

Monroe County Board of Commissioners

Minutes of December 16, 2025

Regular Meeting

9:00 A.M.

Present:

Alan Gibbs, Chairman

John Ambrose, Vice-Chairman

Lamarcus Davis, District 1

Eddie Rowland, District 2

Al Turner, District 4

Staff:

Jim Hedges, County Manager

Lorri Robinson, Finance Director/Deputy County Manager

Jessica Haygood County Attorney

Janet Abbott, County Clerk

Richard Dumas, Public Information Officer

Kelsey Fortner, Community Development Manager

Welcome

Chairman Gibbs welcomed everyone in attendance.

Prayer

Lloyd Strickland gave the invocation

Pledge

Chairman Gibbs led the pledge.

Roll Call

County Clerk Janet Abbott called roll.

Call to Order

Chairman Gibbs called the meeting to order at 9:00 A.M.

New Business

Approve Agenda

Chairman Gibbs presented the agenda for approval add to the agenda update for major subdivisions.

Commissioner Ambrose motioned to approve the agenda.

Commissioner Davis seconded the motion, and the motion carried 5-0.

Minutes-November 18, 2025, Regular meeting, December 2, 2025, Regular Meeting

Chairman Gibbs presented the minutes of the November 18, 2025, Regular Meeting and the December 2, 2025, Regular Meeting for approval.

Commissioner Turner motioned to approve the minutes with the usual 30 days for changes.

Commissioner Ambrose seconded the motion, and the motion carried 5-0.

Property Digest Update

This is an unusual request from Lori Andrews, Tax Commissioner, to waive delinquent taxes relating to several boats and inventory/equipment that is no longer in the county or the owners are no longer residing in the county, or the companies that owned the inventory/equipment have gone out of business. Tax Commissioner Lori Andrews advises several letters have been sent, and a company that deals with personal property tax collections was unable to collect these delinquent taxes. The request is to approve the removal of these items from the county digest resulting in a write-off of \$60,852.43 in delinquent taxes.

Commissioner Ambrose motioned to approve the request.

Commissioner Turner seconded the motion, and the motion carried 5-0.

AG Building Bid Award

After four weeks of advertising, bids were received for the design build Agricultural & Service Center at the Recreation Department. Bids were received on December 5, 2025, and opened on December 8, 2025. Participating in the bid opening were Commissioner Eddie Rowland, Commissioner Lamarcus Davis, County Manager Jim Hedges, Finance Director/Deputy County Manager Lorri Robinson-Byrd, and County Clerk Janet Abbott. Bids were received from three companies, Proform Construction, Flint Building Company LLC, and MEJA Construction.

Commissioner Eddie Rowland presented the following bids:

- **Proform Construction:**
 - 3% Design-Build
 - 3% Construction
 - No reimbursables

- **Flint Construction:**
 - 6% Design-Build
 - 3.5% Construction
 - No reimbursables
- **Meja Construction:**
 - 5% of Guaranteed Maximum Price
 - 6% General Construction
 - 12% Fee (Maximum Price Guaranteed)

Commissioner Rowland recommended Proform Construction as the lowest bidder.

Commissioner Rowland stated this process is to pick a contractor to develop a design to bring back to us with a cost.

Commissioner Rowland motioned to approve Proform Construction as the low bidder.

Commissioner Davis seconded the motion, and the motion carried 5-0.

DRI Comments-Forsyth Technology Campus

The Middle Georgia Regional Commissioner distributed DRI, Developmental Regional Impact Survey, relating to the development of the proposed Forsyth Technology Campus.

Commissioner Rowland reviewed the DRI with the public for the Forsyth Technology Campus.

Chairman Gibbs motioned to approve Commissioner Rowland's response to the DRI.

Commissioner Ambrose seconded the motion, and the motion carried 5-0.

Road Name Change

Public Works Director Kim Stokes stated Commissioner Al Turner is requesting Monroe County change the name of Towaliga River Drive to Joe Proctor Sr. Drive, to honor Mr. Proctor for his lifelong service to the county and recognize his efforts to organize the first fire department in the High Falls area. This is the road that fronts the new High Falls Fire Station, the suggestion is to only change that portion of the road that leads up to the split be renamed.

Commissioner Turner read a Proclamation Honoring Joe Proctor, Sr.

Commissioner Ambrose motioned to start the process to change Towaliga River Drive to Joe Proctor, Sr. Drive.

Commissioner Turner seconded the motion, and the motion carried 5-0.

Recreation Parking Project

As the new gymnasium at the Recreation Department nears completion, Kim Stokes along with Proform Construction have evaluated options for additional parking for this facility. An additional 47 parking

spaces can be added, to be located behind the Field of Dreams. The total cost for this project is \$104,809.38, including external purchases of material of \$38,425. Funding will come from TSPLOST. Commissioner Ambrose motioned to proceed.

Commissioner Davis seconded the motion, and the motion carried 5-0.

Commissioner Rowland stated he would like to let the public know the location of the Ag Center is being reconsidered due to parking.

Resolution-Buc-ee's Right of Way Acceptance

Public Works Director Kim Stokes stated as construction of the new Buc-ee's on Rumble Road progresses, Buc-ee's Monroe LLC has reached out and proposes the transfer of right-of-way title to Monroe County of two areas along Rumble Road that total .215 acres, or 9,378 square feet. The action item required by the Board is to formally accept the right of way deeds and authorize their recording. Chairman Gibbs motioned to accept the right of way deed and authorize the recording.

Commissioner Rowland seconded the motion, and the motion carried 5-0.

Commissioner Rowland stated they are going to build the roads to the standards of the County and will only be accepted after it is built to County standards. K

Resolution-Amending Monroe County Zoning Map

At the December 2, 2025, Board of Commissioners' meeting, Kelsey Fortner presented and recommended an amendment to the Monroe County Official Zoning Map relating to parcels of property owned by Vulcan Materials Company that make up Vulcan's Macon Quarry and three adjoining parcels. Attorney Ben Vaughn added that the enabling Resolution had not been provided to the County Manager for inclusion in the Commissioners' meeting documentation. Chairman Gibbs recommended no vote be taken until the next meeting at which time the Commissioners would have access to the Resolution. The action item is to approve by Resolution the amendment to the Monroe County Official Zoning Maps.

Commissioner Ambrose motioned to approve the resolution to amend the Monroe County Official Zoning maps and approve the chairman to sign and allow the clerk to attest. he Board approved updating the zoning map to reflect the appropriate industrial zoning designation of **M-3 with Special Use (SU)** for the following parcels:

- 111 018
- 107 010
- 107 009A
- 107 010A
- 107 009H
- 107 009M

- 107 009L
- 107 009K
- 107 009V
- 107 009N
- 107 009W
- 111 019
- 111 032A
- 111 033A
- 111 035
- 111 037
- 111 033
- 111 034
- 111 036

All parcels listed above were officially amended to **M-3 Industrial with Special Use (SU)** on the Monroe County Official Zoning Map.

Commissioner Rowland seconded the motion, and the motion carried 5-0.

Resolution-Moratorium Data Center

****County Attorney Jessica Haygood left the podium prior to the Data Center Moratorium discussion****

At the Board of Commissioners meeting on December 2, 2025, added to the agenda without documentation was a moratorium on data centers. This matter was discussed, and by a majority vote, a moratorium on new data centers was approved with the moratorium ending March 3, 2026.

To document this action, a Resolution on Data Center Moratoriums, prepared by Attorney Brandon Bowen, of Jenkins, Bowen & Walker, P.C., is presented.

Chairman Gibbs read the resolution implementing the moratorium on Data Centers to the public.

Attorney Jessica Haywood stepped away from the podium during this action by the Board. 9:32 a.m.

Commissioner Ambrose motioned to approve the resolution.

Commissioner Rowland seconded for discussion.

Commissioner Rowland stated nothing has changed from the last meeting he is still not in favor of the moratorium, this is just putting pen to paper and making it official.

Commissioner Davis stated when he votes against this it will be against the moratorium not against the data center.

The motion carried 4-1, with Commissioner Davis opposed.

Ms. Haywood returned to the podium at 9:37 am after the completion of the moratorium discussion.

****County Attorney Jessica Haygood returned to the podium at the completion of the data moratorium discussion. ****

2026 Holiday Schedule

County Manager Jim Hedges presented the 2026 Holiday schedule for approval. The following days are presented:

- Thursday, January 1st New Year's Day
- Monday, January 19th Martin Luther King, Jr. Day
- Monday, February 16th President's Day
- Friday, April 3rd Good Friday (Personal Time Off)
- Monday, May 25th Memorial Day
- Friday, June 19th Juneteenth Day (Personal Time off)
- Friday, July 3rd Independence Day
- Monday, September 7th Labor Day
- Wednesday, November 11th Veterans Day
- Thursday, November 26th Thanksgiving Day
- Friday, November 27th Day After Thanksgiving Day
- Thursday, December 24th Christmas Eve
- Friday, December 25th Christmas Day

Commissioner Ambrose motioned to approve as is.

Commissioner Davis seconded for discussion, stating he would like the personal days to become paid holidays.

Following a Board discussion regarding the personal time off days, the motion carried 4-1 with Commissioner Davis voting in opposition.

Commissioners Discretionary Funds

Earlier in the year, the Commissioners agreed that all remaining discretionary funds would either be allocated at their discretion or returned to the General Fund. The remaining discretionary funds, and the recommended allocation are as follows:

- Commissioner Lamarcus Davis-\$20,308.06 will be allocated to the Recreation Department for funding of the Recreation Hall of Fame to be located in the new gymnasium.
- Commissioner John Ambrose-\$28,149.20-will allocate funds to Public Works for the purchase of winter jackets, and the balance to Animal Services for spay/neuter population control.

Commissioner Ambrose motioned to spend the discretionary funds as stated.

Commissioner Davis seconded the motion, and the motion carried 5-0.

Subdivision Moratorium

Commissioner John Ambrose introduced a motion to extend major subdivision moratorium for an additional 90 days noting the existing major subdivision moratorium expires January 1, 2026.

Commissioner Ambrose said the Board has only had one unproductive meeting on subdivision standards and the issues remain unresolved.

- Argued that without an extension, Monroe County risks becoming “like Henry County” due to uncontrolled growth.
- Requested extending the moratorium 90 more days (to April 1, 2026) so a committee/Board can finish needed changes to the subdivision regulations (e.g., multiple entrances/exits, better design).
- Later stressed that the County must clearly set what will be allowed in major subdivisions to avoid repeating past mistakes.

Commissioner Davis seconded the motion for discussion.

Chairman Gibbs read the formal resolution extending the moratorium on major subdivisions until April 1, 2026, and explained its purpose:

- To pause acceptance and processing of major subdivision applications while subdivision regulations are updated.
- To prevent developers from gaining vested rights under current, less-protective rules.
- Emphasized the County is growing rapidly even with the moratorium and that it is a difficult balance between property rights and avoiding being “overrun and flooded” like some nearby counties.
- Stated the Board must either lift the moratorium and “open the gates” or tighten regulations; said they must act now due to the looming deadline.
- Committed publicly that if this extension passes, he will not support another extension when this one expires; whatever is in the UDO at that time will govern.

Commissioner Davis opposed further extension, saying the Board has already had two moratorium periods (initial 90 days plus to yearend) without final action.

- Argued there are already tools in the UDO to regulate major subdivisions and that plats must come before the Board, which has authority to deny them.
- Said a moratorium is acting like a “band-aid” and the Board should instead “get to work” on specific ordinance amendments without continuing to pause applications.

- Later suggested returning in two weeks with a clear game plan based on district-level citizen input instead of extending the moratorium again.

Commissioner Rowland described being “pulled both ways”: wanting to preserve Monroe County’s rural character but also to provide housing opportunities for local workers (teachers, nurses, fire professionals) so they can live in the county they serve.

- Questioned whether extending the moratorium again would actually produce a real solution without a defined process and timeline.
- Proposed that solving the problem likely requires a detailed comprehensive plan approach: mapping the county, by district and neighborhood, to determine where and what kinds of development should occur.
- Said he would support an extension only if commissioners commit to intensive work in their districts to gather input and push toward a real, enforceable regulatory solution by the new deadline.

Commissioner Al Turner agreed that community input is essential and suggested each commissioner hold district community meetings so residents can specify what they want in their area.

- Supported the idea of compiling that feedback, bringing it back to the Board, and incorporating it into subdivision regulations.
- Indicated willingness to participate in that process and to report back at an early-January meeting.

Commissioner Ambrose reiterated that he has repeatedly asked for meetings and progress but feels the Board has not yet “got this straight.”

- Spoke strongly about past experiences where a developer’s verbal promises on subdivision quality were not backed by enforceable conditions, leading to substandard subdivisions after the property was sold.
- Emphasized that the new regulations must lock in standards (e.g., lot size, access, road design) to protect the county from similar situations.

After discussion and commitments from commissioners to actively work on subdivision standards and obtain district input before April 1, 2026, the Board voted to approve the resolution extending the major subdivision moratorium until April 1, 2026.

The motion carried 4-1; Commissioner Davis voted against, reiterating his opposition to a further moratorium.

Public Comment

Chairman Gibbs read the “Public Access to Meetings Ordinance-Section 7 (Decorum).

Betty Eskew (514 Brushy Creek Circle, Jackson) referenced a January 4, 2012, letter from former Commissioner Joe Proctor opposing an industrial park near High Falls to show his long-standing advocacy for that area and local neighborhoods. She expressed appreciation for renaming the road in his honor and said his record makes her proud to see his name represented in High Falls.

She stated she is the Vice President of the Towaliga Watershed Alliance and urged residents to join, noting it is the community’s watershed and membership dues help fund protection efforts. She emphasized that residents are also working hard to understand data centers, their impact on water, and broader environmental issues, not leaving all the work to the county.

Anne Marie King (108 Birch Circle, Forsyth) urged the Board to consider overall infrastructure impacts of new development. She noted Monroe County relies on a water plant that is more than 90 years old, with recurring problems such as discolored water, repeated main breaks, and frequent short power interruptions that require resetting household equipment.

She raised concerns about manganese in drinking water, explaining that federal standards focus on short-term toxicity and do not fully address long-term neurological or carcinogenic risks. She referenced newer research, including from Wake Forest University, on long-term manganese exposure. She argued that large users such as data centers should be contractually required to help fund infrastructure improvements and asserted that clean water is a basic right for all residents, not just those who can afford expensive home treatment systems.

Jennifer Campbell (890 Smith Road) said she lives directly across from the proposed data center site and relies on a private well. She reported existing radon in her well water and said her family has installed radon mitigation and a treatment system.

She expressed grave concern that excavation and construction on the proposed data center site could disturb aquifers, increase radon levels, and overwhelm home mitigation systems. She emphasized that this is a county-level problem affecting well users, not just a city water issue.

Joshua Pruitt (516 Brushy Creek Circle) addressed the Board regarding the Development of Regional Impact (DRI) for the Forsyth Technology Campus. She acknowledged that annexation and jurisdiction have shifted to the City but urged the County not to “step back” from involvement.

He quoted prior comments from Commissioner Rowland about the duty of local government to ensure property does not unduly burden neighboring properties or infrastructure. She argued that while the City may approve the project, many of the negative effects (such as traffic and gridlock at State Route 42 and North Lee Street, and construction impacts on Smith Road) will fall on county residents who cannot vote for City officials. He asked the Board to remain engaged by closely monitoring DRI conditions, pressing for timely installation of traffic signals, and ensuring that Smith Road is protected from heavy construction damage, stating that county residents rely on the Board as their only political voice in this matter.

Julie Ivey (685 Rocky Creek Road) requested that the County require an independent noise impact study of the proposed data center, including both low-frequency sound and infrasound that may not be easily heard but could affect health, especially for children who did not choose to live there. She objected to the proposed facilities being as close as approximately 200 feet from homes on Rocky Creek Road, Cherokee Trail, and nearby areas, and suggested that much larger setbacks (she mentioned 5,000 feet) should be considered. She also voiced concern about the handling of electronic waste and protection of groundwater in an area served by wells. She proposed that these issues be written into a community benefits agreement requiring the developer to adopt specific precautions and to make direct community investments in local schools (e.g., grants and scholarships), noting that other large tech companies like Meta and Google have done similar things elsewhere.

Kristen Griffin (882 Smith Road) cited guidance from the Georgia Department of Community Affairs on DRIs, stating that large projects should improve outcomes for the host jurisdiction, neighboring jurisdictions, the region, and the state without harming health, safety, and welfare.

She argued that the Forsyth Technology Campus would concentrate burdens such as noise, chemical and air pollution, traffic, and water demand in one local area and adjoining county neighborhoods. She highlighted current congestion on Smith Road and questioned how it could handle an additional estimated 3,500 vehicle trips per day. She raised concerns about traffic accidents, fire and EMS response, water depletion and quality for well users, energy strain, property values, and whether the projected economic benefits justify the overall environmental and quality-of-life impacts.

Pam Stornalli (1414 Zellner Road) cautioned that Zellner Road already serves as a shortcut between Smith Road and U.S. 41 and would be heavily impacted by data center traffic. She noted that portions of Zellner Road are dirt and too narrow for two vehicles to pass safely.

She said she did not see sufficient discussion of pollution impacts in the DRI response, pointing to scientific information on data center-related pollution affecting air, water, land, wildlife, and downstream river systems. She suggested exploring an extension of the existing frontage road (Patrol Road) from Exit 188 to Exit 193 as a possible way to divert traffic away from Smith and Zellner Roads. She also questioned the justification for having approximately 1,500 parking spaces for a facility expected to employ only a few hundred individuals and urged that the developer be required to fund detailed noise studies.

Jane Morris (1312 Jersey Road) said she has contacted commissioners' multiple times regarding subdivisions and conservation subdivision provisions. She stated that many residents move into Commissioner Roland's district because they do not want subdivisions nearby.

She argued that the County has significant control over subdivisions through its ability to set minimum lot sizes and limit the number of homes on a given acreage (e.g., a 250-acre tract). She expressed strong opposition to rapid residential growth and data center expansion, citing water scarcity problems in other states such as California. She advocated for using regulations to make certain developments so restrictive and unprofitable that they will choose to locate elsewhere. She said she has several generations of family in the county and believes growth should be significantly curbed compared to the last 15 years.

Gary "Ryan" Bell (273 Orchard Ridge Drive, Forsyth) said he has spoken with several commissioners and participated in community meetings. He voiced concern that decisions on the data center appear rushed, with key meetings set close to Christmas and New Year's and compared this to high-pressure tactics used in scams.

He urged the Board to slow down and make strategic plans for growth, especially given that the annexation felt "crammed down" on residents. He supported the upcoming joint city-county meeting and stressed that these are community issues, not just jurisdictional ones. He recommended creating a community advisory panel that includes citizen representatives, county commissioners, and city council members to channel input and develop informed recommendations. He cited a recent tractor-trailer wreck on Collier Road as an example of current infrastructure strain and warned that additional data center traffic would further burden county roads and emergency services.

Candy Mountain (582 Bar None Road) raised the issue of light pollution from large facilities by referencing residents near the Facebook data center who experience significant lighting impacts despite

buffers. She noted prior local concerns about field lighting at Twin Oaks and said similar issues are likely for homes along Smith Road if a data center is constructed there.

As a well-water user living approximately 11 miles from town, she said contamination of the local aquifer near Smith Road would likely migrate and affect wells farther out. She acknowledged the city's role but emphasized that this is a county-wide concern. She welcomed the planned joint meeting between city and county officials and expressed hope that this attempt at collaboration will be more successful than past efforts.

Rob Law (Lassiter Road) began by thanking the Board for extending the subdivision moratorium, stating that without it, at least one developer would likely have submitted a major subdivision application immediately after the January expiration.

He urged the Board to "use [the public] more" and strongly supported the idea of district-level community advisory councils. He recommended setting a firm deadline (for example, January 20) for residents to submit specific written proposals or ideas about subdivision regulations to focus and streamline the discussion. He praised the County's prior Popular Annual Financial Report as a clear communication tool and suggested producing a similar report regularly. He asked that full versions of resolutions be attached to meeting agendas so that citizens can review them in advance. Finally, he noted multiple data center projects planned in the region and estimated that roughly 6,000 transient construction workers could be coming into the county, with significant short-term impacts.

Harry Edge (Stokes Store Road) expressed concern about long-term electric power supply and rates, referencing news that Georgia Power may seek significant rate increases despite prior assurances. He questioned why the County continues to extend water connections to large subdivisions when water will be an increasingly scarce resource, especially if data centers consume very large volumes. He also criticized subdivision construction practices, stating that builders often fill in deep gullies, push soil onto stumps, and then pour slab foundations on top. He warned that while current homeowners may not immediately see problems, future generations are likely to experience structural failures such as sinking or collapsing homes.

Stephanie Deaton (Kingland Georgia Resident) said she initially intended to address financial records but shifted to water concerns after hearing earlier speakers. She believes the data center initiative was planned years ago, noting that the new fire station location and the timing of the Development Authority's compliance with state requirements seemed coordinated.

She explained that data centers can be cooled by alternatives to water, such as immersion cooling in dielectric fluids, but Georgia’s policy and incentive structure made it easier and cheaper for operators to use closed-loop water cooling. She argued that this was a missed opportunity to require less harmful technology. She echoed worries about environmental impacts, including on pollinators such as bees. On transparency, she said key county documents such as audits, financial reports, and proof of the Industrial Development Authority’s compliance with the Department of Community Affairs should be posted online with working links. She argued that, with a properly negotiated tax structure, a data center could generate enough revenue to reduce pressure for additional subdivisions, but she questioned how the current arrangement has been handled and whether compliance and documentation are adequate.

Gregory Haire (100 Laurelwood Drive) stated that he is the HOA president in Brushy Creek and has lived in the county since 1995. He described being surrounded by industrial uses: multiple warehouses behind his neighborhood, leaking fuel centers known to the EPD, and major distribution facilities (such as Amazon) at Exit 205 in neighboring Lamar and Butts Counties.

He supported the idea of district-based breakout sessions at County meetings, especially for District 4, so that residents can meet commissioners in person rather than relying on email. He likened the community to a “pressure cooker” and the commissioners to the pressure regulator, stressing that they must manage mounting development pressures. He said he would prefer to retire quietly but feels compelled to remain active to assist Brushy Creek, River Forest, and other neighborhoods in coping with the cumulative impacts of warehouses, fuel sites, and now proposed data centers.

Commissioner’s Comments

Commissioner Lamarcus Davis – District 1

- Thanked citizens for their input and emphasized that the Board has significant work ahead.
- Noted he already holds community meetings in his district to gather input, but attendance is often low (around 10 people), even when widely advertised.
- Reaffirmed his commitment to work hard with the rest of the Board as a team.
- Mentioned upcoming holiday events, including a community toy drive/Christmas event, and invited families—especially military families—to participate.
- Wished everyone a Merry Christmas and safe holiday season.

Commissioner Eddie Rowland – District 2

- Addressed multiple public concerns about the Forsyth Technology Campus/data centers:
 - Acknowledged noise, pollution, water, and representation concerns.

- Said some items (like a third-party noise study) will be addressed in proposed UDO changes for data centers.
 - Clarified that some environmental/noise items must also be taken to City of Forsyth meetings but pledged to keep raising county-side issues.
- Shared a detailed financial “wish list”/roadmap:
 - Opting into HB 581; using SPLOST/E-SPLOST/T-SPLOST; revaluing commercial and residential property; and using new revenues from Buc-ee’s and data centers.
- Long-term goal:
 - substantial millage rate reductions, higher homestead exemption (e.g., \$100,000), and eliminating school property taxes for seniors, while funding infrastructure and rebuilding reserves.
- Spoke extensively about transparency:
 - Noted that check registers are online, commissioners’ contact info is public, and he personally answers emails.
 - Stated he does not delete emails/texts and would even allow citizens to review his phone for county-related messages if needed.
- Emphasized he is just a citizen trying to improve the county for his children and grandchildren and plans to serve out his term then return to private life.

Commissioner John Ambrose – District 3

- Strongly defended the Board’s integrity against accusations of lying or hiding information, including regarding his personal financial disclosure.
- Reiterated that new industrial and data center tax base is needed to relieve pressure on residential taxpayers and avoid constant millage increases.
- Tied that to his support for future homestead exemption increases so many homeowners pay little or no county property tax.
- Reexplained his push for the major subdivision moratorium extension:
 - Said the county has seen poor-quality subdivisions in recent years and cannot repeat those mistakes.
 - Wants clear, enforceable subdivision standards (e.g., multiple entrances/exits, better design) in the UDO before the moratorium ends.

- Invited citizens to email specific suggestions for both subdivision regulations and data center rules, promising to compile and use them.
- Thanked staff for their work, wished everyone Merry Christmas and Happy New Year, and jokingly advised people not to get drunk on New Year's Eve.

Commissioner Al Turner – District 4

- Thanked District 4 voters for trusting him to represent and serve them.
- Said he is proud to be a Christian, still says “sir” and “ma’am,” and is proud to be a “red-blooded American.”
- Emphasized that he does not engage in back-room deals and is not hiding anything from the public.
- Reiterated his commitment to transparency and to doing what he believes is in the best interest of his district and the county.
- Wished everyone a Merry Christmas and expressed hope for a new year without unnecessary tax increases.

Chairman Alan Gibbs – Chairman (Countywide)

- Thanked citizens for strong turnout and repeated that he welcomes a full audience and robust public input.
- Stated that many resident suggestions on data centers (noise, water, buffers, etc.) are already being incorporated into the draft UDO amendments the Board is working on.
- Described the upcoming joint city–county meeting as an important first step toward better cooperation with the City of Forsyth.
- Clarified it will mostly be an introductory/relationship-building session with limited formal business, but he sees it as essential because “we are all Monroe County.”
- Reiterated his own commitment to transparency, mentioning a prior instance where he even handed Will Davis with the Monroe County Reporter his unlocked phone to review.
- Reminded everyone of the religious meaning of Christmas and encouraged citizens to keep that in mind amid political and growth debates.

Executive Session

Commissioner Ambrose motioned to enter executive session for litigation at 11:06 a.m.

Commissioner Davis seconded the motion, and the motion carried 5-0.

Commissioner Davis motioned to come out of executive session at 11:14 a.m.

Commissioner Turner seconded the motion and the motion carried 5-0.

Action from Executive Session

County Attorney Jessica Haygood stated the Board of Commissioners discussed a litigation item in executive session that requires the county to sign a tolling agreement and to authorize the chairman to sign.

Commissioner Ambrose motioned to approve the Tolling Agreement and to allow the Chairman to sign. Commissioner Turner seconded the motion, and the motion carried 5-0.

Adjourn

Commissioner Ambrose motioned to adjourn at 11:19 a.m.

Commissioner Davis seconded the motion, and the motion carried 5-0.

Respectively Submitted by:

Janet Abbott, County Clerk