



ADMINISTRATIVE SERVICES COMMITTEE MEETING AGENDA

Commission Chamber

Tuesday, August 26, 2025

1:20 PM

ADMINISTRATIVE SERVICES

1. Motion to approve the purchase of five vehicles at total cost of \$242,313 from Akins Dodge Ford for the Utilities department – Construction and Maintenance Division.
2. Receive as information the emergency request for the HVAC replacements at the Julian Smith Casino in the amount of \$225,000.00 by Sig Cox.
3. Receive as information the emergency request for the roof replacement at the Fleet Shop # 2 facility located at 2316 Tobacco Road in the amount of \$79,861.00 by Hixon's Roofing & Construction.
4. Approve the request for Mayor's execution of the federal tax deduction (179D) Allocation Letter to Trane Technologies.
5. Discuss and **approve** the installation of a memorial display at Hero's Overlook to honor the seven lives lost during Hurricane Helene in Augusta-Richmond County, Georgia. **(Requested by Mayor Johnson)**
6. Receive an update on the Revitalization plan for the Turpin Hill area in connection to GICH. **(Requested by Commissioner Stacy Pulliam)**
7. Motion to **approve** the minutes of the August 12, 2025 Administrative Services Committee Meeting.



Administrative Services Committee

Meeting Date: 08/26/2025

2025 – Utilities – Construction and Maintenance Division – Ford F150s

Department:	Central Services Department – Fleet Management
Presenter:	Ron Lampkin
Caption:	Motion to approve the purchase of five vehicles at total cost of \$242,313 from Akins Dodge Ford for the Utilities department – Construction and Maintenance Division.
Background:	Utilities Construction and Maintenance division requests the purchase of five vehicles. Fleet staff located five suitable vehicles on Akins Ford Dodge vehicle lot. Akins Ford Dodge remains lower than that of the state contractor, Allan Vigil Ford. The new vehicles will replace five older assets that meet the replacement criteria.
Analysis:	The Procurement department approved the purchase from Akins Dodge Ford via letter of intent to purchase the four Ford F150s and one Ford Explorer.
Financial Impact:	(4) - Ford F150 Extended Cab: Akins Ford Dodge - \$51,104.50/each; Allan Vigil Ford - \$53,999.50/each (1) – Ford Explorer: Akins Ford Dodge - \$37,895; Allan Vigil Ford - \$41,908 Utilities: Construction and Maintenance account #5064-04-3410/54.22210
Alternatives:	(1) Approve (2) Do not approve
Recommendation:	Motion to approve the purchase of five vehicles at total cost of \$242,313 from Akins Dodge Ford for the Utilities department – Construction and Maintenance Division.
Funds are available in the following accounts:	\$242,313: Utilities: Construction and Maintenance account #506-04-341/54.22210

PROCUREMENT DEPARTMENT



Andy Penick
Director

LETTER OF INTENT TO PURCHASE VEHICLES FROM AKINS FORD DODGE

This letter of intent dated, **August 6, 2025**, is to inform you that the Central Services Department – Fleet Management Division has concluded that we intend to purchase: **four (4) 2025 Ford F150 Ext. Cab** and **one (1) 2025 Ford Explorer** for the below listed Department(s):

Vehicles: **Four (4) 2025 Ford F150 Ext. Cab**
 One (1) 2025 Ford Explorer

The specific specifications and pricing information for this purchase are attached.

1. **Buyer:** Augusta, Georgia – Central Services Department: Fleet Management Division
2. **Seller:** Akins Ford Dodge
 P.O. Box 280
 Winder, GA 30680
3. **Vehicle(s) Total Purchase Price:** \$242,313.00

Vehicles to be purchased and Departments to receive vehicles:

# of Vehicles	Department	Division	Price
Four (4)	Augusta Richmond County Utilities Department		\$204,418.00
One (1)	Augusta Richmond County Utilities Department		\$37,895.00

A purchase order will be provided upon the approval of the Augusta, Georgia Commission.

Respectfully submitted,

Andy Penick, CPSM, GCPM, GCPA, MBA
Director of Procurement

Attachments: Vehicle Purchase Price /Specifications/Quotes



Central Services Department

Ron Lampkin, Interim Director
LaQuona Sanderson, Fleet Manager

Fleet Management
1568-C Broad Street
Augusta GA 30904
Phone: (706) 821-2892

MEMORANDUM

TO: Darrell White, Interim Director, Procurement Director
FROM: ~~Ron Lampkin~~, Interim Director, Central Services Director
DATE: 
August 4, 2025
SUBJECT: Request LOI to purchase five vehicles for the Utilities Department

Central Services-Fleet Management requests LOI to purchase five vehicles for the Augusta Richmond County Utilities Department. Fleet Management located the vehicles currently available on Akins Ford Dodge vehicle lot and Akins Ford Dodge prices are lower than the state contract holder, Allan Vigil Ford.

(4) 2025 Ford F150 Ext Cab: **Akins Ford Dodge - \$51,104.50/ea**; Allan Vigil - \$53,999.50ea
(1) 2025 Ford Explorer: **Akins Ford Dodge - \$37,895**; Allan Vigil - \$41,908

Akins Dodge Ford is holding the five vehicles until the Augusta Commission has approved the orders. Funding for all vehicles will use Utilities funds account #506-04-3410/54-22210.

Please approve the LOI in total amount of \$242,313.00 to Akins Ford Dodge. Thank you for your assistance. Please contact Fleet Management with any questions or concerns.

LS/kb



BUYER'S ORDER / INVOICE / BILL OF SALE

Item 1.

P.O. Box 280 • Winder, GA 30680 • 770-867-9136 • 800-282-7872 • www.akinsford.com • sales @ akinsford.net

CUSTOMER INFORMATION FOR TITLE PURPOSES										SALESPERSON		PROSPECT #					
NAME(S) FIRST, MIDDLE, LAST OR BUSINESS Augusta Georgia										STOCK NUMBER SGC67582		DATE					
										TYPE - R.F.W.T.L.		FLEET#					
STREET ADDRESS				CITY			COUNTY			STATE		ZIP CODE					
MAILING ADDRESS				CITY			COUNTY			STATE		ZIP CODE					
HOME PHONE			CELL OR PAGER #			OFFICE OR WORK PHONE			E-MAIL ADDRESS								
PRIMARY PURCHASER INFORMATION										BASE PRICE		\$37,745.00					
SOCIAL SECURITY			DRIVER'S LICENSE #			DATE OF BIRTH			NAD #			Delivery		\$150.00			
VEHICLE PURCHASED																	
TYPE		YEAR 2025		MAKE Ford		MODEL Explorer		BODY SUV									
CYLINDERS		TRANSMISSION Auto		FUEL Gas		COLOR White		TRIM ACTIVE		VIN 1FMUK7DH7SGC67582							
KEY CODE		OTHER						ODOMETER				\$0.00					
TRADE-IN #1										TOTAL PRICE INCLUDING DEALER OPTIONS		\$37,895.00					
YEAR		MAKE		VIN						ADJUSTED PRICE INCL DISCOUNT(S)		\$37,895.00					
MODEL		STOCK NUMBER		ODOMETER		TRADE ALLOWANCE \$				GROSS TRADE-IN ALLOWANCE		\$0.00					
PAYOFF AMOUNT		GOOD UNTIL		ACCOUNT NUMBER						TRADE DIFFERENCE		\$37,895.00					
PAYOFF OWED TO		PHONE NUMBER		QUOTED BY						SERVICE & DOCUMENTATION FEE		\$0.00					
ADDRESS		CITY		STATE		ZIP CODE				TAXABLE AMOUNT		\$37,895.00					
TRADE-IN #2										SALES TAX 0%		\$0.00					
YEAR		MAKE		VIN						TAG & TITLE FEE		\$0.00					
MODEL		STOCK NUMBER		ODOMETER		TRADE ALLOWANCE \$				GA WARRANTY RIGHTS FEE (NEW ONLY)		\$0.00					
PAYOFF AMOUNT		GOOD UNTIL		ACCOUNT NUMBER						PRICE INCLUDING TAX & FEES		\$37,895.00					
PAYOFF OWED TO		PHONE NUMBER		QUOTED BY						BALANCE OWED ON TRADE(S)		\$0.00					
ADDRESS		CITY		STATE		ZIP CODE				TOTAL PURCHASE PRICE W/TRADES		\$37,895.00					
LIEN HOLDER										REBATE(S) ASSIGNED TO DEALER		\$0.00					
PURCHASED VEHICLE LIEN HOLDER				LIEN HOLDER CODE						DEPOSIT RECEIPT #		\$0.00					
ADDRESS				CITY			STATE			ZIP CODE			CASH DOWN RECEIPT \$		\$0.00		
INSURANCE										SERVICE CONTRACT		\$0.00					
COMPANY					POLICY NUMBER					GAP							
AGENT					PHONE					UNPAID BALANCE							
ADDRESS					CITY			STATE			ZIP CODE			NET DUE UPON DEL CASH/CHECK CONTRACT		\$37,895.00	
Purchaser agrees that this Order, including all the terms on BOTH THE FACE AND REVERSE SIDE HEREOF, and any retail installment sales contract reflecting the above transaction cancel and supercede any prior agreement or contract and compromise the complete and exclusive statement of the terms. Purchaser agrees that THIS ORDER SHALL NOT BECOME BINDING UNTIL ACCEPTED BY DEALER OR HIS AUTHORIZED REPRESENTATIVE, AND FURTHERMORE IN THE EVENT OF A TIME SALE, THIS ORDER SHALL NOT BE BINDING UNTIL THE RETAIL INSTALLMENT SALES CONTRACT IS SIGNED BY PURCHASER AND HAS BEEN APPROVED BY A BANK OR FINANCE COMPANY WILLING TO PURCHASE SAID CONTRACT ON SUCH TERMS. This agreement cannot be modified except by express agreement of the parties. Purchaser by his executing of the Agreement acknowledges that he has read the terms and conditions and has received a true copy of the agreement.																	
PURCHASER'S SIGNATURE				DATE		ACCEPTED BY:				DEALER OR HIS AUTHORIZED REPRESENTATIVE							
CO-PURCHASER'S SIGNATURE				DATE													



BUYER'S ORDER / INVOICE / BILL OF SALE

Item 1.

P.O. Box 280 • Winder, GA 30680 • 770-867-9136 • 800-282-7872 • www.akinsford.com • sales @ akinsford.net

CUSTOMER INFORMATION FOR TITLE PURPOSES										SALESPERSON		PROSPECT #		
NAME(S) FIRST, MIDDLE, LAST OR BUSINESS Augusta Georgia										Josh C				
										STOCK NUMBER ordered		DATE		
										TYPE - R.F.W.T.L.		FLEET#		
STREET ADDRESS				CITY			COUNTY			STATE		ZIP CODE		
MAILING ADDRESS				CITY			COUNTY			STATE		ZIP CODE		
HOME PHONE			CELL OR PAGER #			OFFICE OR WORK PHONE			E-MAIL ADDRESS					
PRIMARY PURCHASER INFORMATION										BASE PRICE		\$47,176.00		
SOCIAL SECURITY			DRIVER'S LICENSE #			DATE OF BIRTH			NAD #		delivery		\$150.00	
VEHICLE PURCHASED										step/liner		\$1,377.00		
TYPE NEW		YEAR 2025		MAKE Ford		MODEL F-150		BODY extended		upfit		\$2,401.50		
CYLINDERS		TRANSMISSION Auto		FUEL GAS		COLOR White		TRIM STX		TOTAL PRICE INCLUDING DEALER OPTIONS		\$51,104.50		
KEY CODE		OTHER				ODOMETER				ADJUSTED PRICE INCL DISCOUNT(S)		\$51,104.50		
TRADE-IN #1										GROSS TRADE-IN ALLOWANCE		\$0.00		
YEAR		MAKE		VIN						TRADE DIFFERENCE		\$51,104.50		
MODEL		STOCK NUMBER		ODOMETER		TRADE ALLOWANCE \$				SERVICE & DOCUMENTATION FEE		\$0.00		
PAYOFF AMOUNT		GOOD UNTIL		ACCOUNT NUMBER						TAXABLE AMOUNT		\$51,104.50		
PAYOFF OWED TO				PHONE NUMBER		QUOTED BY				SALES TAX 0%		\$0.00		
ADDRESS		CITY		STATE		ZIP CODE				TAG & TITLE FEE		\$0.00		
TRADE-IN #2										GA WARRANTY RIGHTS FEE (NEW ONLY)		\$0.00		
YEAR		MAKE		VIN						PRICE INCLUDING TAX & FEES		\$51,104.50		
MODEL		STOCK NUMBER		ODOMETER		TRADE ALLOWANCE \$				BALANCE OWED ON TRADE(S)		\$0.00		
PAYOFF AMOUNT		GOOD UNTIL		ACCOUNT NUMBER						TOTAL PURCHASE PRICE W/TRADES		\$51,104.50		
PAYOFF OWED TO				PHONE NUMBER		QUOTED BY				REBATE(S) ASSIGNED TO DEALER		\$0.00		
ADDRESS		CITY		STATE		ZIP CODE				DEPOSIT RECEIPT #		\$0.00		
LIEN HOLDER										CASH DOWN RECEIPT \$		\$0.00		
PURCHASED VEHICLE LIEN HOLDER					LIEN HOLDER CODE					SERVICE CONTRACT		\$0.00		
ADDRESS					CITY			STATE		ZIP CODE		GAP		
INSURANCE										UNPAID BALANCE				
COMPANY					POLICY NUMBER					NET DUE UPON DEL CASH/CHECK CONTRACT		\$51,104.50		
AGENT					PHONE									
ADDRESS					CITY			STATE		ZIP CODE				
Purchaser agrees that this Order, including all the terms on BOTH THE FACE AND REVERSE SIDE HEREOF, and any retail installment sales contract reflecting the above transaction cancel and supercede any prior agreement or contract and compromise the complete and exclusive statement of the terms. Purchaser agrees that THIS ORDER SHALL NOT BECOME BINDING UNTIL ACCEPTED BY DEALER OR HIS AUTHORIZED REPRESENTATIVE, AND FURTHERMORE IN THE EVENT OF A TIME SALE, THIS ORDER SHALL NOT BE BINDING UNTIL THE RETAIL INSTALLMENT SALES CONTRACT IS SIGNED BY PURCHASER AND HAS BEEN APPROVED BY A BANK OR FINANCE COMPANY WILLING TO PURCHASE SAID CONTRACT ON SUCH TERMS. This agreement cannot be modified except by express agreement of the parties. Purchaser by his executing of the Agreement acknowledges that he has read the terms and conditions and has received a true copy of the agreement.														
PURCHASER'S SIGNATURE _____					ACCEPTED BY: _____									
DATE _____					DEALER OR HIS AUTHORIZED REPRESENTATIVE									
CO-PURCHASER'S SIGNATURE _____					DATE _____									

ALLAN VIGIL FORD-LINCOLN GOVERNMENT SALES

**2025 Ford Explorer Mid-size SUV,
4X2, Rear wheel Drive (RWD)**

**Base Price \$ 41,758.00
K7D**

SWC #99999-SPD-ES40199373-002

**Equipment included in
Base price**

2.3L EcoBoost I4 engine
10 Speed Automatic Transmission
Power Liftgate
Tilt / Cruise
Power ABS Brakes
Aluminum Wheels
Power Windows / Locks / Mirrors
AM-FM-XM Radio
Ford SYNC 3 (bluetooth)
Dual zone climate control
Rear View Camera, Reverse sensing
Mini Spare Tire
Carpet with Mats
10way pwr driver cloth seat
2nd & 3rd Row folding split seat
Rear Window Defroster
Keyless Remotes (2)
Power driver seat
Privacy glass
Blind spot, lane keeping
Automatic Emergency braking
Remote start

Options

Price

4WD Drivetrain (All models)	3,110.00	
All Weather Floor Mats (All)	225.00	
Daytime Running Lights (All)	75.00	
Trailer towing Class III	525.00	
Cargo Mgt System(All)	160.00	
ST- LINE RWD 300A	5,569.00	
ST- LINE 4WD 300A	8,081.00	
Daytime running lights	75.00	
Active Comfort Package		
*heated steering wheel		
*led fog lamps	3,780.00	
*remote start sytem		
*8 way power passenger seat		
*active X seating material		
Platinum Package	\$9,338.00	

Optional Equipment Total

Colors Available

	Exterior	Interior
YZ	Oxford White	Dark Gray
UM	Agate Black	"
JS	Iconic Silver	"
M7	Carbonize Gray	"
		"

Other Vender total

Delivery	\$ 150.00
Total	\$ 41,908.00

FOB Allan Vigil Ford
Delivery-see chart, \$75 minimum

ALLAN VIGIL FORD GOV'T SALES
6790 Mt. Zion Blvd
Morrow, GA 30260

770-968-0680 Phone
800-821-5151 Toll Free
678-364-3910 Fax

Contact person

Agency

Phone Number

Email address

Code

K8B

16A

942

52T

21F

K7K

K8K

942

68A

68U

ALLAN VIGIL FORD-LINCOLN GOVERNMENT SALES

2025 Ford F150 (1/2 ton)
Regular Cab, 6 Cyl, 4x2, LWB

Base Price \$ 38,993.00

SWC #99999-SPD-ES40199373-002

Equipment included in base price:

2.7L V-6 Engine

10 Speed Automatic Transmission
 Factory Installed A/C
 AM-FM Radio
 Solar Tinted Glass
 Power Steering/ABS Brakes
 Rear view back up camera
 Vinyl 40/20/40 Bench Seat
 Rubber Floor Covering
 Full Size Spare/ Step bumper
 Autolamp headlights
 Long bed 8'
 Power Windows, Locks & Mirrors
 Cruise control
 P245/70R17 Tires
 Ford SYNC (Bluetooth)

Options	Price	Code
5.0L V8 Flex Fuel engine	2,350.00	995
3.5L V6 EcoBoost engine**	2,948.00	99G
Extended range fuel tank**	410.00	655
Super Cab (6.5 ft. bed)	5,735.00	\$ 5,735.00 X1C
4x4 Option- Regular cab	5,225.00	F1E
4X4 Option-Super&Crew Cabs	5,525.00	\$ 5,525.00 X1E
Crew Cab SWB (5.5 ft bed)	8,765.00	W1Cs
Crew Cab LWB* (6.5 ft bed)	9,995.00	W1C/Long
*** (4x4) ONLY		
Limited Slip Axle	1,345.00	XL3
Daytime Running Lights	95.00	\$ 95.00 942
Rear Parking Sencers		
LT265/70R17C A/T tires	562.00	T7C
Class IV Hitch (w/o tow pkg)	495.00	53B
Trailer Tow Pkg	1,525.00	53A

Exterior Colors Interior Color
 Gray

YZ Oxford White
 HX Antimatter Blue
 B3 Atlas Blue
 JS Iconic Silver
 UM Agate Black
 M7 Carbonized Gray

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Running boards (black)	475.00	\$ 475.00 18B
40-20-40 Cloth Split Bench	725.00	CS
Rear window defroster n/a REC	305.00	57Q/924

LED Warning Beacons

top brake light mounted 950.00 94S

FOB Allan Vigil Ford
 Delivery- see chart, \$75 minimum

Spray-in Bedliner	625.00	\$ 625.00 ATK
Carpeted floor mats	125.00	
XLT Package	6,650.00	303a

ALLAN VIGIL FORD GOV'T SALES

6790 Mt. Zion Blvd
Morrow, GA 30260
770-968-0680 Phone
678-364-3910 Fax

Options total	
Other vendor added equipment	\$ 2,401.50
Delivery	\$ 150.00
	\$ 53,999.50

Total
 Contact person
Agency
 Phone Number



Administrative Services Committee

Meeting Date: Tuesday, August 26, 2025

Emergency – Julian Smith Casino HVAC Replacements

Department:	Central Services Department
Presenter:	Ron Lampkin
Caption:	Receive as information the emergency request for the HVAC replacements at the Julian Smith Casino in the amount of \$225,000.00 by Sig Cox.
Background:	Two of the HVAC units that service the Julian Smith Casino are no longer operational due to several deficiencies. An inspection of the units revealed that a complete replacement will be required. The failure of the HVAC units, coupled with the current outside temperatures, are causing room temperatures to increase. The replacement of the HVAC units is required in order to regulate temperatures throughout the facility.
Analysis:	Sig Cox will perform the corresponding work.
Financial Impact:	\$225,000.00; SPLOST VI GL: 328-06-1110/54.13120 JL: 210-06-6102/54.13120
Alternatives:	A – Receive as information B – Do not receive as information
Recommendation:	Receive as information the emergency request for the HVAC replacements at the Julian Smith Casino in the amount of \$225,000.00 by Sig Cox.
Funds are available in the following accounts:	\$225,000.00; SPLOST VI GL: 328-06-1110/54.13120 JL: 210-06-6102/54.13120



Central Services Department

Ron Lampkin, Interim Director
Maria Rivera-Rivera, Deputy Director

2760 Peach Orchard Road, Augusta, GA 30906
(706) 828-7174 Phone (706) 796-5077 Fax

MEMORANDUM

TO: Darrell White, Interim Director, Procurement Department
FROM: ~~Ron Lampkin~~, Interim Director, Central Services Department
DATE: August 4, 2025
SUBJECT: Emergency Memo – Julian Smith Casino HVAC Replacements

In accordance with §1-10-57 Emergency Procurements, we respectfully ask you to accept this communication as notification of an emergency at the Julian Smith Casino relating to the failure of the HVAC units.

Two of the HVAC units that service the Julian Smith Casino are no longer operational due to several deficiencies. An inspection of the units revealed that a complete replacement will be required. The failure of the HVAC units, coupled with the current outside temperature, is causing room temperatures to increase. The replacement of the HVAC units is required in order to regulate temperatures throughout the facility. Sig Cox has been deemed qualified to make the necessary replacement of the HVAC units.

Please process a purchase order for Sig Cox in the amount of \$225,000.00 for the replacement of the HVAC units.

If you have any questions or concerns, please contact the Central Services Department.

RL/mcrr

**AUGUSTA-RICHMOND COUNTY GEORGIA
PURCHASING DEPARTMENT**

REQUISITION

REQUISITION:
REQUISITION DATE: 08/4/2025
PURCHASE ORDER NUMBER:
PURCHASE ORDER DATE:

Item 2.
ITEM NAME: Central Services Department
ITEM NUMBER: ~~SPL~~ POST 6, See Below
DEPARTMENT HEAD: 

ITEM NO	DESCRIPTION	Quantity	NAME OF BIDDER		NAME OF BIDDER		NAME OF BIDDER	
			VENDOR					
			PHONE NUMBER	QUOTED BY	Unit Price	Total Price	Unit Price	Total Price
1	JULIAN SMITH CASINO HVAC REPLACEMENT - ALL NECESSARY MODIFICATIONS TO CONNECT BACK TO EXISTING DUCTWORK, CONNECT BACK TO EXISTING ELECTRICAL, REMOVE AND DISPOSE OF OLD EQUIPMENT AND PROVIDE CRANE TO REMOVE AND SET EQUIPMENT. ONCE EQUIPMENT IS INSTALLED, START UP BOTH SYSTEMS AND TEST FOR PROPER OPERATION. 1 YR LABOR WARRANTY, 1 YR WARRANTY ON ALL PARTS, 5 YRS WARRANTY ON COMPRESSORS	1	Sig Cox 706-722-5304 Jason Gay		\$ 225,000.00	\$ 225,000.00		
2								
3								
4								
5								
6	Emergency - Julian Smith Casino HVAC Replacement							
7	Proposal 7/28/25							
8	Funding is available in the following accounts:							
9	GL: 328-06-1110/54.13120							
10	JL: 210-06-6102/54.13120							
11								
12								
13								
14								
15								
16								
17								
TOTAL BID			\$			225,000.00		
SHIPPING CHARGES								
DELIVERY TIME FROM RECEIPT OF PURCHASE ORDER								



Sig Cox Incorporated

1431 Greene St., Augusta, Georgia 30901 706-722-5304 Fax-722-4511

Proposal

Date 7/28/25

From: Jason Gay

To: Julian Smith Casino

Attn: Marquel

RE: Quote for new units

Sig Cox, Inc. hereby submits our proposal for the following Scope of Work:

DX Cooling, natural gas heat Horizontal supply and horizontal return 30 ton 60 Hertz R-454B 230 Volt 60 Hertz 3 Phase Low gas heat capacity Barometric relief 2" MERV 8 High efficiency, throwaway filters 7.5 hp supply motor 650 RPM 0-100% Economizer, reference enthalpy control Multi-speed fan Service valves Factory powered ground fault convenience outlet with disconnect switch Louvered condenser coil hail guards 5k SCCR Standard efficiency unit Modulating hot gas reheat Duct mounted humidity sensor

*we will make all necessary Modification's needed to connect back to existing ductwork

*we will connect back to existing electrical

*we will properly remove and dispose of old equipment

*we will provide the crane to remove and set equipment

*once the equipment has ben installed, we will start up both systems and test for proper operation.

Investment: \$ 225,000.00

Warranty: 1 year labor 1 year on all parts 5 years on the compressors

Thank you for the opportunity to provide a proposal for this project. Please feel free to contact me if you should have any questions.

Sincerely,

Jason Gay

Service Advisor CELL # 706-699-6644

Sig Cox, Inc.

Jgay@sigcox.com

GA LICENSE # CU-400179

SC LICENSE # M-1246

Accepted by: _____

Katie Cornelius

From: Darrell White
Sent: Thursday, July 31, 2025 12:11 PM
To: Katie Cornelius
Cc: Ron Lampkin; Maria Rivera-Rivera; Scarlet Green; Arlene New; Audrey Sutton; Nancy M. Williams; Eric Bing; Marquel Wimbush
Subject: RE: Emergency Request - Julian Smith Casino & BBQ Pit HVAC Replacement Needed

Please proceed immediately with this request

From: Katie Cornelius <KCornelius@augustaga.gov>
Sent: Thursday, July 31, 2025 11:08 AM
To: Darrell White <DWhite2@augustaga.gov>
Cc: Ron Lampkin <RLampkin@augustaga.gov>; Maria Rivera-Rivera <MRivera-Rivera@augustaga.gov>; Scarlet Green <SGreen@augustaga.gov>; Arlene New <anew@augustaga.gov>; Audrey Sutton <ASutton@augustaga.gov>; Nancy M. Williams <NWilliams@augustaga.gov>; Eric Bing <EBing@augustaga.gov>; Marquel Wimbush <MWimbush@augustaga.gov>
Subject: Emergency Request - Julian Smith Casino & BBQ Pit HVAC Replacement Needed
Importance: High

Good morning,

This communication serves as notification of an emergency at the following location:

- Julian Smith Casino & BBQ Pit
 - The HVAC units at these locations are currently down due to refrigerant leaks, causing a lack of air circulation and rising indoor temperatures. It is of utmost importance that this is addressed in order to restore proper air circulation to the facility, as well as mitigate potential environmental hazards caused by the leaks. After an assessment was performed, it was found that these units will require a complete replacement due to the nature of the deficiencies presented.

We are requesting approval to proceed with Sig Cox on an emergency basis to perform the replacement of the affected units.

Thank you,
 Katie

Katie Cornelius | Administrative Assistant
Augusta – Richmond County | Central Services Department
 2760 Peach Orchard Rd | Augusta, Georgia 30906
 (p) 706-312-4152
KCornelius@augustaga.gov | www.augustaga.gov

Augusta
 GEORGIA



Administrative Services Committee

Meeting Date: Tuesday, August 26, 2025

Emergency – Fleet Shop # 2 Roof Replacement

Department:	Central Services Department
Presenter:	Ron Lampkin
Caption:	Receive as information the emergency request for the roof replacement at the Fleet Shop # 2 facility located at 2316 Tobacco Road in the amount of \$79,861.00 by Hixon's Roofing & Construction.
Background:	Fleet Shop #2 is experiencing several leaks inside the building. These leaks are persistently causing interior issues and water damage to the walls, ceiling, flooring and equipment. During an assessment conducted by the Central Services Department and Hixon's Roofing, it was found that the roof would require replacement. It is imperative that the maintenance process continues to preserve the integrity of the structure.
Analysis:	Hixon's Roofing & Construction will perform the corresponding work.
Financial Impact:	\$79,861.00; SPLOST VIII GL: 330-05-1120/54.13120 JL: 225-05-6134/54.13120
Alternatives:	A – Receive as information B – Do not receive as information
Recommendation:	Receive as information the emergency request for the roof replacement at the Fleet Shop # 2 facility located at 2316 Tobacco Road in the amount of \$79,861.00 by Hixon's Roofing & Construction.
Funds are available in the following accounts:	\$79,861.00; SPLOST VIII GL: 330-05-1120/54.13120 JL: 225-05-6134/54.13120



Central Services Department

Ron Lampkin, Interim Director
Maria Rivera-Rivera, Deputy Director

2760 Peach Orchard Road, Augusta, GA 30906
(706) 828-7174 Phone (706) 796-5077 Fax

MEMORANDUM

TO: Andy Penick, Director, Procurement Department

FROM: ~~Ron Lampkin, Interim Director, Central Services Department~~


DATE: August 11, 2025

SUBJECT: Emergency Memo – Fleet Shop #2 Roof Leaks

In accordance with §1-10-57 Emergency Procurements, I respectfully ask you to accept this communication as notification of an emergency at the Fleet Shop # 2 facility regarding several roof leaks.

Fleet Shop #2 is experiencing several leaks inside the building. These leaks are persistently causing interior issues and water damage to the walls, ceiling, flooring and equipment. During an assessment conducted by the Central Services Department and Hixon's Roofing, it was found that the roof would require replacement. It is imperative that the maintenance process continues to preserve the integrity of the structure. Hixon's Roofing & Construction has been deemed qualified to make the necessary replacement of the roof.

Please process a purchase order to Hixon's Roofing & Construction in the amount of \$79,861.00 for the needed roof replacement.

If you have any questions or concerns, please contact the Central Services Department.

RL/mcrr

Agenda item
in progress for
8/26/25 committee
meeting
-Katie
ext. 4152

**AUGUSTA-RICHMOND COUNTY GEORGIA
PURCHASING DEPARTMENT**

REQUISITION

Item 3.
DEPARTMENT NAME: Central Services Department
DEPARTMENT NUMBER: SPL051 VIII, See Below
DEPARTMENT HEAD: 

REQUISITION:
REQUISITION DATE: 08/11/2025
PURCHASE ORDER NUMBER:
PURCHASE ORDER DATE:

				NAME OF BIDDER		NAME OF BIDDER		NAME OF BIDDER	
				Hixon's Roofing					
				803-341-1483					
				Tyler Hixon					
ITEM NO	DESCRIPTION	Quantity	Unit Price	Total Price	Unit Price	Total Price	Unit Price	Total Price	
1	FLEET SHOP #2 ROOF REPLACEMENT - LABOR, MATERIALS, CLEAN WORK AREA & DISPOSE OF GENERATED WASTE - 5 YR WORKMANSHIP WARRANTY + 40 YR MANUFACTURERS WARRANTY ON PAINT	1	\$ 79,861.00	\$ 79,861.00					
2									
3									
4									
5									
6	Emergency - Fleet Shop #2 Roof Replacement								
7	Quote # 07/21/2025 - SR # 599113								
8	Funding is available in the following accounts:								
9	GL: 330-05-1120/54.13120								
10	JL: 225-05-6134/54.13120								
11									
12									
13									
14									
15									
16									
17									
TOTAL BID			\$	79,861.00					
SHIPPING CHARGES									
DELIVERY TIME FROM RECEIPT OF PURCHASE ORDER									

SR# 599113

Item 3.



Hixon's Commercial Roofing
 Hixon's Roofing
 12192 Atomic Road
 Beech Island, SC 29842

07/21/2025

Company Representative
 Tyler Hixon
 Phone: (803) 341-1483
 tylerhixon@hixonsroofing.com

Fleet Management Shop 2 Heavy Equipment Bldg Green Bldg
 2316 Tobacco Road
 Augusta, GA 30906
 (706) 564-1712

Job: Fleet Management Shop 2 Heavy Equipment Bldg Green Bldg

Roofing Section

- Obtain all required permits.
- Remove one layer of existing roofing material (if additional layers discovered during removal, additional charge will be applied)
- Furnish & Install new roll insulation
- Furnish & Install new 26 Gauge R Panel Metal per manufacturers specifications
- Furnish & install drip edge (color match)
- Furnish & install metal ridge cap (color match)
- Furnish & install rake metal and all other applicable trim (color match as applicable)
- Furnish & install new skylights
- Furnish & install new pipe boots.
- Blow out gutters.
- Magnet sweep job site.
- Clean Up Work Area and Dispose of Generated Waste
- *5 year workmanship warranty.
- *40 year manufacturer's warranty on paint.

TOTAL

\$79,861.00

Please make all checks payable to Hixon's Roofing. **Payment is due upon completion of work.** If the job is through insurance; the first check is due on the day of the contract signing along with any out of pocket expenses. If the job is through our financing company; we will send an invoice and handle the rest. In the unlikely event that collection procedures become necessary, I understand that I, not my insurance company, am responsible for the entire account balance. I shall pay all monies to Hixon's Roofing, and I will be responsible for invoice amount plus all fees involved in the collection. Interest of 5% will be applied to any balance remaining after 30 days from invoice. I also acknowledge that it is my full responsibility to pay 50% of the balance owed to cover Collection Fees, if sent to a Collection Agency, plus court cost and any interest incurred if litigated. Any payment made with credit card, there will be a 3% additional service charge. Customer is liable for any check or ACH fees incurred. Any signed contract cancellations will result in an amount of 25% of the total contract due to Hixon's Roofing immediately upon cancellation.

Parapet Coping Disclaimer: If metal coping is not replaced, we cannot warranty any leaks associated with the metal coping or parapet wall.

Previous Leak Disclaimer: If any interior damage is present, please wait at least 2 rains before having it repaired, as we will not be liable for interior damage on previous leak areas.

Satellite Disclaimer: If your home has a satellite dish we will have to remove it in order to properly install your roof. We will do our best to ensure it is put back in the correct position, but we are not responsible for ensuring that you have signal after we put the dish back in place.

Safety Disclaimer: Hixon's Roofing cannot be held liable for any injuries to customers during our work on site, please be mindful that this is a construction zone and homeowners/clients should not be on or around potential hazards (on roof, under or around ladders or around property when items may fall, etc..)

Gutter/Gutter Guard Disclaimer: Hixon's Roofing is not liable for damage that may occur to gutter guards or gutters, it is the customers responsibility to reach out to the company that installed their gutters/guards for any warranty or removal that may be required before work is performed.

Open rafters Disclaimer: These rafters require shorter nails, blow outs or protrusion may still occur, Hixon's Roofing is not liable for paint or other damage

Katie Cornelius

From: Darrell White
Sent: Monday, July 21, 2025 4:26 PM
To: Katie Cornelius
Cc: Ron Lampkin; Maria Rivera-Rivera; Scarlet Green; Arlene New; Audrey Sutton; Nancy M. Williams; Laquona Sanderson
Subject: RE: Emergency Request - Fleet Shop #2 Heavy Equipment Roof Leaks (2316 Tobacco Rd)

Please proceed

From: Katie Cornelius <KCornelius@augustaga.gov>
Sent: Monday, July 21, 2025 3:51 PM
To: Darrell White <DWhite2@augustaga.gov>
Cc: Ron Lampkin <RLampkin@augustaga.gov>; Maria Rivera-Rivera <MRivera-Rivera@augustaga.gov>; Scarlet Green <SGreen@augustaga.gov>; Arlene New <anew@augustaga.gov>; Audrey Sutton <ASutton@augustaga.gov>; Nancy M. Williams <NWilliams@augustaga.gov>; Laquona Sanderson <LSanderson@augustaga.gov>
Subject: Emergency Request - Fleet Shop #2 Heavy Equipment Roof Leaks (2316 Tobacco Rd)
Importance: High

Good afternoon,

This communication serves as notification of an emergency at the following location:

- Fleet Shop 2 – Heavy Equipment Facility (2316 Tobacco Road)
 - During the recent weather conditions, the roof at this location is currently presenting leaks. These leaks are causing interior issues and water damage to the walls, ceiling, flooring, and equipment. It is imperative that these leaks are addressed to preserve the integrity of the structure and prevent further damages.

We are requesting to proceed with Hixon's Roofing on an emergency basis to assess what is needed and make the necessary corrections.

Please feel free to contact us with any questions or concerns regarding this information.

Thanks,
 Katie

Katie Cornelius | Administrative Assistant
Augusta – Richmond County | Central Services Department
 2760 Peach Orchard Rd | Augusta, Georgia 30906
 (p) 706-312-4152
KCornelius@augustaga.gov | www.augustaga.gov



Administrative Services Committee

Meeting Date: Tuesday, August 26, 2025

Emergency – Fleet Shop # 2 Roof Replacement

Department:	Central Services Department
Presenter:	Ron Lampkin
Caption:	Receive as information the emergency request for the roof replacement at the Fleet Shop # 2 facility located at 2316 Tobacco Road in the amount of \$79,861.00 by Hixon's Roofing & Construction.
Background:	Fleet Shop #2 is experiencing several leaks inside the building. These leaks are persistently causing interior issues and water damage to the walls, ceiling, flooring and equipment. During an assessment conducted by the Central Services Department and Hixon's Roofing, it was found that the roof would require replacement. It is imperative that the maintenance process continues to preserve the integrity of the structure.
Analysis:	Hixon's Roofing & Construction will perform the corresponding work.
Financial Impact:	\$79,861.00; SPLOST VIII GL: 330-05-1120/54.13120 JL: 225-05-6134/54.13120
Alternatives:	A – Receive as information B – Do not receive as information
Recommendation:	Receive as information the emergency request for the roof replacement at the Fleet Shop # 2 facility located at 2316 Tobacco Road in the amount of \$79,861.00 by Hixon's Roofing & Construction.
Funds are available in the following accounts:	\$79,861.00; SPLOST VIII GL: 330-05-1120/54.13120 JL: 225-05-6134/54.13120



Administrative Services Committee

Meeting Date: Tuesday, August 26, 2025

179D Allocation Letter – Trane Technologies

Department:	Central Services Department
Presenter:	Ron Lampkin
Caption:	Approve the request for Mayor's execution of the federal tax deduction (179D) Allocation Letter to Trane Technologies.
Background:	Trane Technologies Trane is eligible for a federal tax deduction (SECTION 179D) for their work completed towards the construction at the following property. TRANE was the turnkey service provider for this project: Augusta-Richmond County PACT Agreement. For Trane to move forward with applying for this federal program, they are required to receive a signature on an allocation letter from an authorized representation of Augusta-Richmond County. The allocation letter was presented to Lanetha Pitts, on July 21 st , 2025.
Analysis:	The Energy Efficient Commercial Building Deduction (179D) was enacted into law as part of the Energy Policy Act of 2005 to encourage the energy-efficient design and construction of new or renovated properties. Section 3 of IRS notice 2008-40 provides the special rule for government-owned buildings. The rule provides that in the case where the building is owned by a government agency, such as Augusta-Richmond County, the building owner may allocate the 179D deduction to eligible companies like TRANE that impact the HVAC/hot water systems, lighting, or building envelope systems during new construction and renovations. TRANE as the turnkey service provider provided designs and technical specifications for the installation of the building automation system and is therefore applying and eligible for 100% allocation of the deduction for their role as the turnkey service provider.
Financial Impact:	No cost to Augusta-Richmond County. This is a deduction line item that TRANE will write in on their 2025 federal tax return and will lower their taxable income.
Alternatives:	A – Approve the request B – Do not approve the request
Recommendation:	Approve the request for Mayor's execution of the federal tax deduction (179D) Allocation Letter to Trane Technologies.
Funds are available in the following accounts:	No cost to Augusta-Richmond County. This is a deduction line item that TRANE will write in on their 2025 federal tax return and will lower their taxable income.

179D Allocation Letter – Trane Technologies
Augusta-Richmond County

Item 4.

PURPOSE

Trane Technologies Trane is eligible for a federal tax deduction (**Section 179D**) for their work completed towards the construction at the following property. TRANE was the turnkey service provider for this project.

1. Augusta-Richmond County PACT Agreement

In order for TRANE to move forward with applying for this federal program, they are required to receive a signature on an allocation letter from an authorized representative of Augusta-Richmond County. The allocation letter was presented to Lanetha Pitts, on July 21st, 2025.

DECISION STATEMENT

To move forward, an executed allocation letter would need to be signed and received by 8/30/2025.

BACKGROUND

The Energy Efficient Commercial Building Deduction (**179D**) was enacted into law as part of the Energy Policy Act of 2005 to encourage the energy-efficient design and construction of new or renovated properties. Section 3 of IRS notice 2008-40 provides the special rule for government-owned buildings. The rule provides that in the case where the building is owned by a government agency, such as Augusta-Richmond County, the building owner may allocate the 179D deduction to eligible companies like TRANE that impact the HVAC/hot water, lighting, or building envelope systems during new construction or renovations. TRANE as the turnkey service provider provided designs and technical specifications for the installation of the building automation system and is therefore applying and eligible for 100% allocation of the deduction for their role as the turnkey service provider.

RECOMMENDATION

I recommend that we move forward with allocating the 179D incentive to TRANE at 100%.

SOURCE OF FUNDING

Federal tax dollars. There is no cost to Augusta-Richmond County. This is a deduction line item that TRANE will write in on their 2025 federal tax return and will lower their taxable income.

COORDINATION/ROUTING:

1. Action Required:
Board Approval – Please fill in the allocation percentage box on page two as well as initials. Page 3, requires signature from an authorized representative of the County.
2. Please return signed document to Emily Teegerstrom (Emily.Teegerstrom@alliantgroup.com) with alliantgroup, LP



SECTION 179D ENERGY EFFICIENT COMMERCIAL BUILDINGS DEDUCTION **ALLOCATION FORM**

As part of the Energy Policy Act of 2005, Congress enacted Section 179D of the Internal Revenue Code to encourage the design and construction of energy efficient buildings. Per IRC §179D(d)(3), in the case of energy efficient commercial building property installed on or in property owned by a specified government entity, later expanded to include tax-exempt entities by the Inflation Reduction Act of 2022, the Secretary shall promulgate regulations or guidance to allow the allocation of the deduction to the person primarily responsible for designing the property in lieu of the owner of such property. Such person shall be treated as the taxpayer for purposes of this section.

IRS Notice 2008-40 Section 3.02

A designer is a person that creates the technical specifications for installation of energy efficient commercial building property (or partially qualifying commercial building property for which a deduction is allowed under § 179D). A designer may include, for example, an architect, engineer, contractor, environmental consultant or energy services provider who creates the technical specifications for a new building or an addition to an existing building that incorporates energy efficient commercial building property (or partially qualifying commercial building property for which a deduction is allowed under § 179D). A person that merely installs, repairs, or maintains the property is not a designer.

Scope of Work

The following PACT project (Performance Agreement for Comfort from Trane) was completed to reduce energy consumption and operational costs. In total, three Energy Conservation Measures (ECMs) were developed to service 64 Augusta-Richmond County facilities, located across Augusta, Blythe, and Hephzibah Georgia.

Trane Technologies created technical specifications for the installation of the energy efficient commercial building property and is eligible to be allocated the 179D Energy Efficient Commercial Building Deduction. Specifically, Trane Technologies created technical specifications through the following:

Trane Technologies served as the comprehensive energy services solution provider for this project. Trane Technologies identified, assessed, recommended and executed all elements of the scope of work for the project. Specifically, Trane Technologies team provided the proprietary technical specifications for the mechanical, controls automation systems, LED lighting retrofits and replacements, lighting controls, water efficiency, photovoltaic solar systems, weatherization, and roof insulation improvements for the respective buildings, as outlined in the ECMs provided.



The role of the allocating specified tax-exempt entity is to confirm the scope of work performed and related information provided herein as eligible to pursue for the IRC §179D deduction by the taxpayer seeking the allocation, and not for determining if in fact the commercial building property is energy efficient.

If more than one designer is responsible for creating the technical specifications for installation of energy efficient commercial building property (or partially qualifying commercial building property for which a deduction is allowed under § 179D) on or in a specified tax-exempt building, the owner of the building shall—

- (1) determine which designer is primarily responsible and allocate the full deduction to that designer, or
- (2) at the owner's discretion, allocate the deduction among several designers.

Augusta-Richmond County Building Information					
Property Name	Property Address	Placed in Service	Cost of Property	Allocation Percentage	Building Owner Initials
9-1-1 Emergency Services	911 4th St Augusta, GA 30911	January 2025	\$127,789		
Appleby Branch Library	2260 Walton Way Augusta, GA 30904	January 2025	\$72,023		
Augusta Animal Services Center	4164 Mack Ln Augusta, GA 30906	January 2025	\$209,660		
Augusta Aquatics Center	3157 Damascus Rd Augusta, GA 30909	January 2025	\$176,392		
Augusta Central Services	2760 Peach Orchard Rd Augusta, GA 30906	January 2025	\$49,017		
Augusta Commons	836 Reynolds St Augusta, GA 30901	January 2025	\$8,287		



Augusta-Richmond County Building Information

Property Name	Property Address	Placed in Service	Cost of Property	Allocation Percentage	Building Owner Initials
Augusta Fire Department Training Facility	3117 Deans Bridge Rd Augusta, GA 30906	January 2025	\$50,253		
Augusta Health and Wellness Center/Board of Elections	507 & 535 Telfair St Augusta, GA 30901	January 2025	\$79,681		
Augusta Information Technology	535 Telfair St Augusta, GA 30901	January 2025	\$110,377		
Augusta-Richmond County Judicial Center	735 James Brown Blvd Augusta, GA 30901	January 2025	\$3,271,496		
Augusta-Richmond County Municipal Building	535 Telfair St Augusta, GA 30901	January 2025	\$3,891,578		
Augusta-Richmond County Public Library	823 Telfair St Augusta, GA 30901	January 2025	\$500,017		
Bernie Ward Community Center	1941 Lumpkin Rd Augusta, GA 30906	January 2025	\$135,349		
Blythe Area Recreation Center	3129 HWY 88 Blythe, GA 30805	January 2025	\$228,743		
Boathouse Community Center	101 Riverfront Dr Augusta, GA 30901	January 2025	\$64,794		
Carrie J. Mays Community Life Center	1014 11th Ave Augusta, GA 30901	January 2025	\$214,378		



Augusta-Richmond County Building Information

Property Name	Property Address	Placed in Service	Cost of Property	Allocation Percentage	Building Owner Initials
Carrie J. Mays Gymnasium	1014 11th Ave Augusta, GA 30901	January 2025	\$185,386		
Charles B. Webster Detention Center	1941 Phinizy Rd Augusta, GA 30906	January 2025	\$7,226,133		
Diamond Lakes Branch Library and Robert Howard Community Center	101 & 103 Diamond Lakes Way Hephzibah, GA 30815	January 2025	\$347,125		
Doughty Neighborhood Center	1200 Nellieville Rd Augusta, GA 30901	January 2025	\$76,050		
Downtown Parks Division	302 Watkins St Augusta, GA 30901	January 2025	\$124,835		
Eastview Community Center	644 Aiken St Augusta, GA 30901	January 2025	\$319,275		
Eisenhower Athletic Complex	1488 Eisenhower Dr Augusta, GA 30904	January 2025	\$24,532		
Fire Department Administration	3117 Deans Bridge Rd Augusta, GA 30906	January 2025	\$23,385		
Fire Station 1	1 Broad St Augusta, GA 30901	January 2025	\$114,792		
Fire Station 4	1866 Ellis St Augusta, GA 30904	January 2025	\$66,929		



Augusta-Richmond County Building Information

Property Name	Property Address	Placed in Service	Cost of Property	Allocation Percentage	Building Owner Initials
Fire Station 5	1898 Martin Luther King Jr. Blvd Augusta, GA 30901	January 2025	\$62,739		
Fire Station 6	2618 Richmond Hill Rd Augusta, GA 30906	January 2025	\$65,282		
Fire Station 7	2917 Willis Foreman Rd Hephzibah, GA 30815	January 2025	\$101,577		
Fire Station 8	1898 Highland Ave Augusta, GA 30904	January 2025	\$83,539		
Fire Station 9	3507 Walton Way Ext Augusta, GA 30905	January 2025	\$13,687		
Fire Station 10	1056 Alexander Dr Augusta, GA 30909	January 2025	\$97,824		
Fire Station 11	2619 Lumpkin Rd Augusta, GA 30906	January 2025	\$30,111		
Fire Station 12	1151 Hephzibah-McBean Rd Augusta, GA 30906	January 2025	\$79,386		
Fire Station 13	2619 Lumpkin Rd Augusta, GA 30906	January 2025	\$39,271		
Fire Station 14	3507 GA Hwy 88 Blythe, GA 30805	January 2025	\$26,130		



Augusta-Richmond County Building Information

Property Name	Property Address	Placed in Service	Cost of Property	Allocation Percentage	Building Owner Initials
Fire Station 15	1420 Flowing Wells Rd Augusta, GA 30909	January 2025	\$30,470		
Fire Station 16	3446 Old Louisville Rd Augusta, GA 30906	January 2025	\$49,322		
Fire Station 17	3705 Old Waynesboro Rd Augusta, GA 30906	January 2025	\$62,650		
Fire Station 18	4185 Windsor Spring Rd Augusta, GA 30906	January 2025	\$63,395		
Fire Station 19	1600 Brown Rd Hephzibah, GA 30815	January 2025	\$81,733		
Fleming Tennis Center	1850 Chester Ave Augusta, GA 30906	January 2025	\$20,389		
Friedman Branch Library	1447 Jackson Rd Augusta, GA 30909	January 2025	\$174,546		
Gracewood Community Center	2309 Tobacco Rd Augusta, GA 30906	January 2025	\$238,686		
Henry H. Brigham Senior Center	2463 Golden Camp Rd Augusta, GA 30906	January 2025	\$237,312		
Henry H. Brigham Swim Center	2463 Golden Camp Rd Augusta, GA 30906	January 2025	\$38,769		



Augusta-Richmond County Building Information

Property Name	Property Address	Placed in Service	Cost of Property	Allocation Percentage	Building Owner Initials
Jamestown Community Center	3647 Karleen Rd Hephzibah, GA 30815	January 2025	\$233,878		
Jones Pool	1617 Holley St Augusta, GA 30901	January 2025	\$1,687		
May Park Community Center	622 4th St Augusta, GA 30901	January 2025	\$286,160		
May Park Print Shop	622 4th St Augusta, GA 30901	January 2025	\$76,581		
McDuffie Woods Community Center	3431 Old McDuffie Rd Augusta, GA 30906	January 2025	\$707,693		
Newman Tennis Center	3103 Wrightsboro Rd Augusta, GA 30909	January 2025	\$123,007		
Old Government House	432 Telfair St Augusta, GA 30901	January 2025	\$271,262		
Richmond County License and Inspection	1815 Marvin Griffin Rd Augusta, GA 30906	January 2025	\$9,837		
Richmond County Municipal Solid Waste Landfill	4330 Deans Bridge Rd Blythe, GA 30805	January 2025	\$351,718		
Richmond County Recreation	2200 Broad St Augusta, GA 30904	January 2025	\$298,328		



Augusta-Richmond County Building Information

Property Name	Property Address	Placed in Service	Cost of Property	Allocation Percentage	Building Owner Initials
Richmond County Sheriff's Office	400 Walton Way Augusta, GA 30901	January 2025	\$250,608		
Richmond County Sheriff's Office South Precinct	3425 Mike Padgett Hwy Augusta, GA 30906	January 2025	\$177,651		
Richmond County Sheriff's Office Training Center	2098 Greenland Rd Blythe, GA 30805	January 2025	\$425,042		
Sand Hills Community Center	2540 Wheeler Rd Augusta, GA 30904	January 2025	\$205,288		
Special Ops Precinct	3439 Mike Padgett Hwy Augusta, GA 30906	January 2025	\$100,910		
W.T. Johnson Community Center	1606 Hunter St Augusta, GA 30901	January 2025	\$609,990		
Wallace Branch Library	1237 Laney Walker Blvd Augusta, GA 30901	January 2025	\$41,945		
Warren Road Community Center	300 Warren Rd Augusta, GA 30907	January 2025	\$146,079		

The authorized owner representative is not responsible for certification of the energy efficient commercial building property. The taxpayer receiving the allocation is solely responsible for obtaining the required certification and onsite verification and for ensuring their accuracy and substance.

Following a third-party certification by a licensed professional engineer or contractor in the jurisdiction of the building, Augusta-Richmond County will be provided with a summary analysis detailing the energy-saving improvements and the final Section 179D deduction amount.



Augusta-Richmond County Representative Information

Representative Name:	
Specified Tax-Exempt Entity Name:	Augusta-Richmond County
Title:	
Mailing Address:	
Telephone Number:	
E-mail:	

Trane Technologies Representative Information

Representative Name:	Kumar Paul
Designer Entity Name:	Trane Technologies
Title:	Vice President of Tax
Address:	800 E Beaty St Davidson, NC 28036
Telephone Number:	646.894.9190
Representative E-mail:	Kumar_Paul@tranetechnologies.com

Under penalties of perjury, I declare that I have examined this allocation, including accompanying documents, and to the best of my knowledge and belief, the facts presented in support of this allocation are true, correct, and complete.

AGREED TO AND ACCEPTED:

Signature (Augusta-Richmond County Representative)

Date

Signature (Trane Technologies Representative)

Mar 11, 2025

Date



Administrative Services Committee

August 26, 2025

Memorial display at Hero's Overlook

Department:	N/A
Presenter:	N/A
Caption:	Discuss and approve the installation of a memorial display at Hero's Overlook to honor the seven lives lost during Hurricane Helene in Augusta-Richmond County, Georgia. (Requested by Mayor Johnson)
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



Administrative Services Committee

August 26, 2025

Revitalization Plan for the Turpin Hill area

Department:	N/A
Presenter:	N/A
Caption:	Receive an update on the Revitalization plan for the Turpin Hill area in connection to GICH. (Requested by Commissioner Stacy Pulliam)
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



Administrative Services Committee Meeting

August 26, 2025

Minutes

Department:	N/A
Presenter:	N/A
Caption:	Motion to approve the minutes of the August 12, 2025 Administrative 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