



Hart County Board of October 14, 2025
6:00 p.m.
Emergency Services and Administration Building

1. PRAYER
2. PLEDGE OF ALLEGIANCE
3. CALL TO ORDER
4. WELCOME
5. APPROVE AGENDA
6. APPROVE MINUTES OF PREVIOUS MEETING(S)
09/23/2025 Regular Minutes
09/30/2025 Called Meeting Minutes
7. REMARKS BY INVITED GUESTS, COMMITTEES, AUTHORITIES
Chris Dills, LNCO
8. REPORTS BY CONSTITUTIONAL OFFICERS & DEPARTMENT HEADS
9. COUNTY ADMINISTRATOR'S REPORT
September Financial Report
10. CHAIRMAN'S REPORT
11. COMMISSIONERS' REPORTS
12. OLD BUSINESS
 - a) Public Works Director Job Description
 - b) Bid Award Recreation Basketball Uniforms
 - c) Approval of draft Millage Rate
 - d) Approval of draft Insurance Premium Fund and LOST Rollback millage Rates
- NEW BUSINESS
 - a) Request to bid Cover for Batting Cages Rec Department
 - b) City of Hartwell Annexation of Parcel I57F 010 (rec. 9/24/25)
 - c) Town of Bowersville Annexation of Parcel C16 034 (rec. 10/6/25)
 - d) Road Department purchase of used Bucket Truck
 - e) Lunsford Plat Approval
13. PUBLIC COMMENT
14. EXECUTIVE SESSION – Litigation – Personnel - Real Estate
15. ADJOURNMENT



Hart County Board of Commissioners
September 23, 2025
6:00 p.m.
Emergency Services and Administration Building

1. PRAYER
2. PLEDGE OF ALLEGIANCE
3. CALL TO ORDER
4. WELCOME
5. APPROVE AGENDA
6. APPROVE MINUTES OF PREVIOUS MEETING(S)
09/09/2025 Regular Minutes
7. REMARKS BY INVITED GUESTS, COMMITTEES, AUTHORITIES
Terri Partain, Executive Director Hart IBA, End of Year Report and Proclamation for Manufacturing Week 2025
8. REPORTS BY CONSTITUTIONAL OFFICERS & DEPARTMENT HEADS
9. COUNTY ADMINISTRATOR'S REPORT
10. CHAIRMAN'S REPORT
11. COMMISSIONERS' REPORTS
12. OLD BUSINESS
 - a) Tattoo and Body Piercing Ordinance (3rd and Final Reading)
 - b) Bid Opening Recreation Basketball Uniforms
 - c) Public Works Director Job Description
13. NEW BUSINESS
 - a) Request to Bid Tanker for Fire Department
 - b) Request for Credit for Experience EMS
 - c) Request for Credit for Experience Jail
 - d) Request for Credit for Experience SO Dispatch
 - e) Budget Year 2025 Auditor Engagement Authorization - **ADDED**
14. PUBLIC COMMENT
15. EXECUTIVE SESSION – Litigation – Personnel – Real Estate
16. ADJOURNMENT

HART COUNTY BOARD OF COMMISSIONERS

September 23, 2025

6:00 P.M.

Hart County Board of Commissioners met September 23, 2025 at the Hart County Administrative and Emergency Services Center.

Chairman Marshall Sayer presided with Commissioners Michael Bennett, Frankie Teasley, and Joey Dorsey present at the meeting. Commissioner Jeff Brown joined via Skype.

1. PRAYER

Prayer was offered by Commissioner Bennett

2. PLEDGE OF ALLEGIANCE

Everyone stood in observance of the Pledge of Allegiance.

3. CALL TO ORDER

Chairman Sayer called the meeting to order.

4. WELCOME

Chairman Sayer welcomed those in attendance via in person, HTC and YouTube.

5. APPROVE AGENDA

Commissioner Dorsey moved to approve and amend the agenda to add 13e Budget Year 2025 Auditor Engagement Authorization. Commissioner Brown provided a second. The motion carried 5-0.

6. APPROVE MINUTES OF PREVIOUS MEETING(S)

09/09/2025 Regular Minutes

Commissioner Teasley moved to approve the 09/09/2025 Regular Meeting Minutes. Commissioner Bennett provided a second to the motion. The motion carried 5-0.

7. REMARKS BY INVITED GUESTS, COMMITTEES, AUTHORITIES

Terri Partain, Executive Director Hart IBA, End of Year Report and Proclamation for Manufacturing Week 2025

Terri Partain Executive Director Hart IBA gave statistics of manufacturing in Hart County stating that 30% (about 3200 people) of the workforce in Hart County are in manufacturing. Manufacturers are partnering with the High School College and Career Academy and the IBA to provide opportunities for High School students. There will be a Manufacturing Appreciation Reception for local manufacturing partners to showcase their industry and job opportunities to the public October 3 from 1:30 – 3:30 at the Adult Learning Center, everyone is invited to attend.

Chairman Sayer read the Proclamation designating October 3 – 10, 2025 as Manufacturing week in Hart County.

Commissioner Dorsey moved to adopt the Manufacturing Week Proclamation. Commissioner Teasley provided a second. The motion carried 5 – 0.

IBA Director Partain also presented an update on workforce development, potential projects, and project developments that occurred over the past year.

8. REPORTS BY CONSTITUTIONAL OFFICERS & DEPARTMENT HEADS

County Attorney Kim Higginbotham informed the Board that the appeal filed on the statewide elections challenge case had been withdrawn; she stated that she had responded to Chief Judge Phelps that the Board supported a solution to the Court Reporter crisis that would be fair across the board to all 5 counties involved.

9. COUNTY ADMINISTRATOR'S REPORT

County Administrator Terrell Partain stated that he had not received the numbers for the Board to be able to set the millage rate and that a draft budget for FY 26 may need to be approved before the end of September.

10. CHAIRMAN'S REPORT

Chairman Sayer thanked all County employees and gave a special thank you to Alyssa for the excellent job she is doing with the monthly County Newsletter.

11. COMMISSIONERS' REPORTS

Commissioner Bennett thanked all County employees.

Commissioner Teasley thanked the Public Safety and all County employees.

Commissioner Brown reflected on the events that had taken place in our County and Country since the assassination of Charlie Kirk; thanked the local party for the Candlelight vigil honoring Charlie Kirk.

Commissioner Dorsey echoed sentiments of other Commissioners commented on the events of 9/11 and how our freedoms are constantly being attacked; thanked County Employees and Alyssa for her efforts on the County Newsletter.

12. OLD BUSINESS

a) Tattoo and Body Piercing Ordinance (3rd and Final Reading)

Commissioner Bennett moved to accept the 3rd and Final Reading of the Tattoo and Body Piercing Ordinance and adopt the ordinance. Commissioner Brown provided a second. The motion carried 5-0.

b) Bid Opening Recreation Basketball Uniforms

Commissioner Teasley moved to defer the bids to Administrator Terrell Partain and Recreation Director Jim Owens for recommendation from the Recreation Advisory Board. Commissioner Bennett provided a second. The motion carried 5-0.

c) Public Works Director Job Description

No Action Taken

13. NEW BUSINESS

a) Request to Bid Tanker for Fire Department

Commissioner Bennett moved to authorize County Administrator Terrell Partain to proceed with the Bidding process once corrections are made to bid packet. Commissioner Teasley provided a second. The motion carried 5-0.

b) Request for Credit for Experience EMS

Commissioner Dorsey moved to grant 4 years of credit for experience to Paramedic Brian Burrell retro to his date of hire. Commissioner Teasley provided a second. The motion carried 5-0.

c) Request for Credit for Experience Jail

Commissioner Teasley moved to grant 4 years of credit for experience to Certified Detention Office Delbert Unbehant retro to his date of hire. Commissioner Bennett provided a second. The motion carried 5-0.

d) Request for Credit for Experience SO Dispatch

Commissioner Dorsey moved to grant 4 years of credit for experience to Communication Officer Heather Mooney retro to her date of hire. Commissioner Brown provided a second. The motion carried 5-0.

e) Budget Year 2025 Auditor Engagement Authorization - **ADDED**

Commissioner Dorsey moved to authorize Chairman Sayer and Administrator Terrell Partain to sign the Auditor's Engagement Letter for Budget Year 2025. Commissioner Brown provided a second. The motion carried 5-0.0

14. PUBLIC COMMENT

None

15. EXECUTIVE SESSION – Litigation – Personnel - Real Estate

Commissioner Teasley moved to exit the Regular Meeting and go into Executive Session – Litigation – Personnel - Real Estate. Commissioner Brown provided a second. The motion carried 5-0.

Commissioner Brown moved to exit Executive Session – Litigation – Personnel - Real Estate and reconvene the Regular Meeting. Commissioner Bennett provided a second. The motion carried 5-0.

Commissioner Dorsey moved to authorize County Administrator Terrell Partain to adjust the error in payroll to make the employee whole by adjusting the payroll and retirement. Commissioner Brown provided a second. The motion carried 5-0.

16. ADJOURNMENT

Commissioner Brown moved to adjourn the meeting. Commissioner Teasley provided a second. The motion carried 5-0.

Marshall Sayer, Chairman

Lisa Evans, County Clerk



Hart County Board of Commissioners
Called Meeting Tuesday September 30, 2025, At 5:00
PM at the Administrative and Emergency Services
Building

1. Approval of the Draft FY 26 M&O Budget
2. Interim Spending Authorization Resolution October FY 26
3. Executive Session – Personnel - Litigation
4. Other Items as Time Allows

Hart County Board of Commissioners
Called Meeting
September 30, 2025

Hart County Board of Commissioners met September 30, 2025 at the Hart County Administrative & Emergency Services Center

Chairman Marshall Sayer presided with Commissioners Michael Bennett, Frankie Teasley, Jeff Brown and Joey Dorsey in attendance.

Chairman Sayer called the meeting to order.

Commissioner Teasley moved to approve the agenda. Commissioner Bennett provided a second. The motion carried 5-0.

1. Approval of the Draft FY 26 M&O Budget

Commissioner Brown moved to approve the Draft FY 26 M&O Budget. Commissioner Bennett provided a second. The motion carried 5-0.

2. Interim Spending Authorization Resolution October FY 26

Chairman Sayer read the Interim Spending Authorization Resolution. Commissioner Dorsey moved to approve the resolution. Commissioner Brown provided a second. The motion carried 5-0.

3. Executive Session – Personnel – Litigation

Commissioner Dorsey moved to enter Executive Session – Personnel – Litigation. Commissioner Bennett provided a second. The motion carried 5-0.

Commissioner Bennett moved to exit Executive Session – Personnel – Litigation and reconvene the meeting. Commissioner Brown provided a second. The motion carried 5-0.

4. Other Items as Time Allows

None

Adjournment

Commissioner Bennett moved to adjourn. Commissioner Teasley provided a second. The motion carried 5-0.

Marshall Sayer, Chairman

Lisa Evans, County Clerk

FY 2025 Budget Financial Dashboard

FY 2024 Budget Financial Dashboar	May	June	July	August	September	YTD	TARGET	GAP to TARGET	% GAP
Revenues	\$1,476,366	\$1,476,366	\$1,476,366	\$1,476,366	\$1,476,366				
Expenditures	\$1,476,366	\$1,476,366	\$1,476,366	\$1,476,366	\$1,476,366				
Actual Revenue	\$1,030,157	\$1,099,206	\$956,491	\$1,232,950	\$1,037,690	\$19,989,800	\$17,716,390	\$2,273,410	13%
Actual Expenses	\$1,131,139	\$1,806,607	\$1,274,765	\$1,551,115	\$1,288,599	\$17,609,310	\$17,716,390	-\$107,080	1%
Monthly Variance	-\$100,982	-\$707,401	-\$318,274	-\$318,165	-\$250,909	\$2,380,490		\$2,380,490	
YTD (Reserve Drawdown)	\$3,975,239	\$3,267,838	\$2,949,564	\$2,631,399	\$2,380,490				
Real Property (Target \$583K)	\$72,168	\$29,575	\$14,896	\$38,933	\$10,801	\$7,101,387	\$6,996,000	\$105,387	
LOST (Target \$343K)	\$369,722	\$370,870	\$369,097	\$382,137	\$370,328	\$4,489,407	\$4,116,000	\$373,407	
EMS Fees (Target \$95.8)	\$107,846	\$119,076	\$85,701	\$140,696	\$157,626	\$1,447,059	\$1,149,600	\$297,459	
Vehicle Title Fee (Target \$141K)	\$209,457	\$172,397	\$146,124	\$172,266	\$173,601	\$1,994,665	\$1,692,000	\$302,665	

LEGEND

Meets or Exceeds Target

Variance < 3% or Target

Variance > 3% of Target

LEGEND

Meets or Exceeds Target

Variance < 3% or Target

Variance > 3% of Target



MEMORANDUM

Terrell Partain,
County Administrator
October 6, 2025

RE: Item 12 A Public Works Director Job Description

Attached is the job description we received from GMRC the day of our last meeting. Each of you was given a copy for your evaluation.



Job Description

CLASSIFICATION TITLE: Public Works Director
DEPARTMENT: Public Works
FLSA STATUS:
REPORTS TO: County Administrator
PAY GRADE:

JOB SUMMARY

This position is responsible for planning, organizing, and directing Public Works operations for the county, including managing all county roads, engineering, capital projects, solid waste, public buildings and county vehicle maintenance.

ESSENTIAL FUNCTIONS

- Oversees the County's solid waste services as well as maintenance of County roads, bridges, sidewalks, parks, buildings, and other County property.
- Supervises the activities of technical staff and subordinate supervisors responsible for carrying out the services and functions of the Department; this includes assignment and review of projects, evaluating performance, administering discipline and making hiring, termination and pay change recommendations.
- Conducts regular staff meetings to review progress, accomplishments, budget and plans for the Public Works Department.
- Develops and recommends goals and objectives for the Public Works Department to ensure compliance with County Administrator and County Commission directives.
- Develops, recommends, and monitors the Departmental budget.
- Coordinates Public Works resources to respond to urgent repair or clean-up situations in the County.
- Assists the County Administrator in developing short- and long-range plans in all areas of public works.
- Develops, recommends, and implements work schedules, operating policies, and procedures in order to accomplish departmental goals and objectives.
- Communicates with the County Administrator monthly regarding Public Works operations; prepares reports and correspondence related to departmental activities, direction, and accomplishments; attends staff and County Commission meetings as required.
- Reviews and approves equipment requests and specifications for equipment purchases, solicits bids, and submits purchase requests to the County Administrator for approval.
- Submits funding requests related to county road construction and maintenance to the DOT.
- Serves as fleet manager for all county departments, including supervising the equipment maintenance program and the preparation of equipment specifications.
- Administers and supervises the Land Use Development Standards ordinance, Erosion Control program, and National Flood Insurance program.
- Provides technical engineering assistance to the Water and Sewer, and Industrial Development Authorities.
- Communicates with residents to resolve customer service concerns.
- Performs other duties as assigned.

KNOWLEDGE, SKILLS, AND COMPETENCIES

- ✓ Knowledge of County waste collection and County infrastructure maintenance and repair of roads and bridges.
- ✓ Knowledge of the hazards, safety precautions and proper operation of equipment, trucks and machinery used in the repair and maintenance of roads, bridges, sidewalks, buildings, grounds, etc.
- ✓ Knowledge of County ordinances and codes, policies, and procedures.
- ✓ Skill in reading blueprints and schematics.
- ✓ Knowledge of modern management and supervisory techniques.
- ✓ Knowledge of modern office procedures and equipment.
- ✓ Skill in using a variety of computer programs for administrative functions including spreadsheets.
- ✓ Excellent written and verbal communication skills.
- ✓ Ability to develop and administer departmental budget.
- ✓ Ability to interpret and apply engineering and construction-related standards.
- ✓ Ability to adhere to and instruct subordinates on safe equipment operating procedures and respond to dangerous situations accordingly.
- ✓ Ability to establish and maintain effective working relationships with County officials, employees, and the public.
- ✓ Ability to operate a motor vehicle.
- ✓ Ability to develop long-range work plans and guide the work of subordinates to meet the goals and objectives set for the Public Works Department.

SUPERVISORY AND MANAGEMENT RESPONSIBILITY

This position is responsible for the management and supervision of all staff in the Public Works Department.

GUIDELINES

Guidelines include relevant state and federal laws and regulations, federal EPA and state EPD guidelines, County and department policies and procedures, DOT manual, and the County's Employee Handbook. These guidelines require judgment, selection, and interpretation in application. This position develops departmental guidelines.

COMPLEXITY/SCOPE OF WORK

- ✓ The work consists of administrative and supervisory duties with occasional manual labor involving the proper use of a variety of equipment.
- ✓ The purpose of this position is to direct the work of personnel involved in road and bridge construction, maintenance, and solid waste management. Successful performance in this position helps ensure the repair and maintenance of county roads, proper collection and disposal of solid waste, and efficient operations of the department.

MINIMUM QUALIFICATIONS

- ✓ Knowledge and level of competency are commonly associated with the completion of a bachelor's degree in a course of study related to the position.
- ✓ Minimum of five (5) years of work experience in a related field required, including three (3) years of increasingly responsible supervisory experience in related field.
- ✓ Valid State of Georgia driver's license.
- ✓ Or an equivalent combination of education and experience.
- ✓ Bachelor's degree in civil engineering from an accredited university is preferred.
- ✓ Professional Engineer Registration in the State of Georgia is preferred.

PERFORMANCE APTITUDES AND ADA COMPLIANCE

Language: Ability to read, analyze, interpret, and communicate the intricacies of complex documents such as reports, budget awards, and other like information. Ability to write and clearly convey information through routine reports and correspondence in English.

Mathematical: Ability to add, subtract, multiply and divide all units of measure, using whole numbers, common fractions, and decimals. Ability to compute rate, ration, and percent and to draw and interpret graphs.

Communication: Must be able to communicate orally and in written form in a professional manner to give or exchange information, resolve problems, and to provide service to subordinates, elected officials, commission members, and coworkers.

Reasoning: Ability to apply common sense understanding to carry out instructions furnished in written, oral, or diagram form. Ability to deal with problems involving several concrete variables in standardized situations. Ability to define problems, collect data, establish facts, and draw valid conclusions.

Physical Ability: The physical demands described here are representative of those that must be met by an employee to successfully perform the essential functions of the job. Reasonable accommodations may be made to enable individuals with disabilities to perform the essential functions. This work is performed indoors and outdoors with the employee sitting, standing, walking, bending, crouching, carrying pulling, balancing, kneeling, or stooping and may require physical exertion over moderately long periods of time. The employee may lift light to heavy objects and use equipment requiring a high degree of dexterity.

Sensory Requirements: Some tasks require the ability to perceive and discriminate sounds and visual cues or signals, distinguish between shades of color, and utilize a sense of smell. Some tasks require the ability to communicate orally.

Equipment, Tools, and Materials Utilization: Requires the ability to operate, maneuver and/or control the actions of equipment, tools, and/or materials used in performing essential functions such as computer, heavy equipment, and county vehicles. Also requires the ability to handle basic tools such as packing tools, socket wrenches, power tools, and screwdrivers.

Environmental Factors: Essential functions are regularly performed indoors and outdoors, occasionally in cold or inclement weather, or within water, and may require the use of protective devices such as masks, goggles, and gloves. The work may require it to be performed in a very noisy place. The employee is exposed to dust, dirt, grease, machinery with moving parts, raw sewage, and contagious or infectious diseases or irritating chemicals.

Travel: This position may be required to travel to training throughout the region, conferences, commission meetings, or other meetings. Must possess a valid driver's license and have access to reliable transportation. This position sometimes requires you to attend meetings or conferences outside of normal work hours.

Hart County is an Equal Opportunity Employer. In compliance with the Americans with Disabilities Act, the County will provide reasonable accommodations to qualified individuals with disabilities and encourages both prospective and current employees to discuss potential accommodations with the employer.

I, the employee, understand that this document is not to be construed as a contract, either implied or elicited. All information contained herein is merely an attempt by Hart County to explain the essential duties that I am expected to perform. I understand that, at my supervisor's discretion, additional duties and responsibilities may be placed upon me at any time.

Employee's Signature and Date: _____

Supervisor's Signature and Date: _____



MEMORANDUM

Terrell Partain,
County Administrator
October 6, 2025

RE: Item 12 B Bid Award Recreation Basketball Uniforms

Bids, Rec Advisory Board recommendation, and bid tab are attached.

The rec board recommends the award to Go Sports

BASKETBALL UNIFORMS BID TAB OCT 2025-----FY26

		YOUTH	ADULT	BRAND
Let's Play Sports	Duluth	\$ 17.95	\$ 17.95	Hayah
GO Sports USA Inc	Clarkston	\$ 22.50	\$ 22.50	not listed
Garretsons Sport Center	Watkinsville	\$ 24.00	\$ 24.00	Hall of Fame custom
Ad-Wear & Specialty	Hartwell	\$ 37.11	\$ 37.11	Champro

HART COUNTY RECREATION DEPARTMENT
BIDS FOR 2025-2026 Youth Basketball Uniforms

DATE BIDS DUE: Thursday, September 18, 2025
3:30 p.m.



BID FORM
HART COUNTY BOARD OF COMMISSIONERS
800 CHANDLER ST., HARTWELL, GA 30643

The (Company) HAYAH INC DBA Lets Play Sports
submits herewith Bid in response to bid request in this package, and in compliance with
the description(s) and/or specification(s) attached hereto:

NOTE: You must sign and complete the Bid Supplemental Form. Please read this
document completely and thoroughly. Complete all requirements to be considered
for this bid.

PRICE:

(see attached list price sheet)

The following Addenda to the Bidding and Contract Documents are acknowledged:

Addendum No: _____

Dated: _____

Addendum No: _____

Dated: _____

OFFICIAL COMPANY 1737 Malvern Hill Pl.
ADDRESS Duluth GA 30097
CITY/STATE/ZIP _____
SIGNATURE [Signature]
PRINT NAME RIZWAN KHAN

Corporate Seal
(if applicable below)

TITLE CEO
PHONE 404-550-9188
DATE 9-8-2025
FAX# 770-216-1747
EMAIL: info@letsplaysports.com

BID FOR 2025-2026 YOUTH BASKETBALL UNIFORMS

PRICE LIST SHEET

The Hart County Recreation Department is seeking bids for the 2025-2026 Youth Basketball Uniforms. Please submit your business' sealed bid to the above listed address by Thursday, September 18, 2025 at 3:30 PM.

There will be approximately 100-150 Basketball players. Actual numbers will be determined through registration.

List prices per individual item or set

Uniform Bid Specifications

The Hart County Recreation and Parks Department is seeking bids for the 2025-2026 Youth Basketball Program uniforms. There will be approximately 100-150 Basketball players. Actual numbers will be determined through program registration.

Vendor is to provide a reversible tank top jersey for the Youth Basketball program. Listed below are the specifications for the tank top jersey. Extra tank top jerseys should be available as needed due to added participants or wrong size within two (2) weeks of order. Uniforms will be available in numerous colors. Vendor will meet with Recreation and Parks Director as needed to finalize and verify sizes before an order is made. Vendor will provide two (2) full uniform size runs for fitting participants. Price will include any setup and delivery charges.

List Name Brand: Hayak Inc.
Basketball Jerseys (or equal quality): Youth Size \$ 17.95 Adult size \$ 17.95

NOTE: Any subsequent reorder of a jersey(s) will be charged the same price as all other jerseys.

Jersey Specifications

A fully sublimated reversible single ply basketball tank jersey with various colors on one side and white on the other side. The material shall be 100% polyester, poly/spandex stretch body fabric or the equivalent.

A two color, 4-inch legal basketball number shall be on the front of the jersey with **HCRPD** printed in block letters above the team name (Bulldogs) and the number. The team name shall also be on the front above the number. A 6-inch, two color, legal basketball number (same number as the front) shall be on the back of the jersey. Enough space shall be left on top of the back of each jersey for player's name. The white side of the jersey shall be printed the same as the orange side.

*** All artwork must be approved before uniforms are made. ***

**BID SUPPLEMENTAL FORM
HART COUNTY BOARD OF COMMISSIONERS**

DATE: 9-11-2025

NOTICE: Hart County Purchasing Policy prohibits awards to a (1) county employee, (2) employee of a constitutional officer, (3) a Board of Commissioner Member, (4) Constitutional Officer or to a company/business where a county employee/Constitutional Officer holds any interest. These prohibitions also apply to immediate family members of those listed above. By signing below you are confirming that these prohibitions do not apply to your company/bid.

References: Name Title Organization Phone Number email address

1. City of Gainesville, Kim Harris, 352-393-8358, harris.kd@cityofgainesville.org

2. Brittany Garrett, Murfrees Park & Rec, 615 907 2251, bgarrett@murfreesboron.gov

3. Catherine Casino, Oakland Park & Rec, 510 238 3094, ccasino@oaklandca.gov

Hartley Inc. (Bidder) takes the following

exceptions to the specification and bid documents: (Please include all changes or equivalent offerings to this bid below or on an additional sheet of paper) (Important: See

Section II)

We will supply our own brand Hartley Inc. Jossays that will be compatible with any big brand name. Fully Sublimated Print on both sides light wt. stretch fabric suitable for Reversibles.

SIGNATURE:



Date:

9-11-2025

HART COUNTY RECREATION DEPARTMENT
BIDS FOR 2025-2026 Youth Basketball Uniforms

DATE BIDS DUE: Thursday, September 18, 2025
3:30 p.m.



BID FORM
HART COUNTY BOARD OF COMMISSIONERS
800 CHANDLER ST., HARTWELL, GA 30643

The (Company) Garretsen's Sport Center
submits herewith Bid in response to bid request in this package, and in compliance with
the description(s) and/or specification(s) attached hereto:

NOTE: You must sign and complete the Bid Supplemental Form. Please read this
document completely and thoroughly. Complete all requirements to be considered
for this bid.

PRICE:

(see attached list price sheet)

The following Addenda to the Bidding and Contract Documents are acknowledged:

Addendum No: _____ Dated: _____
Addendum No: _____ Dated: _____

OFFICIAL COMPANY
ADDRESS 1071 Jonestown Blvd
CITY/STATE/ZIP Watkinsonville, GA 30677

SIGNATURE MA CA
PRINT NAME M Chase Carter
TITLE Team Sales Rep
PHONE 706-977-6018 cell 678-993-3190 office
DATE 9/15/2025

FAX# _____
EMAIL: Chase@garretsen-sports.com

Corporate Seal
(if applicable below)

6

**BID FOR 2025-2026 YOUTH BASKETBALL UNIFORMS
PRICE LIST SHEET**

The Hart County Recreation Department is seeking bids for the 2025-2026 Youth Basketball Uniforms. Please submit your business' sealed bid to the above listed address by Thursday, September 18, 2025 at 3:30 PM.

There will be approximately 100-150 Basketball players. Actual numbers will be determined through registration.

List prices per individual item or set

Uniform Bid Specifications

The Hart County Recreation and Parks Department is seeking bids for the 2025-2026 Youth Basketball Program uniforms. There will be approximately 100-150 Basketball players. Actual numbers will be determined through program registration.

Vendor is to provide a reversible tank top jersey for the Youth Basketball program. Listed below are the specifications for the tank top jersey. Extra tank top jerseys should be available as needed due to added participants or wrong size within two (2) weeks of order. Uniforms will be available in numerous colors. Vendor will meet with Recreation and Parks Director as needed to finalize and verify sizes before an order is made. Vendor will provide two (2) full uniform size runs for fitting participants. Price will include any setup and delivery charges.

List Name Brand: Hall of Fame Sports - Custom
Basketball Jerseys (or equal quality): Youth Size \$ 24 Adult size \$ 24

NOTE: Any subsequent reorder of a jersey(s) will be charged the same price as all other jerseys.

Jersey Specifications

A fully sublimated reversible single ply basketball tank jersey with various colors on one side and white on the other side. The material shall be 100% polyester, poly/spandex stretch body fabric or the equivalent.

A two color, 4-inch legal basketball number shall be on the front of the jersey with **HCRPD** printed in block letters above the team name (Bulldogs) and the number. The team name shall also be on the front above the number. A 6-inch, two color, legal basketball number (same number as the front) shall be on the back of the jersey. Enough space shall be left on top of the back of each jersey for player's name. The white side of the jersey shall be printed the same as the orange side.

***** All artwork must be approved before uniforms are made. *****

**HART COUNTY RECREATION DEPARTMENT
BIDS FOR 2025-2026 Youth Basketball Uniforms**

**DATE BIDS DUE: Thursday, September 18, 2025
3:30 p.m.**

**BID FORM
HART COUNTY BOARD OF COMMISSIONERS
800 CHANDLER ST., HARTWELL, GA 30643**



submits herewith Bid in response to bid request in this package, and in compliance with the description(s) and/or specification(s) attached hereto:

NOTE: You must sign and complete the Bid Supplemental Form. Please read this document completely and thoroughly. Complete all requirements to be considered for this bid.

PRICE:

(see attached list price sheet)

The following Addenda to the Bidding and Contract Documents are acknowledged:

Addendum No: _____

Dated: _____

Addendum No: _____

Dated: _____

OFFICIAL COMPANY

ADDRESS 8120 Westglen Drive

CITY/STATE/ZIP Houston, Texas 77063

SIGNATURE

President

Ad Wear & Specialty of Texas, Inc.

PRINT NAME David T. Tanenbaum

TITLE President

PHONE 713-953-9881 Ext. 6

DATE 09/17/2025

FAX# 713-953-99893

EMAIL: david@adwearer.com

Corporate Seal
(if applicable below)

**HART COUNTY RECREATION DEPARTMENT
BIDS FOR 2025-2026 Youth Basketball Uniforms**

**DATE BIDS DUE: Thursday, September 18, 2025
3:30 p.m.**



**BID FORM
HART COUNTY BOARD OF COMMISSIONERS
800 CHANDLER ST., HARTWELL, GA 30643**

GO SPORTS USA, Inc

The (Company)

submits herewith Bid in response to bid request in this package, and in compliance with the description(s) and/or specification(s) attached hereto:

NOTE: You must sign and complete the Bid Supplemental Form. Please read this document completely and thoroughly. Complete all requirements to be considered for this bid.

PRICE:

(see attached list price sheet)

The following Addenda to the Bidding and Contract Documents are acknowledged:

Addendum No: ✓

Dated: 9/18/2025

Addendum No: ✓

Dated: 9/15/2025

Go

OFFICIAL COMPANY ADDRESS

799 park north blvd

CITY/STATE/ZIP

clarkston GA 30021

SIGNATURE

Muhammad Arfan

PRINT NAME

sale manager

Corporate Seal

(if applicable below)

PHONE

404-297-0121

DATE

FAX#

EMAIL:

**BID FOR 2025-2026 YOUTH BASKETBALL UNIFORMS
PRICE LIST SHEET**

The Hart County Recreation Department is seeking bids for the 2025-2026 Youth Basketball Uniforms. Please submit your business' sealed bid to the above listed address by Thursday, September 18, 2025 at 3:30 PM.

There will be approximately 100-150 Basketball players. Actual numbers will be determined through registration.

List prices per individual item or set

Uniform Bid Specifications

The Hart County Recreation and Parks Department is seeking bids for the 2025-2026 Youth Basketball Program uniforms. There will be approximately 100-150 Basketball players. Actual numbers will be determined through program registration.

Vendor is to provide a reversible tank top jersey for the Youth Basketball program. Listed below are the specifications for the tank top jersey. Extra tank top jerseys should be available as needed due to added participants or wrong size within two (2) weeks of order. Uniforms will be available in numerous colors. Vendor will meet with Recreation and Parks Director as needed to finalize and verify sizes before an order is made. Vendor will provide two (2) full uniform size runs for fitting participants. Price will include any setup and delivery charges.

List Name Brand: _____
Basketball Jerseys (or equal quality): Youth Size \$ 22.50 Adult size \$ 22.50

NOTE: Any subsequent reorder of a jersey(s) will be charged the same price as all other jerseys.

Jersey Specifications

A fully sublimated reversible single ply basketball tank jersey with various colors on one side and white on the other side. The material shall be 100% polyester, poly/spandex stretch body fabric or the equivalent.

A two color, 4-inch legal basketball number shall be on the front of the jersey with **HCRPD** printed in block letters above the team name (Bulldogs) and the number. The team name shall also be on the front above the number. A 6-inch, two color, legal basketball number (same number as the front) shall be on the back of the jersey. Enough space shall be left on top of the back of each jersey for player's name. The white side of the jersey shall be printed the same as the orange side.

***** All artwork must be approved before uniforms are made. *****

**BID SUPPLEMENTAL FORM
HART COUNTY BOARD OF COMMISSIONERS**

DATE:

9/15/2011

NOTICE: Hart County Purchasing Policy prohibits awards to a (1) county employee, (2) employee of a constitutional officer, (3) a Board of Commissioner Member, (4) Constitutional Officer or to a company/business where a county employee/Constitutional Officer holds any interest. These prohibitions also apply to immediate family members of those listed above. By signing below you are confirming that these prohibitions do not apply to your company/bid.

References: Name Title Organization Phone Number email address

1.

2.

3.

(Bidder) takes the following exceptions to the specification and bid documents: (Please include all changes or equivalent offerings to this bid below or on an additional sheet of paper) **(Important: See Section II)**

Go Home USA -

SIGNATURE:



Date:

9/15/2011



**Hart County Recreation Department
Recreation Advisory Board Minutes
Called Meeting
September 30, 2025**

Call to Order: The meeting was called to order by Chairman, Bob Frye

Present: Lonnie Robinson, Steve Wehunt, Erin Gaines, Casey Powell, Mason Bowers (via phone)

Staff Present: Jim Owens, Recreation Director

Visitor: None

Approval of the Agenda: Motion was made by Mr. Powell to approve the amended agenda. Mr. Wehunt gave a second. Vote: 6-0

Invited Guest: None.

Chairman's Report: None

Board Member Reports: Mr. Bowers reported about the two travel ball tournaments that were held at the SRC on 9/20-21 and 9/27-28. Tournament visitors were estimated at nearly 1000 spectators each weekend. Director Owens informed the Board that the facility usage fees totaled over \$3,000.00 for the two weekends.

Director's Report: Director Owens noted that our last NGYFA home football games would be 10/4.

Old Business: A motion was made to recommend Go Sports USA, Inc. for the Youth Basketball uniforms recommendation for the 2025-2026 by Mr. Powell. A second was given by Mrs. Gaines. Vote: 6-0.

New Business: Batting Cage bid document recommendation to the BOC. A motion was given by Mrs. Gaines. A second by Mr. Robinson. Vote: 6-0.

Where We Play Playground repair money request. A motion was given by Mr. Robinson, a second by Mr. Powell. Vote: 6-0

The Board wants clarity about the Dog Leash policy verbiage saying "or under control."

Public Comment: None.

Adjournment: A motion to adjourn was made by Mr. Robinson. A second was given by Mr. Wehunt..

Minutes by James A. Owens, CPRP
Recreation and Parks Director

Next scheduled meeting: October 21, 2025, at 6:00 pm at the Clay Street Park HYDRA meeting room. Meeting time may be changed due to circumstances. Notification will be given as soon as possible in the event of a change.



MEMORANDUM

Terrell Partain,
County Administrator
October 9, 2025

RE: Item 12 C Approval of draft Milage Rate

We have received the Official Digest. Attached is the PT-35 rollback / milage rate form. Action needed is to approve the draft of this so the five-year history and public meeting for final approval can be advertised as required by law. We also need to schedule a called meeting on the 23rd or 24th so the date can be included in the advertising.

PT-32.1 - Computation of MILLAGE RATE ROLLBACK AND PERCENTAGE INCREASE IN PROPERTY TAXES - 2025

COUNTY:		TAXING JURISDICTION:		
ENTER VALUES AND MILLAGE RATES FOR THE APPLICABLE TAX YEARS IN YELLOW HIGHLIGHTED BOXES BELOW				
DESCRIPTION	2024 DIGEST	REASSESSMENT OF EXISTING REAL PROP	OTHER CHANGES TO TAXABLE DIGEST	2025 DIGEST
REAL	1,818,377,289	46,366,232	84,055,560	1,948,799,081
PERSONAL	188,071,696		15,575,320	203,647,016
MOTOR VEHICLES	132,260,560		(119,657,750)	12,602,810
MOBILE HOMES	12,583,049		(592,141)	11,990,908
TIMBER -100%	582,003		79,382	661,385
HEAVY DUTY EQUIP	601,974		436,913	1,038,887
GROSS DIGEST	2,152,476,571	46,366,232	(20,102,716)	2,178,740,087
EXEMPTIONS	262,579,849		(9,642,215)	252,937,634
NET DIGEST	1,889,896,722	46,366,232	(10,460,501)	1,925,802,453
	(PYD)	(RVA)	(NAG)	(CYD)
2024 MILLAGE RATE:	4.072	2025 MILLAGE RATE:		3.974
CALCULATION OF ROLLBACK RATE				
DESCRIPTION	ABBREVIATION	AMOUNT	FORMULA	
2024 Net Digest	PYD	1,889,896,722		
Net Value Added-Reassessment of Existing Real Property	RVA	46,366,232		
Other Net Changes to Taxable Digest	NAG	(10,460,501)		
2025 Net Digest	CYD	1,925,802,453	(PYD+RVA+NAG)	
2024 Millage Rate	PYM	4.072	PYM	
Millage Equivalent of Reassessed Value Added	ME	0.098	(RVA/CYD) * PYM	
Rollback Millage Rate for 2025	RR - ROLLBACK RATE	3.974	PYM - ME	
CALCULATION OF PERCENTAGE INCREASE IN PROPERTY TAXES				
If the 2024 Proposed Millage Rate for this Taxing Jurisdiction exceeds Rollback Millage Rate computed above, this section will automatically calculate the amount of increase in property taxes that is part of the notice required in O.C.G.A. § 48-5-32.1(c) (2)	Rollback Millage Rate	3.974		
	2025 Millage Rate	3.974		
	Percentage Tax Increase	0.00%		



MEMORANDUM

Terrell Partain,
County Administrator
October 9, 2025

RE: Item 12 D Approval of draft Insurance Premium Fund and LOST Rollback milage Rates

Attached is the Insurance Premium and LOST rollback calculation sheet. This too needs to be approved as a draft. The actual resolution will be approved at the meeting called after advertisement.

Tax year 2025

COUNTYWIDE

Step 1: go the dor website and get the figures for insurance premium and LOST

<https://etax.dor.ga.gov/ptd/download/index.aspx>

Hart	1,570,485.48	4,210,258.06
------	--------------	--------------

Step 2: get county wide digest NET from roll back form

1,925,802,453

Step 3: determine rollback LOST

2.186

Fire, Code enforcement, and other unincorporated
therefore ins prem rollback does not apply
2025 Millage

3.974 TOTAL

Step 4: determine rollback Insurance
premium

0.815

total rollback
3.002

if applying the rollback for Insurance premium then will have a differential millage for inc and unc
gross must be same. Therefore you will have to raise the inc millage rate above the rollback rate to apply the insurance

alternatively costs can be shifted for services applied only to unc (ie roads) to the insurance premium fund and millage



MEMORANDUM

Terrell Partain,
County Administrator
October 6, 2025

RE: Item 13 A Request to bid Cover for Batting Cages Rec Department

The Rec Department is requesting to solicit bids for a carport type cover for the batting cages at the Elberton Hwy. Park. The bid packet is attached.

**HART COUNTY BOARD OF COMMISSIONERS
800 Chandler Street
HARTWELL, GA 30643**

DATE: October 1, 2025

BID NOTICE

Sealed bids for **Sports & Recreation Complex Batting Cage Cover** at the Hart County Recreation and Parks Department, 200 Clay Street, are subject to the conditions and provisions set forth in the attached bid package and will be received at the Hart County Board of Commissioners office until **Thursday November 21, 2025, at 3:00 PM**. The commodities and/or services must be furnished as described and specified in this package.

Bids must be received either via mail or hand delivered in a **sealed envelope**. Faxed bids will not be accepted.

Please address mailed, Fed-Ex, UPS, or hand delivered bids to:

HART COUNTY BOARD OF COMMISSIONERS
Attn: Sports & Recreation Complex Batting Cage Cover
800 CHANDLER STREET
HARTWELL, GA 30643
ATTN: Jean Teasley

NOTE: Some "Next Day" deliveries may not get delivered to this office prior to the bid opening. Please be aware of this and make arrangements to have your bid here on time, as late bids will be rejected.

NOTICE: If you are downloading this information from a web page, you must register with Hart County at the contact information listed in **Section V, Interpretations or Addenda** or via email at jconwell@hartcountyga.gov. This is the only way Hart County can be sure that you receive all addendum and relevant information for this bid.

***THANK YOU FOR YOUR CONSIDERATION
OF THE HART COUNTY RECREATION AND PARKS DEPARTMENT***



HART COUNTY RECREATION AND PARKS DEPARTMENT
BIDS FOR Sports & Recreation Complex Batting Cage Cover

DATE BIDS DUE: Thursday, November 21, 2025
3:00 p.m.

BID FORM
HART COUNTY BOARD OF COMMISSIONERS
800 CHANDLER ST., HARTWELL, GA 30643

The (Company)_____

submits herewith Bid in response to bid request in this package, and in compliance with the description(s) and/or specification(s) attached hereto:

NOTE: You must sign and complete the Bid Supplemental Form also.

PRICE:

(see attached list price sheet)

The following Addenda to the Bidding and Contract Documents are acknowledged:

Addendum No: _____

Dated: _____

Addendum No: _____

Dated: _____

OFFICIAL COMPANY
ADDRESS _____

CITY/STATE/ZIP _____

SIGNATURE _____

PRINT NAME _____

TITLE _____

PHONE _____

DATE _____ FAX# _____

EMAIL _____

Corporate Seal (if applicable)

BID FOR: Sports & Recreation Complex Batting Cage Cover

PRICE LIST SHEET

Final design must be pre-approved by the Recreation and Parks Director. For any questions, contact James A. Owens, Director, at (706) 376-8528 or jowens@hartcountyga.gov

Description:

Building: 38'W x 120'L

New Concrete: 38'x 42' (added to the left side of the current batting cages)

Roof: Dark Green (Color matches other buildings in the park)

Trim Color: Dark Green (Color matches other buildings in the park)

Siding Color: Dark Green (Color matches other buildings in the park)

Frame Spacing: 3' O.C.

Roof Style: A Frame Vertical

Roof Pitch: 3/12

Roofing Overhang: 6"

Leg Style: Double Legs

Gauge: 14 Gauge Framing

Engineer Certified: 130/30 Certification

Leg Height: 13'

Left Side: Top – 3' Panel – Siding: Vertical

Right Side: Top – 3' Panel – Siding: Vertical

Front End: Gable End – Siding: Vertical

Back End: Gable End – Siding: Vertical

Color Matching Screws

Gutters and Down Spouts: Each side of structure – front and back – down spouts to be at same end of the structure

**BID SUPPLEMENTAL FORM
HART COUNTY BOARD OF COMMISSIONERS**

DATE: _____

NOTICE: *Hart County Purchasing Policy prohibits awards to a (1) county employee, (2) employee of a constitutional officer, (3) a Board of Commissioner Member, (4) Constitutional Officer or to a company/business where a county employee/Constitutional Officer holds any interest. These prohibitions also apply to immediate family members of those listed above. By signing below you are confirming that these prohibitions do not apply to your company/bid.*

References: Name Title Organization Phone Number email address

1.

2.

3.

_____(Bidder) takes the following exceptions to the specification and bid documents: (Please include all changes or equivalent offerings to this bid below or on an additional sheet of paper) **(Important: See Section II)**

SIGNATURE: _____

Date: _____

I. GENERAL INFORMATION FOR BIDDERS

Hart County Reserves the right to reject any and all bids, further negotiate with one or more bidders, and waive any technicalities or informalities if it is deemed in the best interest of the County. Hart County assumes no responsibility in the costs incurred by the bidder in preparing a response.

It is the bidder's responsibility to verify all quantities and specifications are met to perform the work as specified herein, before submitting their bid. Price submitted shall include all labor and materials for completion of the work. In the event of a conflict between these specifications and any referenced specifications, the higher quality specification shall supersede. Qualities listed are approximate and may be varied at the discretion of the Owner.

Bids submitted and prices submitted shall be valid for 90 days after submittal of bids. After this 90 day period, the bidder has the right to withdraw his pricing or be awarded the work at the bid price should the County choose to award this work. If only one bid is received, the County may choose to not open the bid and solicit additional bids prior to opening all bids in a public meeting.

If unit prices are required to be submitted with bid, these unit prices will be applied to any changes that occur in the project as directed by the owner through a formal change order. The unit prices submitted will include all expenses including engineering, profit, overhead or any other expenses occurring with the charged unit. Changes/unit prices will apply to both additions and deletions of work.

II. INTERPRETATIONS OR ADDENDA

Any questions concerning this invitation should be directed via email to:

James A. Owens, CPRP
Recreation and Parks Director
200 Clay Street
Hartwell, GA 30643
706-376-8528
jowens@hartcountyga.gov

Hart County reserves the right to reject any or all bids, to further negotiate with one or more bidders, and to waive any technicalities and informalities, and to accept the bid deemed to be in the best interest of the County.

No oral changes or interpretations shall be made to any bidder regarding the Bid Documents or any part thereof. Every request for an interpretation shall be made in writing via fax or mail to the contact information above.

Any inquiry received five or more days prior to the date fixed for acceptance of bids will be given consideration and addressed to all known bidders in the form of an Addendum. Any changes or interpretations to the specification shall also be in the form of an Addendum to the Bid Documents. All Addenda will be faxed and mailed to each person holding bid documents, but it shall be the bidder's responsibility to make inquiries as to the Addenda issued. All such Addenda shall become part of the Bid Documents and all bidders shall be bound by such Addenda, whether or not received by the bidders. It shall be the bidder's responsibility to ensure delivery of any and all requests for interpretations.



MEMORANDUM

Terrell Partain,
County Administrator
October 6, 2025

RE: Item 13 B City of Hartwell Annexation of Parcel I57F 010 (rec. 9/24/25)

Attached is the notification I received from the City of Hartwell on 9/24/25 via email.
The property is contiguous to existing city property.



September 8th, 2025

To: Hart County Board of Commissioners
ATTN: Terrell Partain
County Administrator
800 Chandler Street
Hartwell, GA 30643

Hart County Charter System
ATTN: Jennifer Carter
Superintendent
284 Campbell Drive
Hartwell, GA 30643

From: Jason Ford, Zoning Administrator
City of Hartwell

Subject: Notice of Receipt of Petition for Annexation

In accordance with O.C.G.A 36-36-6, 36-36-21, and 36-36-111, the City of Hartwell hereby notifies the Hart County Board of Commissioners and the Hart County Charter System that on September 8th, 2025, the City of Hartwell has accepted a petition to annex property into the city limits. Note, this notification is being provided by "verifiable delivery" which includes "electronic mail" and the notification is taking place within the 30-day requirement of O.C.G.A. The request for annexation and zoning assignment by the property owner Terry Ann McHan using the 100% annexation method is for Tax Parcel(s) I57F 010. Note, a portion of this property is already in the city limits. The current boundary splits the parcel. That said, the total parcel is approximately 29.32 acres. The petitioner is requesting that the remaining portion of her property not in the city be annexed and zoned R1 - Single Family Residential, just like the rest of the parcel that is in the city. There are no development plans attached as none were submitted.

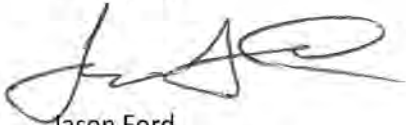
Enclosed you will find a copy of the petitioner's letter of intent, the annexation petition which includes a map and description of the property to be annexed, and the proposed zoning requested for the area.

The parcel involved is in Hart County, GM District 1112 and shown on the Hart County Parcel Map as I57F 010.

The case will be heard by Hartwell's Planning and Zoning Commission on its regularly scheduled hearing date of October 23rd, 2025.

Please call or email if you have any questions.

Thank you,

A handwritten signature in black ink, appearing to read 'J. Ford', with a stylized, flowing script.

Jason Ford
Zoning Administrator
Hartwell



CITY OF HARTWELL
PLANNING AND ZONING DEPARTMENT
456 E. HOWELL STREET
HARTWELL, GA 30643

PETITION FOR ANNEXATION/ORDINANCE AMENDMENT/MAP
AMENDMENT/REZONE/VARIANCE REQUEST/SPECIAL EXCEPTION

Incomplete applications will not be processed.

Persons interested in submitting a petition for land use updates in the City of Hartwell must adhere to the following procedure and information required for requesting official map amendments. Prior to processing any such application, the applicant shall be required to file the necessary documentation and follow the procedures set forth in Section 42 of the City of Hartwell Code of Ordinances.

A petition shall be made in writing to the Planning and Zoning Department on forms provided by the department. Each application shall include the signatures of the applicant and property owner. It shall affirm the owner is in fact the current owner of record. The letter of agency form shall be notarized.

No petition will be considered to have been made until such form(s), as described in Section 42-526, have been completed and submitted to the Planning and Zoning Department with the established fees as established by the City Council and supporting materials as required.

Any communication relative to a petition for a change will be regarded as informational only until a proper and complete petition is accepted by the Director of the Planning and Zoning Department or designee. The Planning and Zoning Department shall review the petition for completeness within 5 workdays following the submission deadline. Incomplete or improper petition will be returned to the applicant with a list of deficiencies and signed by the Director. The application submission deadline shall be the last Thursday of every month, unless said day is a holiday, as may be established by City Council, then the deadline shall be the day before.

Deadline for Submission – Petitioners for land use change must be filed with the Planning and Zoning Department by the last Thursday of the month. An accepted petition will be heard by the Planning and Zoning Board on the fourth Thursday of the second month following the application deadline in City Hall, 456 E. Howell St., Hartwell, GA 30643. (Example: Petition due last Thursday of May; Scheduled Public Hearing in July).

Petition forms are available at City Hall or online at www.hartwellga.gov under the forms section.

PETITION FOR ANNEXATION/ORDINANCE AMENDMENT/MAP
AMENDMENT/REZONE/VARIANCE REQUEST/SPECIAL EXCEPTION

1. Applicant Name: Terry Ann McHan
2. Owner Name: Terry Ann McHan
3. Mailing Address: 56 Brown Street
4. Email Address: mchanj@bellsouth.net
5. Phone: (home) 404-964-3459 (office) _____ (cell) _____

Change Requested:

- ☒ Annexation (Zoning Assignment)
- ☐ Ordinance Amendment
- ☐ Map Amendment (Rezoning)
- ☐ Variance Request
- ☐ Special Exception
- ☐ Subdivision
- ☐ Conditional Use

Date: 09/05/25

Tax Parcel(s): I57F 010

Address (if designated): N/A

Current Zoning: N/A (If annexation is selected fill in NA)

Current Zoning of adjacent properties: North R1 South N/A East: R1 West: N/A

Proposed Zoning: R1

The Comprehensive Plan Character Map category in which the property will be located. (See Zoning Administrator for a copy of the Comprehensive Plan) VILLAGE RESIDENTIAL

Area of land proposed to be changed (stated in square feet if less than one acre): 28 ACRES +/-

Present Use of Property Wooded Desired Use of Property Future Residential

Please provide the following additional information:

- A. Copy of warranty deed for proof of ownership and if not owned by applicant, please complete attachment 1 demonstrating agency of applicant from each property owner for all property and have notarized.
- B. Application Fee: \$300

- THE ABOVE STATEMENTS AND ACCOMPANYING MATERIALS ARE COMPLETE AND ACCURATE. PETITIONER HEREBY GRANTS PERMISSION FOR PLANNING AND ZONING PERSONEL OR ANY LEGAL REPRESENTATIVE OF THE CITY OF HARTWELL TO ENTER UPON AND INSPECT THE PROPERTY FOR ALL PURPOSES ALLOWED AND REQUIRED BY THE CITY OF HARTWELL CODE OF ORDINANCES.

Sept. 5, 2025
Date

Paid: \$ 300 (cash) _____ (check) ☒ (credit card) _____
Date Paid: 9/15/25
Date Application Received: 9/8/25
Reviewed for completeness by: Jason Ford - 9/8/25
Date of Planning and Zoning Hearing: 10/23/25
Date submitted to newspaper: 9/15/25
Date sign posted on property: _____



100 Percent Method - Annexation Petition

Sept. 5, 2025
Date of Submission

To the Mayor and City Council of Hartwell, Georgia:

1. We, the undersigned, all of the owners of all real property of the territory described herein respectfully request that the Hartwell City Council annex this territory to the City of Hartwell, Georgia, and extend the city boundaries to include the same.
2. The territory to be annexed is unincorporated and contiguous (as described in O.C.G.A. 36-36-20) to the existing corporate limits of Hartwell, Georgia, and the description of such territory is as follows:

[Attach complete description of land to be annexed through deed, survey, tax assessor documents, etc.)]

	Name (print)	Address	Signature	Date
1.	TERRY ANN McHANE	157 F010	Terry Ann McHane	Sept. 5, 2025
2.				
3.				
4.				
5.				

FILED IN OFFICE
HART SUPERIOR COURT

'00 MAR 13 AM 9 15

Carolyn Pinner
DEPUTY CLERK

Hart County, Georgia
Date 3-13-2000
Carolyn Pinner
Clerk of Superior Court

353 507-508
3-13-2000

NO TITLE SEARCH MADE AND NO
TITLE CERTIFICATE ISSUED BY
PREPARER OF THIS DOCUMENT.

Above Space for Recording

RETURN TO: Andrew J. Hill, Jr., Attorney at Law, P. O. Box 208,
Lavonia, Georgia 30553

DEED OF ASSENT

STATE OF GEORGIA,
COUNTY OF FRANKLIN.

THIS INDENTURE, made and entered into on this 10th day of MARCH, in
the Year of our Lord Two Thousand, between TERRY ANN T. MCHAN as
Executrix of the Last Will and Testament of Amos M. Teasley late of said
County, deceased, as party of the first part, and TERRY ANN T. MCHAN,
party of the second party;

WITNESSETH:

That the said party of the first part, by virtue of the power and
authority vested in her by the will of the said deceased, and by virtue of
the specific provisions of the said will, which has been duly probated and
recorded in the Hart County Probate Court, does execute and deliver this
deed.

NOW, THEREFORE, in consideration of the premises, and in further
consideration of the specific devise contained in the said will
bequeathing the lands hereinafter described to the grantee herein, the
said party of the first part hereby expressly assents to the aforesaid
devise, granting and conveying unto the said grantee named herein the
following described lands:

All that tract or parcel of land, situate, lying and being in the 1112th
District, G.M., Hart County, Georgia and lying within the corporate limits
of the City of Hartwell, being shown and designated as TRACT NO. 2,
CONTAINING 23.242 ACRES, more or less and TRACT NO. 3, CONTAINING 15.318
ACRES, more or less, and having such areas, courses, directions,
dimensions, distances, metes, shapes and bounds as shown by plat made by
Bauknight & Associates, Inc., Surveyor, dated November 12, 1999, recorded
in Plat Book 26, at Page 243, records of Hart County,
Georgia, to which reference is made and the description and record thereof
incorporated herein as a part of this description by reference thereto.

THIS CONVEYANCE is made subject to all zoning ordinances, easements and
rights of way for public roads and public utilities and any restrictions of
record affecting said described property.

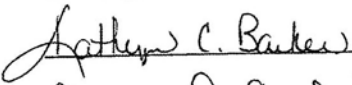
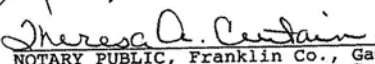
REFERENCE DEED: Deed Book 180, at Pages 468-469, records of Hart County,
Georgia.

TO HAVE AND TO HOLD THE SAME, together with the rights, members and appurtenances thereunto belonging or in anywise appertaining to the said party of the second part, to the only proper use, benefit and behoof of her, the said party of the second part, her heirs and assigns, forever, in as full and ample a manner as the same was possessed and enjoyed by the said Amos M. Teasley, deceased, in his lifetime.

IN WITNESS WHEREOF, the said party of the first part has hereunto set her hand and affixed her seal, the day and year first above written.

 (SEAL)
 TERRY ANN T. MCHAN
 Executrix of the Last Will and
 Testament of:
 Amos M. Teasley, deceased.

Signed, sealed and delivered
 in the presence of:



 NOTARY PUBLIC, Franklin Co., Ga.
 My Commission Expires: 11-5-03



FILED IN OFFICE
HART SUPERIOR COURT

'00 MAR 27 AM 9 39

Carolyn Reeves
DEPUTY CLERK

Hart County, Georgia
Real Estate Transfer Tax
Paid \$ 0
Date 3-27-2000
Carolyn Reeves
Clerk of Superior Court

Return this instrument to: Andrew J. Hill, Jr., Attorney at Law
P. O. Box 208, Lawton, Georgia 305 53
706 335-4010

NO TITLE SEARCH AND NO
TITLE CERTIFICATE ISSUED
BY PREPARER OF THIS DOCUMENT.

STATE OF GEORGIA
FRANKLIN COUNTY

WARRANTY DEED

This Indenture, Made this 21 day MARCH in the year of our Lord Two Thousand, between THOMAS S. TEASLEY, of the County of Fairfax in the State of Virginia, as party or parties of the first part, hereinafter called Grantor, and TERRY ANN T. McHAN, of the County of DeKalb in the State of Georgia, as party or parties of the second part, hereinafter called Grantee (the words "Grantor" and "Grantee" to include their respective heirs, successors and assigns where the context requires or permits).

WITNESSETH:

That Grantor for and in consideration of the sum of LOVE AND AFFECTION ----- DOLLARS, in hand paid at and before the sealing and delivery of these presents, the receipts whereof is hereby acknowledged, has granted, bargained, sold, aliened, conveyed and confirmed, and by these presents does grant, bargain, sell, alien, convey and confirm unto the said Grantee,

All that tract or parcel of land, situate, lying and being in the 1112th District, G.M., Hart County, Georgia, being shown and designated as TRACT NO. 4, CONTAINING 15317 ACRES, more or less, and having such areas, courses, directions, dimensions, distances, metes, shapes and bounds as shown by plat made by Bauknight & Associates, Inc., Surveyor, dated November 12, 1999, recorded in Plat Book 2 G, at Page 243, records of Hart County, Georgia, to which reference is made and the description and record thereof incorporated herein as a part of this description by reference thereto.

THIS CONVEYANCE is made subject to all zoning ordinances, easements and rights of way for public roads and public utilities and any restrictions of record affecting said described property.

REFERENCE DEED: Deed Book 180, at Pages 468-469, records of Hart County, Georgia.

TO HAVE AND TO HOLD the said described property, with all and singular the rights, members appurtenances thereof, to the same being, belonging, or in anywise appertaining, to the only proper use, benefit and behoof of the said Grantee forever in FEE SIMPLE.

AND THE SAID Grantor will warrant and forever defend the right and title to the said described property unto the said Grantee against the claims of all persons whomsoever.

IN WITNESS WHEREOF, the Grantor has signed and sealed this deed, the day and year above written.

Signed, sealed and delivered in the presence of:

Sign *Progen Anderson*

Sign *Thomas S. Teasley* (Seal)
THOMAS S. TEASLEY

Sign *Daniel E. Anderson*

Sign _____ (Seal)

NOTARY PUBLIC:

My commission expires:

My Commission Expires November 30, 2003



Overview

Legend

-  Parcels
-  Roads

Parcel ID	I57F 010	Owner	MCHAN TERRY ANN T	Last 2 Sales			
Class Code	Agricultural		56 BROWN ST	Date	Price	Reason	Qual
Taxing District	COUNTY		HARTWELL, GA 30643	3/1/2000	0	AV	U
Acres	29.32	Physical Address	HIGHLAND AV 0	3/1/1986	\$100000	XV	U
		Assessed Value	Value \$165421				

(Note: Not to be used on legal documents)

Date created: 9/5/2025

Last Data Uploaded: 9/5/2025 8:18:21 AM

Developed by  **SCHNEIDER**
GEO SPATIAL

Terry Ann McHan

56 Brown Street Hartwell, GA 30643

404-964-3459

mchanj@bellsouth.net

Date: 09/05/2025

City of Hartwell Planning and Zoning Department

66 S. Carolina Street

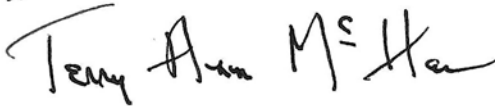
Hartwell, GA 30643

Subject: Existing Use - Annex Remaining Portion of Property TP#I57F 010

To whom it may concern,

The existing land use of the subject property is a wooded tract of land that has been vacant for 50+ years. It is currently not zoned in unincorporated Hart County.

Sincerely,

A handwritten signature in black ink that reads "Terry Ann McHan". The signature is written in a cursive, flowing style.

Terry Ann McHan

56 Brown Street Hartwell, GA 30643

404-964-3459

mchanj@bellsouth.net

Date: 09/05/2025

City of Hartwell Planning and Zoning Department

66 S. Carolina Street

Hartwell, GA 30643

Subject: Letter of Intent to Annex Remaining Portion of Property TP#157F 010

To whom it may concern,

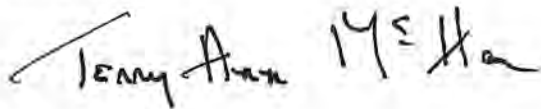
I am writing to formally express my intent to petition for the annexation of the remaining portion of my property located at Tax Parcel #157F 010 into the corporate limits of the City of Hartwell.

A portion of this property is already within the city limits; however, the remaining section currently lies in unincorporated Hart County. For purposes of consistency in municipal services, zoning, and property management, I respectfully request that the entire parcel be brought fully within the City's jurisdiction.

I am fully prepared to comply with all relevant zoning requirements, planning reviews, and public hearing processes as outlined by the City of Hartwell.

Thank you for your consideration of this request. I look forward to working with your department and am available to provide any additional information or documentation needed.

Sincerely,

A handwritten signature in black ink that reads "Terry Ann McHan". The signature is written in a cursive, flowing style.

CONFLICT OF INTEREST IN ZONING ACTIONS

36-67A-3. Disclosure of campaign contributions

- (a) When any applicant for rezoning action has made, within two years immediately preceding the filing of the applicant's application for the rezoning action, campaign contributions aggregating \$250.00 or more to a local government official who will consider the application, it shall be the duty of the applicant to file a disclosure report with the governing authority of the respective local government showing:
- (1) The name and official position of the local government official to whom the campaign contribution was made; and
 - (2) The dollar amount and description of each campaign contribution made by the applicant to the local government for the rezoning action and the date of each such contribution.
- (b) The disclosures required by subsection (a) of this Code section shall be filed within ten days after the application for the rezoning action is first filed.
- (c) When any opponent of a rezoning action has made, within two years immediately preceding the filing of the rezoning action being opposed, campaign contributions aggregating \$250.00 or more to a local government official of the local government which will consider the application, it shall be the duty of the opponent to file a disclosure with the governing authority of the respective local government showing:
- (1) The name and official position of the local government official to whom the campaign contribution was made; and
 - (2) The dollar amount and description of each campaign contribution made by the applicant to the local government for the rezoning action and the date of each such contribution.
- (d) The disclosures required by subsection (c) of this Code section shall be filed within ten days after the application for the rezoning action is first filed.

36-67A-4. Penalties

Any person knowingly failing to comply with the requirements of this chapter or violating the provisions of this chapter shall be guilty of a misdemeanor.

Disclosure of Petitioner's Campaign Contribution

1. Name: TERRY ANN McHAW

2. Address: 56 BROWN ST
HARTWELL, GA. 30643

3. Have you given contributions that aggregated \$250.00 or more within two years immediately preceding the filing of the attached application to a candidate that will hear the proposed petition? Yes _____ No NO. If yes, who did you make the contributions to? _____

Signature of Applicant: Terry Ann McHaw

Date: Sept 5, 2025



Online Payments - Property Taxes

Property Tax Search Results

13243

1/20/2025

Back taxes must be paid with selected bill(s), so all older bills with a balance due will be automatically added to the cart. Click on a Bill # to view the bill.

Filter:

Status: Any (12) ▾

Type: Any (12) ▾

Year: Any (12) ▾

Year	Bill #	Tax Type	Deed Name	Property Address	Map Code	Due Date	Prior Payment	Amount Due	Add to Cart
2024	13740	Real	MCHAN TERRY ANN T	0 HIGHLAND AV	157F 010	01/20/2025	\$791.68	\$0.00	Paid 01/09/2025
2023	13397	Real	MCHAN TERRY ANN T	0 HIGHLAND AV	157F 010	01/20/2024	\$693.04	\$0.00	Paid 01/08/2024
2022	12509	Real	MCHAN TERRY ANN T	HIGHLAND AV	157F 010	12/20/2022	\$670.96	\$0.00	Paid 01/13/2023
2021	11533	Real	MCHAN TERRY ANN T	HIGHLAND AV	157F 010	12/20/2021	\$747.39	\$0.00	Paid 01/05/2022
2020	11837	Real	MCHAN TERRY ANN T	HIGHLAND AV	157F 010	12/20/2020	\$705.68	\$0.00	Paid 11/30/2020
2019	11446	Real	MCHAN TERRY ANN T	HIGHLAND AV	157F 010	12/20/2019	\$712.24	\$0.00	Paid 01/08/2020
2018	11237	Real	MCHAN TERRY ANN T	HIGHLAND AV	157F 010	12/20/2018	\$71.52	\$0.00	Paid 12/19/2018
2017	11211	Real	MCHAN TERRY ANN T	HIGHLAND AV	157F 010	12/20/2017	\$69.82	\$0.00	Paid 12/01/2017
2016	10930	Real	MCHAN TERRY ANN T	HIGHLAND AV	157F 010	03/20/2017	\$69.95	\$0.00	Paid 12/27/2016

15

Impact Analysis

An impact analysis is required for all applications. The impact analysis shall be prepared by a professional engineer, a registered surveyor, a landscape architect, a land planner or any other person professionally involved in and familiar with land development activities.

Proposed property to be changed I57F 010

The following criteria are to be used to evaluate the proposed change in the Zoning of a lot or parcel of land.

1. The existing uses and zoning of nearby property and whether the proposed zoning will adversely affect the existing use or usability of nearby property. Matches neighboring use.
2. The extent to which property values are diminished by the particular zoning restrictions. Matches neighboring use, should not affect.
3. The extent to which the destruction of property values promotes the health, safety, morals or general welfare of the public. n/a
4. The relative gain to the public, as compared to the hardship imposed upon the individual property owner. Will allow entire tract to be in City Limits instead of through it.
5. The physical suitability of the subject property for development as presently zoned and under the proposed zoning district. Will eliminate the complicity of being in two jurisdictions.
6. The length of time the property has been vacant, considered in the context of land development in the area in the vicinity of the property, and whether there are existing or changed conditions affecting the use and development of the property which give supporting grounds for either approval or disapproval of the rezoning request.
50+ years
7. The zoning history of the subject property. Portions are in the City Limits zoned R1.
8. The extent to which the proposed zoning will result in a use which will or could cause excessive or burdensome use of existing streets, transportation facilities, utilities, schools, parks or other public facilities. Should not be a burden
9. Whether the zoning proposal is in conformity with the policy and intent of the comprehensive plan, land use plan or other adopted plans. Matches plans.
10. The possible creation of an isolated district unrelated to adjacent and nearby districts.
Will not create an island.



AARON P. BLOMBERG, GA PLS #3100



MEMORANDUM

Terrell Partain,
County Administrator
October 6, 2025

RE: Item 13 C Town of Bowersville Annexation of Parcel C16 034 (rec. 10/6/25)

Attached is the Town of Bowersville request for annexation of 36 +/- parcel. The parcel is contiguous with other town property.



LAW OFFICE OF
DOUGLAS T. KIDD, P.C.

October 2, 2025

VIA CERTIFIED MAIL AND REGULAR U.S. MAIL

Hart County Board of Commissioners
c/o Terrell Partain, County Manager
800 Chandler Street
Hartwell, GA 30643

Re: Annexation Notification Under O.C.G.A. §36-6-6

Dear Commissioners:

Please be advised that the Town of Bowersville, Georgia, by the authority vested in the Mayor and the Council of the Town of Bowersville, Georgia by Article 2 of Chapter 36, Title 36, of the Official Code of Georgia Annotated, intends to annex the property hereinafter described by ordinance at a regular meeting of the Mayor and the City Council.

This letter has been sent to you by certified mail, return receipt requested, within five (5) business days of acceptance of an application for annexation, a petition for annexation, or upon the adoption of a resolution for annexation by the Town of Bowersville, in accordance with O.C.G.A. §36-36-6 and O.C.G.A. §36-36-9 and after receipt of the application for zoning pursuant to O.C.G.A. § 36-36-111.

The property located at 0 Kristy Street, Bowersville, Georgia 30516 also known as Map and Parcel C16034 is to be annexed in as Agriculture zoning classification. The petition was filed with the Town of Bowersville on September 26, 2025.

Pursuant to O.C.G.A. §36-36-7 and O.C.G.A. §36-36-9 you must notify the governing authority of the Town of Bowersville, in writing and by certified mail, return receipt requested, of any county facilities or property located within the property to be annexed, within five (5) business days of receipt of this letter.

Pursuant to O.C.G.A. § 36-36-4 a public hearing on zoning of the property be held at 1126 West Main Street, Bowersville, Georgia on November 6, 2025 at 6:00 PM. If the county has an objection under O.C.G.A. §36-36-113, in accordance with the objection and resolution process, you must notify Mayor John Smith within thirty (30) calendar days of the receipt of this notice.

Sincerely,

Douglas Kidd
Town Attorney, on behalf of
Mayor and Council

TOTAL AREA =
32.783 ACRES

D

[illegible]

DRAFT PLAY
APPROVAL NOT REQUIRED BY ATTORNEYS
THE UNITED STATES OF AMERICA (U.S.)
44-67104-8 2d-193-000000

DATE: 06/05/2013



spg



Author: Jonathan Kowlam
 Date: 11/11/2010
 Name: Jonathan Kowlam

Division of Library Services of the University of
 California, 1989
 Library Name
 Other Name(s)

1	2	3	4	5	6	7	8	9	10	11	12	13	14	15	16	17	18	19	20	21	22	23	24	25	26	27	28	29	30	31	32	33	34	35	36	37	38	39	40	41	42	43	44	45	46	47	48	49	50	51	52	53	54	55	56	57	58	59	60	61	62	63	64	65	66	67	68	69	70	71	72	73	74	75	76	77	78	79	80	81	82	83	84	85	86	87	88	89	90	91	92	93	94	95	96	97	98	99	100
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Land

→ → Surveyors

Land Land Surveyors

For 7 years, have
worked in this
area.

Are looking
for a new office,
not working now

Survey Time

Boundary Surveys





Doug Kidd <douglas.terry.kidd@gmail.com>

Jonathan Rowland Annexation Petition Documents

1 message

Jonathan Rowland <rowlandautogroup@gmail.com>

Fri, Sep 26, 2025 at 2:49 AM

To: Doug Kidd <doug@douglaskiddlaw.com>, bowersvillegaclerk@gmail.com

Cc: Jonathan Rowland <rowlandautogroup@gmail.com>

Sent from my iPhone



Annexation Petition 092325 2.pdf
3580K

GEORGIA, HART COUNTY

ANNEXATION PETITION

TO THE MAYOR AND COUNCIL OF THE TOWN OF BOWERSVILLE

The undersigned, being all of the owners of all real property described herein, respectfully request that the Mayor and Council annex this territory to the Town of Bowersville, Georgia and extend the town boundaries to include the same.

The territory to be annexed is unincorporated and contiguous as required by O.C.G.A. §36-36-20 to the existing corporate limits of Bowersville, Georgia. The description of such territory is attached as Exhibit "A" to this petition.

It is requested that this territory to be annexed shall be zoned: _____
for the following reasons:

32.783 Acres is within a one mile radius
of the town of Bowersville, GA. As property
owner of the entire 32.783 Acres I want to
reinstate all 32.783 acres to be annexed into
the town of Bowersville, GA to comply with the
original charter of the town of Bowersville, GA

WHEREFORE, the Petitioners pray that the City Council of the Town of Bowersville, Georgia, pursuant to the provisions of the Acts of the General Assembly of the Town Limits of the Town of Bowersville, Georgia.

This 23 day of September, 2025.

Respectfully submitted:

Jonathan G. Rowland

Jonathan G. Rowland
Owner(s)



MEMORANDUM

Terrell Partain,
County Administrator
October 6, 2025

RE: Item 13 D Road Department purchase of used Bucket Truck

HTC has a Bucket Truck they are putting up for sell. The Road department has been in need of one for a long while. We knew that HTC would have several coming up for sell as they convert from ariel cable to underground fiber. This size truck will meet our needs for trimming limbs hanging over roadways, etc. The cost is \$18,000.00. My recommendation is to purchase one of them.