

GREENE COUNTY BOARD OF COMMISSIONERS

**REGULAR MONTHLY MEETING
JANUARY 2026**

JANUARY 13, 2026 MEETING:

Chairman Usry led the Pledge of Allegiance and the invocation.

Call to Order: Chairman Usry called the meeting to order at 5:00 p.m.

Roll Call: Commissioners Deering, Smith, Lindsey, Blanton, and Chairman Usry were present. Also present was County Manager David Crawley.

Minutes: The Chairman inquired with the Commissioners to determine if any corrections were necessary for the minutes under consideration for approval. Commissioner Smith motioned to approve the Minutes from the December 9, 2025 regular monthly meeting, December 9, 2025 Executive Session, and the December 18, 2025 called meeting.. Commissioner Lindsey seconded. Motion carried unanimously.

Zoning & Subdivision Items:

Consideration of a Preliminary Plat Request - Harbor Club (applicant), Harbor Pointe: The Commissioners reviewed a request seeking Preliminary Plat approval for 79 townhome units to be created from 15.17 acres zoned PUD in the Harbor Club development. The proposed project subdivision site is situated on 15.17 acres of Tax Parcels #075-E-00-001-0 and 075-E-00-002-0. After public comments and extensive discussion, Commissioner Deering motioned to remove the item from the table. Commissioner Smith seconded. Motion carried unanimously. After additional discussion, Chairman Usry motion to approve the Preliminary Plat submitted by Macallan Capital, LLC on behalf of The Harbor Company for Harbor Pointe for 79 townhome units to be created from 15.17 acres. Motion died for lack of a second. Commissioner Smith motion to deny the request. Commissioner Deering seconded. Motion carried 4-1, with Commissioners Deering, Smith, Lindsey and Blanton voting in favor and Chairman Usry voting against.

Consideration of a Final Plat Request – The Bluffs at Carey Station, Phase I: The Commissioners reviewed a request seeking Final Plat approval for 90 single-family lots to be created from 44.65 acres zoned PUD in the The Bluffs at Carey Station development. The proposed project site is situated on Tax Parcel #036-0-00-007-0. Commissioner Smith motioned to approve the Final Plat submitted by Falcon Design Consultants, LLC on behalf of Lauren Sconyers for The Bluffs at Carey Station, Phase I creating 90 single-family lots from 44.65 acres. Commissioner Blanton seconded. Motion carried unanimously.

The Chairman recessed the meeting for five minutes.

Business Items:

Consideration of a Resolution to Establish Qualifying Fees for the 2026 County Elections: The Commissioners received background information that the Board must establish qualifying fees for county offices during election years. The fees must be set by February 1, 2026 for this year's elections. Commissioner Deering motioned to adopt Resolution Number 2026.1.13(a) Establishing Qualifying Fees for 2026 County Elections, and to waive the reading of the Resolution. Commissioner Lindsey seconded. Motion carried unanimously.

Consideration of Appointments to the Airport Advisory Committee: The Commissioners received background information that the terms of Lin Logan, Steve Maehr and Kevin Ramsey on the Airport Advisory Committee expired December 31, 2025. The positions were advertised following County procedures. However, no applications were

received. Commissioner Lindsey motioned to appoint Lin Logan, Steve Maeher and Kevin Ramsey to the Airport Advisory Committee for a two-year term beginning January 1, 2026, and ending December 31, 2027. Commissioner Blanton seconded. Motion carried unanimously.

Consideration of Intersection Improvements - Willow Run Rd, Towne Center Pkwy:

The Commissioners received background information that P.C. Simonton Engineering identified two intersections that would benefit from right turn lanes and placed the project scope out to bid per the County's direction. The project includes construction of a right turn lane on Willow Run Road as it approaches Highway 44 and construction of another right turn lane on Towne Center Parkway (formerly Meadow Crest Road) as it approaches Walker Church Road. The lowest cost, responsive bidder is Fortis Siteworks, with a bid totaling \$305,956. Commissioner Blanton motioned to award the contract to improve intersections at Willow Run Road and Towne Center Parkway to Fortis Engineering, and to utilize TSPLOST funding for construction of the project. Commissioner Lindsey seconded. Motion carried unanimously.

Consideration of a Lease Agreement - Trinity EMS: The Commissioners received background information that the County has historically allowed the Hospital's contracted medical transport company to sublease space at Greene County Fire Rescue Station 9. The location is desirable due to available bunk space for the transport company's personnel and the Station's proximity to the hospital. Commissioner Deering motioned to approve a lease with Trinity EMS Transport LLC for space at Greene County Fire Rescue Station 9. Commissioner Blanton seconded. Motion carried unanimously.

Consideration of a Resolution to Declare Certain Property as Surplus: The Commissioners received background information that a list of items has been identified as surplus property based on the age, condition, lack of use, or other factors that render the property no longer serviceable to the County. Commissioner Lindsey motioned to adopt Resolution Number 2026.1.13(b) declaring certain property as surplus property, and to waive the reading of the Resolution. Commissioner Deering seconded. It was noted the items will be listed on GovDeals. Motion carried unanimously.

Consideration of an Appointment to the Board of Elections and Registration - Republican Party nominee: The Commissioners received background information that the Greene County Board of Elections and Registration's Republican Party appointee Bob Lofgren resigned. The Greene County Republican Party Executive Committee advised that it would like Joe Chandler to serve the remainder of Mr. Lofgren's four-year term ending December 2026. State law requires that the Board of Commissioners ultimately make the formal appointment. Commissioner Deering motioned to accept the Greene County Republican Party's nomination of Joe Chandler to serve on the Board of Elections and Registration as the Republican Party nominee for the remainder of a term ending December 31, 2026. Commissioner Blanton seconded. Motion carried unanimously.

Commissioner's Reports: None

Executive Session: Commissioner Lindsey motioned to enter Executive Session at 6:34 p.m. to discuss potential litigation. Commissioner Blanton seconded. Commissioner Lindsey motioned to leave Executive Session at 7:18 p.m. Commissioner Blanton seconded. Motion carried unanimously. No official action was taken while in Executive Session.

Adjournment: Chairman Usry adjourned the meeting at 7:19 p.m.

Respectfully Submitted,

Sylvia V. Hill, County Clerk

The above minutes were adopted and approved this day 10th day of February, 2026.

Gary Usry, Chairman

Jeffery L. Smith, Vice-Chairman

Angela Walker Deering, Commissioner

Dee Lindsey, Commissioner

Mark Blanton, Commissioner