

AUGUST 23, 2022

REGULAR MEETING OF THE BOARD OF CITY COMMISSIONERS OF THE CITY OF
ALBANY, GEORGIA
GOVT. CENTER – RM 100

PRESENT: Mayor Bo Dorough
Mayor Pro Tem Vilnis Gaines
City Commissioners: Jon Howard, Jalen Johnson, Chad Warbington and Demetrius
Young
Virtual Attendee: Bob Langstaff, Jr.
City Manager: Steven Carter
City Attorney: C. Nathan Davis

Mayor Dorough called the meeting to order at 6:03 p.m., and, the invocation given Pastor Jeffrey Pritchard, Albany Baptist Church, was followed by the pledge of allegiance.

APPROVAL OF THE MINUTES OF THE PREVIOUS MEETING

Commissioner Howard moved to approve the minutes, seconded by Commissioner Warbington and, following a roll call vote, the motion unanimously carried.

OBJECTION TO CONSENT AGENDA

There were no objections to the consent agenda

AGENDA ADOPTION

Commissioner Howard moved to approve the agenda, seconded by Commissioner Young and following a roll call vote, the motion unanimously carried.

CONSENT AGENDA ADOPTION

Commissioner Young asked to remove the vacant property registration from the consent agenda for additional discussion. Commissioner Howard moved to approve the consent agenda with that change, seconded by Mayor Pro Tem Gaines and, following a roll call vote, the motion unanimously carried.

A. Resolution

A RESOLUTION NO. 22-R159

Authorizing the use of SPLOST VII Funds for Pine Alley 400 Block Renovations Project

B. Purchase

1. Internet Bandwidth Contract renewal: Georgia Public Web - \$259,813.44

APPOINTMENTS

1. Albany Housing Authority: One appt. for five-year term ending June 2027

Mayor Dorough advised that he is appointing Jeanette Henderson.

2. Chehaw Park Authority: Two appts. to fill unexpired term ending June 2024

Commissioner Warbington nominated Wendy Wilson, Commissioner Langstaff nominated Harry Day and Mayor Dorough nominated Anna Wilschetz. Commissioner Howard moved to close nominations and following a roll call vote, Mayor Dorough declared Wendy Wilson and Harry Day duly appointed.

3. Historic Preservation Commission: Four appts., for two-year term ending August 2024

Commissioner Warbington nominated William Guin, Commissioner Howard nominated Scott Marcus, Commissioner Johnson nominated Matt Trice and Commissioner Langstaff nominated Zach

AUGUST 23, 2022

REGULAR MEETING OF THE BOARD OF CITY COMMISSIONERS OF THE CITY OF
ALBANY, GEORGIA
GOVT. CENTER – RM 100

Giddes. Commissioner Howard moved to close nominations, seconded by Commissioner Young, and following a roll call vote, the motion unanimously carried.

Commissioner Johnson moved to approve the appointments of William Guin, Scott Marcus, Matt Trice and Zach Giddes, seconded by Commissioner Warbington and, following a roll call vote, the motion unanimously carried.

4. Tree Board: Seven appts. for two-year term ending August 2024
(Mayor/Commission appts)

Mayor Dorough advised that he is appointing Judy Bowles; Commissioner Howard stated that he is appointing Ed Lemon; Commissioner Johnson reappointed Jennifer Davis; Mayor Pro Tem Gaines reappointed Carlos Phillips; Commissioner Warbington appointed Jay Chupp; Commissioner Langstaff reappointed Richard Foreman and Commissioner Young appointed Judy Gaines.

GENERAL BUSINESS

- A. Recommendation from the Director of Planning and the Quality-of-Life Task Force to move forward with implementing a Vacant Property Registration program Vacant Property Registration (pulled from the consent agenda)

In reply to Commissioner Howard, Paul Forgey, Planning Director, gave a brief summary of the request to move forward with implementing a vacant property registration program as was discussed in the August work session, adding that an RFP will go out and that the final decision will be made by the City Commission. Pros and cons were discussed at the request of Commissioner Howard (copy on file); Commissioner Johnson clarified that the recommendation will be brought back for Commission approval; Commissioner Warbington stated that this will be an avenue to assist with vacant/blighted property; Commissioner Young expressed concern regarding contacting out of town property owners, the unfairness to property owners and suggested a program to assist property owners. Mayor Dorough agreed that this will help to combat slum and blight.

Commissioner Warbington moved to approve the recommendation, seconded by Commissioner Johnson and following a roll call vote, the motion carried 6-1 with Commissioner Young voting no.

- B. Alcohol License Applications:

Marshal Walter Norman, Code Enforcement Director, reviewed the following licenses:

1. New License: Cru Restaurant Albany LLC; d/b/a Cru Restaurant; 2800 Old Dawson Rd. Suite 5; S. Mays/Agent; Liquor, Beer, Wine Consumption

Commissioner Warbington moved to approve, seconded by Mayor Pro Tem Gaines and following a roll call vote, the motion carried 6-1 with Commissioner Howard voting no.

2. New License: ALDI Inc; d/b/a Aldi #140; 2816 Nottingham Way; J. Wilson/Agent; Beer and Wine Package

Commissioner Warbington moved to approve, seconded by Commissioner Johnson and following a roll call vote, the motion carried 6-1 with Commissioner Howard voting no.

3. Transfer of Ownership: Jay Dolo 1982 LLC; d/b/a Discount Liquors; 1342 Mobile Ave., Suite 6, D. Patel/Agent; Liquor, Beer and Wine Package

Commissioner Johnson to approve, seconded by Commissioner Warbington and following a roll call vote, the motion carried 5-2 with Commissioners Howard and Young voting no.

4. Transfer of Ownership: Jay Umiya 1982 LLC; d/b/a A&S Food; 1342 Mobile Ave. Suite 7; D. Patel/Agent; Beer and Wine Package

AUGUST 23, 2022

REGULAR MEETING OF THE BOARD OF CITY COMMISSIONERS OF THE CITY OF
ALBANY, GEORGIA
GOVT. CENTER – RM 100

Commissioner Johnson moved to approve, seconded by Commissioner Warbington, and following a roll call vote, the motion carried 6-1 with Commissioner Howard voting no.

Marshal Norman advised that the following applications were withdrawn:

5. Transfer of Ownership: SWG Enterprise Inc; d/b/a Lighthouse Liquor; 2810 Old Dawson Rd; D. Moore/Agent; Liquor, Beer and Wine Package
6. Transfer of Ownership: FCTG investment LLC; d/b/a Warehouse Package; 1005 Pine Ave; O. Martin/Agent; Liquor, Beer & Wine Package

ORDINANCES

Derrick Brown, CFO, discussed information (copy on file) regarding the roll-back of the millage rate, advising that this is the eighth consecutive year the City has been able to have a roll-back. He advised that the current millage rate is 9.631, with a proposed rollback to 9.597, resulting in a minimal decrease of \$1.36 on a \$100,000 home, adding that the City will forfeit approximately less than \$50,000 in tax revenues, with the recommendation to adopt the rollback.

Commission Howard introduced

AN ORDINANCE NO. 22-106

Levying and assessing the rate of taxation for City purposes on all taxable property in the City of Albany

Commissioner Howard then offered the motion and asked for unanimous consent to dispense with the second reading and asked for its adoption, seconded by Commissioner Johnson and, following roll call vote, the motion was unanimously approved.

Commissioner Howard introduced

AN ORDINANCE NO. 22-107

Approving amendment to the Pension Ordinance re: 0.5% increase in employee contributions

Commissioner Howard then offered the motion and asked for unanimous consent to dispense with the second reading and asked for its adoption, seconded by Commissioner Young and, following roll call vote, the motion carried 5-2 with Commissioners Johnson and Langstaff voting nod.

Commissioner Johnson moved to table the following (re: Second Reading), seconded by Commissioner Warbington and, following a roll call vote, the motion carried 4-3 with Mayor Pro Tem Gaines and Commissioners Howard and Young voting no.

AN ORDINANCE NO.

Amending Section 3(i) of the Charter of the City of Albany mandating appointments; Adding the position Director, Municipal Court Administration; To provide for appointment of such position

RESOLUTIONS

Commissioner Young asked whether the following resolution should be discussed in executive session since it concerns property acquisition and moved to table, seconded by Commissioner Howard and, following a roll call vote, the motion to table carried 5-2 with Commissioners Johnson and Warbington voting no.

A RESOLUTION NO.

Authorizing purchase of certain described real estate; Authorizing City Attorney to close same and City Manager to sign closing documents approving the terms and conditions re: Driskell Park - Real Estate Acquisitions

AUGUST 23, 2022

REGULAR MEETING OF THE BOARD OF CITY COMMISSIONERS OF THE CITY OF
ALBANY, GEORGIA
GOVT. CENTER – RM 100

Mayor Dorough moved to adopt the following resolution, seconded by Commissioner Howard.

A RESOLUTION NO. 22-R160

Identifying and directing the allocation of three million two hundred thousand dollars (\$3,200,000) of SPLOST VI and SPLOST VII Funds to the Driskell Park Project

Discussion included the concern of needing renovations for those living outside of the area (Commissioner Johnson); support of the project since it is in his ward (Mayor Pro Tem Gaines); this not being what was originally discussed (Commissioner Langstaff); concern of not upgrading other areas/spending monies fairly, spending \$5.0 million at all four recreation gyms, a suggestion that the motion should be amended (Commissioner Young) and, the need to move forward due to rising costs (Mayor Dorough).

In reply to Commissioner Young, Ms. Fields explained that the original cost went up to \$6 million and commented on emails explaining the cost going from \$3.8 million to \$6.2 million (which are estimates), adding that the project has not been bid on yet. She noted that the current \$6.0 million is based on the architecture cost that is based on current charges and explained the schematic design phase, fixtures, etc.

Mayor Dorough advised that going through the process, the size of the community center was reduced, one of the pavilions was eliminated, one of the pavilion's size was reduced, some of the community garden was eliminated and the playground was expanded. He added that due to the exorbitant cost of a turf field, the City has an opportunity to change that specification and has pulled plans on it.

Commissioner Young offered a substitute motion to fund Driskell Park in the amount of \$5.0 million from previous SPLOST funds and leave money for other recreational facilities to be revitalized/reconstructed; the motion failed for lack of a second.

Hearing no additional comments, and following a roll call vote, the original motion carried 6-1 with Commissioner Langstaff voting no.

Mayor Dorough moved to adopt the following resolution, seconded by Commissioner Howard.

A RESOLUTION NO. 22-R161

Identifying and directing the allocation of six million three hundred fifty thousand dollars (\$6,350,000) of SPLOST VII Funds for the redevelopment of the Henderson Park Project

Discussion included support of the project (Commissioner Howard); other priorities that should be first; renovate gyms that have not been opened and the ones with problems, i.e., Turner and Bill Miller (Commissioner Langstaff); using a more equitable way to do this project; there are gyms with no allocated funds (Commissioner Young) and being convinced that this is the way to repair the facilities properly (Mayor Dorough).

Hearing no additional comments, and following a roll call vote, the motion carried 6-1 with Commissioner Langstaff voting no.

Mr. Davis explained that the following resolution is a house-keeping matter and needed for the records. Commissioner Howard moved to adopt the following resolution, seconded by Commissioner Warbington and following a roll call vote, the motion unanimously carried.

A RESOLUTION NO. 22-R-162

Authorizing and approving execution of SPLOST VIII Intergovernmental Agreement with Dougherty County

AUGUST 23, 2022

REGULAR MEETING OF THE BOARD OF CITY COMMISSIONERS OF THE CITY OF
ALBANY, GEORGIA
GOVT. CENTER – RM 100

MEMBER COMMENTS / ITEM FOR FUTURE AGENDA

Commissioner Howard asked to have public safety staff to give an update on the gang and drug task force.

Mayor Pro Tem Gaines asked that the Recreation Director move forward with the items that were voted on.

Commissioner Warbington asked that recreation items be put on the agenda, a spending policy for Commissioners discretionary funds, HPC fund, etc., with Mr. Carter advising that he emailed the policies for the Commissioners to review.

Commissioner Young asked for a report on the agenda re: Turner/Bill Miller gyms so that Steve Belk, Recreation Director, can get the centers up and running. He noted that August is Black Business month and the proclamation that was presented earlier in the day to recognize former County Commissioner George Brown and Gordon Hall, owner of Shabazz Fish Supreme Restaurant. He invited all to attend a reception following the meeting.

Mayor Dorough asked to have a LOST update, with Mr. Carter advising that he is waiting on information regarding who the arbitrator will be, adding that he will get with Mr. Davis to look at GMA recommendations. Mayor Dorough suggested to not use Woods (consultant) in looking for a price for Carver/Turner/Bill Miller gyms and thanked the Commissioners for their vote in moving Henderson and Driskell projects forward.

There being no further business, the meeting adjourned at 7:21 pm.

MAYOR

ATTEST:

CITY CLERK