

BOARD OF COMMISSIONERS

Meetings Second Tuesday

MARTIN H. MOSELEY, JR.
Chairman

ROY LEWIS
Vice-Chairman

SHANITA D. BRYANT

BETTY C. HILL

WADE YODER

MICHAELA JONES
County Administrator

APRIL H. HODGES
Assistant County Administrator/
County Clerk

Peach County

213 Persons Street
Fort Valley, Georgia 31030
Phone 478-825-2535
Fax 478-825-2678

COUNTY OFFICIALS

KIM WILSON
Probate Judge

JOE WILDER
Clerk of Superior Court

TERRY DEESE
Sheriff

W. L. BROWN
Tax Commissioner

KERRY ROOKS
Coroner

LAURENS C. LEE
Magistrate

January 18, 2019

Mr. Rusty Haygood
Deputy Commissioner
Georgia Department of Community Affairs
60 Executive Park South, NE
Atlanta, GA 30329

Dear Deputy Commissioner Haygood:

Please accept this letter from the Peach County Board of Commissioners, the City of Byron and the City of Fort Valley, Georgia as a transmission of the Peach County Service Delivery Strategy. Enclosed are the required DCA SDS submittal forms (Form 1, Form 2, Form 3, and Form 4) required to update the Peach County Service Delivery Strategy. The intent of these forms is to extend the current agreement as is with the addition of Housing as a service provided by the cities of Byron and Fort Valley.

As you are aware, Peach County, Byron and Fort Valley have been working on a revision to the Service Delivery Strategy for some time and have reach agreements on all services and service areas with one exception. The County and cities are in discussions to add an attachment to both the water and sewer services which outlines an administrative process for water and/ or sewer line extensions beyond their current termini. However, additional time is needed to finalize the attachment and obtain the required local government approvals.

Based on discussion between Middle Georgia Regional Commission and the Georgia Department of Community Affairs, in order to maintain our qualified local government status, Peach County, the City of Byron and the City of Fort Valley have approved the attached forms and agree to request that the Georgia Department of Community Affairs set June 30, 2019 as the next required update of our

community's Service Delivery Strategy Agreement. Also, all parties understand that any additional services which may need revising can be addressed during this time frame. We will be working diligently to resolve all remaining issues and present a revised strategy as soon as possible but no later than the time required to meet the June 30, 2019 deadline. We acknowledge that the failure to reach an agreement and present a revised strategy on these remaining issues will result in the imposition of sanctions pursuant to O.C.G.A. 36-70-27.

We appreciate your assistance in this matter.

Sincerely,



Martin H. Moseley, Jr.
Chairman, Peach County Board of Commissioners



Lawrence C. Collins
Mayor, City of Byron



Barbara Williams
Mayor, City of Fort Valley

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RESOLUTION

Peach County Board of Commissioners Adoption of the Peach County Service Delivery Strategy

WHEREAS, during its 1997 Legislative Session, the Georgia State Legislature adopted the Service Delivery Strategy Act; and

WHEREAS, this act requires that every county within the State of Georgia adopt a Service Delivery Strategy which identifies the methods, funding sources, service provider, and geographic service area of each public service activity provided within the county; and

WHEREAS, the Service Delivery Strategy must be officially adopted and verified by the Georgia Department of Community Affairs by February 28, 2019; and

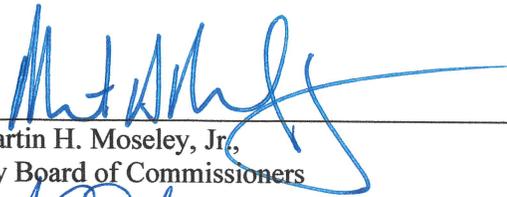
WHEREAS, city and county officials have worked diligently to prepare the county's Service Delivery Strategy; and

WHEREAS, the Chairman of the Peach County Board of Commissioners is required to sign the requisite documents acknowledging approval of the Service Delivery Strategy.

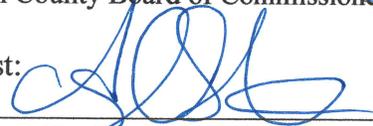
NOW THEREFORE, BE IT RESOLVED by the Board of Commissioners of Peach County that the attached Peach County Service Delivery Strategy is hereby adopted as the official Service Delivery Strategy, to be updated from time-to-time as required in Title 36 of the Official Code of Georgia Annotated 36-70-1 et al; and

BE IT FURTHER RESOLVED that the Chairman of the Peach County Board of Commissioners is hereby authorized to place the Service Delivery Strategy on the appropriate forms prescribed by the Georgia Department of Community Affairs, to execute those forms in the proper places, and to submit the Service Delivery Strategy to the Department of Community Affairs for verification in compliance with O.C.G.A. 36-70-26.

ADOPTED this 25 day of January 2019 at the county's commission meeting.



Chairman Martin H. Moseley, Jr.
Peach County Board of Commissioners

Attest: 
County Clerk

**RESOLUTION
CITY OF BYRON**

WHEREAS, during its 1997 Legislative Session, the Georgia State Legislature adopted the Service Delivery Strategy Act; and

WHEREAS, this act requires that every county within the State of Georgia adopt a Service Delivery Strategy which identifies the methods, funding sources, service provider, and geographic service area of each public service activity provided within the county; and

WHEREAS, the Service Delivery Strategy must be officially adopted and verified by the Georgia Department of Community Affairs by February 28, 2019; and

WHEREAS, city and county officials have worked diligently to prepare the county's Service Delivery Strategy; and

WHEREAS, the Mayor of the City of Byron is required to sign the requisite documents acknowledging approval of the Service Delivery Strategy.

NOW THEREFORE, BE IT RESOLVED by the Mayor and Council of the City of Byron that the attached Peach County Service Delivery Strategy is hereby adopted as the official Service Delivery Strategy, to be updated from time-to-time as required in Title 36 of the Official Code of Georgia Annotated 36-70-1 et al; and

BE IT FURTHER RESOLVED that the Mayor of the City of Byron is hereby authorized to place the Service Delivery Strategy on the appropriate forms prescribed by the Georgia Department of Community Affairs, to execute those forms in the proper places, and to submit the Service Delivery Strategy to the Department of Community Affairs for verification in compliance with O.C.G.A. 36-70-26.

Adopted this 24th day of January 2019 at the city's regular council meeting.

Absent

Mayor Lawrence C. Collins, City of Byron

AFFIX
SEAL



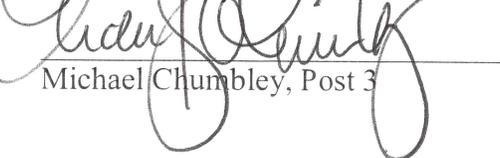
Michael Chidester, Mayor Pro Tem



James Richardson, Post 1



Rusty Adams, Post 2



Michael Chumbley, Post 3



Alan Dorsey, Post 5

**RESOLUTION
CITY OF FORT VALLEY**

WHEREAS, during its 1997 Legislative Session, the Georgia State Legislature adopted the Service Delivery Strategy Act; and

WHEREAS, this act requires that every county within the State of Georgia adopt a Service Delivery Strategy which identifies the methods, funding sources, service provider, and geographic service area of each public service activity provided within the county; and

WHEREAS, the Service Delivery Strategy must be officially adopted and verified by the Georgia Department of Community Affairs by February 28, 2019; and

WHEREAS, city and county officials have worked diligently to prepare the county's Service Delivery Strategy; and

WHEREAS, the Mayor of the City of Fort Valley is required to sign the requisite documents acknowledging approval of the Service Delivery Strategy.

NOW THEREFORE, BE IT RESOLVED by the Mayor and Council of the City of Fort Valley that the attached Peach County Service Delivery Strategy is hereby adopted as the official Service Delivery Strategy, to be updated from time-to-time as required in Title 36 of the Official Code of Georgia Annotated 36-70-1 et al; and

BE IT FURTHER RESOLVED that the Mayor of the City of Fort Valley is hereby authorized to place the Service Delivery Strategy on the appropriate forms prescribed by the Georgia Department of Community Affairs, to execute those forms in the proper places, and to submit the Service Delivery Strategy to the Department of Community Affairs for verification in compliance with O.C.G.A. 36-70-26.

Adopted this 24th day of January 2019 at a special called meeting of the city council.



Mayor Barbara Williams, City of Fort Valley

AFFIX
SEAL



Witness



SERVICE DELIVERY STRATEGY

FORM 1

COUNTY: **PEACH**

I. GENERAL INSTRUCTIONS:

1. FORM 1 is required for **ALL** SDS submittals. Only one set of these forms should be submitted per county. The completed forms shall clearly present the collective agreement reached by all cities and counties that were party to the service delivery strategy.
2. List each local government and/or authority that provides services included in the service delivery strategy in Section II below.
3. List all services provided or primarily funded by each general purpose local government and/or authority within the county that are continuing *without change* in Section III, below. (It is acceptable to break a service into separate components if this will facilitate description of the service delivery strategy.)

<p>OPTION A <i>Revising or Adding to the SDS</i></p>	<p>OPTION B <i>Extending the Existing SDS</i></p>
<ol style="list-style-type: none"> 4. List all services provided or primarily funded by each general purpose local government and authority within the county which are revised or added to the SDS in Section IV, below. (It is acceptable to break a service into separate components if this will facilitate description of the service delivery strategy.) 5. For each service or service component listed in Section IV, complete a separate, updated <i>Summary of Service Delivery Arrangements</i> form (FORM 2). 6. Complete one copy of the <i>Certifications</i> form (FORM 4) and have it signed by the authorized representatives of participating local governments. [Please note that DCA cannot validate the strategy unless it is signed by the local governments required by law (see Instructions, FORM 4).] 	<ol style="list-style-type: none"> 4. In Section IV type, "NONE." 5. Complete one copy of the <i>Certifications for Extension of Existing SDS</i> form (FORM 5) and have it signed by the authorized representatives of the participating local governments. [Please note that DCA cannot validate the strategy unless it is signed by the local governments required by law (see Instructions, FORM 5).] 6. Proceed to step 7, below. <div data-bbox="841 1182 1542 1417" style="background-color: #000080; color: white; padding: 10px; text-align: center;"> <p>For answers to most frequently asked questions on Georgia's Service Delivery Act, links and helpful publications, visit DCA's website at http://www.dca.ga.gov/development/PlanningQualityGrowth/programs/servicedelivery.asp, or call the Office of Planning and Quality Growth at (404) 679-5279.</p> </div>

7. If any of the conditions described in the existing *Summary of Land Use Agreements* form (FORM 3) have changed or if it has been ten (10) or more years since the most recent FORM 3 was filed, update and include FORM 3 with the submittal.
8. Provide the completed forms and any attachments to your regional commission. The regional commission will upload digital copies of the SDS documents to the Department's password-protected web-server.

NOTE: ANY FUTURE CHANGES TO THE SERVICE DELIVERY ARRANGEMENTS DESCRIBED ON THESE FORMS WILL REQUIRE AN UPDATE OF THE SERVICE DELIVERY STRATEGY AND SUBMITTAL OF REVISED FORMS AND ATTACHMENTS TO THE GEORGIA DEPARTMENT OF COMMUNITY AFFAIRS UNDER THE "OPTION A" PROCESS DESCRIBED, ABOVE.

II. LOCAL GOVERNMENTS INCLUDED IN THE SERVICE DELIVERY STRATEGY:

In this section, list all local governments (including cities located partially within the county) and authorities that provide services included in the service delivery strategy.

Peach County, City of Byron, City of Fort Valley, City of Perry, City of Warner Robins, Houston County, Fort Valley Utility Commission, Jointly Owned Natural Gas

III. SERVICES INCLUDED IN THE EXISTING SERVICE DELIVERY STRATEGY THAT ARE BEING EXTENDED WITHOUT CHANGE:

In this section, list each service or service component already included in the existing SDS which will continue as previously agreed with no need for modification.

Ambulance, Animal Control, Building Code Enforcement & Inspection, Cemetery, Court Services, E-911 Communications, Economic Development, Electricity, Emergency Management, Fiber Optic & Wireless Access, Fire Protection/Prevention, Hospital, Jail Operations, Law Enforcement, Library, Mosquito Spraying, Natural Gas, Parks, Recreation, Roads and Bridges, Sewer, Stormwater Management, Social Services, Solid Waste Collection and Recycling, Street Lighting, Tourism, Water Service.

IV. SERVICES THAT ARE BEING REVISED OR ADDED IN THIS SUBMITTAL:

In this section, list each new service or new service component which is being added and each service or service component which is being revised in this submittal. For each item listed here, a separate Summary of Service Delivery Arrangements form (FORM 2) must be completed.

Housing



SERVICE DELIVERY STRATEGY

FORM 2: Summary of Service Delivery Arrangements

Instructions:

Make copies of this form and complete one for each service listed on FORM 1, Section IV. Use EXACTLY the same service names listed on FORM 1. Answer each question below, attaching additional pages as necessary. If the contact person for this service (listed at the bottom of the page) changes, this should be reported to the Department of Community Affairs.

COUNTY: PEACH

Service: *Housing*

1. Check one box that best describes the agreed upon delivery arrangement for this service:

- a.) Service will be provided countywide (i.e., including all cities and unincorporated areas) by a single service provider. (If this box is checked, identify the government, authority or organization providing the service.):

- b.) Service will be provided only in the unincorporated portion of the county by a single service provider. (If this box is checked, identify the government, authority or organization providing the service.):

- c.) One or more cities will provide this service only within their incorporated boundaries, and the service will not be provided in unincorporated areas. (If this box is checked, identify the government(s), authority or organization providing the service: **City of Byron and City of Fort Valley**)

- d.) One or more cities will provide this service only within their incorporated boundaries, and the county will provide the service in unincorporated areas. (If this box is checked, identify the government(s), authority or organization providing the service.):

- e.) Other (If this box is checked, attach a legible map delineating the service area of each service provider, and identify the government, authority, or other organization that will provide service within each service area.):

2. In developing this strategy, were overlapping service areas, unnecessary competition and/or duplication of this service identified?

- Yes** (if "Yes," you must attach additional documentation as described, below)

- No**

If these conditions will continue under this strategy, attach an explanation for continuing the arrangement (i.e., overlapping but higher levels of service (See O.C.G.A. 36-70-24(1)), overriding benefits of the duplication, or reasons that overlapping service areas or competition cannot be eliminated).

If these conditions will be eliminated under the strategy, attach an implementation schedule listing each step or action that will be taken to eliminate them, the responsible party and the agreed upon deadline for completing it.

SDS FORM 2, continued

3. List each government or authority that will help to pay for this service and indicate how the service will be funded (e.g., enterprise funds, user fees, general funds, special service district revenues, hotel/motel taxes, franchise taxes, impact fees, bonded indebtedness, etc.).

<i>Local Government or Authority</i>	<i>Funding Method</i>
City of Byron	Grants and General Fund
City of Fort Valley	Grants and General Fund

4. How will the strategy change the previous arrangements for providing and/or funding this service within the county?

Housing is a new service provided by the City of Byron and City of Fort Valley when grants funds and general funds are available to assist with rehabilitating and new construction of homes within the jurisdiction of each city's limits.

5. List any formal service delivery agreements or intergovernmental contracts that will be used to implement the strategy for this service:

<i>Agreement Name</i>	<i>Contracting Parties</i>	<i>Effective and Ending Dates</i>

6. What other mechanisms (if any) will be used to implement the strategy for this service (e.g., ordinances, resolutions, local acts of the General Assembly, rate or fee changes, etc.), and when will they take effect?

The County and Cities have elected to use resolutions adopted by each governing body to initiate the Service Delivery Strategy. Provision of this service will be carried out as outlined by the governing bodies upon passage of the adoption resolution.

7. Person completing form: **Kimberly Lowe, Senior Government Services Specialist, MGRC**
 Phone number: **478-751-6160** Date completed: January 10, 2019

8. Is this the person who should be contacted by state agencies when evaluating whether proposed local government projects are consistent with the service delivery strategy? Yes No

If not, provide designated contact person(s) and phone number(s) below:
DERICK HAYES, CITY ADMINISTRATOR, (478) 956-3600



SERVICE DELIVERY STRATEGY

FORM 3: Summary of Land Use Agreements

Instructions:

Answer each question below, attaching additional pages as necessary. Please note that any changes to the answers provided will require an update of the service delivery strategy. If the contact person for this service (listed at the bottom of this page) changes, this should be reported to the Department of Community Affairs.

COUNTY: PEACH

1. What incompatibilities or conflicts between the land use plans of local governments were identified in the process of developing the service delivery strategy?
Peach County and the Cities of Byron and Fort Valley have adopted a Joint Comprehensive Plan that contains a compatible and nonconflicting Land Use element. The County and both cities utilize the existing Land Use element contained within the Joint Comprehensive Plan as a basis for land use classification within their jurisdictions.

2. Check the boxes indicating how these incompatibilities or conflicts were addressed:

- Amendments to existing comprehensive plans
- Adoption of a joint comprehensive plan
- Other measures (amend zoning ordinances, add environmental regulations, etc.)

If "other measures" was checked, describe these measures:
Describe "Other" Measures Here

NOTE:
If the necessary plan amendments, regulations, ordinances, etc. have not yet been formally adopted, indicate when each of the affected local governments will adopt them.

3. What policies, procedures and/or processes have been established by local governments (and water and sewer authorities) to ensure that new extraterritorial water and sewer service will be consistent with all applicable land use plans and ordinances? Peach County and the Cities of Byron and Fort Valley have adopted a process for addressing water and sewer line extensions. The jurisdiction proposing to expand its services must notify the other jurisdiction and give it sufficient time to analyse and comment on its potential impact.

4. Person completing form: **Kimberly Lowe, Middle Georgia Regional Commission**

Phone number: **478-751-6160** Date completed: January 22, 2019

5. Is this the person who should be contacted by state agencies when evaluating whether proposed local government projects are consistent with the service delivery strategy? Yes No

If not, provide designated contact person(s) and phone number(s) below:

MICHAELA JONES, PEACH COUNTY ADMINISTRATOR, 478-825-2535



SERVICE DELIVERY STRATEGY
FORM 4: Certifications

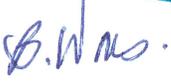
Instructions:

This form must, at a minimum, be signed by an authorized representative of the following governments: 1) the county; 2) the city serving as the county seat; 3) all cities having a 2010 population of over 9,000 residing within the county; and 4) no less than 50% of all other cities with a 2010 population of between 500 and 9,000 residing within the county. Cities with a 2010 population below 500 and local authorities providing services under the strategy are not required to sign this form, but are encouraged to do so.

COUNTY: PEACH

We, the undersigned authorized representatives of the jurisdictions listed below, certify that:

1. We have executed agreements for implementation of our service delivery strategy and the attached forms provide an accurate depiction of our agreed upon strategy (O.C.G.A 36-70-21);
2. Our service delivery strategy promotes the delivery of local government services in the most efficient, effective, and responsive manner (O.C.G.A. 36-70-24 (1));
3. Our service delivery strategy provides that water or sewer fees charged to customers located outside the geographic boundaries of a service provider are reasonable and are not arbitrarily higher than the fees charged to customers located within the geographic boundaries of the service provider (O.C.G.A. 36-70-24 (20); and
4. Our service delivery strategy ensures that the cost of any services the county government provides (including those jointly funded by the county and one or more municipalities) primarily for the benefit of the unincorporated area of the county are borne by the unincorporated area residents, individuals, and property owners who receive such service (O.C.G.A. 36-70-24 (3)).

JURISDICTION	TITLE	NAME	SIGNATURE	DATE
<u>CITY OF BYRON</u>	Mayor	Lawrence C. Collins		1-24-19
<u>CITY OF FORT VALLEY</u>	Mayor	Barbara Williams		1-24-19
<u>PEACH COUNTY</u>	Chairman	Martin H. Moseley, Jr.		1-25-19