



PUBLIC SERVICES COMMITTEE MEETING AGENDA

Commission Chamber

Tuesday, February 24, 2026

1:00 PM

PUBLIC SERVICES

- 1.** Augusta Regional Airport (AGS) – Motion to approve a **standard car rental agreement with Avis / Budget Car Rental in an amount not to exceed \$48,083.80 for 2026 Masters®. This item was approved during the January 29, 2026, Augusta Aviation Commission Meeting.**
- 2.** Augusta Regional Airport (AGS) – Motion to approve the purchase and outfitting amenities of a 2026 F-150 for the Richmond County Marshal’s Office - Airport Division, in the amount of \$57,892.32. This item was approved during the January 29, 2026, Augusta Aviation Commission Meeting.
- 3.** Augusta Regional Airport (AGS) – Motion to approve Recommendation of Award (ROA) & Construction Contract to Reeves Construction for \$1,161,425.95 for Rehabilitation of Existing Long-Term Parking Lot “A” Phase I. This item was approved during the January 29, 2026, Augusta Aviation Commission Meeting. (ITB 25-234)
- 4.** Discuss updated data and path forward for a divestment plan for underutilized Recreation & Parks parks/facilities.
- 5.** A.N. 26-12 – Existing Location, New Ownership: Chakravarthy Thota is the applicant for ARKA Foods LLC requesting Retail Package Beer, and Wine located at 1812 Lumpkin Road, Augusta GA 30906. District 2, Super District 9
- 6.** A.N. 26-13 – Existing Location, New Ownership: Marilyn Hollins is the applicant for Patio Bar & Grill, requesting consumption on premise liquor, beer, wine and Sunday sales, located at 2417 Milledgeville Road, Augusta GA 30904. District 2, Super District 9
- 7.** M.N. 26-01: A request by Jianhua Wei for Massage Operator’s License to be used in connection with GA Comfort Therapeutic Massage located at 1944 Walton Way Ste B Augusta GA30904. District 1, Super District 9.
- 8.** M.N 26-02: A request by Sabrina Carter for Massage Operator’s License to be used in connection with Blue Lotus Beauty Health Wellness LLC located at 2516 Wrightsboro Road Augusta GA30904. District 2, Super District 9.
- 9.** M.N 26-03: A request by Carrie Fuller for Massage Operator’s License to be used in connection with Blue Bird Body Work located at 270 Bobby Jones Expressway Ste 158 Unit 20, Augusta GA 30907. District 7, Super District 10.
- 10.** Motion to **approve** the minutes of the February 10, 2026 Public Services Committee Meeting.



Public.Services.Committee.Meeting

Meeting Date: 02/10/26

Augusta Regional Airport (AGS) – Masters® 2026 Van Rentals

- Department:** Augusta Regional Airport (AGS)
- Presenter:** Herbert L. Judon, Jr., Airport Executive Director
- Caption:** Augusta Regional Airport (AGS) – Motion to approve a standard car rental agreement with Avis / Budget Car Rental in an amount not to exceed \$48,083.80 for 2026 Masters®. This item was approved during the January 29, 2026, Augusta Aviation Commission Meeting.
- Background:** Due to an increase in aircraft traffic during Masters® Week, the Airport deactivates Runway 8/26 and parallel Taxiway E to accommodate the influx of aircraft. Since 2015, the Airport has provided courtesy shuttle service for guests to and from the remote area and the General Aviation facility. To support this operation, multiple large-capacity passenger vans are required to transport guests safely and efficiently.
- Analysis:** Four (4) informal quotes were obtained for the rental of twenty (20) passenger vans. Avis / Budget provided the lowest cost at \$48,083.80, which is a 45% decrease from the previous year's cost. Additionally, we received approval from the Augusta-Richmond County Administrator and Risk Management to coordinate with other city departments to secure additional vans to be used at AGS during Masters® week.
- Financial Impact:** FY 2026 Budget includes the rental of twenty (20) passenger vans to support 2026 Masters® Operation.
To be paid by Airport Enterprise Funds.
- Alternatives:** N/A

Recommendation: Approve a standard car rental agreement with Avis / Budget Car Rental in an amount not to exceed \$48,083.80 for 2026 Masters®.

Funds are available in the following accounts: 551081106-5311115

REVIEWED AND APPROVED BY: N/A

Phone: (706) 798-3236 Fax: (706) 798-1551

1501 Aviation Way
Augusta, Georgia • 30906

DATE: January 29, 2026

STAFF RESOURCE: Kenneth L. Hinkle, Director of Aviation Services

PROJECT TITLE: Masters 2026 Van Rentals

ACTION REQUESTED:

Approve a standard car rental agreement with Avis/ Budget Car Rental in an amount not to exceed \$48,083.80.

BACKGROUND:

Due to increase aircraft traffic during Masters Week, the airport deactivates a runway and parallel taxiway to accommodate the influx of aircraft. Since 2015, the airport has provided courtesy shuttles for guest from the remote area (Runway 8/26 & Taxi way E) to and from the General Aviation facility. To support this operation, multiple large-capacity passenger vans are required to transport guests safely and efficiently.

ANALYSIS:

Four informal quotes were obtain for the rental of 20-passenger vans. Avis/Budget provided the lowest cost at **\$48, 083.80** which was a **45% decrease** from the previous year's cost. Additionally, we received approval from Risk Management and the County Administrator, staff continues to coordinate with other city departments to secure additional vans.

Financial:

Funding for the rental of 20-passenger vans were included in the approved FY 2026 budget.

Account # 551081106- 5311115

AUGUSTA-RICHMOND COUNTY GEORGIA										
DEPARTMENT NAME: AUGUSTA REGIONAL AIRPORT			PURCHASING DEPARTMENT				REQUISITION:			
DEPARTMENT NUMBER: 1106 53 11115			REQUISITION				REQUISITION DATE: 1/27/2026			
DEPARTMENT HEAD: Kenneth Hinkle							PURCHASE ORDER NUMBER:			
							PURCHASE ORDER DATE:			
Aviation Services										
Kenneth L. Hinkle										
Director										
Van for Masters 2026										
		NAME OF BIDDER		NAME OF BIDDER		NAME OF BIDDER		NAME OF BIDDER		
VENDOR		Avis/Budget		Masters Transportation		BusMax Rental		Enterprise		
PHONE NUMBER		819.979.3780		770-267-7368		706.977.4981				
QUOTED BY		David Sumlin		Kelly Campbell		Jim Bateman		Josh Thompson		
ITEM #	DESCRIPTION	QUANTITY	UNIT PRICE	TOTAL PRICE	UNIT PRICE	TOTAL PRICE	UNIT PRICE	TOTAL PRICE	UNIT PRICE	TOTAL PRICE
20 Van rental during Masters Golf Tournament 2026 April 5th-13th										
1	15 Passenger Van	20	\$2,404.19	\$48,083.80	\$2,664.00	\$53,280.00	\$2,189.36	\$43,787.20	\$3,254.80	\$65,096.00
2	Transportation	20					\$498.00	\$9,960.00		
3	Transportation	20					\$498.00	\$9,960.00		
TOTAL BID				\$48,083.80		\$53,280.00		\$63,707.20		\$65,096.00
SHIPPING CHARGES										
DELIVERY TIME FROM RECEIPT OF PURCHASE ORDER										

```

CMD: 502 RESERVATIONS/RATES DOC H/C RES
RS PAC T/A CTR $ 12.00 EXTENSION FEE MAY APPLY
AGENT ID PIN $ 15.00 /DY LATE RETURN FEE MAY APPLY
AWD WLE
CPN ACE DOB 2K PROMO SPECIAL -RENTAL IS 8D PER
FTN SAT NITE OVERSTAY REQUIRED
STA AGS ETA 05apr26/1400 SUN RATES GRP P FREE MLG REQUIREMENTS
VIA SAC D/P AVG= 236.42 UNL MIN=04DY03HR RNT
ILC AGS ETT 13apr26/1400 MON PER= 1891.42 UNL MAX=028DY
EQP P M/M HRS= 144.59 UNL
NAM MLG= .00
RAT X-2K WPA PAY
CID OWM= 0 RATE GUARANTEED
CEX CCI OWF= 0 TOTL= 2404.19
N/C
AD1
AD2
AD3
LIC
SOR
CON
RMK

```

N END....



MOVING PEOPLE
FORWARD >>

15 Passenger Ford Transit Van

Kenneth Hinkle-Augusta Regional Airport



Master's Transportation has been serving the bus industry nationwide for more than 30 years. Our long-standing partnerships with the most trusted vehicle manufactures in the industry allow us to provide our clients a large inventory of comfortable, stylish and dependable vehicles.

Thank you for the opportunity to partner with you.



15 Passenger Ford Transit Van

Vehicle Overview

Comfort

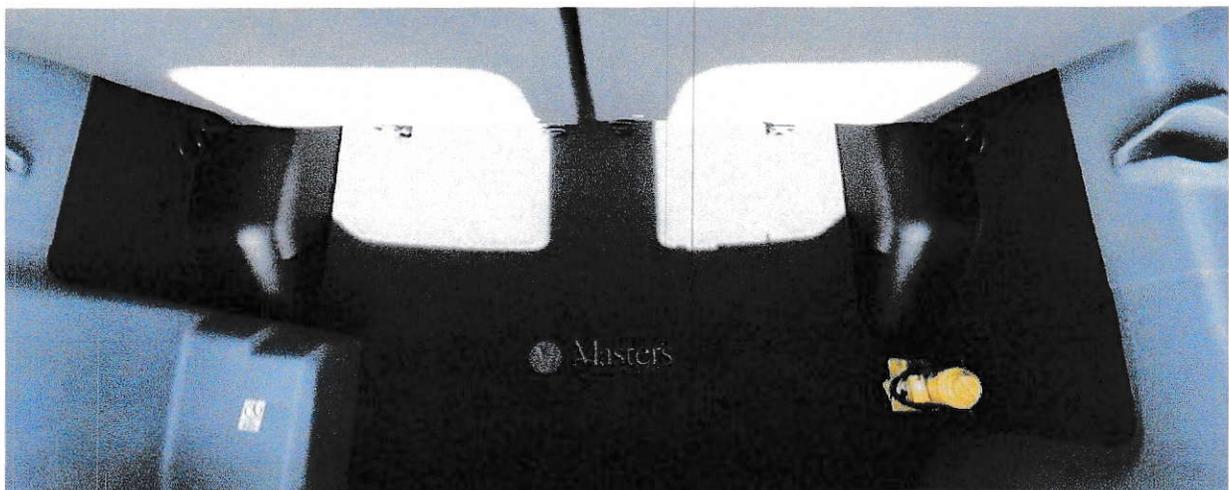
- Easy Entry
- Adjustable Seating
- Ford 3 Point Seats

Safety

- One Piece Roof
- Manufactured by Ford
- Body Fluid and First Aid Kit
- Fire Extinguisher

Other Specs

- Co-Pilot Seat
- Door: Sliding
- Windows: Tinted
- Heat: OEM Front and Rear
- AM/FM Radio
- Bluetooth Capability
- Rear Luggage Container





15 Passenger Ford Transit Van

Vehicle Description: 15 Passenger Vans With Luggage

Date Issued: 11/14/2025

Rental Term: 4/6/26 to 4/14/26 (9 day rental)

Rate: \$296 per day(includes delivery to Augusta, vehicles must be returned to Atlanta location)

Included Miles: 250 Miles per day, .49 per additional mile, .39 per prepaid additional mile

\$0.35/mile pre-paid and 0.45/mile post-paid

Security Deposit: \$500

Validity: This quote expires 30 days from the date issued.

Cancelation Policy:

- 10 days = full refund
- 2-5 days = 50% refund
- 48 hours = no refund

Additional Comments:

Minimum insurance requirements must be met or additional waiver fees will apply.

Leasing & Rental Options

Master's can help you to scale your fleet through targeted periods during the year, providing you with a flexible and cost-effective transportation plan.

Email rental@masterstransportation.com or go to www.MastersTransportation.com

AUTOMAX RENT A CAR Reservation Quotation

Item 1.

LESSOR:

BUSMAX RENT A BUS
2490 WEAVER WAY
ATLANTA, GA 30340
(770)287-7368

RENTER:

AUGUSTA REGIONAL AIRPORT, *
GA
706-834-7332
KHINKLE@AUGUSTAGA.GOV

QUOTE NO.: 621787C **QUOTE DATE:** 11/18/2025

This Reservation quote is valid until 11/23/2025 (subject to availability).

RENTAL		VEHICLE	
Pick-up date	04/04/2026 12:00 PM	Unit type/description	15PA / 15 PASS. VAN
Return date	04/13/2026 11:59 PM	Agency code	
Total Days	10	Total Miles	0

Description	Total
1 Week(s) @1499.99	1499.99
3 Day(s) @219.99	659.97
0 Charged Mile(s) @0.00	0.00
1 TOLL/IMPACT FEE @6.79/Week x1, 0.97/Day x3	9.70
SURCHARGE	19.70
SALES TAX : (6.00%)	130.78
Total Charges	<hr/> 2,320.14

**[A/V UNSCANNABLE]RE: [EXTERNAL] [BULK] Busmax Quote**

From Jim Bateman <jim@busmaxrental.com>
Date Thu 1/15/2026 4:07 PM
To Kenneth Hinkle <KHinkle@augustaga.gov>
Cc Corey Humphries <chumphries@busmaxrental.com>

 4 attachments (1 MB)

New Vendor Information Form--Busmax Rent A Bus.pdf; BUSMAX W-9 ATLANTA 2025.pdf; Business License 2025--Busmax.pdf; Quote 12-15 passenger Vans--AUGUSTA REGIONAL AIRPORT.pdf;

Kenneth,

I have included the new vendor form, our W-9, business license, and the quote per van without delivery. If you need us to deliver these, we can have our transport company deliver them for \$498.00 per van each way.

Just let me know how you would like to handle that. To book these vans we will need a 50% deposit and a certificate of insurance from the Augusta Regional Airport listing your collision, comp, and liability amounts with Busmax listed as an additional insured. Please let me know if you have any questions and we look forward to working with you.

Best Regards,

Jim Bateman

General Manager
jim@busmaxrental.com
Phone: 770-921-9001



2490 Weaver Way
Atlanta, GA 30340
www.busmaxrental.com

From: Jim Bateman
Sent: Thursday, January 15, 2026 8:18 AM
To: 'Kenneth Hinkle' <KHinkle@augustaga.gov>; Corey Humphries <chumphries@busmaxrental.com>
Subject: RE: [EXTERNAL] [BULK] Busmax Quote

Kenneth,

I will get this paperwork filled out and sent back to you today. Did you want us to deliver the vans and get them picked up from Augusta or did you want to pick them up and return them up to our office in Atlanta.

Item 1.

Outlook

RE: [EXTERNAL] RE: Masters

From Thompson, Josh <Josh.Thompson@em.com>
Date Wed 1/28/2026 10:15 AM
To Kenneth Hinkle <KHinkle@augustaga.gov>

Good morning Ken,

This is what I have for each van. Let me know if you want to move forward. I have to send request to my fleet team to make sure we can accommodate. Let me know as soon as possible please

Thank you

DRIVERS	Estimated Charges (Reservation)					-- Options --	Go
	AUGUSTA AIRPORT IN TERM ...						
	Charge Details						
DATES/RATES	Charge Description	Date	Quantity	Per	Rate	Total	
15 PASS. VAN \$400.00 D 04/05 - 04/13	TIME & DISTANCE	04/05 - 04/12	1	WEEK	\$2,400.00	\$2,400.00	
	TIME & DISTANCE	04/12 - 04/13	1	DAY	\$400.00	\$400.00	
BILL-TO						Estimated Sub Total:	\$2,800.00
	DISCOUNT - NEGOTIATED - RATE AND MILEAGE	04/05 - 04/13			5%	(\$140.00)	
	Taxes & Surcharges						
	CONCESSION RECOVERY FEE	04/05 - 04/13			11.11%	\$296.64	
	CUSTOMER FACILITY CHARGE	04/05 - 04/13	8	DAY	\$4.50	\$36.00	
	SALES TAX	04/05 - 04/13			8.5%	\$252.16	
	VEHICLE LICENSE FEE RECOVERY	04/05 - 04/13	8	DAY	\$1.25	\$10.00	
ESTIMATED CHRGS						Estimated Total Charges:	\$3,254.80
Est. Chrgs \$3,254.80							
NOTES	Notes Taken: 0						
VERIFICATION						Grace Period: 00:29	Estimated Balance Due: \$3,254.8

From: Kenneth Hinkle <KHinkle@augustaga.gov>
Sent: Tuesday, January 27, 2026 6:01 PM
To: Thompson, Josh <Josh.Thompson@em.com>
Subject: Re: [EXTERNAL] RE: Masters

22 vans for April 5th -13th Thank you Josh.

From: Thompson, Josh <Josh.Thompson@em.com>
Sent: Tuesday, January 27, 2026 5:54 PM
To: Kenneth Hinkle <KHinkle@augustaga.gov>
Subject: [EXTERNAL] RE: Masters

Good afternoon,

How many passenger vans were you looking for and dates.

Thank you



Josh Thompson
Area Rental Manager
Augusta, GA

706-977-4981 Office

Phone: (706) 798-3236 Fax: (706) 798-1551

1501 Aviation Way
Augusta, Georgia • 30906

Date: October 3, 2025

TO: Andy Penick, Procurement Director

From: Herbert Judon, Executive Director

Re: **Bid Item #26-007** Ground Support Rental

Director Penick,

Following the solicitation for Bid Item #26-007 – Ground Support Equipment Rental on September 11, 2025, all submitted proposals were carefully reviewed for responsiveness and compliance with the bid requirements.

After evaluation, Herc Rentals submitted the lowest responsive bid for the majority of the equipment categories, including portable LED light carts, diesel generators, portable fuel tanks, pickup trucks, and the telehandler. United Rentals submitted the lowest responsive bid for the ground-level offices and UHF radios. Based on the bid results, staff recommends awarding Bid No. 26-007 to **Herc Rentals** for the items specified above, with an alternate award to **United Rentals** for the ground-level offices and radios, pending Aviation Commission approval.

The specification for 12–15 passenger vans received only one bid response, from SKJ Travel Agency Services. To promote competition and ensure fair pricing, staff recommends reissuing a separate solicitation specifically for passenger van rentals.

As always, we sincerely appreciate your guidance and the continued support of you and your staff throughout this process.

UNOFFICIAL

Vendors	Textron Specialized Vehicles			SKJ Travel Agency Services 3301 Wrightsboro Rd, #16027 Augusta, GA 30909			Herc Rentals 2017 Rawley Rd. Augusta, GA 30906			United Rentals 2425 Mike Padgett Hwy Augusta, GA. 30906		
Ground Level Container office-20 - or 30-foot climate control unit	1			1			1	No Bid	No Bid	1		\$500.00
Pickup trucks-½ ton class	4			4			4	\$145.00	\$710.00	4		\$5,972.00
12-15 passenger vans- Mid or High-top van required	20			20	553.13	\$5,531.30	20	No Bid	No Bid	20		No Bid
Telehandler-15,000 lb lift capacity	1			1			1	\$1,500.00	\$5,365.00	1		\$5,547.00
UHF radios (similar Motorola XPR 3500e)- Must include surveillance 60 mics and 65 regular mics	125			125			125	No Bid	No Bid	125		\$4,795.00
2 seat golf cart with large cargo- Cushman shuttle 2 or Carry All 1500 or similar	20			20			20	No Bid	No Bid	20		No Bid
6-8 seat golf cart- Club car villager6 or EZGO 6-seater or similar	20			20			20	No Bid	No Bid	20		No Bid
Delivery Charge/Pickup					\$482.50	\$482.50			\$3,500.00			\$9,440.00
Total					\$1,035.6300	\$6,013.80	\$124,800.00	\$2,525.00	\$12,435.00			\$85,356.82

UNOFFICIAL

Vendors		Textron Specialized Vehicles			SKJ Travel Agency Services 3301 Wrightsboro Rd, #16027 Augusta, GA 30909			Herc Rentals 2017 Rawley Rd. Augusta, GA 30906			United Rentals 2425 Mike Padgett Hwy Augusta, GA. 30906		
<p>Attachment B</p> <p>E-Verify Number</p> <p>SAVE Form</p> <p>Addendum 1</p> <p>Exceptions</p>													
<p>Total Number Specifications Mailed Out:</p> <p>Total packages submitted:</p> <p>Total Noncompliant:</p>													
Item Description	Approximate Quantity	Daily Rental	10 Day Rental (per unit)	Approximate Quantity	Daily Rental	10 Day Rental (per unit)	Approximate Quantity	Daily Rental	10 Day Rental (per unit)	Approximate Quantity	Daily Rental	Total Monthly	
Portable LED light carts- Must be telemetric capable	40			40			40	\$160.00	\$410.00	40		\$24,400.00	
Portable Diesel Generators-20 kW	5			5			5	\$225.00	\$700.00	5		\$6,470.00	
Diesel Generator-60KW	1			1			1	\$325.00	\$1,110.00	1		\$1,911.00	
Portable Fuel Tank- (1) Deisel and (1) gasoline 400-gallon capacity	2			2			2	\$170.00	\$640.00			\$2,000.00	
Restroom Trailers-4- stall station high traffic capacity (including 5 service dumps)	2			2			2	No Bid	No Bid	2		\$23,748.82	
Ground Level Container Office-10 foot climate control unit	1			1			1	No Bid	No Bid	1		\$573.00	

26-007 UNOFFICIAL TAB SHEET



(706) 798-3236 • Fax: (706) 798-1551 • 1501 Aviation Way • Augusta, Georgia 30906 • www.flyags.com

**Augusta Aviation Commission Meeting Minutes
January 29, 2026
10:00 a.m.
Orwen Aviation Commission Chambers
2nd Floor - Terminal Building**

- Commission Members:** Commissioner Ronic West; Commissioner Michael Cioffi;
Commissioner William Fennoy; Commissioner Marshall McKnight;
Commissioner Wilbert Barrett; Commissioner James Germany;
Commissioner Randy Sasser; Commissioner Kay Roland;
Commissioner Davis Beman; Commissioner Dan Troutman;
Commissioner Larry Harris
- Absent:** Commissioner Marshall McKnight
- Staff:** Mr. Herbet Judon; Ms. Lauren Smith; Mr. Ken Hinkle;
Mr. Robert Kerr – Staff Attorney; Ms. Elizabeth Giles;
Ms. Risa Bingham; Ms. Diane Johnston; Chief Michael Beal;
Mr. Bruce Keller; Ms. Catherine Highsmith; Mr. Tyler Good;
Ms. Jennifer Humphrey; Mr. DeAndre Davis; Mr. Cody Mitchel;
Mr. Korey Anderson
- Others:** Mr. Edwin Scott – Mead & Hunt; Mark Godzina – Mead & Hunt;
Lt. Larry Bracken – AGS Marshal Department;
Ms. Dana Lynn McIntyre – Augusta Business Daily
Mr. Robert Moore – Foth; Mr. John Queen – Foth
Mr. Skylar – Augusta Press; Mr. Lonnie Wimberly
Mrs. Nancy Williams; Mr. Derrick Bingham;
Mr. Johnny Gregory – 100 Black Men of Augusta;
Mr. Alex – Bennish Engineering
Mr. Bryson Holley; Ms. Mia Wilson; Ms. Krisha Patel;
Mr. Ritchie Rowland; Ms. Diondra Neely; Ms. Leila Carter;
Mr. Ja’Von Johnson; Mr. Thomas Lowry;

**Mrs. Keisha Quick – Richmond County School System ;
Mrs. Angela Sneed – Richmond County School System;
Mrs. Sophia Cogle – Richmond County School System**

CALL TO ORDER & PRAYER – Chairwoman Ronic West called the meeting to order at 10:27am,
Prayer offered by Commissioner Wilbert Barrett

Motion by Commissioner West to amend agenda I.E.1. Director Action Requests – IV. A-J to A-K

Motion by Commissioner Germany to pull Consent Items I.E.1. Director Action Requests – IV. A-K

Motion by Commissioner Fennoy 2nd by Commissioner Barrett to add IV. Director Action Requests Item M. Masters 2026 Van Rentals and Item N. Vehicle Purchase for the Richmond County Marshal’s Office – Airport Division, to the agenda.

No Discussion; Unanimous Ayes; Motion Carries

I. AGENDA, MINUTES, STATISTICS, & CONSENT – Chairwoman Ronic West

- A. January 29, 2026, Augusta Aviation Commission Meeting Agenda
- B. November 13, 2025, Augusta Aviation Commission Meeting Minutes
- C. December 17, 2025, Augusta Aviation Commission Special Called Meeting Minutes
- D. December 2025 Statistics

Motion by Commissioner Beman 2nd by Commissioner Roland to approve January 29, 2026, Augusta Aviation Commission Meeting Agenda, November 13, 2025, Augusta Aviation Commission Meeting Minutes, December 17, 2025, Augusta Aviation Commission Special Called Meeting Minutes, December 2025 Statistics

No Discussion; Unanimous Ayes; Motion Carries

E. Consent Items

- 1. Director Action Requests – IV. A-J (Approved in Aviation Marketing Committee, Aviation Construction Committee Meeting, Aviation Masters® Committee Meeting)

II. COMMITTEE REPORTS

- A. Marketing Committee Report – Commissioner Michael Cioffi
- B. Construction Committee Report – Commissioner Dan Troutman
- C. Masters® Committee Report – Commission Dan Troutman
Committee Reports received as information.

III. FINANCIALS - Risa Bingham

A. December / Year End Financials

Motion by Commissioner Fennoy 2nd by Commissioner Harris to accept December / Year End Financial Report.

No Discussion; Unanimous Ayes; Motion Carries

IV. DIRECTOR ACTION REQUESTS

- A. Augusta Regional Airport (AGS) – The Greater Augusta Arts Council / *The Augusta Music & Songwriter Festival* – Lauren Smith
Motion by Commissioner Fennoy 2nd by Commissioner Sasser to approve sponsoring The Greater Augusta Arts Council / The Augusta Music & Songwriter Festival in the amount of \$1,000.
No Discussion; Unanimous Ayes; Motion Carries
- B. Augusta Regional Airport (AGS) – American Heart Association / *CSRA Heart Walk* – Lauren Smith
Motion by Commissioner Harris 2nd by Commissioner Roland to approve sponsoring American Heart Association / CSRA Heart Walk in the amount of \$1,500.
No Discussion; Unanimous Ayes; Motion Carries
- C. Augusta Regional Airport (AGS) – Hearts of Serenity / *Community Support Services Resource Fair* – Lauren Smith
Motion by Commissioner Barrett 2nd by Commissioner Beman to approve sponsoring Hearts of Serenity / Community Support Services Resource Fair in the amount of \$1,000.
No Discussion; Unanimous Ayes; Motion Carries
- D. Augusta Regional Airport (AGS) – PCNAA – Augusta Alumni Chapter / *Augusta Legacy Banquet* – Lauren Smith
Motion by Commissioner Fennoy 2nd by Commissioner Harris to approve sponsoring PCNAA – Augusta Alumni Chapter / Augusta Legacy Banquet in the amount of \$1,000.
No Discussion; Unanimous Ayes; Motion Carries
- E. Augusta Regional Airport (AGS) - Inside to Outdoor Xtreme Kids, Inc. / *ITO Xtreme Kid’s Fishing Event* – Lauren Smith
Motion by Commissioner Fennoy 2nd by Commissioner Roland to approve sponsoring Inside to Outdoor Xtreme Kids, Inc. / ITO Xtreme Kid’s Fishing Event in the amount of \$1,000.
Discussion; Unanimous Ayes; Motion Carries
- F. Augusta Regional Airport (AGS) – CAT II Upgrades to Mark 1F Instrument Landing System (ILS) for Runway 35 – Elizabeth Giles
Motion by Commissioner Troutman 2nd by Commissioner Fennoy to approve CAT II Upgrades to Mark 1F Instrument Landing System (ILS) for Runway 35.
No Discussion; Unanimous Ayes; Motion Carries
- G. Augusta Regional Airport (AGS) – 2026 Miscellaneous On-Call Services – Elizabeth Giles
Motion by Commissioner Troutman 2nd by Commissioner Fennoy to approve 2026 Miscellaneous On-Call Services.
No Discussion; Unanimous Ayes; Motion Carries
- H. Augusta Regional Airport (AGS) – Fuel Farm Improvements – Amendment #1 to Work Authorization #41 for CA/CO Services – Elizabeth Giles
Motion by Commissioner Troutman 2nd by Commissioner Harris to approve Fuel Farm Improvements – Amendment #1 to Work Authorization #41 for CA/CO Services.
No Discussion; Unanimous Ayes; Motion Carries
- I. Augusta Regional Airport (AGS) – Recommendation of Award (ROA) & Construction Contract to Reeves Construction for Long-Term Parking Lot “A” Phase I – Elizabeth Giles
Motion by Commissioner Barrett 2nd by Commissioner Fennoy to approve Recommendation of Award (ROA) & Construction Contract to Reeves Construction for Long-Term Parking Lot “A” Phase I.
No Discussion; Unanimous Ayes; Motion Carries
- J. Augusta Regional Airport (AGS) – John Wayne Air Calvary Inc. Professional Service Agreement – Kenneth Hinkle
Motion by Commissioner Troutman 2nd by Commissioner Fennoy to approve John Wayne Air Calvary Inc. Professional Service Agreement.
No Discussion; Unanimous Ayes; Motion Carries

- K. Augusta Regional Airport (AGS) – Autonoma, Inc. AutoVerse Simulation Program – Kenneth Hinkle
Motion by Commissioner Troutman 2nd by Commissioner Fennoy to approve Autonoma, Inc. AutoVerse Simulation Program.
No Discussion; Unanimous Ayes; Motion Carries
- L. Augusta Regional Airport (AGS) – Memorandum of Agreement (MOA) with Richmond County Marshal’s Office – Lauren Smith
Motion by Commissioner Dr. Larke 2nd by Commissioner Fennoy to approve Memorandum of Agreement (MOA) with Richmond County Marshal’s Office.
No Discussion; Unanimous Ayes; Motion Carries
- M. Augusta Regional Airport (AGS) – Masters® 2026 Van Rentals
Motion by Commissioner Troutman 2nd by Commissioner Fennoy to approve Masters® 2026 Van Rentals
No Discussion; Unanimous Ayes; Motion Carries
- N. Augusta Regional Airport (AGS) – Vehicle Purchase for the Richmond County Marshal’s Office – Airport Division
Motion by Commissioner Troutman 2nd by Commissioner Roland to approve the Vehicle Purchase for the Richmond County Marshal’s Office – Airport Division
Discussion; Unanimous Ayes; Motion Carries

V. INFORMATION ITEMS

- A. Innovation Exchange – Diane Johnston
- B. Air Edu / Intern Introductions – Cody Mitchell
2026 Air Edu Interns introduced themselves and shared goals within the program. Interns: Bryson Holley, Mia Wilson, Krisha Patel, Ritchie Rowland, Diondra Neely, Leila Carter, Ja’Von Jonson, Thomas Lowry

VI. EXECUTIVE SESSION

The Augusta Aviation Commission did not enter Executive Session.

VII. COMMISSION COMMENTS / ACTION REQUESTS

- A. Recommendation from Nomination Committee for 2026 Aviation Chair & Vice-Chair Roles – Commissioner Randy Sasser
Motion by Commissioner Harris 2nd by Commissioner Fennoy to approve the Recommendation from the Nomination Committee for Commissioner Ronic West as the 2026 Augusta Aviation Commission Chairwoman and Commissioner Michael Cioffi as the 2026 Augusta Aviation Commission Vice-Chair.
No Discussion; Unanimous Ayes; Motion Carries
- B. Discuss Aviation Committees – Commissioner Ronic West
Commissioner Fennoy requested Point of Personal Privilege to introduce District Commissioner Lonnie Wimberly.

Commissioner Germany stated question for Airport Attorney, Mr. Robert Kerr: Can the chair & vice-chair serve as committee chair. Mr. Kerr’s response: According to the Bylaws, this is acceptable.

Commissioner Fennoy requested Commissioner Sasser be added to the Augusta Aviation Masters / Air Show Committee.

Motion by Commissioner Barrett 2nd by Commissioner Germany to remove “Special Projects Committee” from the list of Augusta Aviation Committees.
Discussion; Unanimous Ayes; Motion Carries

- C. Recommendation from Nomination Committee for 2026 Aviation Committee Roles – Commissioner Michael Cioffi
Motion by Commissioner Beman 2nd by Commissioner Dr. Larke to approve the formation of all 2026 Augusta Aviation Committees and Committee Members:

Standing Committees

Air Service Committee: Randy Sasser (Chair), Ronic West (Vice-Chair), Davis Beman, Dr. Charles Larke, Dan Troutman

Finance Committee: Davis Beman (Chair), James Germany (Vice-Chair), Marshall McKnight, Randy Sasser, Dan Troutman, Michael Cioffi

Marketing Committee: Michael Cioffi (Chair), Larry Harris (Vice-Chair), Dr. Charles Larke, Wilbert Barrett, Randy Sasser, William Fennoy

Personnel Committee: Kay Roland (Chair), James Germany (Vice-Chair), Dr. Charles Larke, Ronic West, Wilbert Barrett, Randy Sasser

Special Committees

Business Development Committee: Davis Beman (Chair), Ronic West (Vice-Chair), Randy Sasser, Michael Cioffi, Marshall McKnight, Larry Harris, James Germany

Construction Committee: Dan Troutman (Chair), Larry Harris (Vice-Chair), William Fennoy, Dr. Charles Larke, Michael Cioffi, Marshall McKnight

Masters / Air Show Committee: Dan Troutman (Chair), Michael Cioffi (Vice-Chair), Davis Beman, Wilbert Barrett, Kay Roland, Randy Sasser

No Discussion; Unanimous Ayes; Motion Carries

- D. Budget Information – Commissioner Ronic West

GENERAL DISCUSSION

Commissioners discussed the possibility of amending the Augusta Aviation Commission Bylaws by specifying a more detailed policy for the nomination and assignment for the Chair and Vice-Chair prior to the beginning of business in a new year. Jennifer Humphrey volunteered to email current Augusta Aviation Commission Bylaws to all Commissioners.

ADJOURN MEETING

Motion to adjourn by Commissioner Cioffi 2nd by Commissioner Roland

No Discussion; Unanimous Ayes; Motion Carries

Meeting adjourned at 11:54am

Ronic West, Chairwoman
Augusta Aviation Commission

Date



Public.Services.Committee.Meeting

Meeting Date: 02/10/26

Augusta Regional Airport (AGS) - Vehicle Purchase for the
Richmond County Marshal’s Office - Airport Division

Department: Augusta Regional Airport (AGS)

Presenter: Herbert L. Judon, Jr., Airport Executive Director

Caption: Augusta Regional Airport (AGS) – Motion to approve the purchase and outfitting amenities of a 2026 F-150 for the Richmond County Marshal’s Office - Airport Division, in the amount of \$57,892.32. This item was approved during the January 29, 2026, Augusta Aviation Commission Meeting.

Background: The Marshal’s Office expanded the Aviation Division in 2025 by creating a Captain position. Due to this new position within the department, the Lieutenant position was therefore left without a dedicated Airport vehicle.

Analysis: Approval of this vehicle is necessary to ensure the Marshal’s Office is adequately equipped to support daily operations and provide deputies with the resources needed to effectively carry out their responsibilities.

Financial Impact: The vehicle purchase is in the 2026 budget within account 551081208-6111631. This vehicle will be purchased via the GMA Purchase Lease Program in the amount of \$50,918.00.

An additional expense of \$6,974.32 for the outfitting of amenities required for an emergency vehicle. These items have been budgeted as well for 2026 through account 551081208-6111631.

The total requested amount for this vehicle is \$57,892.32, to be paid out of Airport Enterprise Funds.

Alternatives: N/A

Recommendation: Approve the purchase and outfitting amenities of a 2026 F-150 for the Richmond County Marshal’s Office - Airport Division, in the amount of \$57,892.32.

Funds are available in the following accounts: 551081208-6111631

REVIEWED AND APPROVED BY: N/A

QUOTE

DATE:
Date : 1/23/2026

TO: AUGUSTA

QUOTE #
123

CUSTOMER BUILD
F-150 PPV BUILD

COMPANY	PREPARED BY	PAYMENT TERMS	DUE DATE
AKINS Emergency Solutions	Josh	NET30	TBD

QTY	DESCRIPTION	UNIT PRICE	LINE TOTAL
1	FEDERAL SIGNAL FRONT AND REAR INTERIOR VISOR LIGHTS FED-SIFMJS-FD15-PC/FED-SIMJR-FD-15-P3		0
1	FEDERAL SIGNAL SMART CONTROL SIREN AND AMP(1 SPEAKER INCLUDED) PATHFINDER (FED-PF-200)		0
1	SPEAKER AND BRACKET (FED-ES100C)		0
4	FEDERAL FLUSH MOUNT LIGHT B/W (FED-416309-BW)		0
4	FEDERAL R/B/W LED LIGHT HEAD (FED-MPS63U-RBW)		0
1	FEDERAL BRACKET'S(SIFMS-ILS, MPSM6-LB, SLB-FRD15ND, ESB2-FRD15ND)		0
1	12V 3 OUTLET BOX		0
1	FIRE EXTINGUISHER AND BRACKETS		
1	FULL VEHICLE WINDOW TINT		
1	FEDERAL SIGNAL OBDII INTEGRATION CABLE (OBDCABLE20-6)		
1	SHOP SUPPLIES		
1	LABOR TO INSTALL ABOVE AND SUPPLIED RADIO		
SUBTOTAL			\$6,974.32
TOTAL			\$6,974.32

MAKE ALL CHECKS PAYABLE TO AKINS
Thank you for your business!

220 WEST MAY STREET WINDER, GA 30680



(706) 798-3236 • Fax: (706) 798-1551 • 1501 Aviation Way • Augusta, Georgia 30906 • www.flyags.com

**Augusta Aviation Commission Meeting Minutes
January 29, 2026
10:00 a.m.
Orwen Aviation Commission Chambers
2nd Floor - Terminal Building**

Commission Members: Commissioner Ronic West; Commissioner Michael Cioffi;
Commissioner William Fennoy; Commissioner Marshall McKnight;
Commissioner Wilbert Barrett; Commissioner James Germany;
Commissioner Randy Sasser; Commissioner Kay Roland;
Commissioner Davis Beman; Commissioner Dan Troutman;
Commissioner Larry Harris

Absent: Commissioner Marshall McKnight

Staff: Mr. Herbet Judon; Ms. Lauren Smith; Mr. Ken Hinkle;
Mr. Robert Kerr – Staff Attorney; Ms. Elizabeth Giles;
Ms. Risa Bingham; Ms. Diane Johnston; Chief Michael Beal;
Mr. Bruce Keller; Ms. Catherine Highsmith; Mr. Tyler Good;
Ms. Jennifer Humphrey; Mr. DeAndre Davis; Mr. Cody Mitchel;
Mr. Korey Anderson

Others: Mr. Edwin Scott – Mead & Hunt; Mark Godzina – Mead & Hunt;
Lt. Larry Bracken – AGS Marshal Department;
Ms. Dana Lynn McIntyre – Augusta Business Daily
Mr. Robert Moore – Foth; Mr. John Queen – Foth
Mr. Skylar – Augusta Press; Mr. Lonnie Wimberly
Mrs. Nancy Williams; Mr. Derrick Bingham;
Mr. Johnny Gregory – 100 Black Men of Augusta;
Mr. Alex – Bennish Engineering
Mr. Bryson Holley; Ms. Mia Wilson; Ms. Krisha Patel;
Mr. Ritchie Rowland; Ms. Diondra Neely; Ms. Leila Carter;
Mr. Ja'Von Johnson; Mr. Thomas Lowry;

**Mrs. Keisha Quick – Richmond County School System ;
Mrs. Angela Sneed – Richmond County School System;
Mrs. Sophia Cogle – Richmond County School System**

CALL TO ORDER & PRAYER – Chairwoman Ronic West called the meeting to order at 10:27am,
Prayer offered by Commissioner Wilbert Barrett

Motion by Commissioner West to amend agenda I.E.1. Director Action Requests – IV. A-J to A-K

Motion by Commissioner Germany to pull Consent Items I.E.1. Director Action Requests – IV. A-K

Motion by Commissioner Fennoy 2nd by Commissioner Barrett to add IV. Director Action Requests Item M. Masters 2026 Van Rentals and Item N. Vehicle Purchase for the Richmond County Marshal’s Office – Airport Division, to the agenda.

No Discussion; Unanimous Ayes; Motion Carries

I. AGENDA, MINUTES, STATISTICS, & CONSENT – Chairwoman Ronic West

- A. January 29, 2026, Augusta Aviation Commission Meeting Agenda
- B. November 13, 2025, Augusta Aviation Commission Meeting Minutes
- C. December 17, 2025, Augusta Aviation Commission Special Called Meeting Minutes
- D. December 2025 Statistics

Motion by Commissioner Beman 2nd by Commissioner Roland to approve January 29, 2026, Augusta Aviation Commission Meeting Agenda, November 13, 2025, Augusta Aviation Commission Meeting Minutes, December 17, 2025, Augusta Aviation Commission Special Called Meeting Minutes, December 2025 Statistics

No Discussion; Unanimous Ayes; Motion Carries

E. Consent Items

- 1. Director Action Requests – IV. A-J (Approved in Aviation Marketing Committee, Aviation Construction Committee Meeting, Aviation Masters® Committee Meeting)

II. COMMITTEE REPORTS

- A. Marketing Committee Report – Commissioner Michael Cioffi
- B. Construction Committee Report – Commissioner Dan Troutman
- C. Masters® Committee Report – Commissioner Dan Troutman

Committee Reports received as information.

III. FINANCIALS - Risa Bingham

- A. December / Year End Financials

Motion by Commissioner Fennoy 2nd by Commissioner Harris to accept December / Year End Financial Report.

No Discussion; Unanimous Ayes; Motion Carries

IV. DIRECTOR ACTION REQUESTS

- A. Augusta Regional Airport (AGS) – The Greater Augusta Arts Council / *The Augusta Music & Songwriter Festival* – Lauren Smith
Motion by Commissioner Fennoy 2nd by Commissioner Sasser to approve sponsoring The Greater Augusta Arts Council / The Augusta Music & Songwriter Festival in the amount of \$1,000.
No Discussion; Unanimous Ayes; Motion Carries
- B. Augusta Regional Airport (AGS) – American Heart Association / *CSRA Heart Walk* – Lauren Smith
Motion by Commissioner Harris 2nd by Commissioner Roland to approve sponsoring American Heart Association / CSRA Heart Walk in the amount of \$1,500.
No Discussion; Unanimous Ayes; Motion Carries
- C. Augusta Regional Airport (AGS) – Hearts of Serenity / *Community Support Services Resource Fair* – Lauren Smith
Motion by Commissioner Barrett 2nd by Commissioner Beman to approve sponsoring Hearts of Serenity / Community Support Services Resource Fair in the amount of \$1,000.
No Discussion; Unanimous Ayes; Motion Carries
- D. Augusta Regional Airport (AGS) – PCNAA – Augusta Alumni Chapter / *Augusta Legacy Banquet* – Lauren Smith
Motion by Commissioner Fennoy 2nd by Commissioner Harris to approve sponsoring PCNAA – Augusta Alumni Chapter / Augusta Legacy Banquet in the amount of \$1,000.
No Discussion; Unanimous Ayes; Motion Carries
- E. Augusta Regional Airport (AGS) - Inside to Outdoor Xtreme Kids, Inc. / *ITO Xtreme Kid’s Fishing Event* – Lauren Smith
Motion by Commissioner Fennoy 2nd by Commissioner Roland to approve sponsoring Inside to Outdoor Xtreme Kids, Inc. / ITO Xtreme Kid’s Fishing Event in the amount of \$1,000.
Discussion; Unanimous Ayes; Motion Carries
- F. Augusta Regional Airport (AGS) – CAT II Upgrades to Mark 1F Instrument Landing System (ILS) for Runway 35 – Elizabeth Giles
Motion by Commissioner Troutman 2nd by Commissioner Fennoy to approve CAT II Upgrades to Mark 1F Instrument Landing System (ILS) for Runway 35.
No Discussion; Unanimous Ayes; Motion Carries
- G. Augusta Regional Airport (AGS) – 2026 Miscellaneous On-Call Services – Elizabeth Giles
Motion by Commissioner Troutman 2nd by Commissioner Fennoy to approve 2026 Miscellaneous On-Call Services.
No Discussion; Unanimous Ayes; Motion Carries
- H. Augusta Regional Airport (AGS) – Fuel Farm Improvements – Amendment #1 to Work Authorization #41 for CA/CO Services – Elizabeth Giles
Motion by Commissioner Troutman 2nd by Commissioner Harris to approve Fuel Farm Improvements – Amendment #1 to Work Authorization #41 for CA/CO Services.
No Discussion; Unanimous Ayes; Motion Carries
- I. Augusta Regional Airport (AGS) – Recommendation of Award (ROA) & Construction Contract to Reeves Construction for Long-Term Parking Lot “A” Phase I – Elizabeth Giles
Motion by Commissioner Barrett 2nd by Commissioner Fennoy to approve Recommendation of Award (ROA) & Construction Contract to Reeves Construction for Long-Term Parking Lot “A” Phase I.
No Discussion; Unanimous Ayes; Motion Carries
- J. Augusta Regional Airport (AGS) – John Wayne Air Calvary Inc. Professional Service Agreement – Kenneth Hinkle
Motion by Commissioner Troutman 2nd by Commissioner Fennoy to approve John Wayne Air Calvary Inc. Professional Service Agreement.
No Discussion; Unanimous Ayes; Motion Carries

- K. Augusta Regional Airport (AGS) – Autonoma, Inc. AutoVerse Simulation Program – Kenneth Hinkle
Motion by Commissioner Troutman 2nd by Commissioner Fennoy to approve Autonoma, Inc. AutoVerse Simulation Program.
No Discussion; Unanimous Ayes; Motion Carries
- L. Augusta Regional Airport (AGS) – Memorandum of Agreement (MOA) with Richmond County Marshal’s Office – Lauren Smith
Motion by Commissioner Dr. Larke 2nd by Commissioner Fennoy to approve Memorandum of Agreement (MOA) with Richmond County Marshal’s Office.
No Discussion; Unanimous Ayes; Motion Carries
- M. Augusta Regional Airport (AGS) – Masters® 2026 Van Rentals
Motion by Commissioner Troutman 2nd by Commissioner Fennoy to approve Masters® 2026 Van Rentals
No Discussion; Unanimous Ayes; Motion Carries
- N. Augusta Regional Airport (AGS) – Vehicle Purchase for the Richmond County Marshal’s Office – Airport Division
Motion by Commissioner Troutman 2nd by Commissioner Roland to approve the Vehicle Purchase for the Richmond County Marshal’s Office – Airport Division
Discussion; Unanimous Ayes; Motion Carries

V. INFORMATION ITEMS

- A. Innovation Exchange – Diane Johnston
- B. Air Edu / Intern Introductions – Cody Mitchell
2026 Air Edu Interns introduced themselves and shared goals within the program. Interns: Bryson Holley, Mia Wilson, Krisha Patel, Ritchie Rowland, Diondra Neely, Leila Carter, Ja’Von Jonson, Thomas Lowry

VI. EXECUTIVE SESSION

The Augusta Aviation Commission did not enter Executive Session.

VII. COMMISSION COMMENTS / ACTION REQUESTS

- A. Recommendation from Nomination Committee for 2026 Aviation Chair & Vice-Chair Roles – Commissioner Randy Sasser
Motion by Commissioner Harris 2nd by Commissioner Fennoy to approve the Recommendation from the Nomination Committee for Commissioner Ronic West as the 2026 Augusta Aviation Commission Chairwoman and Commissioner Michael Cioffi as the 2026 Augusta Aviation Commission Vice-Chair.
No Discussion; Unanimous Ayes; Motion Carries
- B. Discuss Aviation Committees – Commissioner Ronic West
Commissioner Fennoy requested Point of Personal Privilege to introduce District Commissioner Lonnie Wimberly.

Commissioner Germany stated question for Airport Attorney, Mr. Robert Kerr: Can the chair & vice-chair serve as committee chair. Mr. Kerr’s response: According to the Bylaws, this is acceptable.

Commissioner Fennoy requested Commissioner Sasser be added to the Augusta Aviation Masters / Air Show Committee.

Motion by Commissioner Barrett 2nd by Commissioner Germany to remove “Special Projects Committee” from the list of Augusta Aviation Committees.
Discussion; Unanimous Ayes; Motion Carries

- C. Recommendation from Nomination Committee for 2026 Aviation Committee Roles – Commissioner Michael Cioffi
Motion by Commissioner Beman 2nd by Commissioner Dr. Larke to approve the formation of all 2026 Augusta Aviation Committees and Committee Members:

Standing Committees

Air Service Committee: Randy Sasser (Chair), Ronic West (Vice-Chair), Davis Beman, Dr. Charles Larke, Dan Troutman

Finance Committee: Davis Beman (Chair), James Germany (Vice-Chair), Marshall McKnight, Randy Sasser, Dan Troutman, Michael Cioffi

Marketing Committee: Michael Cioffi (Chair), Larry Harris (Vice-Chair), Dr. Charles Larke, Wilbert Barrett, Randy Sasser, William Fennoy

Personnel Committee: Kay Roland (Chair), James Germany (Vice-Chair), Dr. Charles Larke, Ronic West, Wilbert Barrett, Randy Sasser

Special Committees

Business Development Committee: Davis Beman (Chair), Ronic West (Vice-Chair), Randy Sasser, Michael Cioffi, Marshall McKnight, Larry Harris, James Germany

Construction Committee: Dan Troutman (Chair), Larry Harris (Vice-Chair), William Fennoy, Dr. Charles Larke, Michael Cioffi, Marshall McKnight

Masters / Air Show Committee: Dan Troutman (Chair), Michael Cioffi (Vice-Chair), Davis Beman, Wilbert Barrett, Kay Roland, Randy Sasser

No Discussion; Unanimous Ayes; Motion Carries

- D. Budget Information – Commissioner Ronic West

GENERAL DISCUSSION

Commissioners discussed the possibility of amending the Augusta Aviation Commission Bylaws by specifying a more detailed policy for the nomination and assignment for the Chair and Vice-Chair prior to the beginning of business in a new year. Jennifer Humphrey volunteered to email current Augusta Aviation Commission Bylaws to all Commissioners.

ADJOURN MEETING

Motion to adjourn by Commissioner Cioffi 2nd by Commissioner Roland

No Discussion; Unanimous Ayes; Motion Carries

Meeting adjourned at 11:54am

Ronic West, Chairwoman
Augusta Aviation Commission

Date



Public.Services.Committee.Meeting

Meeting Date: 02/10/26

Augusta Regional Airport (AGS) – Recommendation of Award (ROA) &
Construction Contract to Reeves Construction for Long-Term Parking Lot “A” Phase I (ITB 25-234)

- Department:** Augusta Regional Airport (AGS)
- Presenter:** Herbert L. Judon, Jr., Airport Executive Director
- Caption:** Augusta Regional Airport (AGS) – Motion to approve Recommendation of Award (ROA) & Construction Contract to Reeves Construction for \$1,161,425.95 for Rehabilitation of Existing Long-Term Parking Lot “A” Phase I. This item was approved during the January 29, 2026, Augusta Aviation Commission Meeting. (ITB 25-234)
- Background:** The bid opening for this project was held on Oct 15, 2026. There were three qualified bidders with Reeves Construction being the low bidder in the amount of \$1,161,425.95. E.R. Snell had a bid of \$1,460,156.30 and Attaway Construction with a bid of \$2,297,000.00. The scope of this project is mostly milling and rehabbing the asphalt with full depth reconstruction in areas that require it. New signage and striping. The new striping layout will result in the addition of 50 new parking spaces.
- Analysis:** This Recommendation of Award and Contract has been reviewed by Airport Legal Counsel, Mr. Robert Kerr.
- Financial Impact:** This project will be funded by Airport Customer Facility Charges (CFCs).
- Alternatives:** N/A

Recommendation: Approve the Recommendation of Award (ROA) & Construction Contract to Reeves Construction for \$1,161,425.95 for Rehabilitation of Existing Long-Term Parking Lot “A” Phase I.

Funds are available in the following accounts: 551081306-5412110

REVIEWED AND APPROVED BY: N/A

Invitation to Bid

Sealed bids will be received at this office until **Wednesday, October 15, 2025 @ 3:00 p.m.** via ZOOM Meeting ID: **836 4540 6662**; Passcode: **25234** for furnishing:

Bid Item #25-234 Rehabilitation Existing Long Term Parking Lot "A" – Phase I for Augusta, GA – Augusta Regional Airport

Bids will be received by Augusta, GA Commission hereinafter referred to as the OWNER at the offices of:

Andy Penick, Procurement Director
Augusta Procurement Department
535 Telfair Street - Room 605
Augusta, Georgia 30901

Bid documents may be examined at the office of the Augusta, GA Procurement Department, 535 Telfair Street – Room 605, Augusta, GA 30901 (706-821-2422). Plans and specifications for the project shall be obtained by all prime, subcontractors and suppliers exclusively from ARC Southern. **The fee for the plans and specifications, which is non-refundable, is \$150.00.**

It is the wish of the Owner that all businesses are given the opportunity to submit on this project. To facilitate this policy the Owner is providing the opportunity to view plans online (www.e-arc.com) at no charge through ARC Southern (706 821-0405) beginning **Thursday, September 4, 2025**. Bidders are cautioned that submitting a package without Procurement of a complete set are likely to overlook issues of construction phasing, delivery of goods or services, or coordination with other work that is material to the successful completion of the project.

A Pre-Bid Conference will be held on Monday September 29, 2025 @ 10:00 a.m. via Zoom Meeting ID: 831 1738 0227; Passcode: 25234. Optional Site Visit will be held on Tuesday, September 30, 2025; please contact Elizabeth Giles at (706) 421-5141 in advance.

All questions must be submitted in writing by email to procbidandcontract@augustaga.gov to the office of the Procurement Department by Wednesday, October 1, 2025 @ 5:00 P.M. No bid will be accepted by fax or email; all must be received by mail or hand delivered. To ensure timely deliveries, all submittals must be received during our normal office hours from 8:30 a.m. to 5:00 p.m., Monday through Friday. No deliveries will be accepted prior to 8:30 a.m. or after 5:00 p.m., as the building is closed to the public and delivery services outside of these hours.

No bids may be withdrawn for a period of ninety (90) days after bids have been opened, pending the execution of contract with the successful bidder. **A 10% Bid bond is required to be submitted along with the bidders' qualifications. A 100% performance bond and a 100% payment bond will be required for award.**

Invitation for bids and specifications. An invitation for bids shall be issued by the Procurement Office and shall include specifications prepared in accordance with Article 4 (Product Specifications), and all contractual terms and conditions, applicable to the procurement. **All specific requirements contained in the invitation to bid including, but not limited to, the number of copies needed, the timing of the submission, the required financial data, and any other requirements designated by the Procurement Department are considered material conditions of the bid which are not waiveable or modifiable by the Procurement Director.** All requests to waive or modify any such material condition shall be submitted through the Procurement Director to the appropriate committee of the Augusta, Georgia Commission for approval by the Augusta, Georgia Commission. Please mark BID number on the outside of the envelope.

GEORGIA E-Verify and Public Contracts: The Georgia E-Verify law requires contractors and all sub-contractors on Georgia public contract (contracts with a government agency) for the physical performance of services over \$2,499 in value to enroll in E-Verify, regardless of the number of employees. They may be exempt from this requirement if they have no employees and do not plan to hire employees for the purpose of completing any part of the public contract. Certain professions are also exempt. All requests for bids issued by a city must include the contractor affidavit as part of the requirement for their bid to be considered.

Bidders are cautioned that acquisition of BID documents through any source other than the office of the Procurement Department is not advisable. Acquisition of BID documents from unauthorized sources places the bidder at the risk of receiving incomplete or inaccurate information upon which to base his qualifications.

Correspondence must be submitted via mail or email as follows:

Augusta Procurement Department
Attn: Andy Penick, Procurement Director
535 Telfair Street, Room 605
Augusta, GA 30901
Email: procbidandcontract@augustaga.gov

No bid will be accepted by fax or email, all must be received by mail or hand delivered.

Andy Penick, Procurement Director

Publish:

Augusta Chronicle September 4, 11, 18, 25, 2025
Metro Courier August 21, 2025



**BID Opening: BID Item #25-234 Rehabilitation of Existing Long Term Parking Lot "A"- Phase I for Augusta, GA-Augusta Regional Airport
 BID Date: Wednesday, October 15, 2025 @ 3:00 p.m.**

**Total Number Specifications Mailed Out: 16
 Total Number Specifications Download (Demandstar): 9
 Total Electronic Notifications (Demandstar): 104
 Georgia Procurement Registry: 864
 Pre-Bid Conference Attendees: 10
 Total Packages Submitted: 3
 Total Non-Compliant: 0**

Vendors	Attachment "B"	Addendum 1	E-Verify Number	SAVE Form	Bid Bond	Bid Total	Compliance Goal
Reeves Construction Company 1 Apac Industrial Way Augusta, GA 30907	YES	YES	667046	YES	YES	\$1,161,425.95	YES
E. R. Snell Contractor, Inc. 1785 Oak Road Snellville, GA 30078	YES	YES	22114	YES	YES	\$1,460,156.30	YES
Attaway Construction & Associates, LLC 3800 Park Lane Martinez, GA 30907	YES	YES	557631	YES	YES	\$2,297,000.00	YES



Dr. Yolanda Jackson
Interim Compliance Director

MEMORANDUM

To: Hebert Judon Jr., Executive Director, Augusta Regional Airport
 Andy Penick, Director, Procurement Department

From: Dr. Yolanda Jackson, Interim Director, Compliance Department 

Date: October 16, 2025

Subject: Bid Item # 25-234 – Rehabilitation of Existing Long Term Parking Lot “A”-Phase 1

This Bidder/Offeror **IS** eligible for award. This Bidder/Offeror **IS NOT** eligible for award.

This memo is to transmit the review and concurrence of responsiveness and compliance by the bidder/offeror, **Reeves Construction Company** Augusta, Georgia code requires contractor(s) to meet the assigned M/WBE Utilization Goal or provide evidence of completing good faith efforts on state and local funded projects.

The MBE and WBE goals established for Bid Item # 25-234 – Rehabilitation of Existing Long Term Parking Lot “A”-Phase 1 for Augusta, Georgia, are **3% MBE** and **1% WBE** respectively. **The bidder/offeror has committed to a minimum of 3% and 1%, submitted the required forms, is responsive, and has satisfied good faith efforts.**

The bidder/offeror is eligible for award.

Should this bidder/offeror be selected for this bid, upon award, the Compliance Department will monitor the Contractor monthly to ensure that they meet or exceed their committed goal for this project.

Should you have questions, please feel free to contact me via email at yjackson@augustaga.gov or by phone at (706) 821-2406.



(706) 798-3236 • Fax: (706) 798-1551 • 1501 Aviation Way • Augusta, Georgia 30906 • www.flyags.com

January 23, 2026

Andy Penick, Procurement Director
Augusta, Georgia Procurement Department
535 Telfair Street, Suite 605
Augusta, GA 30901

RE: Bid Item # 25-234 Rehabilitation Existing Long Term Parking Lot "A" – Phase I – Augusta Regional Airport

Dear Mr. Penick,

I am requesting Bid# 25-234, for the Rehabilitation Existing Long Term Parking Lot "A" – Phase I, Construct Project, be awarded to Reeves Construction. who is the qualifying low bidder. The amount of this base bid was \$1,161,425.95

If you have additional questions, please contact me at (706) 796-4040 or via email at hjudon@augustaga.gov.

Sincerely,

A handwritten signature in black ink that reads 'Herbert L. Judon, Jr.'.

Herbert L. Judon, Jr., A.A.E, IAP
Executive Director

Cc: Nancy M. Williams, Contract Compliance Administrator, Augusta Procurement Department

NOTICE OF AWARD

TO: REEVES CONSTRUCTION COMPANY

PROJECT: AUGUSTA REGIONAL AIRPORT REHABILITATION OF EXISTING LONGTERM LOT "A" PHASE I

The Owner has considered the bid submitted by you for the above described WORK in response to its Advertisement for Bids and Information for Bidders.

You are hereby notified that your bid has been accepted for items in the amount of \$1,161,425.95.

You are required by the Invitation to Bid to execute the Contract and furnish the required Contractor's Performance and Payment Bonds within fifteen (15) calendar days from the date of this Notice to you.

If you fail to execute said Contract and to furnish said bonds within fifteen (15) days from the date of this Notice, said Owner will be entitled to consider all rights arising out of the Owner's acceptance of your bid as abandoned and as a forfeiture of your Bid Bond. The Owner will be entitled to such other rights as may be granted by law.

You are required to return an acknowledged copy of this NOTICE OF AWARD to the Owner.

Dated this ____ day of _____, 202_ .

AUGUSTA REGIONAL AIRPORT

BY: _____

TITLE: _____

*** ACCEPTANCE OF NOTICE ***

Receipt of the above NOTICE OF AWARD is hereby

acknowledged by _____

this the _____ day of _____, 20_____.

BY: _____

TITLE: _____

PERFORMANCE BOND

(NOTE: THIS BOND IS ISSUED SIMULTANEOUSLY WITH PAYMENT BOND, IN FAVOR OF THE OWNER CONDITIONED FOR THE PAYMENT OF LABOR AND MATERIAL.)

KNOW ALL MEN BY THESE PRESENTS:

That _____ as Principal, hereinafter called CONTRACTOR, and _____, a corporation organized and existing under the laws of the State of _____, with its principal office in the City of _____, State of _____, as Surety, hereinafter called SURETY, are held and firmly bound unto AUGUSTA, GEORGIA BY AND THROUGH THE AUGUSTA-RICHMOND COUNTY COMMISSION as Oblige, hereinafter called the OWNER, in the penal amount of _____ Dollars (\$_____) for the payment whereof CONTRACTOR and SURETY bind themselves, their heirs, executors, administrators, successors, and assigns, jointly and severally, firmly by these presents for the faithful performance of a certain written agreement.

WHEREAS, CONTRACTOR has by said written agreement dated _____ entered into a Contract with OWNER for the construction of **AUGUSTA REGIONAL AIRPORT REHABILITATION OF EXISTING LONG TERM LOT "A" PHASE 1**, Augusta, Georgia, in accordance with the drawings and specifications issued by the Augusta Aviation Commission and the Augusta-Richmond County Commission, which contract is by reference made a part hereof, and is hereinafter referred to as the Contract.

NOW, THEREFORE, the condition of this obligation is such that, if CONTRACTOR shall promptly and faithfully perform said Contract, then this obligation shall be null and void; otherwise it shall remain in full force and effect.

The SURETY hereby waives notice of any alteration or extension of time made by the OWNER.

Whenever CONTRACTOR shall be, and declared by OWNER to be in default under the Contract, the OWNER having performed OWNER's obligations thereunder, the SURETY may promptly remedy the default, or shall promptly

- (1) Complete the Contract in accordance with its terms and conditions, or
- (2) Obtain a bid or bids for completing the Contract in accordance with its terms and conditions, and upon determination by SURETY of the lowest responsive and responsible bidder, or, if the OWNER elects, upon determination by the OWNER and the SURETY jointly of the lowest responsive and responsible bidder, arrange for a contract between such bidder and OWNER, and make available as Work progresses (even though there should be a default or a succession of defaults under the contract or contracts of completion arranged under this paragraph) sufficient funds to pay the cost of completion less the balance of the Contract price; but not exceeding, including other costs and damages for which the SURETY may be liable hereunder, the amount set forth in the first paragraph hereof. The term "balance of the Contract price," as used in this paragraph, shall mean the total amount payable by OWNER to CONTRACTOR under the Contract and any amendments thereto, less the amount properly paid by OWNER to CONTRACTOR.

Any suit under this bond must be instituted before the expiration of two (2) years from the date on which final payment under the Contract falls due.

No right of action shall accrue on this bond to or for the use of any person or corporation other than the OWNER named herein or the heirs, executors, administrators or successors of the OWNER.

Signed and sealed this _____ day of _____ A.D. 20__.

Witness _____ (Seal)
_____ (Contractor)

Attest _____ By _____ (Seal)
_____ (Title)

Witness _____ (Seal)
_____ (Surety)

Attest _____ By _____ (Seal)
_____ (Title)

LABOR AND MATERIAL PAYMENT BOND

(NOTE: THIS BOND IS ISSUED SIMULTANEOUSLY WITH PERFORMANCE BOND, IN FAVOR OF THE OWNER CONDITIONED FOR THE PERFORMANCE OF THE WORK.)

KNOW ALL MEN BY THESE PRESENTS:

That _____ as Principal, hereinafter called CONTRACTOR, and _____

a corporation organized and existing under the laws of the State of _____, with its principal office in the City of _____, State of _____, as Surety, hereinafter called SURETY, are held and firmly bound unto AUGUSTA, GEORGIA BY AND THROUGH THE AUGUSTA-RICHMOND COUNTY COMMISSION, as Obligee, hereinafter called the OWNER, for the use and benefit of claimants as herein below defined in the amount of _____ Dollars (\$_____) for the payment whereof CONTRACTOR and SURETY bind themselves, their heirs, executors, administrators, successors, and assigns, jointly and severally, firmly by these presents.

WHEREAS, CONTRACTOR has by written agreement dated _____ entered into a Contract with Owner for the construction of **AUGUSTA REGIONAL AIRPORT REHABILITATION OF EXISTING LONG TERM LOT "A" PHASE I**, in accordance with drawings and specifications issued by the Augusta Aviation Commission and Augusta-Richmond County Commission, which Contract is by reference made a part hereof, and is hereinafter referred to as the CONTRACT.

NOW, THEREFORE, the condition of this obligation is such that, if the CONTRACTOR shall promptly make payment to all claimants as hereinafter defined, for all labor and material used or reasonably required to use in the performance of the Contract, then this obligation shall be void; otherwise it shall remain in full force and effect, subject, however, to the following conditions:

- (1) A claimant is defined as one having a direct contract with the CONTRACTOR or with a subcontractor of the CONTRACTOR for labor, material, or both, used or reasonably required for use in the performance of the Contract labor and material being construed as to include that part of water, gas, power, light, heat, oil, gasoline, telephone service or rental of equipment directly applicable to the Contract.
- (2) The above named CONTRACTOR and SURETY hereby jointly and severally agree with the OWNER that every claimant as herein defined, who has not been paid in full before the expiration of a period of ninety (90) days after the date on which the last of such claimant's work or labor was done or performed, or materials were furnished by such claimant, may sue on this bond for the use of such claimant, prosecute the suit to final judgment for such sum or sums as may be justly due claimant, and have execution thereon. The OWNER shall not be liable for the payment of any costs or expenses of any such suit.
- (3) No suit or action shall be commenced hereunder by any claimant,
 - (a) Unless claimant, other than one having a direct contract with the CONTRACTOR, shall have given written notice to any two of the following: The CONTRACTOR, the OWNER, or the SURETY above named, within ninety (90) days after such claimant did or performed the last of the work or labor, or furnished the last of the materials for which said claim is made, stating with substantial accuracy the amount claimed and the name of the party to whom the materials were furnished,

or for whom the work or labor was done or performed. Such notice shall be served by mailing the same by registered mail or certified mail, postage prepaid, in an envelope addressed to the CONTRACTOR, OWNER or SURETY, at any place where an office regularly maintained for the transaction of business or served in any manner in which legal process may be served in the state in which the aforesaid project is located, save that such service need not be made by a public officer.

- (b) After the expiration of one (1) year following the date on which CONTRACTOR ceased work on said Contract, it being understood, however, that if any limitation embodied in this bond is prohibited by any law controlling the construction hereof, such limitation shall be deemed to be amended so as to be equal to the minimum period of limitation permitted by such law.
 - (c) Other than in a Georgia state court of competent jurisdiction in and for the county or other political subdivision of the state in which the project, or any part thereof, is situated, or in the United States District Court for the district in which the project, or any part thereof, is situated, and not elsewhere.
- (4) The amount of this bond shall be reduced by and to the extent of any payment or payments made in good faith hereunder, inclusive of the payment by SURETY of mechanics' liens which may be filed of record against said improvement, whether or not claim for the amount of such lien be presented under and against this bond.

Signed and sealed this _____ day of _____ A.D. 20____.

Witness _____ (Seal)

 (Contractor)

Attest _____ (Seal)

 (Title)

Witness _____ (Seal)

 (Surety)

Attest _____ (Seal)

 (Title)

NOTICE TO PROCEED

DATE: _____

SUBJECT: NOTICE TO PROCEED

PROJECT: **AUGUSTA REGIONAL AIRPORT REHABILITATION OF EXISTING LONG TERM LOT "A" PHASE I**

Gentlemen:

You are hereby notified to commence work in accordance with the Contract, within Ten (10) calendar days following the date first written above, and you are to complete the work within _____ (____) consecutive calendar days after the date of this notice. The date set for completion of all work is therefore _____.

AUGUSTA REGIONAL AIRPORT

BY: _____

TITLE: _____

*** ACCEPTANCE OF NOTICE ***

Receipt of the above NOTICE TO PROCEED is hereby acknowledged by _____ this the _____ day of _____, 20_____.

TITLE: _____

CONTRACT

THIS CONTRACT made and entered into to be effective _____, 202____ by and between, AUGUSTA GEORGIA, "Augusta," a political subdivision of the State of Georgia, acting through the AUGUSTA AVIATION COMMISSION, whose address is 1501 Aviation Way, Augusta Regional Airport at Bush Field, Augusta, Georgia 30906-9600, hereinafter called "Airport", and Reeves Construction Company, hereinafter called "Contractor".

WITNESSETH:

WHEREAS, Augusta is the owner and operator of a full-service commercial airport known as the Augusta Regional Airport;

WHEREAS, Augusta has solicited a bid to AUGUSTA REGIONAL AIRPORT REHABILITATION OF EXISTING LONG TERM LOT "A" PHASE I

WHEREAS, the Contractor submitted a bid for said services; and

WHEREAS, Augusta, on behalf of the Airport, accepted the Contractor's Bid for said services;

NOW THEREFORE, in consideration of the mutual covenants, promises, and agreements herein contained, Augusta and the Contractor hereby agree as follows:

The Contractor's Services shall be in accordance with the scope of services and all provisions provided herein.

ARTICLE 1 SCOPE OF THE WORK

1.1 The Contractor hereby agrees to furnish all of the materials and all of the equipment and labor necessary, and to perform all of the work shown on the Plans and described in the specifications for the Project entitled:

AUGUSTA REGIONAL AIRPORT REHABILITATION OF EXISTING LONG TERM LOT "A" PHASE I

and in accordance with the requirements and provisions of the Contract Documents as defined in the Provisions hereto attached which are hereby incorporated and made a part of this contract.

1.2 **Definitions**

The following terms have the following meanings whenever used in the Contract Documents (defined below), or in related documents, the terms or pronouns used in place of them shall be defined as follows:

- 1.2.1 **Airport Executive Director.** The person tasked with the day-to-day operations of the Airport.
- 1.2.2 **Augusta Aviation Commission.** The Augusta Regional Airport Aviation Commission tasked with the overall administration of the Airport.
- 1.2.3 **Augusta, Georgia or City or Owner.** Augusta, Georgia's Commission.
- 1.2.4 **Engineer.** The Work has been designed by Alfred Benesch & Company whose corporate headquarters is located at 600 Peachtree Street NE, Suite 2410, Atlanta, GA 30308 who is hereinafter called Engineer and who is to assume all duties and responsibilities and have the rights and authority assigned to Engineer in the Contract Documents in connection with completion of the Work in accordance with the Contract Document.
- 1.2.5 **Project. Base Bid:** Augusta Regional Airport Rehabilitation of Existing Long Term Lot "A" Phase I, including, but not limited to, rehabilitating the existing Long-Term Parking Lot "A" (Phase 1) at Augusta Regional Airport, including full-depth asphalt removal and reconstruction. Approximately 4,300 square yards of existing asphalt pavement and base will be removed, followed by installation of new aggregate base and roughly 3,000 tons of asphalt pavement with surface preparation and overlay. Additional work will include fencing, signage, curb and gutters, markings, call boxes and some tree removal.
- 1.2.6 **Airport's Administrator.** Airport's Representative shall be the Airport's Executive Director or his designee.
- 1.2.7 **Contractor's Representative(s).** The Contractor's representative ("Contractor's Representative") for all dealings with Airport shall be _____. Contractor's Representative may be changed upon prior written notice delivered to Owner.
- 1.3 Subject to controlling law, the Owner will refuse to permit the Contractor to use any employee on this job if the Owner reasonably deems that individual unfit to work at the Airport facilities in any respect.
- 1.4 All Contractor employees shall strictly adhere to Airport regulations while on the Airport premises, including but not limited to Augusta, Georgia, County, and Transportation Security Authority (TSA) and Federal Aviation Administration (FAA) regulations governing access to buildings, personal conduct, and possession of prescribed substances, parking, and traffic. The Owner reserves the right to require the removal of Contractor employees from the Project.
- 1.5 **Design, Standards and Practices.** The design, strength, quality of materials, and workmanship must conform to the highest standards of construction practices and/or services.

ARTICLE II
TERM

- 2.1 The Contractor must begin work within ten (10) calendar days of receiving the Notice to Proceed (NTP) from the Owner. It is anticipated the NTP will be issued _____. The Contractor will mobilize with sufficient forces such that all work is completed within one hundred and forty-five (145) calendar days after the issuance of the NTP. Contract time charges will begin as set forth in Section 80 of the General Provisions.
- 2.2 Contractor working times shall be as designated on the Construction Safety & Phasing Plan sheets in the Construction Drawings. At the Owner's discretion, work times may be further restricted.
- 2.3 For additional details please review Section 80 of the attached Specifications.
- 2.4 It is hereby understood and mutually agreed, by and between the Contractor and the Owner, that the date of beginning, rate of progress, and the time for completion of the work to be done hereunder are ESSENTIAL CONDITIONS of this Contract. Contractor agrees that said work shall be prosecuted regularly, diligently, and uninterruptedly at such rate of progress as will ensure full completion thereof within the time specified. It is expressly understood and agreed by and between the Contractor and the Owner that the time for the completion of the work described herein is a reasonable time for the completion of the same, taking into consideration the average climatic range and construction conditions prevailing in this locality.
- 2.5 It is further agreed that **time is of the essence** of each and every portion of this Contract and the specifications wherein a definite portion and certain length of time is fixed for the performance of any act whatsoever; and where under the Contract an additional time is allowed for the completion of any work, the new time limit fixed by extension shall be the essence of the Contract.

ARTICLE III
LIQUIDATED DAMAGES

- 3.1 The Contractor acknowledges that time is of the essence with respect to the Work governed by the Contract. The Contractor acknowledges and recognizes that if it fails to achieve Substantial Completion of any portion of the Work within the Contract Time as may be extended in accordance with the terms of this Contract, the Owner will sustain substantial losses as a result of such failure. The Contractor further acknowledges that the Owner will suffer damages that are difficult, if not

impossible, to accurately estimate. The Contractor shall be assessed liquidated damages as set forth in Section 80, Execution and Progress, subsection 80-08.

ARTICLE IV **PAYMENT**

4.1 The Contract Sum

The Owner shall pay to the Contractor for completion of the Work in strict accordance with the Contract Documents, and in accordance with the unit bid prices submitted on October 15, 2025, with a contract price of \$1,161,425.95.

4.2 Progress Payments

4.2.1 Contractor shall submit Applications for Payment in accordance with Section 90 of the General Provisions but in no case shall submit Applications for Payment more than once per month. Application for Payment will be processed by Engineer as provided in the General Provisions.

4.2.2 Progress payments will be made in an amount equal to the percentage indicated below, but, in each case, less the aggregate of payments previously made and less such amounts as Engineer shall determine, or Owner may withhold, in accordance with Section 90 of the General Provisions.

- 1) 95% of Work completed as determined by Engineer.
- 2) 95% of materials and equipment not incorporated in the Work (but delivered, suitably stored, and accompanied by documentation satisfactory to Owner as provided in paragraph 90-07 of the General Provisions.

4.2.3 Within ten (10) business days of receiving each Application for Payment, the Engineer shall either indicate in writing a recommendation of payment and present the application to the Owner or return the Application to the Contractor indicating in writing necessary corrections. In the latter case, the Contractor shall make the corrections and resubmit the application.

4.3 Invoices.

Contractor shall submit invoices to:
Attention: Elizabeth Giles
Augusta Regional Airport
1501 Aviation Way
Augusta, GA 30906
egiles@augustaga.gov

4.4 **Retainage and Partial Payments.** If payment request is approved by the Owner, the approved payment request shall be submitted to the Owner's Finance Department for processing on or before the fifth day of the following month, and payment (less retainage) shall be made to the Contractor thirty (30) calendar days after the date the approved payment request is received by the Owner's finance department. If a payment request is not approved by the Owner, then no payment shall be made to the Contractor until such time as the Owner approves the payment request. The amount of retainage shall be as follows:

4.4.1 Ten percent (5%) of each partial payment shall be withheld as retainage until the value of fifty percent (50%) of the Contract Price, including Change Orders and other authorized additions provided in the Contract, is due;

4.4.2 When fifty percent (50%) of the Contract Price, as described above, becomes due and the manner of completion of the Work and its progress, quality, and schedule are reasonably satisfactory to the Owner, and there are no outstanding claims by the Contractor, subcontractors or material suppliers, the withholding of retainage shall be discontinued.

4.4.3 If after discontinuing retainage, the Owner determines that the Work is unsatisfactory or has fallen behind schedule, withholding of ten percent (10%) of each request for payment may be resumed. When the Work has reached Substantial Completion and the Owner determines the Work to be reasonably acceptable, the Contractor shall submit an invoice or other documents as may be required and receive payment thereof within thirty (30) calendar days. If there are any remaining incomplete minor items, an amount equal to two hundred percent (200%) of the value of each item, as determined by the Owner, shall be withheld until such items are complete;

4.4.4 The Contractor shall within ten (10) calendar days from its receipt of retainage from the Owner pass through payments to Subcontractors and shall reduce each Subcontractor's retainage in the same manner as the Contractor's retainage is reduced by the Owner. The Subcontractor shall within ten (10) calendar days from the Subcontractor's receipt of retainage pass through payments to lower tier subcontractor's and shall reduce each lower

tier subcontractor's retainage in the same manner as the Subcontractor's retainage is reduced.

- 4.4.5 The Contractor and Owner agree to abide by all applicable provisions of Georgia State Law concerning retainage, including but not limited to O.C.G.A. § 13-10-80. If the terms of this Contract concerning retainage conflict with Georgia State Law, Georgia State Law shall govern.

ARTICLE V **FINAL INSPECTION**

- 5.1 Upon notice from the Contractor that the Work is completed, the Owner shall request the Contractor to be available during final inspection of the Work and shall notify the Contractor of all instances where the Work fails to comply with the Drawings and Specifications, as well as any defects the Owner may discover. At no cost to the Owner, the Contractor shall immediately make such alterations as are necessary to bring the Work into compliance with the Contract, the Drawings, and Specifications.

ARTICLE XI **ACCEPTANCE AND FINAL PAYMENT**

- 6.1 **Final Payment.** Upon final completion and acceptance of the Work in accordance with Section 50 of the General Provisions, Owner shall pay the remainder of the Contract Price as recommended by Engineer as provided in said paragraph 90-09.
- 6.2 Before final payment is due the Contractor shall submit evidence satisfactory to the Engineer that all payrolls, material bills, and other indebtedness connected with the work have been paid, except that in case of disputed indebtedness or liens the Contractor may submit in lieu of evidence of payment a surety bond satisfactory to the Owner guaranteeing payment of all such disputed amounts when adjudicated in cases where such payment has not already been guaranteed by surety bond.
- 6.3 The making and acceptance of the final payment shall constitute a waiver of all claims by the Owner other than those arising from unsettled liens, from faulty work appearing within twelve (12) months after final payment, from requirements of the specifications, or from manufacturers' guarantees. It shall also constitute a waiver of all claims by the Contractor except those previously made and still unsettled.

- 6.4 If after the Work has been substantially completed, full completion thereof is materially delayed through no fault of the Contractor, and the Engineer so certifies, the Owner shall upon certificate of the Engineer, and without terminating the Contract, make payment of the balance due for that portion of the Work fully completed and accepted. Such payment shall be made under the terms and conditions governing final payment, except that it shall not constitute a waiver of claims.

ARTICLE VII **CHANGES**

- 7.1 The Owner may, during the Contract period, make changes to the Scope of Work, which may result in changes to the general scope of the Contract and its provisions.
- 7.2 Written/verbal agreements, changes, or amendments to this Contract shall not be binding upon the Owner unless approved and signed by the Owner in advance of performing work.
- 7.3 Contractor acknowledges that this contract and any changes to it by amendment, modification, change order, or other similar document may have required or may require the legislative authorization of the Augusta Aviation Commission or Augusta, Georgia Board of Commissioners and approval of the Mayor. Under Georgia law, Contractor is deemed to possess knowledge concerning Augusta, Georgia's ability to assume contractual obligations and the consequences of Contractor's provision of goods or services to Augusta, Georgia under an unauthorized contract, amendment, modification, change order or other similar document, including the possibility that the Contractor may be precluded from recovering payment for such unauthorized goods or services. Accordingly, Contractor agrees that if it provides goods or services to Augusta, Georgia under a contract that has not received proper legislative authorization or if the Contractor provides goods or services to Augusta, Georgia in excess of the any contractually authorized goods or services, as required by Augusta, Georgia's Charter and Code, Augusta, Georgia may withhold payment for any unauthorized goods or services provided by Contractor. Contractor assumes all risk of non-payment for the provision of any unauthorized goods or services to Augusta, Georgia, and it waives all claims to payment or to other remedies for the provision of any unauthorized goods or services to Augusta, Georgia, however characterized, including, without limitation, all remedies at law or equity.

ARTICLE VIII **INSURANCE**

- 8.1 During the term of this Contract, Contractor shall provide, pay for, and maintain with companies reasonably satisfactory to the Owner the types of insurance as set forth in the Augusta Code, and Georgia Law as the same may be amended from time to time, and as described herein. All insurance shall be issued by insurance companies eligible to do business in the State of Georgia and Best Rated A+ or equivalent. In the event of a conflict between the provisions of the Augusta Code and this Contract, the more stringent requirement shall govern. In no event shall Contractor maintain any insurance less than the requirements set forth in the Augusta Code, as amended.
- 8.2 All liability policies of Contractor and its subcontractors shall provide coverage that includes, or has the same substantive effect as the following:
- 8.2.1 Augusta, Georgia, the Augusta Aviation Commission, and each of its Commissioners, officers, agents, elected representatives, volunteers, and employees, in their respective capacities as such, shall be additional insured hereunder with respect to the products, premises, and operations of the named insured.
- 8.2.2 This insurance policy shall apply as primary, and any insurance and/or self-insurance as may be maintained by the Augusta, the Augusta Aviation Commission, or its Commissioners, officers, agents, elected representatives, volunteers, and employees shall apply in excess of, and shall not contribute with insurance provided by this policy.”
- 8.2.3 This insurance shall not be materially changed, altered, canceled, or non-renewed until after thirty (30) calendar days advanced written notice has been given to Augusta, Georgia except that only ten (10) calendar days’ notice shall be required in the event of cancellation due to non-payment of premium.
- 8.3 All such evidence of insurance shall be in the form of certificates of insurance satisfactory to the Augusta and its Risk Manager, accompanied by a certified true copy of an endorsement to each policy containing the above language. Properly executed certificates of insurance shall evidence the insurance coverage and limits required. The authorized representative of the insurance company shown on the certificate shall sign these certificates. The required policies of insurance shall comply with the laws of the State of Georgia.

- 8.4 If at any time the Executive Director requests a written statement from the insurance company as to any impairment to the aggregate limit, Contractor shall promptly authorize and have delivered such statement to the Augusta Aviation Commission. Contractor authorizes the Augusta Aviation Commission and/or the Augusta's Risk Manager to confirm with Contractor's insurance agents, brokers, and insurance companies all information furnished.
- 8.5 The acceptance of delivery to the Owner of any certificate of insurance evidencing the insurance coverage and limits required under this Contract does not constitute approval or acceptance by the Owner that the insurance requirements in this Contract have been met. No operations shall commence at the Airport unless and until the required certificates of insurance are in effect and approved by the Augusta's Risk Manager.
- 8.6 The Contractor and the Owner understand and agree that the minimum limits of the insurance herein required may, from time to time, become inadequate, and Contractor agrees that it will increase such minimum limits upon receipt of written notice defining the basis of the increase. The Contractor shall furnish the Owner, within sixty (60) calendar days of the effective date thereof, a certificate of insurance evidencing that such insurance is in force.
- 8.7 Contractor's insurance companies or its authorized representative shall give the Owner thirty (30) calendar days prior written notice of any cancellation, intent not to renew, or material reduction in any policy's coverage, except in the application of the Aggregate Limit Provisions. In the event of a reduction to the Aggregate Limit, it is agreed that immediate steps will be taken to have the prior Aggregate Limit reinstated.
- 8.8 If at any time, the Airport Executive Director requests a written statement from the insurance companies as to any impairment(s) to the Aggregate Limit, prompt authorization and delivery of all requested information will be given to the Augusta Aviation Commission. Renewal Certificates of Insurance must be provided to the Owner as soon as practical but in every instance prior to expiration of current coverage.
- 8.9 The amounts and types of insurance shall conform to the following minimum requirements with the use of Insurance Service Office policies, forms, and endorsements or broader, where applicable. Notwithstanding the foregoing, the wording of all policies, forms, and endorsements must be reasonably acceptable to the Owner.

8.10 Workers' Compensation and Employer's Liability Insurance shall be maintained in force by Contractor during the term of this Contract for all employees engaged in the operations under this Contract. The limits of coverage shall not be less than:

Workers' Compensation	Georgia Statutory
Employer's Liability	\$1,000,000.00 Limit Each Accident
	\$1,000,000.00 Limit Disease Aggregate
	\$1,000,000.00 Limit Disease Each Employee

8.11 **Commercial General Liability** – Occurrence Form. Policy shall include bodily injury, property damage, personal injury, and broad form contractual liability coverage with limits no less than five million dollars (\$5,000,000.00) in Broad Form Comprehensive General Liability insurance.

8.12 **Automobile Liability Insurance.** For any vehicles authorized in writing by the Executive Director to operate on the Aircraft Operating Area (AOA) of the Airport, Automobile Insurance in the minimum amount of Five Million Dollars (\$5,000,000.00) combined single limit coverage. If the Contractor's Comprehensive General Liability coverage includes vehicular operations on the Airport, separate automobile insurance shall not be required. The foregoing insurance shall be endorsed to state that it will be primary to the Augusta, Georgia and the Augusta Aviation Commission's insurance and that the carrier waives its right of subrogation against Augusta, Georgia, the Augusta Aviation Commission, and their officers, agents, elected and appointed officials, representatives, volunteers, and employees. Augusta, Georgia, the Augusta Aviation Commission, and their officers, agents, employees, and elected and appointed officials shall be added as additional insureds on said policies. Said policy shall contain Severability of Interest Clause and shall include contractual liability coverage at least as broad as that given in the most current CA 00 01 ISO form.

8.13 **Excess Liability:** \$2,000,000.00

Policy must follow form of General Liability Policy and all insurance together for general liability must total at least a minimum of two million dollars (\$2,000,000.00). Any form of underlying and excess policies may satisfy such requirement.

8.14 The Commercial General Liability Insurance coverage as required in the paragraph above shall include those classifications, as listed in Standard Liability Insurance Manuals, which are applicable to the operations of the Contractor in the performance of this Contract.

8.15 Within sixty (60) calendar days of the effective date thereof or any subsequent term, Contractor shall provide Owner with certificate(s) of insurance evidencing that such insurance as described herein be in force. Insurance binder letter(s) or a Certificate(s) of Insurance as described above must be sent to the address below with a copy to the Owner:

Augusta, Georgia
 Risk Management
 535 Telfair Street
 Suite 920
 Augusta, GA 30901
 (706) 821-2502 (Fax)

8.16 **Subcontractors.** It is the sole responsibility of the general Contractor to ensure that all subcontractors working under it have separately procured any and all types and limits of insurance that are required under any and all pertinent local, state, or federal ordinances or resolutions that are suitable for the particular trade that the subcontractor is performing. It also is the sole responsibility of the general and/or prime Contractor to ensure that any and all subcontractors or vendors carry types and limits of insurance not less than those listed herein and that the subcontractors and/or vendors carry and/or procure endorsements to waive all subrogation rights against and name "Augusta, Georgia, its appointed and elected Officials, departments, agencies, boards, commissions, its officers, agents, employees, and volunteers" as additional insureds.

ARTICLE IX
AIRPORT SECURITY REQUIREMENTS

- 9.1 Contractor's employees shall be required to operate in Airport's secure areas. Contractor shall be required to obtain the Airport's Security Identification Display Area (SIDA) badges for any employee working in the secured area. Contractor shall comply, at its own expense, with the Transportation Security Administration (TSA) and the Owner's security requirements for the Airport including, but not limited to employee training and badges. Contractor shall cooperate with the TSA and the Owner on all security matters and shall promptly comply with any project security arrangements established by the Owner. Compliance with such security requirements shall not relieve Contractor of its responsibility for maintaining proper security for the above-noted items, nor shall it be construed as limiting in any manner Contractor's obligation with respect to all applicable federal, state and local laws and regulations and its duty to undertake reasonable action to establish and maintain secure conditions at and around the Project and throughout the Airport. All employees shall be properly badged and comply with all Owner's safety and security rules.
- 9.2 Any Contractor employees assigned to work in a secured area are required to be "badged" or a "badged" Contractor employee must escort them the entire time they are in these secured areas.
- 9.3 To qualify for the badge, individual must be fingerprinted and have a background investigation completed. In addition, the Owner will conduct a background inquiry and require finger printing of all individuals who will be working on the secured side of the Airport screening point. This may also include collection of appropriate criminal history information, contractual and business associations and practices, employment histories, reputation in the business community, and credit reports for the Contractor, as well as its employees.
- 9.4 Contractor consents to such an inquiry and agrees to make available to the Owner such books and records the Owner deems necessary to conduct the review.
- 9.5 Contractor shall pay all costs associated with providing SIDA badges.
- 9.6 Contractor shall be responsible for any fines assessed by the FAA or TSA as a result of the actions of its employees or subcontractors.

ARTICLE X REPRESENTATIONS AND WARRANTIES

In order to induce the Owner to enter into this Contract, Contractor hereby represents and warrants that as of the date above written that:

- 10.1 Contractor is duly organized and validly existing in good standing under the laws of the State of _____ in which it is organized, is qualified to do business in all jurisdictions in which it is operating, and has the power and authority to execute and deliver and to perform its obligations under this Contract and the documents to which it is signatory; and
- 10.2 The execution, delivery, and performance by Contractor and its undersigned representative(s) of this Contract and other documents to which Contractor is a signatory do not require the approval or consent of any other person, entity, or government agency and do not result in any breach of any agreement to which Contractor is a party or by which it is bound; and
- 10.3 The execution, delivery, and performance by Contractor of this Contract and other documents to which it is a signatory have been duly authorized by all necessary action, and constitute legal, valid and binding obligations of Contractor, enforceable against Contractor in accordance with its terms; and
- 10.4 No action, suit, or proceeding to which Contractor is a party is pending or threatened that may restrain or question this Contract, or any other document to which it is a signatory, or the enjoyment of rights or benefits contemplated herein; and
- 10.5 Contractor has all State of Georgia Licenses and permits required for the performance of the Work and shall only use properly licensed and trained persons to perform such services.

ARTICLE XI NOTICES

- 11.1 **Delivery.** All notices given by either party to the other under this Contract must be in writing and delivered by: (i) regular mail, postage prepaid; (ii) certified or registered mail; (iii) facsimile; or (iv) hand - delivery, to the parties at the addresses and facsimile numbers set forth in the Clause titled "Addresses".

11.2 **Receipt.** Notices sent by mail will be deemed to be received upon deposit in the mail, properly addressed. Notices sent by certified or registered mail will be deemed to be received upon the date of the acknowledgment. Notices sent by facsimile will be deemed to be received upon successful transmission to the proper facsimile number. Notices delivered by hand- delivery will be deemed to be received upon acceptance by the respective party or its agent.

11.3 **Change of Address or Facsimile Number.** Either party may, at any time, change its respective address or facsimile number by sending written notice to the other party of the change.

11.4 **Addresses.**

To OWNER:

Augusta Regional Airport
Attn: Executive Director
1501 Aviation Way
Augusta, Georgia 30906
Telephone: (706) 798-3236
Fax: (706) 798-1551

To CONTRACTOR

Reeves Construction Company
Attn: Dallas Suggs

Telephone:
Fax:

With a copy to:

Augusta General Counsel
Augusta Richmond County Department of Law
535 Telfair St.
Building 3000
Augusta, GA 30901
Fax: (706) 842-5556

ARTICLE XII
INDEMNIFICATION AND HOLD HARMLESS

12.1 Except where, and to the extent caused by the gross negligence of Augusta, Georgia, the Augusta Aviation Commission, their agents, employees, contractors, officers or Contractor shall protect, defend, reimburse, indemnify, and hold Augusta, Georgia, the Augusta Aviation Commission, its members, agents, employees, and elected officers and each of them, free and harmless at all times as set forth in Augusta, Georgia Code, and particularly Article 1, Chapter 3, Division 1, Section 1-3-8.5, Indemnity and Insurance, as the same may be amended from time to time, and described herein. In the event of a conflict between the provisions of the Augusta Code and this Contract, the broader requirement shall govern.

ARTICLE XIII
PERMITS

- 13.1 Contractor shall obtain and maintain at all times all necessary licenses, permits, and certifications to perform the work described in the Contract. Contractor shall furnish copies of all licenses, permits, and certifications to the Administrator.

ARTICLE XIV
WORK PERMITS REQUIRED

- 14.1 Contractor agrees and acknowledges that its employees and agent's employees, as well as any subcontractors or subcontractors' personnel, working on the Contract must be United States citizens, or must be lawfully admitted for residence and be permitted to work in the United States under the Immigration and Naturalization Act, 8 U.S.C. 1101, et. seq.

ARTICLE XV
FEDERAL WORK AUTHORIZATION

- 15.1 Pursuant to O.C.G.A. §13-10-91 and Georgia Department of Labor Rule 300-10-1-.02, the Owner cannot enter a contract for the physical performance of services unless the Contractor and its Subcontractors register and participate in the Federal Work Authorization Program to verify specific information on all new employees.
- 15.2 The Contractor certifies that it has complied and will continue to comply with O.C.G.A. § 13-10-91 and Georgia Department of Labor Rule 300-10-1-.02.
- 15.3 The Contractor agrees to sign an affidavit evidencing its compliance with O.C.G.A. § 13- 10-91 and Georgia Department of Labor Rule 300-10-1-.02. The signed affidavit is attached to this Contract as an exhibit
- 15.4 The Contractor agrees that in the event that it employs or contracts with any Subcontractor(s) in connection with this Contract, the Contractor will secure from each Subcontractor an affidavit that indicates the employee-number category applicable to that Subcontractor and certifies the Subcontractor's current and continuing compliance with O.C.G.A. § 13-10-91 and Georgia Department of Labor Rule 300-10-1-.02. Any signed Subcontractor affidavit(s) obtained in connection with this Contract shall be attached hereto as an exhibit.

ARTICLE XVI
MISCELLANEOUS CONTRACT PROVISIONS

16.1 Independent Contractor/Subcontractor

Contractor is acting, in performance of this Contract, as an independent contractor. Personnel supplied by the Contractor or its agents or subcontractors hereunder are not the Owner's employees or agents and Contractor assumes full responsibility for their acts. Contractor shall be solely responsible for the payment of compensation to Contractor's employees. The Owner shall not be responsible for payment of Worker's Compensation, disability benefits, and unemployment insurance or for withholding and paying employment taxes for any Contractor employee, or Contractor's subcontractors or its agent's employees, but such responsibility shall be solely that of Contractor. This clause of the contract does not prevent the Airport from requiring Contractor to have its employees follow normal rules and guidelines for work performance, redirecting the efforts of the employees to meet the needs of the facilities, performing safety or from requiring Contractor to perform the requirements of this Contract satisfactorily, according to the General Conditions, Scope of Services, Performance Work Statement, Service Performance Standards, and Methods described herein.

16.2 Force Majeure

16.2.1 Neither party hereto shall be considered in default in the performance of its obligations hereunder to the extent that the performance of any such obligation, except the payment of money, is prevented or delayed by any cause, existing or future, which is beyond the reasonable control of the affected party, or by a strike, lockout or other labor difficulty, the settlement of which shall be within the sole discretion of the party involved.

16.2.2 Each party hereto shall give notice promptly to the other of the nature and extent of any Force Majeure claimed to delay, hinder, or prevent performance of the services under this Contract. In the event either party is prevented or delayed in the performance of this obligation because of such Force Majeure, there shall be an equitable adjustment of the schedule.

16.2.3 Contractor will not be liable for failure to perform or for delay in performance because of Force Majeure, including the following:

- 16.2.3.1 any cause beyond its reasonable control;
- 16.2.3.2 any act of God;
- 16.2.3.3 inclement weather;
- 16.2.3.4 earthquake;
- 16.2.3.5 fire;
- 16.2.3.6 explosion;
- 16.2.3.7 flood;
- 16.2.3.8 strike or other labor dispute;
- 16.2.3.9 any shortage or disruption of or inability to obtain labor, material, manufacturing facilities, power, fuel, or transportation from unusual sources, or any other;
- 16.2.3.10 delay or failure to act of any governmental or military authority;
- 16.2.3.11 any war, hostility or invasion;
- 16.2.3.12 any embargo, sabotage, civil disturbance, riot or insurrection;
- 16.2.3.13 any legal proceedings;
- 16.2.3.14 failure to act by Contractor's suppliers due to any cause which Contractor is not responsible, in whole or in part; or,
- 16.2.3.15 any disease, epidemic, or pandemic.

16.3 **Commercial Activities**

Neither Contractor nor its employees may establish any commercial activity or issue concessions or permits of any kind to third parties for establishing activities at the Airport.

16.4 **Records and Audit**

Contractor and its subcontractors shall maintain records and accounts in connection with all aspects in the performance of this Contract, including those, which will accurately document incurred costs, both direct and indirect, of whatever nature, during and for a period of three (3) years from the expiration or other termination of this Contract, unless otherwise specified by applicable law. The Owner may examine and copy, at all reasonable times, with advance notification, those records and accounts. Contractor shall maintain all records in a central location in Augusta, Georgia.

16.5 **Contingent Fees**

Contractor warrants that it has not employed or retained any company or person, other than a bona fide employee working for Contractor, to solicit or secure this Contract; and that Contractor has not paid or agreed to pay any company, association, corporation, firm or person, other than a bona fide employee working for Contractor, any fee, commission, percentage, gift or any other consideration contingent upon or resulting from the award or making of this Contract. For the breach or violation of this warranty and upon a finding after notice and hearing, the Owner may terminate the Contract and, at its discretion, may deduct from the Contract sum, or otherwise recover the full amount of any such fee, commission, percentage, gift or consideration.

16.6 **Rights and Remedies**

The rights and remedies of the Owner provided in this paragraph are not exclusive and are in addition to any other rights and remedies provided by law or under this Contract.

16.7 **Non-Appropriations**

Notwithstanding anything contained in this Contract, if sufficient funds have not been appropriated to support continuation of this Contract for an additional calendar year or an additional term of the Contract, this Contract shall terminate absolutely and without further obligation on the part of the Owner at the close of the calendar year of its execution or if the Owner suspends performance pending the appropriation of funds.

16.8 **Assignment**

Without the prior written consent of the Owner, Contractor may not assign, transfer, or convey any of its interests under this Contract, nor delegate any of its obligations or duties under this Contract except as provided herein.

16.8.1 **Consent of the Owner Required.** Any assignment of this Contract or rights under this Contract, in whole or part, without the prior written consent of the Owner will be void, except that, upon ten (10) calendar days prior written notice to the Owner, Contractor may assign monies due or to become due under this Contract. Any assignment of monies will be subject to proper setoffs in favor of the Owner and to any deductions provided for in this Contract.

- 16.8.2 **No Relief of Responsibilities.** No assignment will be approved which would relieve Contractor of its responsibilities under this Contract.
- 16.9 **Parties Bound.** This Contract will be binding upon and inure to the benefit of the Owner and Contractor and their respective successors and assigns.
- 16.10 **No Partnership or Joint Venture.** Nothing contained in this Contract will be deemed to create a partnership or joint venture between the Owner and Contractor or cause the Owner to be responsible for the debts or obligations of Contractor or any other party. Contractor must not represent to anyone that its relationship to the Owner is other than as the Owner's Contractor. Contractor must act as an independent agent and not as the agent of the Owner in performing this Contract and shall maintain complete control over its employees and all of its lower-tier suppliers and subcontractors. Nothing contained in this Contract or any lower tier purchase order or subcontract awarded by Contractor will create any contractual relationship between any lower-tier supplier or subcontractor and the Owner. No act or direction of the Owner shall be deemed to be the exercise of supervision or control of the Contractor's performance hereunder.
- 16.11 **Waiver**
- The failure of the Owner to seek redress for any violation of or to insist upon the strict performance of, any term of this Contract will not prevent a subsequent violation of this Contract from being actionable by the Owner. The provision in this Contract of any particular remedy will not preclude the Owner from any other remedy.
- 16.12 **Compliance with Applicable Laws and Regulations**
- Contractor covenants and agrees that it, its agents and employees shall comply with all Georgia, county, state, and federal laws, Airport Rules and Regulations, and Augusta, Georgia Ordinances applicable to the work to be performed under this Contract, and that it shall obtain all necessary permits, and pay all license fees and taxes to comply therewith. Further, Contractor agrees that it, its agents, and employees will abide by all rules, regulations, and policies of Airport during the term of this Contract, including any renewal periods.

16.13 Patent Indemnity

Except as otherwise provided, the Contractor shall indemnify Augusta, Georgia and its Board of Commissioners, officers, agents, and employees against liability, including costs and expenses for infringement upon any letters or patent of the United States arising out of the performance of this Contract or out of the use or disposal by or for the account of the Owner of supplies furnished or construction work performed hereunder.

16.14 Use of Augusta, Georgia Landfill

Contractor shall dispose of all debris and trash from the Airport will be transported to and disposed of at the Augusta, Georgia Solid Waste Landfill in accordance with local and state regulations. The Contractor shall provide evidence of proper disposal through manifests, which shall include the types of material disposed of, the name and location of the disposal facility, date of disposal, and all related fees.

16.15 Inspection

The Owner may, at reasonable times, inspect the part of the plant, place of business, or work site of a contractor or subcontractor or subunit thereof which is pertinent to the performance of the contract.

16.16 Temporary Suspension or Delay of Performance of Contract

To the extent that it does not alter the scope of this Contract the Owner may unilaterally order a temporary stopping of the work or delaying of the work to be performed by the Contractor under this Contract.

16.17 Entire Agreement

This Contract, together with all of the attachments shall constitute the entire agreement between the parties and any prior understanding or representation of any kind preceding the date of this Contract shall not be binding upon either party except to the extent incorporated in this Contract.

16.18 Governing Law

This Contract will be construed under Georgia law, including the Georgia Uniform Commercial Code; all remedies available under that code are applicable to this Contract. Contractor and the Owner fix jurisdiction and venue for any action brought with respect to this Contract in Augusta, Georgia.

16.19 Legal Construction

If any provision contained in this Contract is held to be invalid, illegal, or unenforceable, that invalidity, illegality, or unenforceability will not affect any other provision of this Contract and this Contract will be construed as if the invalid, illegal, or unenforceable provision had never been contained in this Contract.

16.20 Prior Contracts Superseded

This Contract and the attachments constitute the sole and only agreement between Contractor and Owner with respect to the subject matter of this Contract and supersede any prior understandings or written or oral contracts respecting the subject matter of this Contract.

16.21 Counterparts

This Contract may be executed concurrently in one or more counterparts, each of which will be deemed an original, but all of which will together constitute one (1) Contract.

16.22 Further Acts

Owner and Contractor each agrees to perform any additional acts and execute and deliver any additional documents as may reasonably be necessary in order to carry out the provisions and affect the intent of this Contract.

IN WITNESS WHEREOF, the parties hereto have caused this Contract to be executed by their appropriate officials, as of the date first written above.

[SIGNATURES ON THE FOLLOWING PAGE]

AUGUSTA, GEORGIA

Garnett L. Johnson, Jr. Mayor

Attest: _____
Lena J. Bonner, Clerk of Commission

AUGUSTA AVIATION COMMISSION

Ronic West, Aviation Commission Chair

Attest: _____
Jennifer Humphrey, Clerk of Augusta Aviation Commission

CONTRACTOR

Sworn to and subscribed before me

this ____ day of _____, 202_.

Notary Public

My commission expires: _____

(NOTARIAL SEAL)



(706) 798-3236 • Fax: (706) 798-1551 • 1501 Aviation Way • Augusta, Georgia 30906 • www.flyags.com

**Augusta Aviation Commission Meeting Minutes
January 29, 2026
10:00 a.m.
Orwen Aviation Commission Chambers
2nd Floor - Terminal Building**

- Commission Members:** Commissioner Ronic West; Commissioner Michael Cioffi;
Commissioner William Fennoy; Commissioner Marshall McKnight;
Commissioner Wilbert Barrett; Commissioner James Germany;
Commissioner Randy Sasser; Commissioner Kay Roland;
Commissioner Davis Beman; Commissioner Dan Troutman;
Commissioner Larry Harris
- Absent:** Commissioner Marshall McKnight
- Staff:** Mr. Herbet Judon; Ms. Lauren Smith; Mr. Ken Hinkle;
Mr. Robert Kerr – Staff Attorney; Ms. Elizabeth Giles;
Ms. Risa Bingham; Ms. Diane Johnston; Chief Michael Beal;
Mr. Bruce Keller; Ms. Catherine Highsmith; Mr. Tyler Good;
Ms. Jennifer Humphrey; Mr. DeAndre Davis; Mr. Cody Mitchel;
Mr. Korey Anderson
- Others:** Mr. Edwin Scott – Mead & Hunt; Mark Godzina – Mead & Hunt;
Lt. Larry Bracken – AGS Marshal Department;
Ms. Dana Lynn McIntyre – Augusta Business Daily
Mr. Robert Moore – Foth; Mr. John Queen – Foth
Mr. Skylar – Augusta Press; Mr. Lonnie Wimberly
Mrs. Nancy Williams; Mr. Derrick Bingham;
Mr. Johnny Gregory – 100 Black Men of Augusta;
Mr. Alex – Bennish Engineering
Mr. Bryson Holley; Ms. Mia Wilson; Ms. Krisha Patel;
Mr. Ritchie Rowland; Ms. Diondra Neely; Ms. Leila Carter;
Mr. Ja’Von Johnson; Mr. Thomas Lowry;

**Mrs. Keisha Quick – Richmond County School System ;
Mrs. Angela Sneed – Richmond County School System;
Mrs. Sophia Cogle – Richmond County School System**

CALL TO ORDER & PRAYER – Chairwoman Ronic West called the meeting to order at 10:27am,
Prayer offered by Commissioner Wilbert Barrett

Motion by Commissioner West to amend agenda I.E.1. Director Action Requests – IV. A-J to A-K

Motion by Commissioner Germany to pull Consent Items I.E.1. Director Action Requests – IV. A-K

Motion by Commissioner Fennoy 2nd by Commissioner Barrett to add IV. Director Action Requests Item M. Masters 2026 Van Rentals and Item N. Vehicle Purchase for the Richmond County Marshal’s Office – Airport Division, to the agenda.

No Discussion; Unanimous Ayes; Motion Carries

I. AGENDA, MINUTES, STATISTICS, & CONSENT – Chairwoman Ronic West

- A. January 29, 2026, Augusta Aviation Commission Meeting Agenda
- B. November 13, 2025, Augusta Aviation Commission Meeting Minutes
- C. December 17, 2025, Augusta Aviation Commission Special Called Meeting Minutes
- D. December 2025 Statistics

Motion by Commissioner Beman 2nd by Commissioner Roland to approve January 29, 2026, Augusta Aviation Commission Meeting Agenda, November 13, 2025, Augusta Aviation Commission Meeting Minutes, December 17, 2025, Augusta Aviation Commission Special Called Meeting Minutes, December 2025 Statistics

No Discussion; Unanimous Ayes; Motion Carries

E. Consent Items

- 1. Director Action Requests – IV. A-J (Approved in Aviation Marketing Committee, Aviation Construction Committee Meeting, Aviation Masters® Committee Meeting)

II. COMMITTEE REPORTS

- A. Marketing Committee Report – Commissioner Michael Cioffi
- B. Construction Committee Report – Commissioner Dan Troutman
- C. Masters® Committee Report – Commission Dan Troutman
Committee Reports received as information.

III. FINANCIALS - Risa Bingham

A. December / Year End Financials

Motion by Commissioner Fennoy 2nd by Commissioner Harris to accept December / Year End Financial Report.

No Discussion; Unanimous Ayes; Motion Carries

IV. DIRECTOR ACTION REQUESTS

- A. Augusta Regional Airport (AGS) – The Greater Augusta Arts Council / *The Augusta Music & Songwriter Festival* – Lauren Smith
Motion by Commissioner Fennoy 2nd by Commissioner Sasser to approve sponsoring The Greater Augusta Arts Council / The Augusta Music & Songwriter Festival in the amount of \$1,000.
No Discussion; Unanimous Ayes; Motion Carries
- B. Augusta Regional Airport (AGS) – American Heart Association / *CSRA Heart Walk* – Lauren Smith
Motion by Commissioner Harris 2nd by Commissioner Roland to approve sponsoring American Heart Association / CSRA Heart Walk in the amount of \$1,500.
No Discussion; Unanimous Ayes; Motion Carries
- C. Augusta Regional Airport (AGS) – Hearts of Serenity / *Community Support Services Resource Fair* – Lauren Smith
Motion by Commissioner Barrett 2nd by Commissioner Beman to approve sponsoring Hearts of Serenity / Community Support Services Resource Fair in the amount of \$1,000.
No Discussion; Unanimous Ayes; Motion Carries
- D. Augusta Regional Airport (AGS) – PCNAA – Augusta Alumni Chapter / *Augusta Legacy Banquet* – Lauren Smith
Motion by Commissioner Fennoy 2nd by Commissioner Harris to approve sponsoring PCNAA – Augusta Alumni Chapter / Augusta Legacy Banquet in the amount of \$1,000.
No Discussion; Unanimous Ayes; Motion Carries
- E. Augusta Regional Airport (AGS) - Inside to Outdoor Xtreme Kids, Inc. / *ITO Xtreme Kid’s Fishing Event* – Lauren Smith
Motion by Commissioner Fennoy 2nd by Commissioner Roland to approve sponsoring Inside to Outdoor Xtreme Kids, Inc. / ITO Xtreme Kid’s Fishing Event in the amount of \$1,000.
Discussion; Unanimous Ayes; Motion Carries
- F. Augusta Regional Airport (AGS) – CAT II Upgrades to Mark 1F Instrument Landing System (ILS) for Runway 35 – Elizabeth Giles
Motion by Commissioner Troutman 2nd by Commissioner Fennoy to approve CAT II Upgrades to Mark 1F Instrument Landing System (ILS) for Runway 35.
No Discussion; Unanimous Ayes; Motion Carries
- G. Augusta Regional Airport (AGS) – 2026 Miscellaneous On-Call Services – Elizabeth Giles
Motion by Commissioner Troutman 2nd by Commissioner Fennoy to approve 2026 Miscellaneous On-Call Services.
No Discussion; Unanimous Ayes; Motion Carries
- H. Augusta Regional Airport (AGS) – Fuel Farm Improvements – Amendment #1 to Work Authorization #41 for CA/CO Services – Elizabeth Giles
Motion by Commissioner Troutman 2nd by Commissioner Harris to approve Fuel Farm Improvements – Amendment #1 to Work Authorization #41 for CA/CO Services.
No Discussion; Unanimous Ayes; Motion Carries
- I. Augusta Regional Airport (AGS) – Recommendation of Award (ROA) & Construction Contract to Reeves Construction for Long-Term Parking Lot “A” Phase I – Elizabeth Giles
Motion by Commissioner Barrett 2nd by Commissioner Fennoy to approve Recommendation of Award (ROA) & Construction Contract to Reeves Construction for Long-Term Parking Lot “A” Phase I.
No Discussion; Unanimous Ayes; Motion Carries
- J. Augusta Regional Airport (AGS) – John Wayne Air Calvary Inc. Professional Service Agreement – Kenneth Hinkle
Motion by Commissioner Troutman 2nd by Commissioner Fennoy to approve John Wayne Air Calvary Inc. Professional Service Agreement.
No Discussion; Unanimous Ayes; Motion Carries

- K. Augusta Regional Airport (AGS) – Autonoma, Inc. AutoVerse Simulation Program – Kenneth Hinkle
Motion by Commissioner Troutman 2nd by Commissioner Fennoy to approve Autonoma, Inc. AutoVerse Simulation Program.
No Discussion; Unanimous Ayes; Motion Carries
- L. Augusta Regional Airport (AGS) – Memorandum of Agreement (MOA) with Richmond County Marshal’s Office – Lauren Smith
Motion by Commissioner Dr. Larke 2nd by Commissioner Fennoy to approve Memorandum of Agreement (MOA) with Richmond County Marshal’s Office.
No Discussion; Unanimous Ayes; Motion Carries
- M. Augusta Regional Airport (AGS) – Masters® 2026 Van Rentals
Motion by Commissioner Troutman 2nd by Commissioner Fennoy to approve Masters® 2026 Van Rentals
No Discussion; Unanimous Ayes; Motion Carries
- N. Augusta Regional Airport (AGS) – Vehicle Purchase for the Richmond County Marshal’s Office – Airport Division
Motion by Commissioner Troutman 2nd by Commissioner Roland to approve the Vehicle Purchase for the Richmond County Marshal’s Office – Airport Division
Discussion; Unanimous Ayes; Motion Carries

V. INFORMATION ITEMS

- A. Innovation Exchange – Diane Johnston
- B. Air Edu / Intern Introductions – Cody Mitchell
2026 Air Edu Interns introduced themselves and shared goals within the program. Interns: Bryson Holley, Mia Wilson, Krisha Patel, Ritchie Rowland, Diondra Neely, Leila Carter, Ja’Von Jonson, Thomas Lowry

VI. EXECUTIVE SESSION

The Augusta Aviation Commission did not enter Executive Session.

VII. COMMISSION COMMENTS / ACTION REQUESTS

- A. Recommendation from Nomination Committee for 2026 Aviation Chair & Vice-Chair Roles – Commissioner Randy Sasser
Motion by Commissioner Harris 2nd by Commissioner Fennoy to approve the Recommendation from the Nomination Committee for Commissioner Ronic West as the 2026 Augusta Aviation Commission Chairwoman and Commissioner Michael Cioffi as the 2026 Augusta Aviation Commission Vice-Chair.
No Discussion; Unanimous Ayes; Motion Carries
- B. Discuss Aviation Committees – Commissioner Ronic West
Commissioner Fennoy requested Point of Personal Privilege to introduce District Commissioner Lonnie Wimberly.

Commissioner Germany stated question for Airport Attorney, Mr. Robert Kerr: Can the chair & vice-chair serve as committee chair. Mr. Kerr’s response: According to the Bylaws, this is acceptable.

Commissioner Fennoy requested Commissioner Sasser be added to the Augusta Aviation Masters / Air Show Committee.

Motion by Commissioner Barrett 2nd by Commissioner Germany to remove “Special Projects Committee” from the list of Augusta Aviation Committees.
Discussion; Unanimous Ayes; Motion Carries

- C. Recommendation from Nomination Committee for 2026 Aviation Committee Roles – Commissioner Michael Cioffi
Motion by Commissioner Beman 2nd by Commissioner Dr. Larke to approve the formation of all 2026 Augusta Aviation Committees and Committee Members:

Standing Committees

Air Service Committee: Randy Sasser (Chair), Ronic West (Vice-Chair), Davis Beman, Dr. Charles Larke, Dan Troutman

Finance Committee: Davis Beman (Chair), James Germany (Vice-Chair), Marshall McKnight, Randy Sasser, Dan Troutman, Michael Cioffi

Marketing Committee: Michael Cioffi (Chair), Larry Harris (Vice-Chair), Dr. Charles Larke, Wilbert Barrett, Randy Sasser, William Fennoy

Personnel Committee: Kay Roland (Chair), James Germany (Vice-Chair), Dr. Charles Larke, Ronic West, Wilbert Barrett, Randy Sasser

Special Committees

Business Development Committee: Davis Beman (Chair), Ronic West (Vice-Chair), Randy Sasser, Michael Cioffi, Marshall McKnight, Larry Harris, James Germany

Construction Committee: Dan Troutman (Chair), Larry Harris (Vice-Chair), William Fennoy, Dr. Charles Larke, Michael Cioffi, Marshall McKnight

Masters / Air Show Committee: Dan Troutman (Chair), Michael Cioffi (Vice-Chair), Davis Beman, Wilbert Barrett, Kay Roland, Randy Sasser

No Discussion; Unanimous Ayes; Motion Carries

- D. Budget Information – Commissioner Ronic West

GENERAL DISCUSSION

Commissioners discussed the possibility of amending the Augusta Aviation Commission Bylaws by specifying a more detailed policy for the nomination and assignment for the Chair and Vice-Chair prior to the beginning of business in a new year. Jennifer Humphrey volunteered to email current Augusta Aviation Commission Bylaws to all Commissioners.

ADJOURN MEETING

Motion to adjourn by Commissioner Cioffi 2nd by Commissioner Roland

No Discussion; Unanimous Ayes; Motion Carries

Meeting adjourned at 11:54am

Ronic West, Chairwoman
Augusta Aviation Commission

Date

RW Allen Construction
1015 Broad Street
Augusta, GA 30901

Reeves Construction Company
#1 APAC Industrial Way
Augusta, GA 30907

E R Snell
1785 Oak Rd SW
Snellville, GA 30078

Contractors South Inc.
18118 Atomic Road
Jackson, SC 29831

Paveway of Augusta, Aiken Inc.
1353 Gordon Hwy #3825
Augusta, GA 30901

Garden City Asphalt Solutions
1927 Hopie Road
Augusta, GA 30904

McKnight Construction Company
635 NW Frontage Rd
Augusta, GA 30907

Holmes Haulers LLC
637 Bakers Branch Drive
North Augusta, SC 29860

Georgia Paving
3625 Buford Hwy
Duluth, Ga 30096

C.W. Matthews Contracting Co.
1600 Kenview Drive
Marietta, GA 30060

Precision 2000, Inc.
2215 Lawson Way
Atlanta, GA 30341

ACC Construction Co
635-A NW Frontage Rd
Augusta, GA 30907

Hayes Construction
3542 Carnoustie Dr
Augusta, GA 30907

C.D. Moody Construction
6017 Redan Road
Lithonia, GA 30058

**D. Shephard Construction &
Utilities LLC**
2428 Peach Orchard Road
Augusta, Ga 30906

TJF Construction
692 Woodward Lake Rd
Trenton, SC 29847

Herbert Judon
Augusta Regional Airport

Elizabeth Giles
Augusta Regional Airport

Dr. Yolonda Jackson
Compliance

**Bid Item #25-234 Rehabilitation of
Existing Long Term Parking Lot A-
Phase 1 for Augusta, GA-Augusta
Regional Airport**
Bid Due: Wed, 10/15/25 @3:00 p.m.

**Bid Item #25-234 Rehabilitation of
Existing Long Term Parking Lot A-
Phase 1 for Augusta, GA-Augusta
Regional Airport**
Mail Date: 9/4/25

Tywanna Scott

From: bidnotice.donotreply@doas.ga.gov
Sent: Friday, September 5, 2025 11:41 AM
To: Tywanna Scott
Subject: [EXTERNAL] Confirmation of the Event Batch Email process - PE-72155-NONST-2025-000000146

Dear Tywanna Scott,
tscott@augustaga.gov

Please review the particulars of an event for 72155-AUGUSTA, CITY OF furnished below.

Event Number: PE-72155-NONST-2025-000000146
Event Title: 25-234 Rehabilitation of Existing Long Term Parking Lot ?A? ? Phase I
Event Type: Non-State Agency

Process Log

2025/09/05 11:35:12 : Log starts for - 33723435 - EVENT_RELEASE_TO_SUPL
2025/09/05 11:35:23 : Email Process Log for the Event#: PE-72155-NONST-2025-000000146
2025/09/05 11:35:23 : Email Batch# 2509055659
2025/09/05 11:35:23 : Notification Type: EVENT_RELEASE_TO_SUPL
2025/09/05 11:40:07 : Bad Email not sent to ATTN: Trsargo Direct Procurement (trsargodirect@trsives.com) of Trsargo Direct
2025/09/05 11:40:55 : Total No of Contacts found for sending Email: 864
2025/09/05 11:40:55 : No of Email(s) not sent due to Bad Email Address: 1

The sourcing event can be reviewed at:
<https://ssl.doas.state.ga.us/gpr/eventDetails?eSourceNumber=PE-72155-NONST-2025-000000146&sourceSystemType=gpr20>

09/05/2025 11:40:55 AM

[NOTICE: This message originated outside of the City of Augusta's mail system -- DO NOT CLICK on links, open attachments or respond to requests for information unless you are sure the content is safe.]



Public Services Committee Meeting

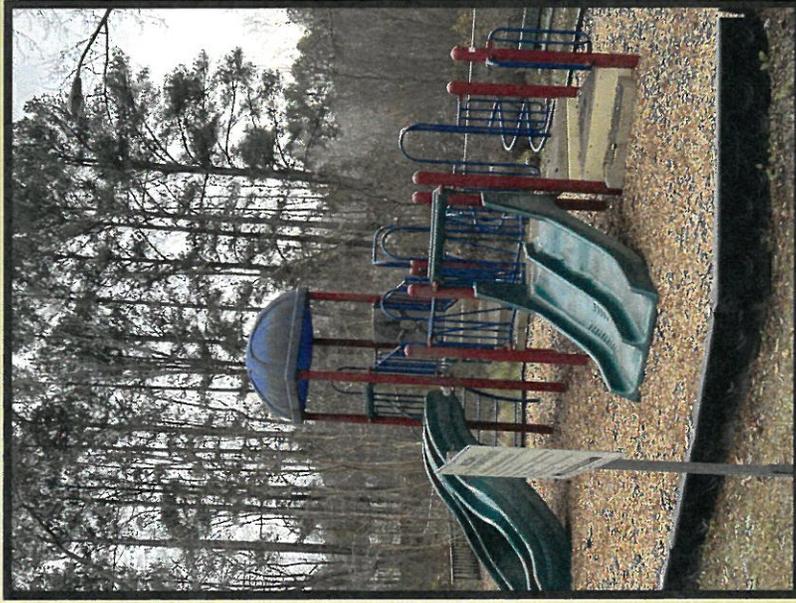
Meeting Date: January 13, 2026

Parks Divestment Plan Discussion

- Department:** Recreation & Parks
- Presenter:** Tameka Williams, Director
Dr. Abie Ladson, Infrastructure Systems Management
- Caption:** Discuss updated data and path forward for a divestment plan for underutilized Recreation & Parks parks/facilities.
- Background:** Recreation & Parks maintains a large portfolio of parks and facilities, which presents a significant maintenance challenge and cost burden for Augusta. Recreation has partnered with Infrastructure Systems Management (ISM) to identify underutilized parks/facilities that may be candidates for divestment.
- Analysis:** ISM previously presented a Divestment Matrix evaluation tool to the Commission. The final component needed to complete the matrix was park usage data, which was initially presented on September 30, 2025. ISM has since conducted further analysis and will present an update.
- Financial Impact:** N/A
- Alternatives:** N/A
- Recommendation:** Discuss updated path forward for a divestment plan for underutilized Recreation & Parks parks/facilities.
- Funds are available in the following accounts:** N/A

REVIEWED AND APPROVED BY:

Proposed ARPD Decision Support System (DSS) for Underutilized Park Facilities



November 25, 2025

Augusta
G E O R G I A
R E C R E A T I O N & P A R K S



Infrastructure Systems
Management, LLC
SPECIALIZED CONSULTING SERVICES

List of ARPD Funded Projects

DISTRICT 1 - Projects	Funding Source
Dyess Park	SPLOST 6, 7, 8
Eastview Park	American Rescue Plan Act (ARPA)
May Park	Fed Grant: Improving Neighborhood Outcomes in Disproportionally Impacted Communities
Riverwalk	American Rescue Plan Act (ARPA)

DISTRICT 2 - Projects	Funding Source
Carrie J. Mays Park	
Fleming Park	SPLOST 7, 8
Fleming Tennis Center	SPLOST 7, 8

DISTRICT 3 - Projects	Funding Source
Hickman Park	SPLOST 7, 8
M. M. Scott Park	SPLOST 8
Newman Tennis Center	SPLOST 8

DISTRICT 4 - Projects	Funding Source
Diamond Lakes Regional Park	SPLOST 8

DISTRICT 5 - Projects	Funding Source
Henry H. Brigham Park	SPLOST 6, 7

District 6 - Projects	Funding Source
Boykin Road Park	Fed Grant: Improving Neighborhood Outcomes in Disproportionally Impacted Communities

District 7 - Projects	Funding Source
Big Oak Park	SPLOST 8

District 8 - Projects	Funding Source
Blythe Park	SPLOST 8
Jamestown Park	SPLOST 6, 7
McBean Park	SPLOST 8

Methodology

4) Proximity to Other Parks (Distance to park in radius miles)

- a. ≤ 0.50 miles (3 pts.)
- b. 0.75 miles (6 pts.)
- c. 1.00 miles (9 pts.)
- d. ≥ 1 mile (12 pts.)

5) Park Size

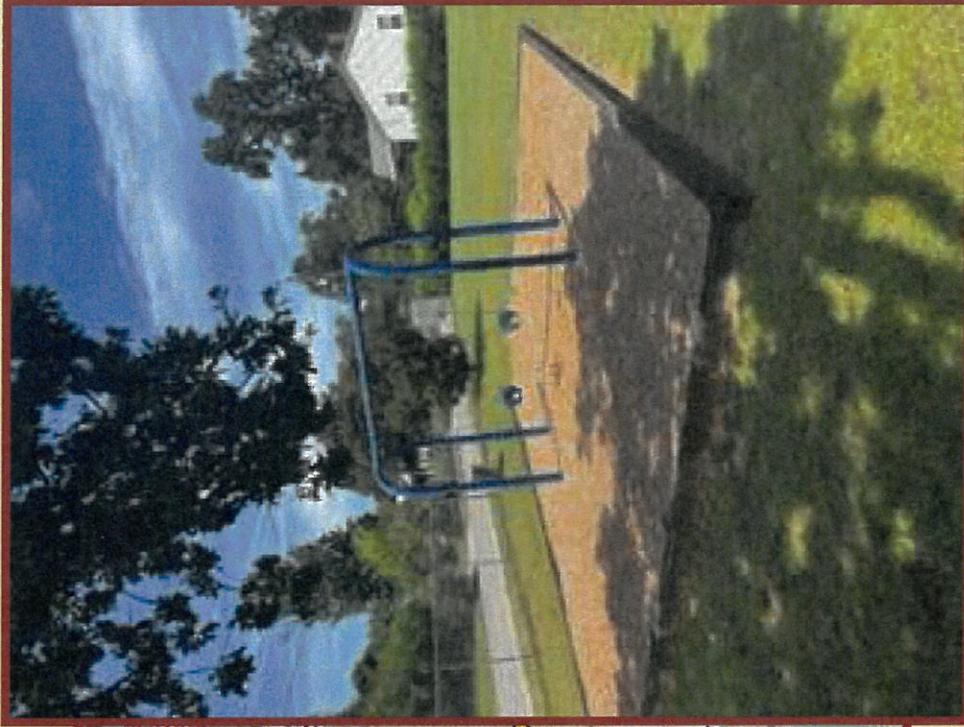
- a. ≤ 1 acre (1 pts.)
- b. 1- 5 acres (2 pts.)
- c. 5-10 acres (3 pts.)
- d. 10-20 acres (4 pts.)
- e. ≥ 20 acres (5 pts.)

6) Park Usage

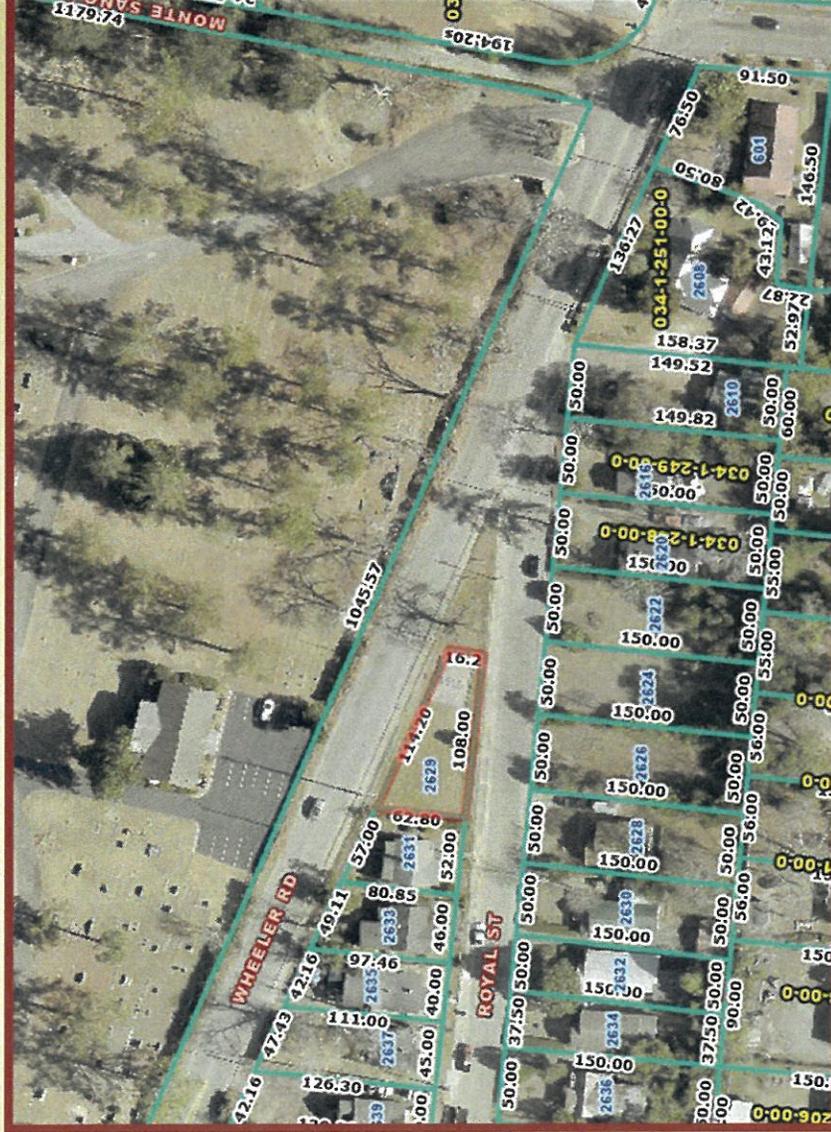
- a. High – (68% to 100%) (45 pts.)
- b. Medium – (33% to 67%) (25 pts.)
- c. Low – (0% to 32%) (5 pts.)

Alexander Barrett Park

Park Utilization Score: 12



Elevation View



Aerial View

Heard Avenue Park Park Utilization Score: 13



Aerial View



Elevation View

Vernon Forrest (Hillside) Park Park Utilization Score: 13



Aerial View



Elevation View

Bedford Heights Park Park Utilization Score: 14



Aerial View



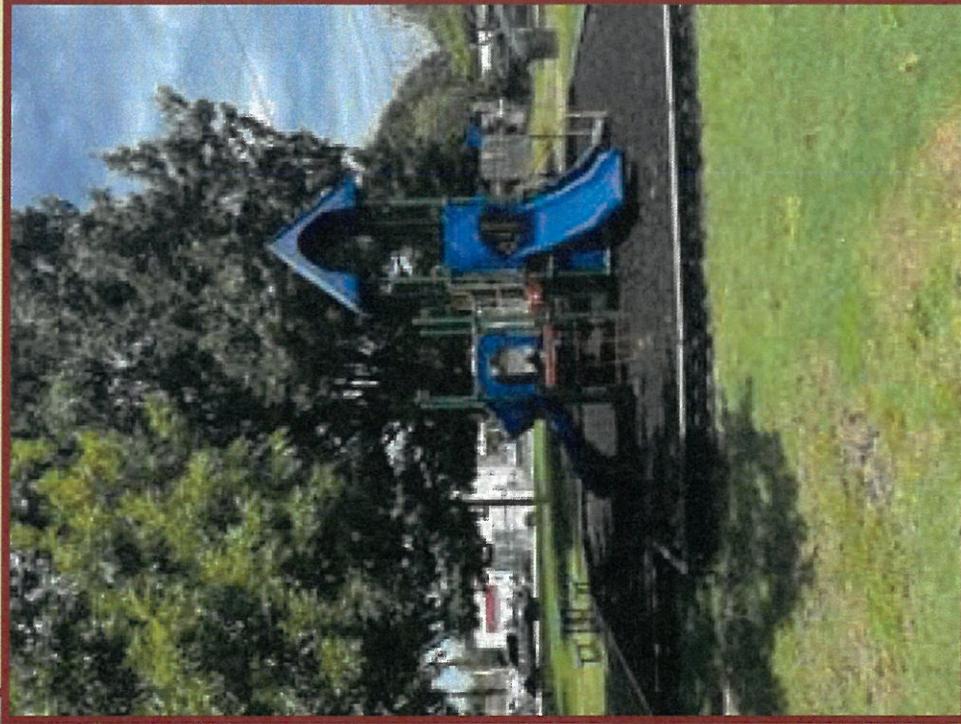
Elevation View

Elliott Park

Park Utilization Score: 14



Aerial View

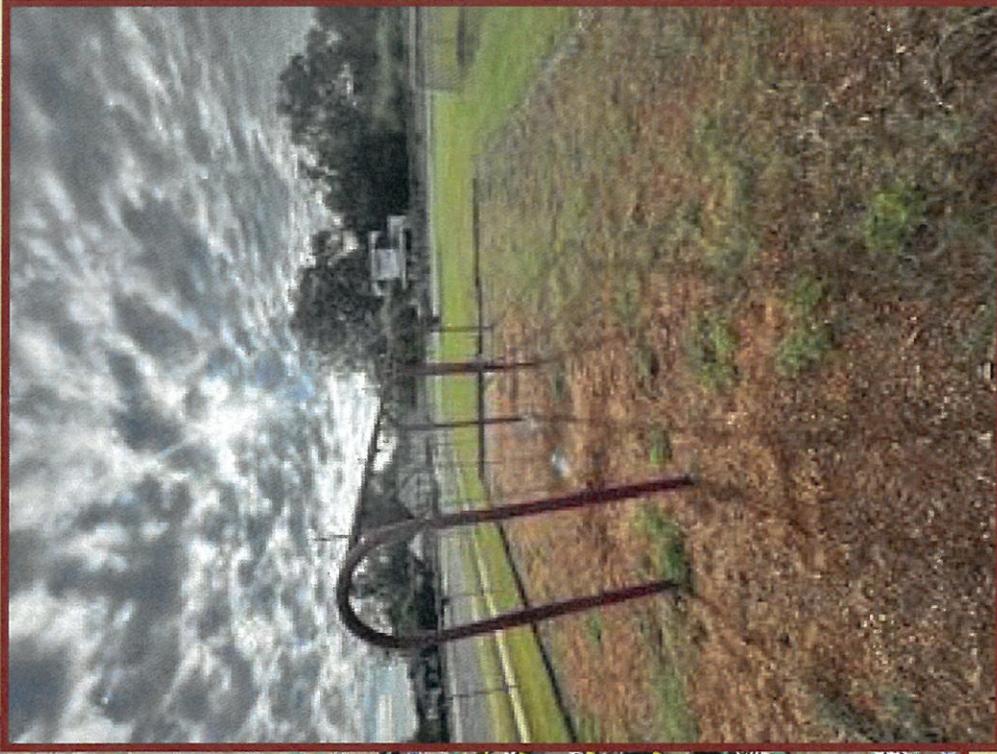


Elevation View

W.T. Johnson Center/Park Park Utilization Score: 18

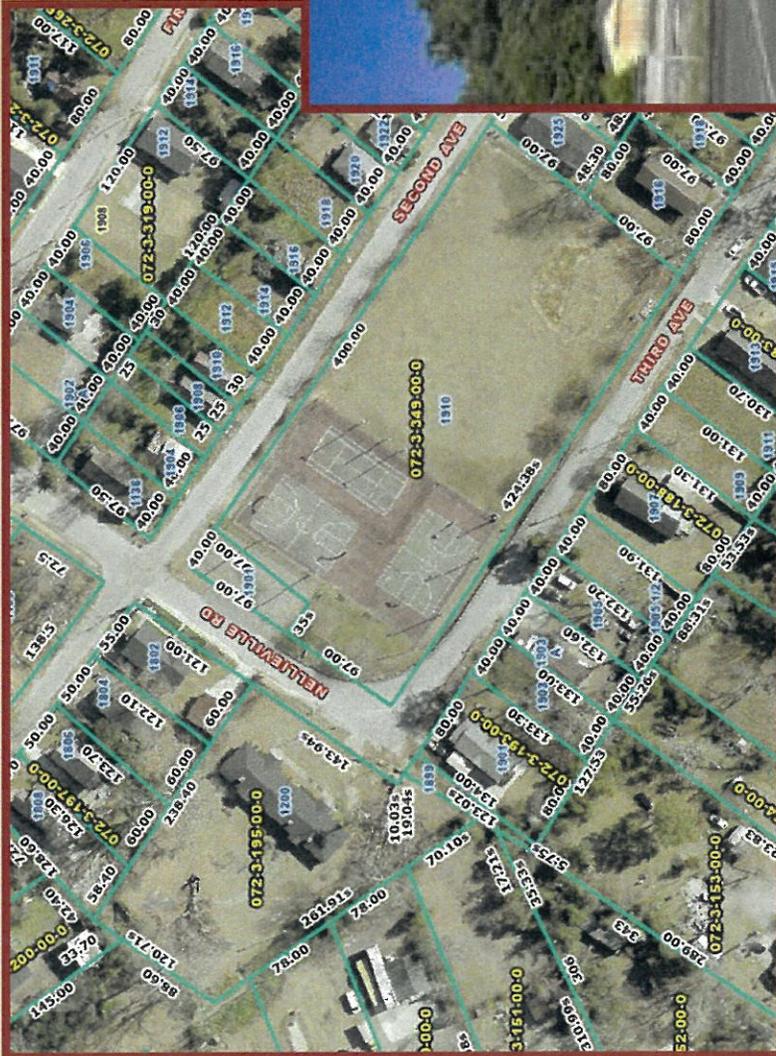


Aerial View



Elevation View

Doughty Park Park Utilization Score: 19



Aerial View



Elevation View

Discussion, Comments, and Questions



Public Services Committee Meeting

February 24, 2026

Alcohol License

Department:	Planning & Development Department
Presenter:	Cecilia Woodruff, Planning Services Branch Manager
Caption:	A.N. 26-12 – Existing Location, New Ownership: Chakravarthy Thota is the applicant for ARKA Foods LLC requesting Retail Package Beer, and Wine located at 1812 Lumpkin Road, Augusta GA 30906. District 2, Super District 9
Background:	Existing location, new ownership
Analysis:	Applicant meets the requirements of the City of Augusta’s Alcohol Ordinance.
Financial Impact:	Applicant will pay a fee of \$1,330.00
Alternatives:	N/A
Recommendation:	Planning & Development Department approved the application subject to additional information not contradicting the applicant’s statements. Sheriff’s Office approved the application subject to additional information not contradicting applicant’s statements.
Funds are available in the following accounts:	N/A
<u>REVIEWED AND APPROVED BY:</u>	N/A



**PLANNING & DEVELOPMENT DEPARTMENT
STAFF REPORT**

Case Number: A.N. 26-12
Application Type: Retail Package Beer, and Wine – Exiting Location, New Ownership
Business Name: ARKA Foods LLC
Hearing Date: February 24, 2026
Prepared By: Cecilia Woodruff, Planning Services Branch Manager

Applicant: Chakravarthy Thota
Property Owner: Kim Hyun Sook
Address of Property: 1812 Lumpkin Road
Tax Parcel #: 111-1-035-00-0
Commission Districts: District 2,
Super District 9



ANALYSIS:

Location Restrictions:

- **Zoning:** Neighborhood Business B-1
- **Distance Requirements:** The proposed location for retail package Beer & Wine meets the minimum distance to churches, schools, libraries, and public recreational areas.

ADDITIONAL CONSIDERATIONS:

- **Reputation, Character** – The applicant’s reputation, character, trade and business associations or past business ventures, mental and physical capacity to conduct business.
- **Previous Violations of Liquor Laws** – If the applicant is a previous holder of a license to sell alcoholic liquors, whether they have violated any laws, regulations, or ordinances relating to such business.
- **Manner of Conducting Prior Liquor Business** – If the applicant is a previous holder of a license to sell alcoholic liquors, the manner in which they conducted the business thereunder especially as to



Augusta-Richmond County
 Planning & Development Department
 Alcohol License Staff Report

the necessity for unusual police observation and inspection to prevent the violation of any law, regulation, or ordinance relating to such business.

- **Location** - The location for which the license is sought, as to traffic congestion, general character of neighborhood, and the effect such an establishment would have on the adjacent surrounding property values.
- **Number of Licenses in a Trading Area** – The number of licenses already granted for a similar business in the trading area of place for which the license is sought.
- **Dancing** – If dancing is to be permitted upon the premise for which the license is sought and the applicant has previously permitted dancing upon the premises controlled of supervised by them, the manner in which they controlled or supervised such dancing to prevent any violation of any law, regulation, or ordinance.
- **Previous Revocation of License** – If the applicant is a person whose license issue dunder the police powers of any governing authority has been previously suspended, or revoked, or who has previously had an alcoholic beverages license suspended or revoked.
- **Payment of Taxes** - If the applicant and business are not delinquent in the payment of any local taxes.
- **Congregation of Minors** – Any circumstances which may cause minors to congregate in the vicinity of the proposed location, even if the location meets the distance requirements under Section 6-2-64(b) herein.
- **Prior Incidents** - Evidence that a substantial number of incidents requiring police intervention have occurred within a square city block of the proposed location during the twelve (12) months immediately preceding the date of application.
- **Previous Denial or Revocation** – The denial of an application or revocation of a license, occurring within the preceding twelve (12) months, which was based on the qualifications of the proposed location.

FINANCIAL IMPACT: The applicant will pay a fee of \$1,330.00

RECOMMENDATION:

Planning and Development Department recommends approval of the application subject to additional information not contradicting the applicant's statements.

Sherrif's Office recommends approval of the application subject to additional information not contradicting the applicant's statements.

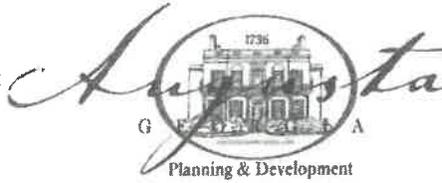
NOTE: The staff report includes information available approximately two (2) weeks prior to the Public Services Committee meeting. It represents an evaluation of the facts presented by the applicant; research done by staff, and consideration of the relevant factors in the Comprehensive Zoning Ordinance and the Alcohol Ordinance of Augusta, Georgia. New facts may emerge, and staff reserves the right to make an oral recommendation at the hearing based on all information available at that time.

ORIGINAL

RECEIVED
01/27/2026
ju

Item 5.

Alcohol License Application
Physical Address:
Augusta Planning & Development
1803 Marvin Griffin Rd
Augusta, GA 30906
706-312-5038



Alcohol License Application
Mailing Address:
Augusta Planning & Development
P.O. Box 9270
Augusta, GA 30906

Alcohol License Number (Office Use Only): LCB20260000048

Alcohol Beverage Application

Business Legal Name: ARKA FOODS, LLC
If registered with the Georgia Secretary of State, a copy of the current year registration is required. Out of state businesses must register as a foreign entity with the Georgia Secretary of State. If you are a sole proprietor, provide your legal name.

Physical Location: 1812 Lumpkin Rd. Augusta, GA. 30906
(Complete Street Address- City, State, Zip Code)

Business Location: Map & Parcel #: _____ Zoning: _____

Business Phone: (706) 955-8978 Home Phone: (440) 381-0443

Applicant Name: Chakravarthy Thota

Applicant's Address: 3310 Emerson Dr. Augusta, GA. 30906
(Complete Street Address - City, State, Zip Code)

Applicant's Social Security: [REDACTED] Date of Birth: [REDACTED]

If Applicant is a transfer, list previous Applicant: _____

- Location Manager(s): 1. Anil Kasturi
- 2. _____
- 3. _____

Is Applicant an American Citizen or Alien lawfully admitted for permanent residency? Yes No

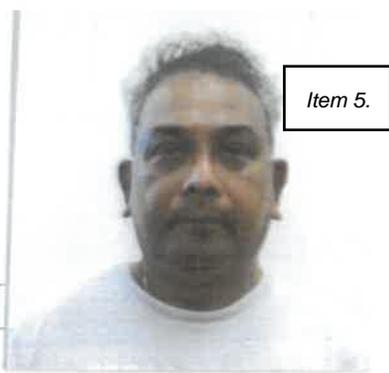
Ownership Information

Corporation (if applicable): Date Chartered: 10/19/2025

Mailing Address:
Name of Business: Super Mini Mart
Attention: Chakravarthy Thota
Address: 3310 Emerson Dr.
City/State/Zip: Augusta, GA. 30906

Ownership Type: Corporation Partnership Individual

Corporate Name: ARKA FOODS, LLC



List owner or owners of the building and property.

Hyun S. Kim

List the name and other required information for each person, firm or corporation having any interest in the business.

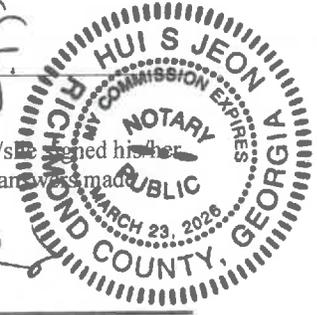
Chakravarthy Thota 100%

If a new application, attach a surveyor's plat and state the straight-line distance from the property line of school, church, library, or public recreation area to the wall of the building where alcohol beverages are being sold.

- A) Church: _____ C) School: _____
- B) Library: _____ D) Public Recreation: _____

State of Georgia, Augusta-Richmond County, I, Chakravarthy Thota, do solemnly swear, subject to the penalties of false swearing, that the statements and answers made by me as the applicant in the forgoing alcoholic beverage application are true.

D. Chakravarthy
Applicant Signature



I hereby certify that Chakravarthy Thota is personally known to be. That he/she signed his/her name to the forgoing allocation stating to me that he/she knew and understood all statements and answers made herein, and, under oath administered by me, has sworn that said statements and answers are true.

This 08 day of Jan., in the year 2026.

Office Use Only

Department Recommendation	Approve	Deny	Comments
Alcohol Inspection	<input checked="" type="checkbox"/>	<input type="checkbox"/>	Click or tap here to enter text. <u>Woodley</u>
Sheriff	<input checked="" type="checkbox"/>	<input type="checkbox"/>	Click or tap here to enter text. <u>Er. Bentley</u>
Fire Inspector	<input type="checkbox"/>	<input type="checkbox"/>	Click or tap here to enter text.

The Board of Commissioners on the ___ day of _____, in the year _____, (Approved/Disapproved) the forgoing application.

Administrator Date



Public Services Committee Meeting

February 24, 2026

Alcohol License

- Department:** Planning & Development
- Presenter:** Cecilia Woodruff, Planning Services Branch Manager
- Caption:** A.N. 26-13 – Existing Location, New Ownership: Marilyn Hollins is the applicant for Patio Bar & Grill, requesting consumption on premise liquor, beer, wine and Sunday sales, located at 2417 Milledgeville Road, Augusta GA 30904. District 2, Super District 9
- Background:** Existing Location, New Ownership
- Analysis:** Applicant meets the requirements of the City of Augusta’s Alcohol Ordinance.
- Financial Impact:** Applicant to pay a fee of \$5610.00 annually
- Alternatives:** N/A
- Recommendation:** Planning & Development Department approved the application subject to additional information not contradicting the applicant’s statements.

Sheriff’s Office approved the application subject to additional information not contradicting applicants’ statements.
- Funds are available in the following accounts:** N/A
- REVIEWED AND APPROVED BY:** N/A



Augusta-Richmond County
Planning & Development Department
Alcohol License Staff Report

Case Number: A.N. 26-13

Application Type: Consumption on Premises Liquor Beer, Wine, and Sunday Sales (Full-Service Restaurant)

Business Name: Patio Bar & Grill LLC

Hearing Date: February 24, 2026

Prepared By: Cecilia Woodruff, Planning Services Branch Manager, Planning and Development Department

Applicant: Marilyn Hollins

Property Owner: Ramsbotham Deborah Bell
Benjamin Allen II

Address of Property: 2417 Milledgeville Rd

Tax Parcel #: 071-4-017-00-0

Commission Districts: District 2,
Super District 9



ANALYSIS:

Location Restrictions:

- **Zoning:** General Business, LI
- **Distance Requirements:** The proposed location for retail package Beer & Wine meets the minimum distance to churches, schools, libraries, and public recreational areas.

ADDITIONAL CONSIDERATIONS:

- **Reputation, Character** – The applicant’s reputation, character, trade and business associations or past business ventures, mental and physical capacity to conduct business.
- **Previous Violations of Liquor Laws** – If the applicant is a previous holder of a license to sell alcoholic liquors, whether they have violated any laws, regulations, or ordinances relating to such business.
- **Manner of Conducting Prior Liquor Business** – If the applicant is a previous holder of a license to sell alcoholic liquors, the manner in which they conducted the business thereunder especially as to the necessity for unusual police observation and inspection to prevent the violation of any law, regulation, or ordinance relating to such business.

- **Location** - The location for which the license is sought, as to traffic congestion, general character of neighborhood, and the effect such an establishment would have on the adjacent surrounding property values.
- **Number of Licenses in a Trading Area** – The number of licenses already granted for a similar business in the trading area of place for which the license is sought.

Dancing – If dancing is to be permitted upon the premise for which the license is sought and the applicant has previously permitted dancing upon the premises controlled of supervised by them, the manner with which they controlled or supervised such dancing to prevent any violation of any law, regulation, or ordinance.

- **Previous Revocation of License** – If the applicant is a person whose license issue dunder the police powers of any governing authority has been previously suspended, or revoked, or who has previously had an alcoholic beverages license suspended or revoked.
- **Payment of Taxes** - If the applicant and business are not delinquent in the payment of any local taxes.
- **Congregation of Minors** – Any circumstances which may cause minors to congregate in the vicinity of the proposed location, even if the location meets the distance requirements under Section 6-2-64(b) herein.
- **Prior Incidents** - Evidence that a substantial number of incidents requiring police intervention have occurred within a square city block of the proposed location during the twelve (12) months immediately preceding the date of application.
- **Previous Denial or Revocation** – The denial of an application or revocation of a license, occurring within the preceding twelve (12) months, which was based on the qualifications of the proposed location.

FINANCIAL IMPACT: The applicant will pay a fee of \$5,610.00

RECOMMENDATION:

Planning and Development Department recommends approval of the application subject to additional information not contradicting the applicant's statements.

Sherrif's Office recommends approval of the application subject to additional information not contradicting the applicant's statements.

NOTE: The staff report includes information available approximately two (2) weeks prior to the Public Services Committee meeting. It represents an evaluation of the facts presented by the applicant; research done by staff, and consideration of the relevant factors in the Comprehensive Zoning Ordinance and the Alcohol Ordinance of Augusta, Georgia. New facts may emerge, and staff reserve the right to make an oral recommendation at the hearing based on all information available at that time.

ORIGINAL

Alcohol License Application
Licensing Division
1803 Marvin Griffin Rd
Augusta, GA 30904
706-312-5038

RECEIVED
01/27/2020
FW



Item 6.

Alcohol License Number (Office Use Only): LCB20250002027

Alcohol Beverage Application

Business Legal Name: Patio Bar 3 Grille LLC
If registered with the Georgia Secretary of State, a copy of the current year registration is required. Out of state businesses must register as a foreign entity with the Georgia Secretary of State. If you are a sole proprietor, provide your legal name.

Physical Location: 2417 Milledgeville Rd Augusta Georgia 30904
(Complete Street Address - City, State, Zip Code)

Business Location: Map & Parcel #: 071-4-017-00-0 Zoning: _____

Business Phone: (706) 969-3372 Home Phone: (706) 513-7876

Applicant Name: Marilyn Marie Hollins

Applicant's Address: 1261 DUGAS Street Augusta Georgia 30904
(Complete Street Address - City, State, Zip Code)

Applicant's Social Security: [REDACTED] Date of Birth: [REDACTED]

If Applicant is a transfer, list previous Applicant: _____

Location Manager(s): 1. N/A
2. N/A
3. N/A

Is Applicant an American Citizen or Alien lawfully admitted for permanent residency? Yes No

Ownership Information

Corporation (if applicable): Date Chartered: 11-05-2025

Mailing Address:
Name of Business: Patio Bar 3 Grille LLC
Attention: Marilyn Hollins
Address: 2417 Milledgeville Rd
City/State/Zip: Augusta Ga 30904

Ownership Type: Corporation Partnership Individual

Corporate Name: Patio bar 3 Grille LLC

List name and other required information for each person having interest in this business.

Name	Position	SSNO #	Address	Interest
Click or tap here to enter text. N/A				
Click or tap here to enter text. N/A				
Click or tap here to enter text. N/A				
Click or tap here to enter text. N/A				

What type of business will you operate in this location?

- Restaurant – Full
 Restaurant – Limited
 Hybrid
 Lounge
 Convenience Store
 Package Store
 Other: _____

License Information	Liquor	Beer	Wine	Dance	Sunday Sales
Retail Package Dealer	N/A	N/A	N/A	N/A	N/A
Consumption on Premises	✓	✓	✓	N/A	✓
Wholesale	N/A	N/A	N/A	N/A	N/A

Total License Fee: \$ 5610 Prorated License Fee (After July 1 ONLY): \$ 2805

Have you ever applied for an Alcohol Beverage License before? Yes No

If so, give year of application and its disposition: N/A

Are you familiar with Georgia and Augusta-Richmond County laws regarding the sale of alcoholic beverages?

Yes No If so, please initial: MH

Attach a passport-sized photograph (front view) take within two years. Write name on back of the dealer submitting the license application.

Has any liquor business in which you hold, or have held, any financial interest, or are employed, or have been employed, ever been cited for any violation of the rules and regulation of Augusta – Richmond County or the State Revenue Commission relating to the sale and distribution of distilled spirits? Yes No

If yes, give full details:

Have you ever been arrested, or held by Federal, State, or other law-enforcement authorities, for any violation of any Federal, State, County, or Municipal law, regulation or ordinance? (Do not include traffic violations, with the exception of any offense pertaining to alcohol or drugs.) All other charges must be included, even if they are dismissed. Yes No

If yes, give reason charged or held, date and place where charged and its disposition.

List owner or owners of the building and property.

Deborah Ramsbotham, Raymond Olgesby

List the name and other required information for each person, firm or corporation having any interest in the business.

N/A

If a new application, attach a surveyor's plat and state the straight-line distance from the property line of school, church, library, or public recreation area to the wall of the building where alcohol beverages are being sold.

A) Church: N/A C) School: N/A
B) Library: N/A D) Public Recreation: N/A

State of Georgia, Augusta-Richmond County, I, Marilyn Hollins, do solemnly swear, subject to the penalties of false swearing, that the statements and answers made by me as the applicant in the forgoing alcoholic beverage application are true.

Marilyn Hollins
Applicant Signature

I hereby certify that Marilyn Hollins is personally known to be. **TRANDRILL HALL** his/her name to the forgoing allocation stating to me that he/she knew and understood all statements made **Notary Public, State of SC** herein, and, under oath administered by me, has sworn that said statements and answers are true. **My Commission Expires 2/13/2029**

This 5 day of November, in the year 2025.

Office Use Only

Department Recommendation	Approve	Deny	Comments
Alcohol Inspection	<input checked="" type="checkbox"/>	<input type="checkbox"/>	Click or tap here to enter text. <u>Award</u>
Sheriff	<input checked="" type="checkbox"/>	<input type="checkbox"/>	Click or tap here to enter text. <u>et Bradley</u>
Fire Inspector	<input type="checkbox"/>	<input type="checkbox"/>	Click or tap here to enter text.

The Board of Commissioners on the ___ day of _____, in the year _____, (Approved/Disapproved) the forgoing application.

Administrator

Date



Public Services Committee Meeting

February 24, 2026

Massage Operator’s License Application

- Department:** Planning and Development Department
- Presenter:** Cecilia Woodruff, Planning Services Branch Manager
- Caption:** M.N. 26-01: A request by Jianhua Wei for Massage Operator’s License to be used in connection with GA Comfort Therapeutic Massage located at 1944 Walton Way Ste B Augusta GA30904. District 1, Super District 9.
- Background:** New Location
- Analysis:** The applicant meets the requirements of the City of Augusta’s Massage Therapy Ordinance.
- Financial Impact:** The applicant will pay an application fee of \$120.00, and a fee based on Gross Revenue.
- Alternatives:** N/A
- Recommendation:** Planning & Development recommends approval of the application subject to additional information not contradicting the applicant’s statements.
 Sheriff’s Office recommends approval of the application subject to additional information not contradicting the applicant’s statements.
- Funds are available in the following accounts:** N/A
- REVIEWED AND APPROVED BY:** N/A



Augusta-Richmond County
Planning & Development Department
Massage License Staff Report

Application Type: Massage Operators License – New Location
Business Name: GA Comfort Therapeutic Massage
Hearing Date: February 24, 2026
Prepared By: Cecilia Woodruff, Planning Services Branch Manager
Planning & Development Department

Applicant: Jianhua Wei
Property Owner: Cal ADS LLC
Address of Property: 1944 Walton Way
Ste B
Tax Parcel #: 035-3-407-00-0
Commission Districts: District 1,
Super District 9
Background: New Location



ANALYSIS:
Location Restrictions:

- **Zoning:** Professional/Office – B-1

LICENSE REQUIREMENTS:

- Any person desiring to own, operate, conduct, or carry on in Augusta, Georgia, the business of offering or providing massage therapy, before doing so shall have in his/her possession the current operator’s license. A licensee holding an operator’s license under this chapter is not authorized or licensed to actually perform the massage therapy on the customers of the massage therapy business unless such licensee also holds a massage therapy license. Any person other than an exempt person , employed or otherwise engaged by a massage therapy business to perform massage therapy on menders of the public shall, prior to engaging in such activity, have in person’s possession, a then current massage therapy license issued by the Augusta-Richmond County Commission. A licensee holding a massage therapy license is not licensed to own, operate, conduct, or carry on a massage therapy business without an operator’s license. Any massage therapy business which does not maintain an office in Augusta-Richmond County, but which sends a massage therapist into Augusta-Richmond County to provide massage therapy on an outcall basis, must possess an operator’s License. Any person providing massage on an outcall basis must possess a massage therapy license.

Qualifications for Operator's License, Section 6-4-3

- Must be at least 18 years of age and have received a high school diploma or graduate equivalency diploma.
- Must be a citizen of the United States or alien lawfully admitted.
- Must show ownership in the business.
- Consent to criminal background check. No operator's license shall be issued to any person convicted of or pleading guilty or nolo contendere to any charge under any federal, state, or local law within ten (10) years prior to filing date of the application for an operator's license.
- No operator's license shall be issued to any person who has had any license under the police powers of Augusta revoked within two (2) years to filing the application for an operator's license,
- If a person in whose name an operator's license is issued is not a resident of Augusta, such person must appoint and continuously maintain in Augusta a registered agent upon whom any process, notice or demand required or permitted by law or under this chapter may be served.
- An operator's license may be denied where it appears to the Augusta-Richmond County Commission that the applicant does not have adequate financial strength or adequate financial participation on the proposed business to direct and manage its affairs, or where it appears that the applicant is intended or likely to be a surrogate for a person who would not otherwise qualify for an operator's license.
- At the time of filing the application for an operator's license and thereafter, the applicant must have in his/her employ or under a binding contract, a person who holds a massage therapy license for the applicant if the operator's license is granted.

FINANCIAL IMPACT: The applicant will pay an administrative fee of \$120.00 for the Massage Operator's License, and a fee based on estimated gross revenue reported.

RECOMMENDATION:

Planning and Development Department recommends approval of the application subject to additional information not contradicting the applicant's statements.

Sherrif's Office recommends approval of the application subject to additional information not contradicting the applicant's statements.

NOTE: The staff report includes information available approximately two (2) weeks prior to the Public Services Committee meeting. It represents an evaluation of the facts presented by the applicant; research done by staff, and consideration of the relevant factors in the Comprehensive Zoning Ordinance and the Alcohol Ordinance of Augusta, Georgia. New facts may emerge, and staff reserves the right to make an oral recommendation at the hearing based on all information available at that time.

ORIGINAL

PERSONNEL STATEMENT
1803 MARVIN GRIFFIN ROAD
AUGUSTA, GA. 30906



Item 7.

1) Full Name of Applicant: Jianhua Wei
2) Home Address: 301 Legacy Ln, Peachtree
3) Telephone #: 678-763-9925 SS#: [REDACTED] Date of Birth [REDACTED]

High School Diploma: Yes No or GED: Yes No

4) Trade name of Business of which personnel statement is a part of: Comfort Balance Day Spa

5) Business Address: 1944 Walton Way, Suite B, Augusta, GA 30904

6) Business Telephone: 678-763-9925

7) Position of Applicant in Business: Manager

8) Other names used by applicant: maiden name, names used in former marriages, alias, stage name and/or nicknames Judy Wei

9) Place of Birth: China U.S. Citizen yes () no

Naturalized: Sept. 21st, 2019 Date, Place and Court: Montgomery, Alabama

Certification No: 41245747

10) Martial Status: Married () Divorced () Separated () Widowed () Single

11) If married, divorced, or widowed, complete the information requested below.

Full name of spouse: Song Yao SS# [REDACTED]

12) Applicants: Height: 5' 3" Weight: 110 lbs Age: 55

Color Hair: Black Color Eyes: Brown

13) Employment Records: (Give most recent experience first. If self-employed, give details)

From		To		Occupation and Description of Duties Performed	Salaries Received	Employees	State	Reason for Leaving
Month	Year	Month	Year					
6	2016	Now		GM Assistant, office affairs	2500/M	DN FOODS	GA	
5	2015	5	2016	Logistics Coordinator	1600/M	United Food Service	GA	Good Payment
12	2014	5	2015	Logistics Coordinator	1600/M	Frater	CA	Relocation

14) List in reverse chronological order all of your residence for the past ten years.

From		Street	City	State
Month	Year			
6	2015	301 Legacy Ln, ♡	Peachtree City	GA

15) References: Give three personal references, not relatives, former employers, fellow employees, or school teachers, who are responsible, reputable, adults, business or professional men or women, who have known you well during the past five years. (Name, residence, business, address, and number of years known).

Timothy Wright, 307 Legacy Ln, Peachtree City, GA 30267, 10 years
 Lisa Wright, 307 Legacy Ln, Peachtree City, GA 30267, 10 years
 Wan-Hong Yang, 255 Browns Crossing Dr, Fayetteville, GA 30215, 10 years

16) Military service: (Serial numbers, branch of service, period of service, type of discharge)
No

17) Have you ever been arrested, or held by Federal, State, or other law enforcement authorities, for any violations of any federal, state, county, or municipal law, regulation or ordinance? (Do not include traffic violations, unless they are offenses pertaining to alcohol or drugs, such as driving under the influence.) All other charges must be included even if they were dismissed: Give reason charged or held, date, place where charged and disposition. No

18) Attach two (2) copies of driver's license and or picture I.D. to application.

Note: Before signing this statement, check all answers and explanations to see that you have answered all questions correctly. This statement is to be executed under oath and subject to the penalties of false swearing, and it includes all attached sheets submitted herein.

VERIFICATION

State of Georgia Spalding County

Jianhua Wei do solemnly swear, subject to the penalties of false swearing that the statements and answers made by me as the applicant in the forgoing personnel statement are true.

Jianhua Wei
Applicant's signature (Full name in ink)

I hereby certify that Jianhua Wei (the above signed person) is personally known to me, that he/she signed his/her name to the foregoing application stating to me that he/she knew and understood all statements and answers made therein, and, under oath.

Yi Fei Maggie Ni
NOTARY PUBLIC

This 4th day of December in the year 2025
Yi Fei Maggie Ni
Notary Public My Commission Expires 07/29/2029

Sheriff Department Approval _____ Disapproval _____



Public Services Committee Meeting

February 24, 2026

Massage Operator’s License Application

- Department:** Planning and Development Department
- Presenter:** Cecilia Woodruff, Planning Services Branch Manager
- Caption:** M.N 26-02: A request by Sabrina Carter for Massage Operator’s License to be used in connection with Blue Lotus Beauty Health Wellness LLC located at 2516 Wrightsboro Road Augusta GA30904. District 2, Super District 9.
- Background:** New Location
- Analysis:** The applicant meets the requirements of the City of Augusta’s Massage Therapy Ordinance.
- Financial Impact:** The applicant will pay an application fee of \$120.00, and a fee based on Gross Revenue.
- Alternatives:** N/A
- Recommendation:** Planning & Development recommends approval of the application subject to additional information not contradicting the applicant’s statements.
 Sheriff’s Office recommends approval of the application subject to additional information not contradicting the applicant’s statements.
- Funds are available in the following accounts:** N/A
- REVIEWED AND APPROVED BY:** N/A



Augusta-Richmond County
Planning & Development Department
Massage License Staff Report

Application Type: Massage Operators License – New Location
Business Name: Blue Lotus Beauty Health Wellness LLC
Hearing Date: February 24, 2026
Prepared By: Cecilia Woodruff, Planning Services Branch Manager
Planning & Development Department

Applicant: Sabrina Carter
Property Owner: Briscoe Curtis & Butler
Agnes
Address of Property: 2516 Wrightsboro Rd
Tax Parcel #: 043-4-055-00-0
Commission Districts: District 2,
Super District 9
Background: New Location



ANALYSIS:
Location Restrictions:

- **Zoning:** Professional/Office – B-1

LICENSE REQUIREMENTS:

- Any person desiring to own, operate, conduct, or carry on in Augusta, Georgia, the business of offering or providing massage therapy, before doing so shall have in his/her possession the current operator’s license. A licensee holding an operator’s license under this chapter is not authorized or licensed to actually perform the massage therapy on the customers of the massage therapy business unless such licensee also holds a massage therapy license. Any person other than an exempt person , employed or otherwise engaged by a massage therapy business to perform massage therapy on members of the public shall, prior to engaging in such activity, have in person’s possession, a then current massage therapy license issued by the Augusta-Richmond County Commission. A licensee holding a massage therapy license is not licensed to own, operate, conduct, or carry on a massage therapy business without an operator’s license. Any massage therapy business which does not maintain an office in Augusta-Richmond County, but which sends a massage therapist into Augusta-Richmond County to provide massage therapy on an outcall basis, must possess an operator’s License. Any person providing massage on an outcall basis must possess a massage therapy license.

Qualifications for Operator's License, Section 6-4-3

- Must be at least 18 years of age and have received a high school diploma or graduate equivalency diploma.
- Must be a citizen of the United States or alien lawfully admitted.
- Must show ownership in the business.
- Consent to criminal background check. No operator's license shall be issued to any person convicted of or pleading guilty or nolo contendere to any charge under any federal, state, or local law within ten (10) years prior to filing date of the application for an operator's license.
- No operator's license shall be issued to any person who has had any license under the police powers of Augusta revoked within two (2) years to filing the application for an operator's license,
- If a person in whose name an operator's license is issued is not a resident of Augusta, such person must appoint and continuously maintain in Augusta a registered agent upon whom any process, notice or demand required or permitted by law or under this chapter may be served.
- An operator's license may be denied where it appears to the Augusta-Richmond County Commission that the applicant does not have adequate financial strength or adequate financial participation on the proposed business to direct ad manage is affairs, or where it appears that the applicant is intended or likely to be a surrogate for a person who would not otherwise qualify for an operator's license.
- At the time of filing the application for an operator's license and thereafter, the applicant must have in his/her employ or under a binding contract, a person who holds a massage therapy license for the applicant if the operator's license is granted.

FINANCIAL IMPACT: The applicant will pay an administrative fee of \$120.00 for the Massage Operator's License, and a fee based on estimated gross revenue reported.

RECOMMENDATION:

Planning and Development Department recommends approval of the application subject to additional information not contradicting the applicant's statements.

Sherrif's Office recommends approval of the application subject to additional information not contradicting the applicant's statements.

NOTE: The staff report includes information available approximately two (2) weeks prior to the Public Services Committee meeting. It represents an evaluation of the facts presented by the applicant; research done by staff, and consideration of the relevant factors in the Comprehensive Zoning Ordinance and the Alcohol Ordinance of Augusta, Georgia. New facts may emerge, and staff reserves the right to make an oral recommendation at the hearing based on all information available at that time.

PERSONNEL STATEMENT
1803 MARVIN GRIFFIN ROAD
AUGUSTA, GA. 30906

- 1) Full Name of Applicant: Sabrina Carter
- 2) Home Address: 3505 Gardenbrook dr.
- 3) Telephone #: 704-351-7157 SS#: _____ Date of Birth: [REDACTED]
High School Diploma: Yes No or GED: Yes No
- 4) Trade name of Business of which personnel statement is a part of: _____

5) Business Address: 2516 Wrightsboro Rd Aug. GA. 30904

6) Business Telephone: 702-233-2124

7) Position of Applicant in Business: Dinner

8) Other names used by applicant: maiden name, names used in former marriages, alias, stage name and/or nicknames _____

9) Place of Birth: Augusta GA. U.S. Citizen yes () no

Naturalized: _____ Date, Place and Court: _____

Certification No: _____

10) Martial Status: () Married Divorced () Separated () Widowed () Single

11) If married, divorced, or widowed, complete the information requested below.

Full name of spouse: Antihawn Carter SS# unknown

12) Applicants: Height: 5'6 Weight: 240 Age: 41

Color Hair: Bl Color Eyes: Green

13) Employment Records: (Give most recent experience first. If self-employed, give details)

From		To		Occupation and Description of Duties Performed	Salaries Received	Employees	State	Reason for Leaving
Month	Year	Month	Year					
10	15			Current Part-time	17.00		GA.	Current

14) List in reverse chronological order all of your residence for the past ten years.

From		Street	City	State
Month	Year			
		3505 Hardinbrook dr.	Augusta	GA.

15) References: Give three personal references, not relatives, former employers, fellow employees, or school teachers, who are responsible, reputable, adults, business or professional men or women, who have known you well during the past five years. (Name, residence, business, address, and number of years known).

16) Military service: (Serial numbers, branch of service, period of service, type of discharge)

17) Have you ever been arrested, or held by Federal, State, or other law enforcement authorities, for any violations of any federal, state, county, or municipal law, regulation or ordinance? (Do not include traffic violations, unless they are offenses pertaining to alcohol or drugs, such as driving under the influence.) All other charges must be included even if they were dismissed: Give reason charged or held, date, place where charged and disposition. NO

18) Attach two (2) copies of driver's license and or picture I.D. to application.

Note: Before signing this statement, check all answers and explanations to see that you have answered all questions correctly. This statement is to be executed under oath and subject to the penalties of false swearing, and it includes all attached sheets submitted herein.

VERIFICATION

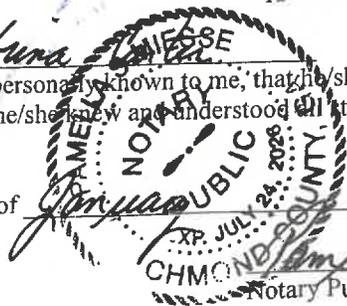
State of Georgia Richmond County

Sabrina Carter do solemnly swear, subject to the penalties of false swearing that the statements and answers made by me as the applicant in the forgoing personnel statement are true.

Sart
Applicant's signature (Full name in ink)

I hereby certify that Sabrina Carter (the above signed person) is personally known to me, that he/she signed his/her name to the foregoing application stating to me that he/she knew and understood all statements and answers made therein, and, under oath.

This 9th day of January in the year 2024.



James J. Wessie
Notary Public

Sheriff Department Approval _____ Disapproval _____



Public Services Committee Meeting

February 24, 2026

Massage Operator’s License Application

- Department:** Planning and Development Department
- Presenter:** Cecilia Woodruff, Planning Services Branch Manager
- Caption:** M.N 26-03: A request by Carrie Fuller for Massage Operator’s License to be used in connection with Blue Bird Body Work located at 270 Bobby Jones Expressway Ste 158 Unit 20, Augusta GA 30907. District 7, Super District 10.
- Background:** New Location
- Analysis:** The applicant meets the requirements of the City of Augusta’s Massage Therapy Ordinance.
- Financial Impact:** The applicant will pay an application fee of \$120.00, and a fee based on Gross Revenue.
- Alternatives:** N/A
- Recommendation:** Planning & Development recommends approval of the application subject to additional information not contradicting the applicant’s statements.
 Sheriff’s Office recommends approval of the application subject to additional information not contradicting the applicant’s statements.
- Funds are available in the following accounts:** N/A
- REVIEWED AND APPROVED BY:** N/A



Augusta-Richmond County
Planning & Development Department
Massage License Staff Report

Application Type: Massage Operators License – New Location
Business Name: Blue Bird Body Work
Hearing Date: February 24, 2026
Prepared By: Cecilia Woodruff, Planning Services Branch Manager
Planning & Development Department

Applicant: Carrie Beth Fuller
Property Owner: Village Plaza LLC
Address of Property: 270 Bobby Jones Expwy
Ste 158 unit 20
Tax Parcel #: 016-0-026-00-0
Commission Districts: District 7,
Super District 10
Background: New Location



ANALYSIS:

Location Restrictions:

- **Zoning:** Professional/Office – B-2

LICENSE REQUIREMENTS:

- Any person desiring to own, operate, conduct, or carry on in Augusta, Georgia, the business of offering or providing massage therapy, before doing so shall have in his/her possession the current operator’s license. A licensee holding an operator’s license under this chapter is not authorized or licensed to actually perform the massage therapy on the customers of the massage therapy business unless such licensee also holds a massage therapy license. Any person other than an exempt person , employed or otherwise engaged by a massage therapy business to perform massage therapy on menders of the public shall, prior to engaging in such activity, have in person’s possession, a then current massage therapy license issued by the Augusta-Richmond County Commission. A licensee holding a massage therapy license is not licensed to own, operate, conduct, or carry on a massage therapy business without an operator’s license. Any massage therapy business which does not maintain an office in Augusta-Richmond County, but which sends a massage therapist into Augusta-Richmond County to provide massage therapy on an outcall basis, must possess an operator’s License. Any person providing massage on an outcall basis must possess a massage therapy license.

Qualifications for Operator's License, Section 6-4-3

- Must be at least 18 years of age and have received a high school diploma or graduate equivalency diploma.
- Must be a citizen of the United States or alien lawfully admitted.
- Must show ownership in the business.
- Consent to criminal background check. No operator's license shall be issued to any person convicted of or pleading guilty or nolo contendere to any charge under any federal, state, or local law within ten (10) years prior to filing date of the application for an operator's license.
- No operator's license shall be issued to any person who has had any license under the police powers of Augusta revoked within two (2) years to filing the application for an operator's license,
- If a person in whose name an operator's license is issued is not a resident of Augusta, such person must appoint and continuously maintain in Augusta a registered agent upon whom any process, notice or demand required or permitted by law or under this chapter may be served.
- An operator's license may be denied where it appears to the Augusta-Richmond County Commission that the applicant does not have adequate financial strength or adequate financial participation on the proposed business to direct and manage its affairs, or where it appears that the applicant is intended or likely to be a surrogate for a person who would not otherwise qualify for an operator's license.
- At the time of filing the application for an operator's license and thereafter, the applicant must have in his/her employ or under a binding contract, a person who holds a massage therapy license for the applicant if the operator's license is granted.

FINANCIAL IMPACT: The applicant will pay an administrative fee of \$120.00 for the Massage Operator's License, and a fee based on estimated gross revenue reported.

RECOMMENDATION:

Planning and Development Department recommends approval of the application subject to additional information not contradicting the applicant's statements.

Sherrif's Office recommends approval of the application subject to additional information not contradicting the applicant's statements.

NOTE: The staff report includes information available approximately two (2) weeks prior to the Public Services Committee meeting. It represents an evaluation of the facts presented by the applicant; research done by staff, and consideration of the relevant factors in the Comprehensive Zoning Ordinance and the Alcohol Ordinance of Augusta, Georgia. New facts may emerge, and staff reserves the right to make an oral recommendation at the hearing based on all information available at that time.

PERSONNEL STATEMENT
1803 MARVIN GRIFFIN ROAD
AUGUSTA, GA. 30906

1) Full Name of Applicant: Carrie Beth Fuller
2) Home Address: 222 Sassefras Ln Gracetown GA 30813
3) Telephone #: 706-305-8855 SS#: [REDACTED] Date of Birth [REDACTED]
High School Diploma: Yes No or GED: Yes No

4) Trade name of Business of which personnel statement is a part of: Blue Bird Bodywork
(message therapy)

5) Business Address: 270 Bobby Jones Expy Suite 158 Unit 20 Augusta GA 30907

6) Business Telephone: 706-305-8855

7) Position of Applicant in Business: Owner

8) Other names used by applicant: maiden name, names used in former marriages, alias, stage name and/or nicknames x

9) Place of Birth: Mobile, AL U.S. Citizen (yes () no

Naturalized: _____ Date, Place and Court: _____

Certification No: _____

10) Martial Status: (Married () Divorced () Separated () Widowed () Single

11) If married, divorced, or widowed, complete the information requested below.

Full name of spouse: Denny Cook-Littleton SS# [REDACTED]

12) Applicants: Height: 5'0 Weight: 130 lb Age: 28

Color Hair: Blonde Color Eyes: Green

13) Employment Records: (Give most recent experience first. If self-employed, give details)

From		To		Occupation and Description of Duties Performed	Salaries Received	Employees	State	Reason for Leaving
Month	Year	Month	Year					
10	25	Current		Message Therapy	Commission	50+	GA	Current
05	24	09	25	Message Therapy	34 p/hr	8+	GA	Relocation
08	23	08	24	Message Therapy	19 p/hr	12+	GA	Pay increase
10	22	06	23	Barista	10 p/hr	12+	GA	Completed School
5	20	03	22	Property Manager	21 p/hr	12+	GA	Career Change
12	19	4	20	Mail tech	11 p/hr	8+	GA	Career Change

14) List in reverse chronological order all of your residence for the past ten years.

From		Street	City	State
Month	Year			
10	2025	727 Sussgrass Ln	Greentown	GA
09	2024	1407 Helton Dr	Greentown	GA
06	2021	826 Weiden Glen Dr	Evans	GA
10	2019	727 Sussgrass Ln	Greentown	GA
09	2018	1385 Jackson Rd	Augusta	GA
01	2016	Jaguar Way	Augusta	GA

15) References: Give three personal references, not relatives, former employers, fellow employees, or school teachers, who are responsible, reputable, adults, business or professional men or women, who have known you well during the past five years. (Name, residence, business, address, and number of years known).

Emily Koski - Helton GA - 4 + 5 yrs
 Andrew Messer - Greentown GA - 7 yrs
 Michele Mudgett - Evans GA - 5 yrs

16) Military service: (Serial numbers, branch of service, period of service, type of discharge)

N/A

17) Have you ever been arrested, or held by Federal, State, or other law enforcement authorities, for any violations of any federal, state, county, or municipal law, regulation or ordinance? (Do not include traffic violations, unless they are offenses pertaining to alcohol or drugs, such as driving under the influence.) All other charges must be included even if they were dismissed: Give reason charged or held, date, place where charged and disposition. N/A

18) Attach two (2) copies of driver's license and or picture I.D. to application.

Note: Before signing this statement, check all answers and explanations to see that you have answered all questions correctly. This statement is to be executed under oath and subject to the penalties of false swearing, and it includes all attached sheets submitted herein.

VERIFICATION

State of Georgia Richmond County

J. Carrie Fuller do solemnly swear, subject to the penalties of false swearing that the statements and answers made by me as the applicant in the forgoing personnel statement are true.

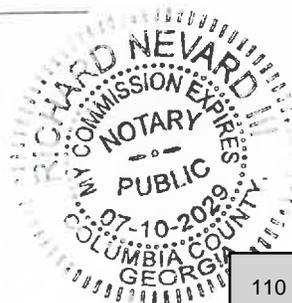
[Signature]
 Applicant's signature (Full name in ink)

I hereby certify that Carrie Fuller (the above signed person) is personally known to me, that he/she signed his/her name to the foregoing application stating to me that he/she knew and understood all statements and answers made therein, and, under oath.

This 6th day of January in the year 2026.

[Signature]
 Notary Public

Sheriff Department Approval _____ Disapproval _____





Public Services Committee

February 24, 2026

Minutes

Department:	N/A
Presenter:	N/A
Caption:	Motion to approve the minutes of the February 10, 2026 Public Services Committee Meeting.
Background:	N/A
Analysis:	N/A
Financial Impact:	N/A
Alternatives:	N/A
Recommendation:	N/A
Funds are available in the following accounts:	N/A
<u>REVIEWED AND APPROVED BY:</u>	N/A



PUBLIC SERVICES COMMITTEE MINUTES

Commission Chamber

Tuesday, February 10, 2026

1:00 PM

PRESENT:

- Commissioner Catherine Rice, Chair**
- Commissioner Jordan Johnson, Vice-Chair**
- Commissioner Francine Scott, Member**
- Commissioner Tina Slendak, Member**
- Mayor Garnett Johnson
- Commissioner Brandon Garrett
- Commissioner Don Clark
- Commissioner Tony Lewis
- Commissioner Stacy Pulliam
- Commissioner Lonnie Wimberly

1. **A.N. 26-11** Existing Location, New Ownership: Stephen P. Willy, applicant for Affiniti Golf Partners LLC, is requesting Consumption on-**Premise Liquor, Beer, Wine & Sunday Sales** for 4023 Jim Dent Way, Augusta GA 30909. **District 2, Super District 9.**

Motion to approve

Motion made by Scott

Motion seconded by Slendak

Motion carried 4-0

2. Augusta Regional Airport (AGS) – Motion to approve Change Order #1 to Trinity Electrical Service’s Contract, CAT II Upgrades to Mark 1F Instrument Landing System (ILS) for Runway 35, for a total increase of \$17,740.00. This item was approved during the January 29, 2026, Augusta Aviation Commission Meeting. (Bid 25-261 / 25BFA341)

Motion to approve

Motion made by Scott

Motion seconded by Lewis

Motion carried 3-0

3. Augusta Regional Airport (AGS) – Motion to approve Amendment #1 to Work Authorization #41 for Mead & Hunt to provide additional Construction Administration and Construction

Observation (CA/CO) services for the Fuel Farm Improvement Project, to \$80,325.00. This item was approved during the January 29, 2026, Augusta Aviation Commission Meeting. (RFP 25-168)

- 4. Augusta Regional Airport (AGS) – Motion to approve **Development Access Road & Utility Improvements Amendment #1 to Mead and Hunt for Work Authorization #9 to provide additional Engineering Design Services which includes plans, specifications, and services through bidding, for the Construction of the Northwest Development Access Road and Utility Improvements at Augusta Regional Airport (AGS) in the amount of \$53,565.00. This item was approved during the August 28, 2025, Augusta Aviation Commission Meeting. (24BFA383)**

Motion to approve

Motion made by Scott

Motion seconded by Lewis

Motion carried 3-0

- 5. Motion to approve Change Order #2 to Horizon Construction and Associates, Inc. in the amount of \$591,628.62.

Motion to approve

Motion made by Scott

Motion seconded by Lewis

Motion carried 3-0

- 6. Motion to **approve** the minutes of the January 27, 2026 Public Services Committee Meeting.

Motion to approve

Motion made by Scott

Motion seconded by Lewis

Motion carried 3-0

////////////////////////////////////