

NOVEMBER 26, 2019
COMMITTEE OF THE WHOLE
GOVT. CTR. – RM. 100

PRESENT: Mayor Dorothy Hubbard
City Commissioners: Jon Howard, Matt Fuller, B.J. Fletcher, and
Bob Langstaff, Jr.
City Manager: Sharon Subadan
City Attorney: C. Nathan Davis

Mayor Hubbard called the meeting to order at 6:07 p.m.

COMMISSION EXPENSE REPORT

The Asst. Clerk stated that the reports were included in the commission notebooks, which were delivered in last week's agenda package.

PUBLIC SAFETY MATTERS

ALCOHOL LICENSE APPLICATION – TRANSFER OF OWNERSHIP

1. Gul LLC, d/b/a Gillionville Food Mar (Pace 2); 1604 Gillionville Road; Y. Gul/Agent; Beer and Wine Package; Transfer of Ownership from D. Patel; WARD 4

There were no questions/comments on this matter.

2. Annual Alcohol License Blanket Renewals

Chief Deputy Anthony Donaldson discussed information as noted (copy on file) regarding alcohol establishments, number of establishments allowed in each ward, excluding restaurants, which is based on population. He explained that a revision of the Alcohol Beverage Control Handlers class, in which the signs of aggressive behavior and intoxication are taught to in order to reduce incidents. He explained that all alcohol establishments are expected to ensure that surveillance cameras are properly functioning with the ability to record and playback, adding that there are no nightclubs currently under review/investigation. Discussing Special Operations, he advised that in conjunction with APD, ADDU, AFD, and the Department of Revenue, multiple operations were conducted for: underage on-premise intoxication, wanted persons, drug offenses, fire code violations, and proper licensing. The results indicate that no establishment posed a drain on police resources; therefore, they found no reason to not approve the Annual Blanket Renewal for 2020.

Commissioner Fuller asked if the 'on-premise' numbers indicate a bar/tavern; Chief Donaldson agreed.

PUBLIC FUNCTION MATTERS

ZONING APPLICATIONS

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The Asst. Clerk read the following:

1. Zoning Case #19-017 – Jimmy Nowell/Owner/Applicant; requests to rezone property located at 502 10th Ave. & 1611 & 1615 N. Monroe St. from R-3 to C-3. PC approved 8-0 (conditional) Ward 2
2. Special Approval Case # 19-070 – Rachel Butler/Owner/Applicant; request for Special Approval for property located at 1131 Julia Ave; to establish Structured Housing for an Offender Re-Entry Program in the C-R District. PC denied 5-3. Ward 4

PUBLIC ADMINISTRATION AND FINANCE MATTERS

PURCHASES:

Christina Strassenberg, Buyer, discussed the following information (copy on file):

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| 1. Bucket Trucks – Altec Industries, Inc; | Total expenditure | \$370,674.00 |
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There were no questions/comments on this item.

Kimberly Allen, Buyer, discussed the following information (copy on file):

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| 2. Lift Station #17 – POPCO | Total expenditure | \$339,849.00 |
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There were no questions/comments on this item.

GRANTS

Barbara Francis, Economic Development Manager (CEDC), discussed the housing grant (copy on file), which will provide one-on-one counseling and group education for prospective home owners and renters to help them make responsible choices for housing needs; help home owners find affordable housing; financial literacy training; budget guidance; foreclosure prevention; provide options to those facing delinquency/default in order to avoid foreclosure. She stated that staff requests approval of the grant in the amount of \$17,371.00.

Mayor Hubbard noted that the grant began in October 2018 and ends March 31, 2020 and, we are already a year into the grant period. Ms. Francis explained that the department has been providing this service all along and will provide proof of this to be reimbursed.

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CITY MANAGER'S UPDATE

Ms. Subadan recognized Chehaw Executive Director Tommy Gregors to discuss enabling legislation for the Chehaw Authority, which expires December 2020. She stated that this will be the last opportunity before it expires to take it to the Legislature, with the session beginning in January.

Referring to the PowerPoint (copy on file), Mr. Gregors discussed the history of the park, its responsibilities as a public benefit, and current legislation. Briefly discussing the composition of Board members, he said that currently members must be 18 years of age, reside in Dougherty County, with a provision for two members to be appointed from contiguous counties to Dougherty County; the Authority is a nine-member board: one City Commissioner member serving for their term of office/appointment; one Friends of Chehaw member serving for two years, seven other members appointed by the City Commission serving two-year terms with himself and the City Manager serving as ex-officio (non-voting) members for the tenure of their office. A quorum of the Board, six members, must meet once a month. The proposed changes are: the Authority will have seven voting members, with three members to be appointed by the City Commission, and the City Manager being one appointment with voting rights, one member appointed by Dougherty County Commission, one appointed by the Lee County Commission and one member appointed by the Friends of Chehaw to be approved by the Chehaw Park Authority. The terms will be three years, with the City Manager's serving for the tenure of office; four members will be a quorum, with a minimum of six bi-monthly meetings required each fiscal year. Terms will be staggered with the Authority having the duty to declare vacated seats based on attendance and/or other requirements including notification to the appointing authority. There will be a requirement of five voting members in order to adopt or amend by-laws and to adopt the corporate seal. Specific language requiring approval by the City Commission regarding development plans and contracting for employees will be eliminated. He added that the park will be defined as Chehaw Park and Zoo instead of the other names it has been known as since being established. He explained the reason to replace the term 'wild animals' with 'zoological specimens'. Advising that the Authority is seeking legal counsel, he said that the issue is the enabling legislation and whether to consider a 50-year term, or no term at all; he explained the benefit of having appointments by Dougherty and Lee Counties, especially as it pertains to funding. A resolution adopting these changes has been passed by the Park Authority, with a resolution needed from Lee and Dougherty Counties, also. A Resolution of Support was provided by the CVB, with presentations to be made to the Chamber of Commerce for both Albany and Lee Counties. This will be presented to the local delegation for the bill to be introduced, which is on a strict time-line.

There were no questions/comments on this matter.

Ms. Subadan project update included: Shadowlawn sewer extension is complete, with ten customers connected; Eastside Interceptor is complete, with progress moving along on the westside; lift station rehab for Stations 81 and 83 will start the first week in December; the solid waste landfill methane-vent system improvement is underway with three of the six wells installed; 44 of 120 alleys have had crushed asphalt applied (37% complete); street resurfacing, Phase II, is mostly complete with minor corrective action needed and manholes to be lowered; Palmyra

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sidewalk is 45% complete; Oakridge and Westover intersection pre-construction has been held, with equipment submittal underway; Third/Magnolia/Dawson intersection is waiting on delivery of mast-arm pull (January); Gillionville/Westover signal installation are 40% complete, with road construction set to begin soon; sign repairs from damage by Hurricane Michael is substantially complete; however, there are still some missing signs and other issues to be resolved; traffic signal repairs - 16 intersections, with five completed and contractors have started on the second five. She reminded the Commission of the Christmas Parade on December 7th and advised that Representative Dukes is targeting December 9 for the Legislative Delegation meeting.

There being no further business, the meeting adjourned at 6:27 p.m.

SISSY KELLY
ASST. CITY CLERK