

JUNE 16, 2020

SPECIAL CALLED MEETING OF THE BOARD OF CITY COMMISSIONERS OF THE
CITY OF ALBANY, GEORGIA
GOVT. CTR. – RM. 100

PRESENT Mayor Bo Dorough
Mayor Pro Tem Jon Howard
City Commissioners: BJ Fletcher, Chad Warbington
City Attorney: Nathan Davis

Mayor Dorough called the (virtual) meeting to order at 11:48 a.m., (please see Work Session minutes for attendance).

The Asst. Clerk read the call as follows:

Mayor and Board of City Commissioners
P.O. Box 447
Albany, Georgia

Dear Mayor and Commissioners:

There will be a Special Called City Commission virtual meeting on Tuesday, June 16, at 10:00 a.m., (time approximate) immediately following the Work Session. The purpose of the meeting is for the Mayor and Board of Commissioners to discuss and/or approve the following resolutions:

1. Approving a modification in Albany Holding, LLC's note on February 4, 2004, in favor of the City of Albany; Authorizing the City Manager to execute the modification of promissory note and strict compliance agreement
2. Authorizing the Director of DCED to obtain deferment of principal portion of annual August 1, 2020 payment due the United States Department of Housing and Urban Development (HUD) re: Albany Holdings, LLC Sec. 108 Loan

Sincerely,

/s/ Sharon Subadan
SHARON SUBADAN,
CITY MANAGER

/s/ Bo Dorough
BO DOROUGH, MAYOR

Notified via email
JON HOWARD, WARD I
MAYOR PRO TEM

Notified via email
MATT FULLER, WARD II
CITY COMMISSIONER

Notified via email
BJ FLETCHER, WARD III
CITY COMMISSIONER

/s/Chad Warbington
CHAD WARBINGTON, WARD IV
CITY COMMISSIONER

Notified via email
BOB LANGSTAFF, JR., WARD V
CITY COMMISSIONER

Notified via email
DEMETRIUS YOUNG, WARD VI
CITY COMMISSIONER

Ms. Subadan recalled the discussion regarding a request to HUD to defer our 108 loan and the request the City received from Hilton Garden Inn to defer their payments for six months. At the time of the discussion, the Hilton was in arrears; however, they have come into compliance and paid off their arrears. The request today is to move forward with deferment of the 108 loan and to grant Albany Holdings, owner of Hilton Garden Inn a six-month deferment, with their next payment due October 2020.

Commissioner Fuller moved to adopt the following resolution, conditioned on a three-month, rather than six-month, deferment, seconded by Commissioner Fletcher

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A RESOLUTION NO. 20-R130

Approving a modification in Albany Holdings, LLC's note of February 4, 2007, in favor of the City of Albany; Authorizing the City Manager to execute the Modification of Promissory Note and Strict Compliance

In response to Commissioner Fletcher, he said that the request is due to COVID, with banks and commercial landlords providing a three-month deferment and this is in line with what is going on nationally.

Commissioner Warbington asked if the three months are granted, will that be for the March, April, May payments. Ms. Subadan replied that it would be April, May, June.

In response to Commissioner Langstaff, Ms. Subadan advised that the HUD deferral is for one year; we normally make one annual payment to HUD. Commissioner Langstaff supported the three-month deferral.

Commissioner Young said that he can support the three-month deferral.

Mayor Dorough said that his preference would have been to have HUD approve the City's deferment and then deal with the one for Albany Holdings. Commissioner Warbington said that the two items are separate; the one for Albany Holdings is not dependent on the City being approved by HUD.

In response to Commissioner Young, Commissioner Fuller explained that he gained his information through speaking with local and national business owners. The general term granted by banks/lenders/commercial landlords/etc. has been three months across the board; there was consensus of 90 days.

Hearing no further comments, following a roll call vote, the motion unanimously carried.

Commissioner Warbington moved to adopt the following resolution, seconded by Commissioner Young, which unanimously carried.

A RESOLUTION NO. 20-R131

Authorizing the Director of DCED to obtain Deferment of Principal Portion of Annual August 1, 2020 payment due the United States Department of Housing and Urban Development (HUD) re: Albany Holdings, LLC Section 108 Loan.

At 12:02 p.m., Commissioner Fletcher moved to enter into executive session to discuss a personnel matter, seconded by Commissioner Fuller; the motion unanimously carried as follows:

Ward I	yes
Ward II	yes
Ward III	yes
Ward IV	yes
Ward V	yes
Ward VI	yes
Mayor	yes

At 1:02 p.m., Mayor Pro Tem Howard moved to exit executive session, seconded by Commissioner Fuller; the motion unanimously carried as follows:

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Ward I	yes
Ward II	yes
Ward III	yes
Ward IV	yes
Ward V	yes
Ward VI	yes
Mayor	yes

At 1:03 p.m., Mayor Dorough reconvened the meeting, announcing that no action was taken in Executive Session.

There being no further discussion, the meeting adjourned at 1:03 p.m.

MAYOR

ATTEST

ASST. CITY CLERK