

JUNE 28, 2017  
COMMITTEE OF THE WHOLE  
GOVT. CTR. – RM. 100

PRESENT: Mayor Dorothy Hubbard  
Mayor Pro Tem Roger Marietta  
City Commissioners: Jon Howard, Bobby Coleman, BJ Fletcher, Bob Langstaff,  
Jr., and Tommie Postell  
City Manager: Sharon D. Subadan  
City Attorney: C. Nathan Davis

Mayor Hubbard called the meeting to order at 6:00 p.m., and reminded those in attendance of the process to address the Commission (Citizen Comments/Speaker Appearance Forms).

APPOINTMENTS:

1. Appointments to Community Development Council for one-year term expiring June, 2018
2. One appointment (Mayor's appointment) to Albany Housing Authority for five-year term expiring June, 2022

There were no comments on this item and Mayor Hubbard advised that appointments will be made in the regular business meeting that follows.

TRAVEL:

Commissioner Howard moved to approve the following, seconded by Mayor Pro Tem Marietta; the motion unanimously carried.

1. City Manager S. Subadan; MEAG Power Annual Convention; Amelia Island, FL; July 9-12, 2017
2. City Manager S. Subadan; ICMA Annual Conference: San Antonio, TX; October 21-26, 2017

MEETING DATE CHANGE

The Clerk advised that the request is to cancel the August 8, 2017 work session and regular meeting due to the Commission retreat being on that day. Commissioner Postell moved to approve, seconded by Commissioner Fletcher; the motion unanimously carried.

**PUBLIC SAFETY MATTERS**

ALCOHOL LICENSE APPLICATION

1. Fatdaddy's; 1009 Clark Avenue; D. McIntyre/ Agent; Liquor, Beer and Wine Consumption; WARD 2

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ALCOHOL LICENSE APPLICATIONS – TRANSFER OF OWNERSHIP

1. Little Whisky River; 2900 Sylvester Road; T. Carman/Agent; Liquor, Beer and Wine Consumption; Transfer of Ownership from 1 K. Gillett; WARD 1
2. Twinkal & Parth LLC, d/b/a R & M Grocery; R. Patel/Agent; 707 W. Highland Avenue; Beer Package and Wine Package; Transfer of Ownership from S. Mehulkumar; WARD 3

In reply to Commissioner Postell, W. Nathaniel Norman, Director/ Marshal explained the process of transfers of ownerships, stating that a transfer is considered a new application each time; there is no limit on this process.

In reply to Commissioner Coleman regarding the Fatdaddy's application, Marshal Norman advised that there have been no problems with the owner/applicant. He mentioned the old Triple Diamond, which closed last year and that there were no problems there, especially with the last owner. There were no additional comments on these items.

MEMORANDUM OF UNDERSTANDING BETWEEN THE ALBANY POLICE DEPT., AND ALBANY STATE UNIVERSITY

APD Chief Michael Persley discussed information (copy on file) and in reply to Commissioner Postell, explained the agreements that were approved at the last meeting with Albany State University. He advised that this item pertains to assistance during critical incidents, i.e., January storms, etc., and is an agreement with APD and Albany State East/West campuses. There were no additional comments on this item.

**PUBLIC WORKS MATTERS**

UTILITY EASEMENT - BDC PROPERTIES

Bruce Maples, Director of Engineering, discussed information (copy on file) as it pertains to gas and fiber for Rails to Trails. There were no comments on this item.

**PUBLIC FUNCTION MATTERS**

The Clerk read the following and there were no comments on any of the items:

1. Zoning Case #17-021 - Pankajbhai & Jyotsnaben Patel/Owners; George M. Dallas

- Hunt/Applicant; request to zone property located at 2402 Whispering Pines Circle from R-1 to C-2 (**conditional**)
2. Zoning Case #17-022 - Stephen J. Silverman, Florida Eight/Owners; Performance Leasing Company, LLC/Applicant; request to rezone property located at 502 Cordele Road from R-2 (Single-Family Residential District) to C-3 (Commercial District)
  3. Special Approval Case #17-023 - Amerco Real Estate Co./Owner/Applicant; request Special Approval for property located at 806-808 W. Oglethorpe Blvd; to convert an existing building for a self-storage facility in the C-3 District.

#### TRANSPORTATION AND TRANSIT STUDY PLANNING FUNDING

Kerrie Davis, Transportation Planner, discussed information (copy on file) pertaining to transit funding and asked for approval. There were no comments on this item.

### **COMMUNITY AND ECONOMIC DEVELOPMENT MATTERS**

#### COMPETITIVE PUBLIC SERVICE GRANT AWARDS FY 2017-2018 RE: CDBG FUNDS

Shirley Ingram, Community Development Manager, discussed information (copy on file) pertaining to CDBG Public Service Grants.

In reply to Commissioner Howard, Ms. Ingram explained funding for Albany Tech to be used for transportation for childcare.

In reply to Commissioner Coleman, Ms. Ingram explained that some of the organizations received funding in the previous year; however, they were within the consolidated plan and rated the highest. They made application and were ranked by Community Development Council members. Commissioner Coleman asked about training and assistance for new agencies and if, once they are familiar with the process they can qualify every year, while new applicants are unfamiliar and apt to be denied consideration; Ms. Ingram explained that there are workshops, marketing and outreach programs, etc., that are held throughout the year for non-profit agencies seeking funding. In reply to Mayor Hubbard regarding the awarding of funds, Ms. Ingram explained that the awards are to those who applied, which are the seven as noted.

Commissioner Postell questioned the evaluation process of applicants. Ms. Ingram explained the process that includes ratings/scoring, etc. Commissioner Postell asked how often funding can be renewed. Ms. Ingram advised that funding is for three of the five years within the consolidated plan; workshop participation is required and applicants need to also seek funding from other sources/avenues, etc.

There were no additional comments on this item.

## **PUBLIC ADMINISTRATION AND FINANCE MATTERS**

### FISCAL YEAR 2018 BUDGET ADOPTION

Derrick Brown, Finance Director, discussed information (copy on file) as it pertains to adoption of a modified version of the proposed budget that was presented previously which has a \$2.6 million reduction. He briefly discussed factors affecting the budget.

Commissioner Postell asked that the \$269.9 million budget be adopted and he so moved. Mayor Hubbard advised that the vote will be at the regular meeting.

Commissioner Howard asked if the rate increase of \$7.68 is included, with Mr. Brown advising that this will be effective in January, 2018. He explained that it will not require a budget amendment if the budget is voted on as discussed tonight. Commissioner Howard stated that he opposes the rate increase (\$7.68) and will vote in opposition to the budget tonight and gave his reasons, i.e., those on fixed income, those living in poverty, etc. He recommended taking money from reserves to balance the budget this year.

Commissioner Postell agreed with the comments of Commissioner Howard, with the exception of the rate increase of \$7.68 and asked to not hold the budget up because we do not know the exact figures at this time. He said his motion is to accept the budget as presented by staff.

Commissioner Coleman clarified that if the budget is passed tonight it will not be revisited in January with Mr. Brown stating that the budget adopted as presented will begin on July 1, but the rate increase will not be implemented until January 1.

Mayor Pro Tem Marietta questioned the round-up operation to increase HOPE Funds with Mr. Brown stating that the Utility Board will discuss this in the morning at their meeting.

There were no additional comments on this item.

### PURCHASES:

Mike Trotter, Asst. Director of Central Services, discussed information as noted (copy on file):

1. Refuse Trucks – Total expenditure \$631,844.54

In reply to Commissioner Postell, Phil Roberson, Asst. City Manager, explained the replacement of older equipment. There were no additional comments on this item.

Mr. Trotter discussed the following (copy on file) and there were no comments on the item.

2. Directional Drill - Boring Machine - Total expenditure of \$196,477.17

Mr. Trotter discussed the following (copy on file):

3. Street Sweepers – Total expenditure \$480,030.00

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In reply to Commissioner Postell on the age of the equipment, Mr. Roberson stated that they are at least five years old and the warranties have expired.

In reply to Mayor Pro Tem Marietta, Mr. Roberson explained that the sweepers are made of fiber and metal. He briefly discussed GovDeals, which results in a significant return on investment when equipment is sold. There were no additional comments on this item.

Mr. Trotter discussed the following (copy on file):

4. Municipal Golf Course Club House Renovations – Total expenditure  
\$142,132.83

Commissioner Howard asked if the City has done business with W J Kirksey Construction, with Mr. Trotter stating that the last time was in 2012. There were no additional comments on this item.

## **CITY MANAGER'S UPDATE**

Ms. Subadan commented on surveys that were mailed regarding the Historic District expansion and that information will be forthcoming once the surveys are returned. In reply to Mayor Hubbard, she advised that the surveys are due at the end of July and will be brought back to the Commission for review.

## **OTHER BUSINESS**

### **REMINDERS**

1. Only one meeting in July scheduled for Tues, July 25, 2017 @ 6:00 pm
2. Millage Rate Public Hearings:
  - a. July 13, 2017 - Room 100 - 10:00 a.m.
  - b. July 25, 2017 - Room 100 - 1:00 pm
  - c. July 25, 2017 - Room 100 - 7:00 pm
3. Commission Retreat – Tuesday Aug. 8, 2017; Lake Blackshear from 9 am - 4 pm
4. Only one meeting in August scheduled for Tues. Aug. 22, 2017 @ 6 pm

Commissioner Howard commented on the next meeting scheduled for July 25 and mentioned criminal activity in Albany occurring within the last few weeks and more recently the past few days and suggested a meeting of the minds. He mentioned an article that recently came out stating that Albany is number seven on the list of 10 top worse cities to live in. Mayor Hubbard said we all are concerned and she will work with all Commissioners on this issue, adding that she spoke with someone who will help get information and hopefully get the FBI involved; the entire Board will be brought in on these discussions, etc.

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Commissioner Postell commented on the article Commissioner Howard mentioned and said he attributes drugs and alcohol as major factors in crimes being committed.

Mayor Pro Tem Marietta stated that Chief Persley has said that a lot of crimes are domestic and asked that everyone report domestic violence before it leads to a homicide. He congratulated Mayor Hubbard on being sworn in as President of GMA and mentioned pedestrian deaths in Albany. Recently, he said he was at ASU and saw pedestrians on Radium Springs Road walking in the road because there were no sidewalks. He suggested that the City needs to expedite constructions of sidewalks listed in the master plan. He said he agrees with Commissioner Howard about the crime/violence and Commissioner Postell about the drugs and alcohol; all these issues center on public safety.

Commissioner Fletcher asked for clarification on the survey letters pertaining to expansion of the Historical District and said she has two rental properties and received a letter, asking if the letter cover both addresses. She stated that someone with approximately 70 rentals contacted her asking if it is 'per property'. Ms. Subadan explained that if they believe there is a discrepancy, they can contact her office or the Planning office; however, the survey is one per property. She added that some may have multiple units on a parcel, but it would still be one survey for that parcel.

Commissioner Coleman asked if someone owns six-seven properties, would the property owner receive the survey at their address. Ms. Subadan explained that the survey is going to the owner and occupant, adding that the survey asks if the person is the owner or occupant. She stated that the survey will be used as information to assist the Commission in making a decision. Commissioner Langstaff agreed that the survey is to provide data.

There being no further business, the meeting adjourned at 6:47 pm.

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SONJA TOLBERT  
CITY CLERK