

DOUGHERTY COUNTY COMMISSION

DRAFT

REGULAR MEETING MINUTES

June 21, 2021

The Dougherty County Commission met in Room 100 of the Albany-Dougherty Government Center on June 21, 2021. Chairman Christopher Cohilas presided. 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 and via live streaming of the meeting on the County's Facebook page and the government public access channel.

After the invocation and Pledge of Allegiance by Commissioner Johnson, the Chairman called for approval of the May 17th Regular Meeting and May 24th Work Session minutes.

Commissioner Newsome moved for approval. Upon a second by Commissioner Johnson, the minutes were unanimously approved.

The Chairman recognized Mental Health Development Disabilities & Addictive Disease Advisory Council - Regional 4 Board Member Gail Davenport to provide an update to the Commission on the 2021 - 2022 Statewide Priorities and Strategies. Ms. Davenport shared that the council is required to present to the Board occasionally. She is proud that many of the priorities of Region 4 became state priorities. After many interviews with people in the area, her passion is still to "help the whole person" and help children become healthy. Communication and marketing incentives and other needs were shared. Commissioner Gray thanked her for the due diligence that she is doing within Dougherty County.

The Chairman recognized William Wright, representative of AFRAM Tech, Inc. who spoke in regards to the presentations made by the Finance Committee. He alleged that the board is breaking Title VI of the 1964 Civil Rights Act by discriminating against organizations with similar funding asks. He also spoke about Commissioners with more senior experience needing to chair committees and the need of vetting budgets.

The Chairman called for consideration of the resolution providing for the acceptance and execution of the contract 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 subject to the execution of the contract by the County Administrator. Funding is budgeted in SPLOST VII.

Commissioner Gray moved for approval. Commissioner Newsome seconded the motion. Under discussion, City of Albany Central Services Director Yvette Fields addressed

Commissioner Johnson's concerns. She shared that bidders are responsible for reading every word in the document and that the list provided was done so as a courtesy. Commissioner Johnson shared that Dougherty County's stance is to assist businesses and citizens and the scope should not have been revisited because it was rewritten for limited firms to bid. Commissioner Gray addressed this by stating that this is a technical issue. If the apparent low bidder had submitted the requested documents, he would have been the low bidder [accepted]. Ms. Fields shared that in one portion of the documents, the word "may" was listed, but the documents that list "must" overrides the oversight. It was noted that changes were made based on the complexity of the project, and this has been done in the past. Chairman Cohilas reviewed the bid package and thought the documents were ambiguous. He stated as a lawyer, he was concerned about litigation from the lowest responsive and responsible bidder. After discussion, Commissioner Jones made a substitute motion to table this item until staff meets to review the language and to report back to the Commission with wording that will meet the needs of vendors moving forward. Commissioner Johnson seconded the motion. The legal opinion of Attorney Lee was sought. Attorney Lee shared that the Commission can reject bids for any reason. Chairman Cohilas made a motion to reject bids and start the process over. Commissioner Jones seconded the motion. Commissioner Gray spoke about the need for the project to continue and mentioned that there is a greater need for the project but funding is not available for all of the repairs. Commissioner Gray said that there was not a malicious intent to steer the project towards any vendor. He added that it was unfortunate that our process was not intact but [staff] will fix it moving forward. The motion to reject all bids passed with six ayes and one nay by Commissioner Gray.

The Chairman called for consideration of the resolution providing for the acceptance and execution of the contract 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 subject to the execution of the contract by the County Administrator. Funding is budgeted in SPLOST VII.

Commissioner Johnson moved for approval. Upon a second by Commissioner Jones, the motion for approval passed unanimously. Resolution 21-033 is entitled:

A RESOLUTION  
ENTITLED  
A RESOLUTION PROVIDING FOR THE APPROVAL AND  
ACCEPTANCE OF A PROCUREMENT RECOMMENDATION IN THE  
AMOUNT OF \$54,875.00 FOR THE PURPOSE OF CONTRACTING  
WITH THE SURFACE MASTERS, INC. FOR SEAL COATING AT THE  
DOUGHERTY COUNTY JAIL LOCATED AT 1302 EVELYN AVENUE;  
REPEALING RESOLUTIONS OR PARTS OF RESOLUTIONS IN  
CONFLICT HEREWITH; AND FOR OTHER PURPOSES.

The Chairman called for consideration of the resolution providing for the acceptance and execution of 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.

Commissioner Johnson moved for approval. Upon a second by Commissioner Jones, the motion for approval passed unanimously. Resolution 21-034 is entitled:

A RESOLUTION  
ENTITLED  
A RESOLUTION PROVIDING FOR THE EXECUTION OF CHANGE  
ORDER NUMBER 2 WITH WATERPROOFING CONTRACTORS,  
INC. IN THE AMOUNT OF \$123,647.00 FOR PERFORMING  
ADDITIONAL EXTERIOR WALL AND HARDSCAPE  
RESTORATION FOR BOTH THE JUDICIAL AND GOVERNMENT  
BUILDINGS; REPEALING RESOLUTIONS OR PARTS OF  
RESOLUTIONS IN CONFLICT HEREWITH; AND FOR OTHER  
PURPOSES.

The Chairman called for consideration of the recommendation to purchase one-speed trailer for the Dougherty County Police Department from Madden & Associates (Brasleton, GA) in the amount of \$39,220. Funding is available in the Special Services District Fund.

Commissioner Johnson moved for approval. Upon a second by Commissioner Edwards, the motion for approval passed unanimously.

The Chairman called for consideration to approve the authorization by the Board of County Commissioners for the Planning Commission to review the County's Solar Regulations for the purpose of allowing solar panels on roofs that face public rights of way. The Albany-Dougherty Zoning Ordinance requires the County Commission to submit all proposed text amendments to the Planning Commission for its review and recommendation.

Commissioner Jones moved for approval. Upon a second by Commissioner Johnson, the motion for approval passed unanimously.

The Chairman called for the discussion of the Fiscal Year 2022 Budget Request by Coroner Michael Fowler. Mr. Fowler shared that he, the Finance Committee, and other Commissioners agreed to a reasonable amount for the budget.

Commissioner Edwards asked that the board consider adding Juneteeth as an observed holiday for employees. Mr. McCoy shared that there are budget implications and we do not observe all federal holidays; however, the Board may consider the request next week upon their acceptance of the FY budget. Commissioner Johnson thanked Chairman Cohilas for his leadership. Chairman Cohilas offered condolences for the recent losses in Commissioner Gaines and Commissioner Jones' families. He read a "thank you letter" that was written by Commissioner Jones.

There being no further business to come before the Commission, the meeting adjourned at 11:05 a.m.

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CHAIRMAN

ATTEST:

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COUNTY CLERK