



## WORK SESSION

August 09, 2021  
10:00 AM

Albany-Dougherty Government Center  
222 Pine Ave, Room 100, Albany, GA 31701

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### AGENDA

To comply with the request set forth by the Chairman of Dougherty County, GA and the guidelines of the Center for Disease Control (CDC) regarding the Coronavirus (COVID19) pandemic and social distancing, face coverings (masks) are required for all meeting participants.

The public will also have access to the live meeting by accessing the Dougherty County Georgia Government Facebook page at [facebook.com/Dougherty.ga.us](https://facebook.com/Dougherty.ga.us) or viewing the public government access channel (Channel 16).

1. Call the meeting to order by Chairman Christopher Cohilas.
2. Roll Call.
3. Public Hearing for the proposed tax increase of 0.35% for the County-Wide Digest and the proposed tax increase of 0.30% for the Special Services Digest. The millage rates remain the same as last year. The County-Wide millage rate is 15.569 and the Special Services millage rate is 9.1730. *(Those wishing to speak for or against this item should sign the Sign Up sheet located on the table in the rear of the Chamber).*
4. Minutes.
  - a. Minutes of the July 19th Regular Meeting and July 26th Work Session.
5. Delegations *(The Commission will hear comments on those items pertaining to Dougherty County for which a public hearing has not been held or scheduled. Please be brief, to the point, and considerate of time for others).*
  - a. Walter Kelley, Library Board of Trustees Chairman is present to introduce Gail Evans as the new Library Director.
  - b. Fire Chief/EMA Director Cedric D. Scott present to announce that Dougherty County has received the Storm Ready Community designation.
  - c. Public Information Officer Wendy Howell present to discuss the proposed Citizen Engagement Dashboard.
  - d. William Wright, dba Afram-Tech, Inc. present to continue discussion of building capacity, programs for small businesses, and other concerns.

6. Zoning.

- a. Rupesh Rajkaran and Gupta Priyanka and Et. al, owner and Teramore Development, LLC, applicant requests to rezone 1.909 acres from C-7 (Mixed-Use Planned-Development District) to C-2 (General Mixed-Use Business District). The property is located at the Southeast Corner of Gillionville and Lockett Station. The Planning Commission recommends approval. Paul Forgey, Planning and Development Services Director and Angel Gray, Planning Manager, will address. The Public Hearing and Action are scheduled for August 16, 2021.
- b. Southland Cypress, LLC, owner and Brenda Clark, applicant request to rezone 62.538 acres from AG (Agricultural District) to R-G (Single-Family Residential District County Only). The property address is 512 Flowing Well Rd. The Planning Commission recommends approval. Paul Forgey, Planning and Development Services Director and Angel Gray, Planning Manager, will address. The Public Hearing and Action are scheduled for August 16, 2021.
- c. Grady Blair Stone, owner and Metro Site, LLC applicant request Special Approval to construct a new telecommunications tower with a total overall height of facility 315' in the C-3 (Commercial) District & C-8 (Commercial Recreation District). The property is approximately 20.82 acres and the property address is 2700 Liberty Expressway. The Planning Commission recommends approval. Paul Forgey, Planning and Development Services Director and Angel Gray Planning Manager, will address. The Public Hearing and Action are scheduled for August 16, 2021.
- d. Proposed text amendment to the Dougherty County Solar Ordinance (TITLE III, ARTICLE 1. Section 1.44. VII. Specific Requirements for Solar Energy Systems (A) i). The Planning Commission recommends approval. Paul Forgey, Planning and Development Services Director and Angel Gray, Planning Manager, will address. The Public Hearing and Action are scheduled for August 16, 2021.

7. Purchases.

- a. Recommendation to accept the proposal for Professional Services of the Survey and Design of Fleming Road Widening Phase III for the Public Works Department from the lowest quoted vendor, Reliable Engineering, LLC (Albany, GA) in the amount \$69,000. Two vendors provided proposals with the highest being \$119,500. Funding is budgeted in T-SPLOST Road Projects. Assistant County Administrator Scott Addison will address. Public Works Director Chuck Mathis and Engineering Manager Jeremy Brown are present.
- b. Recommendation to purchase twenty (20) sirens for use by the Dougherty County Emergency Management Agency from Sirens for Cities, Inc. (Jonesboro, GA) in the amount of \$519,892.40. Four proposals were received with Sirens for Cities, Inc. being recommended as the most responsive and responsible proposer. Funding is budgeted in the Hazardous Mitigation Grant Program (HMGP) for \$750,000. County Administrator Michael McCoy will address. EMA Director Chief Cedric Scott, Director of Disaster Recovery & Grant Programs, Georgia Collier-Bolling and City of Albany Buyer Joshua Williams are present.

8. Updates from the County Administrator.
  - a. **REMINDER:** The public hearings regarding the proposed tax digest/millage rates will be this evening, August 9th at 6 p.m. and Monday, August 16th at 10 a.m. in Room 100.
9. Updates from the County Attorney.
10. Updates from the County Commission.
11. Adjourn.

*Individuals with disabilities who require certain accommodations in order to allow them to observe and/or participate in this meeting, or who have questions regarding the accessibility of the meeting or the facilities are required to contact the ADA Coordinator at 229-431-2121 promptly to allow the County to make reasonable accommodations for those persons.*