

OCTOBER 25, 2016  
COMMITTEE OF THE WHOLE  
GOVT. CTR. – RM. 100

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

Mayor Hubbard called the meeting to order at 6:08 p.m. and advised that citizens desiring to address the Commission regarding items listed on this agenda must fill out the Citizen Comment form and turn in to the Clerk.

#### CANCELING DECEMBER 27, 2016 MEETINGS

The Clerk (Triquenski Hicks/Adm. Specialist) read information as noted (copy on file) advising that the recommendation is to have only one regular meeting in December – on December 13<sup>th</sup>. There was no discussion on this matter.

#### MUNICIPAL GAS AUTHORITY OF GEORGIA (MGAG) CONTRACT

Mr. Davis discussed information (copy on file) pertaining to the new MGAG contract, which will enhance liability protection for the members. In reply to Commissioner Postell, he clarified additional information as it pertains to the contract.

## **PUBLIC SAFETY MATTERS**

#### ALCOHOL LICENSE APPLICATION

The Clerk (Mr. Hicks) read the following with there being no comments on the item.

1. Yesterday's Lounge & Restaurant; 108 S. Harding St.; E. Tuner/Agent; Liquor, Beer and Wine Consumption; WARD 3

In reply to Commissioner Postell, Marshal Walter Norman, replied that Yesterday's Lounge closed approximately two years ago. He advised that this is a new applicant and it has been two years since the business had a license.

There were no further comments on this item.

#### ALCOHOL LICENSE APPLICATIONS – TRANSFER OF OWNERSHIP

The Clerk (Mr. Hicks) read the following:

1. M & S Investment Group, Inc., d/b/a Westside Groceries; 2314 W. Gordon Avenue; M. Shafi/Agent; Beer Package; Transfer of Ownership from M. Nadeem; WARD 4

In reply to Commissioner Marietta, Marshall Norman stated that the agent is working to upgrade security at the establishment. There were no further comments on this item.

The Clerk (Mr. Hicks) read the following with there being no comments on the item.

2. Al-Shafi 786 Inc., d/b/a 24/7 Mart; 521 S. Slappey Blvd; M. Shafi/Agent; Beer package; Transfer of Ownership from H. Patel; WARD 3

### ALBANY POLICE DEPARTMENT – 3<sup>RD</sup> QUARTER UPDATE

Chief Persley discussed information as noted (copy on file), adding that there has been an increase in crime. He discussed action APD is taking to curtail the rise of crime in Albany.

Commissioner Marietta asked if the increase in crime relates to the increased use of heroin and opioids in the community. Chief Persley agreed that there a correlation, adding that APD is working with other agencies and local medical facilities to address this issue, while making sure HIPPA regulations are not being violated.

In reply to Commissioner Postell, Chief Persley advised that there are currently 19 vacancies, with 14 currently in the hiring process for the patrol unit.

Commissioner Howard mentioned the spike in crime in E. Albany and asked that more officers be put on the streets. He suggested seminars and workshops as a way of informing the public and asked that the filling of vacancies be expedited. Chief Persley stated that since the last report 18 officers were hired and that APD is putting resources, not just into hiring, but towards retention efforts as well. Commissioner Howard asked that the problems at the Albany Homes be addressed ASAP, along with other hotspots, and asked that there be aggressive patrolling by APD in those areas.

## **PUBLIC WORKS MATTERS**

### ALBANY HIGH SCHOOL SANITARY SEWER EASEMENT

Bruce Maples, Director of Engineering, discussed information as noted (copy on file) pertaining to the relocation of sanitary sewer, which is being paid for by the Dougherty County School System. In reply to Commissioner Postell, he advised that there is no charge to the City other than routine maintenance costs over the life-cycle of the sewer line. There were no further comments or questions on this matter.

### 700 BLOCK OF ANDOVER LANE SPEED TABLES

Mr. Maples discussed information (copy on file) and advised that a speed study was conducted and requirements of the traffic calming policy were met, resulting in the recommendation to add four tables. He stated that the estimated cost is \$22,071.00

## **PUBLIC ADMINISTRATION AND FINANCE MATTERS**

### PURCHASES

Yvette Fields, Central Services Director, discussed the following (copy on file):

1. Design-Build 401 Pine Avenue, LRA Constructors, Inc., Albany, GA  
Est. expenditure \$1,598,067.00

Commissioner Marietta asked if there will be minority participation; Ms. Fields replied in the affirmative, adding that Dukes, Edwards and Dukes are part of the LRA contractor's team. Commissioner Marietta asked the percentage of minority participation with Ms. Fields stating that she did not have that information at this time.

Discussion followed with Commissioner Postell asking for clarification regarding minority participation and Commissioner Howard clarifying that there is not a breakdown of the amount of participation, etc. Ms. Fields explained that Dukes will get more minorities to participate in the project, but that they would not be able to give a percentage of participation until after the design was finished. Ms. Subadan advised that she would ask LRA to provide that information once the project has gotten to that point. Commissioner Coleman stated that it is commendable that local contractors will be used on this project.

### ALBANY HEIGHTS REDEVELOPMENT PROPOSAL

Downtown Director Latoya Cutts discussed information as noted (copy on file) pertaining to the redevelopment proposal of Albany Heights and the recommended action as follows: 1) transfer of the property to the DDA for sale to Pace Burt for \$50,000; 2) 10-year interest free loan in the amount up to \$500,000; and 3) authorize the City Manager to negotiate remaining details and terms of the MOU. She then introduced Mr. Burt, who gave a brief background introduction of himself and history of past projects, stating that all of those projects are located in the downtown area of those cities. He discussed plans to draw people to live in the downtown area and to also bring businesses downtown. In reply to Commissioner Howard regarding the prior project that was approved by the Commission, Ms. Subadan explained that the previous project encountered funding issues and challenges to obtain financing due to the demographics of the downtown area. Mayor Hubbard and Mayor and Mayor Pro Tem expressed gratitude to Mr. Burt for his vision and commitment to downtown Albany.

Commissioner Marietta stated that his concern pertained to transferring money to the DDA in its current position with personnel. In reply to Commissioner Marietta, Ms. Subadan stated that the details of the MOU are legal language and nothing will be changed in the structure of the MOU. It will be reviewed by the City Attorney and can be brought back for Commissioner review, however, that has not been the process. Discussion followed on the timeline of the approval process.

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OTHER BUSINESS

Ms. Subadan reminded the Commission of the upcoming Retreat scheduled for October 30 & 31, 2016 at Lake Blackshear focusing on strategic planning. The Board asked that the Disparity Study be brought back before the Commission at the November 8, 2016 meeting.

CITY MANAGER UPDATE

Ms. Subadan announced that the ground breaking for the Microbrewery is November 8, 2016 and asked the Commissioners to attend the ground breaking following the meeting at 11 a.m.

There being no further business, the meeting adjourned at 6:51 p.m.

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SONJA TOLBERT  
CITY CLERK