

DOUGHERTY COUNTY COMMISSION
WORK SESSION MEETING MINUTES

DRAFT

June 14, 2021

The Dougherty County Commission met in Room 100 of the Albany-Dougherty Government Center on June 14, 2021. Chairman Christopher Cohilas presided and called the meeting to order at 10:00 am. Commissioners present were Victor Edwards, Gloria Gaines, Russell Gray, Clinton Johnson, Anthony Jones, and Ed Newsome. Also present were County Administrator Michael McCoy, Assistant County Administrator Scott Addison, County Attorney Spencer Lee, County Clerk Jawahn Ware, and other staff. The public and representatives of the media participated in person, via live streaming of the meeting on the County's Facebook page and the government public access channel.

The Chairman asked the Commission to review the minutes of the May 17th Regular Meeting and May 24th Work Session.

The Chairman opened the Public Hearing on the proposed FY 2021-22 Budgets. There being no one present to speak in favor or opposition to the budget to the topic the Chairman closed the public hearing.

The Chairman recognized EDC President Jana Dyke with the Albany-Dougherty Economic Development Commission (EDC), to update the Commission with the Quarterly Report. Mrs. Dyke introduced her assistant, Shannon Smith and said that she is available as an additional resource. Mrs. Dkye discussed updates and informed the board of her upcoming 6-month [employment] mark. She highlighted individuals involved in the meetings that were not typical stakeholders. She introduced plans for a new website and creation of policy, procedures, and succession plans. Site evaluations for the best marketing procedures and specific job fair initiatives will be conducted. She announced that Pretoria Fields was named the "Rockstar Business of the Year." She mentioned that the EDC reached their capacity and will be requesting additional staff and funding because the business community has not been able to fund their share. As a result of the funding shortage, all planned services have not been provided. Commissioner Johnson shared that the Finance Committee will be considering the funding request that is similar to the ask of the City of Albany. Mrs. Dyke shared that staff will still be working with the business community in-house.

The Chairman recognized citizen Cheryl Laughlin to discuss concerns regarding the County's ordinance on solar panels. Mrs. Laughlin shared that Paul Forgey encouraged her and her husband to address the Commission about the solar panels. Mr. Forgey shared that the County had adopted the same ordinance as the city which included a provision for aesthetic purposes. However, the city has now revised its ordinance. The Chairman asked for consensus for a change to have a

congruent policy with the city and no one opposed the change. Commissioner Gray did share that with technology changes, the county would need to consider any downstream effects. Mr. Forgey outlined the process on how to update the ordinance.

The Chairman recognized representatives from Conseedco, Inc. and Afram-Tech Inc to discuss the lack of diversity, inclusion, or fair opportunities in procurement processes and needed opportunities for local small/minority disenfranchised firms. Due to technical issues, the presentation will be rescheduled.

The Chairman called for a discussion of the recommendation to accept the bid for the Dougherty County Health Department Paint Project from the lowest responsive and responsible bidder meeting requirements of the bid, Affordable Painting and Remodeling (Leesburg, GA) in the amount of \$190,000. Three vendors submitted bids with only two meeting requirements with the highest bid being \$224,106. Funding is budgeted in SPLOST VII. Assistant County Administrator Scott Addison addressed. Facilities Management Director Heidi Minnick and City of Albany Buyer Kimberly Allen were present. Per the inquiry of Commissioner Johnson, Mr. Addison addressed concerns about the change of specifications in the bid and a vendor compliant. Mrs. Minnick addressed the need for references and stated that specifications were changed based upon the Health Department's request. Commissioner Gray, who is a member of the subcommittee, confirmed that the Health Department Board and Director requested changes. Commissioner Edwards asked that Facilities Management start implementing mandatory pre bid conferences. Buyer Kimberly Allen confirmed that the apparent lower bidder was in attendance at the conference and Mrs. Minnick confirmed that the requirement for references was in the first paragraph of the specifications.

The Chairman called for a discussion of the recommendation to accept the bid to seal coat the parking lot at the Jail from the lowest responsive and responsible bidder meeting specifications, The Surface Masters, Inc. (Marietta, GA) in the amount of \$54,875. Two vendors submitted bids with the highest bid being \$150,000. Funding is budgeted in SPLOST VII. Assistant County Administrator Scott Addison addressed. Chief Jailer John Ostrander and City of Albany Buyer Kimberly Allen were present.

The Chairman called for a discussion of the recommendation to accept the change order to perform exterior wall and hardscape restoration for the Judicial and Government Buildings with the current vendor Waterproofing Contractors, Inc. (Norcross, GA) in the amount of \$123,647. Funding is available in SPLOST VII- Judicial Building Improvements and Government Center Improvements. Assistant County Administrator Scott Addison addressed. Facilities Management Director Heidi Minnick and Consultant Jody Usry were present. Mr. Addison clarified that the project is coming in under budget even with the change. Chairman Cohilas asked that energy efficiency or a new judicial building be considered in SPLOST VIII.

The Chairman called for a discussion of speed display sign options for the Dougherty County Police Department. The recommended signs will be used to reduce speeding in the unincorporated area of the county. Assistant Chief Tateshea Irving addressed. Ms. Irving mentioned that the purpose of the tool is not to replace officers but could be used as speed deterrents and to assist with crimes. The new cost is \$39,228 and may increase after July 1st. Commissioner Jones asked that the Finance Committee amend the budget to have a line officer as opposed to the speed tracker. Chairman Cohilas shared that it doesn't appear to be a position where we have to choose one over the other.

Mr. McCoy reminded the board of the ribbon cutting at Pine Glenn on June 15, 2021. Commissioners Newsome and Edwards were both congratulated for completing their certification.

There being no further business to come before the Commission, the meeting adjourned at 11:29 a.m.

CHAIRMAN

ATTEST:

COUNTY CLERK