior renovations.

Sec. 1612. Landscape Plan

- A. All applications shall include a landscape plan prepared by a licensed Georgia registered landscape architect (RLA). The landscape plan shall illustrate all required landscape and buffer areas along with materials, sizes and quantities of planting materials. The plan shall be fully implemented prior to the issuance of a Certificate of Occupancy except as may be approved by the Director of Planning & Development due to inclement weather conditions. Delay of the implementation of the landscaping plan shall not exceed a period of 6 months and the property owner/applicant shall be required to post a performance bond in the amount of 110% of the estimated cost of the delayed landscaping improvements.
- B. Landscape plans shall not be required for development solely involving interior renovations.
- C. The minimum standards for landscape strips, landscape islands and buffers shall be as follows:
 - 1. Landscape strips. A landscape strip is an area measured from a property line reserved for the planting of trees, shrubs, grass and/or ground cover except for approved access and utility crossings. Landscape strips shall be designed with at least 60 % coverage in trees and shrubs and no more than 40 % in grass (sod), or ground cover. At the time of planting, trees shall be a minimum of 2" in caliper and not less than 6ft. in height; shrubs shall be a minimum of 3ft. in height (or minimum 3 gallon containers); and ground cover shall be a minimum of 1 ft. in height (or minimum 1 gallon containers). Mature and native vegetation should be preserved in landscape strips. Where applicable, landscape strips shall be designed so as to conform to GDOT sight distance requirements.
 - a. Landscape strips along public rights-of-way. Landscape strips along public rights-of-way shall be measured from the front property line and shall be a minimum of 25 feet wide along the property's entire public street frontage(s) except at points of ingress/egress or within existing easements of various purposes.
 - b. Landscape strips alongside and rear property lines adjacent to nonresidential uses. A minimum 15 foot wide landscape strip shall be provided along the property's side and rear property lines adjacent to nonresidential zonings and/or uses.
 - c. Landscaping in the rights-of-way of US Highway 19 and US Highway 41 shall be subject to the approval of GDOT. Written authorization or denial by GDOT shall be provided to the Department of Planning and Development as an attachment to the required landscape plan.
 - 2. Landscaping in Parking Areas.
 - a. Landscaped islands shall be provided for every 10 parking spaces and at the ends of each row of parking spaces. The landscaped islands shall be a minimum of 10 feet wide and 18 feet in length and shall include a minimum of 1 canopy tree, 2 evergreen shrubs, and ground cover. Trees shall be a minimum of 2" in caliper and not less than 6 feet in height at time of planting. Shrubs shall be a minimum of 3 feet in height (or minimum 3 gallon containers). Ground cover shall be a minimum of 1 foot in height (or minimum 1 gallon containers). The remaining area of landscaping islands shall be planted with additional trees, shrubs, ground cover and/or grass (sod).

- b. The perimeter of landscaped islands shall be surrounded by a continuous raised concrete or asphalt curb. The width and length of landscaped islands shall be measured from the inside edge of the curb. Trees planted in landscaped islands shall be allowed to grow to maturity and shall not be pruned beyond the requirements of basic maintenance.
- 3. Other required landscaping. All land surfaces other than those covered by buildings, other structures, paving, required landscaped areas, buffers and other site features shall be landscaped with well-maintained grass (sod), flowers, shrubs, etc. The location and details of all other landscaped areas, including designated natural areas, shall be depicted on the required landscape plan.
- 4. Buffers. A buffer is a natural, undisturbed portion of a lot, except for approved access and utility crossings, which is set aside to achieve a vegetative visual barrier alongside the rear property lines between nonresidential zonings/uses and agricultural and/or residential uses. Buffers should be achieved with existing natural vegetation; however, where vegetation does not exist or buffer area is sparsely vegetated, replanting shall be subject to the approval of the Director of Planning and Development.
 - a. Replanted buffers shall consist of a combination of evergreen trees, evergreen shrubs and deciduous shade trees as follows:
 - (i) A staggered row of evergreen trees a minimum of 6 feet in height at the time of planting; or
 - (ii) A single row of deciduous shade trees at least 2 inches in caliper at breast height at the time of planting which are expected at maturity to reach a height of no less than 30 feet; and
 - (iii) 2 staggered rows of evergreen shrubs, at least 3 feet in height, planted a maximum of 4 feet on center.
 - b. Buffers shall be measured from the property line and provided in the following widths:
 - (i) A minimum 50 foot wide buffer shall be provided along the side and rear property lines of all industrially zoned properties adjacent to agricultural and/or residential (including planned and multi-family) zoned properties;
 - (ii) A minimum 25 foot wide buffer shall be provided along the side and rear property lines of all nonresidential zonings/uses (except industrially zoned properties) adjacent to agricultural and/or residential (including planned and multi-family) zoned properties;
 - (iii) Buffers shall not be required between nonresidential and residential uses within a planned or multi-family residential development.
 - (iv) Although a fence, wall, berm or other visual barrier may be substituted for a natural, vegetative buffer if approved through the variance process detailed in Section 1616, under no circumstances shall said fence, wall, berm or other visual barrier be termed a "buffer."
 - (v) Maintenance of Landscaped Areas and Buffers. All landscaped areas and buffers shall be maintained by the property owner. Should vegetation be removed or die, it shall be the responsibility of the property owner to replace it in accordance with the standards herein subject to the approval of the Director of Planning and Development.

Sec. 1613. Narrative

All applications shall include a narrative description of the proposal's consistency with the development and design standards.

Sec. 1614. Development Standards

A. Ingress/egress.

The number and location of curb cuts along US Highway 19 (State Route 3) and US Highway 41 (State Route 7) shall be as approved by the Georgia Department of Transportation (GDOT). Connectivity between parcels shall be as approved by the Department of Public Works. The Department of Public Works may require stub outs to adjacent properties. Where parking lots and/or driveways are located at distances greater than 50 feet from an adjacent property line, no constructed stub out shall be required however, a perpetual easement for ingress and egress from the driveway/parking lot to the adjacent property line shall be required as a condition of site development permit approval.

B. Underground Utilities.

Utilities shall be underground except those above ground utilities existing on the date of the adoption of this ordinance and any future utilities approved as special use permits by the Pike County Board of Commissioners.

C. Outdoor Lighting.

All outdoor lighting shall be night sky friendly, i.e., lighting shall be directed away from adjoining residential properties. Hooded down-light fixtures shall be used to minimize glare onto adjacent properties or roadways.

D. Storm Water Detention Ponds.

Security fencing shall be provided around all detention ponds visible from and within one 100 feet of an adjacent right-of-way. Said security fencing shall be a minimum of 4 feet in height and designed to appear as wrought or forged iron in black or natural earth tone color. If not visible from an adjacent right-of-way, said security fencing may be black vinyl coated chain link fencing or other material as may be approved by the Director of Planning and Development. Evergreen shrubs, a minimum of 3 feet in height when installed and planted at intervals of 4 feet, shall be provided around the perimeter of detention facilities located within 100 feet of a side or rear property line.

Sec. 1615. Design Standards

A. Front and right-of-way facing walls.

Exterior building materials for front exterior walls (containing the primary building entrance) and any side exterior walls that face the highway and/or adjacent public street shall be as follows:

1. Category "A" materials shall comprise 50 percent or more of the area of each wall and shall be limited to one or a combination of the following: brick, natural stone with weathered, polished, fluted, or broken face, and/or glass. No quarry-faced stone shall be used except in retaining walls. The brick and stone material shall not be painted or defaced in any manner.
2. Category "B" materials may comprise no more than 50 percent of the area of each wall and shall be limited to one or a combination of the following: masonry backed stucco, exterior insulation finish system (EIFS), fiber cement boards, shingles, wood, manmade stone or false brick, and/or surface textured and painted poured in place concrete.
3. Category "C" materials shall be limited to use as trim or accents and may include painted cement block, minimum 22 gauge painted steel, plastic and/or other materials not previously described except that vinyl shall be strictly prohibited.

B. Remaining side and/or rear exterior treatments. Exterior building materials shall be as follows:

1. Any combination of Category A or B materials listed above. As indicated in Section 1608, applicants shall submit either architectural renderings or photographs of substantially similar examples of building materials and/or features or a written statement of intent to comply with these regulations which includes proposed building materials, etc. The Planning and Zoning Board can approve the rear elevation to have metal siding for future expansion during the application review process if submitted by the applicant for consideration.
- C. Speaker Systems.
- No outdoor loudspeakers or music systems shall be allowed on any property less than 5 acres in area. Building security systems and public warning sirens shall not be considered speaker systems.
- D. Loading Docks and Parking Areas for Commercial Vehicles.
- All loading docks and parking areas for commercial vehicles shall be located or screened so as to not be visible from adjacent residential properties. Screening shall be in accordance with Section 1612. No loading dock shall be located in the front of a building.
- E. Parking Area and Materials.
- For properties with frontage on US Highway 41 and located within the boundaries of the US Highway 41 Overlay shall to the maximum extent possible, provide all vehicular parking in rear and side yards and shall be covered with plant mix asphalt or concrete surface and all driveways shall be paved with similar materials. Paving stones and textured treatments may be used in driveways and pedestrian walkways to create variety and visual interest. Parking allowed between the building and the right-of-way shall only be approved by the Planning and Zoning Board during the review process outlined in this article.
- For all parcels that have frontage on US Highway 19 and located within the boundaries of the US Highway 19 Overlay District shall have all parking areas screened from the view of the public right-of-way of US Highway 19 by either a landscape berm of at least 3 feet in height with screening trees planted on 6 foot centers, with a minimum of 2 rows staggered, and all trees planted must be a minimum of 6 feet in height at the time of planting, or the site shall be designed in such a manner that the buildings will be located closer to the road and have no parking between the right-of-way and the building to serve as screening for the parking area. In the event the buildings are brought closer to the road and used as screening all buildings shall be oriented so the rear of the buildings will face the right-of-way and shall be designed in a manner that depicts storefronts to enhance the appearance along the right-of-way. All parking areas shall be covered with plant mix asphalt or concrete surface and all driveways shall be paved with similar materials. Paving stones and textured treatments may be used in driveways and pedestrian walkways to create variety and visual interest. The approval of the either/or requirement above shall be approved by the Planning and Zoning Board during the review process outlined in this article.
- F. Outdoor Storage.
- Outdoor storage shall be allowed only in side and rear yards and shall be fully screened from adjacent properties by a vegetative buffer in accordance with Section 1612 and shall not be visible from the public right-of-way, masonry walls, or opaque wood fencing. Screening shall be a minimum of two (2) feet higher than the top of the materials being screened and no less than six (6) feet nor more than ten (10) feet in height. Chain-link fencing, with or without slats, shall not be allowed as a screening material.
- G. Exterior Equipment/Containers.
- All mechanical equipment, above ground tanks, storage facilities, garbage cans, trash containers, palletized trash, recycling containers, or other similar exterior equipment and/or containers shall be located or screened so as to not be visible from adjacent streets and properties. Screening may be accomplished by a vegetative buffer in accordance with Section 1612, masonry wall, or opaque wood fencing.

H. Vacant Buildings.

Vacant buildings and properties shall be maintained to include landscaping, parking areas, building exteriors, signs, etc. Sign structures shall not be left without sign-face materials.

Sec. 1616. Variances

Where the strict application of any provision of the US Highway 19 or US Highway 41 overlay district would result in an exceptional and practical difficulty or undue hardship upon any owner of a specific property, the owner of said property may file a variance request for consideration by the Pike County Planning and Zoning Board in accordance with the provisions of Article 4 of the Pike County UDC.

Sec. 1617. Conflicts in Language

Where conflicts in language occur between this and other ordinances of Pike County, the most restrictive standard shall prevail. Where determination of the most restrictive standard is not readily determined, the most recently adopted standard shall prevail.

Sec. 1618. Review

A. Staff review.

1. The Director of Planning and Development or designee shall provide written comments regarding deficiencies of the application to the applicant within fifteen (15) business days of the filing of the complete application. If there are no deficiencies noted by staff, the complete application shall be forwarded to the Planning and Zoning Board for review at the next regularly scheduled monthly meeting. A complete file shall be maintained by the Department of Planning and Development for public inspection.
2. If deficiencies are noted by staff, the applicant shall have the right to amend the application or appeal staff's comments to the Planning and Zoning Board.

B. Planning and Zoning Board review.

1. Review of the application shall be by a quorum of the Planning and Zoning Board at a regularly scheduled monthly meeting. The applicant shall be allowed to present the proposal and the members of the Planning and Zoning Board shall be allowed to ask questions of the applicant.
2. The application review process is public, but a public hearing shall not be required. Questions by citizens should be in writing and submitted to the Chairman of the Planning and Zoning Board no later than the commencement of the meeting. The Chairman may, but is not required, to recognize individuals in attendance with questions. The Chairman may seek answers to questions from the applicant or staff. Each member of the Planning and Zoning Board shall be given ample time to ask questions with final questions to be raised by the Chairman.
3. The Planning and Zoning Board may approve the application as submitted, approve the application as conditioned by the Planning and Zoning Board, table the item until a later, specific date, or deny the application.
4. In making a determination to approve, approve with changes, table or deny an application, the Planning and Zoning Board shall consider the following:
 - a. Does the application meet or exceed the standards of the overlay district?
 - b. Does the application comply with the purpose and intent of the overlay district even if it does not fully comply with all of the standards of the overlay district?

- c. Are there conditions that need to be added to make the project a more appropriate and economically viable project?
- d. What are the likely consequences of requiring a specific condition as part of approval, particularly in the absence of prior precedence?
- 5. Approval or approval with conditions by the Planning and Zoning Board is intended to be the final action necessary for the applicant to proceed with securing a land disturbance permit or building permit provided all permitting requirements are met.
- 6. Tabling of the item may be to a regularly scheduled meeting or to a special called meeting.
- 7. Denial of an application is the final action by the Planning and Zoning Board.

Sec. 1619. Amendments to the Text of Overlay District

Text amendments shall be in accordance with the requirements of Article 4, Section 414 of the Pike County UDC.

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ARTICLE 17. S-1 SENSITIVE LAND FLOOD DAMAGE PREVENTION¹

Sec. 1701. Purpose and authorization

- A. *Authorization.* Pursuant to Article IX, Section II of the Constitution of 1983 and O.C.G.A. § 36-1-20(a), Pike County is authorized to adopt regulations designed to promote the public health, safety, and general welfare to protect property from safety hazards on lands that are vulnerable to flooding.
- B. *Findings of fact.*
1. Flood hazard areas of Pike County, Georgia are subject to periodic inundation which results in loss of life and property, health and safety hazards, disruption of commerce and governmental services, extraordinary public expenditures for flood relief and protection, and impairment of the tax base, all of which adversely affect the public health, safety and general welfare.
 2. These flood losses are caused by occupancy of structures located in flood hazard areas which are inadequately elevated, flood-proofed, or otherwise unprotected from flood damages, and by the cumulative effect of obstructions in floodplains causing increases in flood heights and velocities.
- C. *Statement of purpose.*
1. S-1 is an overlay district which applies the additional standards of specific areas which may lie within any other zoning district in this ordinance. Both the regulations of S-1 and that district shall apply. In the event of a conflict, the more stringent provision shall prevail.
 2. This ordinance promotes the public health, safety and general welfare by minimizing public and private losses due to flood conditions, periodic flooding and inundation in specific areas by:
 - a. Requiring that uses vulnerable to floods, including facilities, which serve such uses, be protected against flood damage at the time of initial construction;
 - b. Restricting or prohibiting uses which are dangerous to health, safety and property due to water or erosion hazards, or which increase flood heights, velocities, or erosion;
 - c. Controlling filling, grading, dredging and other development which may increase flood damage or erosion; and
 - d. Preventing or regulating the construction of flood barriers which will unnaturally divert flood waters or which may increase flood hazards to other lands;
 - e. Controlling the alteration of natural floodplains, stream channels, and natural protective barriers, which are involved in the accommodation of floodwaters.
- D. *Objectives.* The objectives of this ordinance are:
1. To protect human life and health;
 2. To minimize damage to public facilities and utilities such as water and gas mains, electric, telephone and sewer lines, streets and bridges located in floodplains;

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3. To help maintain a stable tax base by providing for the sound use and development of flood prone areas in such a manner as to minimize flood blight areas;
 4. To minimize expenditure of public money for costly flood control projects;
 5. To minimize the need for rescue and relief efforts associated with flooding and generally undertaken at the expense of the general public;
 6. To minimize prolonged business interruptions; and
 7. To insure that potential homebuyers are notified that property is in a flood area.

Sec. 1702. Definitions.

Unless specifically defined below, words or phrases used in this ordinance shall be interpreted so as to give them the meaning they have in common usage and to give this ordinance its most reasonable application.

- A. *Accessory structure*: A structure having minimal value and used for parking, storage and other non-habitable uses, such as garages, carports, storage sheds, pole barns, hay sheds and the like.
 - B. *Addition (to an existing building)*: Any walled and roofed expansion to the perimeter of a building in which the addition is connected by a common load-bearing wall other than a firewall. Any walled and roofed addition, which is connected by a firewall or is separated by an independent perimeter load-bearing wall, shall be considered "new construction."
 - C. *Appeal*: A request for a review of the zoning administrator's interpretation of any provision of this ordinance.
 - D. *Area of shallow flooding*: A designated AO or AH Zone on a community's flood insurance rate map (FIRM) with base flood depths from one (1) to three (3) feet, and/or where a clearly defined channel does not exist, where the path of flooding is unpredictable and indeterminate, and where velocity flow may be evident.
 - E. *Area of special flood hazard*: The land in the floodplain within a community subject to a one (1) percent or greater chance of flooding in any given year. In the absence of official designation by the Federal Emergency Management Agency, areas of special flood hazard shall be those designated by the local community and referenced in subsection 1703 A.2.
 - F. *Base flood*: The flood having a one (1) percent chance of being equaled or exceeded in any given year.
 - G. *Base flood elevation (BFE)*: The elevation shown on the flood insurance rate map for Zones AE, AH, A1-A30, AR, AR/A, AR/AE, AR/A1-A30, AR/AH, AR/AO, V1-V30, and VE that indicates the water surface elevation resulting from a flood that has a one (1) percent chance of occurrence in any given year.
 - H. *Basement*: That portion of a building having its floor sub grade (below ground level) on all sides.
 - I. *Building*: Any structure built for support, shelter, or enclosure for any occupancy or storage.
 - J. *Critical facility*: Any public or private facility, which, if flooded, would create an added dimension to the disaster or would increase the hazard to life and health. Critical facilities include:
 1. Structures or facilities that produce, use, or store highly volatile, flammable, explosive, toxic, or water-reactive materials;
 2. Hospitals and nursing homes, and housing for the elderly, which are likely to contain occupants who may not be sufficiently mobile to avoid the loss of life or injury during flood and storm events;
 3. Emergency operation centers or data storage centers which contain records or services that may become lost or inoperative during flood and storm events; and
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4. Generating plants, and other principal points of utility lines.
- K. *Development*: Any manmade change to improved or unimproved real estate, including, but not limited to, buildings or other structures, mining, dredging, filling, grading, paving, excavating, drilling operations, and storage of materials or equipment.
- L. *Elevated building*: A non-basement building built to have the lowest floor of the lowest enclosed area elevated above the ground level by means of fill, solid foundation perimeter walls, pilings, columns, piers, or shear walls adequately anchored so as not to impair the structural integrity of the building during a base flood event.
- M. *Existing construction*: For the purposes of determining rates, structures for which the "start of construction" commenced before October 1, 1991, the effective date of the initial FIRM map enactment for Pike County.
- N. *Existing manufactured home park or subdivision*: Means a manufactured home park or subdivision for which the construction of facilities for servicing the lots on which the manufactured homes are to be affixed (including at a minimum the installation of utilities, the construction of streets, and final site grading or the pouring of concrete pads) is completed before October 1, 1991, the effective date of the FIRST floodplain management regulations adopted by Pike County.
- O. *Expansion to an existing manufactured home park or subdivision*: The preparation of additional sites by the construction of facilities for servicing the lots on which the manufactured homes are to be affixed, including the installation of utilities, the construction of streets, and either final site grading or the pouring of concrete pads.
- P. *Flood or flooding*: A general and temporary condition of partial or complete inundation of normally dry land areas from:
1. The overflow of inland or tidal waters; or
 2. The unusual and rapid accumulation or runoff of surface waters from any source.
- Q. *Flood hazard boundary map (FHBM)*: An official map of a community, issued by the Federal Insurance Administration, where the boundaries of areas of special flood hazard have been defined as Zone A.
- R. *Flood insurance rate map (FIRM)*: An official map of a community, issued by the Federal Insurance Administration, delineating the areas of special flood hazard and/or risk premium zones applicable to the community.
- S. *Flood insurance study*: The official report by the Federal Insurance Administration evaluating flood hazards and containing flood profiles and water surface elevations of the base flood.
- T. *Floodplain*: Any land area susceptible to flooding.
- U. *Flood proofing*: Any combination of structural and non-structural additions, changes, or adjustments to structures, which reduce or eliminate flood damage to real estate or improved real property, water and sanitary facilities, structures and their contents.
- V. *Floodway*: The channel of a river or other watercourse and the adjacent land areas that must be reserved in order to discharge the base flood without cumulatively increasing the water surface elevation more than a designated height.
- W. *Freeboard*: A factor of safety usually expressed in feet above a flood level for purposes of floodplain management. "Freeboard" tends to compensate for the many unknown factors that could contribute to flood heights greater than the height calculated for a selected size flood and floodway conditions, such as wave action, bridge openings, and the hydrological effect of urbanization of the watershed.
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- X. *Highest adjacent grade*: The highest natural elevation of the ground surface, prior to construction, adjacent to the proposed foundation of a building.
- Y. *Historic structure*: Any structure that is:
1. Listed individually in the National Register of Historic Places (a listing maintained by the U.S. Department of Interior) or preliminarily determined by the secretary of the interior as meeting the requirements for individual listing on the National Register;
 2. Certified or preliminarily determined by the secretary of the interior as contributing to the historical significance of a registered historic district or a district preliminarily determined by the secretary to qualify as a registered historic district:
 - a. Individually listed on a state inventory of historic places and determined as eligible by states with historic preservation programs which have been approved by the secretary of the interior; or
 - b. Individually listed on a local inventory of historic places and determined as eligible by communities with historic preservation programs that have been certified either:
 - i. By an approved state program as determined by the secretary of the interior, or
 - ii. Directly by the secretary of the interior in states without approved programs.
- Z. *Lowest floor*: The lowest floor of the lowest enclosed area, including basement. An unfinished or flood resistant enclosure, used solely for parking of vehicles, building access, or storage, in an area other than a basement, is not considered a building's lowest floor, provided that such enclosure is not built so as to render the structure in violation of other provisions of this Code.
- AA. *Manufactured home*: A building, transportable in one (1) or more sections, built on a permanent chassis and designed to be used with or without a permanent foundation when connected to the required utilities. The term also includes park trailers, travel trailers, and similar transportable structures placed on a site for one hundred eighty (180) consecutive days or longer and intended to be improved property.
- BB. *Manufactured home park or subdivision*: A parcel (or contiguous parcels) of land divided into two (2) or more manufactured home lots for rent or sale.
- CC. *Mean sea level*: The average height of the sea for all stages of the tide. It is used as a reference for establishing various elevations within the floodplain. For purposes of the National Flood Insurance Program, the National Geodetic Vertical Datum (NGVD) of 1929 or other datum, to which base flood elevations shown on a community's flood insurance rate map are referenced.
- DD. *National Geodetic Vertical Datum (NGVD)*: As corrected in 1929 is a vertical control used as a reference for establishing varying elevations within the floodplain.
- EE. *New construction*: For the purposes of determining insurance rates, structures for which the "start of construction" commenced after October 1, 1991 and includes any subsequent improvements to such structures. For floodplain management purposes, "new construction" means structures for which the "start of construction" commenced after October 1, 1991 and includes any subsequent improvements to such structures.
- FF. *New manufactured home park or subdivision*: A manufactured home park or subdivision for which the construction of facilities for servicing the lots on which the manufactured homes are to be affixed (including at a minimum, the installation of utilities, the construction of streets, and either final site grading or the pouring of concrete pads) is completed after October 1, 1991.
- GG. *North American Vertical Datum (NAVD)*: Replaced the National Geodetic Vertical Datum of 1929 in existing and future FEMA flood modernization maps.
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HH. *Recreational vehicle*: A vehicle, which is:

1. Built on a single chassis;
2. Four hundred (400) square feet or less when measured at the largest horizontal projection;
3. Designed to be self-propelled or permanently towable by a light duty truck; and
4. Designed primarily not for use as a permanent dwelling but as temporary living quarters for recreational, camping, travel, or seasonal use.

II. *Start of construction*: The date the development permit was issued, provided the actual start of construction, repair, reconstruction, or improvement was within one hundred eighty (180) days of the permit date. The actual start means the first placement of permanent construction of the structure such as the pouring of slabs or footings, installation of piles, construction of columns, or any work beyond the stage of excavation, and includes the placement of a manufactured home on a foundation. Permanent construction does not include initial land preparation, such as clearing, grading and filling; nor does it include the installation of streets and/or walkways; nor does it include excavation for a basement, footings, piers or foundations or the erection of temporary forms; nor does it include the installation on the property of buildings appurtenant to the permitted structure, such as garages or sheds not occupied as dwelling units or part of the main structure. (Note: Accessory structures are not exempt from any ordinance requirements.) For a substantial improvement, the actual start of construction means the first alteration of any wall, ceiling, floor, or other structural part of a building, whether or not that alteration affects the external dimensions of the building.

JJ. *Structure*: A walled and roofed building that is principally above ground, a manufactured home, a gas or liquid storage tank.

KK. *Subdivision*: The division of a single lot into two (2) or more lots for the purpose of sale or development.

LL. *Substantial damage*: Damage of any origin sustained by a structure whereby the cost of restoring the structure to its before damaged condition would equal or exceed fifty (50) percent of the market value of the structure before the damage occurred.

MM. *Substantial improvement*: Any reconstruction, rehabilitation, addition, or other improvement of a structure, taking place during a five-year period, in which the cumulative cost equals or exceeds fifty (50) percent of the market value of the structure prior to the "start of construction" of the improvement. NOTE: The market value of the structure should be (1) the appraised value of the structure prior to the start of the initial repair or improvement, or (2) in the case of damage, the value of the structure prior to the damage occurring. This term includes structures, which have incurred "substantial damage", regardless of the actual amount of repair work performed.

For the purposes of this definition, "substantial improvement" is considered to occur when the first alteration of any wall, ceiling, floor, or other structural part of the building commences, whether or not that alteration affects the external dimensions of the building. The term does not, however, include (1) those improvements of a structure required to comply with existing violations of state or local health, sanitary, or safety code specifications which are solely necessary to assure safe living conditions and which have been identified by the code enforcement official, and not solely triggered by an improvement or repair project, or (2) any alteration of a "historic structure" provided that the alteration will not preclude the structure's continued designation as a "historic structure".

NN. *Substantially improved existing manufactured home parks or subdivisions*: Where the repair, reconstruction, rehabilitation or improvement of the streets, utilities and pads equals or exceeds fifty (50) percent of the value of the streets, utilities and pads before the repair, reconstruction or improvement commenced.

OO. *Variance*: A grant of relief from the requirements of this ordinance, which permits construction in a manner otherwise prohibited by this ordinance.

PP. *Violation*: The failure of a structure or other development to be fully compliant with the community's floodplain management regulations. A structure or other development without the elevation certificate, or other certifications, or other evidence of compliance required by this ordinance is presumed to be in violation until such time as that documentation is provided.

Sec. 1703. General provisions.

A. *Lands within the S-1 District.*

1. Areas subject to periodic flooding are included within the S-1 District. These areas, known as areas of special flood hazard within Pike County, Georgia, areas of special flood hazard, are identified by the Federal Emergency Management Agency (FEMA) in its most recent flood insurance study (FIS), dated September 11, 2009, which with accompanying maps and other supporting data and any revision thereto, are adopted by reference and declared a part of this ordinance. The boundaries shown thereon for areas of special flood hazard are the boundaries of the S-1 District.
2. Areas of special flood hazard may also include those areas known to have flooded historically or defined through standard engineering analysis by governmental agencies or private parties but not yet incorporated in a FIS.
3. Areas of shallow flooding, as designated in the AO and AH zones on the flood insurance rate map(s) are included in the S-1 District.
4. The repository for public inspection of the flood insurance study (FIS), accompanying maps and other supporting data is located: Pike County Planning and Development Department.

B. *Establishment of development permit.* A development permit shall be required in conformance with the provisions of this ordinance prior to the commencement of any development activities.

C. *Compliance.* No structure or land within the S-1 District shall hereafter be located, extended, converted or altered without full compliance with the terms of this ordinance and other applicable regulations.

D. *Abrogation and greater restrictions.* This ordinance does not repeal, abrogate, or impair any existing ordinance, easements, covenants, or deed restrictions. Where the provisions of this ordinance and another conflict or overlap, the more stringent restrictions shall prevail.

E. *Interpretation.* The provisions of the ordinance shall be:

1. Considered as minimum requirements;
2. Liberally construed in favor of the governing body; and
3. Deemed neither to limit nor repeal any other powers granted under state statutes.

F. *Warning and disclaimer of liability.* The degree of flood protection required by this ordinance is considered reasonable for regulatory purposes and is based on scientific and engineering considerations. Larger floods can and will occur; flood heights may be increased by manmade or natural causes. This ordinance does not imply that land outside the areas of special flood hazard or uses permitted within such areas will be free from flooding or flood damages. This ordinance shall not create liability on the part of Pike County or by any officer or employee thereof for any flood damages that result from reliance on this ordinance or any administrative decision lawfully made hereunder.

G. *Penalties for violation.* Failure to comply with the provisions of this ordinance or with any of its requirements, including conditions and safeguards established in connection with grants of a variance or a special use permit shall constitute a violation. Any person who violates this ordinance or fails to comply with

any of its requirements shall, upon conviction thereof, be fined not more than one thousand dollars (\$1,000.00) or imprisoned for not more than thirty (30) days, or both, and in addition, shall pay all costs and expenses involved in the case. Each day that such violation continues shall be considered a separate offense. Nothing herein contained shall prevent Pike County from taking such other lawful actions as is necessary to prevent or remedy any violation.

Sec. 1704. Administration.

- A. *Designation of ordinance administrator.* The zoning administrator is hereby appointed to administer and implement the provisions of this ordinance.
- B. *Permit procedures.* Application for a development permit shall be made to the zoning administrator on forms furnished by Pike County prior to any development activities may be conducted on property within the S-1 District. Such activities may include but are limited to the following: plans in duplicate drawn to scale showing the elevations of the area in question and the nature, location, dimensions, of existing or proposed structures, earthen fill placement, storage of materials or equipment, and drainage facilities.

The following information is required:

1. *Application stage.*
 - a. Elevation in relation to mean sea level (or highest adjacent grade) of the lowest floor, including basement, of all proposed structures;
 - b. Elevation in relation to mean sea level to which any non-residential structure will be flood-proofed;
 - c. Design certification from a registered professional engineer or architect that any proposed non-residential flood-proofed structure will meet the flood-proofing criteria of subsection 1705 B.2.; and
 - d. Description of the extent to which any watercourse will be altered or relocated as a result of a proposed development.
2. *Construction stage.* For all new construction and substantial improvements, the permit holder shall provide to the zoning administrator an as-built certification of the regulatory floor elevation or flood-proofing level immediately after the lowest floor or flood proofing is completed. Any lowest floor certification made relative to mean sea level shall be prepared by or under the direct supervision of a registered land surveyor or professional engineer and certified by same. When flood proofing is utilized for non-residential structures, certification shall be prepared by or under the direct supervision of a professional engineer or architect and certified by same.

Any work undertaken prior to submission of these certifications shall be at the permit holder's risk.

The zoning administrator shall review the above referenced certification data submitted. Deficiencies detected by such review shall be corrected by the permit holder immediately and prior to further progressive work being allowed to proceed. Failure to submit certification or failure to make said corrections required hereby shall be cause to issue a stop-work order for the project.

- C. *Duties and responsibilities of the administrator.* Duties of the zoning administrator shall include, but shall not be limited to:
1. Review proposed development to assure that the permit requirements of this ordinance have been satisfied.
 2. Review the proposed development to assure that all necessary permits have been received from governmental agencies from which approval is required by Federal or State law, including section 404

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- of the Federal Water Pollution Control Act Amendments of 1972, 33 U.S.C. 1334. Require that copies of such permits be provided and maintained on file.
3. Review all permit applications to determine whether proposed building sites will be reasonably safe from flooding.
 4. When base flood elevation data or floodway data have not been provided in accordance with subsection 1703 B., the zoning administrator shall obtain, review and reasonably utilize any base flood elevation and floodway data available from a federal, state or other sources in order to administer the provisions of section 1705.
 5. Review and record the actual elevation in relation to mean sea level (or highest adjacent grade) of the lowest floor, including basement, of all new or substantially improved structures in accordance with subsection 1704 B.2.
 6. Review and record the actual elevation, in relation to mean sea level to which any new or substantially improved structures have been flood-proofed, in accordance with subsection 1704 B.2.
 7. When flood-proofing is utilized for a structure, the zoning administrator shall obtain certification of design criteria from a registered professional engineer or architect in accordance with subsections 1704 B.1.c. and 1705 B.2. or D.2.
 8. Make substantial damage determinations following a flood event or any other event that causes damage to structures in flood hazard areas.
 9. Notify adjacent communities and the Georgia Department of Natural Resources prior to any alteration or relocation of a watercourse and submit evidence of such notification to the Federal Emergency Management Agency (FEMA).
 10. For any altered or relocated watercourse, submit engineering data/analysis within six (6) months to the FEMA to ensure accuracy of community flood maps through the letter of map revision process. Assure flood carrying capacity of any altered or relocated watercourse is maintained.
 11. Where interpretation is needed as to the exact location of boundaries of the areas of special flood hazard (for example, where there appears to be a conflict between a mapped boundary and actual field conditions) the zoning administrator shall make the necessary interpretation. Any person contesting the location of the boundary shall be given a reasonable opportunity to appeal the interpretation as provided in subsection 1706 B.
 12. All records pertaining to the provisions of this ordinance shall be maintained in the office of the zoning administrator and shall be open for public inspection.

Sec. 1705. Provisions for flood hazard reduction.

- A. *General standards.* In all areas of special flood hazard the following provisions are required:
1. New construction and substantial improvements of existing structures shall be anchored to prevent flotation, collapse or lateral movement of the structure;
 2. New construction and substantial improvements of existing structures shall be constructed with materials and utility equipment resistant to flood damage;
 3. New construction or substantial improvements of existing structures shall be constructed by methods and practices that minimize flood damage;
 4. Elevated buildings. All new construction or substantial improvements of existing structures that include any fully enclosed area located below the lowest floor formed by foundation and other exterior walls shall be designed so as to be an unfinished or flood resistant enclosure. The enclosure shall be
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designed to equalize hydrostatic flood forces on exterior walls by allowing for the automatic entry and exit of floodwater.

- a. Designs for complying with this requirement must either be certified by a professional engineer or architect or meet the following minimum criteria:
 - i. Provide a minimum of two (2) openings having a total net area of not less than one (1) square inch for every square foot of enclosed area subject to flooding;
 - ii. The bottom of all openings shall be no higher than one (1) foot above grade; and
 - iii. Openings may be equipped with screens, louvers, valves or other coverings or devices provided they permit the automatic flow of floodwater in both direction.
 - b. So as not to violate the "lowest floor" criteria of this ordinance, the unfinished of flood resistant enclosure shall only be used for parking of vehicles, limited storage of maintenance equipment used in connection with the premises, or entry to the elevated area, and
 - c. The interior portion of such enclosed area shall not be partitioned or finished into separate rooms.
5. All heating and air conditioning equipment and components (including ductwork), all electrical, ventilation, plumbing, and other service facilities shall be designed and/or located so as to prevent water from entering or accumulating within the components during conditions of flooding.
 6. Manufactured homes shall be anchored to prevent flotation, collapse, or lateral movement. Methods of anchoring may include, but are not limited to, use of over-the-top or frame ties to ground anchors. This standard shall be in addition to and consistent with applicable state requirements for resisting wind forces;
 7. New and replacement water supply systems shall be designed to minimize or eliminate infiltration of flood waters into the system;
 8. New and replacement sanitary sewage systems shall be designed to minimize or eliminate infiltration of flood waters into the systems and discharges from the systems into flood waters;
 9. On-site waste disposal systems shall be located and constructed to avoid impairment to them or contamination from them during flooding; and
 10. Any alteration, repair, reconstruction or improvement to a structure, which is not compliant with the provisions of this ordinance, shall be undertaken only if the non-conformity is not furthered, extended or replaced.
- B. *Specific standards.* In all areas of special flood hazard the following provisions are required:
1. *New construction and/or substantial improvements.*
 - a. Where base flood elevation data are available, new construction and/or substantial improvement of any structure or manufactured home shall have the lowest floor, including basement, elevated no lower than one (1) foot above the base flood elevation. Should solid foundation perimeter walls be used to elevate a structure, openings sufficient to facilitate equalization of flood hydrostatic forces on both sides of exterior walls shall be provided in accordance with standards of subsection 1705 A.4., "Elevated buildings."
 - b. All heating and air conditioning equipment and components (including ductwork), all electrical, ventilation, plumbing, and other service facilities shall be elevated at or above one (1) foot above the base flood elevation.
 2. *Non-residential construction.* New construction and/or the substantial improvement of any structure located in A1-30, AE, or AH zones, may be flood-proofed in lieu of elevation. The structure, together
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with attendant utility and sanitary facilities, must be designed to be water tight to one (1) foot above the base flood elevation, with walls substantially impermeable to the passage of water, and structural components having the capability of resisting hydrostatic and hydrodynamic loads and the effect of buoyancy. A registered professional engineer or architect shall certify that the design and methods of construction are in accordance with accepted standards of practice for meeting the provisions above, and shall provide such certification to the official as set forth above and in subsection 1704 C.6.

3. *Standards for manufactured homes and recreational vehicles.* Where base flood elevation data are available:
 - a. All manufactured homes placed and/or substantially improved on: (1) individual lots or parcels, (2) in new and/or substantially improved manufactured home parks or subdivisions, (3) in expansions to existing manufactured home parks or subdivisions, or (4) on a site in an existing manufactured home park or subdivision where a manufactured home has incurred "substantial damage" as the result of a flood, must have the lowest floor including basement, elevated no lower than one (1) foot above the base flood elevation.
 - b. Manufactured homes placed and/or substantially improved in an existing manufactured home park or subdivision may be elevated so that either:
 - i. The lowest floor of the manufactured home is elevated no lower than one (1) foot above the level of the base flood elevation, or
 - ii. The manufactured home chassis is elevated and supported by reinforced piers (or other foundation elements of at least an equivalent strength) or no less than thirty-six (36) inches in height above grade.
 - c. All manufactured homes must be securely anchored to an adequately anchored foundation system to resist flotation, collapse and lateral movement (Ref. subsection 1705 A.6.).
 - d. All recreational vehicles placed on sites must either:
 - i. Be on the site for fewer than one hundred eighty (180) consecutive days.
 - ii. Be fully licensed and ready for highway use, (a recreational vehicle is ready for highway use if it is licensed, on its wheels or jacking system, attached to the site only by quick disconnect type utilities and security devices, and has no permanently attached structures or additions), or
 - iii. The recreational vehicle must meet all the requirements for "new construction", including the anchoring and elevation requirements of subsections 1705 B.3.a.—c., above.
 4. *Floodway.* Located within areas of special flood hazard established in subsection 1703 A., are areas designated as a floodway. A floodway may be an extremely hazardous area due to velocity floodwaters, debris or erosion potential. In addition, the area must remain free of encroachment in order to allow for the discharge of the base flood without increased flood heights. Therefore, the following provisions shall apply:
 - a. Encroachments are prohibited, including earthen fill, new construction, substantial improvements or other development within the regulatory floodway. Development may be permitted, however, it is demonstrated through hydrologic and hydraulic analyses performed in accordance with standard engineering practice that the encroachment shall not result in any increase in flood levels or floodway widths during a base flood discharge. A registered professional engineer must provide supporting technical data and certification thereof.
 - b. Only if subsection 1705 B.4.a. above is satisfied, then any new construction or substantial improvement shall comply with all other applicable flood hazard reduction provisions of this section.
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- C. *Building standards for streams without established base flood elevations and/or floodway (A-Zones).* Located within the areas of special flood hazard established in subsection 1703 A., where streams exist but no base flood data have been provided (A-Zones), or where base flood data have been provided but a floodway has not been delineated, the following provisions apply:
1. When base flood elevation data or floodway data have not been provided in accordance with subsection 1703 A., then the zoning administrator shall obtain, review, and reasonably utilize any scientific or historic base flood elevation and floodway data available from a federal, state, or other source, in order to administer the provisions of section 1705. Only if data are not available from these sources, then subsections 2. and 3. shall apply.
 2. No encroachments, including structures or fill material, shall be located within an area equal to the width of the stream or twenty (17) feet, whichever is greater, measured from the top of the stream bank, unless certification by a registered professional engineer is provided demonstrating that such encroachment shall not result in more than a one-foot increase in flood levels during the occurrence of the base flood discharge.
 - a. In special flood hazard areas without base flood elevation data, new construction and substantial improvements of existing structures shall have the lowest floor of the lowest enclosed area (including basement) elevated no less than three (3) feet above the highest adjacent grade at the building site. The lowest floor may be elevated one (1) foot above the estimated base flood elevation in A-Zone areas where a limited detail study has been completed. Openings sufficient to facilitate the unimpeded movements of floodwaters shall be provided in accordance with standards of subsection 1705 A.4., "Elevated buildings."
 - b. All heating and air conditioning equipment and components (including ductwork), all electrical, ventilation, plumbing, and other service facilities shall be elevated no less than three (3) feet above the highest adjacent grade at the building site.
 3. The zoning administrator shall certify the lowest floor elevation level and the record shall become a permanent part of the permit file.
- D. *Standards for areas of special flood hazard (Zones AE) with established base flood elevations without designated floodways.* Located within the areas of special flood hazard established in subsection 1703 A., where streams with base flood elevations are provided but no floodways have been designated, (Zones AE) the following provisions apply:
1. No encroachments, including fill material, new structures or substantial improvements shall be located within areas of special flood hazard, unless certification by a registered professional engineer is provided demonstrating that the cumulative effect of the proposed development, when combined with all other existing and anticipated development, will not increase the water surface elevation of the base flood more than one (1) foot at any point within the community. The engineering certification should be supported by technical data that conforms to standard hydraulic engineering principles.
 2. New construction or substantial improvements of buildings shall be elevated or flood-proofed to elevations established in accordance with subsection 1705 B.
- E. *Standards for areas of shallow flooding (AO/AH Zones).* Areas of special flood hazard established in subsection 1703 A. may include designated "AO" shallow flooding areas. These areas have base flood depths of one (1) to three (3) feet above ground, with no clearly defined channel. The following provisions apply:
1. All new construction and substantial improvements of residential and non-residential structures shall have the lowest floor, including basement, elevated to the flood depth number specified on the flood insurance rate map (FIRM), above the highest adjacent grade. If no flood depth number is specified, the lowest floor, including basement, shall be elevated at least three (3) feet above the highest adjacent grade. Openings sufficient to facilitate the unimpeded movements of flood waters shall be
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provided in accordance with standards of subsection 1705 A.4., "Elevated buildings". The zoning administrator shall certify the lowest floor elevation level and the record shall become a permanent part of the permit file.

2. New construction or the substantial improvement of a non-residential structure may be flood-proofed in lieu of elevation. The structure, together with attendant utility and sanitary facilities, must be designed to be water tight to the specified FIRM flood level plus one (1) foot, above highest adjacent grade, with walls substantially impermeable to the passage of water, and structural components having the capability of resisting hydrostatic and hydrodynamic loads and the effect of buoyancy. A registered professional engineer or architect shall certify that the design and methods of construction are in accordance with accepted standards of practice for meeting the provisions above, and shall provide such certification to the official as set forth above and as required in subsections 1704 B.1.c. and B.2.
3. Drainage paths shall be provided to guide floodwater around and away from any proposed structure.

F. *Standards for subdivisions.*

1. All subdivision and/or development proposals shall be designed and constructed to minimize flood damage;
2. All subdivision and/or development proposals shall have public utilities and facilities such as sewer, gas, electrical and water systems located and constructed to minimize flood damage;
3. All subdivision and/or development proposals shall have adequate drainage provided to reduce exposure to flood hazards; and
4. For subdivisions and/or developments greater than fifty (50) lots or ten (10) acres, whichever is less, base flood elevation data shall be provided for subdivision. Any changes or revisions to the flood data adopted herein and shown on the FIRM shall be submitted to FEMA for review as a conditional letter of map revision (CLOMR) or conditional letter of map amendment (CLOMA), whichever is applicable. Upon completion of the project, the developer is responsible for submitting the "as-built" data to FEMA in order to obtain the final LOMR.

G. *Standards for critical facilities.*

1. Critical facilities shall not be located in the 100-year floodplain or the 500-year floodplain.
2. All ingress and egress from any critical facility must be protected to the 500-year flood elevation.

H. *Standards for dams*

Dams, provided they are constructed in accordance with the requirements of the United States Department of Agriculture (USDA), Natural Resource Conservation Service (NRCS), or Agencies of the Department of Natural Resources (Environmental Protection Division), the US Army Corps of Engineers and Pike County.

A. Dams.

Any land disturbing activity that involves a property, which is proposed to contain a dam, shall comply with the provisions of this section:

1. New dams which become subject to the requirements of the Georgia Safe Dams Act and Rules for Dam Safety, which are proposed to be 25 feet or more in height or proposed to have an impounding capacity of 100 acre-feet or more at maximum water storage elevation or otherwise defined by the Georgia Safe Dams Act shall be subject to the following:
 - (a) The owner of any new dam in which development exists within the proposed breach zone shall be subject to the requirements of the Georgia Safe Dams Act and Rules for Dam Safety

adopted by the Georgia Department of Natural Resources. The owner shall obtain necessary approvals and permits from the Environmental Protection Division of the Georgia Department of Natural Resources for the project and the dam prior to securing a development permit from the Pike County Department of Planning & Development. The owner of any new dam which development does not exist within the proposed breach zone shall submit four (4) copies of the construction plans to the Pike County Planning & Development Department for review of the project and the dam prior to securing a development permit.

- (b) If the owner elects to construct the new dam according to the design standards for new dams as contained in the Rules for Dam Safety, then new development shall be permitted within the dam breach zone. However, the dam shall meet the design standards for new dams as contained in Rules for Dam Safety if development currently exists or is proposed in the dam breach zone.
 - (c) If the owner elects not to construct the new dam to the design standards for new dams as contained in the Rules for Dam Safety, the 4 copies of a dam breach analysis for the dam shall be submitted along with 4 copies of the construction plans for review prior to securing a development permit from the Pike County Planning & Development Department. The design engineer shall utilize the computer model entitled "DAMBRK" for the dam breach analysis.
 - (d) Should the new dam not meet the design standards for new dams as contained in the Rules for Dam Safety, only the following uses and structures shall be permitted within the dam breach easement:
 - (i) Agriculture, which requires no structures for human habitation within the dam breach zone including forestry, livestock raising and agricultural forestry access roads.
 - (ii) Fences having sufficient open area to permit the free flow of water and/or debris.
 - (iii) Outdoor advertising signs provided the signs meet the minimum requirements as specified under the Pike County Sign Ordinance.
 - (iv) Roads and driveways, provided they are designed and constructed to permit the free flow of flood waters by means of culverts or bridges and are approved by the Georgia Department of Transportation and/or Pike County.
 - (v) Utility poles, towers, pipelines, water treatment outfalls and facilities or other similar facilities and structures, provided they are constructed to permit the free flow of flood waters.
 - (vi) Parking, provided the design allows for proper drainage and the free flow of flood waters.
 - (vii) Public, semipublic, private and commercial recreational uses.
 - (viii) Greenbelts.
2. For any new dam proposed not to meet the design for new dams as contained in the Rules for Dam Safety, the owner shall obtain a dam breach easement, recorded with the Clerk of the Superior Court, from any off-site property owner where it is proposed for the dam breach zone to extend off the property where the dam is being constructed. The owner shall also cause a dam breach easement to be recorded upon the property being developed.
3. Prior to recording of a plot plan or at completion of a building foundation, an as-built certification from a registered professional shall be submitted to the Pike County Planning & Development

Department. The certification shall state that the dam is constructed according to the provisions of these regulations as well as authorized construction plans.

B. Quality assurance plan.

1. When an existing Category II Dam may be reclassified to a Category I Dam because of proposed development downstream of the dam, the developer shall provide to the governing authority the following information for transmittal and review by the Safe Dams Program, prior to issuing the permit for the development:
 - (a) Location of the Category II Dam and the proposed development;
 - (b) A surveyed cross section as required by the Georgia Safe Dams Act of the stream valley at the location of the proposed development including proposed finished floor elevations; and
 - (c) A dam breach analysis using the "DAMBRK" computer model to establish the height of the flood wave in the downstream floodplain. The dam break modeling shall be completed according to the safe dams program quality assurance program by a qualified registered engineer.

C. Inventory.

1. Inventory information regarding the Category II Dams within Pike County may be obtained through the Georgia Safe Dams Program.

Sec. 1706. Variance procedures.

- A. The Pike County Planning and Zoning Board shall hear and decide requests for variances from the requirements of this ordinance in accordance with article 4 of this ordinance.
 - B. Variances may be issued for the repair or rehabilitation of historic structures upon a determination that the proposed repair or rehabilitation will not preclude the structure's continued designation as a historic structure and the variance is the minimum to preserve the historic character and design of the structure.
 - C. Variances may be issued for development necessary for the conduct of a functionally dependent use, provided the criteria of this ordinance are met, no reasonable alternative exists, and the development is protected by methods that minimize flood damage during the base flood and create no additional threats to public safety.
 - D. Variances shall not be issued within any designated floodway if any increase in flood levels during the base flood discharge would result.
 - E. In reviewing such requests, the Pike County Planning and Zoning Board shall consider all technical evaluations, relevant factors, and all standards specified in this and other sections of this ordinance.
 - F. Conditions for variances.
 1. A variance shall be issued only when there is:
 - (a) A finding of good and sufficient cause;
 - (b) A determination that failure to grant the variance would result in exceptional hardship; and
 - (c) A determination that the granting of a variance will not result in increased flood heights, additional threats to public safety, extraordinary public expense, create nuisance, cause fraud on or victimization of the public, or conflict with existing local laws or ordinances.
 2. The provisions of this ordinance are minimum standards for flood loss reduction; therefore any deviation from the standards must be weighed carefully. Variances shall only be issued upon a
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determination that the variance is the minimum necessary, considering the flood hazard, to afford relief; and, in the instance of a Historic Structure, a determination that the variance is the minimum necessary so as not to destroy the historic character and design of the building.

3. Any applicant to whom a variance is granted shall be given written notice specifying the difference between the base flood elevation and the elevation of the proposed lowest floor and stating that the cost of flood insurance will be commensurate with the increased risk to life and property resulting from the reduced lowest floor elevation.
4. The zoning administrator shall maintain the records of all appeal actions and report any variances to the Federal Emergency Management Agency upon request.
5. Upon consideration of the factors listed above and the purposes of this ordinance, the Pike County Planning and Zoning Board may attach such conditions to the granting of variances as it deems necessary to further the purposes of this ordinance.

Sec. 1707. Severability.

If any section, clause, sentence, or phrase of this ordinance is held to be invalid or unconstitutional by any court of competent jurisdiction, then said holding shall in no way effect the validity of the remaining portions of this ordinance.

ARTICLE 18. S-2 SENSITIVE LAND-WATERSHED PROTECTION DISTRICT

Sec. 1801. Purpose.

In order to provide for the health, safety and welfare of the public and a healthy economic climate within Pike County and surrounding communities, it is essential that the quality of public drinking water be assured. The ability of natural systems to filter stormwater runoff can be threatened by unrestricted development. Land-disturbing activities associated with development can increase erosion and sedimentation that threatens the storage capacity of reservoirs, in addition, stormwater runoff, particularly from impervious surfaces, can introduce toxins, nutrients and sediment into drinking water supplies, making water treatment more complicated and expensive and rendering waters resources unusable for recreation. Industrial land uses that involve the manufacture, use, transport and storage of hazardous or toxic waste materials result in the potential risk of contamination of nearby public drinking water supplies.

The purpose of this article is to establish measures to protect the quality and quantity of the present and future water supply of Pike County; to minimize the transport of pollutants and sediment to the water supply; and to maintain the yield of the water supply watershed. This article shall apply to all existing and proposed water supply watersheds within Pike County.

Additionally, the S-2 Watershed Protection District is intended to maintain a high-water quality of the surface water (rivers, creeks, streams and springs) and underground water to assure that a high quality of drinking water is maintained in the future. The district is intended to provide for certain development uses, while maintaining and protecting area water sources from polluting effects of more intense development and from encroachments of those uses that are not compatible with a protected watershed area.

Sec. 1802. Relationship to other zoning districts.

S-2 is an overlay district which applies additional definitions and standards for development to specific areas which lie within any of the zoning districts identified in Articles 5—19 of this ordinance. To the extent the boundaries of the S-2 district overlay property located within other districts, the regulations of both districts shall apply. However, if required development standards are specified in both districts, the more stringent provision shall control.

Sec. 1803. Definitions.

The following definitions (in addition to those definitions contained within Article 2 of this ordinance) apply to S-2 districts:

- A. *Buffer*: A natural or enhanced vegetated area with no or limited minor land disturbances, such as trails and picnic areas, located adjacent to reservoirs or perennial streams within a water supply watershed.
- B. *Corridor*: All land located within the buffer areas established adjacent to reservoirs or perennial streams within a water supply watershed and within other setback areas specified in section 1804 of this article.
- C. *Impervious surface*: A manmade structure or surface which prevents the infiltration of storm water into the ground below the structure or surface, including (for purposes of example only), but not limited to, buildings, roads, driveways, parking lots, swimming pools and patios.
- D. *Large water supply watershed*: A watershed containing one hundred (100) square miles or more of land within the drainage basin upstream of a governmentally owned public drinking water supply intake.

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- E. *Perennial stream*: A stream which flows throughout the whole year as indicated on a USGS quadrant map.
 - F. *Reservoir boundary*: The edge of a water supply reservoir defined by its normal pool level.
 - G. *Small water supply watershed*: A watershed that contains less than one hundred (100) square miles of land within the drainage basin upstream of a governmentally owned public drinking water supply intake.
 - H. *Utility*: Public or private water or sewer piping systems, water or sewer pumping stations, electric power lines, fuel pipelines, telephone lines, roads, driveways, bridges, river/lake access facilities, storm water system and railroads or other utilities identified by a local government.
 - I. *Water supply reservoirs*: A governmentally owned impoundment of water for the primary purpose of providing water to one (1) or more governmentally owned public drinking water systems. This excludes any multipurpose reservoirs owned by the U.S. Army Corps of Engineers.
 - J. *Water supply watershed*: The area of land upstream of a governmentally owned public drinking water intake.

Sec. 1804. Designation and classification of water supply watersheds.

The following water supply watershed districts and reservoirs are hereby defined and designated by this article on the S-2 Watershed Protection District Map, as follows:

1. City of Griffin/Flint River Intake Watershed.
A large water supply watershed which provides an intake for the City of Griffin on the Flint River in Pike County, Georgia. This watershed does not contain a reservoir.
2. City of Griffin/Still Branch Reservoir Watershed.
A small water supply watershed which provides an intake for the Still Branch Reservoir.
3. City of Zebulon/Elkins Creek Intake Water Supply Watershed.
A small water supply watershed which provides a supplementary intake for the City of Zebulon, Georgia. This watershed does not contain a reservoir.
4. City of Thomaston/Potato Creek Intake Water Supply Watershed.
A small water supply watershed which provides an intake for the Thomaston Reservoir. Although the reservoir itself is located in the City of Thomaston, a portion of the Potato Creek Water Supply Watershed lies within southern Pike County.

Sec. 1805. Permitted uses.

Each zoning district article of this ordinance specifies a list of permitted principal uses, special use permit uses and accessory uses (including special use permit accessory uses). The list of permitted uses, special use permit uses and accessory uses for each primary zoning district must be adhered to on land to which the S-2 district also applies.

Sec. 1806. Uses exempt from S-2 criteria.

- A. *Existing uses*: Any land use within an area designated as a watershed area existing prior to the adoption of this ordinance.
 - B. *Agriculture and forestry*: Specific forestry and agricultural activities in the stream corridor buffer and setback areas in accordance with the following conditions:
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1. The activity shall be consistent with best management practices established by the Georgia Forestry Commission and/or the Georgia Department of Agriculture.
 2. The activity shall not impact the quality of the drinking water stream.
- C. *Mining*: Mining activities are exempt, if permitted by the Georgia Department of Natural Resources pursuant to the Georgia Surface Mining Act of 1968, as amended.
- D. *Utilities*: Utilities from the stream corridor buffer and setback area provisions in accordance with the following conditions if the utilities to be located in the buffer or setback areas cannot be feasibly located outside these areas:
1. The utilities shall be located as far from the stream bank as possible.
 2. The installation and maintenance of the utilities shall protect the integrity of the buffer and setback areas as best as reasonably possible.
 3. The utilities shall not impair the quality of a drinking water stream.

Sec. 1807. Development and protection criteria.

- A. The following regulations shall apply to the City of Griffin/Flint River intake identified on the “Watershed, Wetlands and Groundwater Recharge Area Protection Map” as a large water supply watershed without a reservoir.
1. The corridors of all perennial streams within a seven mile radius drawn within the actual watershed drainage boundary and upstream of the reservoir boundary must be protected by the following criteria:
 - a. The buffer shall be maintained for a distance of 100 feet on both sides of the stream as measured from the stream banks;
 - b. No impervious surface shall be constructed within the 150-foot setback area on both sides of the stream as measured from the stream banks; and
 - c. Septic tanks and septic tank drain fields are prohibited within the 150-foot setback area on both sides of the stream as measured from the stream banks.
 2. Any new facility, located within the seven mile area stipulated in (A)(1) above of a water supply intake or water supply reservoir, which handles hazardous materials of the types listed in section 312 of the Resource Conservation and Recovery Act of 1976 (excluding underground storage tanks) and amounts of 10,000 pounds or more on any one day, shall perform their operations on impervious surfaces and in conformance with any applicable federal spill prevention requirements or the requirements of the Standard Fire Prevention Code.
 3. A buffer shall be maintained for a distance of 150 feet from the reservoir boundary. The allowable buffer vegetation and disturbance is specified in the reservoir management plan.
 4. The City of Griffin/Flint River intake is owned by the City of Griffin, Georgia.
- B. The following regulations shall apply to the City of Griffin/Still Branch Reservoir Watershed identified on the “Watershed, Wetlands and Groundwater Recharge Area Protection Map” as a small water supply watershed with a reservoir.
1. The corridors of all perennial streams within a seven mile radius drawn within the actual watershed drainage boundary and upstream of the reservoir boundary of the Still Branch Reservoir must be protected by the following criteria. (These criteria apply to all property parcels entirely or partially contained within the watershed drainage boundary.)

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- a. The buffer shall be maintained for a distance of 100 feet on both sides of the stream as measured from the stream banks;
 - b. No impervious surface shall be constructed within the 150-foot setback area on both sides of the stream as measured from the stream banks;
 - c. Septic tanks and septic tank drain fields are prohibited within the 150-foot setback area on both sides of the stream as measured from the stream banks.
 2. The impervious surface area, including all public and private structures, utilities or facilities of the entire water supply watershed shall be limited to 25% or existing use, whichever is greater.
 3. Any new facility which handles hazardous materials of the types listed in Section 312 of the Resource Conservation and Recovery Act of 1976 (excluding underground storage tanks) and amounts of 10,000 pounds or more on any one day shall perform their operations on impervious surfaces and in conformance with any applicable federal spill prevention requirements or the requirements of the Standard Fire Prevention Code.
 4. A buffer shall be maintained for a distance of 150 feet from the reservoir boundary. The allowable buffer vegetation and disturbance is specified in the rules and regulations governing lake shore management and public use of Still Branch Reservoir.
 5. The City of Griffin/Still Branch Reservoir is owned and maintained by the City of Griffin, Georgia.
 6. New sanitary landfills are allowed only if they have synthetic liners and leachate collection systems, and comply with all standards of Chapter 51 "Waste Management" of the Pike County Code.
 7. New hazardous waste treatment or disposal facilities are prohibited.
- C. The following regulations shall apply to the City of Zebulon/Elkins Creek Intake Water Supply Watershed identified on the "Watershed, Wetlands and Groundwater Recharge Area Protection Map" as a small water supply watershed without a reservoir:
1. The corridors of all perennial streams within a seven mile radius drawn within the actual watershed drainage boundary and upstream of the intake point of the Elkins Creek Intake Water Supply Watershed must be protected by the following criteria: (These apply to all property parcels entirely or partially contained within the watershed drainage boundary.)
 - a. The buffer shall be maintained for a distance of 100 feet on both sides of the stream as measured from the stream banks;
 - b. No impervious surface shall be constructed within the 150-foot setback area on both sides of the stream as measured from the stream banks.
 - c. The impervious surface area, including all public and private structures, utilities or facilities of the entire water supply watershed shall be limited to 25% or existing use, whichever is greater.
 2. Any new facility which handles hazardous materials of the types listed in Section 312 of the Resource Conservation and Recovery Act of 1976 (excluding underground storage tanks) and amounts of 10,000 pounds or more on any one day shall perform their operations on impervious surfaces and in conformance with any applicable federal spill prevention requirements or the requirements of the Standard Fire Prevention Code.
 3. New sanitary landfills are allowed only if they have synthetic liners and leachate collection systems, and comply with the standards of Chapter 51 "Waste Management" of the Pike County Code.
 4. New hazardous waste treatment or disposal facilities are prohibited.
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- D. The following regulations shall apply to the City of Thomaston/Potato Creek Intake Water Supply Watershed identified on the "Watershed, Wetlands and Groundwater Recharge Area Protection Map" as a small water supply watershed with a reservoir.
1. The corridors of all perennial streams within a seven mile radius drawn within the actual watershed drainage boundary and upstream of the reservoir boundary of the Thomaston Reservoir must be protected by the following criteria. (These criteria apply to all property parcels entirely or partially contained within the watershed drainage boundary.)
 - a. The buffer shall be maintained for a distance of 100 feet on both sides of the stream as measured from the stream banks;
 - b. No impervious surface shall be constructed within the 150-foot setback area on both sides of the stream as measured from the stream banks;
 - c. Septic tanks and septic tank drain fields are prohibited within the 150-foot setback area on both sides of the stream as measured from the stream banks.
 2. The impervious surface area, including all public and private structures, utilities or facilities of the entire water supply watershed shall be limited to 25% or existing use, whichever is greater.
 3. Any new facility which handles hazardous materials of the types listed in Section 312 of the Resource Conservation and Recovery Act of 1976 (excluding underground storage tanks) and amounts of 10,000 pounds or more on any one day shall perform their operations on impervious surfaces and in conformance with any applicable federal spill prevention requirements or the requirements of the Standard Fire Prevention Code.
 4. New sanitary landfills are allowed only if they have synthetic liners and leachate collection systems and comply with all standards of Chapter 51 "Waste Management" of the Pike County Code.
 5. New hazardous waste treatment or disposal facilities are prohibited.

Sec. 1808. Administration and enforcement.

- A. *Site plans:* Application for a local development permit within the S-3 district shall include a site plan, drawn at a scale of 1" = 50' containing the following information:
1. A map of all planned excavation and fill, including calculations of the volume of cut and fill involved, cross-sectional drawings showing existing and proposed grades. Elevations, horizontal scale and vertical scale must be shown on the cross-sectional drawings.
 2. A map of any wetland boundaries occurring within the site must be provided. This boundary may be included on other maps provided by the applicant.
 3. Location, dimensions and area of all impervious surfaces, both existing and proposed, on the site and adjacent to the site for a distance of two hundred (200) feet.
 4. The orientation and distance from the boundaries of the proposed site to the nearest bank of an affected perennial stream or water body.
 5. Elevations of the site and adjacent lands within two hundred (200) feet of the site at contour intervals of no greater than two (2) feet; and no greater than one (1) foot for slopes less than or equal to two (2) percent.
 6. Location and detailed design of any spill and leak collection systems designed for the purpose of containing accidentally released hazardous or toxic materials.
 7. All proposed temporary disruptions or diversions of local hydrology.
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- B. *Activities to comply with site plan.* All development activities or site work conducted after approval of the site plan shall conform with the specifications of said site plan. Significant changes to the site plan that would alter the amount and velocity of stormwater runoff from the site, increase the amount of impervious surface within the development, alter the overall density of development, result in a considerable increase in the amount of excavation, fill or removal of the overall appearance of the development as proposed, can be amended only with the approval of the building official or designated appointee. Minor changes, such as the realignment of streets or minor alterations to drainage structures and other infrastructure to meet unexpected conditions are exempted from this requirement.
- C. *Exemptions from site plan requirements.* The following activities and developments are exempt from the requirement for detailed site plans:
1. Single-family detached dwellings constructed within a subdivision of fewer than five (5) parcels.
 2. Repairs to a facility that is part of a previously approved and permitted development.
 3. Construction of minor structures, such as sheds or additions to single-family residences.
- D. *Review procedures.* The application shall be made to the building official or designated appointee and will be reviewed within fifteen (15) days. At the time of the application, the applicant shall pay a filing fee as specified by Pike County. Filing fees up to \$500.00 or \$100.00 per acre, whichever is larger, may be required to evaluate the application. This fee may be used to retain expert consultants who will provide service pertaining to functional assessment, mitigation, and wetland boundary determinations, as deemed necessary by the building official or designated appointee. The review period shall include the preparation of findings, i.e. approval, approval with conditions or disapproval by the building official or designated appointee. The applicant will receive written notification of the findings of the building official or designated appointee. Decision of the building official or designated appointee may be appealed to the Pike County Planning and Zoning Board.
- E. *Duration of permit validity.*
1. If construction described in the development permit has not commenced within twelve (12) months from the date of issuance, the permit shall expire.
 2. If construction described in the development permit is suspended or abandoned after work has commenced, the permit shall expire twelve (12) months after the date that work ceased.
 3. Written notice of pending expiration of the development permit shall be issued by the building official or designated appointee, provided however, that failure of the building official or designated appointee to provide notice to the applicant shall not extend the period of validity of the development permit.
- F. *Penalties.*
1. When a building or other structure has been constructed in violation of this article, the violator may be required to remove the structure at the discretion of the building official or designated appointee.
 2. When removal of vegetative cover, excavation or fill has taken place in violation of this article, the violator may be required to restore the affected land to its original contours and to restore vegetation, as far as practicable, at the discretion of the building official or designated appointee.
 3. If the building official or designated appointee discovers a violation of this article that also constitutes a violation of any provision of the Clean Water Act, as amended, Pike County shall issue written notification of the violation to the U.S. Environmental Protection Agency, the U.S. Army Corps of Engineers, and the landowner.
- G. *Suspension and revocation.* The building official or designated appointee may suspend or revoke a permit if the applicant has not complied with the conditions or limitations set forth in the permit or has exceeded the
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scope of the work set forth in the permit. The building official shall cause notice of denial, issuance, conditional issuance, revocation or suspension of a permit to be published in the Pike Journal Reporter.

- H. *Relief assessment.* The Pike County Board of Tax Assessors shall consider the requirements of this section in determining the fair market value of land.

Sec. 1809. Variances.

A variance from the terms and conditions in this article may be granted pursuant to the procedures and criteria for granting variances set forth in section 408, along with compliance with the terms of this section. A variance from the provisions of this article may be granted only in individual cases of practical difficulty or unnecessary hardship upon a finding by the Planning and Zoning Board that all of the following conditions exist:

- A. The existence of extraordinary and exceptional conditions pertaining to the particular piece of property due to size, shape or topography;
- B. Application of the provisions of this article would create an unnecessary hardship;
- C. Relief by means of variance, if granted, would not cause substantial detriment to the water quality within any watershed area identified herein or otherwise impair the purposes and intent of this article;
- D. The variance request is not based on circumstances that are self-created;
- E. The variance request would not, if granted, permit a use of land, buildings or structures not otherwise permitted within the applicable zoning district;
- F. The variance request would not, if granted, increase the impervious surface of development within the watershed area beyond that prescribed in this article; and
- G. The property for which the variance is requested existed as a separate tract on or before July 1, 2001.

The Planning and Zoning Board shall have the authority to impose conditions on any variance granted herein to facilitate achievement of the purposes of this article.

Sec. 1810. Adoption of Pike County Watershed Protection Map.

The S-2 district consists of the area located within the water supply watersheds established in section 1804(A) as are shown and designated on a certain map identified as the "S-2 District, Pike County Watershed Protection Map," which map is adopted hereby adopted into and made a part of this ordinance as if fully set forth. Such map shall be signed by the Chairman of the Board of Commissioners of Pike County and bear the seal of the county or that of a Notary Public under the following words: "This certifies that this is the Official S-2 District Pike County Watershed Protection Map," referred to in Article 18 of the Zoning Ordinance of Pike County.

ARTICLE 19. S-3 SENSITIVE LAND-GROUNDWATER RECHARGE AREA PROTECTION DISTRICT

Sec. 1901. Purpose.

The purpose of the S-3 district is to protect those lands identified as recharge areas for underground reservoirs known as aquifers. In order to promote the health, safety and welfare of the public and a healthy economic climate within Pike County and surrounding communities, it is essential that the quality of public drinking water be ensured. For this reason, it is necessary to protect the subsurface water resources on which Pike County and surrounding communities rely as sources of public water.

Groundwater resources are contained within underground reservoirs known as aquifers. These aquifers are zones of rock beneath the earth's surface capable of containing or producing water from a well. They occupy vast regions of the subsurface and are replenished by infiltration of surface water runoff in zones of the surface known as groundwater recharge areas. Groundwater is susceptible to contamination when unrestricted development occurs within significant groundwater recharge areas. It is, therefore, necessary to manage land use within groundwater recharge areas in order to ensure that pollution threats are minimized.

Sec. 1902. Relationship to other zoning districts.

The S-3 groundwater recharge area protection district, is an overlay district which shall include all lands within the jurisdiction of Pike County, Georgia that are mapped as significant recharge areas by the Georgia Department of Natural Resources in Hydrologic Atlas 18, 1989 Edition, which map is hereby adopted and made a part of this ordinance. The S-3 groundwater recharge area protection district applies additional definitions and standards for development to specific areas which lie within any of the zoning districts identified in this ordinance and which are additionally mapped as significant recharge areas, as shown on Hydrologic Atlas 18, 1989 Edition.

Sec. 1903. Definitions.

The following definitions (in addition to those definitions contained within Article 2 of this ordinance) apply to S-3 districts:

- A. *Aquifer*: Any stratum or zone of rock beneath the surface of the earth capable of containing or producing water from a well.
- B. *DHR*: Georgia Department of Human Resources.
- C. *DHR Table MT-1*: The provisions of the Department of Human Resources' Manual for On-site Sewage Management Systems, appearing on Table MT-1, therein, as amended.
- D. *DHR Table MT-2*: The provisions of the Department of Human Resources' Manual for On-site Sewage Management Systems, appearing on Table MT-2, therein, as amended.
- E. *DRASTIC*: The standardized system for evaluating groundwater pollution potential using the hydrogeologic settings described in U.S. Environmental Protection Agency document EPA-600-2-87-035. DRASTIC methodology is the most widely used technique for evaluating pollution susceptibility.
- F. *Pollution susceptibility*: The relative vulnerability of an aquifer to being polluted from spills, discharges, leaks, impoundments, applications of chemicals, injections and other human activities in the recharge area.

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- G. *Pollution susceptibility maps*: Maps of the relative vulnerability to pollution prepared by the Department of Natural Resources, using the DRASTIC methodology. (Georgia Department of Natural Resources Hydrologic Atlas 20: Groundwater Pollution Susceptibility Map of Georgia)
 - H. *Recharge area*: Any portion of the earth's surface, where water infiltrates into the ground to replenish an aquifer.
 - I. *Significant recharge areas*: Those areas mapped by the Department of Natural Resources in Hydrologic Atlas 18 (1989 edition).

Sec. 1904. Coordination with development criteria contained in other zoning districts.

- A. The provisions of this article apply additional development standards to specific areas which may lie within any zoning district in Pike County. If required development standards are specified for the same item in both articles, the more stringent governs.
- B. Any development must comply with the Pike County Soil Erosion and Sedimentation Control Ordinance, as well as any other applicable development regulation.

Sec. 1905. Development and protection criteria in S-3 districts.

The following development criteria apply in S-3 districts:

- A. No construction may proceed on a building or manufactured home to be served by a septic tank unless the Pike County Health Department first approved the proposed septic tank installation as meeting the requirements of the DHR Rules and Regulations for On-Site Sewage Management (DHR Manual) and section B and C, below.
- B. New single-family residential dwellings or duplex dwellings served by septic tank/drain fields system shall be located on lots having the minimum size limitations, as follows, based on application of Table MT-1. The minimums set forth in Table MT-1 may be increased further based on consideration of other factors set forth in sections A—F of the DHR Manual:
 - 1. One hundred fifty (150) percent of the subdivision minimum lot size calculated based on application of DHR Table MT-1, if located in a high pollution susceptibility area;
 - 2. One hundred twenty-five (125) percent of the subdivision minimum lot size calculated based on application of DHR Table MT-1, if located in a medium pollution susceptibility area;
 - 3. One hundred ten (110) percent of the subdivision minimum lot size calculated based on application of DHR Table MT-1, if located in a low pollution susceptibility area.
- C. New manufactured housing parks served by septic tank/drain field systems shall have lots or spaces having minimum lot size limitations as follows, based on application of Table MT-2. The minimums set forth in Table MT-2 may be increased further based on consideration of other factors set forth in section A—F of the DHR Manual:
 - 1. One hundred fifty (150) percent of the subdivision minimum lot or space size calculated based on application of DHR Table MT-2, if located in a high pollution susceptibility area;
 - 2. One hundred twenty-five (125) percent of the subdivision minimum lot or space size calculated based on application of DHR Table MT-2, if located in a medium pollution susceptibility area;
 - 3. One hundred ten (110) percent of the subdivision minimum lot or space size calculated based on application of DHR Table MT-2, if located in a low pollution susceptibility area.
- D. New agricultural waste impoundment sites shall be lined if they are located within:

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1. A high pollution susceptibility area;
 2. A medium pollution susceptibility area and exceed 15 acre-feet;
 3. A low pollution susceptibility area and exceed 50 acre-feet.

As a minimum, the liner shall be constructed of compacted clay having a thickness of one-foot and a vertical hydraulic conductivity of less than 5×10^{-7} cm./sec. or other criteria established by the Natural Resource and Conservation Service.

- E. New above-ground chemical or petroleum storage tanks, having a minimum volume of 660 gallons, shall have secondary containment for one hundred ten (110) percent of the volume of such tanks or one hundred ten (110) percent of the volume of the largest tank in a cluster of tanks. Such tanks used for agricultural purposes are exempt, provided they comply with all federal requirements.
- F. New facilities that handle hazardous materials of the types listed in Section 312 of the Resource Conservation and Recovery Act of 1976 (excluding underground storage tanks) and in amounts of 10,000 pounds or more on any one day, shall perform their operations on impervious surfaces and in conformance with any applicable federal spill prevention requirements and local fire code requirements.
- G. Permanent storm water infiltration basins shall not be constructed in areas having high pollution susceptibility.

Sec. 1906. Exemptions.

Any lot of record approved prior to the date of adoption of this ordinance is exempt from the minimum lot size requirements contained in Section 1905(B, C.) of this ordinance.

Sec. 1907. Administration and enforcement procedures.

- A. *Site plans:* Application for a local development permit within the S-3 district shall include a site plan, drawn at a scale of 1" = 50' containing the following information:
 1. A map of all planned excavation and fill, including calculations of the volume of cut and fill involved, cross-sectional drawings showing existing and proposed grades. Elevations, horizontal scale and vertical scale must be shown on the cross-sectional drawings.
 2. A map of any wetland boundaries occurring within the site must be provided. This boundary may be included on other maps provided by the applicant.
 3. Location, dimensions and area of all impervious surfaces, both existing and proposed, on the site and adjacent to the site for a distance of two hundred (200) feet.
 4. The orientation and distance from the boundaries of the proposed site to the nearest bank of an affected perennial stream or water body.
 5. Elevations of the site and adjacent lands within two hundred (200) feet of the site at contour intervals of no greater than two feet; and no greater than one foot for slopes less than or equal to two (2) percent.
 6. Location and detailed design of any spill and leak collection systems designed for the purpose of containing accidentally released hazardous or toxic materials.
 7. All proposed temporary disruptions or diversions of local hydrology.
- B. *Activities to comply with site plan.* All development activities or site work conducted after approval of the site plan shall conform with the specifications of said site plan. Significant changes to the site plan that would alter the amount and velocity of stormwater runoff from the site, increase the amount of impervious surface

within the development, alter the overall density of development, result in a considerable increase in the amount of excavation, fill or removal of the overall appearance of the development as proposed, can be amended only with the approval of the building official or designated appointee. Minor changes, such as the realignment of streets or minor alterations to drainage structures and other infrastructure to meet unexpected conditions are exempted from this requirement.

- C. *Exemptions from site plan requirements.* The following activities and developments are exempt from the requirement for detailed site plans:
1. Single-family detached dwellings constructed within a subdivision of fewer than five parcels.
 2. Repairs to a facility that is part of a previously approved and permitted development.
 3. Construction of minor structures, such as sheds or additions to single-family residences.
- D. *Review procedures.* The application shall be made to the building official or designated appointee and will be reviewed within fifteen (15) days. At the time of the application, the applicant shall pay a filing fee as specified by Pike County. Filing fees up to \$500.00 or \$100.00 per acre, whichever is larger, may be required to evaluate the application. This fee may be used to retain expert consultants who will provide services pertaining to functional assessment, mitigation, and wetland boundary determinations, as deemed necessary by the building official or designated appointee. The review period shall include the preparation of findings, i.e. approval, approval with conditions or disapproval by the building official or designated appointee. The applicant will receive written notification of the findings of the building official or designated appointee. Decision of the building official or designated appointee may be appealed to the Pike County Planning and Zoning Board.
- E. *Duration of permit validity.*
1. If construction described in the development permit has not commenced within twelve (12) months from the date of issuance, the permit shall expire.
 2. If construction described in the development permit is suspended or abandoned after work has commenced, the permit shall expire twelve (12) months after the date that work ceased.
 3. Written notice of pending expiration of the development permit shall be issued by the building official or designated appointee, provided however, that failure of the building official or designated appointee to provide notice to the applicant shall not extend the period of validity of the development permit.
- F. *Penalties.*
1. When a building or other structure has been constructed in violation of this article, the violator may be required to remove the structure at the discretion of the building official or designated appointee.
 2. When removal of vegetative cover, excavation or fill has taken place in violation of this article, the violator may be required to restore the affected land to its original contours and to restore vegetation, as far as practicable, at the discretion of the building official or designated appointee.
 3. If the building official or designated appointee discovers a violation of this article that also constitutes a violation of any provision of the Clean Water Act, as amended, Pike County shall issue written notification of the violation to the U.S. Environmental Protection Agency, the U.S. Army Corps of Engineers, and the landowner.
- G. *Suspension and revocation.* The building official or designated appointee may suspend or revoke a permit if the applicant has not complied with the conditions or limitations set forth in the permit or has exceeded the scope of the work set forth in the permit. The building official shall cause notice of denial, issuance, conditional issuance, revocation or suspension of a permit to be published in the Pike County Journal Reporter.

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- H. *Relief assessment.* The Pike County Board of Tax Assessors shall consider the requirements of this section in determining the fair market value of land.

Sec. 1908. Adoption of Pike County Groundwater Recharge Area Protection District Map.

- A. The S-3 district consists of the area located within the groundwater recharge area protection district as are shown and designated on a certain map identified as the "S-3 District, Pike County Groundwater Recharge Area Protection Map," which map is hereby adopted into and made a part of this ordinance as if fully set forth. Such map shall be signed by the Chairman of the Board of Commissioners of Pike County and bear the seal of the county or that of a Notary Public under the following words: "This certifies that this is the Official S-3 District Pike County Groundwater Recharge Area Protection Map," referred to in Article 21A of the Zoning Ordinance of Pike County.
- B. The area identified as lying within the S-3 Pike County Groundwater Recharge Area Protection District shall be the same as that area lying within the boundaries of Pike County shown on Hydrologic Atlas 18, 1989 Edition. To the extent of a conflict between Hydrologic Atlas 18, 1989 Edition and the Official S-3 District Pike County Groundwater Recharge Protection Area Map, the provisions of Hydrologic Atlas 18, 1989 Edition shall control.

ARTICLE 20. S-4 SENSITIVE LAND-WETLANDS PROTECTION DISTRICT

Sec. 2001. Purpose.

The purpose of the S-4 district is to protect those lands identified as wetlands. Wetland areas are those areas that are flooded or saturated by surface or groundwater often and long enough to grow vegetation adapted for life in water saturated soil. The wetlands in Pike County are indispensable and fragile natural resources with significant development constraints due to flooding, erosion and soils limitations. In their natural state, wetlands serve man and nature. They provide habitat for fish, wildlife and vegetation; water quality maintenance and pollution control; flood control; erosion control; natural resource education; scientific study; and open space and recreational opportunities. In addition, the wise management of forested wetlands is essential to the economic well being of many communities within the State of Georgia. A considerable number of important wetland natural resources have been lost or impaired by draining, dredging, filling, excavating, building, pollution and other acts. Piece meal or cumulative losses of wetlands will, over time, destroy additional wetlands. Damaging or destroying wetlands threatens public safety and the general welfare.

The purpose of the S-4 district is to promote wetlands protection, while taking into account varying ecological, economic development, recreational and aesthetic values. Activities that may damage wetlands should be located on upland sites to the greatest degree practicable as determined through a permitting process.

Sec. 2002. Relationship to other zoning districts.

S-4 wetlands protection district is an overlay district which shall include all lands within the jurisdiction of Pike County, Georgia that are mapped as wetland areas by the U.S. Fish and Wildlife Service National Wetlands Inventory Maps. This map shall be referred to as the wetlands map and it is hereby adopted by reference and declared to be a part of this ordinance, together with all explanatory matter thereon and attached thereto. The S-4 wetlands protection district applies additional definitions and standards for development to specific areas which lie within any of the zoning districts identified in this ordinance and which are additionally mapped as wetland areas, as shown on the wetlands map.

Sec. 2003. Definitions.

The following definitions (in addition to those definitions contained within Article 2 of this Ordinance) apply to S-4 districts:

- A. *Corps of Engineers*: The United States Army Corps of Engineers, which is given authority pursuant to Section 404 of the Clean Water Act, 33 U.S.C. 1344, for the regulation of wetlands and the permitting of fill material therein.
- B. *Wetlands*: Any areas that are inundated or saturated by surface or groundwater at a frequency and duration sufficient to support, and that under normal circumstances do support, a prevalence of vegetation typically adapted for life in saturated soil conditions. Wetlands generally include swamps, marshes, bogs and similar areas. The ecological parameters for designating wetlands include hydric soils, hydrophytic vegetation and hydrological conditions that involve a temporary or permanent source of water to cause soil saturation. The definition of "wetlands," as defined in 33 C.F.R. 32.93 is included within this definition, and adopted by reference.
- C. *Wetlands map*: The current U.S. Fish and Wildlife Service National Wetlands Inventory Maps for Pike County, Georgia.

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- D. *Jurisdictional wetland*: An area that meets the definitional requirements for wetlands as determined by the Corps of Engineers.
 - E. *Jurisdictional wetland determination*: A delineation of jurisdictional wetland boundaries by the Corps of Engineers, as required by Section 404 of the Clean Water Act, 33 U.S.C. 1344, as amended.
 - F. *Regulated activity*: Any activity which will, or which may reasonably be expected to, result in the discharge of dredged or fill material into waters of the United States, excepting those activities exempted in Section 404 of the Clean Water Act.

Sec. 2004. Coordination with development criteria contained in other zoning districts.

- A. The provisions of this article apply additional development standards to specific areas which may lie within any zoning district in Pike County. If required development standards are specified for the same item in both articles, the more stringent governs.
- B. Any development must comply with the Pike County Soil Erosion and Sedimentation Control Ordinance, as well as any other applicable development regulation.

Sec. 2005. Adoption of Pike County Wetlands Protection District Map.

- A. The S-4 wetlands protection district consists of and shall correspond to the area located within the wetland protection areas as are shown and designated on a certain map identified as the "S-4 District, Pike County Wetland Protection Map," which map is hereby adopted into and made a part of this ordinance as if fully set forth. Such map shall be signed by the Chairman of the Board of Commissioners of Pike County and bear the seal of the county or that of a Notary Public under the following words: "This certifies that this is the Official S-4 District Pike County Wetlands Protection Map," referred to in Article 21B of the Zoning Ordinance of Pike County.
- B. The area identified as lying within the S-4 wetlands protection district shall be the same as that area lying within the boundaries of Pike County shown on the U.S. Fish and Wildlife Service National Wetlands Inventory. To the extent of a conflict between the U.S. Fish and Wildlife Service National Wetlands Inventory and the Official S-4 District Pike County Wetland Protection Map, the provisions of the U.S. Fish and Wildlife Service National Wetlands Inventory shall control.
- C. The boundaries of the S-4 wetlands protection district, as shown on the Official S-4 District Pike County Wetlands Protection Map do not necessarily represent the complete boundaries of jurisdictional wetlands within Pike County. Further, the boundaries of wetlands as shown on the U.S. Fish and Wildlife Service National Wetlands Inventory do not necessarily represent the complete boundaries of jurisdictional wetlands in Pike County. The boundaries shown on such maps do not substitute for a delineation of wetland boundaries by the U.S. Army Corps of Engineers, as required by Section 404 of the Clean Water Act.
- D. Any action required by this ordinance does not relieve the landowner from complying with any and all applicable federal or state permitting requirements.

Sec. 2006. Permits and protection criteria.

Requirement for local permit: No regulated activity will be permitted within the S-4 wetlands protection district without written permission or a permit from Pike County. If the area proposed for development is located within fifty (50) feet of the boundary of the S-4 wetlands protection district, as determined by the building official or designated appointee using the S-4 district, Pike County Wetlands Protection Map, a determination by the corps of engineers shall be required. If the Corps of Engineers determines that wetlands are present on the proposed development site, the local permit or permission will not be granted until a Section 404 permit or letter of permission is issued.

Sec. 2007. Permitted uses.

The following uses shall be allowed as of right within the S-4 district to the extent that they are not prohibited by any other ordinance or law, including laws of trespass, and provided they do not require structures, grading, fill, draining, or dredging except as provided herein:

- A. Conservation or preservation of soil, water, vegetation, fish and other wildlife, provided it does not affect water of Georgia or of the United States in such a way that would require a permit under Section 404.
- B. Outdoor passive recreational activities, including fishing, bird watching, hiking, boating, horseback riding and canoeing.
- C. Forestry practices applied in accordance with best management practices approved by the Georgia Forestry Commission and as specified in Section 404 of the Clean Water Act.
- D. The cultivation of agricultural crops. Agricultural activities shall be subject to best management practices approved by the Georgia Department of Agriculture.
- E. The pasturing of livestock, provided that riparian wetlands are protected, that soil profiles are not disturbed and that approved agricultural best management practices are followed.
- F. Educational, scientific research and nature trails.

Sec. 2008. Prohibited uses.

The following uses are not permitted within the S-4 wetlands protection district:

- A. Receiving areas for toxic or hazardous waste or other contaminants.
- B. Hazardous or sanitary waste landfills.

Sec. 2009. Administration and enforcement procedures.

- A. *Site plans:* Application for a local development permit within the S-4 district shall include a site plan, drawn at a scale of 1" = 50' containing the following information:
 - 1. A map of all planned excavation and fill, including calculations of the volume of cut and fill involved, cross-sectional drawings, showing existing and proposed grades. Elevations, horizontal scale and vertical scale must be shown on the cross-sectional drawings.
 - 2. A map of any wetland boundaries occurring within the site must be provided. This boundary may be included on other maps provided by the applicant.
 - 3. Location, dimensions and area of all impervious surfaces, both existing and proposed, on the site and adjacent to the site for a distance of 200 feet.
 - 4. The orientation and distance from the boundaries of the proposed site to the nearest bank of an affected perennial stream or water body.
 - 5. Elevations of the site and adjacent lands within (200) feet of the site at contour intervals of no greater than two feet; and no greater than one foot for slopes less than or equal to two (2) percent.
 - 6. Location and detailed design of any spill and leak collection systems designed for the purpose of containing accidentally released hazardous or toxic materials.
 - 7. All proposed temporary disruptions or diversions of local hydrology..

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- B. *Activities to comply with site plan.* All development activities or site work conducted after approval of the site plan shall conform with the specifications of said site plan. Significant changes to the site plan that would alter the amount and velocity of stormwater runoff from the site, increase the amount of impervious surface within the development, alter the overall density of development, result in a considerable increase in the amount of excavation, fill or removal of the overall appearance of the development as proposed, can be amended only with the approval of the building official or designated appointee. Minor changes, such as the realignment of streets or minor alterations to drainage structures and other infrastructure to meet unexpected conditions are exempted from this requirement.
- C. *Exemptions from site plan requirements.* The following activities and developments are exempt from the requirement for detailed site plans:
1. Single-family detached dwellings constructed within a subdivision of fewer than five parcels.
 2. Repairs to a facility that is part of a previously approved and permitted development.
 3. Construction of minor structures, such as sheds or additions to single-family residences.
- D. *Review procedures.* The application shall be made to the building official or designated appointee and will be reviewed within fifteen (15) days. At the time of the application, the applicant shall pay a filing fee as specified by Pike County. Filing fees up to \$500.00 or \$100.00 per acre, whichever is larger, may be required to evaluate the application. This fee may be used to retain expert consultants who will provide services pertaining to functional assessment, mitigation, and wetland boundary determinations, as deemed necessary by the building official or designated appointee. The review period shall include the preparation of findings, i.e. approval, approval with conditions or disapproval by the building official or designated appointee. The applicant will receive written notification of the findings of the building official or designated appointee. Decision of the building official or designated appointee may be appealed to the Pike County Planning and Zoning Board.
- E. *Duration of permit validity.*
1. If construction described in the development permit has not commenced within twelve (12) months from the date of issuance, the permit shall expire.
 2. If construction described in the development permit is suspended or abandoned after work has commenced, the permit shall expire twelve (12) months after the date that work ceased.
 3. Written notice of pending expiration of the development permit shall be issued by the building official or designated appointee, provided however, that failure of the building official or designated appointee to provide notice to the applicant shall not extend the period of validity of the development permit.
- F. *Penalties.*
1. When a building or other structure has been constructed in violation of this article, the violator may be required to remove the structure at the discretion of the building official or designated appointee.
 2. When removal of vegetative cover, excavation or fill has taken place in violation of this article, the violator may be required to restore the affected land to its original contours and to restore vegetation, as far as practicable, at the discretion of the building official or designated appointee.
 3. If the building official or designated appointee discovers a violation of this article that also constitutes a violation of any provision of the Clean Water Act, as amended, Pike County shall issue written notification of the violation to the U.S. Environmental Protection Agency, the U.S. Army Corps of Engineers, and the landowner.
- G. *Suspension and revocation.* The building official or designated appointee may suspend or revoke a permit if the applicant has not complied with the conditions or limitations set forth in the permit or has exceed the scope
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of the work set forth in the permit. The building official shall cause notice of denial, issuance, conditional issuance, revocation or suspension of a permit to be published in the Pike County Journal Reporter.

- H. *Relief assessment.* The Pike County Board of Tax Assessors shall consider the requirements of this section in determining the fair market value of land.

ARTICLE 21. SUBDIVISION DESIGN STANDARDS

Sec. 2101. Purpose.

The subdivision design standards of Pike County, Georgia seeks to encourage the development of desirable land use patterns within Pike County in accordance with the Pike County Comprehensive Plan. The promotion of sound land use patterns is intended to reduce or eliminate the occurrence of certain conditions which can threaten the general health, safety, and welfare of the residents of the county. This ordinance should serve the following purposes:

- A. Encourage the development of economically sound and stable communities.
- B. Assure the provisions of required streets, utilities, facilities, and services to new land development.
- C. Assure the adequate protection of safe and convenient traffic access and circulations—both vehicular and pedestrian—in new land development.
- D. Assure the provision of needed public open spaces and building sites in new land developments through the dedication or reservation of land for recreational, educational, and other public purposes.
- E. Assure in general the wise development of new areas in harmony with the Pike County Comprehensive Plan.
- F. Assure consideration of any environmental impact (past, present and future) as a result of new land development.
- G. Assure site environmental inspection, clean-up and certification.

Sec. 2102. Suitability of Land to be Subdivided.

All land may be subdivided. However, no land will be subdivided into buildable lots when it is unsuitable for reason of flooding, inadequate drainage, severe erosion potential, or any other feature likely to be harmful to the health, safety, or welfare of residents of the community or future residents of the proposed subdivision. In applying this Section, the facts constituting the basis upon which one (1) concludes that the land is not suitable for a proposed use affords the subdivider an opportunity to present evidence regarding suitability.

Sec. 2103. Name of Subdivision.

The name of any minor subdivision must have the approval of the Administrative Official or the Planning and Zoning Board; and the name of any major subdivision must have the approval of the Board of Commissioners. The name of any subdivision shall not duplicate nor closely approximate the name of an existing subdivision in Pike County.

Sec. 2104. Platting Authority

- A. Minor Subdivision. The Administrative Official/Zoning Administrator and the Planning and Zoning Board shall have platting authority for all minor subdivision plats, including revised or modified minor subdivision plats; except, however, neither the Administrative Official nor the Planning and Zoning Board shall have platting authority for minor subdivisions that include interior improvements such as interior roads and/or interior utility system(s) and related infrastructure, which are deemed as major subdivisions by definition and shall require the approval process for major subdivision plats described herein. To further clarify, the Administrative Official has the platting authority to approve administratively all plats for minor subdivisions. However, the Administrative Official also has the discretion to refer any minor subdivision plat to the Planning and Zoning Board for its review

and approval. Accordingly, the Administrative Official and Planning and Zoning Board have concurrent platting authority for minor subdivision plats.

- B. Major Subdivision. The Board of Commissioners of Pike County shall have platting authority for major subdivision plats. No major subdivision final plat shall be recorded with the Clerk of Superior Court of Pike County unless it has been approved by the Board of Commissioners and bears the approval of the body on all copies to be recorded. Any major subdivision plat previously approved by the Board of Commissioners that is altered or modified or otherwise changes lot lines, lot sizes, or total number of lots shall be submitted to the Pike County Board of Commissioners for approval; except, however the Administrative Official/Zoning Administrator shall have the authority to approve minor changes to previously approved final plats for Major Subdivisions, where the proposed revision(s) is/are considered minor in nature such as correcting errors in the previously filed plat or constitute(s) a reconfiguration of a previously approved plat that does not increase the total number of lots.

Sec. 2105. Plats Required and County Approval Required to Subdivision and Development

- A. Pike County requires that all properties in Pike County in connection with the subdivision and development of properties in the County be platted or surveyed; and, that said plat/survey be approved by the appropriate platting authority prior to being recorded in the office of the Clerk of Superior Court. However, existing lots of record with adequate metes and bounds legal descriptions that sufficiently and accurately describe the property to be subdivided or developed may be allowed in connection with minor and major subdivisions in the discretion of the Zoning Administrator, Planning and Zoning Board, or Board of Commissioners.
- B. Any plat or survey of property that was not approved by the proper Pike County platting authority prior to being recorded in the office of the Clerk of Superior Court will not be sufficient for the purposes of applying for the subdivision and/or developing of property as either minor or major subdivisions in Pike County. However, and upon the request of the applicant, the proper Pike County platting authority may in its sole discretion review and approve any plat recorded without prior Pike County approval, after said platting authority takes into consideration the reason said plat was not approved by Pike County prior to being recorded.

Sec. 2108. Pre-Application Review and Pre-Application Planning Conference

- A. Pre-Application Review. Any subdivider may consult with the Administrative Official, or other designated person, for a pre-application review and discussion prior to submitting the formal plat application to Pike County for review and consideration. This pre-application review is an informal discussion between the subdivider and the Administrative Official. The subdivider may submit sketch plans and data showing existing conditions within the site and in its vicinity and the proposed layout and development of the subdivision. No fee shall be charged and no formal application shall be required. In connection with these informal discussions, the Administrative Official may provide the subdivider with pertinent information or suggestions in connection with the anticipated plat application process. At the discretion of the Administrative Official or upon the request of the subdivider, the Administrative Official may present the information to either the Planning and Zoning Board or the Board of Commissioners for further pre-application review and discussions. The Administrative Official may determine during the pre-application review that proposed subdivision will require a pre-application planning conference. Many minor subdivisions (such as single lot subdivisions) would not need either a pre-application review or a pre-application conference.
- B. Pre-Application Planning Conference. All subdividers of major subdivision are required to participate in a pre-application planning conference. In addition, the Administrative Official may determine that a minor subdivision should undergo a pre-application planning conference. This pre-application planning conference is a formal meeting that is scheduled by appointment only. The subdivider and Administrative Official, and any other person or entity that may be beneficial to the conference, will meet to discuss the proposed application process, related requirements, fees, and the calendar for the review and consideration of the application upon submission. There is no fee related to the pre-application planning conference.

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- C. A subdivider may request a written confirmation from the Administrative Official as to whether a pre-application planning conference is required; and/or whether the subdivider may move forward with the submission of an application for either a minor or major subdivision.

Sec. 2109. Plat Application, Submission and Reviews

- A. Initial Review by Administrative Official or Designee. All plat applications, along with the requisite information, documentation, and fees required by this Chapter, shall be submitted to the office of the Administrative Official for initial review. The initial review will determine whether the submitted application is complete with all of the requisite information, documentation, and fees; whether the application constitutes a minor subdivision or major subdivision; and, whether there are any issues that need to be further addressed before deeming the application complete.
- B. Plat Requirements. All plats shall meet the following requirements:
1. CLARITY AND SCALE. All plats shall be clearly and legibly drawn at a scale not smaller than 100 feet equals 1 inch;
 2. SHEET SIZE. All plat sheets may be no smaller than 18" by 24" and no larger than 36" by 38"; and,
 3. NUMBER OF COPIES AND FORMAT. The applicant shall provide 1 hardcopy of the proposed plat and one digitally formatted (pdf preferred) copy of the plat upon submitting the application for plat review.
- C. INCOMPLETE AND COMPLETE APPLICATIONS. If the application is deemed incomplete, then the office of the Administrative Official shall so notify the applicant in writing detailing why the applicant is incomplete. Once an application is deemed complete, the Administrative Official shall so notify the applicant in writing and then proceed to process the application for review as either a minor subdivision plat or major subdivision plat in accordance with this Chapter.

Sec. 2110. Minor Subdivisions

- A. Upon the determination by the Administrative Official that the application for minor subdivision is complete, the Administrative Official/Zoning Administrator shall then either consider the minor subdivision plat for approval or determine that the minor subdivision plat should be reviewed and considered by the Planning and Zoning Board. If the proposed minor subdivision plat is to be considered by the Planning and Zoning Board, then the Administrative Official/Zoning Administrator will place the matter of the proposed minor subdivision plat on the agenda for the next meeting of the Planning and Zoning Board for its review and consideration.
- B. Prohibition of "chain" minor subdivisions. It is the intent of the Board of Commissioners to prohibit the practice of "chain" subdivisions where multiple applications for minor subdivisions for the same property(ies) or contingent property(ies) are filed either simultaneously or during a five (5) year period in an apparent attempt to circumvent the requirements of a major subdivision. The Administrative Official or the Planning and Zoning Board, in the sound discretion of either, may require an applicant to proceed with the filing of a major subdivision application if multiple and/or subsequent minor subdivision applications are filed within a five (5) year period involving the same property or contiguous properties. In such cases, the Administrative Official or Planning and Zoning Board will require the applicant to resubmit an application for major subdivision application for all the properties related to the already submitted minor subdivisions.
- C. Common Contiguous Parcels Shown on Minor Subdivision Plats. Contiguous common parcels, as defined by this Chapter, shall be referenced on all applications for minor subdivisions. Contiguous common parcels shall be considered part of any application for minor subdivision, for purposes of determining whether or not the division of land proposed is a major subdivision or a minor subdivision. Common contiguous parcels shall be counted as lots in the case of a minor subdivision.

Sec. 2111. Major Subdivisions

- A. PRELIMINARY AND FINAL PLATS REQUIRED. Major Subdivisions require separate submissions, reviews, and approvals of both the preliminary and final, which are reviewed, and considered for approval separately; except, however, a major subdivision with privately owned and maintained streets and rights of way, that do not have public water, and that do not require further EPD review and approval may be considered for a joint submission, review, and approval of the preliminary and final plats.
- B. REVIEW PROCESS OF PRELIMINARY AND FINAL PLATS.
 - 1. All major subdivision plats (preliminary, final or joint) will first be reviewed by the Administrative Official, who will then forward the plat to the Planning and Zoning Board for its review and recommendation. After the review by the Planning and Zoning Board, the proposed plat (preliminary, final, or joint) along with the recommendations of the Administrative Official and the Planning and Zoning Board will be forwarded to the Board of Commissioners as the final platting authority for all major subdivision plats (preliminary, final, and joint) for its review and consideration.
 - 2. CONDITIONS PRECEDENT TO THE REVIEW OF MAJOR SUBDIVISION PLATS. Prior to any application for a major subdivision being processed for review and consideration, the owner/applicant must provide and/or obtain the following:
 - (a) The name and address of the owner/applicant/representative to whom the notice of all meetings or hearings shall be sent from the County related to the plat.
 - (b) The approval of the Georgia Department of Transportation for any proposed major subdivision abutting a state highway. No major subdivision plat shall be approved by Pike County until the owner/applicant has obtained the approval of the Georgia Department of Transportation.
 - (c) Where applicable, a statement from the Pike County Health Department stating the soil analysis requirements for the well and septic systems for the proposed subdivision.
 - (d) A statement from the Pike County Water and Sewer Authority stating the availability of water and sanitary sewer lines in the proximity of the proposed subdivision. Subdivisions meeting the County's proximity standards shall be required to tie onto said water lines and follow the permitting procedures of the County.
 - (e) The owner/applicant shall seek statements from the Pike County School Board, the Pike County Sheriff's Department, the Pike County Fire Department and the Pike County Public Works Department regarding the proposed major subdivision with each entity's respective comments and recommendations. If any of these named entities fails to respond to the request of the owner/applicant within 30 days, then the plat may proceed for further review and consideration as if the plat had in fact been reviewed by the non-responding entity.

Sec. 2112. Information to be Provided on Preliminary Plat

The preliminary plat shall contain the following information:

- A. Proposed name of subdivision, including any unit or phase numbers.
- B. Date of plat.
- C. Name of plan preparer.
- D. Land lot and district.
- E. Provide revision block area.

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- F. Written scale and graphic scale (Scale shall not be less than 1" = 100').
 - G. North arrow; North point shall be identified as magnetic, true, or grid north.
 - H. Names, addresses, and pertinent telephone and fax numbers of owner(s) or record and of subdivider(s).
 - I. Names, addresses, and pertinent telephone and fax numbers of engineer and/or surveyor, registered in Georgia, who prepared plat.
 - J. Vicinity map showing subdivision and surrounding existing streets, sufficient enough to accurately locate project on county maps.
 - K. Appropriate legend of symbols used on plat.
 - L. Exact boundary lines of the property with a heavy line, accompanied by bearings (degrees, minutes, seconds) and distances (to one-hundredths place).
 - M. Names of owners of record and current zonings of all properties adjacent to proposed subdivision.
 - N. In general notes section, list total acreage and current zoning of subdivided property, and tax parcel identification number(s) of parent tract(s). Verify whether or not parent tract is currently within a CUVA tax classification.
 - O. In general notes section, list proposed number of subdivided lots.
 - P. In general notes section, calculate net and gross densities for proposed development, if applicable for the subdivided property's zoning.
 - Q. In general notes section, list minimum lot area and minimum lot width at building line required for subdivided property.
 - R. In general notes section, list front building setback (from right-of-way), as well as side yard and rear yard setbacks required.
 - S. Show all yard setbacks with dashed lines for all subdivided lots within development; show representative labels and dimensions for all yard setback types at certain intervals throughout the development.
 - T. In general notes section, list source of boundary and right-of-way information, and date of survey.
 - U. In general notes section, list source of topographic information and datum.
 - V. In general notes section, list current FEMA Flood Insurance Rate Map Community Panel Number(s), with effective date, for property. If floodplain occurs on site, show limits of 1% annual chance flood for proposed development, based on current FEMA Panel and/or independent engineering study.
 - W. Statement whether or not state waters and/or wetlands occur on the subdivided property. If they do occur, show their field location with all required buffers.
 - X. Statement whether or not the subdivided property lies within any established Pike County Watershed Protection District.
 - Y. In general notes section, list total length of centerline of road for proposed development, and breakdown of total length of centerline of road of individual proposed streets.
 - Z. In general notes section, list total impervious surface calculations for proposed development in applicable zonings, and for those developments that lie within established Pike County Watershed Protection Districts.
 - AA. Show topographic contours within and adjacent to subdivided property at vertical intervals of not more than two (2) feet where a new street is involved in a subdivision; label representative contours at certain intervals. If no interior streets are involved, then topographic contours within and adjacent to subdivided property at vertical intervals every twenty (20) feet must be shown and labeled.
 - BB. Show soil conditions on the property, as per USDA manual.
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- CC. Show locations of any natural features on the property – water bodies, water courses, tree lines, orchards, exceptional topography, and significant rock outcroppings.
 - DD. Show any railroads and railroad rights-of-way on or adjacent to proposed subdivision.
 - EE. Show any existing bridges, buildings, and drives on or adjacent to proposed subdivision.
 - FF. Show any existing storm and sanitary sewers, water mains, drains, culverts, and other underground facilities or utilities within easements or rights-of-way on or adjoining the subdivided property.
 - GG. Show layout of all proposed lots, with sequential lot numbers and scaled dimensions; show utility easements with width and use.
 - HH. Show layout of all proposed streets and other access ways with right-of-way and pavement widths, as well as proposed street names. Show sidewalks and ADA ramps if required per the subdivided property's zoning. (if applicable)
 - II. The cross section of proposed streets showing width of roadways and location of sidewalks; (if applicable)
 - JJ. Show open space area and open space calculations for proposed development, if required per the subdivided property's zoning. Show all parcels of land intended to be dedicated for public use or reserved.
 - KK. Show layouts, methods and standards to be used for providing potable water, sanitary sewerage, and storm drainage facilities to each subdivided lot.
 - LL. Preliminary plats initially submitted after the ratification dates of other future Pike County Ordinances shall abide by the requirements of those ordinances.

Sec. 2113. Application for Final Plat Approval

- A. Timeline for Submitting Final Plat. Within two (2) years after the preliminary plat of a proposed subdivision has been given approval by the Board of Commissioners, the subdivider may submit an application for final plat approval for the major subdivision. The review and consideration of the application for final plat approval shall be in accordance with the review procedures set forth above.
- B. Request for Extension. If within the two (2) years of the approval of the preliminary plat, however, the owner/applicant/developer is not ready to proceed with seeking the final plat approval for the major subdivision, then the owner/applicant/developer may seek an extension from the Board of Commissioners. The request for an extension must be submitted in writing and provide an estimated timeframe for the submission of the application for final plat approval. The Board of Commissioners shall have sole discretion as to whether an extension shall be issued. The Board of Commissioners shall consider the totality of the circumstances when considering such a request for an extension.
- C. Conditions Precedent to Review of Final Plat. Prior to any application for final plat approval of a major subdivision, the owner/applicant must provide and/or obtain the following:
 - 1. The name and address of the owner/applicant/representative to whom the notice of all meetings or hearings shall be sent from the County related to the plat;
 - 2. Where applicable, a statement from the Pike County Health Department approving the water supply and sewage disposal systems, as installed; a statement from the Pike County Water and Sewer Authority approving the water supply and sewer disposal system if applicable; and,
 - 3. Where applicable, a statement from the County Manager that all improvements have been made as required by this Chapter or that an adequate bond has been posted to cover the cost of the unfinished improvements as provided in this chapter.

Sec. 2114. Final Plat Specifications

- A. The final plat shall conform to and meet the specifications of the preliminary plat, with the following additions.
- B. The final plat shall be clearly and legibly drawn in permanent ink on tracing cloth or other high quality reproducible material. Sheet sizes shall be as required by the Superior Court of Pike County, and where more than one sheet is required, an index map shall be required on the same size sheet. The final plat shall show the following:
 - 1. Direction and distance from points of reference to points on the boundary of the subdivision and other additional data that may be required to relocate the boundary points from the points of reference. All points of reference shall be monumented positions which can be relocated by reference to maps, plats or other documents on public record;
 - 2. Municipal, county and land lot lines accurately tied to the lines of the subdivision by distance and angles when such lines traverse or are reasonably close to the subdivision;
 - 3. Exact boundary lines of the tract, determined by a field survey, giving distance to the nearest one-hundredth foot and angles to the nearest minute and second which shall be balanced and closed with an error of closure not to exceed 1 to 5,000;
 - 4. Name of subdivision and exact locations, widths and names of all streets and alleys within and immediately adjoining the plat;
 - 5. Street centerlines showing angles of deflection, angles of intersection, radii and lengths of tangents;
 - 6. Lot lines, with dimensions to the nearest 1/100 foot, and bearings to the nearest minute and second;
 - 7. Lots numbered in numerical order and blocks lettered alphabetically;
 - 8. Location, dimensions and purposes of any easements and any areas to be reserved or dedicated for public use;
 - 9. Accurate location, material and description of monuments and markers;
 - 10. A statement, either directly on the plat or in an identified attached document, of any private covenants;
 - 11. All lots shall be numbered or lettered and all streets should bear tentative names;
 - 12. North point, graphic scale and date;
 - 13. List current FEMA Flood Insurance Rate Map Community Panel Number(s), with effective date, for property. If floodplain occurs on site, show limits of 1% annual chance flood for proposed development, based on current FEMA Panel and/or independent engineering study.
 - 14. For subdivided lots within or adjacent to any established 1% annual chance flood limits on the property, show a minimum finished floor elevation for each lot. All proposed structures within or adjacent to the limits of the 1% annual chance flood shall have a minimum finished floor elevation 3 feet above the elevation of the limits of the 1% annual chance flood.

Sec. 2115. Recording of Final Plat

- A. Upon approval of a final plat by the Pike County Board of Commissioners, the Administrative Official shall have the final plat recorded in the office of the Clerk of the Superior Court of Pike County. The subdivider shall be responsible for the payment of the recording fee at the time of submitting the final plat, as provided in this Chapter and related fee schedules.

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- B. Upon recording of the approved final plat, a high-quality reproducible print of the recorded final plat, meeting the size requirements set forth in this Chapter, shall be provided by the subdivider for the records of the Board of Commissioners and filed with the Planning and Development Department.

Sec. 2115. Effect of Filing Final Plat, Bond Requirements and Acceptance of Deed Dedications

- A. GENERAL. The approval and filing of the final major subdivision plat with the Clerk of Superior Court does not convey title of the rights of way including the streets, easements, and utilities in the major subdivision to the Board of Commissioners. The Board of Commissioners does not accept responsibility for the construction, maintenance, and repair of any rights of way, or related infrastructure, in connection to a major subdivision upon the approval and filing of the final plat, regardless of what language may be stamped on a final plat. Until Pike County releases the maintenance bond for any rights of way or any other public infrastructure in a major subdivision, the owner/applicant/developer shall remain responsible for the construction, maintenance, and repair of said rights of way.
- B. **Irrevocable letters of credit, escrow letter of surety or maintenance *bond*.**
1. The applicant/owner/developer shall submit a 3-year maintenance letter of credit or bond on all improvements within public right-of-way (streets, sidewalks, storm sewer, catch basins, cross drains) and stormwater detention facilities to guarantee the maintenance of infrastructure and improvements. On phased developments, certain sections (the construction route) will require a renewed letter of credit or bond if used for construction access to newer phases.
 2. For developments with multiple phases of construction, the Director of Public Works shall require that portions of a previously approved phase be placed under an extended letter of credit or maintenance *bond* if the previously approved phase is used as access for construction traffic for the development of future phases. A plan showing the various streets that will be used as access for the construction traffic through the previously approved phase shall also be provided. The duration of such an extended letter of credit or maintenance *bond* shall not exceed three (3) years from the date of approval of the final plat for the final phase of the development.
 3. A letter of credit or maintenance *bond* shall be released at the end of the three-year period. Ninety (90) days prior to expiration, a final inspection of all subdivision improvements shall be performed by the county to determine the need for any repairs. If repairs are necessary, the administrator shall provide written notice to the applicant.
 4. If the applicant fails to take the necessary action to make repairs within thirty (30) days of notification by the county, the administrator shall authorize the surety or bank issuing the letter of credit or maintenance *bond* to release to the county all funds.
 5. The administrator may require the letter of credit or maintenance *bond* to be extended to ensure the completion of repairs started but not completed by the application for a period not to exceed one hundred eighty (180) days.
 6. Standards for an irrevocable letter of credit, escrow letter of surety or maintenance *bond*:
 - a) The letter of credit, escrow letter of surety or maintenance *bond* shall be issued from a bank having offices in Georgia. Include local contact name, phone number, and physical address of the bank. No post office boxes allowed.

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- b) A letter of credit, escrow letter of surety or maintenance *bond* from other institutions shall be subject to approval by the administrator, or designee who shall be authorized to reject a letter of credit escrow letter of surety or maintenance *bond* if he reasonably determines the obligor or surety is unreliable or there would be practical difficulties in enforcing the obligation of the letter of credit, escrow letter of surety or maintenance *bond* for other reasons.
 - c) The letter of credit, escrow letter of surety or maintenance *bond* shall name the Pike County Board of Commissioners as obligee.
 - d) The amount of the letter of credit, escrow letter of surety or maintenance *bond* shall be determined by the department's most recently adopted fee schedule.

7. Time period for a letter of credit, escrow letter of surety or maintenance *bond*.

- a) A letter of credit, escrow letter of surety or maintenance *bond* for infrastructure and other public improvements shall remain in effect for three (3) years from the date of final plat approval. During the three (3) year period, it shall be the applicant's responsibility to repair any defects that occur in the streets, drainage systems, and stormwater detention systems. Extensions of a letter of credit, escrow letter of surety or maintenance *bond* may be required if deemed necessary by the Public Works Department.
- b) The Pike County Board of Commissioners may draw upon this letter of credit, escrow letter of surety or maintenance *bond* to the amount set forth above upon presentation to the surety company of the following: A letter from the Pike County Public Works Department Director stating that the principal has failed to comply with the requirements of this UDC with regard to making all of the required repairs and that the cost of the repairs equals or exceeds the amount of the letter of credit, escrow letter of surety or maintenance *bond*.

C. DEED DEDICATION AND CONVEYANCE.

When a major subdivision is final platted a right-of-way deed will be required to be submitted to Pike County and recorded dedicating all rights-of-way to Pike County. Until the maintenance bonds have been released the owner/developer/builder shall be responsible for all repairs and maintenance to the rights-of-way.

Sec. 2117. Access

Access to every subdivision shall be provided over public streets, or over private streets that have been approved by the Board of Commissioners. All "private streets" shall be developed as per the development requirements set forth in this Chapter and as otherwise specifically approved by the Board of Commissioners, which includes having a minimum right of way of 60'.

Sec. 2118. Conformance to Adopted Throughfares and Other Plans

- A. All streets and other features of the Thoroughfare Plan of Pike County, Georgia, shall be platted by the subdivider in the location and to the dimensions indicated in the Thoroughfare Plan adopted by the Planning and Zoning Board.
- B. When features of other plans adopted by the Board of Commissioners (such as schools or other public building sites, parks, rights-of-way or other land for public uses) are located in whole or in part in a subdivision, such features shall be either dedicated or reserved by the subdivider for acquisition within a reasonable time by the appropriate public agency.

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- C. Whenever a plat proposes the dedication of land to a public use that is found by the platting authority to not be suitable for public use, the plat shall not be approved based on the reasons for the unsuitable public use. The proposed unsuitable use, however, may be removed from the proposed plat for further consideration.

Sec. 2119. Private Streets

- A. PRIVATE STREETS MAY BE PERMITTED. The Board of Commissioners may upon application permit private streets within major subdivisions (including minor subdivisions with interior improvements including streets). Any private streets permitted by the Board of Commissioners shall be subject to the development requirements of this Chapter including the minimum 60' right of way.
- B. CONDITIONS REQUIRED FOR PRIVATE STREET SUBDIVISIONS. At the time of any approval of a proposed development with private streets, the Board of Commissioners will make the private street development conditioned upon such conditions to ensure various public purposes and to mitigate potential problems with private streets. Such conditions may include but will not be limited to the following:
 - 1. No final plat involving private street(s) shall be approved unless said final plat conforms to the requirements of this Chapter.
 - 2. Pike County shall not maintain, repair, resurface, rebuild or otherwise improve streets, signs, drainage improvements or any other appurtenances within general-purpose public access and utility easements established for private streets.
 - 3. A private maintenance covenant recorded with the Clerk of the Superior Court shall be required for any private street and any other improvements within general-purpose public access and utility easements established for private streets. The covenant shall specifically include the following terms:
 - a. The Covenant shall establish minimum annual assessments in an amount adequate to defray costs of ordinary maintenance and procedures for approval of additional needed assessments. The Covenant shall also specify that the funds from such assessments will be held by a homeowners or property owners association.
 - b. The Covenant shall include a periodic maintenance schedule.
 - c. The Covenant shall provide for the enforceability by any property owner served by the private street.
 - d. The Covenant shall establish a formula for equitably assessing maintenance and repair costs to the property owners served by the private street.
 - e. The Covenant shall run with the land.
 - 4. The Board of Commissioners may, at its discretion, and as a condition of approving the development with private streets, require a performance bond and/or maintenance bond to be submitted by the subdivider to be held by either the County or a HOA/POA (homeowner or property owners association).

Sec. 2120. Continuation of Existing Streets

Existing streets shall be continued at the same or greater width, but in no case less than the required width given in this Chapter.

Sec. 2121. Street Names

Street names shall require review and approval first by the Planning and Development Department and then by the Board of Commissioners. Streets that are obviously in alignment with streets already existing and named shall be given the name of the existing street. Names of new streets shall not duplicate or closely approximate those of existing streets.

Sec. 2122. Street Jogs

Street jogs with centerline off-sets of less than 125 feet shall not be permitted. Wherever possible, proposed street centerlines shall be aligned directly with existing street centerlines.

Sec. 2123 Cul-de-sacs

- A. Permanent dead-end street length is unrestricted; however, the street shall provide a paved turn around having a 45-foot inside radius at the cul-de-sac.
- B. Pavement requirements for cul-de-sacs shall meet requirements as set forth in this Chapter.
- C. If the subdivision has 30 or more lots and is located on a cul-de-sac, then in addition to the above requirements the street shall provide at least two lanes for the purpose of exiting the subdivision. The left hand lane shall be marked "left turn or thru traffic only" and the right hand lane shall be marked either "straight ahead and/or right turn." In addition to the foregoing, if 30 or more lots are located on a cul-de-sac, then and in such event the developer shall be responsible for constructing acceleration and deceleration lanes of such length as the Board of Commissioners may require.

Sec. 2124. Alleys

Alleys may be required at the rear of all lots to be used for multi-family, commercial or industrial development. Alleys shall not be required in one or two-family residential developments unless the subdivider provides evidence satisfactory to the Board of Commissioners of the need for alleys.

Sec. 2125. Reserve Strips

Reserve strips controlling access to streets, alleys and public grounds shall not be permitted unless their control is placed in the hands of the Board of Commissioners under conditions approved by the governing body.

Sec. 2126. Easements

Easements having a minimum width of 15 feet, and wherever possible located along the side or rear lot lines, shall be provided as required for utility lines, underground mains and cables.

Sec. 2127. Development Standards for Drainage Piping and Structures

- A. Watercourse and drainage easements. Where a proposed subdivision is traversed by a watercourse, drainage way or stream, appropriate provisions must be made to accommodate storm water and drainage through and from the proposed subdivision. Such an easement must conform substantially with the lies of the watercourse and be wide enough and of adequate construction to be satisfactory for the purpose.
- B. Storm drainage. An adequate drainage system, including necessary open ditches, pipes, culverts, interjectional drains, drop inlets, bridges and the like must be provided for the proper drainage of all surface water. Cross-drains, drop inlets, bridges and the like must be provided for the proper drainage of all surface water. Cross-drains must be provided to accommodate all natural water flow and must be extended to 30 feet behind the front-yard setback. All such facilities must be shown in plan and profile, including pipe sizes and invert elevations. Outfall ditching must follow property lines on a 20-foot easement to rear property line or natural drainage course.
- C. Piping. Storm drainage piping within county rights-of-way (except under residential driveways) shall be reinforced concrete pipe or fully bituminous coated corrugated steel pipe meeting current Department of Transportation specifications. All piping shall be at least 18 inches in diameter.

- D. End structures/headwalls. Headwalls flared end, vertical wall with wing walls or other end treatments are required on all culverts (except under residential driveways) and at the ends of all piped collection systems. Headwalls are to be pre-cast concrete or stone masonry with reinforced concrete footings or poured in-place reinforced concrete with reinforced concrete footings.
- E. Storm drain structures. All storm drain structures are to be designed to safely pass the Base Flood Evaluation, as determined by acceptable design practices. Pipe size and material, the contributing drainage area, runoff coefficient, times of concentration, maximum water surface elevations or computed peak flow rates with storm water elevations are to be shown on the construction plans.
- F. Roadways. All roadways are to be constructed so as not to encroach on the flood plain limit and must be designed to be not less than three feet above the projected Special Flood Hazard Evaluation.
- G. Storm drain length. Storm drains shall not exceed 500 feet of continuous length between an inlet, manhole or junction box access. In residential subdivisions, outfall piping from catch basins shall, at a minimum, extend from the street to a point 30 feet behind the front building setback line or to the Special Flood Hazard Evaluation.
- H. Culverts. Culverts carrying streams or ditch flow under a street shall be sized so that the Base Flood Evaluation head water height, or shoulder height where there are no curbs and gutters, does not exceed the curb height of 12". Calculations determining the headwater elevation for the Base Flood Evaluation and Special Flood Hazard Evaluation shall be provided by the design engineer. The backwater area computed for the Special Flood Hazard Evaluation shall be shown and delineated on the final plat.
- I. Easements. Drainage easements for improved ditches and pipe construction shall be cleared, opened and stabilized at the time of development to control surface water run-off. Drainage easements shall be provided according to the following minimum requirements and shall conform to county standards:

Easement Types	Easement Requirements
For pipes and conveyance structures at curb depth of 0 to 5 feet from surface	20-foot minimum
For pipes and conveyance structures cut with below 5 feet from surface	20 feet plus 10 feet added to every 2 feet of cut depth

- J. Ditches. Drainage ditches shall have minimum bottom width of two feet and shall have 3:1 side slopes or greater. Erosion and sedimentation considerations shall be covered in the Erosion and Sedimentation Control Plan.
- K. Streams and Creeks. Where streams or creeks exist within the development, provision shall be made to limit the adverse effects of any increased development.

Sec. 2128. Street Design Requirements

Except as otherwise specified by the Board of Commissioners, all streets shall meet the following design requirements.

- A. Lots of subdivisions fronting on existing Pike County roads whether it is improved or unimproved shall have right-of-way dedication in accordance with the following chart in order to provide for adequate access, maintenance, drainage and related easements, and other future improvements:

	Type of Street			
	Major Thoroughfare	Minor Thoroughfare	Local	Alley
Right-of-way	100 feet or as shown on Thoroughfare Plan	80 feet or as shown on Thoroughfare Plan	60 feet	24 feet
Pavement Width	48 feet or as shown on Thoroughfare Plan	48 feet or as shown on Thoroughfare Plan	22 feet	20 feet
Maximum Street Grade	9%	12%	15%	15%
Minimum Street Grade	1.0%	1.0%	1.0%	1.0%
Minimum radius of centerline curvature, horizontal curves	800 feet	300 feet	200 feet	100 feet
Minimum length of tangent between radius curves	200 feet	100 feet	None	None
On vertical curves minimum sight distance at 4.5 feet above ground level	500 feet	200 feet	None	None
Street Intersections	All street intersections shall be as nearly at right angles as possible. No street intersection shall at an angle of less than 60 degrees, unless required by unusual circumstances and approved by the Board of Commissioners.			
Curb-line radius at street intersections	40 feet	35 feet	25 feet	15 feet
	(Where angle of intersection is less than 90 degrees more may be required)			

Sec. 2129. Construction Standards for Streets

All streets must be prepared and paved according to the following methods or by equivalent methods approved by the Pike County Board of Commissioners. Development standards shall be as following:

- A. Subbase. The subbase must consist either of sand, clay or other approved material. The subbase course shall consist of placing subbase material in layers of maximum thickness of eight inches of compacted material over subgrade surface to support a pavement base course. Specific standards for the subbase are as follows:
 1. Satisfactory soil materials shall be those complying with ASTM D2487 soil classification grips GW, GP, GM, SM, SW and SP;
 2. All subbase materials shall be compacted to a minimum 98% maximum density standard proctor (ASTM D698);
 3. Where subbase material must be moisture conditioned before compaction, uniformly apply water to surface or subbase layer. Apply water in minimum quantity as necessary to prevent free water from appearing on surface. Remove and replace or scarify and air dry soil material that is too wet to permit compaction to specified density;

4. Subbase material must not be deposited or shaped when subgrade conditions are freezing, thawing or otherwise unfavorable for stability;
 5. Provide quality control testing in accordance with ASRM D1556 (soil care method) or ASTM D2167 (rubber balloon method). Field density tests shall be performed as directed by the Director of Public Works. If, in the opinion of the Director of Public Works, based on testing service reports and inspection, subgrade or fills that have been placed are below specified density, the contractor shall perform additional compaction and testing until specified density is achieved.
- B. Base. The base must consist of graded aggregate base having a minimum thickness after being thoroughly compacted as stipulated in the roadway classification standards identified as § 155.66. The base must be constructed on a prepared subbase in accordance with these specifications and in conformity with the lines, grades and typical cross-section as shown in the approved construction plans. Specific standards for the base are as follows:
1. All materials must be of an approved type;
 2. As soon as the base material has been spread and mixed, the base must be brought to the approximate line, grade and cross-section and then rolled with a sheep's foot roller or bigtor roller until the roller walks out. Then the base material must be rolled with a pneumatic tire or general purpose roller until full thickness of the base course has been compacted thoroughly. Defects must be remedied as soon as they are discovered. A representative of Pike County shall measure for proper thickness, line, grade and cross- section prior to placement of any prime coat application;
 3. Base course shall be compacted to 100% maximum dry density;
 4. The base course must be maintained under traffic and kept free from ruts, ridges and dustings. It must be kept true to the approved cross-section until it is primed;
 5. Base material must not be deposited or shaped when subgrade conditions are freezing, thawing or otherwise unfavorable for stability.
- C. Pavement. Wearing surface must conform to mixes found suitable by the Georgia Department of Transportation. Wearing surface must be applied after a prime coat. Unless otherwise approved by the Administrative Official and Director of Public Works, pavement must be constructed as follows:
1. The prime coat must be cut-back asphalt or cut-back asphalt emulsion applied on a clean, slightly damp surface in an amount of from 0.15 to 0.30 gallons per square yard, depending upon the nature and condition of the surface;
 2. The tack coat must be cut-back asphalt or cut-back asphalt emulsion applied on a clean surface in an amount from 0.15 to 0.30 gallons per square yard, depending upon the nature and condition of the surface;
 3. The binder surface must consist of any approved plant mix, type "B" modified, prepared in a central plant and composed of aggregate and bituminous materials having an in-place minimum compacted thickness as described in the roadway classification standards identified in § 155.66;
 4. The wearing surface must consist of an approved plant mix, type "E," prepared in a central plant and composed of aggregate and bituminous material having an in-place minimum compacted thickness as described in the roadway classification standards identified in § 155.66.
- D. Seals. Care and caution must be taken that all points between such structures as manholes and curbs and the surface mixture are well sealed.

Sec. 2130. Roadway Classification Standards

(All specifications to Georgia Department of Transportation, unless otherwise noted.)

	Arterial Highway	Major Collector	Minor Collector	Local	Cul-de-Sac
Surface Tapping	2" type "E"	2" type "E"	2" type "E"	1.5" type "F"	1.5" type "E" or "F"
Tack Coat	0.20 gal/s.yd	0.20 gal/s.yd	N/A	N/A	0.20 gal/s.yd.
Intersections*				0.20 gal/s.yd	
Binder	3" type "B" mod.	2" type "B" mod.	N/A	2" type "B" mod.	2" type "B" mod
Prime Coat	0.25 gal/s.yd.	0.25 gal/s.yd.	0.25 gal/s.yd..	0.25 gal/s.yd.	0.25 gal/s.yd.
Curb and Gutter	L-back	L-back	Rolled Back	Rolled Back	Rolled Back
Base Course	8" GAB	8" GAB	6" GAB	6" GAB	8" GAB
Max. Street Grade	5%	8%	10%	12%	12%
Min. Street Grade	1.0%	1.0%	1.0%	1.0%	1.0%
Max Street Design	55	45	35	25	25
Min. Horizontal Degree of Curvature	1260	675	350	200	100
Tangents Between Horizontal Curves	Per GA DOT Specs.	100	50	50	50

Sec. 2131. Block Lengths and Widths

Block lengths and widths shall be as follows:

- A. Blocks shall be not greater than 1,800 feet nor less than 600 feet in length, except in unusual circumstances;
- B. Blocks shall be wide enough to provide two tiers of lots of minimum depth, except where abutting on major streets, limited access highways, railroads or where other situations make this requirement impractical.

Sec. 2132. Lot Sizes

- A. Lot sizes shall meet the requirements of the Pike County Zoning Code.

- B. In any case where individual sewage disposal systems or water supply systems are used, the Pike County Environmental Health Department shall prescribe minimum lot sizes in excess of the above provisions.

Sec. 2133. Lot Lines

All lot lines shall be perpendicular or radial to street lines, unless not practical because of topographic or other features.

Sec. 2134. Abutting Streets

Each lot shall abut upon a dedicated public street or approved private street. The developer must develop all private streets as set forth in development standards described in this Ordinance.

Sec. 2135. Double and Reverse Frontage Lots

Double and reverse frontage lots should be avoided except where essential to provide separation of residential development from major thoroughfares, arterial and collector streets or to overcome specific disadvantages of topography or orientation. A planting screen, no-access easement of at least ten feet and across which there shall be no right of access shall be provided along the line of lots abutting such major thoroughfares, arterial and collector streets or other incompatible use.

Sec. 2136. Required Improvements

- A. Every major subdivider shall be required to have installed at his or her own expense, and with the prior and ongoing approval of the county, to install the following street improvements and utilities:
 - 1. Street paving and curbs and gutters; provided that in the case of a major thoroughfare, the major subdivider shall only be responsible to install local street improvements or to pay the cost that would be incurred in the construction of a minor thoroughfare;
 - a. Any major subdivider, upon approval of the Pike County Planning and Zoning Board and by the Pike County Board of Commissioners, that divides property into parcels of not less than 87,120 square feet (2 acres) will be allowed to develop streets without the requirement of curb and gutter, provided that a plan of construction detailing proper sloped right of ways and drainage of storm water runoff be provided for technical review. This technical review will occur during the preliminary plat approval stage of the subdividing process. This effectively allows for development of parcels without curb and gutter requirements, provided that all of the above listed conditions apply.
 - b. No major subdivision shall be approved whose entrance(s) do not front a paved road. For major subdivisions proposed on an existing dirt or gravel road, the subdivision developer (at his or her own expense) shall pave the existing dirt or gravel road from the limits of the closest existing paved road to an extent determined by the Planning and Zoning Board at the time of the preliminary plat review.
 - c. Interior streets completely contained within a proposed major subdivision shall require paving, and curb and gutter unless otherwise permitted without curb and gutter in accordance with this Chapter.
 - d. All roads shall be paved to County specifications and shall conform to all County bonding requirements.
 - e. For any public or private streets that allowed without curb and gutter, the developer is required to slope all shoulders in the following manner:
 - i. All slopes for rights of way of streets not requiring curb and gutter must be designed to have a slope of no more than 4 to 1 for the front slope and no more than 3 to 1 for the back slope.

- ii. All roads would require a shoulder width of five (5) foot minimum.
 - iii. All drainage ditches shall have a minimum depth of two (2) feet and shall have a minimum of two (2) feet flat bottom.
- 2. Sanitary sewer lines and manholes; provided that if the required sewer lines cannot be connected to a trunk-line sewer at the time of the development of the subdivision, septic tanks shall be installed by and at the expense of the subdivider or lot purchaser for interim use in conformity with the requirements of the Pike County Health Department. No part of an individual sewage disposal system shall be within 100 feet of a well or ten feet of an adjoining property lane. Where individual sewage disposal systems are proposed to be used, the County Health Department may require percolation tests to be performed. The subdivider may be required by the County to install any sewer lines which may be needed in the future before the street is paved in order to avoid future destruction of the pavement;
- 3. Storm drainage facilities;
- 4. Concrete monuments and markers;
- 5. Water mains within the subdivision with connections to each lot, whenever a public or community water supply is available, and a plan of construction development has been submitted and approved by the Pike County Water and Sewer Authority; and,
- 6. Street name signs shall be subject to the approval of the County Commission.
- B. All required street improvements, utilities and monuments shall be designed, graded, and built to standards specified by the County. All utilities installed in the streets shall be placed and compacted prior to paving. In addition, in subsequent utility work that impacts existing streets must be compacted and/or repaved in accordance with the standards set forth in this Chapter.

Sec. 2137. Improvement Bond

- A. The Board of Commissioners may allow the subdivider to post a bond in lieu of completion of all the improvements as required by this Chapter. The Improvements Bond shall be made payable to Pike County, and shall be of an amount equal to actual costs to ensure the completion of all remaining required improvements, plus twenty (20) percent. The Bond shall be approved and held by the County until all improvements have satisfactorily been completed or until a specified reasonable length of time for completion has passed after which the Bond may be cashed and the improvements installed by the County.
- B. The Board of Commissioners shall require that the developer post a bond to cover any completion or maintenance of any roadway installed by said developer in the subdivision. The bond shall be made payable to Pike County and shall be of an amount equal to or greater than the cost of the base and paving of the improved road. This bond will have a two-year time of duration, at which time the Pike County Public Works Department will have a final inspection of the roadway in question. Any failure of inspection will be the responsibility of the developer or the bond may be cashed and maintenance requirements will be completed by the County.

Sec. 2138. Large Scale Developments

The requirements of these regulations may be modified by the Board of Commissioners in the case of a large scale planned community or neighborhood having a long range plan of development which in the judgment of the Board of Commissioners provides adequate public spaces and improvements for the circulation, recreation, light, air and service needs of the tract when fully developed and populated and which also provides such covenants or other legal provisions as will assure conformity to and achievement of the Plan and provided such plan of development is in conformity with the purposes and intent of these regulations and meets the appropriate requirements of the Pike County Unified Development Code.

Sec. 2139. Conservation Subdivisions

Sec 2139.1 Purpose

This Chapter is adopted with the following purposes and intentions:

- A. To provide for the preservation of greenspace as a nonstructural stormwater runoff and watershed protection measure.
- B. To permit flexibility of design within residential zoning districts that require a minimum lot size of two (2) acres or more, as established in the Pike County Unified Development Ordinance (UDO), in order to promote environmentally sensitive and efficient uses of the land.
- C. To preserve in perpetuity unique or sensitive natural resources such as groundwater recharge areas, floodplains, wetlands, streams, steep slopes, woodlands and wildlife habitat.
- D. To permit clustering of houses and structures on less environmentally sensitive soils which will reduce the amount of infrastructure, including paved surfaces and utility easements, necessary for residential development.
- E. To reduce erosion and sedimentation by minimizing land disturbance and removal of vegetation in residential development.
- F. To promote interconnected greenways and corridors throughout the community.
- G. To promote contiguous greenspace with adjacent jurisdictions.
- H. To encourage interaction in the community by clustering houses and orienting them closer to the street, providing public gathering places and encouraging use of parks and community facilities as focal points in the neighborhood.
- I. To encourage street designs that reduce traffic speeds and reliance on main arteries.
- J. To promote construction of convenient landscaped walking trails and bike paths both within the subdivision and connected to neighboring communities, businesses, and facilities to reduce reliance on automobiles.
- K. To conserve scenic views and reduce perceived density by maximizing the number of houses with direct access to and views of open space.
- L. To preserve important historic and archaeological sites.

Sec 2139.2 Applicability

These sections on Conservation Subdivisions are an option available in those residential zoning districts requiring a minimum lot size of two (2) acres or more, as established in the Pike County UDO. The applicant shall comply with all other provisions of the zoning districts and all other applicable laws, except those provisions specifically allowed otherwise in these sections.

Sec 2139.3 Housing Density Determination

The maximum number of lots in a Conservation Subdivision shall be determined by either of the following two methods, at the discretion of applicant:

- A. Calculation.

The maximum number of lots is determined by dividing the area of the tract of land by the minimum lot size specified in the underlying zoning district as outlined in the Pike County UDO. In making this calculation, the following shall not be included in the total area of the parcel:

1. Slopes over 25 percent of at least 5,000 square feet contiguous area;
2. The 100-year floodplain;
3. Bodies of open water over 5,000 square feet contiguous area;
4. Wetlands that meet the definition of the Army Corps of Engineers pursuant to the
5. Road right-of-ways and overhead utility easements.

B. Yield Plan.

The maximum number of lots is based on a separate conventional subdivision design plan, prepared by the applicant, in which the tract of land is subdivided in a manner intended to yield the highest number of buildable lots possible. The plan does not have to meet formal requirements for a preliminary plat as required by this article but must clearly indicate that the proposed design is buildable given site features and all applicable regulations.

Sec 2139.4 Application Requirements

Developers and subdividers proposing a conservation subdivision shall make application to the Zoning Administrator which shall include at a minimum the specifications of this Section.

A. Site Analysis Map.

The applicant shall prepare and submit a site analysis map. The purpose of the site analysis map is to ensure that the important site features have been adequately identified prior to the creation of the subdivision, and that the proposed open space will meet the requirements of this Chapter. The site analysis map shall include the following features:

1. Property boundaries;
2. All streams, rivers, lakes, wetlands and other hydrologic features;
3. Topographic contours of no less than 5 foot intervals;
4. All primary and secondary conservation areas labeled by type, as defined in this Chapter;
5. General vegetation characteristics;
6. General soil types;
7. The planned location of protected open space;
8. Existing roads and structures; and,
9. Potential connections with existing greenspace and trails.

B. Open Space Management Plan.

As a part of the application, or no later than prior to the issuance of a development permit, a written open space management plan shall be submitted and reviewed and approved by the Board of Commissioners.

C. Instrument of Permanent Protection.

As a part of the application, or no later than prior to the issuance of a development permit, the applicant shall ensure that open space proposed in the conservation subdivision will be permanently protected, through an instrument such as a conservation easement (defined in this Chapter) or permanent restrictive covenant.

D. Other Requirements. The Applicant shall adhere to all other applicable requirements of the underlying zoning and the Subdivision requirements unless specifically permitted otherwise by these Sections.

Sec 2139.5 Processing and Acting on Applications

An application for approval of a conservation subdivision shall be submitted prior to or concurrent with a required preliminary plat in accordance with the County's Subdivision requirements. The Zoning Administrator shall have up to 15 working days to review and approve or deny the application, if submitted separately from a preliminary plat application. If submitted concurrent with the preliminary plat, the application will be processed within the schedule specified for preliminary plat applications in the County's Subdivision requirements.

Sec 2139.6 Criteria for Considering Conservation Subdivisions

- A. Approval or denial of a conservation subdivision application shall be based on the extent to which the plat meets the following criteria:
 - 1. All primary conservation areas are protected as permanent open space.
 - 2. A sufficient amount of secondary conservation areas are protected as permanent open space, as opposed to being devoted to lots and other uses.
 - 3. The configuration of the open space tract is contiguous and undivided, or open space is provided in relatively undivided tracts that cannot reasonably be reconfigured into one contiguous, undivided tract.
 - 4. The conservation subdivision meets the regulations specified in this ordinance.
- B. Reasons for the denial of a conservation subdivision application include but are not limited to the following:
 - 1. The application fails to fully identify primary and secondary conservation areas.
 - 2. One or more of the lots within the open space conservation subdivision are too small to meet the minimum lot size established in this article.
 - 3. One or more of the lots are significantly large or wide, such that their design contributes to an unnecessary decrease in the amount of open space retained on site.
 - 4. The proposed open space network is divided, not functional, inconsistent with open space plans of the County, or does not provide for the protection of the most valuable secondary conservation areas on the site given the natural and scenic properties inherent on the site.
 - 5. The proposed open space network fails to maximize the length of the common boundary between conservation areas on site and conservation areas or parkland abutting the conservation subdivision site.
 - 6. The preliminary plat appears to be submitted for the major purpose of circumventing minimum lot size or minimum lot width requirements or improvement requirements that would otherwise be required for conventional subdivisions pursuant this UDO.

Sec 2139.7 Open Space Requirements

- A. Minimum Open Space.

Each conservation subdivision shall provide at least 40 percent of the gross land area of the subdivision as restricted open space.
- B. Primary Conservation Areas.

Primary conservation areas, as defined in the UDO, are required to be included within the open space, unless the applicant demonstrates that this provision would constitute an unusual hardship and be counter to the purposes of these sections.
- C. Secondary Conservation Areas.

Secondary Conservation Areas as defined in the UDO, should be included within the open space, to the maximum extent feasible.

D. Contiguity.

At least 60 % of the open space in the conservation subdivision shall be in a contiguous tract.

E. Other Provisions.

The open space should adjoin any neighboring areas of open space, other protected areas, and non-protected natural areas that would be candidates for inclusion as part of a future area of protected open space. The open space shall be directly accessible to the largest practicable number of lots within the subdivision. Non-adjoining lots shall be provided with safe, convenient access to the open space.

Sec 2139.8 Permitted Uses of Open Space

Open space within conservation subdivisions may be used for any of the following:

- A. Conservation of natural, archeological or historical resources;
- B. Meadows, woodlands, wetlands, wildlife corridors, game preserves, or similar conservation- oriented areas;
- C. Walking or bicycle trails, provided they are constructed of porous paving materials;
- D. Passive recreation areas;
- E. Active recreation areas, provided that they are limited to no more than 10 % of the total open space and are not located within primary conservation areas. Active recreation areas may include impervious surfaces. Active recreation areas in excess of this limit must be located outside of the protected open space;
- F. Agriculture, horticulture, silviculture or pasture uses, provided that all applicable best management practices are used to minimize environmental impacts, and such activities are not conducted within primary conservation areas;
- G. Nonstructural stormwater management practices;
- H. Easements for drainage, access, and underground utility lines; or
- I. Other conservation-oriented uses compatible with the purposes of these sections.

Sec 2139.9 Prohibited Uses of Open Space

Open space within conservation subdivisions shall not be used for any of the following:

- A. Golf courses;
- B. Roads, parking lots and impervious surfaces, except as specifically authorized in these sections;
- C. Agricultural and forestry activities not conducted according to accepted Best Management Practices; and,
- D. Other activities as determined by the applicant and recorded on the legal instrument providing for permanent protection.

Sec 2139.10 Ownership and Management of Open Space

A. Ownership of Open Space.

The applicant must identify the owner of the open space who is responsible for maintaining the open space and facilities located thereon. If a Homeowners Association is the owner, membership in the association shall be mandatory and automatic for all homeowners of the subdivision and their successors. If a Homeowners Association is the owner, the Homeowners' Association shall have lien authority to

ensure the collection of dues from all members. The responsibility for maintaining the open space and any facilities located thereon shall be borne by the owner.

B. Open Space Management Plan.

The applicant shall submit a written plan for management of open space and common facilities ("plan") that meets the requirements of these sections and that:

1. Allocates responsibility and guidelines for the maintenance and operation of the open space and any facilities located thereon, including provisions for ongoing maintenance and for long-term capital improvements;
2. Estimates the costs and staffing requirements needed for maintenance and operation of, and insurance for, the open space and outlines the means by which such funding will be obtained or provided;
3. Provides that any changes to the plan be approved by the Board of Commissioners; and,
4. Provides for enforcement of the Plan.

C. Maintenance. In the event the party responsible for maintenance of the open space fails to maintain all or any portion in reasonable order and condition, the County may assume responsibility for its maintenance and may enter the premises and take corrective action, including the provision of extended maintenance. The costs of such maintenance may be charged to the owner, Homeowner's Association, or to the individual property owners located within the conservation subdivision and may include administrative costs and penalties. Such costs shall become a lien on all subdivision properties.

Sec 2139.11 Legal Instrument for Permanent Protection

The open space within a conservation subdivision shall be protected in perpetuity by a binding legal instrument that is recorded prior to any vesting deed for property or lots within said subdivision. The instrument shall be one of the following:

- A. A permanent conservation easement in favor of either:
1. A land trust or similar conservation-oriented non-profit organization with legal authority to accept such easements. The organization shall be bona fide and in perpetual existence and the conveyance instruments shall contain an appropriate provision for retransfer in the event the organization becomes unable to carry out its functions; or
 2. A governmental entity with an interest in pursuing goals compatible with the purposes of this Chapter. If the entity accepting the easement is not the Pike County Board of Commissioners, then a third right of enforcement favoring the Pike County Board of Commissioners shall be included in the easement; or
- B. A permanent restrictive covenant for conservation purposes in favor of a governmental entity.
- C. The instrument for permanent protection shall include clear restrictions on the use of the open space. These restrictions shall include all restrictions contained in this Chapter, as well as any further restrictions the applicant chooses to place on the use of the open space.

Sec 2139.12 Relationship to Zoning and Subdivision Requirements

- A. Density and Lot Size. Conservation subdivisions approved pursuant to these sections shall not exceed the number of dwelling units per acre for the zoning district in which the conservation subdivision is located. Lots within conservation subdivisions shall not be bound by the minimum lot size requirements established by the underlying zoning district for which the conservation subdivision is located; provided, however, that no lot within a conservation subdivision shall be reduced to less than 50 % of the required minimum lot size for the zoning district in which it is located.

- B. Lot Width. Lots within conservation subdivisions shall not be bound by the minimum lot width requirements established for the zoning district in which the conservation subdivision is located; provided, however, that no lot within a conservation subdivision shall be reduced to less than 50 % of the required minimum lot width for the zoning district in which it is located.
- C. Other Dimensional Requirements. The maximum lot coverage and front, side, and rear yard/building setback requirements for the zoning district in which the conservation subdivision is located shall continue to apply to development within the conservation subdivision; provided, however, that an applicant may propose and the Zoning Administrator may administratively authorize a reduction of the dimensional requirements specified in this paragraph, if the applicant demonstrates there is practical difficulty meeting said zoning district dimensional requirements due to the platting of smaller than conventional lots pursuant to these sections. In no case shall the Zoning Administrator reduce a dimensional requirement specified in this paragraph by more than 50 % of that required by the zoning district in which the lot is located.
- D. Subdivision Improvement Requirements. An applicant may request a variance to the road, lot, block, utility, and other design standards required by this Article. The Planning and Zoning Board is authorized to grant variances to the specific improvement requirements of this Article in order to meet the purposes of these sections. Notice of any proposed variances made as part of a preliminary plat application and/or conservation subdivision application shall be advertised, and the Planning and Zoning Board shall hold a hearing on the preliminary plat and the requested variances. The Planning and Zoning Board shall have final authority on whether to grant the requested variances.

ARTICLE 22. MISCELLANEOUS PROVISIONS

Sec. 2201. Purpose.

These provisions in this article are intended to set standards for miscellaneous provisions in Pike County, Georgia.

Sec. 2202. Parking and Storage of Motorhomes, RV's or Campers

Motorhomes, RV's or Campers may be parked or stored on side yards or rear yards or in a carport or enclosed building; provided that the public right-of-way, sidewalk, or sight distance is not obstructed, unless the lot is over five (5) acres and the Motorhomes, RV or Campers is not visible from the public right-of-way. In addition, temporary parking is permitted within front yards for a period not to exceed twenty-four (24) hours during loading or unloading. Temporary living in such equipment shall only be allowed as outlined in the various residential zoning districts in conjunction with a valid new home construction building permit.

Sec. 2203. Abandoned, Wrecked, or Junk Vehicles

Parking or storing abandoned, wrecked, or junked vehicles is prohibited in all residential zoning districts. However, heavy equipment is excepted from this provision in the A-R zoning districts.

Sec. 2204. Accumulation of Garbage, Trash and Rubbish

It shall be prohibited in all residential districts to place, deposit, or allow the accumulation of household garbage, rubbish, trash, lumber, scrap metal, refuse or any condition which provides harborage for rats, mice, snakes and other vermin.

Sec. 2205. Encroachment on Public Rights-of-way

No building, structure, fence, service area, parking facility/area, loading area, except driveways shall be permitted to encroach on public right-of-way. All permanent structures or inorganic objects which are placed near but not within the right-of-way shall be located as not to obstruct, hinder or impede the view or movement of pedestrian and vehicular traffic as to become a nuisance, danger or hazard to the general public.

Sec. 2206. Obnoxious Vegetation

Any *grass* or weeds on lots of three (3) acres or smaller in a platted major subdivision, whenever more than fifty (50) percent of the lot or parcel contains vegetation which exceeds twelve (12) inches in height.

Sec. 2207. Address Posting

Each dwelling unit and place of business shall have light-reflective numbers posted and maintained in a prominent place on the property, visible from the street providing public access, the address of the dwelling unit or place of business.

- (1) For residences using mailboxes: Two-inch high light-reflective number with contrasting background;
- (2) For residences which do not use mailboxes and within one hundred (100) feet of roadway: Three-inch high light-reflective numbers with contrasting background;
- (3) For residences which do not use mailboxes and are more than one hundred (100) feet from a roadway: Three-inch high light-reflective numbers visible from the roadway with contrasting background; and
- (4) For all commercial establishments: Three-inch high light-reflective numbers with contrasting backgrounds.

Sec. 2208. Penalties.

Any person violating this Article shall be subject to a fine in the amount of \$250 per offense. Each day in which the violation continues to occur shall constitute a separate violation. Violation of this ordinance shall be deemed a misdemeanor and shall be prosecuted in accordance with §10.99 of The Code of Ordinances, Pike County, Georgia and with OCGA §36-1-20 as presently enacted or may be subsequently amended.

**ARTICLE 23. OFFICIAL ZONING MAP, PIKE COUNTY, GEORGIA
(OFFICIAL MAP)**

Sec. 2301. Official Zoning Map, Pike County, Georgia (Official Map).

The Official Zoning Map, Pike County, Georgia is hereby incorporated into and made a part of this Zoning Ordinance. Any reference to the "Official Map" in this Ordinance refers to the Official Zoning Map, Pike County, Georgia.

Sec. 2302. Identification, alteration, and replacement of the official map.

- A. The official map is signed by the commission chairman and bears the seal of the county or that of a notary public under the following words: "This certifies that this is the official zoning map, Pike County, Georgia referred to in Article 23 of the Zoning Ordinance of Pike County, Georgia", together with the date of adoption of the ordinance.
- B. Any alteration of the official map is an amendment to the ordinance. The procedure by which amendments are proposed and approved is set forth in Article 4. Any amendment involving a change of a zoning district must be entered on the official map as soon as the amendment has been approved by the board of commissioners. The entry must be as follows: "On (date) by Official action of the Board of Commissioners of Pike County, the following change(s) were made in the Official Zoning Map, Pike County, Georgia: (Brief Description of Change)." It must be signed by the commission chairman. No amendment to portions of this ordinance that are illustrated on the official map becomes effective until after the change has been entered as described above on the official map.
- C. Alterations to the official map may be made only by the procedures contained in sections 410 and 2302 of this UDC. Any unauthorized alteration of the official map by any person is a violation of this ordinance.
- D. The official map shall be on display in the office of Planning and Development and is the final authority as to the current status of zoning district boundaries. Unless a file is located that shows the official action taken by the BOC assigning a different zoning designation then the map shows.
- E. If the official map becomes damaged, destroyed, lost, or difficult to interpret because of the nature or number of changes and additions, the board of commissioners may adopt a new official map which will replace the previous official map. The new official map is identified as such in the same manner as described above in this section. When the new official map is adopted, a notation must be made on the previous official map that it is no longer valid, indicating the date that the new official map was adopted, as a reference aid. The previous official map should be preserved, if it has not been lost or destroyed, for possible future reference.

Sec. 2303. Zoning district boundaries.

Where uncertainty exists with respect to the exact location of the boundary of a zoning district shown on the official map, the following guidelines will be used in establishing the exact location of the boundary:

- A. Where a zoning district boundary line as appearing on the official map divides a single lot that was a single lot at the time of the enactment of this ordinance, the requirements for the zoning district shall extend only as far as the zoning district boundary line.

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- B. Where a zoning district boundary is indicated as approximately following a municipal limits or county line, the municipal limits or county line is the boundary.
 - C. Where a zoning district boundary is indicated as approximately following a property line or such line extended, the line or lines extended is the boundary.
 - D. Where a zoning district boundary is indicated as approximately following the center line of a stream bed, such a center line is the boundary.
 - E. Where a zoning district boundary is indicated as approximately parallel to the center line of a street, road, railroad, or the right-of-way of such a facility, the zoning district boundary is parallel to the line and at a distance from it as indicated by scale on the official map.

Sec. 2306. Relationship between official map and Pike County Comprehensive Plan.

- A. The Pike County Comprehensive Plan was prepared by the planning commission and adopted by the Board of Commissioners of Pike County. It should provide the best possible indication of desirable land use patterns that will meet projected future demand for land uses of various types. The Pike County Comprehensive Plan supplies a body of information on which decisions on future development may be made that are guided by sound planning principles. The plan does not legally regulate land uses. It contains a future land use map, which shows suitable areas for various types of land uses. Actual land uses may not necessarily conform to the land use map.
- B. The zoning districts contained on the official map set forth standards with which all new construction and development in Pike County must comply. The application of zoning districts to property located within Pike County is based on land use information contained and shown on the Pike County Future Land Use Map which is a part of the Pike County Comprehensive Plan. Amendment of zoning district boundaries must conform to the Pike County Future Land Use Map.

ARTICLE 24. POWERS AND DUTIES OF VARIOUS OFFICIALS CONCERNING THIS UDC

Sec. 2401. Purpose.

This article formalizes the powers and duties of the administrative officer, the planning and zoning board, the board of commissioners, and other officials as may be appropriate where this ordinance is concerned. It should also provide a convenient list of services provided by each official to aid in complying with the requirements of this ordinance.

Sec. 2402. Powers and duties of the zoning administrator.

The administrative officer has the power and duty to provide the following services related to this ordinance:

- A. Provide initial information about this ordinance upon request.
- B. Advise how to contact members of the planning and zoning board, the board of commissioners, or other officials as may be appropriate for services provided by those bodies or officials.
- C. Maintain official map on public display.
- D. Determine in which zoning district a parcel of land lies.
- E. Issue certificates of occupancy under procedures outlined in section 405 of this ordinance.
- F. Offer practical suggestions on how to comply with the requirements of this ordinance.
- G. Maintain complete records concerning this ordinance and related matters, and make such records available to the public upon request.
- H. Supervise all professional and clerical personnel employed in connection with the performance of the functions of the administrative officer.
- I. Serve as administrative secretary to the planning and zoning board.
- J. Issue certificates of zoning compliance for all permitted uses as well as for variances or other applicable procedures which are granted by planning and zoning board.
- K. Collect data and keep informed as to the best zoning practices, in order that he may be qualified to make recommendations to the planning and zoning board and the board of commissioners concerning amendments to this ordinance.
- L. Research and make reference to the zoning ordinance in connection with each and every application received for variance or other applicable procedures and to make written recommendations to the planning and zoning board on each such application as to whether:
 - 1. The granting of such variance or other applicable procedures would result in an encroachment on existing land uses or zoning districts already established on adjoining or nearby neighborhood properties protected by the zoning ordinance from such adverse impact.
 - 2. Sufficient authority exists in the zoning ordinance to allow the board of appeals to grant the variance or other applicable procedures.
- M. Maintain all written recommendations to other officials of the county in the application file to which each pertains.

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- N. Set off-street parking requirements for certain land uses as necessary, according to procedures contained in the Pike County Standard for Off-Street Parking and Service Facilities (Appendix G).

Sec. 2403. Powers and duties of the building official.

The building official has the power and duty to provide the following services related to this ordinance:

- A. Issue, and when necessary revoke, building permits under the procedures outlined in section 408 of this ordinance.
- B. Maintain complete records concerning building permits, and make such records available to the public upon request.
- C. Supervise all professional and clerical personnel employed in connection with the performance of the functions of the building official.

Sec. 2404. Powers and duties of the planning and zoning board.

Chapter 33 details the establishment of the Pike County Planning and Zoning Board. The planning and zoning board has the power and duty to provide the following services related to this ordinance.

- A. Advise the board of commissioners on applications for amendment to this ordinance by examining amendment applications and providing written recommendations with reasons for the recommendations to the board of commissioners as specified in section 414.
- B. Dispense general information about this ordinance to the public upon request.
- C. Propose amendments to this ordinance.
- D. Maintain and update the Pike County Comprehensive Plan so that it may provide a current data base with which decisions on proposed amendments to this ordinance may be made that utilize sound planning principles.
- E. Carry out an ongoing comprehensive planning program which, like the land use plan (where one exists), will provide current data on which decisions regarding this ordinance may be based that utilize sound planning principles.
- F. Set off-street parking requirements for certain land uses, where called for in the development standards for a zoning district.
- G. Advise the Board of Commissioners on matters of zoning and annexation. PZB, or designee, shall have concurrent platting authority for minor subdivision plats along with the Zoning Administrator.
- H. Advise the Board of Commissioners and make recommendations on all major subdivision plats as specified in Article 21
- I. Advise the Board of Commissioners on special use permits under procedures contained in Article 4

Sec. 2406. Powers and duties of the board of commissioners.

The Board of Commissioners is considered as the legislative body of Pike County and shall have the power and duty to make all final zoning decisions as defined by state law, including, but not limited to, making decision decisions regarding re-zonings, text amendments, special use permits, and the official zoning map. In addition, the Board of Commissioners can propose or initiate proposed re-zonings, text amendments, special use permits, or changes to the official zoning map.

ARTICLE 25. SIGN REGULATIONS

Sec. 2501. Purpose.

By enacting this Article, the County intends:

- A. To balance the rights of individuals, businesses, and government to convey their messages through signs and the right of the public to be protected against the unrestricted proliferation of signs;
- B. To afford the business community equal and fair opportunity to advertise and promote its products and services without discrimination;
- C. To preserve and promote the public health, safety, and welfare of the citizens of Pike County;
- D. To improve traffic and pedestrian safety;
- E. To maintain and enhance the visual environment, and preserve the right of citizens and visitors to enjoy Pike County's rural scenic beauty;
- F. To protect property values of nearby public and private property by minimizing possible adverse effects and visual blight caused by signs;
- G. To avoid the harmful aspects of the unrestricted proliferation of signs;
- H. To promote economic development;
- I. To enable the fair and consistent enforcement of sign regulations; and
- J. To promote the purposes stated in this Section by regulating signs based on objective standards, including, but not limited to height and size, and without regard to the content of the sign message.

Sec. 2502. Applicability.

The regulations set forth below shall apply and govern in all zoning districts. Within the unincorporated portions of the County no sign shall be erected or maintained unless it is in compliance with this Article.

Sec. 2503. General Provisions

A. Permit required.

A permit shall be required for the erection, alteration or reconstruction of any sign unless otherwise noted and shall be issued by the Zoning Administrator or his/her designee in accordance with the regulations contained in this Article.

B. Design, materials and maintenance.

Any sign not meeting the following provisions shall be repaired or rebuilt in accordance with the specifications of this Article:

1. All signs shall be designed and constructed in accordance with applicable provisions of the Uniform Building Code and the electrical code of Pike County at all times;
2. The area on private property around the sign on which it is erected shall be properly maintained clear of brush, trees, and other obstacles so as to make signs readily visible;
3. All burned out bulbs or damaged panels must be replaced;
4. All sign copy shall be maintained securely to the face and all missing copy must be replaced; and
5. All signs shall be maintained in good structural condition at all times so that the public and traffic safety are not compromised.
6. It shall be the responsibility of the sign owner to maintain and insure compliance with the provisions of this Article.

C. Measurement of sign height.

This height shall be measured from the grade at the right-of-way boundary line or the grade of the sign site if such grade is higher than the grade at the boundary line of the street right-of-way to the uppermost part of the sign face, base or structure. If the sign is located below the grade at the boundary line of the street right-of-way, sign height shall be measured from the edge of the right-of-way to the uppermost part of the sign face, base or structure.

D. Minimum sign setbacks.

Except as otherwise specifically provided, for any freestanding sign, the minimum front setback is 10 feet from the right-of-way line and 10 feet from the side and rear lot lines. However, in no case will a sign be allowed to obscure vision at a street or driveway intersection, or railway crossing. Setbacks along state highways shall be as required by the Georgia Department of Transportation.

E. Illumination and Electronic Displays.

1. No sign, electronic or otherwise, shall be illuminated by lights and/or graphics that flash, move and/or scroll, or markedly change in intensity, more than once per day, except that a sign may have changeable copy 12 inches high or less that may change. The changeable copy of 12 inches high or less may change not more than every 2 minutes. To prevent glare visible from a public street or adjoining property, the beam of any light shall be directed so as not to be visible beyond the sign at which it is directed, and the light source shall not be visible from any point on an adjacent property or the public right-of-way.
2. Electronic, real-time displays of time and temperature, which may comprise a portion or the entirety of an electronic sign's copy, shall be exempt from the copy change frequency specified in Section 2503 (F), but must remain at a height of 12 inches or less.

F. Movement or animation.

A sign structure shall not rotate, oscillate, or otherwise move or change in appearance, whether such motion is driven by wind, mechanical, electrical, or other means, except in accordance with Section 2503 (E) above, changeable copy of 12 inches high or less may change not more than every two (2) minutes, except in cases where Section 2503 (E)(2) may apply.

G. Sign message.

In any zoning district, any sign, display, or device allowed under this Article may contain any lawful non-commercial or commercial message. No provision of this Article shall be construed to allow regulation of signs based on the content or view point of the sign message.

H. Monument sign materials.

All monument bases for ground signs shall be constructed of materials similar to the primary structure, subject to the approval of the zoning administrator.

Sec. 2504. Signs Requiring a Permit

The following signs are allowed with a permit (the permit must be approved prior to commencement of any sign construction):

A. Wall Signs.

In non-residential zoning districts only, one wall sign per establishment shall be permitted unless that establishment has street frontage on more than one side.

1. If a business is located in a structure that is located on a lot that has no street frontage, one wall sign

shall be permitted on any single façade for that business establishment in the structure, whether that façade faces the street or not. If a business establishment is located in a structure that is located on a lot that has street frontage, but the portion of the structure where the business establishment is located does not have frontage, the business establishment is entitled to one wall sign on the business establishment's façade. If a business establishment is located in a structure that is located on a lot that has more than one street frontage, one wall sign on each façade of the business establishment which has street frontage for the façade of the business establishment is permitted. A publicly owned alley shall be considered a street.

2. Wall signs attached flat against the exterior surface of a building may extend not more than 12 inches from the wall.
3. The total area for wall signage shall not exceed two square feet for each linear foot of building frontage attributable to the particular business or businesses which the sign will identify, or 15% of the total area of the one building façade upon which the signage is placed or 100 sq. ft., whichever is less. A sign directory is a wall sign. For buildings with multiple tenants having store fronts only, the facade rented by the tenant shall be considered as wall area for a sign.
4. The total area for wall signage shall include any/all awning sign and/or canopy sign area.

B. Residential Subdivision Entrance.

No more than 2 freestanding signs shall be allowed to be placed at each entrance of a residential subdivision. These signs must be placed on common property under the ownership of the Home Owners Association (HOA) and shall not be allowed to be on private property. The sign face shall not exceed 64 sq. ft. in area or five feet in height. Sign structures shall not exceed 8 feet in height and shall be monument based. If the sign or sign structure is attached to a decorative wall or fence, the decorative wall or fence shall not exceed 6 feet in height. The post and/or columns of the decorative wall or fence shall not exceed 8 feet in height. Such signs shall not be internally illuminated. A permit shall be required. The permit shall not be issued until after the final plat is recorded.

C. Signage During Construction.

In all zoning districts one additional sign shall be allowed during construction. The sign shall not be internally illuminated. A permit shall be required.

1. Duration. The sign shall be allowed beginning with the issuance of a land disturbance permit and ending with the issuance of a Certificate of Occupancy or installation of a permanent sign, whichever comes first.
2. Size. The sign shall not exceed 12 square feet in area nor 5 feet in height.

D. Menu Boards.

In all non-residential districts, restaurant menu boards are allowed subject to the following regulations:

1. No more than 8 square feet in area per side with no more than 2 sides;
2. No more than 4 feet in height;
3. No part of the sign shall be legible by the traveling public.

E. Freestanding Signs On Non-Residential Lots.

The owner of nonresidential property or the owner's agent may apply for a permit for one freestanding sign in addition to the signs allowed by general permit.

1. The maximum sign area of the sign shall be 64 sq. ft. for single user lots all multiple user lots shall submit a master sign plan to the planning and development office for approval by the zoning administrator. The master sign plan shall provide details for the proposed signage for the overall development. The allowance of the signable area for a multiple tenant development shall be at the discretion of the zoning administrator and will

be determined by the total number of buildings and tenant spaces. Maximum sign areas shall apply to each face separately, but no freestanding sign shall have more than two faces. Where sign faces are located in a "V" formation, the angle between the two sign faces shall not be greater than 60 degrees.

2. The maximum height of the sign is 8 feet from grade and must be monument based. See definition in Article 2 for monument sign.

F. Free-Standing Sign On Residential Lots Used For Non-Residential Purposes.

The owner of residential property that is used for non-residential purposes or the owner's agent may apply for a permit for one freestanding sign in addition to the signs allowed by general permit subject to the following:

1. The residential lot must be 5 acres or greater;
2. The maximum sign area of the sign shall be 32 square feet. Maximum sign areas shall apply to each face separately, but no freestanding sign shall have more than two faces. Where two sign faces are located in a "V" formation, the angle between the two sign faces shall not be greater than 60 degrees; and,
3. The maximum height of the sign is 6 feet.

G. Awning/Canopy Signs.

In non-residential districts, awning and/or canopy signs may be permitted. The area of any awning and/or canopy sign(s) shall be limited to the maximum area permitted for wall signs set forth above. In the event a non-residential establishment intends to have an awning and/or canopy sign in addition to the permitted wall sign, the total aggregate sign area for all awning, canopy and/or wall signs may not exceed the limitations set forth in Section 2504(A) above.

H. Electronic Signs.

Prior to issuance of a written permit, proposed electronic signs must document conformance with applicable standards and restrictions of the Sign Ordinance, including, but not limited to, Section 2503 (E) and (F). If the permit applicant cannot document conformance with Section 2503 (E) and (F), then the applicant must declare whether or not they will seek a variance to the standards. Official variance approval must be obtained prior to issuance of a written sign permit for applicants that cannot document conformance with Section 2503 (E) and (F).

Sec. 2505. Signs Not Requiring a Permit.

No permit is required for the following types of signs in any zoning district, provided that such signs are erected and maintained in compliance with all applicable conditions:

- A. Traffic control signs;
- B. Official notices issued by any court with competent jurisdiction or authorized public agency, department or official;
- C. Temporary signs (signs which are not permanently mounted), including real estate "for sale," "for rent," and directional signs, yard sale signs, and similar signs, etc., shall be restricted to no more than 2 signs per lot. Said signs shall not exceed 32 square feet in area per side and shall not exceed 6 feet in height. Signs shall not have more than 2 sides;
- D. Any flag provided, however, that (1) no more than two flagpoles are permitted per lot, (2) no more than two flags are permitted per flagpole, (3) the maximum dimension of the hoist side of each flag shall not exceed 20% of the height of the flagpole, (4) all flagpoles shall be set back from each property boundary a distance equal to the height of the flagpole or in accordance with 158.7(F), whichever is greater, and (5) all flagpoles shall be maintained in good repair, so as not to constitute a threat to public safety. On officially designated county, state, and federal holidays, there shall be no maximum flag size or number of flags on display;
- E. Individual Parcel Sign. In addition to any other written permit, pursuant to the provisions of this Ordinance, one sign of no more than 4 square feet in area per side and no more than 4 feet in height may be placed on any parcel of land in any zoning district by the property owner or with the property owner's consent. Signs shall not have more than 2 sides. No individual parcel sign shall be allowed to be placed in a public right-of-way. An individual parcel sign may contain any lawful non-commercial or commercial message. In no event shall any individual parcel sign contain obscene material as defined in Section 158.05(K) of this Ordinance;
- F. Window signs provided, however, no more than 25% or 35 sq. ft., whichever is less, of the total available glass area shall be used to display window signs. No window signs are allowed above the first floor unless the building is a multi-tenant office or commercial structure wherein tenants have primary direct access from their space to the outside. The access must include outside walkways and stairways properly designated for public use. In no case shall any window signs be installed above the level of the second floor windows;
- G. Numerals displayed for purpose of identifying property location not to exceed 8 inches in height;
- H. Door signs not to exceed 1 square foot in size and not more than one sign per door;
- I. Out-of-store marketing devices.

Sec. 2506. Non-conforming Signs

- A. Findings.

The County finds that non-conforming signs may adversely affect the public health, safety and welfare. Such signs may adversely affect the aesthetic characteristics of the County and may adversely affect public safety due to the visual impact of said signs on motorists and pedestrians.

- B. Non-conforming Signs.

An existing sign at the time of the adoption of this ordinance that is deemed a non-conforming sign that is permanently affixed to the ground or to a building may continue to be used, except that the non-conforming sign:

1. Shall not be enlarged or altered except in conformance with this Article, but it may be repaired to the extent necessary to maintain it in a safe condition;
2. Shall not be replaced, expanded or modified by another non-conforming sign, except that the substitution or interchange of poster panels, painted boards or dismountable material on non-conforming signs shall be permitted;
3. Shall not be allowed to be increased in height or size or relocated on the property, but may be decreased in height or size; and
4. Is subject to removal if (a) it has deteriorated to a point of making it a hazard, or unsightly; (b) the business advertised ceases at that location; or (c) the sign has been damaged to such extent that more than minor repairs are required to restore the sign.
5. To the extent this section conflicts with O.C.G.A. § 32-6-83 or Ga. Const. Art. 3 §6, ¶ 4(a) in application, this section shall be deemed to provide affected parties the minimum protections provided by O.C.G.A. § 32-6-83 or Ga. Const. Art. 3 §6, ¶ 4(a) as amended from time to time. In no event is it the County's intent to obligate itself to pay any compensation related to the removal of any sign.

Sec. 2507. Prohibited Signs

Notwithstanding any other provision of this Article, the following types of signs shall be prohibited anywhere in the unincorporated areas of Pike County.

A. Signs imitating warning signals.

No sign shall display intermittent lights resembling the flashing lights customarily used in traffic signals or in police, fire, ambulance or rescue vehicles, nor shall any sign use the words "stop," "danger," or any other word, phrase, symbol or character in a manner that might mislead or confuse an automobile or other vehicular driver;

B. Signs within street or highway right-of-way.

No sign whatsoever, whether temporary or permanent, except traffic control signs and signals and information signs erected by an authorized public agency or department, are permitted within any street or highway right-of-way or at any location where, by reason of position, shape, wording or color, it obstructs the view of pedestrians or vehicular traffic;

C. Certain attached and painted signs. Signs painted on or attached to trees, fence posts and telephone or other utility poles or signs painted on or attached to rocks or other natural features or painted on the roofs shall be prohibited;

D. Fluttering ribbons, balloons and banners. Fluttering ribbons, tethered balloons and banners and similar devices are prohibited. This restriction, however, does not apply to flags;

E. Roof signs. No sign shall be permitted that is mounted on or extends into the air above any roof surface of a building. A sign may be mounted against a parapet of uniform height around the perimeter of a building but may not extend above the parapet;

F. Portable signs. No portable sign shall be permitted unless it qualifies as a temporary sign and complies with all applicable requirements for such signs under this Article; this shall include portable business signs with flashing lights / arrows.

G. Painted wall murals. No painted mural shall be permitted unless it complies with the height and size restrictions contained in this Article as a wall sign; and

H. Obscene signs. Signs or other advertising structures that contain obscene material are prohibited.

I. Abandoned signs. Abandoned signs constitute a violation of this ordinance and are subject to the enforcement provisions set forth herein.

J. Audible signs. Any sign that emits a sound which is audible or otherwise emits a signal that can be converted into audible sound shall be prohibited, shall constitute a violation of this ordinance and shall be subject to the enforcement provisions set forth herein.

K. Beacons/Beacon signs. Any beacon or beacon sign, as defined herein, shall be prohibited, shall constitute a violation of this ordinance and shall be subject to the enforcement provisions set forth herein: except, however, this prohibition shall not apply to any beacon that may be required by Federal and/or State law, rule or regulation.

- L. Marquee signs. Any marquee sign, as defined herein, shall be prohibited, shall constitute a violation of this ordinance and shall be subject to the enforcement provisions set forth herein
- M. Pennant, streamer. Any pennant and/or streamer sign, as defined herein shall be prohibited, shall constitute a violation of this ordinance and shall be subject to the enforcement provisions set forth herein.

Sec. 2508. Sign Permit Review and Fees

A. Purpose.

The purpose of this Section is to provide a timely and standardized mechanism for reviewing applications for sign permits to ensure signs within the County comply with the objective standards of this Article, including, but not limited to, the height and size provisions.

B. Authority.

The zoning administrator or his/her designee is authorized to review and approve or disapprove an application for a sign permit pursuant to the procedures of this Section and the standards of this Article.

C. Applicability.

No sign, except those specified in Section 158.8 of this Article, shall be erected, placed, reconstructed or structurally altered without the sign owner having first obtained a sign permit from the zoning administrator or his/her designee, pursuant to the procedures in this Section and the standards of this Article.

D. Generally Permitted signs by ordinance.

Pursuant to Section 2505 of this Article, a general permit has been granted for those signs listed therein, and no application for a sign permit is required so long as all applicable standards of this Article are met.

E. Procedure.

The following procedure shall govern the application for and the issuance of all written sign permits under this Article.

1. Initial submission and review of application. Application for a sign permit shall be made on the form provided by the zoning administrator or his/her designee and shall be accompanied by the information and documents listed on the form and the fee as required by the County. An application will only be deemed as complete when all required information and accompanying documents are received. The following information will be required at a minimum:
 - a. The type and purpose of the sign as defined in this Article.
 - b. The value of the sign.
 - c. A survey to scale showing the street address of the property upon which the subject sign is to be located, the proposed location of subject sign on the property, the distance of the proposed sign from the property's boundaries, and all existing structures or buildings on the property.
 - d. The square foot area per sign and the aggregate square foot area if there is more than 1 sign face.
 - e. The names(s) and address(es) of the owner(s) of the real property upon which the sign is to be located.
 - f. Written consent of the owner of the property, or his/her agent, granting permission for the placement, maintenance, size and height of the sign to be placed on the property.
 - g. For wall signs: a set of building elevations.
 - h. The name, address, telephone number, and business license number of the sign contractor.

- i. Scaled elevation of the size and height of the proposed sign from ground level and adjacent street level.
2. Action by Zoning Administrator or his/her designee. Within 15 working days after the application is determined complete, the zoning administrator or his/her designee shall review the application in accordance with this Section and determine whether the application complies with the standards in this Article.
3. Approval. If the zoning administrator or his/her designee finds that the application complies with the standards of this Article, the zoning administrator or his/her designee shall approve and issue a written sign permit. Any Sign application for which no action has been taken after 15 working days after the application is complete shall be deemed approved by default. In such an event of default approval, the applicant shall request in writing the issuance of a written sign permit from the zoning administrator or his/her designee.
4. Fails to comply. If the zoning administrator or his/her designee determines the application fails to comply with the standards of this Article, the applicant shall be provided a written notification. If the applicant resubmits the application within 30 days of the written notification of denial, the resubmitted application does not require payment of the fee. The time for resubmission may be extended an additional 30 days for good cause, if requested of the zoning administrator prior to the original deadline for re-submittal.
5. Re-submittal. A revised application shall be resubmitted to the zoning administrator or his/her designee and reviewed within 15 working days after its re-submittal. The zoning administrator or his/her designee shall approve or disapprove the application based on the criteria and time restraints set forth in this Article.
6. Criteria. A sign permit shall be approved upon a finding that the applicant has demonstrated the application complies with the objective standards of this Article.
7. Expiration. A sign permit shall become null and void if the sign for which the permit was issued has not been installed and completed within six months after the date of issuance; provided, however, that when an applicant can demonstrate that a commercial entity was engaged to construct the permitted sign, but the fabrication has not yet been completed, one 90 day extension may be granted by the zoning administrator. No refunds will be made for permit fees paid for permits that expired due to failure to erect a permitted sign. If later an individual desires to erect a sign at the same location, a new application must be submitted and another fee paid in accordance with the fee schedule applicable at such time.

F. Amendments.

A sign permit may be amended, extended, or modified only in accordance with the procedures established for its original approval.

G. Maintenance of permitted signs.

The owner or lessee of a lot containing signs requiring a permit under this Article shall, at all times, maintain in force a sign permit for such property. Sign permits shall be issued for individual lots.

H. Assignment of sign permits.

A current or valid sign permit shall be freely assigned or transferred to a successor as owner or lessee of the property or holder of a business license for the same premises, subject only to filing such application as the County may require and paying any applicable fees. The assignment shall be accomplished by filing and shall not require approval.

I. Vested rights.

No person applying for a sign permit or erecting a sign under this Article shall acquire any vested rights to continue maintenance of such signs.

J. Appeals.

The following procedure shall govern the appeal of any decision to deny or grant an application for a sign permit under this Article:

1. Any party aggrieved or affected by the denial of an application for a sign permit may appeal the determination to the Planning and Zoning Board in accordance with the procedures of Article 156.025. The appeal shall be heard at the next scheduled meeting but not more than 45 days from the filing of the written notice of appeal.
2. Any party aggrieved or affected by the decision of the Planning and Zoning Board may appeal to the Board of Commissioners by filing a written notice of appeal with the zoning administrator within 30 days following the decision of the Planning and Zoning Board. Unless otherwise agreed to by the parties, the Board of Commissioners shall hear the appeal within 30 days following the filing of the notice of appeal. The Board of Commissioners shall have 20 working days following the hearing to issue a written decision.
3. Any party aggrieved or affected by the decision of the Board of Commissioners may appeal the decision by filing a writ of certiorari with the Superior Court pursuant to O.C.G.A. § 5-4-1, et seq.

K. Inspections.

The zoning administrator or his/her designee may conduct inspections of all signs requiring the issuance of written sign permits to ensure compliance with the provisions of this Article.

L. Fees.

The Pike County Board of Commissioners may set reasonable fees for the issuance of written sign permits, sign inspections and sign variance applications.

Sec. 2509. Variance

A variance may be granted upon application if an individual case of unnecessary and extraordinary hardship is placed upon the applicant for a sign permit, when such variance will not be contrary to the public interest and the purposes of this Ordinance, except that no variance will be given to extend the size and height maximums of this ordinance.

A. Authority to grant variances.

Pursuant to the provisions set forth in Sections 33.02 of the Code of Ordinances, Pike County, Georgia, the Planning and Zoning Board is authorized to receive, consider, grant, grant with conditions, or deny applications for variances for written sign permits.

- B. Variance application. A request for a variance may be initiated by a property owner or his/her authorized agent by filing an application with the zoning administrator. The application shall be accompanied by a site plan, drawn to scale, showing the dimensions and position of the proposed sign in relationship to the surrounding properties in addition to the requirements prescribed in the variance application. The zoning administrator may require other drawings or materials essential to an understanding of the proposed sign and variance requested and its relationship to the surrounding properties.
- C. Fee. Each application for a variance shall be accompanied by the applicable fee, which shall be established by the Pike County Board of Commissioners.
- D. Conditions and criteria for granting variances. The Planning and Zoning Board, in cases where specifically authorized, may grant a variance only after consideration and adoption of findings of fact that all of the following conditions and criteria have been met:
 1. There exist extraordinary and exceptional conditions pertaining to the property in question resulting from its size, shape, or topography that are not applicable to other lands or structures in the area;
 2. A literal interpretation of the provisions of the sign ordinance would deprive the applicant of rights commonly enjoyed by other similar properties;
 3. Granting a variance requested would not confer upon the property of the applicant any significant privileges that are denied to other similar properties;

4. The requested variance will be in harmony with the purpose and intent of these regulations and will not be injurious to the neighborhood or to the general welfare;
5. The special circumstances are not the result of actions of the applicant;
6. The variance is not a request to permit a sign that exceeds the height and size limitations contained in this Article;
7. The mere existence of a non-conforming sign or advertising device shall not constitute a valid reason to grant a variance; and
8. The variance requested is the minimum variance, which will make possible the logical use of the land and sign.

Sec. 2510. Enforcement

A. Enforcement officer.

The provisions of this ordinance shall be administered and enforced by the zoning administrator or his/her designee.

B. Notice.

The zoning administrator or his/her designee shall give the permittee a 10 to 30 day written notice, based on the practical considerations of completing measures to conform with the standards of this Article, to correct the deficiencies or to remove the sign which is in violation of this Article. If the permittee refuses to correct the deficiencies or remove the sign, the zoning administrator will have the sign removed at the expense of the permittee.

C. Penalties.

If the violation is not eliminated within the required time period, the sign permit shall be revoked. In addition, any person violating this Ordinance shall be subject to a fine in the amount of \$250 per offense. Each day in which the violation continues to occur shall constitute a separate violation. Violation of this ordinance shall be deemed a misdemeanor and shall be prosecuted in accordance with §10.99 of The Code of Ordinances, Pike County, Georgia and with OCGA §36-1-20 as presently enacted or may be subsequently amended.

D. Public Nuisance.

Any violation of this Article is hereby declared to be a public nuisance.

E. Legal proceedings.

The zoning administrator, upon a finding that any provision of this Ordinance is being violated, is authorized to institute legal proceedings to enjoin violations of this Ordinance. The violator shall be liable for court costs and reasonable attorney fees incurred by the County.

F. Removal.

1. The County may order the removal of any sign in violation of this ordinance by written notice to the permit holder; or if there is no permit holder, then to the owner of the sign; or if the sign owner cannot be found or cannot be determined, then to the sign erector and any party that procured the erection of the sign. If a written notice has been issued, such notice shall operate to revoke the permit.
2. If the sign is not removed within the time required by the County (or the date any appeal becomes final), the County shall remove or cause to be removed the sign and collect the costs thereof after a final determination by a court that the sign is unlawful and should be removed.

3. The County shall have removed any sign in violation of this ordinance, without giving notice to any party if: the sign is upon the public right-of-way or upon other public property or if the sign poses an immediate safety threat to the life or health of any member of the public.
- G. Sign(s) removed by the County will be destroyed after 14 days if sign(s) is/are not claimed.

ARTICLE 26. LANDSCAPING AND BUFFER REQUIREMENTS

Sec. 2601. Purpose

The purpose of this chapter is to provide requirements for the landscaping and buffering of developments and for the protection of existing trees in all zoning districts, in order to enrich the urbanized and natural environment of Pike County.

- A. General requirements for landscaping a development site are set forth in section 2604. Requirements for landscaped buffers are set forth in section 2605.
- B. It is the intent of the county to reduce the adverse visual, environmental, and aesthetic effects of development in order to:
 - 1. Minimize the rate of stormwater runoff.
 - 2. Maximize the capability of groundwater recharge in urban or suburban areas.
 - 3. Increase air filtration and the removal of particulate and gaseous pollutants through plant materials.
 - 4. Provide shade and noise attenuation.
 - 5. Filter and reduce the glare of headlights and reflected sunlight from parked automobiles onto the public street rights-of-way and adjacent properties.
 - 6. Improve the appearance of parking areas and vehicular surface areas; and
 - 7. Minimize the visual blight created by large expanses of paved surface area.

Sec. 2602. Applicability and Provision of Landscape Plans.

- A. The requirements of article 26 shall apply to all properties to be used, developed, or redeveloped within the county, except as may specifically be exempted in subsection 2602 (C), below.
- B. In order to demonstrate compliance with the requirements of this chapter, a landscaping plan shall be submitted with applications for development approval for all development subject to these standards.
- C. The following types of development are exempt from the requirements to provide a landscaping plan:
 - 1. Single-family dwellings.
 - 2. Duplex buildings; and
 - 3. Applications for accessory uses, accessory structures, or temporary uses.

Sec. 2603. Maintenance requirements.

- A. All landscaped areas in commercial developments shall be maintained to ensure that plant materials are healthy and thrive. Any diseased or dead plant materials shall be replaced as soon as reasonably possible based on the growing season, but not later than six (6) months following identification of the need for replacement.
- B. Necessary trimming and maintenance shall be performed to maintain the health of the plant materials, to provide an aesthetically pleasing appearance, and to assure that the landscaped and buffer areas serve the intended purpose.

Sec. 2604. Landscaping requirements.

2604.1 Landscape standards for nonresidential development.

- A. Required landscaped areas, including general landscaping, parking lot landscaping, perimeter landscaping, and buffer areas shall not be disturbed by grading, property improvements, or construction activities, except where necessary to prevent a nuisance, or to thin natural growth which is too dense to permit normal growth, or to remove diseased, misshapen, or dangerous and decayed timbers.
- B. All landscaped areas, including general landscaping, parking lot landscaping, perimeter landscaping, and buffer areas, shall utilize existing natural vegetation in an undisturbed state provided that the existing vegetation is appropriate for inclusion.
- C. A minimum of twelve (12) percent of the total buildable area in any parcel shall be devoted to landscaping.
- D. The requirement to provide landscaping is in addition to any buffers as required in section 2605.
- E. The site design standards for landscaping are shown in the following table:

Table 2604.1(E) Site Design Standards for Nonresidential Landscaping

Location of Landscaping	Minimum Number of Plants	Type of Plants
Front yard setback	1 tree per 40 linear feet of frontage Full coverage of disturbed areas	50 percent large trees Grass or ground cover
Side yard setback	1 tree per 25 linear feet of frontage Full coverage of disturbed areas	50 percent large trees Grass or ground cover
Rear yard setback	1 tree per 25 linear feet of frontage Full coverage of disturbed areas	Grass or ground cover

2604.2. Residential landscape standards.

- A. Prior to the issuance of a certificate of occupancy, any parcel of land for which a building permit has been requested shall have preserved or planted trees, meeting the following standards:
 - 1. The minimum dbh is one and one-half (1½) inches.
 - 2. A minimum of seventy-five (75) percent of preserved or planted trees shall be hardwoods.
 - 3. All recorded lots within a subdivision shall have planted or preserved the required number of trees according to the zoning district, as set forth in subsection 2604.2 (B).
 - 4. Requirements for planting or preserving trees are in addition to requirements for landscaping and buffer areas but can be included in the landscaping and/or buffer areas.
- B. Tree planting requirements.

Table 2604.2 (B) Tree Planting Requirements

Zoning District	Number of Trees Planted or Preserved
RR, R1, and R-2	4 trees per parcel

2604.3 Landscape requirements for parking lots.

- A. Perimeter landscaping for parking lots. A minimum of a ten-foot wide strip of land, located between the property line and a parking lot shall be landscaped. Width of sidewalks shall not be included within the ten-foot wide front setback perimeter landscape area.
- B. Interior landscaping.
 - 1. Parking lots with twenty (20) or more parking spaces shall provide interior landscaping.
 - 2. Interior planting areas may be located in tree islands, at the end of parking bays, or between rows of parking spaces. Planting areas may also be located within driveway medians, provided the median is a minimum of ten (10) feet wide.
 - 3. There shall be one (1) tree required for each two hundred fifty (250) square feet of internal landscape areas.
 - 4. Parking lots shall be designed so that no more than twelve (12) parking spaces occur in an unbroken row.
 - 5. Landscape islands, peninsulas, or medians shall conform to the planting area specifications set forth in subsection 2604.4(C).
 - 6. Vehicle stops or curbing shall be used to ensure that vehicles do not overhang in the required landscaped areas.

2604.4 Landscape plant material standards.

- A. Trees, shrubs groundcover and grasses for landscaped and buffer areas can be any tree, shrub, ground cover or grasses selected by the owner/developer as long as they are not listed on the prohibited species list below:
 - 1. No plants listed on the Invasive Species List for North America shall be utilized in landscaping areas or buffer design and installation, including but not limited to common landscape plants such as: carpet bugle, bamboo, clematis, winter creeper, ivy (Hedera), sunflower, privet, monkeygrass, honeysuckle, loosestrife, passionflower, Pennisetum, firethorn, kudzu, and Wisteria.
 - 2. Silver Maple
 - 3. Sweetgum
 - 4. Tree-of-Heaven
 - 5. Crabapple
 - 6. Mimosa
 - 7. Poplar
 - 8. Catalpa
 - 9. Bradford Pear
 - 10. Ginkgo
 - 11. Locust
 - 12. Black Walnut
 - 13. Willow

*Note: The Director of Planning and Development reserves the right to prohibit any other tree, shrub, ground cover or grass species not listed here. Certain prohibited trees, shrub, ground cover, or grass

species may be used in natural, undisturbed buffers at the discretion of the Director of Planning and Development.

- B. All plant materials shall meet the following general requirements:
1. All plant material shall be nursery grown, number 1 grade, and installed according to accepted planting procedures.
 2. All plant materials shall meet current American Association of Nurseryman Standards.
- C. Plant materials shall meet the following specifications for size and location:

2604.4(C) Plant Material Specifications

Plant	Size at Planting	Maximum Spacing
Large trees	2 inches, dbh	40 feet apart, on center
Medium and small trees — single trunk	1 inch, dbh	25 feet apart, on center
Medium and small trees — multiple trunks	5 feet in height	25 feet apart, on center
Large screening shrubs	4 feet in height	5 feet apart, on center
Shrubs	18 inches in height	24 inches apart, on center
Ground cover	Installed in a manner that presents a finished appearance and complete coverage	
Grass	Sodded, sprigged, plugged, or seeded, except that solid sod shall be used in drainage swales or other areas subject to erosion. Lawn grasses shall be planted so as to achieve complete coverage within 2 calendar years from the time of planting.	

- D. Where both large and medium/small trees are planted, they shall be planted in a double staggered row, alternating large and medium/small trees.
- E. Spacing requirements for trees shall include consideration of trees planted on abutting properties. Trees may be grouped, so long as a sufficient planting area is provided as set forth in paragraph G, below.
- F. Trees shall be planted to avoid septic tanks and drain fields.
- G. Planting areas shall meet the following specifications:
1. A planting area of one hundred twenty-five (125) square feet shall be required for each medium or large tree.
 2. A planting area of ninety (90) square feet shall be required for each small tree.
 3. The minimum dimension of any side of a planting area shall be ten (10) feet.

Sec. 2605 Buffer requirements.

2605.1. Purpose and intent.

The intent of these requirements shall be to enhance the visual and aesthetic appearance of the county. The purpose of these buffer requirements is to:

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- A. Provide space definition and landscape continuity within the built environment;
 - B. Provide screening and relief from traffic, noise, heat, glare, odor, and the spread of dust and debris;
 - C. Reduce the impact of development on the drainage system and reduce flooding;
 - D. Provide for a sense of privacy;
 - E. Provide for reduction or elimination of incompatibility;
 - F. Reduce the visual impact of unsightly aspects of adjacent development; and
 - G. Provide for the separation of spaces.

2605.2 Location, measurement, and design of buffers.

- A. Buffers shall be located on the outer perimeter of a lot or parcel, extending to the lot or parcel boundary line. Buffers shall not occupy any portion of an existing, dedicated, or reserved public or private street, or right-of-way.
- B. Buffer width is normally measured from the property line; however, design variations are allowed. Average width shall be measured at the two (2) end points of the buffer and two (2) additional points which are each approximately one-third ($\frac{1}{3}$) of the total linear distance from the end point.
- C. The buffer shall be designed to avoid or minimize plantings within drainage, utility, or other easements.
- D. Buffers shall be designed taking into consideration the site's soils conditions, topography, and natural resources. Native vegetation shall be used for landscaping and buffering unless the applicant demonstrates that the use of non-native, drought-resistant plants would best serve the site.
- E. Buffers shall be established by the owner of the proposed development site.
- F. Buffers shall be maintained by the property owner.

2605.3. Buffer area standards.

Table 2605.3 Buffer Area Standards

Proposed Land Use	Adjacent Zoning District	Minimum Buffer Area
Professional Office Institutional Commercial Industrial	A-R, RR, R-1, R-2	40 feet

2605.4 Plant materials in buffers.

- A. Buffers required for nonresidential uses: Buffers shall be planted with a combination of plant materials.
- B. Existing plants within the designated buffer area shall not be removed, unless the plants are dead or diseased. Where the administrator determines the existing buffer to be inadequate the following plant materials are required for each fifty (50) linear feet of buffer:
 - 1. One (1) large tree.
 - 2. Two (2) medium or small trees.
 - 3. Ten (10) screening shrubs.
- C. Buffer areas shall meet the standards for landscape plant materials set forth in section 2604.4.

ARTICLE 27. OFF-STREET PARKING REQUIREMENTS

Sec. 2701. Scope.

This standard covers specifications for off-street parking and service facilities in Pike County. Requirements for such facilities are specified by zoning district in the Pike County Unified Development Code (UDC).

Sec. 2702. General standards for parking space design.

- A. *Parking spaces must not be reduced:* Off-street parking spaces must not be reduced below the minimum required number for the use or facility to which they are assigned.
- B. *Drainage, construction, and maintenance:* All off-street parking, loading, and service areas must be drained so as to prevent damage to abutting properties and/or public streets, and must be improved with an asphalt or concrete surface and curb and gutter. An approved porous concrete, porous asphalt or grassed paving are also permitted. All such areas must be at all times maintained at the expense of the owners in a clean, orderly, and dust-free condition to the extent that it does not create a nuisance. Porous paving and grass paving systems shall be maintained to function as designed.

Gravel or other materials which will assure a surface resistant to erosion may be used for surplus parking in manufacturing zoning districts.

- C. *Separation from walkways, sidewalks and streets:* All off-street parking, loading and service areas must be separated from walkways, sidewalks and streets by curbing or other suitable protective device.
- D. *Parking area design:* Parking stalls must have a minimum width of nine and one-half (9½) feet and length of twenty (20) feet. There must be provided adequate interior driveways to connect each parking space with a public right-of-way. Interior driveways must be at least twenty-four (24) feet wide where used with ninety (90) degree angle parking, at least eighteen (18) feet wide where used with sixty (60) degree angle parking, at least twelve (12) feet wide where used with forty-five (45) degree angle parking and at least twelve (12) feet wide where used with parallel parking. Where there is no parking, interior driveways must be at least twelve (12) feet wide for one-way traffic movement and at least twenty-four (24) feet wide for two-way traffic movement.
- E. *Handicap parking requirements:* Handicapped spaces shall be provided in accordance with the following scale:

Total Parking Requirements Required	Handicapped Spaces
Up to 25	1
26—50	2
51—75	3
76—100	4
101—150	5
151—200	6
201—300	7
301—400	8
401—500	9
500+	2% of total required

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- F. *Joint parking facilities:* Two (2) or more adjacent uses of the same or different types may provide joint parking facilities as long as the number of off-street parking spaces are not less than the sum of the individual requirements for each use.
 - G. *Pavement markings and signs.* Each off-street parking space must be clearly marked and directional arrows or signs must be provided wherever necessary. Markers, directional arrows and signs must be properly maintained so as to ensure their maximum efficiency.

Sec. 2703. Number of parking spaces required.

Off-street parking space must be provided and maintained as specified in the following schedule. For uses not specifically listed here the parking requirements for the listed use most similar to the unlisted use in question, as determined by the administrative officer, will apply. Parking requirements by use are as follows:

- A. *Auditorium, stadium, assembly hall, gymnasium, theater, community recreation center, or church:* Whichever of the following three (3) standards is the greatest:
 - 1. One (1) space per four (4) fixed seats in largest assembly room or area or:
 - 2. One (1) space for each forty (40) square feet of floor area available for the accommodation of moveable seats or combination of fixed and moveable seats in the largest assembly room, or:
 - 3. One (1) space per each one hundred fifty (150) square feet of gross floor area.
 - B. *Automobile fueling station:* Two (2) spaces (in addition to service area) for each pump and grease rack but not less than four (4) spaces.
 - C. *Automobile sales and repair, service station, car wash:* Two (2) spaces (in addition to service area) for each pump and grease rack, but not less than four (4) spaces, plus one (1) space for each five hundred (500) square feet of gross floor area of the shop or car wash.
 - D. *Bowling alley:* Four (4) spaces per alley, plus requirements for any other use associated with the establishment such as a restaurant, etc.
 - E. *Club or lodge:* One (1) space for each two (2) employees plus one (1) space for each two hundred (200) square feet of gross floor area within the main assembly area, plus additional spaces for other uses permitted within the premises.
 - F. *Combined uses:* The total number of required parking spaces must be equal to the sum of the spaces required for each separate use established by this schedule.
 - G. *Commercial recreation area (indoor or outdoor) such as YMCA or similar use:* Whichever of the following two (2) standards is the greatest:
 - 1. One (1) space for each one hundred fifty (150) square feet of gross floor building, or ground area, or:
 - 2. One (1) space for each four (4) seats or facilities available for patron use.
 - H. *Dance school:* One (1) space for each employee plus one (1) space per one hundred fifty (150) square feet of gross floor area plus adequate area for safe and convenient loading and unloading of students.
 - I. *Dwelling—Single-family or two-family:* Two (2) spaces for each dwelling unit. Residential driveways will satisfy this need.
 - J. *Fraternity, sorority, college dormitory:* One (1) space for each two (2) residents plus one (1) space for each two (2) employees.
 - K. *Golf course:* Two (2) spaces for each hole and one (1) space for each two (2) employees, plus requirements for any other use associated with the golf course.
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- L. *Hospital, personal care home, intermediate care home, nursing home: One (1) space for each three (3) beds plus one (1) space for each two (2) employees (nurses attendants, etc.) plus one (1) space for each staff or visiting doctor.*
 - M. *Hotel: One (1) space for each three (3) guest rooms, suites, or units plus one (1) space for each two (2) employees.*
 - N. *Kindergarten, nursery school: One (1) space for each employee plus adequate area for safe and convenient loading and unloading of students.*
 - O. *Manufacturing activity, industry, warehouse: Two (2) spaces for each three (3) employees on shift of greatest employment plus one (1) space for each vehicle used directly in the conduct of the business.*
 - P. *Motel: One (1) space for each unit plus one (1) space for each two (2) employees, plus requirements for any other use associated with the establishment such as a restaurant, etc.*
 - Q. *Office, professional building, or similar use: One (1) space for each three hundred (300) square feet of gross floor area plus one (1) space for each two (2) employees.*
 - R. *Personal service establishment: One (1) space for each two hundred (200) square feet of gross floor area but not less than two (2) spaces for each employee.*
 - S. *Restaurant, or place dispensing food, drink, or refreshment: One (1) space for each three (3) seats plus one (1) space for each two (2) employees on shift of greatest employment.*
 - T. *Retail store of any type not otherwise specified in this schedule: One (1) space per two hundred (200) square feet of gross floor area.*
 - U. *School—Elementary: One (1) space for each teacher plus one (1) space for each two (2) employees and administrative personnel, plus one (1) space for each classroom plus adequate area for safe and convenient loading and unloading of students.*
 - V. *School—High, trade: One (1) space for each two (2) teachers, employees, administrative personnel and students, plus adequate area for safe and convenient loading and unloading of students.*
 - W. *Shopping center: One (1) space for every two hundred (200) square feet of gross floor area.*
 - X. *Swimming pool, public: One (1) space for every two hundred (200) square feet of water surface, plus requirements for any other use associated with the establishment, such as a restaurant, etc.*
 - Y. *Wholesale establishment: One (1) space for each employee plus sufficient space, plus one (1) space for each vehicle used directly in the conduct of the business.*

Sec. 2704. Number of loading spaces required.

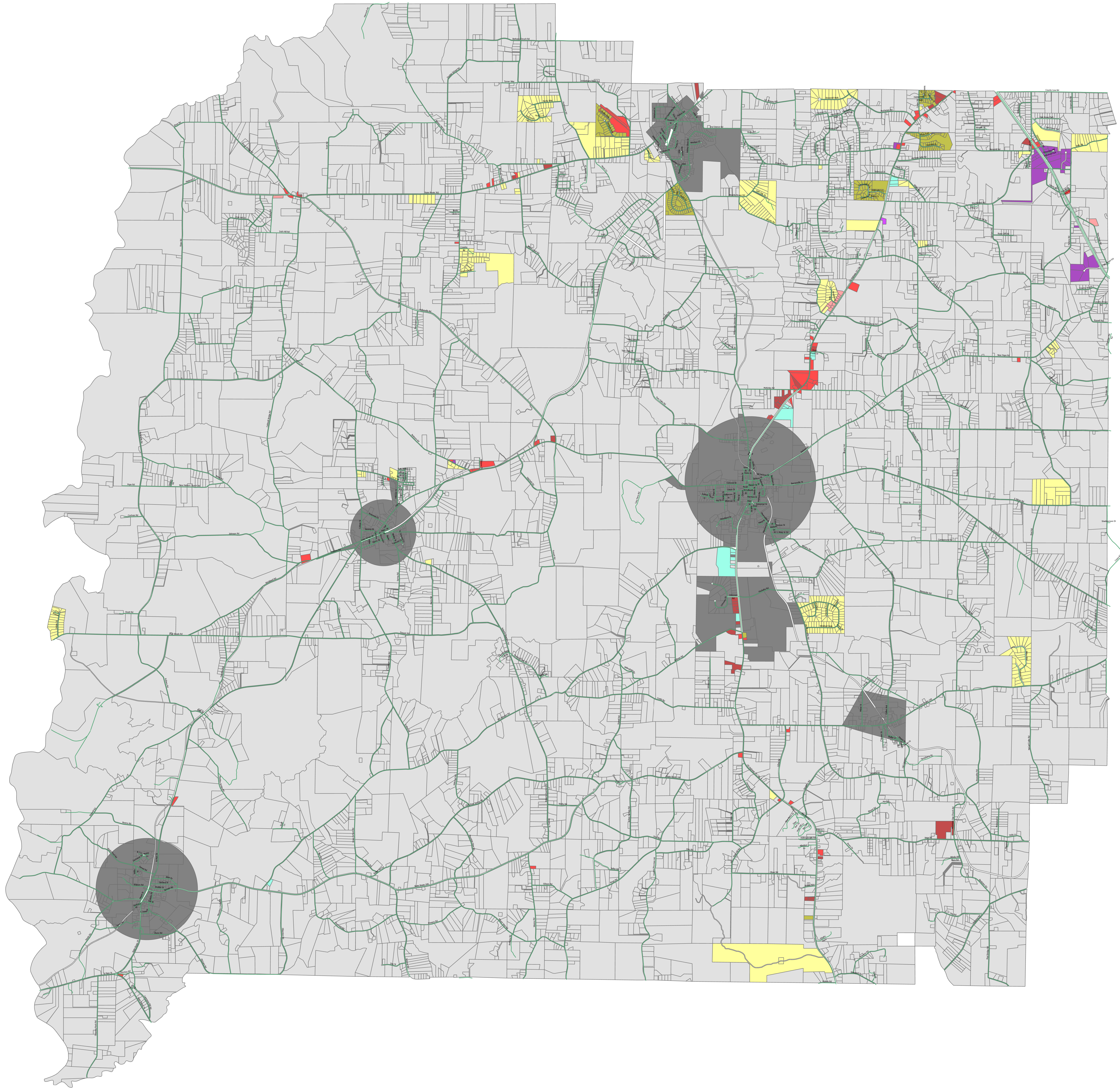
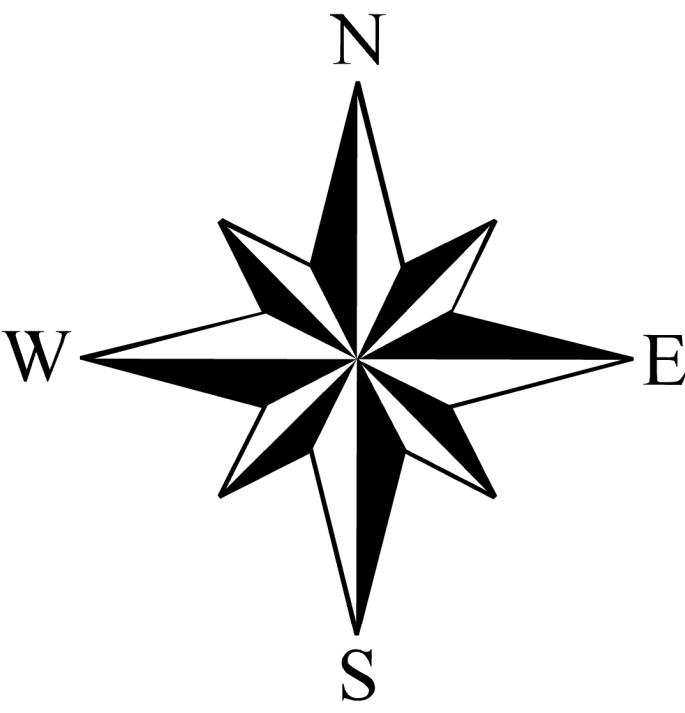
Manufacturing, industrial, wholesale and retail operations must provide loading space as follows:

- A. *Spaces appropriate to functions:* Off-street loading spaces must be provided as appropriate to the functions and scope of operation or individual or groups of buildings and uses.
- B. *Design of loading spaces:* Off-street loading spaces must be designed and constructed so that all maneuvering to park vehicles for loading can take place entirely within the property lines of the premises. Loading spaces must be provided so as not to interfere with the free normal movement of vehicles and pedestrians on public rights-of-way.
- C. *Ingress and egress:* Ingress and egress to off-street loading spaces must conform to curb cut requirements specified in this standard.

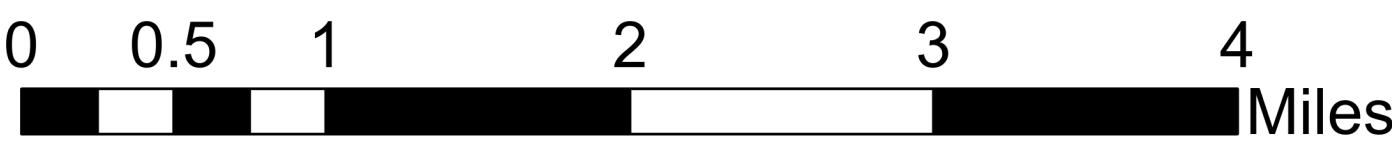
Sec. 2705. Curb cut requirements.

In any case in which provision for ingress and egress involves the lowering or cutting away of curbs such a curb cut is subject to the following provisions:

- A. Only one (1) combined entrance and exit is allowed for any parcel of property with a frontage on any one (1) street of less than fifty (50) feet. No more than two (2) combined entrances and exits are allowed for any parcel of property with a frontage on any one (1) street of between fifty (50) feet and two hundred (200) feet. For parcels of property having frontage on any one (1) street of more than two hundred (200) feet, additional entrances or exits are permitted only after the developer demonstrates to the satisfaction of the planning commission that more curb cuts are needed for safety reasons, and such additional curb cuts are approved by the zoning administrator.
- B. At street intersections, curb cuts must be located at least twenty-five (25) feet from the intersections of the two (2) curb lines (or such lines extended) or at least fifteen (15) feet from the intersection of the two (2) intersecting property lines (or such lines extended), whichever is less.
- C. The distance between any two (2) curb cuts on the same side of the street and located on one (1) property must be at least ten (10) feet. That distance is measured between the points at which the two (2) curb cuts begin to deviate from the established curb line of the abutting street (in other words between the intersections of the curb return radii and the established curb line of the abutting street).
- D. The maximum permitted width of any driveway at the right-of-way line of the abutting street is thirty-five (35) feet.
- E. The maximum permitted width of any curb cut, including the points at which the curb cut begins to deviate from the established curb line of the abutting street at either end of the curb cut (in other words, including the curb returns) is fifty (50) feet. However, the zoning administrator may approve a specified larger width for a truck stop, if he determines that a larger curb cut is needed for safety reasons.



- Parcel Zoning
- Zoning
- A-R
 - C-1
 - C-2
 - C-3
 - CONCORD
 - M-1
 - M-2
 - MEANSVILLE
 - MOLENA
 - P-I
 - R-1
 - R-2
 - WILLIAMSON
 - ZEBULON
 - Not Zoned



PIKE COUNTY ZONING MAP

Official Zoning Map for Pike County, Ga

Revisions		
No.	Reference	Date
1	Necessary Corrections/ Revisions; Repeal of R-6 Zoning	06-09-10
2	Necessary Corrections	10-13-10
3	Revisions Per County Initiated Rezoning	03-14-12
4	Annual Update	04-10-13
5	Annual Update	03-12-14
6	2014 Zoning Map Amendments	04-08-15
7	2015 Zoning Map Amendments	03-29-16
8	2016-2020 Zoning Map Amendments	11-30-21
9	2023 Zoning Map Amendments	11-20-2023

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This map is dynamic and in a continuing state of review and upgrade.

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